

# CITY OF ALVARADO

## County of Johnson State of Texas July 15, 2013 MINUTES

The City Council of the City of Alvarado met in Regular Session on Monday, July 15, 2013 at 6:30 p.m. in the Council Chambers at City Hall with up to the first thirty minutes of the meeting consisting of a workshop. The following were present for roll call:

Dewayne Richters	*	Mayor
Joe Sain	*	Mayor Pro Tem
David Bayless	*	Councilperson
Shawn Goulding	*	Councilperson
Arrdeen Vaughan	*	Councilperson
Jacob Wheat	*	Councilperson
Tom Moore	*	Councilperson

### Others Present:

Clint Davis	*	City Manager
Debbie Thomas	*	City Secretary
Richard VanWinkle	*	Fire Chief
Brad Anderson	*	Chief of Police
Kelle Whitfill	*	Finance Director
Michael Dwiggins	*	Public Works Director

## **INVOCATION**

Mayor Dewayne Richters called this regular meeting to order at 7:26 P.M. and the Invocation was given.

## **PLEDGE OF ALLEGIANCE**

## **PUBLIC COMMENTS**

There were no public comments at this meeting.

## **PRESENTATION OF AWARDS**

Fire Chief Richard Van Winkle presented awards to Paul Bemis, Fire Marshall for Fireman of the Year for the North Texas district and Ed Konick, for EMS Person of the Year for the State of Texas through the State Fireman Fire Marshall's Association.

## **CONSENT AGENDA**

Motion was made by Councilperson Shawn Goulding, duly seconded by Councilperson David Bayless, to approve the Consent Agenda with the changes to Item C, Page 2 relating to changing the fence height from 6 feet to 4 feet. This motion supported six votes in approval and zero votes opposed. Motion carried.

## **PUBLIC HEARING AND CONSIDERATION AND ACTION REGARDING THE REQUEST FOR A SPECIFIC USE PERMIT, ABSTRACT 583, TRACT 25, J. MULLICAN SURVEY, ALVARADO, JOHNSON COUNTY, TEXAS, ALSO KNOWN AS 1103 GLENWOOD DRIVE TO ACCOMMODATE A TOBACCO SHOP IN A "C-2" (COMMERCIAL) ZONING DISTRICT**

Mayor Dewayne Richters opened the public hearing at 7:32 p.m. Clint Davis, City Manager explained to the council that a request had been made to obtain a specific use permit to open a tobacco shop. Jason Pritchard, owner, explained to the council that only legal items will be sold at this shop. Mayor Dewayne Richters closed this public hearing at 7:35 p.m. Motion was made by Councilperson David Bayless, duly seconded by Councilperson Tom Moore, to approve the specific use permit to accommodate a tobacco shop in a "C-2" (Commercial) zoning district for 1103 Glenwood Drive. This motion supported six votes of approval and zero votes opposed. Motion carried.

## **CONSIDERATION AND ACTION REGARDING AUTHORIZATION TO ADVERTISE FOR BIDS FOR STREET PAVING FOR FOURTH STREET, ELM STREET, JAMES STREET, BURNETT STREET, AND FIFTH STREET.**

Clint Davis, City Manager, addressed the council and stated that Public Works stated they could pave Fourth Street, Elm Street, and James Street so the only streets that would be included in this bid would be Burnett Street and Fifth street only. Motion was made by Councilperson Shawn Goulding, duly seconded by Councilperson David Bayless, to authorize advertisement for bids. This motion supported six votes of approval and zero votes opposed. Motion carried.

## **CONSIDERATION AND ACTION REGARDING NEW COPIER FOR POLICE DEPARTMENT.**

Debbie Thomas, City Secretary, explained to the council that the copier at the annex building was in need of repair and the repair costs would be more than the worth of the copier. Bids were received for a new copier with Xerox Corporation being the low bidder. motion was made by Councilperson David Bayless, duly seconded by Councilperson Shawn Goulding, to lease/purchase a Xerox copier from Xerox Corporation at a cost of \$188.37 per month. This motion supported six votes in approval and zero votes opposed. Motion carried.

**EMERALD PRESENTATION: DISCUSSION REGARDING THE ALVARADO PROCESSING CENTER.**

Representatives from Emerald Companies were here to update the council on the status of the processing center. They stated that the project had been funded from the federal government and the environmental study has been completed. The next phase in the project will be the intergovernmental agreement with ICE and the contract with Emerald.

**CONSIDERATION AND ACTION REGARDING EXPENDITURE OF HOTEL TAX FUNDS FOR THE TERRY SOUTHERN PROJECT.**

Clint Davis, City Manager, explained to the council that there had been a request from Mr. Southern's son to construct a bust of his father, Terry Southern and place it in front of the library. Mr. Southern is a writer and screenplay writer that was born in Alvarado in 1924. After discussion, motion was made by Mayor Pro Tem Joe Sain, duly seconded by Councilperson Tom Moore, to table this item until the next regular meeting so that the council will have more time to study this. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING REGARDING EXPENDITURE OF ROYALTY FUNDS TO CONSTRUCT OFFICES FOR PUBLIC WORKS.**

Clint Davis, City Manager, addressed the council in reference to constructing two offices in the public works side of the warehouse. The police department needed the two offices that were the public works offices in the building and also due to TLETS regulations. Motion was made by Councilperson Shawn Goulding, duly seconded by Councilperson Tom Moore to build two offices in the public works warehouse funded out of the royalty fund. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING AGREEMENT WITH JOHNSON COUNTY FOR PAVING OF NORTH CUMMINGS (NORTH OF HWY 67) COUNTY ROAD 508.**

Clint Davis, City Manager, explained to the council that North Cummings and CR 508 were in need of a second overlay to keep them in good condition for the coming years. Motion was made by Councilperson Tom Moore, duly seconded by Councilperson Shawn Goulding, to approve an interlocal agreement with Johnson County to pave North Cummings (North of Hwy 67) and CR 508 at a cost of \$26,893.00 for North Cummings and \$4,470.00 for CR 508. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING ENTERING INTO A CONTRACT WITH MUNICIPAL MOSQUITO FOR TESTING AND TREATMENT OF MOSQUITOS ON AN AS NEEDED BASIS.**

Clint Davis, City Manager, addressed the council in reference to entering into a contract with Municipal Mosquito for the testing and possible treatment of mosquitos in Alvarado. They will set three traps and test mosquitos for the West Nile Virus. If any mosquito in found to be positive for this virus, they will treat the area in which it was found. Motion was made by Councilperson Tom Moore, duly seconded by Councilperson David Bayless, to approve entering into an agreement with Municipal Mosquito for the testing and treatment of mosquitos on an as needed basis funded from the Contingency fund. This motion supported six votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING EXPENDITURE OF ROYALTY FUNDS TO DEMOLISH SUBSTANDARD PROEPERTY LOCATED AT 100 SOUTH THIRD STREET.**

Clint Davis, City Manager, explained to the council that all of the legal process regarding demolishing this property had been completed and that no work had been done by the owners to bring this property into compliance. We received three bids for the demolition of the property with the lowest bid for \$8,500.00 from Rod McNiel and Joe Tackett. Motion was made by Mayor Pro Tem Joe Sain, duly seconded by Councilperson Shawn Goulding, to award the demolition contract to Rod McNiel and Joe Tackett in the amount of \$8,500.00 with the funding out of the Royalty funds with repayment of the this amount when the property is sold. This motion supported six votes in approval and zero votes opposed. Motion carried.

**EXECUTIVE SESSION**

Mayor Dewayne Richters called for an Executive Session at 8:22 p.m.  
Mayor Dewayne Richters reconvened into Open Session at 8:40 p.m.

**CONSIDERATION AND ACTION REGARDING REAPPOINTMENT OF PLANNING AND ZONING COMMISSION MEMBERS IN SEATS 1, 3 AND 5.**

No action was taken on this item.

**CITY MANAGERS REPORT**

Clint Davis, City Manager, addressed the council and told them that Environmental Monitoring Lab would be still on board until all required water licenses were in place at public works. The July 4<sup>th</sup> celebration was a huge success with our biggest crowd ever. The band was great and the car show at the square had a great turnout. The Alvarado Police Department apprehended a suspect that had robbed the Dairy Queen very quickly. The Police Department is going to be offering the Citizen's Police Academy starting in August. This is a great way to show citizens the day to day procedures of the police department. The police department has also started a random department satisfaction survey so that areas can be worked on that need improvement.

Minutes  
Regular Council Meeting  
July 15, 2013  
Page Four

**COUNCIL COMMENTS**

There were no council comments.

**ADJOURNMENT**

Mayor Dewayne Richters then adjourned this regular meeting of the Alvarado City Council at 8:56 p.m.

Passed and approved this the \_\_\_\_\_ day of \_\_\_\_\_, 2013.

\_\_\_\_\_  
Mayor Dewayne "Coach" Richters

ATTEST:

\_\_\_\_\_  
Debbie Thomas, TRMC  
City Secretary