

REGULAR MEETING OF THE CITY OF ALVARADO CITY COUNCIL
104 W. COLLEGE
May 18, 2020
6:30 P.M.

AGENDA

The City of Alvarado City Council will meet in a Regular Called Session on Monday, May 18, 2020 at 6:30 p.m. by videoconference. An electronic copy of the agenda packet has been made available on the City's website and a recording of the meeting will be made available at: <https://www.cityofalvarado.org/>

THE CITY COUNCIL INTENDS TO PARTICIPATE IN THE MEETING VIA VIDEOCONFERENCE.

Members of the public may join the meeting starting at 6:30 pm by clicking the following link: <https://zoom.us/j/98967890821>, Meeting I.D. Number 989 6789 0821. You may also join the meeting by telephone using one of the following telephone numbers followed by inputting the Meeting ID Number: 1-346-248-7799 (Houston); 1-669-900-6833 (San Jose); 888 788 0099 US Toll-free; 877 853 5247 US Toll-free.

CALL TO ORDER- Roll Call

CITY MANAGERS REPORTS:

1. Update on Street repairs.
2. Update on boat ramp
3. Covid-19 Update.
4. Bond Refunding update (Series 2012).

CONSENT AGENDA:

- A. Minutes from the regular called meeting on April 20, 2020.

REGULAR AGENDA:

1. Consideration and action regarding late fees and non-payment turn-offs for water utility customers.
2. Consideration and action by ordinance to amend the 2019-2020 fiscal year budget accounts 01-4614 (Prairielands (PFC) Revenues and 01-5103-241 (Contingency Fund) as a result of recent bond rating analysis by Standard and Poors.

3. Consideration and action by ordinance to amend the 2019-2020 fiscal year budget by moving any Prairieland revenues; in the General Fund greater than \$450,000.00 for the remainder of this fiscal year to Fund 18 (Prairielands Revenue), as a restricted reserve fund to be used at Council's discretion.

EXECUTIVE SESSION:

Pursuant to the Texas Open Meetings Act, Chapter 551 of the Texas Government Code, the City Council may convene in Executive Session to deliberate regarding the following matters:

1. §551.071 Consultation with Attorney. The City Council may convene in Executive Session to conduct a private consultation with its Attorney on any legally posted agenda item, when the City Council seeks the advice of its Attorney about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the Attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the provision of Chapter 551, including the following items:

a. *Esquire Development Corporation v. City of Alvarado*, DC-C202000271;

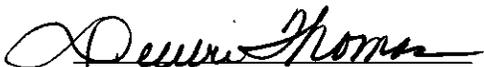
b. any posted item on the agenda

4. Consideration and action regarding items discussed in Executive Session.

5. Adjourn.

NON-DISCRIMINATION STATEMENT

The City of Alvarado does not discriminate on the basis of race, color, national origin, sex, religion, or disability in the employment or the provision of services. I, the undersigned authority do hereby certify that the above Agenda was posted on the City's website at: <https://www.cityofalvarado.org/index.asp?> on May 15, 2020 at 4:00 p.m. and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.


Debbie Thomas, TRMC
City Secretary

CITY COUNCIL CITY MANAGER'S BRIEF FOR 05/18/20
VIDEOCONFERENCE MEETING

CITY MANAGER REPORTS

I will provide verbal narrative for items 1-4 during the videoconference.

REGULAR AGENDA ITEMS

- 1) As a response to the Covid-19 outbreak we have not charged water utility late fees for April or May. We have not turned off delinquent water accounts for March/April and May's scheduled cut-off day is the 26th unless Council defers. We need to have some discussion and make determinations.
- 2) As discussed during the preceding City Manager update we were able to maintain our AA Bond rating through Standard & Poors in conjunction with our 2012 refunding. One of S&P's concerns was how the city's portion of Prairieland revenues would affect our budget if there was any significant change in the amounts received or if the facility operations were interrupted. While we see no threat to the current year trends the concern is valid from an investor's standpoint. As such, we agreed to ask Council to amend the current year budget by reducing the General Fund's Prairieland revenue account from \$600,000 to \$450,000. To balance the budget, we would also reduce expense side of the General Fund by \$150,000 from the 01-5103-241 (Contingency Fund). We need Council to so authorize the amendment.
- 3) The second amendment to the current budget will move any excess Prairieland revenue the remainder of this year in excess of \$450,000 to Fund 18 and designating it as "restricted" and available to use at Council's approval if needed. Prairieland revenue in subsequent years will not be included in the General Fund budget and will remain in Fund 18 for use as authorized by Council. That will eliminate any "dependency" on that fund revenue for general operations.

EXECUTIVE SESSION

We will go into executive session with our city attorney to discuss item "a" on the agenda.

CITY OF ALVARADO

County of Johnson State of Texas April 20, 2020 MINUTES

The City Council of the City of Alvarado met in Regular Called Session on Monday, April 20, 2020 at 6:30 p.m. via videoconferencing through Zoom. The following were present for roll call:

Tom Durlington	*	Mayor
Shawn Goulding	*	Mayor Pro Tem
Beverly Short	*	Councilperson
Cherry Bryant	*	Councilperson
Jacob Wheat	*	Councilperson
Michael Bennett	*	Councilperson

Others Present:

Rick Holden	*	City Manager
Debbie Thomas	*	City Secretary
Paula Hardison	*	Finance Director
Ashley Dierker	*	City Attorney

INVOCATION

Mayor Durlington called this regular meeting to order at 6:41 P.M. and gave the invocation.

CITY MANAGER'S REPORT

Rick Holden, City Manager, addressed the council stating that the City is following Johnson County's declaration regarding the Corona Virus. He stated that city staff were working a short work week and that we are closed to the public.

The Bond refunding process has begun with a lengthy interview with Standard and Poor's to update our bond rating. After this is completed, the bonds will be put up for bid.

CONSENT AGENDA

Motion was made by Mayor Pro Tem Shawn Goulding, duly seconded by Councilperson Cherry Bryant to approve the consent agenda as presented with the following correction to the February minutes: change City Manager statement regarding streets from Indian Hills to Estates. This motion supported five votes in approval and zero votes opposed. Motion carried.

EXECUTIVE SESSION

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Mayor Tom Durington then convened into Executive Session at 6:54 p.m.
Mayor Durington reconvened into open session at 7:12 p.m.

PUBLIC HEARING AND CONSIDERATION AND ACTION REGARDING AN APPLICATION FOR A RE-PLAT FOR PROPERTY KNOWN AS LOT 1R, BLOCK 80, OLD TOWN ADDITION, ALSO KNOWN AS 201 EZELL, ALVARADO, JOHNSON COUNTY, TEXAS.

Mayor Tom Durington opened the public hearing at 7:13 p.m. He then closed the public hearing at 7:14 p.m. After discussion, motion was made by Mayor Pro Tem Shawn Goulding, duly seconded by Councilperson Jacob Wheat, to approve the re-plat as presented. This motion supported six votes in approval and zero vote opposed. Motion carried.

PUBLIC HEARING AND CONSIDERATION AND ACTION REGARDING A REQUEST FOR ZONING CHANGES FOR PROPERTY KNOWN AS LOTS 1-9, PART OF LOTS 10, 11, 14, SOUTH 30 FEET OF LOT 16, NORTH 10 FEET OF LOTS 17 AND 18, NEWTOWN ADDITION, ALSO KNOWN AS 1108 S. SPARKS, ALVARADO, JOHNSON COUNTY, TEXAS.

Mayor Tom Durington then opened this public hearing at 7:16 p.m. Mike Richardson explained to the council that this property is for sale and the potential buyers would like to build single family homes on it. It has been zoned commercial and the property owner was never notified of this change. This request for a zoning change was unanimously denied by the Planning and Zoning Commission. Mayor Tom Durington then closed the public hearing at 7:23 p.m. After discussion, motion was made by Councilperson Jacob Wheat, duly seconded by Councilperson Cherry Bryant, to accept the Planning and Zoning's recommendation and deny the request. This motion supported four votes in approval, one abstention (Moon) and zero vote opposed. Motion carried.

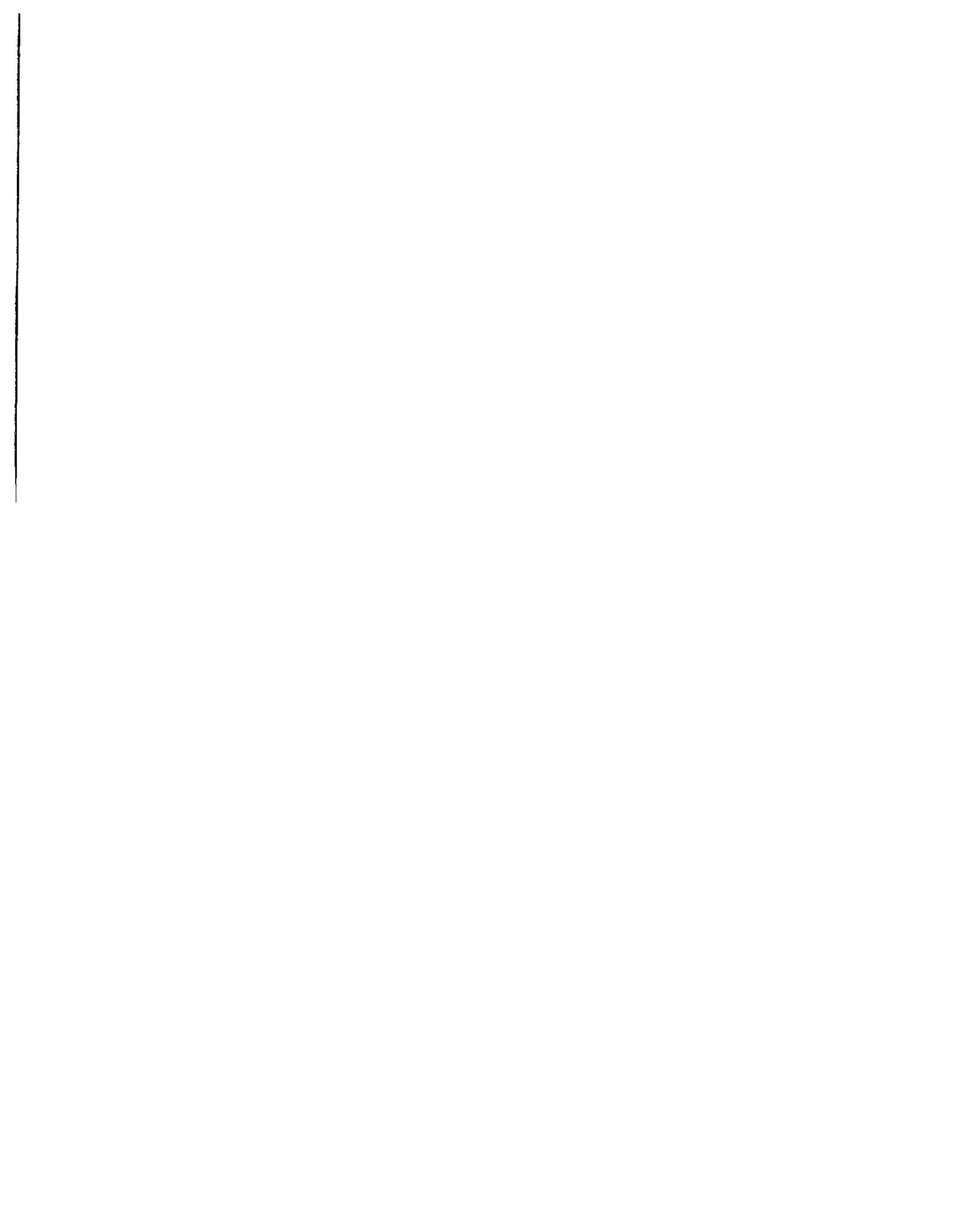
COUNCIL COMMENTS

There were no council comments at this meeting.

ADJOURNMENT

Mayor Tom Durington then adjourned this regular meeting of the Alvarado City Council at 7:27 p.m.

Passed and approved this the _____ day of _____, 2020.



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Mayor Tom Durington

Debbie Thomas, TRMC, City Secretary

CITY OF ALVARADO ORDINANCE _____

AN ORDINANCE OF THE CITY OF ALVARADO, TEXAS, APPROVING AND ADOPTING A REVISED BUDGET FOR THE CITY FOR FISCAL YEAR OCTOBER 1, 2019 THROUGH SEPTEMBER 30, 2020, PROVIDING THAT EXPENDITURES FOR SAID FISCAL YEAR SHALL BE MADE IN ACCORDANCE WITH SAID BUDGET, AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the City Council, after notice and a public hearing, adopted the budget for the fiscal year of October 1, 2019 to September 30, 2020; and

WHEREAS, the City Council, in accordance with Section 102.010, TEX. LOC. GOV'T CODE, desires to make certain changes in the budget for unanticipated municipal projects and purposes; and

WHEREAS, the City Council finds that the revised budget is in the best interest of the municipal taxpayers;

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

SECTION 1.

That the budget, as amended and approved by the City Council, which is attached to this ordinance as Exhibit A, and made a part thereof for all purposes, is hereby adopted and approved by the City Council. All aspects of the budget for the fiscal period beginning October 1, 2019 and ending September 30, 2020 not amended pursuant to this Ordinance are hereby ratified.

SECTION 2.

This Ordinance shall be in full force and effect from and after its adoption.

CITY OF ALVARADO, TEXAS

By: _____
Tom Durlington, Mayor

ATTEST:

Debbie Thomas, City Secretary

ORDINANCE AMENDING 2019-2020 FISCAL YEAR

BUDGET

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AGENDA ITEM

PROPOSED AMENDMENTS

1)
FUND 01

GENERAL LEDGER ACCOUNT NUMBER	PRAIRIELANDS (PDC) REVENUE
01-4614 (FUND 01)	ANNUAL BUDGET
CURRENT BALANCE - APRIL 2020	YTD ACTUAL
	BALANCE
	\$ (600,000.00)
	\$ (380,265.00)
	\$ (219,735.00)

FUND 01

REDUCE ANNUAL BUDGET - APRIL 2020	\$ 150,000.00
BALANCE - SEPT 2020	\$ (450,000.00)
	\$ (450,000.00)

GENERAL LEDGER ACCOUNT NUMBER	CONTINGENCY (EXPENSE)
01-5103-241	ANNUAL BUDGET
CURRENT BALANCE - APRIL 2020	YTD ACTUAL
	BALANCE
	\$ 156,163.00
	\$ -
	\$ 156,163.00

REDUCE ANNUAL BUDGET - APRIL 2020	\$ (150,000.00)	\$ (150,000.00)
BALANCE - SEPT 2020	\$ 6,163.00	\$ 6,163.00
	\$ 6,163.00	\$ 6,163.00 *

* Assumes ytd actuals does not exceed the annual budget

2)

GENERAL LEDGER ACCOUNT NUMBER	PRAIRIELANDS (PDC) REVENUE
18-4609	ANNUAL BUDGET
CURRENT BALANCE - APRIL 2020	YTD ACTUAL
	BALANCE
	\$ -
	\$ -
	\$ -

ADD ANNUAL BUDGET - APRIL 2020	\$ (150,000.00)	\$ (150,000.00)
BALANCE - SEPT 2020	\$ (150,000.00)	\$ (150,000.00)
	\$ (150,000.00)	\$ - *

* Assumes ytd actuals does not exceed the annual budget

