

(STATE OF TEXAS
COUNTIES OF POTTER
AND RANDALL
CITY OF AMARILLO

On the 23rd day of March 2021, the Amarillo City Council met at 1:00 p.m. for a regular session meeting held via conference and in the Council Chamber located on the third floor of City Hall at 601 South Buchanan Street, 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
MAYOR PRO TEM/COUNCILMEMBER NO. 4

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

JARED MILLER
KEVIN STARBUCK
FLOYD HARTMAN
LAURA STORRS
BRYAN MCWILLIAMS
STEPHANIE COGGINS
FRANCES HIBBS

CITY MANAGER
DEPUTY CITY MANAGER
ASSISTANT CITY MANAGER
ASSISTANT CITY MANAGER
CITY ATTORNEY
PUBLIC WORKS MANAGER
CITY SECRETARY

The invocation was given by Helen Benton, Amarillo Realtors Association.

PUBLIC ADDRESS: James Schenck, 6216 Gainsborough Road, spoke on Proposition 1 and agenda items 2I and 2J. The original project for item 2I was listed as \$3.4 million. He inquired where the funds were coming from and requested some details. He further inquired when the Council meetings would be held in the Council Chambers. He stated not having the meetings in person was limiting the citizens' availability to speak to Council. There were no further comments.

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. Review agenda items for regular meeting and attachments;
- B. Coronavirus Update;
- C. Reports and updates from City Councilmembers serving on outside Boards: Beautification and Public Arts Advisory Board; and
- D. Request future agenda items and reports from City Manager.

Mr. Miller confirmed the COVID Press Conferences scheduled for Wednesdays at 11:00 a.m. would be every two weeks beginning tomorrow since the City is under color yellow. The next press conference will be March 31, 2021.

ITEM 2: CONSENT ACTION ITEMS:

Mayor Nelson presented the consent agenda and asked if any item should be removed for discussion or separate consideration. Mr. Hartman gave explanations for items 2I and 2J. Motion was made by Councilmember Powell to approve the consent agenda as presented, seconded by Councilmember Sauer:

A. **MINUTES:**

Approval of the City Council minutes for the regular meeting held on March 9, 2021.

B. **CONSIDERATION OF ORDINANCE NO. 7913:**

(Contact: Kevin Carter, President and CEO of AEDC)

This item is the second and final reading of an ordinance to consider designating certain areas of the City as Reinvestment Zone No. 13 for commercial and industrial tax abatement. The zone is approximately 55 acres in the vicinity of South Georgia Street and Loop 335.

- C. **CONSIDER AWARD – SUPPLY AGREEMENT FOR FIRE APPARATUS PARTS:**
 (Contact: Sam Baucom, Deputy Fire Chief)
 Award to E-One Fire Equipment – \$140,000.00
 This item is to establish a supply agreement with a guarantee on parts prices for one year. The AFD operates 27 Ferrara fire trucks of various configurations (17 engines, 5 aerial ladder trucks, and 5 brush/grass fire trucks). This procurement process will set prices for the next year.
- D. **CONSIDER AWARD – PURCHASE OF FIREFIGHTING GARMENTS:**
 (Contact: Sam Baucom, Deputy Fire Chief)
 Award to Daco Fire Equipment – \$378,060.00
 This item is the purchase of 100 sets (coats, pants, hoods, helmets, and gloves) with a 7-year warranty.
- E. **CONSIDER APPROVAL – SECOND ADDENDUM TO AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF AMARILLO AND CANYON INDEPENDENT SCHOOL DISTRICT FOR ENGINEERING SERVICES AND PARTICIPATION IN PUBLIC IMPROVEMENTS:**
 (Contact: Floyd Hartman, Assistant City Manager Development Services)
 This item is to consider approval to the second addendum of the previously executed Interlocal Agreement between the City of Amarillo and Canyon Independent School District for public improvements related to the future high school site located at Arden Road and Loop 335. The addendum amends the value of the cost participation by the City to match the final cost of construction and engineering services.
 1. Engineering Services – increase from \$91,573.40 to \$96,949.00.
 2. Participation in Public Improvements – increase from \$988,449.50 to \$1,004,565.70.
- F. **CONSIDER APPROVAL – RADIO SYSTEM SUBSCRIBER AGENCY AGREEMENT BETWEEN THE CITY OF AMARILLO/RANDALL COUNTY AND THE CITY OF BORGER:**
 (Contact: Kevin Starbuck, Deputy City Manager)
 This item is consideration of an Interlocal Agreement between the City of Amarillo / Randall County and the City of Borger. This agreement will add the City of Borger as a subscriber agency to the Amarillo/Potter/Randall Regional Radio System to further expand and enhance public safety radio communication in the region.
- G. **CONSIDER AWARD – EXTENSION OF LANDFILL ENGINEERING PROFESSIONAL SERVICES AGREEMENT:**
 (Contact: Donny Hooper, Director of Public Works)
 Award to Parkhill, Smith & Cooper – \$155,720.00
 This item is for the approval of a six-month extension to the agreement approved with Parkhill, Smith & Cooper for Landfill Professional Services and Operational Review for an amount not-to-exceed \$155,720.00. Services include: Groundwater Monitoring; Landfill Gas Reporting & Oversight; Drone Surveying and Airspace Calculations; Quarterly & Annual TCEQ MSW Reporting; ADC Permitting, Oversight and Reporting; Stormwater Permit Renewal; and other miscellaneous on-call services.
- H. **CONSIDER AWARD – UTILITY BILLING IVR, ADJUSTMENTS TO IVR CALL USAGE BUNDLE:**
 (Contact: Jennifer Gonzalez, Utility Billing Manager)
 Award to Selectron Technologies Inc. – \$128,265.00
 This service is for the Utility Billing IVR system to renew the contract at a larger bundle of 275,000 calls. This renewal will include years 3, 4, and 5 of the contract. Each year will be \$42,755 for a grand total of \$128,265.
- I. **CONSIDER AWARD – CONSTRUCTION OF ARDEN ROAD – COMMUNITY INVESTMENT PROGRAM PROPOSITION 1, INCLUDING PAVING, WATER AND STORM DRAIN:**
 (Contact: Matt Thomas, City Engineer)
 Award to Williams Ditching, LLC – \$5,085,174.39
 This project is the construction of a new 5-lane arterial section of Arden Road

from Helium Road to Soncy Road. This roadway will serve existing and proposed commercial development, as well as residential subdivisions. It will also serve Canyon ISD schools, currently under construction, and provide a connection to the new alignment of SL335. Included with the roadway construction is the extension of a water distribution main to serve that area of the City. Also included is the construction of the necessary storm drainage infrastructure.

J. CONSIDER AWARD – FY 20/21 STREET MAINTENANCE COMMUNITY INVESTMENT PROGRAM, PROPOSITION 1:

(Contact: Matt Thomas, City Engineer)

Award to Intermountain Slurry Seal, Inc. -- \$5,654,176.08

This project includes the maintenance of southwest quadrant residential roadways by application of scrub seal and microsurfacing. The project also includes microsurfacing and cape sealing operations on arterial roadways throughout the City. This work is to be coordinated with similar work completed by the Street Department maintenance staff. Routine maintenance is key to managing street assets in a cost-effective manner. Well-timed maintenance treatments, such as those involved in this project, allow streets to stay in good condition by preventing water from damaging the interior of each roadway. This project will extend the life of the identified roads by several years.

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 amending Chapter 8-2 to include requiring a permit for the breeding of an adult dog or cat; to add definitions for "adult dog or cat" and "breeder" and to provide for: severability, repealer and continuation of prior law and penalty. This item was presented by Victoria Medley, AM&W Director. Motion was made by Councilmember Powell, seconded by Councilmember Smith that the following captioned ordinance be passed on first reading:

ORDINANCE NO. 7914

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF AMARILLO, TEXAS: AMENDING THE AMARILLO MUNICIPAL CODE, CHAPTER 8-2, ARTICLE I, TO ADD DEFINITIONS FOR "ADULT DOG OR CAT" AND "BREEDER" TO SECTION 8-2-1, AND TO ADD A SECTION 8-2-16 TO REQUIRE A PERMIT FOR THE BREEDING OF AN ADULT DOG OR CAT; PROVIDING FOR: SEVERABILITY, REPEALER, CONTINUATION OF PRIOR LAW, PENALTY, PUBLICATION, AND 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 an item considering a tax abatement agreement between the City of Amarillo and Amarillo Economic Development Corporation and Cacique, LLC and Loop 335 South Georgia Street Ventures, LLC. Cacique, LLC to construct a new food processing facility in Amarillo. The facility would be its first in West Texas and would help Cacique service its customers in the Midwest and Eastern part of the U.S. Highlights of the project include:

- Construction of a new 200,000 square foot facility on 55 acres located in AEDC's South Georgia Business Park.
- \$88,000,000 in Capital Investment (\$52,000,000 in facility improvements and \$36,000,000 in Equipment).
- Up to 500 New Employees with all phases.
- Up to \$22,500,000 in new payroll projected when all phases completed.

AEDC is asking the City Council to approve an abatement of future taxes on the construction and equipment costs. AEDC is recommending 100% abatement for 10 years on the above costs. This item was presented by Kevin Carter, President and CEO. Councilmember Sauer reiterated the requirements for these types of projects. Mayor Nelson stated the leadership of AEDC has driven these projects and this one is a great fit to our community. Councilmember Hays welcomed the company and asked to hear from the site selector. Kelley Redziperis stated she works with companies on the logistics of moving their businesses, researched economic incentives and also

helps with the brokerage. Councilmember Hays inquired if she could provide the strengths and weaknesses of our community. Gil de Cardenas stated they started with 123 proposed sites and Amarillo is at the top. He is looking forward to finalizing this process. Motion was made by Councilmember Powell to approve this item, seconded by Councilmember Smith. Mayor Nelson inquired about the timeline and the next steps. Mr. Carter stated the City would do the tax abatement. Then presentations will be made at Amarillo College, Randall County and the High Plains Water District for their considerations.

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 presented an item considering a location incentive agreement between Amarillo Economic Development Corporation and Cacique, LLC. Cacique, LLC, is looking to build a 200,000 square foot Food Processing Facility on 55 acres in the South Georgia Business Park. Highlights of the project include:

- \$52 MM estimated improvements
- \$36 MM in new equipment
- 500 new employees projected (200 in Phase 1)
- \$22,500,000 new payroll projected (\$9,000,000 in Phase 1)
- Incentive of \$5,000,000 for job creation paid over 5 years as they are created
- Incentive of 55 acres conveyed
- Incentive of \$2,500 per employee for relocation expenses

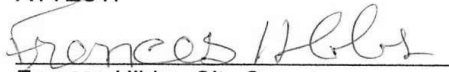
AEDC will provide Cacique, LLC \$5,000,000 for the creation of up to 500 FTE's. These funds will be paid out over five years and will be based on a 10-year performance term. AEDC will convey 55 acres of land and pay \$2,500 per employee for relocation expenses for employees that move into the five county MSA. This item was presented by Kevin Carter, President and CEO. Mr. Carter stated this project fits within their incentive guidelines. Motion was made by Councilmember Powell to approve this item, seconded by Councilmember Sauer.

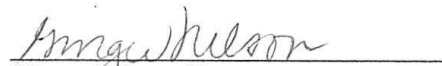
Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 4: Mr. McWilliams advised at 2:45 p.m. that the City Council would convene in Executive Session per Texas Government Code: 1) Section 551.087 - Deliberation regarding economic development negotiations in accordance with the Texas Open Meetings Act: (a) Discussion regarding commercial or financial information received from a business prospect and/or to deliberate the offer of a financial or other incentive to a business prospect: (1) Project #19-10-01 (Corporate Headquarters) and (2) Project #21-03-01 (Workforce).

Mr. McWilliams announced that the Executive Session was adjourned at 3:11 p.m. and recessed the Regular Meeting.

ATTEST:


Frances Hibbs, City Secretary


Ginger Nelson, Mayor