

AGENDA

FOR A REGULAR MEETING OF THE AMARILLO CITY COUNCIL TO BE HELD ON TUESDAY, SEPTEMBER 18, 2018 AT 1:00 P.M., CITY HALL, 509 SOUTHEAST 7th AVENUE, COUNCIL CHAMBER ON THE THIRD FLOOR OF CITY HALL, AMARILLO, TEXAS.

Please note: *The City Council may take up items out of the order shown on any Agenda. The City Council reserves the right to discuss all or part of any item in an executive session at any time during a meeting or work session, as necessary and allowed by state law. Votes or final decisions are made only in open Regular or Special meetings, not in either a work session or executive session.*

INVOCATION: Davlyn Duesterhaus, BSA Staff Chaplain

PROCLAMATION: Bishop James Martin Mims

1. City Council will discuss or receive reports on the following current matters or projects.
 - A. Review agenda items for regular meeting and attachments;
 - B. Policy Governance Leadership Discussions with Bob Schroeder;
 - C. Reports and updates from City Councilmembers serving on outside boards:
Beautification and Public Arts Advisory Board;
Buy the Way Campaign; and
 - D. Consider future Agenda items and request reports from City Manager.

2. **CONSENT ITEMS:**

It is recommended that the following items be approved and that the City Manager be authorized to execute all documents necessary for each transaction:

THE FOLLOWING ITEMS MAY BE ACTED UPON BY ONE MOTION. NO SEPARATE DISCUSSION OR ACTION ON ANY OF THE ITEMS IS NECESSARY UNLESS DESIRED BY A COUNCILMEMBER, IN WHICH EVENT THE ITEM SHALL BE CONSIDERED IN ITS NORMAL SEQUENCE AFTER THE ITEMS NOT REQUIRING SEPARATE DISCUSSION HAVE BEEN ACTED UPON BY A SINGLE MOTION.

- A. **MINUTES:**
Approval of the City Council minutes for the meetings held on September 11, 2018.

- B. **ORDINANCE NO. 7752:**
(Contact: Kelley Shaw, Development Customer Service Coordinator)
This is the second and final reading of an ordinance assessing against each parcel of the property in the Heritage Hills Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Heritage Hills PID Advisory Board met August 30, 2018 to review the proposed FY 2018/19 budget and service plan. The Heritage Hills PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$63,755. The Board recommends maintaining property owner assessment rates of \$0.08 per square foot. This will result in assessments totaling \$160,784. This decision was made in order to cover all operating costs as well as build up an operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Heritage Hills PID. Attached is the Heritage Hills Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

C. **ORDINANCE NO. 7753:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

This is the second and final reading of an ordinance assessing against each parcel of property in the Town Square Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Town Square PID Advisory Board met August 30, 2018 to review the proposed FY 2018/19 budget and service plan. The Town Square PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$83,043. The Board recommends property owner assessment rates remain at \$0.1111 per square foot. This will result in assessments totaling \$166,164. This decision was made in order to cover all operating costs as well as build up an operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Town Square PID. Attached is the Town Square Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

D. **ORDINANCE NO. 7754:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

This is the second and final reading of an ordinance assessing against each parcel of property in the Point West Public Improvement District (PID), which is allocated based on the percentage of total square footage owned within the PID, must be approved on an annual basis. The City Council has yet to establish a new Point West PID Advisory Board as there have been no nominations from the Developer or property owners coming forth to show interest in serving. The Developer of Point West Business Park is currently communicating with Point West PID property owners to recruit nominations and has communicated with Development Services staff that there will be the appropriate number of property owners submitting their Board Interest forms by the end of September in order to be appointed by City Council at the appropriate time.

Development Services staff has contacted property owners within the PID regarding the proposed budget and service plan and have received no negative comments. The Developer has stated that last year's assessment rate is adequate and that no assessment increase is necessary for the 2018/19 budget and service plan. The Point West PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$26,068. As mentioned above, the current assessment level remains adequate for all expenses and operating reserve and totals \$52,000.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Point West PID. Attached is the Point West Public Improvement District Fiscal Year 2017/18 budget, service plan, and associated ordinance and exhibit.

E. **ORDINANCE NO. 7755:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

This is the second and final reading of an ordinance assessing against each parcel of property in the Vineyards Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Vineyards PID Advisory Board met July 25, 2018 to review the proposed FY 2018/19 budget and service plan. The Vineyards PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$3,738. The Board recommends keeping property owner assessment rates at \$50 per lot. This will result in assessments totaling \$7,950. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Vineyards PID. Attached is the Vineyards Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

F. **ORDINANCE NO. 7756:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

This is the second and final reading of an ordinance assessing against each parcel of property in the Quail Creek Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Quail Creek PID Advisory Board met August 29, 2018 to review the proposed FY 2018/19 budget and service plan. The Quail Creek PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$7,047. The Board recommends keeping property owner assessment rates at \$350 per lot. This will result in assessments totaling \$10,150. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Quail Creek PID. Attached is the Quail Creek Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

G. **ORDINANCE NO. 7757:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

This is the second and final reading of an ordinance assessing against each parcel of property in the Tutbury Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Tutbury PID Advisory Board met September 4, 2018 to review the proposed FY 2018/19 budget and service plan. The Tutbury PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$9,494. The Board recommends keeping property owner assessment rates at \$679 per lot. This will result in assessments totaling \$16,296. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Tutbury PID. Attached are the Tutbury Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

H. **ORDINANCE NO. 7758:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

This is the second and final reading of an ordinance assessing against each parcel of property in the Colonies Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Colonies PID Advisory Board met September 4, 2018 to review the proposed FY 2018/19 budget and service plan. The Colonies PID budget projects total maintenance, operation and debt service expenses for FY 2018/19 to be \$832,168. The Board recommended unanimously to maintaining the property owner assessment rates at \$0.10 per square foot. This will result in assessments totaling \$911,889. This decision was made in order to continue to cover all operating costs as well as an additional \$205,884 annual debt service payment resulting from a \$3 million bond issuance to reimburse the developer for improvement costs.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Colonies PID. Attached is the Colonies Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

I. **ORDINANCE NO. 7759:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

This is the second and final reading of an ordinance assessing against each parcel of property in the Greenways Public Improvement District (PID), determined by the placement of the lot within the neighborhood, must be approved on an annual basis. The Greenways PID Advisory Board met August 27, 2018 to review the proposed FY 2018/19 budget and service plan. The Greenways PID budget projects total maintenance, operation and debt service expenses for FY 2018/19 to be \$618,125. The Board recommends maintaining property owner assessment rates at \$720 for type A lots, \$600 for type B lots, \$864 for type D lots, and \$1,800 per acre for commercial property. This will result in assessments totaling \$643,362. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Greenways PID. Attached is the Greenways Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

J. **ORDINANCE NO. 7760:**

(Contact: Cris Valverde, Planning & Development Services Assistant Director)

This is the second and final reading of an ordinance rezoning a 3.82 acre tract of unplatted land out in Section 43, Block 9, BS&F Survey, Potter County, Texas plus one-half of all bounding streets, alleys, and public ways to change from Agricultural District (A) to General Retail District (GR). (Vicinity: Outlook Drive and Research Street.)

K. **APPROVAL -- LIQUID OXYGEN AND STORAGE SYSTEM ANNUAL CONTRACT RENEWAL AGREEMENT:**

(Contact: Jonathan Gresham, Interim Director of Utilities)

Westair Gas & Equipment, LP -- \$119,457.00

This item is the annual contract for liquid oxygen, industrial grade for production of Ozone used for drinking water treatment. This is an effective disinfectant to ensure clean water is supplied to City of Amarillo customers. City leases the maintenance and storage of a 9,000 gallon tank used to store liquid oxygen.

L. **CONSIDER – CHANGE ORDER NO. 3 – SEWER MAIN RELOCATION HOLLYWOOD ROAD FROM BELL STREET TO COULTER STREET:**

(Contact: Kyle Schniederjan, Capital Projects & Development Engineering)

Current Change Order \$164,940.00

This item is for work which includes excavation, removal of existing pipe, and compaction of existing sanitary sewer main trench near Hollywood Road and Coulter Street. The original design calls for this existing sewer main to be abandoned in place and a new sewer line installed outside of the proposed new Loop 335. It was determined that the existing trench is failing and is not compacted to a level that will allow the construction of Loop 335 over the top. Change Order No. 3 is required to re-compact an existing utility trench within the area TxDOT is expanding Loop 335. Since the trench needs to be excavated prior to re-compaction, it is more economical to remove the existing pipe instead of abandoning it in place, as originally planned.

Original Contract:	\$	4,504,294.00
Previous Change Orders:	\$	111,898.00
Current Change Order:	\$	164,940.00
Revised Contract Total:	\$	4,781,132.00

M. **CONSIDER – AMENDMENT TO AGREEMENT FOR PROFESSIONAL SERVICES:**

(Contact: Kyle Schniederjan, Capital Projects & Development Engineering)

Brandt Engineers Group -- \$19,425.00

The Agreement for Professional Services, associated with RFQ 03-16 and approved by City Council on February 23, 2016, is to provide Design, Bidding, Construction, Closeout, and Resident Project Representative (RPR) Phase services for the relocation of water and sewer utilities in the vicinity of the I-27/Loop 335 highway construction project. It was determined that the pre-existing trench is failing and a change order with the construction contractor is being proposed. The additional professional services are to manage the change order work.

Original Contract:	\$	411,820.00
Previous Amendments:	\$	259,460.00
Current Amendment:	\$	19,425.00
Revised Contract Total:	\$	690,705.00

3. **NON-CONSENT ITEMS:**

A. **ORDINANCE NO. 7761:**

(Contact: Michelle Bonner, Deputy City Manager)

This is the second and final reading of an ordinance adopting the City of Amarillo budget for the 2018/2019 fiscal year. This budget allows for the City to continue providing effective public services, programs and assistance to Amarillo residents in the upcoming year.

B. **ORDINANCE NO. 7762:**

(Contact: Michelle Bonner, Deputy City Manager)

This is the second and final reading of an ordinance approving the City of Amarillo tax roll, setting an ad valorem property tax rate and levying a tax on all property subject to taxation within the City for the 2018 tax year. This ordinance establishes an ad valorem tax rate of \$0.32698 per \$100.00 property valuation for City maintenance and operations expenses and \$0.04140 per \$100.00 property valuation for existing debt expenses resulting in a total ad valorem rate of \$0.36838 per \$100.00 property valuation.

THIS TAX RATE WILL RAISE MORE TAXES FOR MAINTENANCE AND OPERATIONS THAN LAST YEAR'S TAX RATE. THE TAX RATE WILL EFFECTIVELY BE RAISED BY 1.80 PERCENT AND WILL RAISE TAXES FOR MAINTENANCE AND OPERATIONS ON A \$100,000 HOME BY APPROXIMATELY \$0.00.

C. **RATIFICATION – CITY OF AMARILLO TAX RATE AND BUDGET:**

Pursuant to the terms of Tex. Loc. Gov. Code, Sec. 102.007(c), the City Council is required to take a separate ratification vote on the tax rate when the adopted budget requires more property tax revenue than did the previous year's budget.

D. **EXECUTIVE SESSION:**

City Council may convene in Executive Session to receive reports on or discuss any of the following pending projects or matters:

(1) Section 551.071 – Consult with Attorney about pending or contemplated litigation or settlement of same. Consult with the attorney on a matter in which the attorney's duty to the governmental body under the Texas Disciplinary Rules of Professional Conduct conflicts with this chapter.

(a) Potter County, Cause # 107298-B-CV, Smith et al. v. Nelson, et. al.

Amarillo City Hall is accessible to individuals with disabilities through its main entry on the south side (Southeast 7th Avenue) of the building. An access ramp leading to the main entry is located at the southwest corner of the building. Parking spaces for individuals with disabilities are available in the south parking lot. City Hall is equipped with restroom facilities, communications equipment and elevators that are accessible. Individuals with disabilities who require special accommodations or a sign language interpreter must contact the City Secretary's Office 48 hours prior to meeting time by telephoning 378-3013 or the City TDD number at 378-4229.

Posted this 14th day of September 2018.

Regular meetings of the Amarillo City Council stream live on Cable Channel 10 and are available online at:

<http://amarillo.gov/city-hall/city-government/view-city-council-meetings>

Archived meetings are also available.

STATE OF TEXAS
COUNTIES OF POTTER
AND RANDALL
CITY OF AMARILLO



On the 11th day of September 2018, the Amarillo City Council met at 7:00 a.m. for a regular meeting in the Council Chamber located on the third floor of City Hall at 509 Southeast 7th Avenue, with the following members present:

GINGER NELSON
ELAINE HAYS
FREDA POWELL
HOWARD SMITH

MAYOR
COUNCILMEMBER NO. 1
COUNCILMEMBER NO. 2
COUNCILMEMBER NO. 4

Absent was Councilmember Eddy Sauer. Also in attendance were the following administrative officials:

JARED H. MILLER
MICHELLE BONNER
BRYAN MCWILLIAMS
STEPHANIE COGGINS
FRANCES HIBBS

CITY MANAGER
DEPUTY CITY MANAGER
CITY ATTORNEY
ASSISTANT TO THE CITY MANAGER
CITY SECRETARY

ITEM 1: This item was presented by Laura Storrs, Finance Director. Ms. Storrs stated the budget and tax rate ordinances would have first reading this afternoon at 1:00 p.m. and the second readings on September 18. Mayor Nelson opened a public hearing. There were no comments. Mayor Nelson closed the public hearing.

ITEM 2: Mayor Nelson presented the first reading of an ordinance and assessment against each parcel of property in the Heritage Hills Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Heritage Hills PID Advisory Board met August 30, 2018 to review the proposed FY 2018/19 budget and service plan. The Heritage Hills PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$63,755. The Board recommends maintaining property owner assessment rates of \$0.08 per square foot. This will result in assessments totaling \$160,784. This decision was made in order to cover all operating costs as well as build up an operating reserve. This item was presented by Kelley Shaw, Development Customer Service Coordinator. Mayor Nelson opened a public hearing. There were no comments and the public hearing was closed. Motion was made by Councilmember Powell, seconded by Councilmember Hays, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7752

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE HERITAGE HILLS PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING SAVINGS AND SEVERABILITY CLAUSES; PROVIDING A REPEALER CLAUSE; PROVIDING FOR PENALTIES AND AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell and Smith; voting NO were none; the motion carried by a 4:0 vote of the Council.

ITEM 3: Mayor Nelson presented the first reading of an ordinance and assessment against each parcel of property in the Town Square Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Town Square PID Advisory Board met August 30, 2018 to review the proposed FY 2018/19 budget and service plan. The Town Square PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$83,043. The Board recommends property owner assessment rates remain at \$0.1111 per square foot. This will result in assessments totaling \$166,164. This decision was made in order to cover all operating costs as well as build up an operating reserve. This item was presented by Kelley Shaw, Development Customer Service Coordinator. Mayor Nelson opened a public hearing. There were no comments and the public hearing was closed. Motion was made by Councilmember Powell, seconded by Councilmember Hays, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7753

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE TOWN SQUARE PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING SAVINGS AND SEVERABILITY CLAUSES; PROVIDING A REPEALER CLAUSE; PROVIDING FOR PENALTIES AND AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell and Smith; voting NO were none; the motion carried by a 4:0 vote of the Council.

ITEM 4: Mayor Nelson presented the first reading of an ordinance and assessment against each parcel of property in the Point West Public Improvement District (PID), which is allocated based on the percentage of total square footage owned within the PID, must be approved on an annual basis. The City Council has yet to establish a new Point West PID Advisory Board as there have been no nominations from the Developer or property owners coming forth to show interest in serving. The Developer of Point West Business Park is currently communicating with Point West PID property owners to recruit nominations and has communicated with Development Services staff that there will be the appropriate number of property owners submitting their Board Interest forms by the end of September in order to be appointed by City Council at the appropriate time. This item was presented by Kelley Shaw, Development Customer Service Coordinator. Mayor Nelson opened a public hearing. James Schenck, 6216 Gainsborough Street, inquired about the board members and how the assessment was set. There were no further comments and the public hearing was closed. Motion was made by Councilmember Powell, seconded by Councilmember Smith, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7754

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE POINT WEST PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE

PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING SAVINGS AND SEVERABILITY CLAUSES; PROVIDING A REPEALER CLAUSE; PROVIDING FOR PENALTIES AND AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell and Smith; voting NO were none; the motion carried by a 4:0 vote of the Council.

ITEM 5: Mayor Nelson presented the first reading of an ordinance and assessment against each parcel of property in the Vineyards Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Vineyards PID Advisory Board met July 25, 2018 to review the proposed FY 2018/19 budget and service plan. The Vineyards PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$3,738. The Board recommends keeping property owner assessment rates at \$50 per lot. This will result in assessments totaling \$7,950. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve. This item was presented by Kelley Shaw, Development Customer Service Coordinator. Mayor Nelson opened a public hearing. There were no comments and the public hearing was closed. Motion was made by Councilmember Powell, seconded by Councilmember Hays, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7755

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE VINEYARDS PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING SAVINGS AND SEVERABILITY CLAUSES; PROVIDING A REPEALER CLAUSE; PROVIDING FOR PENALTIES AND AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell and Smith; voting NO were none; the motion carried by a 4:0 vote of the Council.

ITEM 6: Mayor Nelson presented the first reading of an ordinance and assessment against each parcel of property in the Quail Creek Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Quail Creek PID Advisory Board met August 29, 2018 to review the proposed FY 2018/19 budget and service plan. The Quail Creek PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$7,047. The Board recommends keeping property owner assessment rates at \$350 per lot. This will result in assessments totaling \$10,150. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve. This item was presented by Kelley Shaw, Development Customer Service Coordinator. Mayor Nelson opened a public

hearing. There were no comments and the public hearing was closed. Motion was made by Councilmember Powell, seconded by Councilmember Smith, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7756

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE QUAIL CREEK PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING SAVINGS AND SEVERABILITY CLAUSES; PROVIDING A REPEALER CLAUSE; PROVIDING FOR PENALTIES AND AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell and Smith; voting NO were none; the motion carried by a 4:0 vote of the Council.

ITEM 7: Mayor Nelson presented the first reading of an ordinance and assessment against each parcel of property in the Tutbury Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Tutbury PID Advisory Board met September 4, 2018 to review the proposed FY 2018/19 budget and service plan. The Tutbury PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$9,494. The Board recommends keeping property owner assessment rates at \$679 per lot. This will result in assessments totaling \$16,296. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve. This item was presented by Kelley Shaw, Development Customer Service Coordinator. Mayor Nelson opened a public hearing. There were no comments and the public hearing was closed. Motion was made by Councilmember Powell, seconded by Councilmember Hays, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7757

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE TUTBURY PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING SAVINGS AND SEVERABILITY CLAUSES; PROVIDING A REPEALER CLAUSE; PROVIDING FOR PENALTIES AND AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell and Smith; voting NO were none; the motion carried by a 4:0 vote of the Council.

ITEM 8: Mayor Nelson presented the first reading of an ordinance and assessment against each parcel of property in the Colonies Public Improvement District (PID),

determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Colonies PID Advisory Board met September 4, 2018 to review the proposed FY 2018/19 budget and service plan. The Colonies PID budget projects total maintenance, operation and debt service expenses for FY 2018/19 to be \$832,168. The Board recommended unanimously to maintaining the property owner assessment rates at \$0.10 per square foot. This will result in assessments totaling \$911,889. This decision was made in order to continue to cover all operating costs as well as an additional \$205,884 annual debt service payment resulting from a \$3 million bond issuance to reimburse the developer for improvement costs. This item was presented by Kelley Shaw, Development Customer Service Coordinator. Mayor Nelson opened a public hearing. James Schenck, 6216 Gainsborough Street, was concerned about the debt the PID was holding. Laura Storrs stated there are four debt issuances in regard to this PID and they are required to present a 5-year plan. There were no further comments and the public hearing was closed. Motion was made by Councilmember Powell, seconded by Councilmember Smith, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7758

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE COLONIES PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING SAVINGS AND SEVERABILITY CLAUSES; PROVIDING A REPEALER CLAUSE; PROVIDING FOR PENALTIES AND AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell and Smith; voting NO were none; the motion carried by a 4:0 vote of the Council.

ITEM 9: Mayor Nelson presented the first reading of an ordinance and assessment against each parcel of property in the Greenways Public Improvement District (PID), determined by the placement of the lot within the neighborhood, must be approved on an annual basis. The Greenways PID Advisory Board met August 27, 2018 to review the proposed FY 2018/19 budget and service plan. The Greenways PID budget projects total maintenance, operation and debt service expenses for FY 2018/19 to be \$618,125. The Board recommends maintaining property owner assessment rates at \$720 for type A lots, \$600 for type B lots, \$864 for type D lots, and \$1,800 per acre for commercial property. This will result in assessments totaling \$643,362. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve. This item was presented by Kelley Shaw, Development Customer Service Coordinator. Mayor Nelson opened a public hearing. There were no comments and the public hearing was closed. Motion was made by Councilmember Powell, seconded by Councilmember Hays, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7759

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE GREENWAYS PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS

ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING SAVINGS AND SEVERABILITY CLAUSES; PROVIDING A REPEALER CLAUSE; PROVIDING FOR PENALTIES AND AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 10: Mayor Nelson presented the first reading of an ordinance rezoning a 3.82 acre tract of unplatted land out in Section 43, Block 9, BS&F Survey, Potter County, Texas plus one-half of all bounding streets, alleys, and public ways to change from Agricultural District (A) to General Retail District (GR). (Vicinity: Outlook Drive and Research Street.) This item was presented by Cris Valverde, Planning & Development Services Assistant Director. Mayor Nelson opened a public hearing. There were no comments and the public hearing was closed. Motion was made by Councilmember Powell, seconded by Councilmember Smith, that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7760

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 OUTLOOK DRIVE AND RESEARCH DRIVE, POTTER COUNTY, TEXAS; PROVIDING A SAVINGS CLAUSE, AND PROVIDING A REPEALER CLAUSE, AND PROVIDING AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell and Smith; voting NO were none; the motion carried by a 4:0 vote of the Council.

ATTEST:

Frances Hibbs, City Secretary

Ginger Nelson, Mayor

STATE OF TEXAS
COUNTIES OF POTTER
AND RANDALL
CITY OF AMARILLO

On the 11th day of September 2018, the Amarillo City Council met at 12:00 p.m. for a work session which was in the Council Chamber located on the third floor of City Hall at 509 Southeast 7th Avenue, with the following members present:

ELAINE HAYS
FREDA POWELL
EDDY SAUER
HOWARD SMITH

COUNCILMEMBER NO. 1
COUNCILMEMBER NO. 2
COUNCILMEMBER NO. 3
COUNCILMEMBER NO. 4

Absent was Mayor Ginger Nelson. Also in attendance were the following administrative officials:

JARED MILLER
MICHELLE BONNER
BRYAN MCWILLIAMS
STEPHANIE COGGINS
FRANCES HIBBS

CITY MANAGER
DEPUTY CITY MANAGER
CITY ATTORNEY
ASSISTANT TO THE CITY MANAGER
CITY SECRETARY

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

PUBLIC COMMENT

Noah Dawson, 1133 Sugarloaf Drive, inquired if Council rushed prematurely over changing the public comments and meeting times. James Schenck, 6216 Gainsborough Road, stated he was concerned about all the changes that have occurred: no longer broadcasting public comment and the pending petitions and lawsuits. Michael Ford, 5600 Bell Street, stated he was aware of the open meetings laws, and there was a narrow provision that did not require the recording of a meeting if it was a work session. Mike Fisher, 4410 Van Kriston Drive, inquired as to the definition of personal attack. He further requested the problems behind his home be put on an agenda. Claudette Smith, 4410 Van Kriston Drive, stated by not airing the public comment it was preventing the rest of Amarillo to know what was going on at City Hall. Jill Humphrey, 7714 Pineridge Drive, stated there were a lot of changes being made at the AM&W and Humane Society. There is also a lack of communication. Jerri Glover, 5707 Berget Drive, presented a quote from Robert Kennedy. She further stated by not recording the public comment, comments are being placed in the hands of social media. Gary Prescott, 10101 I-40 West, stated he was forced to sign easement documents on his property on Helium Road and Amarillo Boulevard. Nathan Smith, 501 Fescue Avenue, signed up to speak but did not appear. There were no further comments.

ATTEST:

Frances Hibbs, City Secretary

Elaine Hays, Mayor Pro Tem

STATE OF TEXAS
COUNTIES OF POTTER
AND RANDALL
CITY OF AMARILLO

On the 11th day of September 2018, the Amarillo City Council met at 1:00 p.m. for a regular meeting held in the Council Chamber located on the third floor of City Hall at 509 Southeast 7th Avenue, with the following members present:

GINGER NELSON
ELAINE HAYS
FREDA POWELL
EDDY SAUER
HOWARD SMITH

MAYOR
COUNCILMEMBER NO. 1
COUNCILMEMBER NO. 2
COUNCILMEMBER NO. 3
COUNCILMEMBER NO. 4

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

JARED MILLER
MICHELLE BONNER
BRYAN MCWILLIAMS
STEPHANIE COGGINS
FRANCES HIBBS

CITY MANAGER
DEPUTY CITY MANAGER
CITY ATTORNEY
ASSISTANT TO THE CITY MANAGER
CITY SECRETARY

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

The invocation was given by Jamie Beckham-George. The "National Anthem" was sung by Sara Beckham-Turner.

Proclamations were presented for "Johnson Chapel African Methodist Episcopal Church" and "Constitution Week."

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

ITEM 1:

A. Discuss format and structure of Council Meetings.

Councilmember Sauer provided a list of the top 30 Texas cities and when their council meetings are held and their frequency. He stated changing to every other week meetings would require a City Charter change. He proposed every other week work sessions and regular sessions. Councilmember Sauer inquired about the process for staff to get ready for an agenda. Mr. Miller replied the day after a meeting there is a debriefing and assignments or requests from Council, and correctly documenting items that are approved. The following meeting's agenda is reviewed with the Mayor and staff. On Monday mornings there is a final run through to address any questions addressed by Council, and to make sure staff is prepared to answer questions prior to the meeting. All the experts are in the room and during Council meetings. Councilmember Sauer inquired about time savings. Mr. Miller replied compressing more items with less travel time would save time. Councilmember Sauer suggested Council consider additional changes after the 7:00 a.m. meetings, and when things settle down to discuss bifurcating the meetings to be more productive.

Mayor Nelson stated she appreciated Councilmember Sauer's work on this item. She liked to make decisions from facts presented. She further stated Council should try to digest the information provided. Councilmember Smith inquired if Councilmember Sauer was available in the mornings. Councilmember Sauer replied afternoons were best for him, but he would do what was best for Amarillo. Mayor Nelson stated best practice was efficiency of our meetings, and forcing Council to think more on policy and less operations.

Councilmember Hays stated the data reflects the majority of cities are every other week, and it was almost unanimous in allowing for a 3-minute public comment timeframe. Councilmember Powell stated she would like to hear citizens' comments on the start time for public comment and regular meetings. Councilmember Hays asked the City Attorney to clarify the options in regard to the City Charter. Bryan McWilliams replied the City Charter allows for freedom to structure meetings the way Council chooses.

- B. Consider future Agenda items and request reports from City Manager.
There were no items presented.

CONSENT ACTION ITEMS

ITEM 2: Mayor Nelson presented the consent agenda and asked if any item should be removed for discussion or separate consideration. Motion was made by Councilmember Powell, seconded by Councilmember Smith.

- A. **MINUTES:**
Approval of the City Council minutes for the meetings held on September 4, 2018.
- B. **ACCEPTANCE – HIV PREVENTION GRANT AMENDMENT:**
(Contact: Casie Stoughton, Public Health Director)
Grant Amount: Additional funding \$105,125 Total award \$315,375
Grantor: Texas Department of State Health Services

This item accepts the award from the Texas Department of State Health Services from January 1, 2019 thru June 30, 2019 to continue funding for the HIV Prevention Program in the public health department.
- C. **ACCEPTANCE – REFUGEE MEDICAL SCREENING GRANT:**
(Contact: Casie Stoughton, Public Health Director)
Grant Amount -- \$263,096.56
Grantor: U.S. Committee for Refugees and Immigrants
This item accepts the award from the U.S. Committee for Refugees and Immigrants from October 1, 2018 thru September 30, 2019 to continue health screening services for refugees resettled in Potter/Randall county.
- D. **CONSIDER APPROVAL OF FAA AIP GRANT NO. 3-48-0007-043-2018, WITH THE FEDERAL AVIATION ADMINISTRATION FOR 90% FUNDING OF THE FOLLOWING FOUR CAPITAL IMPROVEMENT PROJECTS AT THE RICK HUSBAND AMARILLO INTERNATIONAL AIRPORT:**
(Contact: Michael Conner, Director of Aviation)
1. Airfield Electrical Upgrades
2. Runway 13/31 and Taxiway K and associated Taxiway Joint Seal Replacement
3. Upgrade CCTV and Access Control System
4. Pavement Condition Index Inspection and Pavement Management Plan Update
- E. **CONSIDER: APPROVAL OF OTHER TRANSACTION AGREEMENT (OTA) NO. 70T04018T9CAP1040, WITH THE DEPARTMENT OF HOMELAND SECURITY TRANSPORTATION SECURITY ADMINISTRATION:**
(Contact: Michael W. Conner: Director of Aviation)
The OTA outlines 100% reimbursement funding for design and bid award services for the Checked Baggage Inspection System (CBIS) recapitalization project at the Rick Husband Amarillo International Airport.
- F. **CONSIDER: TASK ORDER 28 BETWEEN RS&H, INC. AND THE RICK HUSBAND AMARILLO INTERNATIONAL AIRPORT FOR DESIGN AND CONSTRUCTION SERVICES IN THE AMOUNT OF \$207,502.00:**
(Contact: Michael W. Conner: Director of Aviation)
This Task Order includes design services related to understanding the need to potentially modify the existing inline Checked Baggage Inspection

System. The system utilizes Explosive Detection Systems via CTX machines. The CTX machines have been selected by TSA for recapitalization. TSA will purchase the new machines but need the design elements to make sure the cutover is appropriate and other improvements are outlined prior to construction.

G. CONSIDER APPROVAL OF THE COMMUNICATIONS SYSTEM AGREEMENT WITH HIGHLAND PARK INDEPENDENT SCHOOL DISTRICT:

(Contact: Kevin Starbuck, Assistant City Manager)

This agreement will authorize Highland Park Independent School District to operate on the City of Amarillo NEXGEN Radio Communications System with applicable infrastructure support fees assessed per the agreement.

H. CONSIDER APPROVAL OF THE FY2019 CONTRACT AMENDMENT FOR WOMEN, INFANTS, AND CHILDREN (WIC) NUTRITION PROGRAM SERVICES:

(Contact: Margaret Payton, WIC Director)

This item is a contract amendment to provide an amount not to exceed \$1,517,760 of reimbursement from the State Department of Health and Human Services (HHSC) for WIC nutrition program services. The FY2019 contract period is from October 1, 2018 through September 30, 2019.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

NON-CONSENT ITEMS

ITEM 3A: Mayor Nelson presented the first reading of an ordinance adopting the City of Amarillo budget for the 2018/2019 fiscal year. This budget allows for the City to continue providing effective public services, programs and assistance to Amarillo residents in the upcoming year. This item was presented by Stephanie Coggins, Assistant to the City Manager. Councilmember Powell motioned to adopt Ordinance No. 7761, adopting the budget for the fiscal year October 1, 2018, through September 30, 2019, for the City of Amarillo. It was seconded by Councilmember Smith and the following captioned ordinance passed on first reading:

ORDINANCE NO. 7761

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AMARILLO, ADOPTING THE BUDGET FOR THE FISCAL YEAR OCTOBER 1, 2018, THROUGH SEPTEMBER 30, 2019, FOR THE CITY OF AMARILLO; APPROPRIATING MONEY FOR THE VARIOUS FUNDS AND PURPOSES OF SUCH BUDGET; AMENDING VARIOUS TERMS AND PROVISIONS OF THE AMARILLO MUNICIPAL CODE TO ADD, MODIFY, INCREASE, OR DELETE VARIOUS FEES AND RATES; CHAPTER 8-5, ARTICLE IV, CONCERNING CERTAIN ENVIRONMENTAL HEALTH FEES; CHAPTERS 12-1 AND 12-4 CONCERNING PARK AND RECREATION FEES; CHAPTERS 18-2, 18-3, AND 18-4, CONCERNING VARIOUS WATER AND SEWER RATES; PROVIDING A SAVINGS AND SEVERABILITY CLAUSE; REPEALING ALL ORDINANCES AND APPROPRIATIONS IN CONFLICT; PROVIDING AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 3B: Mayor Nelson presented the first reading an ordinance approving the City of Amarillo tax roll, setting an ad valorem property tax rate and levying a tax on all property subject to taxation within the City for the 2018 tax year. This ordinance establishes an ad valorem tax rate of \$0.32698 per \$100.00 property valuation for City maintenance and operations expenses and \$0.04140 per \$100.00 property valuation for existing debt expenses resulting in a total ad valorem rate of \$0.36838 per \$100.00 property valuation. This tax rate will raise more taxes for maintenance and operations than last year's tax rate. The tax rate will effectively be raised by 1.80 percent and will raise taxes for maintenance and operations on a \$100,000 home by approximately \$0.00. This item was presented by Michelle Bonner, Deputy City Manager. Councilmember Powell moved that

the property tax rate be increased by the adoption of a tax rate of \$0.36838, which is effectively a 1.80% increase in the tax rate. The motion was seconded by Councilmember Smith and the following captioned ordinance passed on first reading:

ORDINANCE NO. 7762

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AMARILLO, TEXAS: APPROVING TAX ROLL; SETTING THE TAX RATE AND LEVYING A TAX UPON ALL PROPERTY SUBJECT TO TAXATION WITHIN THE CITY OF AMARILLO FOR THE TAX YEAR 2018; ESTABLISHING AN EFFECTIVE DATE; REPEALING CONFLICTING ORDINANCES.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 3C: Mayor Nelson stated this item authorized the City Manager to set performance targets to be used in the preparation of an asset management plan that describes the physical assets funded with federal assistance. The TAMP describes the existing condition and the strategy for preserving ACT assets and is required as a condition of federal funding. ACT incorporated the adopted performance targets in preparation of the FY18/19 budget request. The TAMP covers four years, and will be updated at least every two years, or as needed. The TAMP includes:

1. An inventory for all assets used in the provision of public transportation.
2. A condition assessment of capital assets.
3. A management approach to preserve and replace assets.
4. Investment prioritization to accomplish the management targets.

This plan must be approved by October 1, 2018 to be in compliance with requirements. This item was presented by Brianna Mills. Mayor Nelson opened the public hearing. There were no comments. Mayor Nelson closed the public hearing. Motion was made by Councilmember Powell, seconded by Councilmember Smith, to authorize the City Manager to submit this plan.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 3D: Mayor Nelson presented a resolution approving the 2018/2019 Budget for the Amarillo-Potter Events Venue District. This budget is funded through a 5% car rental tax and a 2% hotel occupancy tax. The Amarillo-Potter Events Venue District operates and maintains voter approved entertainment venues within the City. This budget is recommended for approval by the Amarillo Potter Events Venue District Board. This item was presented by Michelle Bonner, Deputy City Manager. Motion was made by Councilmember Powell, seconded by Councilmember Sauer, that the following captioned resolution be passed:

RESOLUTION NO. 09-11-18-1

A RESOLUTION OF THE CITY OF AMARILLO, TEXAS: APPROVING THE PROPOSED OPERATING BUDGET FOR THE FISCAL YEAR 2018-2019 FOR THE AMARILLO POTTER EVENT VENUE DISTRICT.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 3E: Mayor Nelson presented a resolution approving the 2018/2019 fiscal year budget and associated program of services for the Amarillo Hospital District (AHD). This budget is recommended for approval by the AHD Board of Managers. This item was presented by Michelle Bonner, Deputy City Manager. Motion was made by Councilmember Powell, seconded by Councilmember Hays, that the following captioned resolution be passed:

RESOLUTION NO. 09-11-18-2

A RESOLUTION OF THE CITY OF AMARILLO, TEXAS: ADOPTING THE BUDGET OF THE AMARILLO HOSPITAL DISTRICT FOR THE FISCAL YEAR OCTOBER 1, 2018, TO SEPTEMBER 30, 2019.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 3F: Mayor Nelson presented a resolution approving the 2018/2019 fiscal year budget for the Amarillo Convention and Visitor Council. This item was presented by Gary Molberg and Dan Quandt. Motion was made by Councilmember Powell, seconded by Councilmember Hays, that the following captioned resolution be passed:

RESOLUTION NO. 09-11-18-3
A RESOLUTION OF THE CITY OF AMARILLO, TEXAS: APPROVING
EXPENDITURE OF HOTEL OCCUPANCY TAX REVENUE BY THE
AMARILLO CONVENTION AND VISITOR COUNCIL FOR THE FISCAL
YEAR OCTOBER 1, 2018 TO SEPTEMBER 30, 2019.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 3G: Mr. McWilliams advised at 2:39 p.m. that the City Council would convene in Executive Session per Texas Government Code (1) Section 551.072 – Discuss the purchase, exchange, lease, sell, or value of real property and public discussion of such would not be in the best interests of the City's bargaining position. a) City Economic Development Project #18-06 in the vicinity of English Road and East Amarillo Boulevard. (2) Section 551.087 – Deliberation regarding economic development negotiations; discussion of commercial or financial information received from an existing business or business prospect with which the City is negotiating for the location or retention of a facility, or for incentives the City is willing to extend, or financial information submitted by same: (a) City Economic Development Project #18-06 in the vicinity of English Road and East Amarillo Boulevard.

Mr. McWilliams announced that the Executive Session was adjourned at 2:51 p.m. and recessed the Regular Meeting.

ATTEST:

Frances Hibbs, City Secretary

Ginger Nelson, Mayor



Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Second and final reading to consider an ordinance to levy an assessment on property within the Heritage Hills Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Heritage Hills Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Heritage Hills PID Advisory Board met August 30, 2018 to review the proposed FY 2018/19 budget and service plan. The Heritage Hills PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$63,755. The Board recommends maintaining property owner assessment rates of \$0.08 per square foot. This will result in assessments totaling \$160,784. This decision was made in order to cover all operating costs as well as build up an operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Heritage Hills PID. Attached is the Heritage Hills Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget (and 5-year service plan) discussed above have been reviewed and unanimously recommended for approval by the Heritage Hills PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Heritage Hills PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this request.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 77152

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE HERITAGE HILLS PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Heritage Hills Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, The City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property;

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Heritage Hills Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-

manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2018-2019 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law, and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2018-2019 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2018; and PASSED on Second and Final Reading on this _____ day of _____, 2018.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT
Heritage Hills Public Improvement District
Fiscal Year 2018-2019

A. The boundaries of the Heritage Hills Public Improvement District are as follows:

Vicinity- north of Hollywood Road, east of Helium Road, south of Arden Road and west of Soncy Rd/Loop 335.

A 590.93 acre tract of land located in Section 65, Block 9, BS&F Survey, Randall County, Texas being a portion of a 662.34 acre tract whose warranty deed is recorded in Clerks' File Number 2008005957 of the Official Public Records of Randall County, Texas.

B. The total estimated costs for maintenance, operation, and debt service payments proposed for the Heritage Hills Public Improvement District is \$63,755. Such cost will be apportioned over the development as follows:

Cost of Maintenance	\$62,753
Administration Expense	\$1,002
Debt Service Obligation	\$0
Total	\$63,755

C. This year's assessment will total \$160,784. The method of assessment will be to divide the total maintenance, operational, administrative and debt service costs, as well as, maintenance reserves as follows:

1. Residential Property: Residential property will be assessed an amount equal to \$0.08 multiplied by the total square footage of the lot.
2. Commercial Property: Commercial property will be assessed an amount equal to \$0.08 multiplied by the total square footage of the lot.

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2018.
2. These assessments become delinquent if not paid prior to February 1, 2019 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

- E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2018-2019.

EXHIBIT
Heritage Hills Public Improvement District
Fiscal Year 2018-2019

A. The boundaries of the Heritage Hills Public Improvement District are as follows:

Vicinity- north of Hollywood Road, east of Helium Road, south of Arden Road and west of Soncy Rd/Loop 335.

A 590.93 acre tract of land located in Section 65, Block 9, BS&F Survey, Randall County, Texas being a portion of a 662.34 acre tract whose warranty deed is recorded in Clerks' File Number 2008005957 of the Official Public Records of Randall County, Texas.

B. The total estimated costs for maintenance, operation, and debt service payments proposed for the Heritage Hills Public Improvement District is \$63,755. Such cost will be apportioned over the development as follows:

Cost of Maintenance	\$62,753
Administration Expense.....	\$1,002
Debt Service Obligation.....	\$0
Total	\$63,755

C. This year's assessment will total \$160,784. The method of assessment will be to divide the total maintenance, operational, administrative and debt service costs, as well as, maintenance reserves as follows:

1. Residential Property: Residential property will be assessed an amount equal to \$0.08 multiplied by the total square footage of the lot.
2. Commercial Property: Commercial property will be assessed an amount equal to \$0.08 multiplied by the total square footage of the lot.

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2018.
2. These assessments become delinquent if not paid prior to February 1, 2019 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

- E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2018-2019.

HERITAGE HILLS PUBLIC IMPROVEMENT DISTRICT
FIVE YEAR IMPROVEMENT PLAN
FISCAL YEARS: ACTUAL 2016/17 AND ESTIMATED 2017/18 TO 2022/23
REVISED 5-Sep-18

REVISED	5-Sep-18	2016/17 Actual	2017/18 Revised	2018/19 Proposed	2019/20 Estimated	2020/21 Estimated	2021/22 Estimated	2022/23 Estimated
INFLATION								
BEGINNING FUND BALANCE			\$0	\$123,087	\$220,115	\$388,852	\$555,621	\$773,900
PROJECTED COSTS			NEW	SQ FT TOTAL	NEW	SQ FT TOTAL	NEW	SQ FT TOTAL
MAINTENANCE & OPERATION: PARK MAINTENANCE COST:			NEW	SQ FT TOTAL	NEW	SQ FT TOTAL	NEW	SQ FT TOTAL
53150 Electricity			0	3,562	140,366	0.46328954	-	140,366
53200 Water			0	34,041	3,906	3,984	4,063	5,090
67600 Temporary Labor			0	0	35,062	36,479	37,208	46,604
68300 Maintenance of Improvements			0	0	16,844	17,181	17,875	22,389
68312 Other Improvements			0	0	7,018	7,158	7,448	9,328
83200 Improvements			0	0	0	0	0	0
TOTAL MAINTENANCE			0	37,603	62,753	64,008	65,288	66,584
ADMINISTRATION			0	0	22	23	23	24
61200 Postage			0	0	533	544	566	577
61300 Advertising Public Notices			0	0	400	416	424	424
62000 Professional - Collection Contract			0	392	408	57	58	60
77450 Admin Fee			0	55	56	66,331	67,657	84,486
TOTAL MAINTENANCE & OPERATION			0	37,658	63,755	66,331	67,657	84,486
ASSESSMENTS			UNITS	RATE	UNITS	RATE	UNITS	RATE
RESIDENTIAL			0	2,009,309	2,009,796	3,163,739	253,099	3,973,240
COMMERCIAL			0	0	0	0	0	0
MULTIFAMILY			0	0	0	0	0	0
CHURCH			0	0	0	0	0	0
COLLECTION RATE			100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
TOTAL COLLECTIONS			\$0	\$160,745	\$213,767	\$253,099	\$285,936	\$317,859
INTEREST INCOME 0.00%			0	0	0	0	0	0
Increase/Decrease in Cash			\$0	\$123,087	\$148,737	\$186,768	\$218,279	\$233,363
ENDING FUND BALANCE			\$0	\$123,087	\$388,852	\$555,621	\$773,900	\$1,007,263
THREE MONTH OPERATING RESERVE			\$0	\$9,415	\$16,258	\$16,583	\$16,914	\$21,124
SURPLUS			\$0	\$113,672	\$204,177	\$352,595	\$539,038	\$986,139



C

Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Second and final reading to consider an ordinance to levy an assessment on property within the Town Square Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Town Square Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Town Square PID Advisory Board met August 30, 2018 to review the proposed FY 2018/19 budget and service plan. The Town Square PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$83,043. The Board recommends property owner assessment rates remain at \$0.1111 per square foot. This will result in assessments totaling \$166,164. This decision was made in order to cover all operating costs as well as build up an operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Town Square PID. Attached is the Town Square Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget (and 5-year service plan) discussed above have been reviewed and unanimously recommended for approval by the Town Square PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Town Square PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this request.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 7752

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE TOWN SQUARE PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Town Square Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, The City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District;

WHEREAS, the Town Square Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-

manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2018-2019 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law, and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2018-2019 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2018; and PASSED on Second and Final Reading on this _____ day of _____, 2018.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

**Town Square Public Improvement District
Fiscal Year 2018-2019**

- A. The boundaries of the Town Square Public Improvement District are as follows:
A 409.29 acre tract and a 19.38 acre tract of land being situated in Section 63, Block 9, BS&F Survey, Randall County, Texas.
- B. The total estimated costs for maintenance, operation, and debt service payments proposed for the Town Square Public Improvement District is \$83,043. Such cost will be apportioned over the development as follows:
- | | |
|-------------------------------|----------|
| Cost of Maintenance | \$82,117 |
| Administration Expense | \$926 |
| Debt Service Obligation | \$0 |
| Total | \$83,043 |
- C. This year's assessment will total \$166,164. The method of assessment will be to divide the total maintenance, operational, administrative and debt service costs, as well as, maintenance reserves as follows:
1. Residential Property: Residential property will be assessed an amount equal to \$0.1111 multiplied by the total square footage of the lot.
 2. Commercial Property: Commercial property will be assessed an amount equal to \$0.1111 multiplied by the total square footage of the lot.
- D. The method of payment of the assessment shall be as follows:
1. These assessments are due and payable October 1, 2018.
 2. These assessments become delinquent if not paid prior to February 1, 2019 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
 3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
 4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.
- E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2018-2019.

TOWN SQUARE PUBLIC IMPROVEMENT DISTRICT
FIVE YEAR IMPROVEMENT PLAN
FISCAL YEARS: ACTUAL 2016/17 AND ESTIMATED 2017/18 TO 2022/23
REVISED 29-Aug-18

	2016/17 Actual	2017/18 Revised	2018/19 Proposed	2019/20 Estimated	2020/21 Estimated	2021/22 Estimated	2022/23 Estimated
BEGINNING FUND BALANCE	(\$2,012)	\$69,981	\$182,408	\$265,530	\$346,946	\$382,440	\$347,458
			2.00%	2.00%	2.00%	2.00%	2.00%
PROJECTED COSTS							
INFLATION							
NEW							
SQ.FT							
TOTAL							
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST:							
53150 Electricity							
53200 Water							
67600 Temporary Labor							
68300 Maintenance of Improvements							
68312 Other Improvements							
83200 Improvements							
TOTAL MAINTENANCE							
ADMINISTRATION							
61200 Postage							
61300 Advertising Public Notices							
62000 Professional - Collection Contract							
77450 Admin Fee							
TOTAL MAINTENANCE & OPERATION							
ASSESSMENTS							
UNITS							
RATE							
RESIDENTIAL							
COMMERCIAL							
MULTIFAMILY							
CHURCH							
COLLECTION RATE							
TOTAL COLLECTIONS							
INTEREST INCOME							
0.00%							
Increase/Decrease in Cash							
ENDING FUND BALANCE							
THREE MONTH OPERATING RESERVE							
SURPLUS							

D



Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Second and final reading Public hearing to consider an ordinance to levy an assessment on property within the Point West Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Point West Public Improvement District (PID), which is allocated based on the percentage of total square footage owned within the PID, must be approved on an annual basis. The City Council has yet to establish a new Point West PID Advisory Board as there have been no nominations from the Developer or property owners coming forth to show interest in serving. The Developer of Point West Business Park is currently communicating with Point West PID property owners to recruit nominations and has communicated with Development Services staff that there will be the appropriate number of property owners submitting their Board Interest forms by the end of September in order to be appointed by City Council at the appropriate time.

Development Services staff has contacted property owners within the PID regarding the proposed budget and service plan and have received no negative comments. The Developer has stated that last year's assessment rate is adequate and that no assessment increase is necessary for the 2018/19 budget and service plan. The Point West PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$26,068. As mentioned above, the current assessment level remains adequate for all expenses and operating reserve and totals \$52,000.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Point West PID. Attached is the Point West Public Improvement District Fiscal Year 2017/18 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget (and 5-year service plan) discussed above is recommended for approval by Development Services staff.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Point West PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this request.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 17254

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE POINT WEST PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Point West Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, The City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property;

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Point West Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., signs), and non-manmade living improvements (i.e., plants) within the District;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee.

SECTION 4: A Budget for the fiscal year of 2018-2019 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law, and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2018-2019 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2018; and PASSED on Second and Final Reading on this _____ day of _____, 2018.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT
Point West Public Improvement District
Fiscal Year 2018-2019

- A. The boundaries of the Point West Public Improvement District are as follows:
A 165.66-acre tract, a 4.20-acre tract, and a 1.81-acre tract of land, all being situated in Section 43, Block 9, BS&F Survey, Potter County, Texas.
- B. The total estimated costs for maintenance, operation, and administrative fees proposed for the Point West Public Improvement District is \$26,068. Such cost will be apportioned over the development as follows:
- | | |
|--|----------|
| Cost of Maintenance and Operation..... | \$25,550 |
| Administration Expense..... | \$518 |
| Total | \$26,068 |
- C. This year's assessment will total \$52,000. The method of assessment is to divide the total maintenance, operational, and administrative costs, as well as, maintenance reserves based on percentage of total square footage of property owned within the PID boundary.
- D. The method of payment of the assessment shall be as follows:
1. These assessments are due and payable October 1, 2018.
 2. These assessments become delinquent if not paid prior to February 1, 2019 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
 3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
 4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.
- E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2018-2019.

POINT WEST PUBLIC IMPROVEMENT DISTRICT
FIVE YEAR IMPROVEMENT PLAN
FISCAL YEARS: ACTUAL 2016/17 AND ESTIMATED 2017/18 TO 2022/23
REVISED 29-Aug-18

	2016/17 Actual	2017/18 Revised	2018/19 Proposed	2019/20 Estimated	2020/21 Estimated	2021/22 Estimated	2022/23 Estimated
BEGINNING FUND BALANCE	\$136,646	\$170,580	\$202,150	\$228,082	\$253,493	\$278,371	\$302,708
PROJECTED COSTS	Inflation	2.00%					
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST							
53200 Water	7,159	8,050	8,290	8,456	8,625	8,797	8,973
67600 Temporary Labor (Mowing, Watering, Etc)	10,020	10,295	10,220	10,424	10,633	10,846	11,062
68300 Maintenance of Improvements	0	0	2,040	2,081	2,122	2,165	2,208
68312 Other Improvements	0	525	5,000	5,100	5,202	5,306	5,412
TOTAL MAINTENANCE	17,179	18,870	25,550	26,061	26,582	27,114	27,656
ADMINISTRATION							
61200 Postage	9	9	16	16	17	17	17
61300 Advertising Public Notices	270	270	280	286	291	297	303
77450 Admin Fee	608	1,281	222	226	231	236	240
Professional Collection Contract	0	0	0	0	0	0	0
TOTAL MAINTENANCE & OPERATION	18,066	20,430	26,068	26,589	27,121	27,664	28,217
ASSESSMENTS							
		Increase					
	52,000	0.00%	52,000	52,000	52,000	52,000	52,000
COLLECTION RATE	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
TOTAL COLLECTIONS	52,000	52,000	52,000	52,000	52,000	52,000	52,000
ENDING FUND BALANCE	\$170,580	\$202,150	\$228,082	\$253,493	\$278,371	\$302,708	\$326,491
Three Month Operating Reserve	\$4,517	\$5,108	\$6,517	\$6,647	\$6,780	\$6,916	\$7,054
Surplus	\$166,064	\$197,043	\$221,565	\$246,845	\$271,591	\$295,792	\$319,437

E



Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Second and final reading to consider an ordinance to levy an assessment on property within the Vineyards Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Vineyards Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Vineyards PID Advisory Board met July 25, 2018 to review the proposed FY 2018/19 budget and service plan. The Vineyards PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$3,738. The Board recommends keeping property owner assessment rates at \$50 per lot. This will result in assessments totaling \$7,950. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Vineyards PID. Attached is the Vineyards Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget (and 5-year service plan) discussed above have been reviewed and unanimously recommended for approval by the Vineyards PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Vineyards PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this request.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 11555

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE VINEYARDS PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within The Vineyards Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, the City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Vineyards Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls) and non-manmade living improvements (i.e., plants) within the District;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan.

SECTION 3: The City of Amarillo will be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan, unless otherwise requested by the Board or its designee.

SECTION 4: A Budget for the fiscal year of 2018-2019 and Five-year Service Plan that defines the annual indebtedness and the projected costs of improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law, and is hereby approved.

SECTION 5: The total estimated cost of the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2018-2019 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2018; and PASSED on Second and Final Reading on this _____ day of _____, 2018.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

**The Vineyards Public Improvement District
Fiscal Year 2018-19**

- A. The boundaries of The Vineyards Public Improvement District are as follows:
A 145.446 acre tract of land and a 8.622 acre tract of land all
in Section 191, Block 2, AB&M Survey, Potter County, Texas.
- B. The total estimated costs for maintenance, operation, and administrative fees
proposed for the Vineyards Public Improvement District is \$3,738. Such costs will
be apportioned over the development as follows:
- | | |
|--|---------|
| Cost of Maintenance and Operation..... | \$3,361 |
| Administrative Expense..... | \$377 |
| Total..... | \$3,738 |
- C. The method of assessment is to divide the total maintenance, operational, and
administrative costs, as well as, maintenance reserves equally among the 86 platted
lots. This year's assessment will total \$7,950 (\$50 per lot).
- D. The method of payment of the assessment shall be as follows:
1. These assessments are due and payable October 1, 2018.
 2. These assessments become delinquent if not paid prior to February 1,
2019 and will accrue interest, penalties and attorney's fees in the same
manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of
the Local Government Code.
 3. These assessments are subject to suit immediately upon becoming
delinquent as defined above.
 4. Property owners can pay their assessment using any method allowed by
the Property Tax Code for the payment of property taxes except the half
payment option.
- E. The assessment roll per parcel has been properly filed with the City Secretary's
office and is approved for fiscal year 2018-2019.

VINEYARDS PUBLIC IMPROVEMENT DISTRICT
FIVE YEAR IMPROVEMENT PLAN
FISCAL YEARS: ACTUAL 2016/17 AND ESTIMATED 2017/18 TO 2022/23

REVISED	24-Jul-18	Actual 2016/17	Revised 2017/18	Proposed 2018/19	Estimated 2019/20	Estimated 2020/21	Estimated 2021/22	Estimated 2022/23
BEGINNING FUND BALANCE								
PROJECTED COSTS	NEW	SQ.FT	NEW	SQ.FT	NEW	SQ.FT	NEW	SQ.FT
	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL	TOTAL
	INFLATION	8,888.29	2.0%	8888.29	2.0%	8888.29	2.0%	8888.29
	MAINTENANCE & OPERATION:	0.23829105	2.0%	0.42055333	2.0%	0.43754369	2.0%	0.45522045
	PARK MAINTENANCE COST:							
	53150 Electricity	213	370	399	407	415	423	432
	53200 Water	332	546	562	573	585	596	608
	67600 Temporary Labor (Mowing, Watering, Etc.)	1,200	2,400	2,448	2,497	2,547	2,598	2,648
	68300 Maintenance of Improvements	0	0	0	0	0	0	0
	68312 Other Improvements	0	0	0	0	0	0	0
TOTAL MAINTENANCE		1,745	2,116	3,361	3,428	3,497	3,567	3,638
ADMINISTRATION:								
61200 Postage	46	33	34	34	34	35	36	
61300 Advertising Public Notices	258	300	306	312	318	325	332	
62000 Professional Collection Contract	0	0	0	0	0	0	0	
77450 Admin Fee	69	85	44	45	46	47	48	
TOTAL ADMINISTRATION		373	389	377	385	392	400	408
TOTAL MAINTENANCE & OPERATION		2,118	2,505	3,738	3,813	3,889	3,967	4,046
TOTAL								
Assessments	87	50	4,300	159	50	7,950	159	50
TOTAL ASSESSMENTS		4,350	4,300	7,950	7,950	7,950	7,950	7,950
COLLECTION RATE								
TOTAL COLLECTIONS		100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
INTEREST INCOME		4,350	4,300	7,950	7,950	7,950	7,950	7,950
INCREASE (DECREASE) IN CASH		1.00%	0	0	0	0	0	0
Ending Fund Balance		2,232	1,795	4,212	4,137	4,061	3,983	3,904
Three Month Operating Reserve		530	626	935	953	972	992	1,012
Surplus		5,463	7,161	11,065	15,183	19,225	23,189	27,073



Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Second and final reading to consider an ordinance to levy an assessment on property within the Quail Creek Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Quail Creek Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Quail Creek PID Advisory Board met August 29, 2018 to review the proposed FY 2018/19 budget and service plan. The Quail Creek PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$7,047. The Board recommends keeping property owner assessment rates at \$350 per lot. This will result in assessments totaling \$10,150. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Quail Creek PID. Attached is the Quail Creek Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget (and 5-year service plan) discussed above have been reviewed and unanimously recommended for approval by the Quail Creek PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Quail Creek PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this request.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 27257

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE QUAIL CREEK PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Quail Creek Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, The City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property;

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Quail Creek Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., common area sidewalks, brick dumpster enclosures, street lights) and non-manmade, living improvements (i.e., plants) within the District;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2018-2019 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law, and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2018-2019 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2018; and PASSED on Second and Final Reading on this _____ day of _____, 2018.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT A

**Quail Creek Public Improvement District
Fiscal Year 2018-2019**

A. The boundaries of the Quail Creek Public Improvement District are as follows:

All that portion of property containing a total area of 20,072 square feet and designated as Common Area 1, Common Area 2, and Common Area 3 as shown on the subdivision plat Quail Creek Addition, Unit No. 25, an addition to the City of Amarillo and being located in Section 25, Block 9, B.S. & F. Survey, Potter County, Texas, as described in the instrument of record in Volume 3695, Page 43 of the Official Public Records of Potter County, Texas.

B. The total estimated costs for maintenance, operation, and administrative fees proposed for the Quail Creek Public Improvement District is \$7,047. Such cost will be apportioned over the development as follows:

Cost of Maintenance and Operation	\$6,663
Administration Expense	\$384
Total	\$7,047

C. The method of assessment is to divide the total maintenance, operational, and administrative costs, as well as, maintenance reserves equally among the 29 platted lots. This year's assessment will total \$10,150 (\$350 per lot).

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2018.
2. These assessments become delinquent if not paid prior to February 1, 2019 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2018-2019.

QUAIL CREEK PUBLIC IMPROVEMENT DISTRICT
FIVE YEAR IMPROVEMENT PLAN
FISCAL YEARS: ACTUAL 2016/17 AND ESTIMATED 2017/18 to 2022/23
REVISED 29-Aug-18

	2016/17 Actual	2017/18 Revised	2018/19 Proposed	2019/20 Estimated	2020/21 Estimated	2021/22 Estimated	2022/23 Estimated
BEGINNING FUND BALANCE	\$3,737	\$6,741	\$10,304	\$13,419	\$16,456	\$19,363	\$22,138
PROJECTED COSTS	2.00%						
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST							
53150 Electricity	165	182	197	201	205	209	213
53200 Water	2,596	2,822	2,906	2,964	3,023	3,084	3,146
67600 Temporary Labor (Mowing, Watering, Etc.)	2,827	2,575	3,050	3,111	3,173	3,237	3,301
68300 Maintenance of Improvements	1,050	500	510	520	531	541	552
68312 Other Improvements	0	0	0	0	0	0	0
83200 Improvements	0	0	0	0	0	0	0
TOTAL MAINTENANCE	6,638	6,079	6,663	6,796	6,932	7,071	7,212
ADMINISTRATION							
61200 Postage	16	16	15	15	16	16	16
61300 Advertising Public Notices	258	258	280	286	291	297	303
77450 Admin Fee	234	234	89	91	93	94	96
Professional Collection Contract	0	0	0	0	0	0	0
TOTAL MAINTENANCE & OPERATION	7,146	6,587	7,047	7,188	7,332	7,478	7,628
ASSESSMENTS							
LOTS	29						
	\$350	350	10,150	10,150	10,150	10,150	10,150
COLLECTION RATE	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
TOTAL COLLECTIONS	10,150	10,150	10,150	10,150	10,150	10,150	10,150
INTEREST INCOME	0	0	12	75	89	103	117
0.50%							
ENDING FUND BALANCE	\$6,741	\$10,304	\$13,419	\$16,456	\$19,363	\$22,138	\$24,777
THREE MONTH OPERATING RESERVE	\$1,787	\$1,647	\$1,762	\$1,797	\$1,833	\$1,870	\$1,907
SURPLUS	\$4,955	\$8,657	\$11,657	\$14,659	\$17,530	\$20,269	\$22,870



Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Second and final reading to consider an ordinance to levy an assessment on property within the Tutbury Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Tutbury Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Tutbury PID Advisory Board met September 4, 2018 to review the proposed FY 2018/19 budget and service plan. The Tutbury PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$9,494. The Board recommends keeping property owner assessment rates at \$679 per lot. This will result in assessments totaling \$16,296. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Tutbury PID. Attached are the Tutbury Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget (and 5-year service plan) discussed above have been reviewed and unanimously recommended for approval by the Tutbury PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Tutbury PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this request.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 00257

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE TUTBURY PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Tutbury Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, The City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property;

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Tutbury Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-

manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2018-2019 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law, and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2018-2019 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2018; and PASSED on Second and Final Reading on this _____ day of _____, 2018.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT
Tutbury Public Improvement District
Budget: Fiscal Year 2018-19

- A. The boundaries of the Tutbury Public Improvement District are as follows:
A 5.27-acre tract of land out of a 196.075 acre tract of land according to that certain Correction Warranty Deed recorded in Volume 1596, Page 135, of the Deed Records of Randall County, Texas, situated in the northeast portion of Section 40, Block 9, BS&F Survey, Randall County, Texas.
- B. The total estimated costs for maintenance, operation, and administrative fees proposed for the Tutbury Public Improvement District is \$9,494. Such cost will be apportioned over the development as follows:
- | | |
|--|---------|
| Cost of Maintenance and Operation..... | \$8,816 |
| Administration Expense..... | \$678 |
| Total | \$9,494 |
- C. The method of assessment is to divide the total maintenance, operational, and administrative costs, as well as, maintenance reserves equally among the 24 platted lots. This year's assessment will total \$16,296 (\$679 per lot).
- D. The method of payment of the assessment shall be as follows:
1. These assessments are due and payable October 1, 2018.
 2. These assessments become delinquent if not paid prior to February 1, 2019 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
 3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
 4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.
- E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2018-2019.

TUTBURY PUBLIC IMPROVEMENT DISTRICT
FIVE YEAR IMPROVEMENT PLAN
FISCAL YEARS: ACTUAL 2016/17 AND ESTIMATED 2017/18 TO 2022/23
REVISED 29-Aug-18

	2016/17 Actual	2017/18 Revised	2018/19 Proposed	2019/20 Estimated	2020/21 Estimated	2021/22 Estimated	2022/23 Estimated
BEGINNING FUND BALANCE	\$15,421	\$21,642	\$26,544	\$33,469	\$40,265	\$46,901	\$53,372
	Inflation	2.00%					
PROJECTED COSTS							
MAINTENANCE & OPERATION:							
53150 Electricity	419	282	419	427	436	445	454
53200 Water	1,728	2,554	2,632	2,685	2,738	2,793	2,849
67600 Temporary Labor	0	480	0	0	0	0	0
68300 Maintenance of Improvements	6,942	6,919	5,765	5,880	5,998	6,118	6,240
68312 Other Improvements	181	181	0	0	0	0	0
83200 Improvements	0	0	0	0	0	0	0
TOTAL MAINTENANCE	9,270	10,416	8,816	8,992	9,172	9,356	9,543
ADMINISTRATION							
61200 Postage	13	13	13	13	14	14	14
61300 Advertising Public Notices	252	252	300	306	312	318	325
62000 Professional - Collection Contract	240	240	240	245	250	255	260
77450 Admin Fee	300	473	125	128	130	133	135
TOTAL MAINTENANCE & OPERATION	10,075	11,394	9,494	9,684	9,878	10,075	10,277
ASSESSMENTS							
			679	679	679	679	679
COLLECTION RATE							
			100.00%	100.00%	100.00%	100.00%	100.00%
TOTAL COLLECTIONS							
			16,296	16,296	16,296	16,296	16,296
INTEREST INCOME							
0.50%							
			123	184	217	250	282
Increase/Decrease in Cash							
	6,221	4,902	6,925	6,796	6,636	6,471	6,301
ENDING FUND BALANCE							
	\$21,642	\$26,544	\$33,469	\$40,265	\$46,901	\$53,372	\$59,673
THREE MONTH OPERATING RESERVE							
	\$2,519	\$2,849	\$2,374	\$2,421	\$2,469	\$2,519	\$2,569
SURPLUS							
	\$19,123	\$23,696	\$31,096	\$37,844	\$44,431	\$50,853	\$57,104

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Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption
Second and final reading to consider an ordinance to levy an assessment on property within the Colonies Public Improvement District.

Agenda Item Summary
An assessment against each parcel of property in the Colonies Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Colonies PID Advisory Board met September 4, 2018 to review the proposed FY 2018/19 budget and service plan. The Colonies PID budget projects total maintenance, operation and debt service expenses for FY 2018/19 to be \$832,168 The Board recommended unanimously to maintaining the property owner assessment rates at \$0.10 per square foot. This will result in assessments totaling \$911,889. This decision was made in order to continue to cover all operating costs as well as an additional \$205,884 annual debt service payment resulting from a \$3 million bond issuance to reimburse the developer for improvement costs. A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Colonies PID. Attached is the Colonies Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

Requested Action
The PID budget (and 5-year service plan) discussed above have been reviewed by the Colonies PID Advisory Board.

Funding Summary
Budget and 5-year service plan attached.

Community Engagement Summary
Newspaper and property owner notices have been sent to property owners within the Colonies PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this request.

Staff Recommendation
Legal, Accounting, and Development Services staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 7758

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE COLONIES PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Colonies Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, The City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District;

WHEREAS, the Colonies Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2018-2019 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law, and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2018-2019 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2018; and PASSED on Second and Final Reading on this _____ day of _____, 2018.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

**Colonies Public Improvement District
Fiscal Year 2018-2019**

- A. The boundaries of the Colonies Public Improvement District are as follows:
A 375.8 acre tract of land being situated in Section 40, Block 9,
BS&F Survey, Randall County, Texas.
- B. The total estimated costs for maintenance, operation, and debt service payments proposed for the Colonies Public Improvement District is \$832,168. Such cost will be apportioned over the development as follows:
- | | |
|-------------------------------|-----------|
| Cost of Maintenance | \$345,446 |
| Administration Expense | \$12,518 |
| Debt Service Obligation | \$474,204 |
| Total | \$832,168 |
- C. This year's assessment will total \$911,889 The method of assessment will be to divide the total maintenance, operational, administrative and debt service costs, as well as, maintenance reserves as follows:
1. Residential Property: Residential property will be assessed an amount equal to \$0.10 multiplied by the total square footage of the lot.
 2. Commercial Property: Commercial property will be assessed an amount equal to \$0.10 multiplied by the total square footage of the lot for lots 1 acre or less. Commercial lots greater than 1 acre will be assessed an additional \$500 per acre or portion thereof, with a maximum assessment of \$10,000 per lot.
- D. The method of payment of the assessment shall be as follows:
1. These assessments are due and payable October 1, 2018.
 2. These assessments become delinquent if not paid prior to February 1, 2019 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
 3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
 4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.
- E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2018-2019.

COLONIES # 5 PUBLIC IMPROVEMENT DISTRICT
FIVE YEAR IMPROVEMENT PLAN
FISCAL YEARS: Actual 2016/17 and ESTIMATED 2017/18 to 2022/23
REVISED 5-Sep-16

	Actual 2016/17	Revised 2017/18	Proposed 2018/19	Estimated 2019/20	Estimated 2020/21	Estimated 2021/22	Estimated 2022/23
BEGINNING FUND BALANCE	186,047	239,823	586,191	685,913	862,933	846,630	817,952
		0.0%	0.0%	2.0%	2.0%	2.0%	2.0%
PROJECTED COSTS							
INFLATION	1,003	630,596	0.598821026	0	0	0	0
SO FT							
NEW TOTAL							
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST:							
41100 Labor (City Parks Staff)							
51200 Operating							
51250 Janitorial Supplies							
51450 Botanical & Agricultural							
53150 Electricity							
53200 Water							
62015 PID Management Fees (private)							
67600 Temporary Labor (Contract Labor)							
68300 Maintenance of Improvements							
68312 Other Improvements							
68400 Maintenance of Irrigation							
68210 Equipment Rental							
71100 Insurance							
83200 Improvements - Parks							
TOTAL MAINTENANCE	363,710	360,822	349,446	356,435	363,564	370,835	376,252
ADMINISTRATION:							
61200 Postage	369	389	366	373	381	388	386
61300 Advertising Public Notices	240	240	489	509	519	530	540
62000 Professional Collection Contract	6,286	6,964	6,364	7,124	7,286	7,411	7,560
77450 Admin Fee	13,969	10,831	4,669	4,762	4,836	4,955	5,054
TOTAL ADMINISTRATION	377,679	379,268	361,964	368,203	376,587	384,119	391,801
TOTAL MAINTENANCE & OPERATION							
Bond Proceeds		3,000,000			3,000,000		
Developer Reimbursements		(3,000,000)			(3,000,000)		
Debt Service First Issue (2006 2/15/26 mat)	585,000	45,945	45,944	45,946	45,946	45,945	45,944
Debt Service Second Issue (2008B 2/15/26 mat)	1,500,000	106,352	110,394	107,334	106,172	110,806	112,236
Debt Service Third Issue (2014 8/15/34 mat)	1,535,000	106,431	106,481	104,531	102,361	105,631	104,056
Debt Service Fourth Issue (2018 2/15/38 mat)	3,000,000	0	205,864	210,461	206,631	207,131	207,431
Debt Service Fifth Issue	3,000,000	0	0	0	210,000	210,000	210,000
Fiscal Agent Fees	266,865	262,728	1,500	6,000	6,000	6,000	6,000
Total Debt Service	644,564	641,994	470,202	474,282	680,330	685,514	685,668
TOTAL EXPENDITURES			832,166	843,495	1,056,918	1,069,633	1,077,469
ASSESSMENTS							
RESIDENTIAL (excluding Unit 62)	8,169,309	8,169,309	8,169,309	8,169,309	8,169,309	8,169,309	8,169,309
RESIDENTIAL (Unit 62)	1,143,780	80,085	80,085	80,085	80,085	80,085	80,085
COMMERCIAL	762,407	877,130	877,121	877,121	877,121	877,121	877,121
MULTIFAMILY	0.0960	0.1200	0.1200	0.1200	0.1200	0.1200	0.1200
CHURCH	0.0800	0.1000	0.1000	0.1000	0.1000	0.1000	0.1000
TOTAL ASSESSMENTS	707,365	904,644	911,889	1,040,565	1,040,565	1,040,565	1,040,565
COLLECTION RATE							
88.27%		109.28%	100.00%	100.00%	100.00%	100.00%	100.00%
TOTAL COLLECTIONS							
INTEREST INCOME	5	5	0	0	0	0	0
MISCELLANEOUS INCOME							
INCREASE (DECREASE) IN CASH	50,575	346,570	76,722	187,069	-16,353	-29,068	-36,804
Ending Fund Balance	238,622	586,191	685,913	862,933	846,630	817,952	780,657
Three Month Operating Reserve	161,141	160,489	208,042	210,874	264,229	267,408	269,367
Surplus	78,481	425,693	457,872	652,109	582,401	550,154	511,290

Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Second and final reading to consider an ordinance to levy an assessment on property within the Greenways Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Greenways Public Improvement District (PID), determined by the placement of the lot within the neighborhood, must be approved on an annual basis. The Greenways PID Advisory Board met August 27, 2018 to review the proposed FY 2018/19 budget and service plan. The Greenways PID budget projects total maintenance, operation and debt service expenses for FY 2018/19 to be \$618,125. The Board recommends maintaining property owner assessment rates at \$720 for type A lots, \$600 for type B lots, \$864 for type D lots, and \$1,800 per acre for commercial property. This will result in assessments totaling \$643,362. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Greenways PID. Attached is the Greenways Public Improvement District Fiscal Year 2018/19 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget (and 5-year service plan) discussed above have been reviewed and unanimously recommended for approval by the Greenways PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Greenways PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this request.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 57259

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE GREENWAYS PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2018-2019; ADOPTING A BUDGET FOR FISCAL YEAR 2018-2019 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Greenways Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, The City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property;

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Greenways Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2018-2019 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law, and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2018-2019 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2018; and PASSED on Second and Final Reading on this _____ day of _____, 2018.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT
Greenways Public Improvement District
Fiscal Year 2018-2019

- A. The boundaries of the Greenways Public Improvement District are as follows:
- A 671.30-acre tract of land being all of Section 39, Block 9, BS&F Survey, Randall County, Texas as indicated in deeds recorded in the real property records of Randall County.
- B. The total estimated costs for maintenance, operation, administrative fees, and debt service proposed for the Greenways Public Improvement District is \$618,125. Such cost will be apportioned over the development as follows:
- | | |
|-----------------------------|-----------|
| Cost of Maintenance | \$460,529 |
| Administration Expense..... | \$12,758 |
| Debt Service..... | \$144,838 |
| Total | \$618,125 |
- C. This year's assessment will total \$643,362. The method of assessment will be to divide the total maintenance, operational, and administrative costs, as well as, maintenance reserves as follows:
1. Residential Property: Residential property will consist of Class A, Class B, and Class D lots. At the time a plat is filed, Developer will designate the classification for each lot. Class A lots will generally be larger lots and may have additional amenities. Class B lots will be the majority of the lots and will generally be smaller lots. Class D lots are those located adjacent to Tuscany Village. Class B residential lots will be assessed equally on a per lot basis. Class A lots will be assessed equally on a per lot basis at 120% of the Class B lot assessment. Class D lots will be assessed equally on a per lot basis at 120% of the Class A lot assessment. The 2018-2019 Class A lot assessment will be \$720.00 per lot, the Class B lot assessment will be \$600.00 per lot, and the Class D lot assessment will be \$864.00 per lot.
 2. Commercial Property: The 2018-2019 Commercial property assessment will be \$1,800.00 per acre.
- D. The method of payment of the assessment shall be as follows:
1. These assessments are due and payable October 1, 2018.
 2. These assessments become delinquent if not paid prior to February 1, 2019 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
 3. These assessments are subject to suit immediately upon becoming delinquent as defined above.

4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.
- E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2018-2019.

	Actual 2016/17	Revised 2017/18	Proposed 2018/19	Estimated 2019/20	Estimated 2020/21	Estimated 2021/22	Estimated 2022/23
BEGINNING FUND BALANCE	163,076	250,117	349,725	375,074	392,660	424,361	445,243
PROJECTED COSTS							
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST:	NEW INFLATION 0.30	NEW 2.0% 13,673	NEW 2.0% 16,462	NEW 2.0% 16,791	NEW 2.0% 17,127	NEW 2.0% 17,470	NEW 2.0% 17,819
	ACREAGE TOTAL 28.75	ACREAGE TOTAL 28.75	ACREAGE TOTAL 28.75	ACREAGE TOTAL 28.75	ACREAGE TOTAL 28.75	ACREAGE TOTAL 29	ACREAGE TOTAL 29
	RATE 11,517	RATE 13,673	RATE 16,462	RATE 16,791	RATE 17,127	RATE 17,470	RATE 17,819
51200 Operating	0	5	0	0	0	0	0
51250 Janitorial Supplies	0	0	0	0	0	0	0
51450 Botanical & Agricultural	2,015	2,015	2,000	2,040	2,081	2,122	2,165
53150 Electricity	2,214	2,331	2,506	2,556	2,607	2,659	2,713
53200 Water	137,238	214,585	221,023	225,443	228,952	234,551	239,242
53300 Drainage Utility Fee	0	0	0	0	0	0	0
61600 Miscellaneous (unassigned)	0	0	15,000	15,300	15,606	15,918	16,236
67600 Temporary Labor (Contract Labor)	118,385	124,683	150,000	153,000	156,060	159,161	162,385
68300 Repair & Maintenance of Improvements	4,700	2,210	10,000	10,000	10,000	10,812	10,824
68312 Other Improvements	35,270	1,943	35,000	35,700	36,414	37,142	37,885
68316 Repair & Maintenance of Lighting	0	0	0	0	0	0	0
68400 Repair & Maintenance of Irrigation	15,749	25,367	25,000	25,500	26,010	26,530	27,061
69210 Equipment Rental	0	0	0	0	0	0	0
TOTAL MAINTENANCE	315,571	373,139	460,526	468,740	478,134	488,717	498,481
ADMINISTRATION:							
61200 Postage	526	526	450	459	468	478	487
61300 Advertising Public Notices	232	252	529	540	550	561	573
62000 Professional Collection Contract	7,600	7,664	7,664	7,617	7,674	8,133	8,296
77450 Administrative fee	15,545	11,916	12,756	13,013	13,273	13,539	13,810
TOTAL ADMINISTRATION							
	331,116	393,097	473,267	482,753	492,406	502,256	512,301
TOTAL MAINTENANCE & OPERATION							
Developer Reimbursement	0	0	0	0			
Bond Proceeds							
DEBT SERVICE PAYMENTS							
FOURTH ISSUE PAYMENT (COs 2014, 08/15/24 Maturity Date)	725,000	50,488	49,588	48,688	52,788	51,738	50,950
THIRD ISSUE PAYMENT (2008A Cos, 2/15/28 Maturity Date)	600,000	46,264	44,960	43,696	47,305	45,807	44,309
SECOND ISSUE PAYMENT (2003 COs, 8/15/23 Maturity Date)	620,000	44,360	47,770	46,290	44,810	43,330	41,715
FIRST ISSUE (2001 COs, 8/15/16 Maturity Date)	600,000	0	0	0			
Fiscal Agent Fees	0	1,586	2,979	4,500	4,500	4,500	4,500
Total Debt Service	133,868	142,403	144,838	143,174	149,403	150,375	146,474
TOTAL EXPENDITURES	470,005	535,500	618,125	625,926	641,810	652,630	658,775
ASSESSMENTS	UNITS Yearly Increase	RATE \$0	UNITS Yearly Increase	RATE \$0	UNITS Yearly Increase	RATE \$0	UNITS Yearly Increase
RESIDENTIAL B	643	575	551,400	600	551,400	600	581,400
RESIDENTIAL A	46	68	48,960	68	48,960	68	48,960
RESIDENTIAL D	26	26	22,464	26	22,464	26	22,464
MULTI-FAMILY	-	1,150	0	1,200	0	1,200	0
COMMERCIAL	1.8	1.8	20,538	11.4	20,538	11.4	20,538
TOTAL ASSESSMENTS							
		546,503	643,362	643,362	673,362	673,362	673,362
COLLECTION RATE		101.90%	100.00%	100.00%	100.00%	100.00%	100.00%
TOTAL COLLECTIONS		556,891	643,362	643,362	673,362	673,362	673,362
INTEREST INCOME		154	112	150	150	150	150
MISCELLANEOUS INCOME							
INCREASE (DECREASE) IN CASH		87,041	25,349	17,566	31,702	20,862	14,737
ENDING FUND BALANCE		250,117	375,074	392,660	424,361	445,243	469,980
Three Month Operating Reserve		82,779	118,322	120,688	123,102	125,564	128,075
Surplus		167,338	256,752	271,972	301,260	319,679	331,905

Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	Infrastructure
Department	Planning and Development Services Assistant Director : Cris Valverde		

Agenda Caption

ORDINANCE NO. _____:

This is the second and final reading of an ordinance rezoning of a 3.82 acre tract of unplatted land in Section 43, Block 9, BS&F Survey, City of Amarillo, Potter County, Texas plus one-half of all bounding streets, alleys, and public ways to change from Agricultural District to General Retail District (Vicinity: Outlook Dr. & Research St.)
APPLICANT: Ryan Mauldin

Agenda Item Summary

Area Characteristics

The adjacent zoning consists of Planned Development District 178 for a medical related uses and Agricultural District to the north, Planned Development District 287 for retail and various office uses to the west, Agricultural District to the south, and Office District 1 to the east.

Adjacent land uses consist of Texas Tech University's Amarillo Campus to the north, vacant land to the west and south, and medical offices to the east at the northwest corner of Outlook and Coulter.

Proposal

The applicant is requesting General Retail District zoning to provide for various retail and office related land uses within the site. At present, a restaurant on the western portion of the site is planned.

Analysis

In reviewing each rezoning request, staff first researches the City of Amarillo's Comprehensive Plan in order to determine compliance. This includes looking at the Future Land Use and Character Map to determine if the intended zoning classification is consistent with recommended land uses.

The Comprehensive Plan's Future Land Use Map recommends this area develop with Business Park related activities. Business Park development types and characteristics are described as follows:

Development types:

- Primarily office, medical, and technology/research uses
- Possibility of well screened and architecturally enhanced light industrial uses (warehousing/distribution)
- Retail (secondary to primary office focus and those that serve area employees and visitors)
- Public and/or Institutional uses as well as public parks and spaces

Amarillo City Council

Agenda Transmittal Memo



Characteristics:

Suburban campus style setting with reduced site coverage, increased open space (typically 30 percent), and enhanced building design.

Extensive landscaping of Business Park perimeter, entry points, key intersections, and internal focal points.

Inclusions of private covenants that exceed City developments standards geared towards developing a highly attractive business investment environment.

The least intensive zoning district that would allow the intended land uses outright is General Retail District. Additional land uses allowed by right in General Retail zoning (beyond those proposed by the applicant) include a liquor store, tattoo shop, cleaning or laundry self-service shop, auto laundry, and auto parts sales and service among others.

Staff was of the opinion that some of the additional uses allowed in General Retail zoning can be considered more General or Suburban Commercial in character. Such uses are typically located along arterial rights-of-ways and/or at arterial intersections, whereas they in general have higher external impacts (traffic, noise, and/or lighting) more suited adjacent to these locations. An example of such a land use is the convenience store located at the northwest of Outlook and Coulter.

Understanding the applicant's development plan for the site as mentioned earlier and that if approved, General Retail zoning would extend 550ft. west into an area designated for less intense type land uses, staff believed that such extensive encroachment west with zoning not entirely in line with Business Park development types should be avoided.

For that reason, staff recommended rezoning the site into two separate zoning designations rather than General Retail for the entire site. The first being General Retail zoning for the eastern 2.32 acres and the second being Neighborhood Service zoning for the western 1.5 acres of the site.

This recommendation was based on staff's belief that Neighborhood Service zoning allows for many service related and office uses that are less intense in nature while providing appropriate services to the area while also acting as a "transitional" district to the more typical Business Park types of development thought to occur adjacent from retail activities to the east nearer the intersection. This would also set defined limits of retail zoning along both sides of Outlook Dr. that could in staff's opinion, prevent transformation of existing characteristics into one more retail in nature over time.

Requested Action/Recommendation

Staff presented its analysis and recommendation to the Planning and Zoning Commission at its August 27th regularly scheduled meeting. However, a majority of the Planning and Zoning Commission was of the opinion that with no negative comments received and that more retail activities in the area are needed, the applicant's initial request for General Retail zoning for the entire tract was appropriate. Therefore, the Planning Commission approved the applicant's initial request with a 4:1 vote.

P&Z Minutes 8.27.2018

Sherry Bailey, Senior Planner, presented this item, and advised that the applicant is requesting a zone change from Agricultural District (A) to General Retail (GR) to provide for retail and office related land uses within the site. Ms. Bailey ended the presentation with a staff recommendation of approval with the recommended changes to the applicant's initial request of General Retail for the entire tract, instead have a piece of area be zoned Neighborhood Service that would act as a buffer from the Business Park uses.

Amarillo City Council

Agenda Transmittal Memo



Ms. Bailey then took questions from the board regarding land use and the Comprehensive Plan. Cris Valverde, Assistant Director of Planning, also stood to answer questions from the board.

Acting Chairman Thomason asked if anyone wanted to speak in favor of this item. Rachel Shreffler, 5701 Time Square Blvd Suite 190, stood in favor of this item to take questions from the board. Mike Hughes, property owner, also stood in favor of this item to further explain their reasoning for the requested zoning change.

Acting Chairman Thomason asked if anyone wanted to speak against this item. No comments were made.

A motion to approve Z-18-19 as entirely General Retail was made by Commissioner Ford, seconded by Commissioner Gooch. The motion passed 4-1 with Commissioner Jones against.

Community Engagement Summary

Notices have been sent out to six property owners within 200 feet regarding this proposed rezoning. At the time of this writing, the Planning Department has not received any comments regarding this request.

ORDINANCE NO. 7760

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 OUTLOOK DRIVE AND RESEARCH DRIVE, POTTER COUNTY, TEXAS; PROVIDING A SAVINGS CLAUSE; AND PROVIDING A REPEALER CLAUSE, AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Council adopted the "Amarillo Comprehensive Plan" on October 12, 2010, which established guidelines in the future development of the community for the purpose of promoting the health, safety, and welfare of its citizens; and,

WHEREAS, the Amarillo Municipal Code established zoning districts and regulations in accordance with such land use plan, and proposed changes must be submitted to the Planning and Zoning Commission; and

WHEREAS, after a public hearing before the Planning and Zoning Commission for proposed zoning changes on the property hereinafter described, the Commission filed its final recommendation and report on such proposed zoning changes with the City Council; and

WHEREAS, the City Council has considered the final recommendation and report of the Planning and Zoning Commission and has held public hearings on such proposed zoning changes, all as required by law; and

WHEREAS, the City Council further determined that the request to rezone the location indicated herein is consistent with the goals, policies, and future land use map of the Comprehensive Plan for the City of Amarillo, Texas.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1. All of the above premises are hereby found to be true and correct legislative and factual findings of the City Council and are hereby approved and incorporated into the body of this Ordinance as if copied in their entirety.

SECTION 2. The zoning map of the City of Amarillo adopted by Section 4-10 of the Amarillo Municipal Code and on file in the office of the Planning Director is hereby amended to reflect the following zoning use changes:

Rezoning of a 3.82 acre tract of land out of Section 43, Block 9, BS&F Survey, City of Amarillo, Potter County, Texas plus one-half of all bounding streets, alleys, and public ways as shown on the attached exhibit.1 to change from Agricultural District (A) to General Retail District (GR).

SECTION 3. In the event this ordinance or any part hereof is found to be invalid, such invalidity shall not affect the remaining portions of the ordinance, and such remaining portions shall continue to be in full force and effect. The Director of Planning

is authorized to make corrections and minor changes to the site plan or development documents to the extent that such does not materially alter the nature, scope, or intent of the approval granted by this ordinance.

SECTION 4. All ordinances and resolutions or parts thereof that conflict with this ordinance are hereby repealed, to the extent of such conflict.

SECTION 5. This ordinance shall become effective from and after its date of final passage.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this the 11th day of September, 2018 and **PASSED** on Second and Final Reading on this the 18th day of September, 2018.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM:

Bryan McWilliams,
City Attorney

Amarillo City Council

Agenda Transmittal Memo



Characteristics:

Suburban campus style setting with reduced site coverage, increased open space (typically 30 percent), and enhanced building design.

Extensive landscaping of Business Park perimeter, entry points, key intersections, and internal focal points.

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Amarillo City Council

Agenda Transmittal Memo



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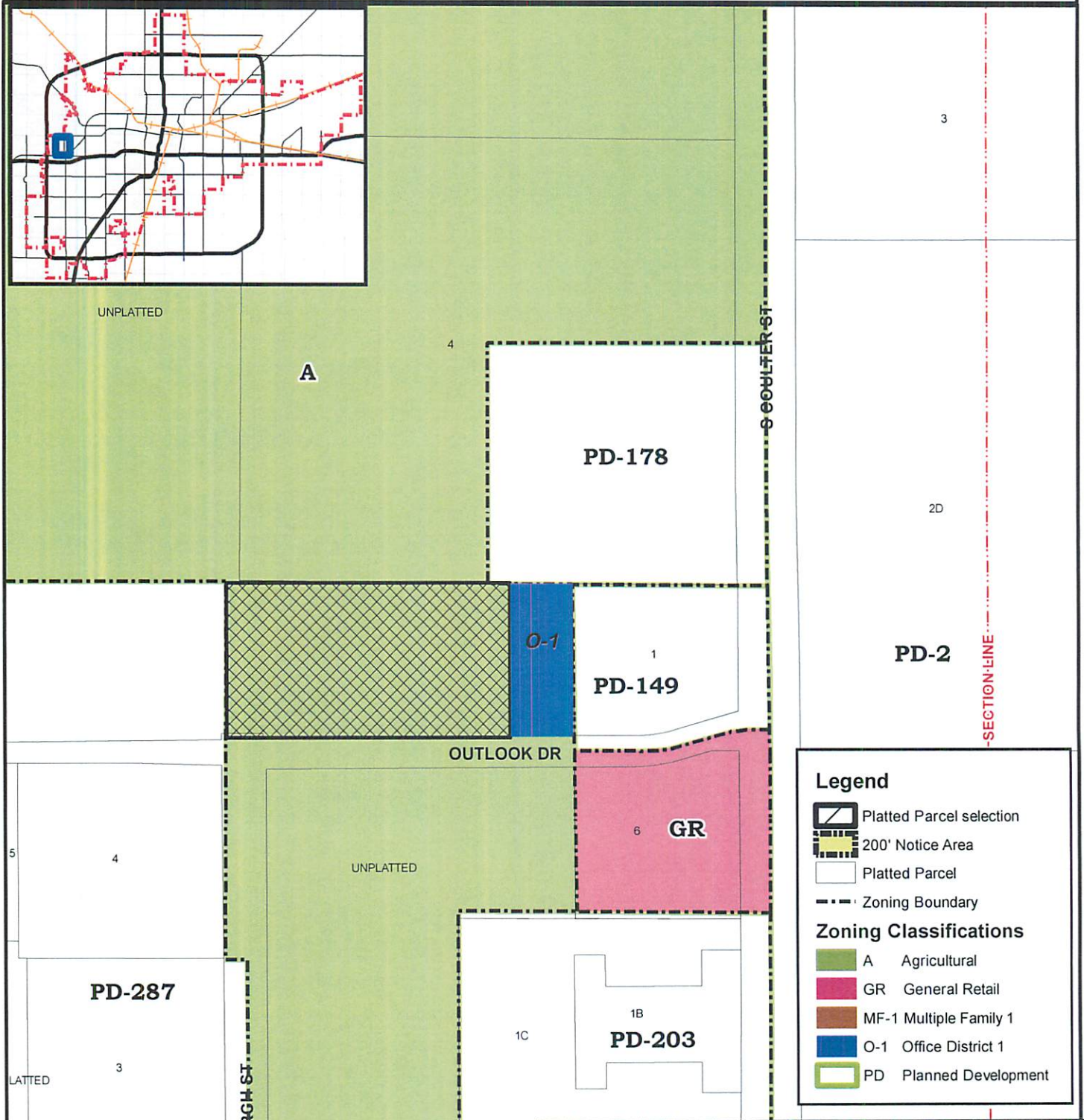
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Community Engagement Summary

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CASE Z-18-19 EXISTING ZONING



CITY OF AMARILLO PLANNING DEPARTMENT

Scale: 1 inch = 273 feet
Date: 8/24/2018



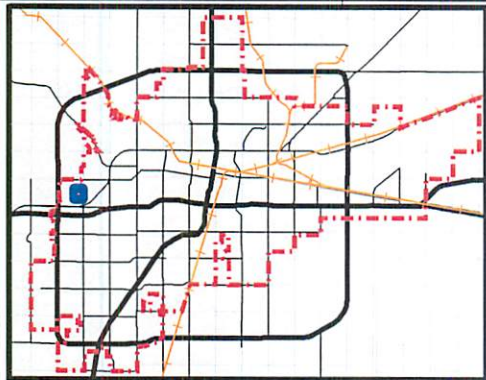
Ridgeview Medical Center Unit 26. Rezoning of a 3.82 acre tract of land out of Section 43, Block 9, BS&F Survey, City of Amarillo, Potter County, Texas plus one-half of all bounding streets, alleys, and public ways to change from Agricultural District (A) to General Retail District (GR)

Applicant: Ryan Mauldin

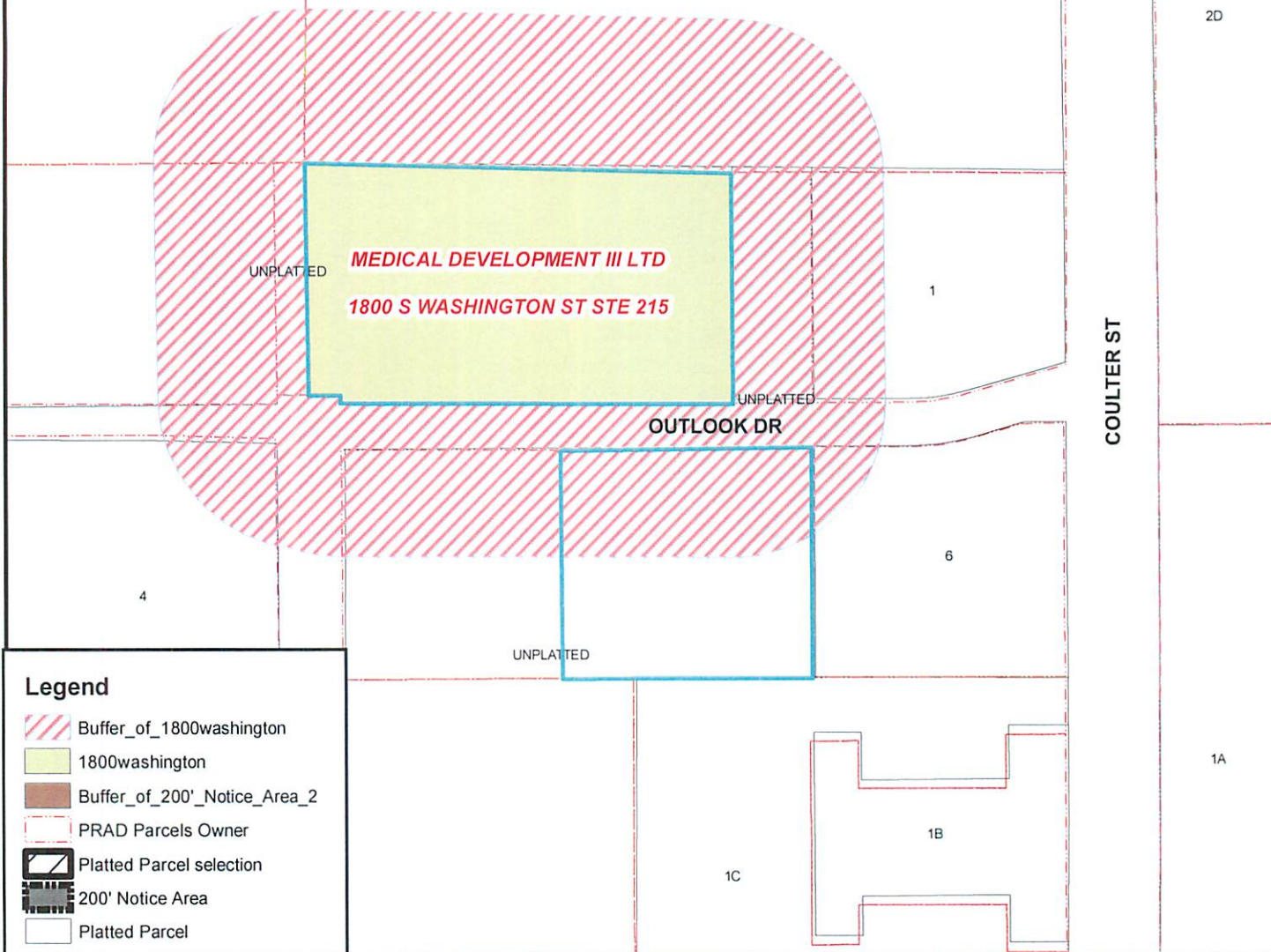
Vicinity: Outlook Dr. & Research St.

DISCLAIMER: The City of Amarillo is providing this information as a public service. The information shown is for information purposes only and except where noted, all of the data or features shown or depicted on this map is not to be construed or interpreted as accurate and/or reliable; the City of Amarillo assumes no liability or responsibility for any discrepancies or errors for the use of the information provided.

CASE Z-18-19
PROPERTY OWNER NOTIFICATION



TEXAS TECH UNIVERSITY
1400 COULTER ST
1400 WALLACE BLVD



CITY OF AMARILLO
PLANNING DEPARTMENT

Scale: 1 inch = 213 feet
Date: 8/14/2018



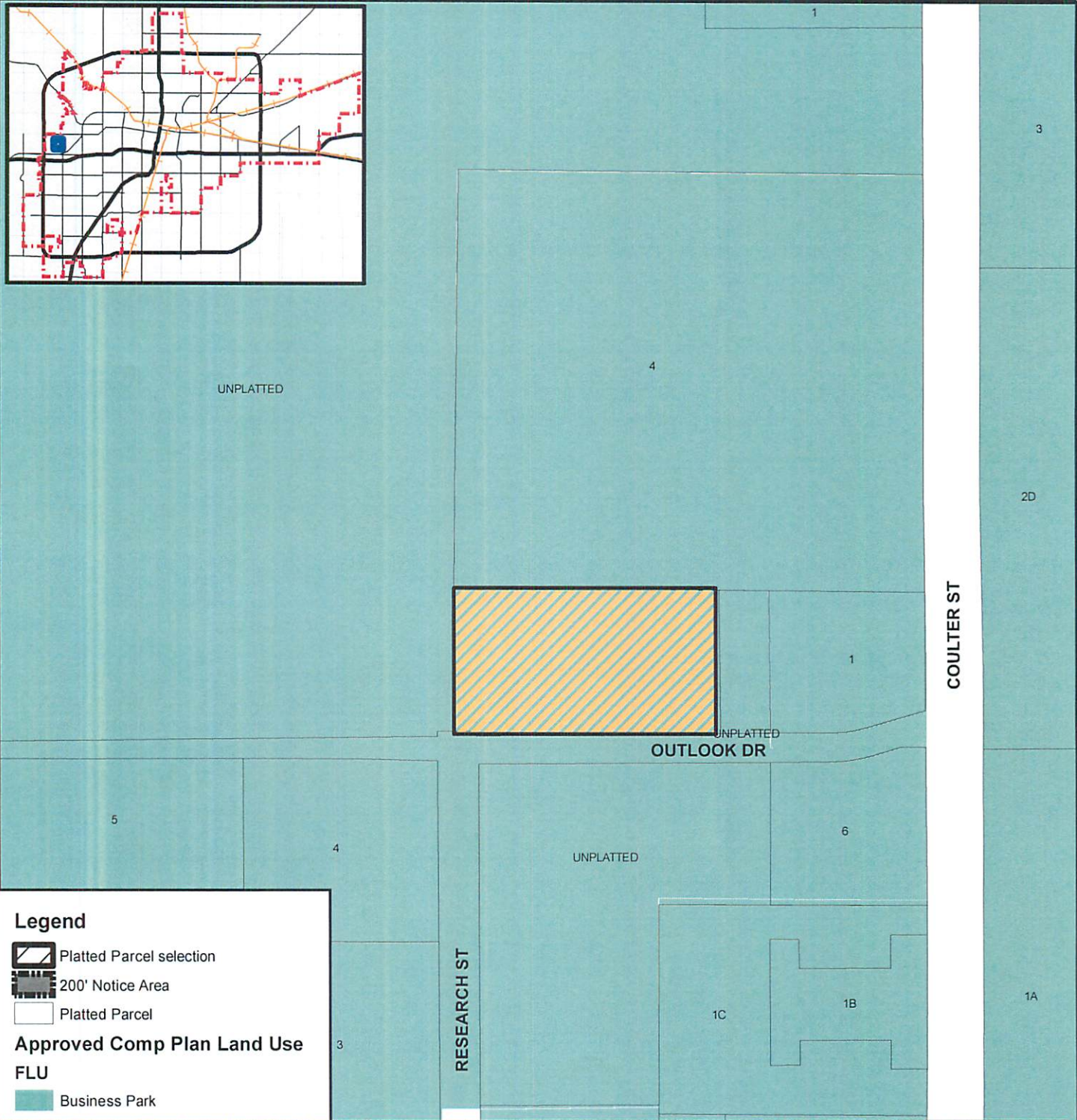
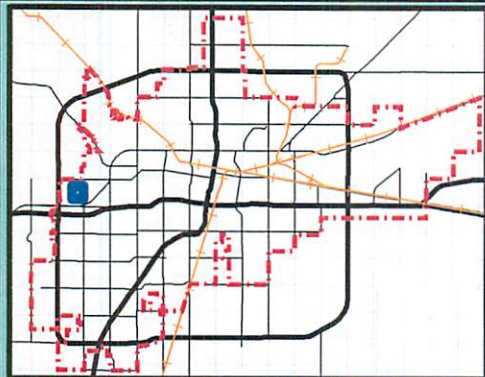
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Owner Agent: OJD Engineering

Vicinity: S. Coulter & Outlook Dr.

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CASE Z-18-19
FUTURE LAND USE



Legend

- Platted Parcel selection
- 200' Notice Area
- Platted Parcel

Approved Comp Plan Land Use

FLU

Business Park

CITY OF AMARILLO
PLANNING DEPARTMENT

Scale: 1 inch = 292 feet
Date: 8/14/2018



Ridgeview Medical Center Unit 26. Rezoning of a 3.82 acre tract of land out of Section 43, Block 9, BS&F Survey, City of Amarillo, Potter County, Texas plus one-half of all bounding streets, alleys, and public ways to change from Agricultural District (A) to General Retail District (GR)

Owner Agent: OJD Engineering

Vicinity: S. Coulter & Outlook Dr.

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Unplatted
(PCCFN: 2015088490)

Lot 4, Block 4
Ridgeview Medical Center
Unit No. 18
(Vol. 3049, Pg. 77)

N 89° 54' 51" E - 554.88'

N 00° 05' 28" W - 300.01'

Unplatted

3.82 Acres
(166,467 Square Feet)

Lot 2, Block 4
Ridgeview Medical Center
Unit No. 25
(PCCFN: 20180PR0002067)

Scale: 1" = 60'



S 00° 05' 28" E - 300.01'

P.O.B.

S 89° 54' 51" W - 554.88'

Outlook Drive
(60' R.O.W.)

Research Drive
(80' R.O.W.)

A 3.82 acres tract of land out of
Section 43, Block 9, B. S. & F. Survey,
City of Amarillo, Potter County, Texas

P.O.B. = Point of Beginning

- = 1/2" iron rod found
- ⊕ = 1/2" iron rod found with a cap
- ⊗ = 1/2" iron rod found with Furman cap

Bearings are based on the U.S. State Plane Coordinate
System of 1983 - Texas North Zone 4201
Distances shown are ground distances.
Grid to ground scale factor: 1.0002507

Amarillo City Council

Agenda Transmittal Memo



K

Meeting Date	September 18, 2018	Council Priority	Infrastructure Initiative
Department	Surface Water Treatment - Water Utilities		
Contact	Jonathan Gresham – Interim Director of Utilities		

Agenda Caption

Liquid Oxygen and Storage System annual contract renewal agreement.

Agenda Item Summary

Annual contract for liquid oxygen, industrial grade for production of Ozone used for drinking water treatment. This is an effective disinfectant to ensure clean water is supplied to City of Amarillo customers. City leases the maintenance and storage of a 9,000 gallon tank used to store liquid oxygen.

Requested Action

Requesting contract approval for supply of liquid oxygen and tank leasing agreement.

Funding Summary

Funding for this contract in the amount of \$119,457.00 is available in account 52220.51350 (Surface Water Production)

Community Engagement Summary

N/A

Staff Recommendation

City Staff is recommending approval and awarded to Westair Inc. (Bid. #6157).

Bid No. 6157 LIQUID OXYGEN & STORAGE SYSTEM ANNUAL CONTRACT
Opened 4:00 p.m. August 16, 2018

WESTAIR GAS & EQUIPMENT

To be awarded as one lot

LP

Line 1 Liquid oxygen wastewater
treatment liquid oxygen, per
specifications

525 tn

Unit Price

\$177.000

Extended Price

92,925.00

Line 2 Lease of liquid oxygen storage
liquid oxygen storage system, per
specifications

36 mo

Unit Price

\$737.000

Extended Price

26,532.00

Bid Total

119,457.00

Award by Vendor

119,457.00

Amarillo City Council

Agenda Transmittal Memo



Meeting Date	09/18/2018	Council Priority	Longterm Plan for Infrastructure
Department	Capital Projects & Development Engineering		
Contact	Kyle Schniederjan		

Agenda Caption

CONSIDER: Change Order No. 3, Job 530020, Bid 5806, Sewer Main Relocation Hollywood Road from Bell St. to Coulter St.

Work to include excavation, removal of existing pipe, and compaction of existing sanitary sewer main trench near Hollywood Road and Coulter Street.

Current Change Order: \$ 164,940.00

Agenda Item Summary

The original design calls for this existing sewer main to be abandoned in place and a new sewer line installed outside of the proposed new Loop 335. It was determined that the existing trench is failing and is not compacted to a level that will allow the construction of Loop 335 over the top. Change Order No. 3 is required to re-compact an existing utility trench within the area TxDOT is expanding Loop 335. Since the trench needs to be excavated prior to re-compaction, it is more economical to remove the existing pipe instead of abandoning it in place, as originally planned.

Original Contract:	\$	4,504,294.00
Previous Change Orders:	\$	111,898.00
Current Change Order:	\$	164,940.00
Revised Contract Total:	\$	4,781,132.00

Requested Action

Consider approval of Change Order No. 3 for execution by the City Manager.

Funding Summary

Funding is available in Job 530020, which was approved in the FY15/16 CIP and funded through the water and sewer revenue bonds in May 2017.

Community Engagement Summary

The work included in this change order has minimal impact on the community. This work is associated with the TxDOT Loop 335 project, but the work occurs outside of the traveled way.

Staff Recommendation

Staff is recommending approval and execution of Change Order No. 3.

Bid No. 5806 FY 2017-2021 Community Investment Program Water Distribution: Loop 335 Bell Street West to Soncy Road - Moving of Water Distribution lines located in Loop 335 Right-of-Way from I-27 West to Soncy Road; Wastewater Collection: Loop 335 Bell Street West to Soncy Road - Moving of Wastewater Collection lines located in Loop 335 Right-of-Way from I-27 West to Soncy Rd
Opened 4:00 p.m., August 10, 2017

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spiess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 1 Mobilization/Demobilization, per specifications							
1 Is	Unit Price	\$200,000.000	\$200,000.00	\$262,590.00	\$270,000.00	\$200,000.00	\$273,208.00
	Extended Price	200,000.00	200,000.00	262,590.00	270,000.00	200,000.00	273,208.00
Line 2 6" Ductile Iron Water Pipe, per specifications							
150 If	Unit Price	\$42.550	\$42.00	\$50.06	\$48.00	\$75.00	\$48.80
	Extended Price	6,382.50	6,300.00	7,509.00	7,200.00	11,250.00	7,320.00
Line 3 12" HDPE, C906 SDR 11, Temporary Pipe, per specifications							
120 If	Unit Price	\$47.800	\$85.00	\$112.19	\$124.00	\$140.00	\$82.70
	Extended Price	5,736.00	10,200.00	13,462.80	14,880.00	16,800.00	9,924.00
Line 4 6" PVC, C900 DR18 Water Pipe, per specifications							
20 If	Unit Price	\$27.400	\$160.00	\$32.45	\$45.00	\$50.00	\$21.80
	Extended Price	548.00	3,200.00	649.00	900.00	1,000.00	436.00
Line 5 6" PVC, C900 DR18 Restrained Joint Water Pipe, per specifications							
100 If	Unit Price	\$36.100	\$23.00	\$45.42	\$47.00	\$50.00	\$18.00
	Extended Price	3,610.00	2,300.00	4,542.00	4,700.00	5,000.00	1,800.00

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spieess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 6 6" PVC, C900 DR14 Water Pipe, per specifications							
50 If							
Unit Price	\$28.600	1,430.00	\$63.00	\$28.96	\$50.00	\$140.00	\$30.60
Extended Price				1,448.00	2,500.00	7,000.00	1,530.00
Line 7 8" PVC, C900 DR18 Water Pipe, per specifications							
1,260 If							
Unit Price	\$31.600	39,816.00	\$29.00	\$34.49	\$27.00	\$30.00	\$34.60
Extended Price				43,457.40	34,020.00	37,800.00	43,596.00
Line 8 8" PVC, C900 DR18 Restrained Joint Water Pipe, per specifications							
1,150 If							
Unit Price	\$41.750	48,012.50	\$27.00	\$43.09	\$39.00	\$40.00	\$27.00
Extended Price				49,553.50	44,850.00	46,000.00	31,050.00
Line 9 12" PVC, C900 DR18 Water Pipe, per specifications							
370 If							
Unit Price	\$44.300	16,391.00	\$54.00	\$53.78	\$41.00	\$50.00	\$65.20
Extended Price				19,898.60	15,170.00	18,500.00	24,124.00
Line 10 12" PVC, C900 DR18 Restrained Joint Water Pipe, per specifications							
560 If							
Unit Price	\$66.400	37,184.00	\$57.00	\$78.01	\$66.00	\$65.00	\$51.20
Extended Price				43,685.60	36,960.00	36,400.00	28,672.00
Line 11 16" PVC, C900 DR25 Water Pipe, per specifications							
4,840 If							
Unit Price	\$54.000	261,360.00	\$53.00	\$54.61	\$49.00	\$60.00	\$81.40
Extended Price				264,312.40	237,160.00	290,400.00	393,976.00

To be awarded as one lot				J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spieess Construction Co Inc	L A Fuller & Sons Construction LTD		
Line 12 16" PVC, C900 DR25 Restrained Joint Water Pipe, per specifications 660 lf											
Unit Price				\$110.000	\$85.00	\$81.23	\$79.00	\$80.00	\$68.40		
Extended Price				72,600.00	56,100.00	53,611.80	52,140.00	52,800.00		45,144.00	
Line 13 20" PVC, C900 DR25 Water Pipe, per specifications 20 lf											
Unit Price				\$71.500	\$55.00	\$120.45	\$295.00	\$100.00	\$124.20		
Extended Price				1,430.00	1,100.00	2,409.00	5,900.00	2,000.00		2,484.00	
Line 14 24" PVC, C900 DR25 Restrained Joint Water Pipe, per specifications 650 lf											
Unit Price				\$175.000	\$120.00	\$137.74	\$146.00	\$120.00	\$138.60		
Extended Price				113,750.00	78,000.00	89,531.00	94,900.00	78,000.00		90,090.00	
Line 15 6" Gate Valve and Box, per specifications 7 ea											
Unit Price				\$1,295.000	\$1,160.00	\$1,341.29	\$950.00	\$1,000.00	\$1,378.00		
Extended Price				9,065.00	8,120.00	9,389.03	6,650.00	7,000.00		9,646.00	
Line 16 8" Gate Valve and Box, per specifications 4 ea											
Unit Price				\$1,810.000	\$1,500.00	\$1,933.50	\$1,350.00	\$1,500.00	\$1,792.00		
Extended Price				7,240.00	6,000.00	7,734.00	5,400.00	6,000.00		7,168.00	
Line 17 10" Gate Valve and Box, per specifications 1 ea											
Unit Price				\$3,323.000	\$2,400.00	\$2,871.00	\$1,950.00	\$2,500.00	\$2,510.00		
Extended Price				3,323.00	2,400.00	2,871.00	1,950.00	2,500.00		2,510.00	

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spiess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 18 12" Gate Valve and Box, per specifications							
3 ea							
Unit Price	\$3,690.000	\$2,975.00	\$3,401.33	\$2,320.00	\$3,000.00	\$2,883.00	
Extended Price	11,070.00	8,925.00	10,203.99		6,960.00	9,000.00	8,649.00
Line 19 16" Gate Valve and Box, per specifications							
10 ea							
Unit Price	\$7,800.000	\$7,400.00	\$7,813.50	\$6,935.00	\$6,000.00	\$7,675.00	
Extended Price	78,000.00	74,000.00	78,135.00		60,000.00		76,750.00
Line 20 20" Gate Valve and Box, per specifications							
1 ea							
Unit Price	\$17,000.000	\$14,400.00	\$15,448.00	\$13,025.00	\$13,000.00	\$14,049.00	
Extended Price	17,000.00	14,400.00	15,448.00		13,000.00		14,049.00
Line 21 24" Gate Valve and Box, per specifications							
2 ea							
Unit Price	\$22,000.000	\$19,000.00	\$20,809.00	\$21,730.00	\$18,000.00	\$23,550.00	
Extended Price	44,000.00	38,000.00	41,618.00		43,460.00	36,000.00	47,100.00
Line 22 10" x 8" Tapping Sleeve and Valve, per specifications							
1 ea							
Unit Price	\$3,900.000	\$5,000.00	\$4,162.00	\$6,180.00	\$15,000.00	\$5,810.00	
Extended Price	3,900.00	5,000.00	4,162.00		15,000.00		5,810.00
Line 23 12" x 6" Tapping Sleeve and Valve, per specifications							
1 ea							
Unit Price	\$3,100.000	\$4,500.00	\$4,423.00	\$5,700.00	\$16,000.00	\$5,288.00	
Extended Price	3,100.00	4,500.00	4,423.00		16,000.00		5,288.00

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spieess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 24 12" x 8" Tapping Sleeve and Valve, per specifications 1 ea	Unit Price	\$4,100.000	\$5,000.00	\$4,625.00	\$6,375.00	\$16,000.00	\$6,036.00
	Extended Price	4,100.00	5,000.00	4,625.00	6,375.00	16,000.00	6,036.00
Line 25 16" x 6" Tapping Sleeve and Valve, per specifications 1 ea	Unit Price	\$3,500.000	\$4,000.00	\$4,316.00	\$4,600.00	\$8,000.00	\$4,074.00
	Extended Price	3,500.00	4,000.00	4,316.00	4,600.00	8,000.00	4,074.00
Line 26 20" x 6" Tapping Sleeve and Valve, per specifications 1 ea	Unit Price	\$3,575.000	\$4,200.00	\$5,005.00	\$5,400.00	\$8,000.00	\$4,335.00
	Extended Price	3,575.00	4,200.00	5,005.00	5,400.00	8,000.00	4,335.00
Line 27 20" x 4" Tapping Sleeve and Valve, per specifications 1 ea	Unit Price	\$3,325.000	\$3,600.00	\$4,555.00	\$4,900.00	\$8,000.00	\$3,757.00
	Extended Price	3,325.00	3,600.00	4,555.00	4,900.00	8,000.00	3,757.00
Line 28 24" x 16" Tapping Sleeve and Valve, per specifications 1 ea	Unit Price	\$17,800.000	\$14,000.00	\$15,025.00	\$18,700.00	\$19,000.00	\$16,399.00
	Extended Price	17,800.00	14,000.00	15,025.00	18,700.00	19,000.00	16,399.00
Line 29 10" Line Stop, per specifications 1 ea	Unit Price	\$9,600.000	\$6,000.00	\$14,870.00	\$12,050.00	\$8,000.00	\$12,448.00
	Extended Price	9,600.00	6,000.00	14,870.00	12,050.00	8,000.00	12,448.00

To be awarded as one lot	J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spiess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 30 12" Line Stop, per specifications						
1 ea						
Unit Price	\$12,140.000	\$6,000.00	\$15,596.00	\$13,650.00	\$9,000.00	\$13,482.00
Extended Price	12,140.00	6,000.00	15,596.00	13,650.00	9,000.00	13,482.00
Line 31 16" Line Stop, per specifications						
1 ea						
Unit Price	\$23,155.000	\$15,000.00	\$22,735.00	\$16,950.00	\$12,000.00	\$17,981.00
Extended Price	23,155.00	15,000.00	22,735.00	16,950.00	12,000.00	17,981.00
Line 32 20" Line Stop, per specifications						
1 ea						
Unit Price	\$28,000.000	\$26,000.00	\$23,945.00	\$20,900.00	\$17,000.00	\$23,332.00
Extended Price	28,000.00	26,000.00	23,945.00	20,900.00	17,000.00	23,332.00
Line 33 Ductile Iron Fittings, per specifications						
18,120 lbs						
Unit Price	\$6.750	\$8.40	\$8.91	\$9.00	\$5.00	\$72.24
Extended Price	122,310.00	152,208.00	161,449.20	163,080.00	90,600.00	1,308,988.80
Line 34 Fire Hydrant, per specifications						
7 ea						
Unit Price	\$3,940.000	\$3,100.00	\$3,348.14	\$3,650.00	\$5,500.00	\$2,832.00
Extended Price	27,580.00	21,700.00	23,436.98	25,550.00	38,500.00	19,824.00
Line 35 1" Sampling Tap, per specifications						
9 ea						
Unit Price	\$1,445.000	\$1,200.00	\$667.11	\$1,270.00	\$600.00	\$1,091.00
Extended Price	13,005.00	10,800.00	6,003.99	11,430.00	5,400.00	9,819.00

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spless Construction Co Inc	L A Fuller & Sons Construction LTD
Line 36 Water Service 8772 S Coulter St, per specifications							
1 Is							
Unit Price	\$7,100.000	\$20,000.00	\$13,976.00	\$32,000.00	\$12,000.00	\$21,338.00	
Extended Price	7,100.00			13,976.00	32,000.00	12,000.00	21,338.00
Line 37 Water Service 6701 Hollywood Rd, per specifications							
1 Is							
Unit Price	\$3,075.000	\$2,000.00	\$13,976.00	\$4,550.00	\$6,000.00	\$2,110.00	
Extended Price	3,075.00	2,000.00		13,976.00	4,550.00	6,000.00	2,110.00
Line 38 8" PVC, C900 DR25 Restrained Joint Sewer, per specifications							
190 If							
Unit Price	\$37.400	\$40.00	\$66.22	\$63.00	\$45.00	\$29.30	
Extended Price	7,106.00	7,600.00		12,581.80	11,970.00	8,550.00	5,567.00
Line 39 8" PVC, C900 DR25 Sewer Pipe 0'-14' Cut, per specifications							
197 If							
Unit Price	\$44.600	\$46.00	\$50.60	\$43.00	\$65.00	\$41.00	
Extended Price	8,786.20	9,062.00		9,968.20	8,471.00	12,805.00	8,077.00
Line 40 8" PVC, C900 DR25 Sewer Pipe 14'-16' Cut, per specifications							
673 If							
Unit Price	\$52.750	\$48.00	\$47.09	\$46.00	\$100.00	\$44.70	
Extended Price	35,500.75	32,304.00		31,691.57	30,958.00	67,300.00	30,083.10
Line 41 8" PVC, C900 DR25 Sewer Pipe 16'-18' Cut, per specifications							
147 If							
Unit Price	\$57.300	\$53.00	\$49.53	\$55.00	\$150.00	\$52.10	
Extended Price	8,423.10	7,791.00		7,280.91	8,085.00	22,050.00	7,658.70

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spieess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 42 8" PVC, C900 DR25 Sewer Pipe 18'-20' Cut, per specifications 47 If							
	Unit Price	\$66.400	\$60.00	\$53.62	\$61.00	\$180.00	\$66.60
	Extended Price	3,120.80	2,820.00	2,520.14	2,867.00	8,460.00	3,130.20
Line 43 8" PVC, C900 DR25 Sewer Pipe 20'-22' Cut, per specifications 42 If							
	Unit Price	\$93.600	\$69.00	\$54.81	\$69.00	\$220.00	\$78.20
	Extended Price	3,931.20	2,898.00	2,302.02	2,898.00	9,240.00	3,284.40
Line 44 12" PVC, C900 DR25 Sewer Pipe 0'-24' Cut, per specifications 20 If							
	Unit Price	\$93.100	\$121.00	\$62.85	\$105.00	\$300.00	\$75.25
	Extended Price	1,862.00	2,420.00	1,257.00	2,100.00	6,000.00	1,505.00
Line 45 14" PVC, C900 DR25 Sewer Pipe 0'-18' Cut, per specifications 408 If							
	Unit Price	\$78.600	\$68.00	\$70.01	\$73.00	\$300.00	\$79.20
	Extended Price	32,068.80	27,744.00	28,564.08	29,784.00	122,400.00	32,313.60
Line 46 14" PVC, C900 DR25 Sewer Pipe 18'-20' Cut, per specifications 1,793 If							
	Unit Price	\$78.600	\$76.00	\$64.89	\$78.00	\$310.00	\$81.80
	Extended Price	140,929.80	136,268.00	116,347.77	139,854.00	555,830.00	146,667.40
Line 47 14" PVC, C900 DR25 Sewer Pipe 20'-22' Cut, per specifications 302 If							
	Unit Price	\$92.250	\$85.00	\$72.84	\$86.00	\$320.00	\$89.60
	Extended Price	27,859.50	25,670.00	21,997.68	25,972.00	96,640.00	27,059.20

To be awarded as one lot		J & H Services Inc		Amarillo Utility Contractors		Williams Ditching LLC		Condie Construction Co Inc		Spiess Construction Co Inc		L A Fuller & Sons Construction LTD	
Line 48 14" PVC, C900 DR25 Sewer Pipe 22'-24' Cut, per specifications 478 If													
Unit Price	\$105.850	\$90.00	\$72.35	\$97.00	\$340.00	\$90.00							
Extended Price	50,596.30	43,020.00	34,583.30	46,366.00	162,520.00	43,020.00							
Line 498 14" PVC, C900 DR25 Sewer Pipe 24'-26' Cut, per specifications 704 If													
Unit Price	\$140.000	\$96.00	\$73.20	\$114.00	\$360.00	\$95.40							
Extended Price	98,560.00	67,584.00	51,532.80	80,256.00	253,440.00	67,161.60							
Line 50 14" PVC, C900 DR25 Sewer Pipe 26'-28' Cut, per specifications 813 If													
Unit Price	\$187.500	\$110.00	\$73.49	\$141.00	\$380.00	\$98.40							
Extended Price	152,437.50	89,430.00	59,747.37	114,633.00	308,940.00	79,999.20							
Line 51 14" PVC, C900 DR25 Sewer Pipe 28'-30' Cut, per specifications 737 If													
Unit Price	\$228.400	\$150.00	\$59.89	\$198.00	\$400.00	\$103.10							
Extended Price	168,330.80	110,550.00	44,138.93	145,926.00	294,800.00	75,984.70							
Line 52 14" PVC, C900 DR25 Sewer Pipe in bore or Casing, per specifications 1,732 If													
Unit Price	\$37.750	\$80.00	\$138.15	\$109.00	\$200.00	\$73.10							
Extended Price	65,383.00	138,560.00	239,275.80	188,788.00	346,400.00	126,609.20							
Line 53 10" PVC, C900 CR18 Force Main Pipe, per specifications 90 If													
Unit Price	\$39.000	\$66.00	\$62.14	\$51.00	\$80.00	\$72.60							
Extended Price	3,510.00	5,940.00	5,592.60	4,590.00	7,200.00	6,534.00							

To be awarded as one lot		J & H Services Inc		Amarillo Utility Contractors		Williams Ditching LLC	Condie Construction Co Inc	Spiess Construction Co Inc	L A Fuller & Sons Construction LTD	
Line 54 10" PVC, C900 DR18 Restrained Jnt force Main Pipe, per specifications 680 lf										
	Unit Price	\$54,000	\$50.00	\$75.18	\$60.00	\$100.00	\$37.60			
	Extended Price	36,720.00	51,122.40	40,800.00	68,000.00	25,568.00				
Line 55 48" Diameter Concrete Manhole, 0'-4' depth, per specifications 2 ea										
	Unit Price	\$3,155.000	\$5,800.00	\$3,942.00	\$9,550.00	\$7,000.00	\$2,449.00			
	Extended Price	6,310.00	11,600.00	7,884.00	14,000.00	4,898.00				
Line 56 Extra Depth in 48" Dia Manholes over 4' in depth, per specifications 35 lf										
	Unit Price	\$320.000	\$165.00	\$652.63	\$465.00	\$100.00	\$141.90			
	Extended Price	11,200.00	22,842.05	16,275.00	3,500.00	4,966.50				
Line 57 48" Diameter Fiberglass Manhole, 0'-4' depth, per specifications 7 ea										
	Unit Price	\$3,500.000	\$11,000.00	\$2,695.00	\$5,900.00	\$14,000.00	\$7,069.00			
	Extended Price	24,500.00	77,000.00	18,865.00	98,000.00	49,483.00				
Line 58 Extra Depth in 48" Dia fiberglass MH over 4' in depth, per specifications 75 lf										
	Unit Price	\$427.000	\$600.00	\$581.15	\$764.00	\$100.00	\$342.30			
	Extended Price	32,025.00	45,000.00	43,586.25	57,300.00	7,500.00	25,672.50			

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spless Construction Co Inc	L A Fuller & Sons Construction LTD
Line 59 60" Diameter Fiberglass Manhole, 0'-4' depth, per specifications 28 ea							
Unit Price	\$5,490.000	\$16,000.00	\$3,269.75	\$14,000.00	\$20,000.00	\$39,134.00	
Extended Price	153,720.00	448,000.00	91,553.00	392,000.00	560,000.00	1,095,752.00	
Line 60 Extra Depth in 60" Dia Manholes over 4' in depth, per specifications 529 lf							
Unit Price	\$655.000	\$750.00	\$612.87	\$960.00	\$100.00	\$631.80	
Extended Price	346,495.00	396,750.00	324,208.23	507,840.00	52,900.00	334,222.20	
Line 61 8" Drop Assembly, per specifications 2 ea							
Unit Price	\$2,430.000	\$2,500.00	\$730.00	\$935.00	\$3,000.00	\$891.00	
Extended Price	4,860.00	5,000.00	1,460.00	1,870.00	6,000.00	1,782.00	
Line 62 12" Drop Assembly per specifications 1 ea							
Unit Price	\$3,075.000	\$2,800.00	\$1,356.00	\$1,530.00	\$3,000.00	\$1,378.00	
Extended Price	3,075.00	2,800.00	1,356.00	1,530.00	3,000.00	1,378.00	
Line 63 Air Release Valve Assembly, per specifications 2 ea							
Unit Price	\$7,300.000	\$11,000.00	\$48,913.55	\$8,800.00	\$6,000.00	\$9,739.00	
Extended Price	14,600.00	22,000.00	97,827.10	17,600.00	12,000.00	19,478.00	
Line 64 Bypass Line A, per specifications 1 ls							
Unit Price	\$20,000.000	\$18,000.00	\$16,940.00	\$40,000.00	\$10,000.00	\$23,965.00	
Extended Price	20,000.00	18,000.00	16,940.00	40,000.00	10,000.00	23,965.00	

To be awarded as one lot	J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condle Construction Co Inc	Spiess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 65 Bypass Line B, per specifications						
1 ls						
Unit Price	\$20,000.000	\$18,000.00	\$16,940.00	\$20,000.00	\$10,000.00	\$22,759.00
Extended Price	20,000.00	18,000.00	16,940.00	20,000.00	10,000.00	22,759.00
Line 66 Bypass Line D, per specifications						
1 ls						
Unit Price	\$20,000.000	\$19,000.00	\$16,940.00	\$40,000.00	\$10,000.00	\$40,858.00
Extended Price	20,000.00	19,000.00	16,940.00	40,000.00	10,000.00	40,858.00
Line 67 Bypass Line F, per specifications						
1 ls						
Unit Price	\$20,000.000	\$19,000.00	\$16,940.00	\$30,000.00	\$10,000.00	\$25,608.00
Extended Price	20,000.00	19,000.00	16,940.00	30,000.00	10,000.00	25,608.00
Line 68 Sewer Service 8772 S Coulter St, per specifications						
1 ls						
Unit Price	\$4,000.000	\$4,700.00	\$10,140.00	\$18,500.00	\$5,000.00	\$2,491.00
Extended Price	4,000.00	4,700.00	10,140.00	18,500.00	5,000.00	2,491.00
Line 69 Sewer Service 6701 Hollywood Rd, per specifications						
1 ls						
Unit Price	\$4,000.000	\$3,500.00	\$10,140.00	\$10,000.00	\$5,000.00	\$1,470.00
Extended Price	4,000.00	3,500.00	10,140.00	10,000.00	5,000.00	1,470.00
Line 70 14" Steel Casing (WT 0.250"), per specifications						
166 lf						
Unit Price	\$36.900	\$46.00	\$19.07	\$33.00	\$40.00	\$73.20
Extended Price	6,125.40	7,636.00	3,165.62	5,478.00	6,640.00	12,151.20

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spieess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 71 18" Steel Casing (WT 0.25"), per specifications							
628 If							
Unit Price	\$60.150	\$68.00	42,704.00	\$37.51	\$57.00	\$45.00	\$76.40
Extended Price	37,774.20			23,556.28	35,796.00	28,260.00	47,979.20
Line 72 20" Steel Casing (WT 0.25"), per specifications							
188 If							
Unit Price	\$61.600	\$70.00	13,160.00	\$29.04	\$65.00	\$50.00	\$81.70
Extended Price	11,580.80			5,459.52	12,220.00	9,400.00	15,359.60
Line 73 20" Steel Casing (WT 0.375") thru Bore, per specifications							
272 If							
Unit Price	\$61.600	\$85.00	23,120.00	\$32.67	\$76.00	\$55.00	\$88.70
Extended Price	16,755.20			8,886.24	20,672.00	14,960.00	24,126.40
Line 74 24" Steel Casing (WT 0.25"), per specifications							
413 If							
Unit Price	\$69.500	\$86.00	35,518.00	\$35.30	\$75.00	\$60.00	\$88.90
Extended Price	28,703.50			14,578.90	30,975.00	24,780.00	36,715.70
Line 75 24" Steel Casing (WT 0.375") thru bore, per specifications							
586 If							
Unit Price	\$69.500	\$99.00	58,014.00	\$39.33	\$88.00	\$65.00	\$141.10
Extended Price	40,727.00			23,047.38	51,568.00	38,090.00	82,684.60
Line 76 24" Steel Casing (WT 0.500") thru bore, per specifications							
800 If							
Unit Price	\$69.500	\$87.00	69,600.00	\$62.62	\$125.00	\$70.00	\$173.50
Extended Price	55,600.00			50,096.00	100,000.00	56,000.00	138,800.00

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spiess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 77 36" Steel Casing (WT 0.500"), per specifications 425 lf							
Unit Price		\$182.000	\$160.00	\$98.01	\$158.00	\$100.00	\$189.60
Extended Price		77,350.00	68,000.00	41,654.25	67,150.00	42,500.00	80,580.00
Line 78 20" Steel Casing (WT 0.375") open cut, per specifications 62 lf							
Unit Price		\$61.600	\$80.00	\$32.66	\$127.00	\$65.00	\$123.70
Extended Price		3,819.20	4,960.00	2,024.92	7,874.00	4,030.00	7,669.40
Line 79 24" Steel Casing (WT 0.375") open cut, per specifications 249 lf							
Unit Price		\$69.500	\$71.00	\$39.33	\$161.00	\$70.00	\$137.50
Extended Price		17,305.50	17,679.00	9,793.17	40,089.00	17,430.00	34,237.50
Line 80 24" Steel Casing (WT 0.500") open cut, per specifications 148 lf							
Unit Price		\$69.500	\$87.00	\$62.62	\$172.00	\$150.00	\$187.20
Extended Price		10,286.00	12,876.00	9,267.76	25,456.00	22,200.00	27,705.60
Line 81 Bore for 6" Nominal Diameter Pipe, per specifications 92 lf							
Unit Price		\$130.000	\$49.00	\$50.82	\$52.00	\$100.00	\$153.40
Extended Price		11,960.00	4,508.00	4,675.44	4,784.00	9,200.00	14,112.80
Line 82 Bore for 8" Nominal Diameter Pipe, per specifications 1,067 lf							
Unit Price		\$130.000	\$35.00	\$67.76	\$55.00	\$100.00	\$92.90
Extended Price		138,710.00	37,345.00	72,299.92	58,685.00	106,700.00	99,124.30

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spieess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 83 Bore for 14" Nominal Diameter Pipe, per specifications 166 If	Unit Price	\$270.000	\$90.00	\$18.45	\$72.00	\$300.00	\$189.40
	Extended Price	44,820.00	14,940.00	3,062.70	11,952.00	49,800.00	31,440.40
Line 84 Bore for 16" Nominal Diameter Pipe, per specifications 100 If	Unit Price	\$300.000	\$70.00	\$135.52	\$87.00	\$300.00	\$243.70
	Extended Price	30,000.00	7,000.00	13,552.00	8,700.00	30,000.00	24,370.00
Line 85 Bore for 18" Nominal Diameter Pipe, per specifications 628 If	Unit Price	\$230.000	\$50.00	\$152.46	\$156.00	\$300.00	\$192.70
	Extended Price	144,440.00	31,400.00	95,744.88	97,968.00	188,400.00	121,015.60
Line 86 Bore for 20" Nominal Diameter Pipe, per specifications 460 If	Unit Price	\$255.000	\$50.00	\$169.40	\$255.00	\$600.00	\$222.10
	Extended Price	117,300.00	23,000.00	77,924.00	117,300.00	276,000.00	102,166.00
Line 87 Bore for 24" Nominal Diameter Pipe, per specifications 573 If	Unit Price	\$260.000	\$147.00	\$203.28	\$300.00	\$675.00	\$265.00
	Extended Price	148,980.00	84,231.00	116,479.44	171,900.00	386,775.00	151,845.00
Line 88 Dry Bore for 24" Nominal Diameter Pipe, per specifications 1,286 If	Unit Price	\$250.000	\$253.00	\$1,145.53	\$373.00	\$675.00	\$400.70
	Extended Price	321,500.00	325,358.00	1,473,151.58	479,678.00	868,050.00	515,300.20

To be awarded as one lot		J & H Services Inc	Amarillo Utility Contractors	Williams Ditching LLC	Condie Construction Co Inc	Spieess Construction Co Inc	L A Fuller & Sons Construction LTD
Line 89 Bore for 36" Nominal Diameter Pipe, per specifications 425 lf							
	Unit Price	\$275.000	\$300.00	\$102.20	\$473.00	\$700.00	\$384.80
	Extended Price	116,875.00	127,500.00	43,435.00	201,025.00	297,500.00	163,540.00
Line 90 Line Marker, per specifications 22 ea							
	Unit Price	\$23.500	\$70.00	\$605.00	\$50.00	\$50.00	\$74.90
	Extended Price	517.00	1,540.00	13,310.00	1,100.00	1,100.00	1,647.80
Line 91 Hot Mix Asphalt Pavement Repair, per specifications 820 sy							
	Unit Price	\$47.000	\$100.00	\$73.24	\$67.50	\$25.00	\$126.70
	Extended Price	38,540.00	82,000.00	60,056.80	55,350.00	20,500.00	103,894.00
Line 92 Concrete Pavement Repair, per specifications 2,700 sf							
	Unit Price	\$10.000	\$10.00	\$4.43	\$12.50	\$10.00	\$12.30
	Extended Price	27,000.00	27,000.00	11,961.00	33,750.00	27,000.00	33,210.00
Line 93 Abandonment of Water Distribution, per specifications 1 ls							
	Unit Price	\$50,000.000	\$113,000.00	\$39,247.00	\$155,000.00	\$20,000.00	\$67,338.00
	Extended Price	50,000.00	113,000.00	39,247.00	155,000.00	20,000.00	67,338.00
Line 94 Abandoned on Sanitary Sewers, per specifications 1 ls							
	Unit Price	\$50,000.000	\$160,000.00	\$46,325.00	\$150,000.00	\$20,000.00	\$24,351.00
	Extended Price	50,000.00	160,000.00	46,325.00	150,000.00	20,000.00	24,351.00

Line 95 Trench Safety, per specifications						
14,206	If					
	Unit Price	\$4.000	\$1.00	\$1.13	\$1.00	\$8.40
	Extended Price	56,824.00	14,206.00	16,052.78	14,206.00	119,330.40
Line 96 Erosion controls per specifications						
1	Is					
	Unit Price	\$40,000.000	\$20,000.00	\$20,570.00	\$62,000.00	\$28,196.00
	Extended Price	40,000.00	20,000.00	20,570.00	62,000.00	28,196.00
Line 97 Traffic Controls, per specifications						
1	Is					
	Unit Price	\$50,000.000	\$50,000.00	\$194,239.00	\$60,500.00	\$112,369.00
	Extended Price	50,000.00	50,000.00	194,239.00	60,500.00	112,369.00
Bid Total		4,486,616.55	4,504,294.00	5,271,900.87	5,498,899.00	7,160,513.00

NOT A RESPONSIBLE BIDDER

Award to vendor

Change Order 1

Change Order 2

Change Order 3

Revised Total

4,504,294.00

12,000.00

99,898.00

164,940.00

4,781,132.00

Amarillo City Council

Agenda Transmittal Memo



Meeting Date	09/18/2018	Council Priority	Longterm Plan for Infrastructure
Department	Capital Projects & Development Engineering		
Contact	Kyle Schniederjan		

Agenda Caption

CONSIDER: Amendment to Agreement for Professional Services with Brandt Engineers Group, Ltd., Job 530020, Bid 5806, Sewer Main Relocation Hollywood Road from Bell St. to Coulter St.

Current Amendment: \$ 19,425.00

Agenda Item Summary

The Agreement for Professional Services, associated with RFQ 03-16 and approved by City Council on February 23, 2016, is to provide Design, Bidding, Construction, Closeout, and Resident Project Representative (RPR) Phase services for the relocation of water and sewer utilities in the vicinity of the I-27/Loop 335 highway construction project. It was determined that the pre-existing trench is failing and a change order with the construction contractor is being proposed. The additional professional services are to manage the change order work.

Original Contract:	\$	411,820.00
Previous Amendments:	\$	259,460.00
Current Amendment:	\$	19,425.00
Revised Contract Total:	\$	690,705.00

Requested Action

Consider approval of Amendment No 4 for execution by the City Manager.

Funding Summary

Funding is available in Job 530020, which was approved in the FY15/16 CIP and funded through the water and sewer revenue bonds in May 2017.

Community Engagement Summary

The change in the professional services agreement has minimal impact on the community. However, the community engagement process is an integral part of the construction phase of this project, and the engineer is involved in it. This work is associated with the TxDOT Loop 335 project, but the work occurs outside of the traveled way.

Staff Recommendation

Staff is recommending approval and execution of the amendment.

**AMENDMENT NO. 4
TO AGREEMENT FOR ENGINEERING SERVICES
BETWEEN CITY OF AMARILLO
AND BRANDT ENGINEERS GROUP, LTD.**

The City of Amarillo ("OWNER") and Brandt Engineers Group, Ltd. ("ENGINEER") entered into an Agreement for Professional Services dated February 8, 2016 and amended January 26, 2017, August 2, 2017, and January 17, 2018 (the "Agreement"). Under the Agreement, OWNER engaged ENGINEER to perform the following professional services in connection with the relocation and adjustment of OWNER'S water and sewer utilities in the vicinity of the I-27/Loop 335 interchange from Bell Street to Coulter Road located in Randall County, Texas.

Pursuant to Section XXI of the Agreement, the parties desire to amend the Agreement as provided herein.

NOW, THEREFORE, for good and valuable consideration, OWNER and ENGINEER hereby agree to amend the Agreement as follows:

1. Section I of the Agreement is amended to read as follows:

ENGINEER agrees to accept as payment for all Phases a lump sum fee not to exceed \$690,705.00, inclusive of expenses. The fee is broken down by Phase in Attachment D to the Agreement.

2. Attachment D to the Agreement ("Lump Sum Fee Distribution to the Engineer") is amended to read as follows:

**ATTACHMENT D
LUMP SUM FEE DISTRIBUTION TO THE ENGINEER**

Subject to the provisions of this Agreement the lump sum fee for Basic Services shall be distributed on the basis of the following percentages of the total lump sum fee for the phases of the Project.

Phase	Fee	Percentage
Preliminary Design	\$235,820.00	34.1%
Final Design	\$139,150.00	20.1%
Bidding	\$ 21,910.00	3.2%
Construction	\$ 69,690.00	10.1%
Closeout	\$ 5,650.00	0.8%
Amendment No. 1	\$ 14,360.00	2.1%
RPR	\$204,125.00	29.6%
TOTAL	\$690,705.00	100.0%

With this agreement, Construction and RPR Services will include the engineering services to excavate, remove sewer line, backfill, and compact existing sewer line to be abandoned on the north side of Loop 335 from approximately 494 feet west of the west right of way line of I-27 and extending west approximately 2,872 feet to a manhole located approximately 391 feet west of the west right of way line of Coulter Street.

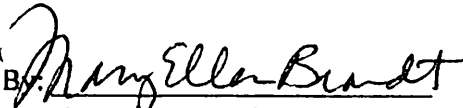
RPR services will be dependent upon construction time, weather conditions, number of contractors and subcontractors on the job site, hours of operation per day, the quality of the construction contractor, and other factors. For estimating purposes, the construction time for the project could be a total of 46 weeks. Based on work for 46 weeks, the RPR services will be at a budget cost not to exceed \$204,125.00.

2. Except as herein modified, all terms, conditions and provisions of the Agreement shall remain in force and effect and are hereby confirmed and ratified by OWNER and ENGINEER.

EXECUTED by the parties as of the date shown below, to be effective upon execution of the OWNER.

ENGINEER:

Brandt Engineers Group, Ltd., a
Texas limited partnership

By: 
Mary Ellen Brandt, President

OWNER:

City of Amarillo, a Texas municipal
corporation

By: _____



Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	
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Department	City Manager Michelle Bonner, Assistant City Manager
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Agenda Caption

ORDINANCE NO. _____ :

This is the second reading of an ordinance adopting the City of Amarillo budget for the 2018/2019 fiscal year. This budget allows for the City to continue providing effective public services, programs and assistance to Amarillo residents in the upcoming year.

Agenda Item Summary

This is the second reading of the ordinance adopting the City of Amarillo budget for the 2018/2019 fiscal year.

Requested Action

Council approval of the ordinance. The wording on the motion to approve the budget ordinance:

'I move Adoption of Ordinance No 7761 Adopting the Budget for the Fiscal Year October 1, 2018, Through September 30, 2019 for the City of Amarillo.'

A record vote is required for approval of the budget ordinance, with the name and vote of each member officially recorded.

Funding Summary

N/A

Community Engagement Summary

The City Council met on August 7th, 8th and 9th to review the proposed 2018/2019 budget. At the August 7th Council meeting, City Staff presented an overview of the proposed 2018 tax rate and required tax notices. On August 14, 2018 the City Council discussed the tax rate and approved a motion to consider a \$0.36838 property tax rate. On September 4, 2018 and September 11, 2018 Council held mandatory public hearings on the 2018 tax rate. (The property tax rate generates the amount necessary to fund the proposed 2018/2019 Budget.) On September 4, 2018 Council held a public hearing on the 2018/2019 budget.

Staff Recommendation

Staff recommendation is to approve the second reading of the ordinance adopting the City of Amarillo budget for the 2018/2019 fiscal year.

ORDINANCE NO. 7761

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AMARILLO, ADOPTING THE BUDGET FOR THE FISCAL YEAR OCTOBER 1, 2018, THROUGH SEPTEMBER 30, 2019, FOR THE CITY OF AMARILLO; APPROPRIATING MONEY FOR THE VARIOUS FUNDS AND PURPOSES OF SUCH BUDGET; AMENDING VARIOUS TERMS AND PROVISIONS OF THE AMARILLO MUNICIPAL CODE TO ADD, MODIFY, INCREASE, OR DELETE VARIOUS FEES AND RATES; CHAPTER 8-5, ARTICLE IV, CONCERNING CERTAIN ENVIRONMENTAL HEALTH FEES; CHAPTERS 12-1 AND 12-4 CONCERNING PARK AND RECREATION FEES; CHAPTERS 18-2, 18-3, AND 18-4, CONCERNING VARIOUS WATER AND SEWER RATES; PROVIDING A SAVINGS AND SEVERABILITY CLAUSE; REPEALING ALL ORDINANCES AND APPROPRIATIONS IN CONFLICT; PROVIDING AN EFFECTIVE DATE.

WHEREAS, a budget for operating the municipal government of the City of Amarillo for the fiscal year October 1, 2018 through September 30, 2019 (hereafter, "fiscal year" or "FY") has been prepared by the City Manager of the City of Amarillo; and

WHEREAS, all public notices and hearings required by State law and the City Charter have been duly and legally advertised, published and conducted as required; and

WHEREAS, said budget has been filed with the City Secretary for more than fifteen (15) days immediately prior to the public hearing heretofore held upon said budget; and

WHEREAS, at the public hearing the financial condition, comparative expenditures as filed, and public comments were duly considered;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO, TEXAS:

SECTION 1. That the budget as filed with the City Secretary of the City of Amarillo for the fiscal year of October 1, 2018 through September 30, 2019 (hereafter, "the fiscal year"), together with any amendments made upon motion, second, and majority vote during public hearings, is hereby approved, adopted and ratified as the Annual Budget for the City of Amarillo, Texas, for the fiscal year.

SECTION 2. That the number, classification, and designation of each position, as listed in the Annual Budget and incorporated herein by reference, is hereby created, established and adopted as the official plan for the classified service and unclassified service (managerial schedule and part-time schedule) of the City of Amarillo for the fiscal year. Any classified or unclassified position which is not listed in said Annual Budget is expressly found, after having been examined in budget work sessions to

be a surplus position and, in order to increase efficiency of providing service and to reduce expenditures, such position is hereby abolished. The number of authorized positions may be increased by subsequent action if grants or other revenue sources become available during the fiscal year to fund such position(s). On October 1, 2018, six (6) new patrolmen positions and five (5) new firefighter positions will be added to authorized positions.

SECTION 3. That in accordance with the annual personnel budget for the City, effective January 1, 2019, the City contribution rate to the Texas Municipal Retirement System will be 12.18%. Effective January 1, 2019, the City contribution rate to the Amarillo Firemen's Relief and Retirement Fund will be 19.57%. Effective January 1, 2019, the City contribution rate towards the City's Other Post Employment Benefits (OPEB) liability will be two point forty-three percent (2.43%). This does not change the amounts contributed by employees each payroll period.

SECTION 4. That, in accordance with the annual budget adopted for the Planning Department, Chapter 4-6, Article I, Section 4-6-3, of the Amarillo Municipal Code is hereby added to read as follows:

Sec. 4-6-3. Fees.

(a) Fees related to the processing of applicable permits and services described in this Chapter shall be set out as follows:

TABLE NUMBER ONE

	<u>Description</u>	<u>Fee</u>	<u>Technology Fee</u>
(1)	Right of Way (ROW) Permit Fee	\$260.00	\$10.00
(2)	ROW Re-inspection Fee	\$50.00	\$10.00
(3)	ROW No Permit Fee (per day)	\$500.00	\$10.00
(4)	Flood Plain Development Permit	\$200.00	\$10.00
(5)	Sidewalk Wavier –Commercial	\$800.00	\$10.00
(6)	Sidewalk Wavier –Residential	\$80.00	\$10.00
(7)	Street Name Change	\$660.00 + cost of sign	\$10.00
(8)	Drainage Report Application Fee	\$250.00	\$10.00
(9)	Drainage Report Fee (Per Acre	\$3.00	\$10.00
(10)	Notification Supplementary Fee	\$160.00	\$10.00
(11)	Construction Plan Review	1% of the total	\$10.00

		cost of the project.	
(12)	Construction Application Fee	\$250.00	\$10.00
(13)	<u>Multiple Location per Permit Fee</u>	<u>\$100.00</u>	

SECTION 5. That, in accordance with the annual budget adopted for Parks and Recreation Department, Chapter 12-4, Section 12-4-5, of the Amarillo Municipal Code is hereby amended to read as follows:

- (a) [NO TEXT CHANGE]
- (b) Golf cart rental fees (tax included):
 - 9 holes\ ~~\$14.00~~ 15.00
 - 18 holes\ ~~28.00~~ 30.00
- (c) – (g) [NO TEXT CHANGE]

SECTION 6. That, in accordance with the annual budget adopted for the Building Safety Department, Chapter 4-1, Article I, Division 5, Section 4-1-50, of the Amarillo Municipal Code is hereby amended to read as follows:

Sec. 4-1-50. - Plumbing permit fees.

- (a) [NO TEXT CHANGE]
- (b) (1)-(8) [NO TEXT CHANGE]
- (9) Wastewater Discharge Permit Fee \$85.00

SECTION 7. That Chapter 8-5, Article I, Section 8-5-1, of the Amarillo Municipal Code is hereby amended:

Sec. 8-5-1. - Definitions.

Director of Public Health: The manager of the Department of Public Health appointed by the Public Health Administrator and charged with implementing public health promotion and maintenance services; infectious disease control, isolation, quarantine, and prevention services; community health assessment, and public health education and information services for the Amarillo Bi-City-County Health District.

SECTION 8. That Chapter 8-5, Article I, Section 8-5-2, of the Amarillo Municipal Code is hereby amended

Sec. 8-5-2. - Adoption of State Law, Rules and Regulations.

(a) The following Chapters of the Texas Health and Safety Code and applicable administrative regulations as published by the Texas Department of State Health Services and the Texas Department of Licensing and Regulation, as such now exists and hereafter amended or re-codified, are hereby adopted by reference as if fully set out herein:

(1) Chapter 81 Communicable Diseases.

(2) Chapter 97 Subchapter A Control of Communicable Diseases.

~~(2)~~ (3) Chapter 228 Texas Food Establishment Rules.

~~(3)~~ (4) Chapter 341 Minimum Standards of Health and Sanitation (Section 341.001, § 341.011, § 341.014, § 341.061-.068 only).

~~(4)~~ (5) Chapter 342 Local Regulation of Sanitation (Section .001 and .021 only).

~~(5)~~ (6) Chapter 433 Meat and Poultry Inspection Act.

~~(6)~~ (7) Chapter 434 Public Health Provisions Relating to Production of Baked Goods.

~~(7)~~ (8) Chapter 438 Public Health Measures Relating to Food (Section .001-.035 only).

~~(8)~~ (9) The Texas Administrative Code, Chapter 285, On-site Sewage Disposal Rules as published by the Texas Commission on Environmental Quality as the same now exists or is hereafter amended are hereby adopted by reference as if fully set out herein.

~~(9)~~ (10) The Texas Administrative Code, Chapter 265, Subchapter L, Standards for Pools and Spas (Section 185-208).

~~(10)~~ (11) The Texas Administrative Code, Chapter 265, Subchapter M, Public Interactive Water Features and Fountains

SECTION 9. That, in accordance with the annual budget adopted for the Environmental Health Department, Chapter 8-5, Article IV, Section 8-5-15, of the Amarillo Municipal Code is hereby amended to read as follows:

Sec. 8-5-15 Fees

(a) Environmental Health Fees.

(1) Food Establishments that are eating or drinking establishments; permit fees and renewal of fees are based on Occupancy Loads as established by the City Building Official and are as follows:

0 to 50 ~~\$258.00~~ 266.00

51 to 150 ~~\$361.00~~ 372.00

151 to 250 ~~\$464.00~~ 478.00

251 to 350 ~~\$567.00~~ 585.00

Over 350 ~~\$670.00~~ 691.00

2) Food Establishments where 50% or more of their business is for offsite consumption permit fees and renewal fees are based on square footage of the business and area as follows:

Square Feet

0 to 500 ~~\$258~~ 266.00

501 to 3,000 ~~\$361~~ 372.00

3,001 to 5,000 ~~\$464~~ 478.00

5,001 to 15,000 ~~\$567~~ 585.00

15,001 and Over ~~\$670~~ 691.00

(3) Food Establishment permit fees for Caterers, Farmers Markets, Mobile Food Units (to include snow cone stands) ~~\$258.00~~ 266.00

(4) Food Establishment permit fees for schools and child care facilities ~~\$258.00~~ 266.00

(5) Produce Vendor ~~\$2.00~~

(6) (5) Food Establishment Application Fee for New, Change of Owner, Remodel, or Repair ~~26.00~~ 27.00

(7) (6) Food Establishment Plan Review and Inspection for New, Change of Owner, Remodel, or Repair ~~88.00~~ 91.00

(8) (7) Prepackaged Food Vendors less than 200 square feet of total food operation area are exempt from permit and fees.

(9) (8) TCS Vending Machine permit fees ~~103~~ 107.00 per unit.

(10) (9) Food Establishment Re-inspection Fee ~~78~~ 81.00, (2nd) 103.00, (3rd) 124.00 (4th)

155.00

(11) (10) Duplicate copy of permit, registration, or *license* ~~26~~ 27.00

(12) (11) Late Food Establishment Permit Fee ~~52~~ 54.00, after 30 days 103.00

(13) (12) Application fee for New and Change of Owner for *Liquor License* ~~26~~ 27.00

(14) (13) Late Renewal fee of *Liquor License* ~~26~~ 27.00

(15) 14 Application fee for New and Change of Owner for Beer and Wine *License* ~~26~~ 27.00

(16) (15) Late Renewal fee for Beer and Wine *License* ~~26~~ 27.00

(17) (16) Environmental Inspection of a child care facility or group home ~~52~~ 54.00

(18) (17) Temporary Food Establishment permit per day per booth. *Licensed* caterers must obtain a Temporary Food Establishment permit but are exempt from fees.

# of Booths	Large Events	Small Events
	(21 booths or greater)	(20 booths or less)
0-5	X	\$ 26 <u>27.00</u>
6-12	X	\$ 21 <u>22.00</u>
13-20	X	\$ 16 <u>17.00</u>
21-40	\$ 21 <u>22.00</u>	X
41-80	\$ 16 <u>17.00</u>	X
81 or more	\$ 11 <u>12.00</u>	X

(19) (18) Certified Food Manager annual registration ~~42~~ 44.00.

(20) (19) Late Certified Food Manager annual registration ~~11~~ 12.00

(21) (20) Certified Food Manager Certification (course and exam) ~~155~~ 60.00 per person.

(22) (21) Food Handler Certification (course and exam) ~~21~~ 22.00 per person.

(23) (22) Water sample collection ~~42~~ 44.00.

(24) (23) OSSF - Primary Treatment systems for single family dwellings ~~258~~ 400.00

(25) OSSF - Primary Treatment systems for multi-family dwellings ~~289.00~~

(26) OSSF - Advanced Treatment systems (secondary treatment or greater) ~~309.00~~

(27) (24) OSSF - Existing system inspection ~~155~~ 60.00

(28) (25) OSSF - Re-inspection fee ~~78~~ 81.00

~~(29)~~ (26) (Annual permit (year round usage) for Public pools and spas, PIWF; Semi-public pools, spas, PIWF ~~206~~213.00 or, if more than one (1) at the same property, then \$~~52~~54.00 for each unit after the first. Fees will not be pro-rated. Permits are non-transferable.

~~(30)~~ (27) Seasonal permit (Operating less than 9 months of the permit year) for Public pools, spas. PIWF: Semi-public pools, spas, PIWF ~~103~~107.00 or, if more than one (1) at the same property, then \$~~52~~54.00 for each unit after the first.

~~(31)~~(28) Re-inspections to re-open a closed pool: \$~~52~~81.00. Every effort will be made to re-inspect the same day of notification that the violation(s) has been corrected. Re-inspections of closed pools will be made within one (1) working day. A re-inspection fee for code compliance may be required on the 2nd re-inspection.

~~(32)~~ (29) Late fees for annual public pool permits will be \$~~52~~54.00 and for seasonal permits will be \$~~26~~27.00.

~~(33)~~ (30) Cost per seat in the Certified Pool Technician course will be \$~~129~~33.00 for the initial 2-day course and exam. A one (1) day refresher course with exam will be offered for \$~~52~~54.00 per seat for those who have taken the initial course with the City. Payments must be made in advance and are non-refundable.

~~(34)~~ (31) Application and plan review for new construction, modification, change of owner, or repair of a public swimming pool, spa, or PIFW: \$~~52~~.54.00

~~(35)~~(32) A Technology Fee of \$10.00 will apply to all applications excluding environmental health applications, temporary event applications and water samples.

~~(35)~~(33) All Environmental Health fees will increase annually by 3% or consumer Price Index (CPI), whichever is greater.

~~(37)~~(34) Merchant card service charge.....2.5%

~~(35)~~ Food Handling & Daycare (Outside City Limits).....\$50.

~~(36)~~ Sewage Disposal Permits.....\$400.

~~(37)~~ Retail Food Permits (outside city limits).....\$50.00

~~(38)~~ Grease Trap Technology Fee.....\$10

~~(39)~~ Outside City Limits.....\$50.00

SECTION 10. That, in accordance with the annual budget adopted for the Parks and Recreation Department, Chapter 12-1, Article I, Section 12-1-4, of the Amarillo Municipal Code is hereby added to read as follows:

Sec. 12-1-4. – Warford Activity Center.

a. Visit and Membership Fees

	<u>Youth</u>	<u>Adult</u>	<u>Senior</u>	<u>Family</u>
<u>Day Visit</u>	<u>\$3.00</u>	<u>\$5.00</u>	<u>\$3.00</u>	
<u>Monthly Membership</u>	<u>\$15.00</u>	<u>\$20.00</u>	<u>\$15.00</u>	<u>\$60.00</u>
<u>Annual Membership</u>	<u>\$150.00</u>	<u>\$200.00</u>	<u>\$150.00</u>	<u>\$600.00</u>

b. After school activity fee (fee is in addition to any applicable fees as described in this Section):

<u>Member</u>	<u>\$20</u>
<u>Non-member</u>	<u>\$30</u>

c. Room Rental Fees (Operational hours) (1 hour minimum)

<u>Multi-Use Rooms</u>	<u>\$20.00 per hour</u>
<u>Kitchen</u>	<u>\$15.00 per hour (available only with Room Rental)</u>
<u>Gym</u>	<u>\$20.00 per hour – Half Court</u>

d. Room Rental Fees (Non-Operational hours) (2 hour minimum)

<u>Multi-Use Rooms</u>	<u>\$25.00 per hour</u>
<u>Kitchen</u>	<u>\$15.00 per hour (available only with Room Rental)</u>
<u>Gym</u>	<u>\$25 per hour –Half Court</u>

	<u>\$40.00 per hour – Full Court</u>
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e. Other Facility Use Fees

<u>Pool</u>	<u>\$100 per hour (includes outdoor patio)(seasonal)</u>
<u>Grill</u>	<u>\$10 per hour (only with Room/Pool Rental)</u>
<u>Rental Deposit</u>	<u>\$50.00 (refundable)</u>

SECTION 11. Chapter 12-1, Article I, Section 12-1-5, of the Amarillo Municipal Code is hereby added to read as follows:

Sec. 12-4-5. – Other Facilities Rental.

<u>Stage with Electricity</u>	<u>\$75</u>
<u>Small shelter without Electricity</u>	<u>\$30</u>
<u>Small shelter with Electricity</u>	<u>\$40</u>
<u>Large shelter without Electricity</u>	<u>\$50</u>
<u>Large shelter with Electricity</u>	<u>\$60</u>
<u>Gazebo with Electricity</u>	<u>\$60</u>

Secs. 12-1-4 6—12-1-10. - Reserved.

SECTION 12. ~~That~~ Chapter 8-3, Article IV, Division 2, Section 8-3-92 and 8-3-93, of the Amarillo Municipal Code are hereby amended to read as follows:

Sec. 8-3-92. - Residential collection and disposal.

(a) Residential collection and disposal charges shall be set out as follows:

TABLE NUMBER ONE

Type/Description Monthly Charge

- (1) One-Family Residence ~~\$15.40~~ 59
- (2) Two-Family Residence with 1 water meter ~~30.80~~ 31.18

- (3) Three-Family Residence with 1 water meter ~~46.20~~ 46.77
- (4) Four-Family Residence with 1 water meter ~~61.60~~ 62.36
- (5) Two-Family Residence, each unit on separate water meter, each unit ~~15.40~~ 15.59
- (6) One-Family Residence and single apartment on 1 water meter ~~30.80~~ 31.18
- (7) One-Family Residence and single apartment on 1 water meter, each unit ~~15.40~~ 15.59
- (8) One-family unit or single-family unit, without alley entrance, where it is necessary to carry out municipal solid waste for more than ten feet but less than 50 feet from the curb, each unit \$37.00
- (9) One-family unit or single-family unit, without alley entrance, where it is necessary to carry out municipal solid waste for more than 50 feet but less than 100 feet from the curb, each unit \$46.00
- (10) One-family unit or single-family unit, without alley entrance, where it is necessary to carry out the municipal solid waste more than 100 feet from the curb but less than 150 feet, each unit \$54.00
- (11) Where adjustments to the carry out rate may be necessary, the Solid Waste Superintendent will make case by case determinations of the need and the appropriate rates.
- (12) One additional curbside container may be provided at no charge to customers requiring more capacity than that provided by one container. Each additional container, beyond the first two, shall be charged for at a rate that is one half of the standard rate as listed in Sec. 8-3-92(a)(1).
- (b) Within the City, the Residential collection and disposal charge shall be paid to the City of Amarillo and shall be mandatory of all owners or occupants with four or less Family Residences.

Sec. 8-3-93. - Commercial collection and disposal.

(a) *Table of charges.* Commercial collection and disposal charges shall be based on the size, type and number of containers and frequency of service established for such commercial collection. The monthly charges per container for commercial collection are as set out below:

TABLE NUMBER TWO
Monthly Charge Per Container

		Container Pickups Per Week
--	--	----------------------------

		Not More Than				
	Container Volume (In Cu. Yds.)	2	3	4	5	6
	Single container charge:					
	3	\$63.73 <u>64.53</u>	87.17 <u>88.26</u>	115.39 <u>116.84</u>	143.62 <u>145.42</u>	171.84 <u>173.99</u>
	4		146.91 <u>148.75</u>			290.85 <u>294.50</u>
	6	107.66 <u>109.01</u>	159.88 <u>161.88</u>	212.00 <u>214.65</u>	264.43 <u>267.74</u>	316.52 <u>320.48</u>
	8	116.39 <u>117.85</u>	172.84 <u>175.00</u>	229.29 <u>232.16</u>	285.73 <u>289.30</u>	342.18 <u>346.46</u>

(b) – (g) [NO TEXT CHANGE]

SECTION 13. That, in accordance with the annual budget adopted for the Animal Management and Welfare, Chapter 8-2, Article 1, Division 2, Section 8-2-4, of the Amarillo Municipal Code is hereby amended to read as follows

Sec. 8-2-4. - Fees.

(a) - (b) [NO TEXT CHANGE]

(c) *Other fees:*

(1) - (5) [NO TEXT CHANGE]

(6) *Euthanasia:*

~~a. Cats..... 10.00~~
~~b. Dogs 10.00~~
~~11-25 lbs\15.00~~
~~26-50 lbs\20.00~~
~~51 lbs and up\25.00~~

~~(7)~~ (6) Small Animal trap, deposit (refundable upon timely return) \$90.00

~~(8)~~ (7) Vaccination at intake, Animal medical treatment:

- a. Vaccination (therapeutic or prophylactic), immunization fee (or actual cost whichever is more) 5.00
- b. The owners of animals at the shelter requiring veterinarian services shall be charged the cost of the veterinarian fees.

(8) Surrender Fee.....\$20.00

<u>(9)</u>	<u>Adoption Fee - Canine</u>	<u>\$35.00</u>
	<u>Adoption Fee – Feline.....</u>	<u>\$25.00</u>

(d) [NO TEXT CHANGE]

SECTION 14. That, in accordance with the annual budget adopted for the Utility Division, the water rates and charges in Chapter 18-2, Article III, Section 18-2-57 of the Amarillo Municipal Code are hereby amended in part to read as follows:

(a) The following minimum monthly meter service charges include the first three thousand (3,000) gallons consumption:

Meter Size (inches)	Size Code	Water Rate 1 Inside City	Water Rate 2 Outside City
5/8 or ¾	A	\$ 13.91 <u>14.33</u>	\$ 20.87 <u>21.49</u>
1	B	18.67 <u>19.23</u>	28.01 <u>28.85</u>
1 ½	C	23.92 <u>24.64</u>	35.89 <u>36.97</u>
2	D	37.17 <u>38.29</u>	55.76 <u>57.43</u>
3 or FH Meter	L, H, X	136.74 <u>140.84</u>	205.11 <u>211.27</u>
4	E, Y	173.53 <u>178.74</u>	260.30 <u>268.11</u>
6	F A	259.46 <u>267.25</u>	389.20 <u>400.88</u>
8 or larger	G, J, K, M, W	357.71 <u>368.45</u>	536.57 <u>552.67</u>

(b) In addition to the monthly meter charge set forth in subsection (a) above, the following shall apply to the amount of water used in excess of three thousand (3000) gallons per month:

TABLE INSET:

<i>Quantity (gallons)</i>	<i>Inside City per 1,000 Gallons</i>	<i>Outside City per 1,000 Gallons</i>
<i>Residential:</i>		
0 -- 3,000	Minimum Charge	Minimum Charge
3,001 --10,000	\$ 2.48 <u>2.56</u>	\$ 3.72 <u>3.84</u>
10,001-30,000	3.25 <u>3.34</u>	4.87 <u>5.02</u>
30,001 – 50,000	4.81 <u>4.95</u>	7.21 <u>7.43</u>
Over 50,000	5.46 <u>5.63</u>	8.20 <u>8.45</u>

TABLE INSET:

<i>Commercial / Industrial:</i>		
0 -- 3,000	Minimum Charge	Minimum Charge
Over 3,000	\$ 2.83 <u>2.92</u>	\$ 4.25 <u>4.38</u>

TABLE INSET:

<i>Irrigation (all service groups)</i>		
0 -- 3,000	Minimum charge	Minimum charge
3,001 – 10,000	\$2.83 <u>2.92</u>	\$ 4.25 <u>4.38</u>
10,001 – 30,000	3.25 <u>3.34</u>	4.87 <u>5.02</u>
30,001 – 50,000	4.81 <u>4.95</u>	7.21 <u>7.43</u>
Over 50,000	5.46 <u>5.63</u>	8.20 <u>8.45</u>

SECTION 15. That, in accordance with the annual budget adopted for the Utility Division, the waste water rates and charges in Chapter 18-3, Article IV, Section 18-3-73 and Section 18-3-74 of the Amarillo Municipal Code are hereby amended in part to read as follows

Meter Size (inches)	Charge for the first 3,000 gallons
5/8 or ¾	\$ 15.75 <u>16.23</u>
1	16.27 <u>16.76</u>
1½	16.70 <u>17.20</u>
2	18.13 <u>18.67</u>
3	20.50 <u>21.11</u>
4	29.96 <u>30.86</u>
6	44.09 <u>45.41</u>

8 or larger	58.28 <u>60.02</u>
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(2) For usage in excess of three thousand (3,000) gallons a monthly service charge shall also be charged to all Residential users in the amount of ~~one dollar and eighty-two cents (\$1.88)~~ one dollar and ninety-three cents (\$1.93) per one thousand (1,000) gallons of water used over the initial allotment of 3,000 gallons. The service charge for all Commercial and Industrial users shall be ~~two dollars and four cents (\$2.04)~~ two dollars and ten cents (\$2.10) per one thousand (1,000) gallons over the initial allotment, unless the Wastewater is metered in which case the service charge shall be ~~two dollars and twenty-five cents (\$2.25)~~ two dollars and thirty-two cents (\$2.32) per thousand over the initial allotment as more specifically set forth hereinafter.

a. – d. [NO TEXT CHANGE]

(3) [TEXT UNCHANGED]

(4) [TEXT UNCHANGED]

Sec. 18-3-74. Rates beyond corporate limits.

(1) [NO TEXT CHANGE]

(2) A monthly service charge shall also be charged to residential Users outside the corporate limits in the amount of ~~two dollars and eighty-two cents (\$2.82)~~ two dollars and ninety-one cents (\$2.91) per one thousand (1,000) gallons of water used over the initial allotment of 3,000 gallons. The service charge for all Commercial and Industrial users outside the corporate limits shall be ~~three dollars and six cents (\$3.06)~~ three dollars and fifteen cents (\$3.15) per one thousand (1,000) gallons over the initial allotment of 3,000 gallons, unless the wastewater is actually metered, in which case the service charge shall be ~~three dollars and thirty-seven cents (\$3.37)~~ forty-seven cents (\$3.47) or as contracted.

SECTION 16. That, in accordance with the annual budget adopted for the Utility Division, the waste water rates and charges in Chapter 18-3, Article IV, Section 18-3-77 of the Amarillo Municipal Code are hereby amended in part to read as follows

Sec. 18-3-77. - Disposal charges for liquid waste disposal.

(a) A disposal charge of ~~fifteen dollars (\$15.00)~~ thirty-five dollars (\$35.00) per each one thousand (1,000) gallons of tank capacity or fraction thereof will be assessed each time that Wastes as described in this article are deposited.

SECTION 17. That, in accordance with the annual budget adopted for the Utility Division, drainage fees in Chapter 18-4, Article II, Section 18-4-14 of the Amarillo Municipal Code are hereby amended in part to read as follows:

(a) – (f) [NO TEXT CHANGE]

(g) The following ERU monthly billing rate is hereby established and shall be used to calculate the total monthly Drainage Utility Charge for all property located in the City, both residential and commercial, in accordance with the applicable formula established in this subsection: ERU rate = ~~2.61~~2.71 per ERU per month.

(h) – (j) [NO TEXT CHANGE]

SECTION 18. That should any part, portion, section, fee, charge, or expenditure enacted by or contained within either this ordinance or the budget that it adopts, be declared inoperative, unconstitutional, invalid, or void for any reason by a court of competent jurisdiction, then such decision, opinion, or judgment shall in no way affect the remaining portions, parts, sections, fees, charges, or expenditures of either this ordinance or the budget, which remaining provisions shall be and remain in full force and effect.

SECTION 19. That all ordinances, resolutions, and appropriations for which provisions have heretofore been made are hereby expressly repealed to the extent of any conflict with the provisions of this ordinance.

SECTION 20. That the City Manager is authorized to approve transfers between line items in any departmental budget and to make transfers between funds within the budget which will neither decrease a program or service adopted in said budget, nor increase expenditures over the total amount of expenditures approved in said budget, in order to meet unanticipated expenditures within any department, program, or service.

SECTION 21. That this ordinance shall be effective on and after its adoption; provided, however, that the Annual Budget adopted herein, along with fees and charges established herein, shall

be effective on October 1, 2018, unless a different effective date is specified for a particular Section hereof.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading the 11th day of September, 2018; and PASSED on Second and Final Reading the 18th day of September, 2018.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

DRAFT



Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	
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Department	City Manager Michelle Bonner, Deputy City Manager
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Agenda Caption

ORDINANCE NO. _____ :

This is the second reading of an ordinance approving the City of Amarillo tax roll, setting an ad valorem property tax rate and levying a tax on all property subject to taxation within the City for the 2018 tax year. This ordinance establishes an ad valorem tax rate of \$0.32698 per \$100.00 property valuation for City maintenance and operations expenses and \$0.04140 per \$100.00 property valuation for existing debt expenses resulting in a total ad valorem rate of \$0.36838 per \$100.00 property valuation.

THIS TAX RATE WILL RAISE MORE TAXES FOR MAINTENANCE AND OPERATIONS THAN LAST YEAR'S TAX RATE. THE TAX RATE WILL EFFECTIVELY BE RAISED BY 1.80 PERCENT AND WILL RAISE TAXES FOR MAINTENANCE AND OPERATIONS ON A \$100,000 HOME BY APPROXIMATELY \$0.00.

Agenda Item Summary

This is the second reading of the ordinance adopting the City of Amarillo tax rate for the 2018/2019 fiscal year.

Requested Action

Council consideration and approval of the resolution. The wording on the motion to approve the tax rate ordinance: (Per Texas Tax Code, is required only on the 2nd/final reading; that is:..."on the vote...setting the tax rate." City Attorney recommendation is to use this language on both readings of the ordinance.)

"I move that the property tax rate be increased by the adoption of a tax rate of \$0.36838, which is effectively a 1.80 percent increase in the tax rate."

A record vote is required for approval of the tax rate ordinance, with the name and vote of each member officially recorded, and must be approved by at least 60 percent of the members of the governing body

Funding Summary

N/A

Community Engagement Summary

The City Council met on August 7th, 8th and 9th to review the proposed 2018/2019 budget. At the August

Amarillo City Council

Agenda Transmittal Memo



7th Council meeting, City Staff presented an overview of the proposed 2018 tax rate and required tax notices. On August 14, 2018 the City Council discussed the tax rate and approved a motion to consider a \$0.36838 property tax rate. On September 4, 2018 and September 11, 2018 Council held mandatory public hearings on the 2018 tax rate. (The property tax rate generates the amount necessary to fund the proposed 2018/2019 Budget.) On September 4, 2018 Council held a public hearing on the 2018/2019 budget.

Staff Recommendation

Staff recommendation is to approve the second reading of the ordinance adopting the City of Amarillo tax roll, setting an ad valorem property tax rate and levying a tax on all property subject to taxation within the City for the 2018 tax year.

ORDINANCE NO. 7762

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AMARILLO, TEXAS: APPROVING TAX ROLL; SETTING THE TAX RATE AND LEVYING A TAX UPON ALL PROPERTY SUBJECT TO TAXATION WITHIN THE CITY OF AMARILLO FOR THE TAX YEAR 2018; ESTABLISHING AN EFFECTIVE DATE; REPEALING CONFLICTING ORDINANCES.

WHEREAS, the Chief Appraisers of the Potter and Randall Counties Tax Appraisal Districts have prepared and certified the appraisal roll for the City of Amarillo, Texas, said roll being that portion of the approved appraisal roll from each Tax Appraisal District which lists property taxable by the City of Amarillo within each respective county; and

WHEREAS, the Chief Appraisers of the Potter and Randall Counties Tax Appraisal Districts have performed the statutory calculations required by Section 26.04 of the Texas Property Tax Code and has submitted said rates to the City Council of said City prior to its adoption of this ordinance; and,

WHEREAS, the City has published the effective tax rate, the rollback tax rate, and other information as allowed or required by the Texas Local Government Code, and has fulfilled all other requirements for publication and postings as required by law, in a manner designated to call to the attention of all residents of said City; and,

WHEREAS, the City Council has complied with all applicable posting, hearing, filing, and meeting requirements of Texas law prior to the setting of the tax rate for 2018; and

WHEREAS, a quorum of the City Council is present in a regular meeting open to the public; NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO, TEXAS:

SECTION 1. That the appraisal roll with the amount of tax calculated thereon by the Tax Assessor Collectors of Potter and Randall Counties is hereby approved.

SECTION 2. That for the year 2018, there is hereby levied on all of the property located in the City of Amarillo, Texas, on the first day of January, 2018, and not exempted from taxation by the Constitution and Statutes of the State of Texas, an ad valorem tax of \$0.04140 for debt expenses plus \$0.32698 for maintenance and operation expenses (total of \$0.36838, per \$100.00 valuation of all such property) to provide revenue for carrying on the City Government and the current expenses thereof. THIS TAX RATE WILL RAISE MORE TAXES FOR MAINTENANCE AND OPERATIONS THAN LAST YEAR'S TAX RATE. THE TAX RATE WILL EFFECTIVELY BE RAISED BY 1.8% PERCENT AND WILL RAISE TAXES FOR MAINTENANCE AND OPERATIONS ON A \$100,000 HOME BY APPROXIMATELY \$0.00.

SECTION 3. Monies collected pursuant to this ordinance shall be expended in accordance with the ordinance adopting the City of Amarillo budget for fiscal year 2018-2019, and any monies collected which are not specifically appropriated shall be deposited in the general fund.

SECTION 4. All ordinances or parts thereof that conflict with this ordinance are hereby repealed to the extent of such conflict.

SECTION 5. This ordinance shall be in full force and effect from and after its passage and publication as required by law.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading the 11th day of September, 2018 upon a voice roll call vote as follows:

Mayor Ginger Nelson	AYE
Councilmember Place 1 Elaine Hays	AYE
Councilmember Place 2 Freda Powell	AYE
Councilmember Place 3 Eddy Sauer	AYE
Councilmember Place 4 Howard Smith	AYE

and PASSED on Second and Final Reading the 18th day of September, 2018 upon a voice roll call vote as follows:

Mayor Ginger Nelson	_____
Councilmember Place 1 Elaine Hays	_____
Councilmember Place 2 Freda Powell	_____
Councilmember Place 3 Eddy Sauer	_____
Councilmember Place 4 Howard Smith	_____

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM:

Bryan McWilliams, City Attorney



Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 18, 2018	Council Priority	
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Department	City Manager Michelle Bonner, Deputy City Manager
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Agenda Caption

RATIFICATION – CITY OF AMARILLO TAX RATE AND BUDGET:

Pursuant to the terms of Tex. Loc. Gov. Code, Sec. 102.007(c), the City Council is required to take a separate ratification vote on the tax rate when the adopted budget requires more property tax revenue than did the previous year's budget.

Agenda Item Summary

This action ratifies the Council adoption of the 2018 tax rate and the 2018/2019 budget.

Requested Action

Council consideration and approval of the ratification. The wording on the motion to ratify the budget and tax rate:

"I move that we ratify the Budget and Tax Rate, as adopted for Fiscal Year 2018-19, recognizing such budget will require more revenue from property taxes than did the budget adopted last year."

Funding Summary

N/A

Community Engagement Summary

The City Council met on August 7th, 8th and 9th to review the proposed 2018/2019 budget. At the August 7th Council meeting, City Staff presented an overview of the proposed 2018 tax rate and required tax notices. On August 14, 2018 the City Council discussed the tax rate and approved a motion to consider a \$0.36838 property tax rate. On September 4, 2018 and September 11, 2018 Council held mandatory public hearings on the 2018 tax rate. (The property tax rate generates the amount necessary to fund the proposed 2018/2019 Budget.) On September 4, 2018 Council held a public hearing on the 2018/2019 budget.

Staff Recommendation

Staff recommendation is to approve the ratification of the 2018 tax rate and the 2018/2019 fiscal year budget for the City of Amarillo.