

OCTOBER 22, 2013

A SPECIAL MEETING OF THE CITY OF KINGSVILLE CITY COMMISSION WAS HELD ON TUESDAY, OCTOBER 22, 2013 IN THE HONORABLE ROBERT H. ALCORN COMMISSION CHAMBERS 200 EAST KLEBERG AVENUE AT 5:00 P.M.

CITY COMMISSION PRESENT:

Sam Fugate, Mayor
Noel Pena, Commissioner
Arturo Pecos, Commissioner
Al Garcia, Commissioner
Dianne Leubert, Commissioner

CITY STAFF PRESENT:

Vince Capell, City Manager
Mary Valenzuela, City Secretary
James Bryson, Accounting Manager
Courtney Alvarez, City Attorney
Charlie Cardenas, Public Works Director/Engineer
Deborah Balli, Finance Director
Emilio Garcia, Health Director
Diana Gonzales, Human Resources Director
Cynthia Martin, Downtown & Volunteer Manager
Robert Isassi, Planning & Development Services Director
David Mason, Purchasing/IT Director
Bill Donnell, Assistant Public Works Director
Ruthie Valdez, Interim Library Director
Bob Trescott, Tourism Services Director
Willie Vera, Task Force Commander
Melissa Perez, Risk Manager
Tony Verdin, Information Systems Technician

I. Preliminary Proceedings.

OPEN MEETING

Mayor Fugate called the meeting to order in the Robert H. Alcorn Commission Chamber at 5:08 p.m. with four members of the City Commission present. Pena arriving late to meeting.

INVOCATION / PLEDGE OF ALLEGIANCE – (Mayor Fugate)

Mayor Fugate asked if there weren't any objections from the Commission, he would like to move straight into the agenda items. Objections were made.

MINUTES OF PREVIOUS MEETING(S) – Required by Law

Regular Meeting – October 14, 2013

Mayor Fugate asked for a motion from the Commission to approve the minutes as presented.

Motion made by Commissioner Pecos to approve minutes as presented, seconded by Commissioner Garcia. The motion was passed and approved by the following vote: Garcia, Leubert, Pecos, Fugate voting "FOR". Pena not available to vote.

Commissioner Pena arrives at 5:15 p.m.

II. Public Hearing - (Required by Law).¹

1. NONE.,

III. Reports from Commission & Staff.² (City Manager's Staff Report Attached).

"At this time, the City Commission and Staff will report/update on all committee assignments which may include, but is not limited to the following: Planning & Zoning Commission, Zoning Board of Adjustments, Historical Board, Housing Authority Board, Library Board, Health Board, Tourism, Chamber of Commerce, Coastal Bend Council of Governments, Conner Museum, Keep Kingsville Beautiful, and Texas Municipal League. Staff reports include the following: Building & Development, Code Enforcement, Proposed Development Report; Accounting & Finance – Financial & Investment Information, Monthly Financial Reports; Police & Fire Department – Grant Update, Police & Fire Reports; Street Updates; Public Works- Building Maintenance, Construction Updates; Park Services - grant(s) update, miscellaneous park projects, Administration –Workshop Schedule, Interlocal Agreements, Public Information, Hotel Occupancy Report, Quiet Zone, Proclamations, Health Plan Update, Tax Increment

Zone Presentation, Main Street Downtown, Chapter 59 project, Financial Advisor,. No formal action can be taken on these items at this time."

Mr. Capell, City Manager reported that there are a lot of things the City is trying to accomplish this year so additional workshops may be needed in the next few months. This will allow staff to keep the Commission updated on projects in which the City is or will be working on in the future.

Mrs. Courtney Alvarez, City Attorney reported that the City of Kingsville will be hosting its Safe Trick or Treating Carnival on Friday, October 25, 2013 from 4:00 p.m. to 6:00 p.m. Mrs. Alvarez further reported that the next regular Commission meeting is scheduled for Monday, October 28th at 6:00 p.m.

Mayor Fugate reported that he will be presented with an award on October 28th from the Texas Mining Association. The Association will be recognizing him as the Politician of the Year. He further stated that he will not be available for the Commission meetings scheduled on October 28th and November 12th.

Commissioner Leubert stated that she would like to receive a report regarding solar power. She further stated that the City needs to look into passing an ordinance prohibiting texting and talking on any mobile device while operating a motor vehicle.

Mrs. Alvarez stated that Commissioner Pena had asked staff to look into this issue earlier in the year. The State Statute requires that signs get posted at the entrance of the City to notify people coming in that there is an ordinance prohibiting texting and talking is prohibited while operating a motor vehicle. She further stated that staff is trying to identify the locations to place these signs.

Commissioner Pena stated that he has provided Mrs. Alvarez with information regarding the no texting and talking from cities that already have the ordinance in place.

Mayor Fugate reported that the new city hall will be a lead which will be a green building.

IV. Public Comment on Agenda Items³

1. Comments on all agenda and non-agenda items.

V.

Consent Agenda

Notice to the Public

The following items are of a routine or administrative nature. The Commission has been furnished with background and support material on each item, and/or it has been discussed at a previous meeting. All items will be acted upon by one vote without being discussed separately unless requested by a Commission Member in which event the item or items will immediately be withdrawn for individual consideration in its normal sequence after the items not requiring separate discussion have been acted upon. The remaining items will be adopted by one vote.

CONSENT MOTIONS, RESOLUTIONS, ORDINANCES AND ORDINANCES FROM PREVIOUS MEETINGS:

(At this point the Commission will vote on all motions, resolutions and ordinances not removed for individual consideration)

Mayor Fugate asked for a motion to approve the consent agenda as presented.

Motion made by Commissioner Pecos to approve the consent agenda item as presented, seconded by Commissioner Pena. The motion was passed and approved by the following vote: Leubert, Pecos, Pena, Garcia, Fugate, voting "FOR".

1. Motion to approve final passage of an ordinance amending the Fiscal Year 2013-2014 Fund 054 Utility Fund Capital Projects Fund and Fund 091 General Fund Capital Projects Fund to utilize fiscal year 2012-2013 unexpended funds for welding shed, wastewater shed, and 20" valve rehab project. (Finance Director).

2. Motion to approve final passage of an ordinance ratifying classifications and prescribing the number of positions in such classifications for the classified service in the Fire Department. (Human Resources Director).

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

VI. Items for consideration by Commissioners.⁴

3. Consider a resolution in support of Texas Department of Transportation constructing a two-way access road north from the west intersection of US 77 and East Corral Avenue to Sage Road. (Mayor Fugate).

Mayor Fugate stated that the proposed Texas Department of Transportation (TXDOT) design which is to construct an overpass near the Fuldenwider Dealership, which is located in off of US 77 between Sage Road and Corral Avenue, will stop future development within the location. He further stated that the City may want to consider litigation proceedings to stop the proposed design.

Commissioner Leubert stated that J M Lozano has been in talks with TXDOT Commission regarding the proposed design, and stated that TXDOT Committee is against what the dealership is in favor of due to safety reasons.

Mayor Fugate stated that he will not be in favor to vote on giving any property for the construction of 27th street.

Motion made by Commissioner Garcia to approve this resolution, seconded by Commissioner Pecos. The motion was passed and approved by the following vote: Pecos, Pena, Garcia, Fugate voting "FOR". Leubert voting "AGAINST".

4. Discuss the City's downtown area and tourism topics such as branding, wayfinding, advertising, and other related issues. (Tourism Services Director).

Bob Trescott, Tourism Services Director reported his accomplishments through his career. Mr. Trescott further discussed the Visitor's Center and its purpose for the City of Kingsville. He further stated that the Visitor's Center receives visitors who are traveling through Kingsville and stop for brochure information. Trescott stated that he would like to see the Visitor's Center located at the Depot. He stated that by moving the Visitor's Center into town, you will have serious visitors who are interested in visiting Kingsville rather than just passing through Kingsville. Mr. Trescott stated that the City supports events in the downtown area. These events are part of the triangle of Tourism but there has to be procedures. The City must be made aware of events in advance to allow the City to coordinate with its departments to close streets and place garbage receptacles in areas where the event will take place. Trescott further discussed the Façade Grant which was approved by the Commission during a recent meeting. He stated that the Façade Grant will make a major impact in the downtown area. Trescott further discussed the mural project which is to be placed in the downtown area. The mural is approximately 32 feet across by 12 feet tall which consist of 12 4x8 sheets of plywood. Trescott stated that they are going out for bids to install the mural on the side of the Fuentes building with energy efficient lighting. He further stated that the unveiling of the mural will take place during The Art Roundup during the Rand Hand Festival weekend. Trescott touched on the downtown park which consist of green space, preserve historic resources, and provide active downtown public spaces that support downtown events. Trescott further discussed the area around the post office property where he would like to place a sign that states Welcome to Downtown Kingsville. Within this area, they are proposing to plant trees and plants to screen the end of the post office loading dock. He further stated that he would like to see the one-way road alongside the railroad tracks to become a two-way road with trees planted along the railroad tracks.

Commissioner Leubert asked how this road will become a two-way street with the post office having their drop off post office box. Trescott responded that they will be placed on the proposed median. Trescott further stated that there is a fountain on the east side of the post office and would like for the City to look into getting an easement or a lease from the post office that would allow the City to maintain the fountain, screen the property, and place the signage. He further stated that this property is very important to the entrance into the Historic Downtown for tourism. Trescott further spoke about the Caboose and how it should be moved closer to the Train Depot. Trescott stated that he will be meeting with the contractor for an estimate on refurbishing the Caboose. Trescott further stated that at the Depot, he would like to see a kiosk where informational pamphlets could be placed and visitors can come by and read about what downtown has to offer. He stated that in order to encourage visitors to come visit downtown, we will need to provide proper signage directing them to the area.

Commissioner Leubert asked about the Depot contract as to whether it has been finalized. Mr. Trescott stated that the Heritage Foundation signed a lease with the railroad and received the ability to sublease to the City. Commissioner Leubert stated that she understood that the railroad was fine and was just waiting for the contract to be signed.

Mr. Capell stated that the Depot and the Foundation went into a contract on their own without the right to sublease to the City. Leubert stated that she understood that all they were waiting for was for a meeting with the City. Capell stated that he and Mr. Nick Harrel have attempted to schedule a meeting but have been unsuccessful in doing so. Leubert stated that she will be talking to the Board because what she is being told is totally opposite from what city staff is saying. Mayor Fugate stated that he feels that there is a communication issue between all parties involved. Capell stated that if the City is going to pay for the upgrades and maintenance of the building, it would only be right for the City to have control of the building. Leubert stated that the City cannot do any improvements unless they have a signed contract.

Mayor Fugate stated that the contract needs to have some wording in it where they are able to sublease to the City because the City will be paying for the improvements to the Depot and should have a say in it.

Mr. Capell stated that after several meetings with Mr. Nick Harrel, they both agree to allow the City to use the property. He further stated that they have come to an agreement on the use of the property but have to put it in writing.

Mr. Trescott continued with his presentation of the downtown area. Mayor Fugate stated that the post office will allow the placement of the signage and plant trees and foliage on property located behind the post office, but it's just a matter of getting it done. Trescott continued to discuss the area located directly behind the post office.

Commissioner Pena and Leubert stated that they would like to see a timeline for these projects.

Mayor Fugate stated that these are great projects, but they would like a timeline. Mr. Capell stated that in order to start these projects, the Commission must give staff direction. Capell further stated that once the Commission has given staff direction, then staff will provide a timeline. During this workshop, Mr. Trescott passed out multiple handouts to the City Commission regarding tourism.

Mr. Trescott further introduced Mr. Jonathan Swindle of R Hires Creative Graphic Design. Mr. Swindle gave a brief power point presentation to the City Commission regarding Tourism in the City of Kingsville.

Mr. Swindle spoke about Kingsvilletx.com website. Mr. Swindle gave the Commission a brief on the timeline on what his company has done for this website. He stated that in September his company redesigned the website and made it to be completely supported by all mobile devices including smart phones, tablets, and desktop computers. In November they launched a newsletter campaign, which has 308 subscribers. This newsletter talks about different services that are offered online through the Visitor's Center so that citizens may have information readily available to them such as town information, attraction information, and other features. In March, 2013, they established a page on Facebook for the Visitor's Center. He stated that the website is monitored to see what people are looking at in Kingsville. Mr. Swindle further spoke about the dollar percentage of what was spent in 2012 just on printing advertising information. Mr. Swindle further discussed his presentation to the Commission regarding tourism.

Mayor Fugate called for a break at 6:25 p.m

Mayor Fugate reconvened the meeting at 6:43 p.m.

Mr. Trescott continued his presentation to the Commission by passing out more handouts.

Mayor Fugate asked for staff's recommendation as where exactly the Visitor's Center should be located. Mr. Trescott stated that maybe in the area where the Caboose is or possibly move into the Train Depot or Chamber of Commerce.

Commissioner Pecos asked if the Tourism Department could be moved into the Petra Vela Kenedy House and possibly places the house near the Kingsville Police Department or the Caboose.

Mr. Trescott further discussed the issue with regards to moving the Tourism Center from its previous location, but will discuss it later during this presentation. Trescott further stated that he is also working on getting a quote for the installation of the mural on the Fuentes building. He would also like to install sign and trees by the post office, make the side street next to post office a two-way road, and would like to move the caboose by the Train Depot.

Commissioner Pena asked Mr. Capell if giving staff 90 days would be sufficient time to complete at least one project. Mayor Fugate stated that Commission can give staff 90 days to complete a project, but if staff is unable to complete the project, staff can return to Commission and ask for additional time. Trescott continued to state that trees will already be planted which will be planted by Texas A&M University-Kingsville Geology Club.

Mayor Fugate asked what type of trees will be planted. Mr. Isassi stated that Oleanders with Crape Myrtles in between the Oleanders. Mayor Fugate further stated that he would like to see the thorn-less mesquite trees planted.

Commissioner Pena asked if staff was good on his proposed timeline. Mr. Trescott stated yes.

Mr. Trescott further discussed the design of a kiosk to be placed by the Train Depot or the pavilion for downtown information and post rules for such things as the use of the area or for any upcoming events that may take place in the downtown area.

Mrs. Cynthia Martin stated that they are also looking into building a bus stop near H.E.B. Grocery store for University students who travel on the Blue & Gold Express. Mr. Trescott stated that Mrs. Martin is looking into private funding for this particular project. Commissioner Garcia asked what private funding they are seeking. Mr. Trescott stated that Ms. Lisa Munoz suggested the bus stop and further stated that she would contribute to the project.

Mr. Trescott continued his discussion with regards to the Kiosk. He stated that he would like to extend the idea of the kiosk into the proposed bus stop to provide information. Mayor Fugate stated that he would like to see a timeline for all the projects being proposed during tonight's meeting.

Commissioner Leubert asked that the timeline also show a completion date for the project. Mayor Fugate stated that in all fairness to Mr. Trescott, Trescott would have to get the finances in order which would make it hard to predict how long a project may take. Mr. Capell stated that the way this is organized is that Trescott has a strong hand in it but it also involves the 6th Street team which is headed by Mr. Isassi. The 6th Street team works on developing a vision and timeline, and a budget to develop these projects.

Mr. Trescott spoke about the progress of the pavilion project. He stated that the deck is done with the electricity being installed and façade will be placed in the next week. Mr. Isassi stated that he has been in communication with G&G Solar Company on solar power as an extra to aluminate the pavilion at night. Trescott stated that the park and pavilion is already being used by citizens who come by and have picnics or just for a photo backdrop. He further stated that staff is talking to contractors about what it would take to repurpose the old pump house so it may be used for park like things. He further stated that staff would need to get direction from Commission regarding the pump house and see how they would like to utilize this structure. Mr. Trescott further spoke about options as to how the pavilion could be used. One option is to build a splash-pad under the pavilion which will allow children to enjoy the water while parents sit and read a book. Mayor Fugate stated that he has a concern with a splash-pad being built because of the heavy traffic on 6th street. Fugate stated that if a splash-pad is built, the area would need to be fenced along 6th street and having the entrance in the back area. Commissioner Leubert stated that she would rather see the splash-pad built in one of the local parks. Mr. Trescott stated that this is the reason why these items need to be placed on the agenda, so staff can receive direction from Commission as to what they would like done.

Mayor Fugate stated that he agrees with Leubert, but he would like for Flores & Flato parks to be updated. Mr. Capell stated that he has seen splash pads near shopping areas such as in Salt Lake City, and Kansas City. He further stated that once it is decided what type of downtown park Commission wants, Mayor Fugate stated that brings up the question, is it close to the downtown area or does the splash pad need to be placed closer.

Commissioner Leubert stated that speaking as a mother, the last thing a store owner wants is a wet child who's tired in their store. Mr. Capell stated that this is going to be the Commission's decision. They can decide what type of park is going to be. He stated that there are many choices to pick from, but they will have to decide what type of park they want to see.

Mayor Fugate asked about the cost of a splash pad. Mr. Trescott stated that a simple splash pad could be built for very minimal amount of money. Mayor Fugate stated that he likes splash parks and would like to see them built in the area.

Mr. Trescott further discussed TXDOT & Tourism power point presentation. He stated that with the proposed changes to I69, it could be devastating for Tourism or can be very helpful to Tourism. He further stated that TXDOT has a large budget for dealing with signage for I69. He stated that the City can take the signs being offered, which will be the engineered design signage that may or may not serve the Tourism needs. He further stated that signs along Hwy 77 and Frontage Road are wrong. If the Visitor's Center were to be moved, the blue signs that direct you to the current location of the Visitor's Center would need to be moved. Trescott stated that there are thousands of dollars of signage that can either be designed to support what the city is trying to do with Tourism or can be designed in a way that does not support what we are trying to do for Tourism.

Mayor Fugate stated that Mr. Cardenas, Mr. Isassi and Mr. Trescott need to meet and decide what signage needed. This is not for the Commission to decide this is for staff to do the job and do the right thing. He further stated that as far as wayfinding, it is a good idea. He further stated that staff has good ideas that just need to get done.

Commissioner Leubert stated that she would like to see a timeline for these projects.

Mayor Fugate stated that staff needs to develop a timeline and if an extension is needed on the timeline, come back to Commission for approval.

Commissioner Pena stated that he thought that this meeting was about final plans.

Commissioner Leubert stated that 99 percent of what has been presented to the Commission during this meeting is good, but it has a few issues. Some of these issues need some work such as the Petra Vela Kenedy House and the Train Depot.


Mr. Trescott passed out the new challenge coins with the City of Kingsville emblem on the front of the coin and the new proposed city hall on the back of the coin. Trescott further discussed the purpose of the challenge coin to the Commission as other ways of branding of Kingsville. He further stated that he is proposing strict rules on how to use the City Seal and the image of the new city hall.

Mr. Capell stated that the purpose of this meeting is to show the Commission and the public what the Tourism Department has been working on since the City took over this department.

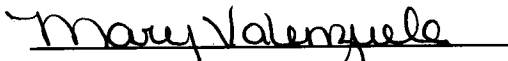
Mayor Fugate stated that all this information discussed during this meeting, is not only important to staff it is also important to the citizens as well. He further stated that with all this work being done, we also need to work on people skills.

VII. Adjournment.

There being no further business to come before the City Commission, the meeting was adjourned at 8:00 P.M.


Sam R. Fugate, Mayor

ATTEST:


Mary Valenzuela, City Secretary