

FEBRUARY 18, 2005

A SPECIAL MEETING OF THE KINGSVILLE CITY COMMISSION WAS HELD ON FRIDAY, FEBRUARY 18, 2005 IN THE HONORABLE ROBERT H. ALCORN COMMISSION CHAMBERS CITY HALL / 200 EAST KLEBERG AVENUE AT 11:00 A.M.

CITY COMMISSION PRESENT

Sam R Fugate, Mayor
 Charles E Wilson, Commissioner
 Al Garcia, Commissioner (arrived during Executive Session)
 Stanley Laskowski, Commissioner
 Arturo Pecos, Commissioner (arrived at 2:05 P.M.)

CITY STAFF PRESENT:

Carlos Yerena, City Manager
 Courtney Alvarez, City Attorney
 Edna S. Lopez, City Secretary
 George Bejarano, Asst. City Manager/Finance Director
 Stanley Fees, City Engineer
 Al Lopez, Interim Fire Chief
 Dora Byington, Purchasing Director
 Jennifer Cantu, Director of Development Services
 Dianne Leubert, Solid Waste Superintendent
 Diana Gonzales, Human Resource Director
 Daniel Almeida, Wastewater Supervisor
 Frank Garcia, Wastewater Field Supervisor
 Tina Galvan, Field Supervisor

**I. Preliminary Proceedings.
 OPEN MEETING**

Mayor Fugate called the meeting to order in the City Commission Chambers of City Hall at 11:03 A.M.

INVOCATION / PLEDGE OF ALLEGIANCE – (Mayor Fugate)

The invocation was delivered by Ms Dora Byington, followed by the Pledge of Allegiance and the Texas Pledge.

MINUTES OF PREVIOUS MEETING(S) – Required by Law

NONE

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

1. None.

III. Petitions, Grievances, and Presentations.²

1. City Manager's Report. (City Manager).

Mayor Fugate called for the City Manager's report. City Manager Yerena stated he did not have anything to report.

2. City Attorney's Report. (City Attorney).

Mayor Fugate called for the City Attorney's report. Ms Alvarez reported on the meeting held with the TML Attorneys regarding upcoming litigations and on new TML Legislative information regarding the Community Block Grant program.

3. City Commission's Reports. (City Commission).

Mayor Fugate called for the City Commission's report. None.

IV. Public Comment on Agenda Items³

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

NONE

V. Consent Agenda

NONE

REGULAR AGENDA

CONSIDERATION OF MOTIONS, RESOLUTIONS, AND ORDINANCES:

VI. Items for consideration by Commissioners.⁴

1. Consider final passage of an ordinance amending the Fiscal Year 2004-2005 Budget for the City of Kingsville for City of Kingsville, Texas Certificates of Obligation Series 2005 Proceeds Fund and Water and Wastewater projects expenditures. (Finance Director).

Mr. George Bejarano, Assistant City Manager stated that this ordinance sets up the distribution of funds into a major category within the City's accounting system so when the \$11.6 million is received distributions can be made into certain categories.

Commissioner Laskowski made a motion that the final ordinance is adopted amending the Fiscal Year 2004-2005 Budget for the City of Kingsville for Certificates of Obligation Series 2005 Proceeds Fund and Water and Wastewater projects expenditures, seconded by Commissioner Wilson. The motion was passed and approved by the following vote: Fugate, Wilson, Laskowski voting "FOR".

2. Consider awarding bid for Lift Station #9. (Director of Purchasing).

Mayor Fugate stated there had been recent developments regarding this agenda item. City Manager Yerena explained that the developer involved decided to withdraw his application and the City can not move forward with the grant application without this developer's commitment. The City has initiated the process of developing the same application with a different developer.

Commissioner Wilson made a motion to table Agenda Item #2. Mayor Fugate called for a second, than asked Commissioner Wilson to withdraw his motion so that Commissioner Laskowski could make some comments. Commissioner Wilson withdrew his motion.

Commissioner Laskowski commented that it was very unfortunate that it has come down to this; and that a lot of work was done by Staff and Ms Kim Lacy. A meeting was held to attempt to find additional funds to fund the project, and another offer was made to Mr. Greenwood. He continued to say that the City has done everything possible to try to assist Mr. Greenwood in providing sewer services and that the City is missing out on an excellent opportunity for future development.

Mayor Fugate concurred with Commissioner Laskowski's comments, adding that the City has been committed; and citizens don't realize government doesn't work as fast as they want it to. Mayor Fugate wished Mr. Greenwood well with his business and added that he hopes the City can partner with a business that is totally committed to the project.

Commissioner Laskowski made a motion to table this agenda item, seconded by Commissioner Wilson. The motion was passed and approved by the following vote: Fugate, Wilson, Laskowski voting "FOR".

Mayor Fugate announced that he would like to change the order of business.

Commissioner Laskowski made a motion to modify the Agenda, to put Agenda Item #4 – Executive Session in front of Agenda Item #3, seconded by Commissioner Wilson. The motion was passed and approved by the following vote: Fugate, Wilson, Laskowski voting "FOR".

The Commission convened into Executive Session at 11:16 A.M.

4. Executive Session: Under Section 551.074 of the Texas Open Meetings Act, the City Commission shall convene in executive session to deliberate the evaluation of the City Manager, the City Attorney and the Municipal Court Judge. (Mayor Fugate).

The Commission reconvened into Regular Session at 12:02 P.M., and then recessed at 12:02 P.M. for lunch. Mayor Fugate invited everyone to attend the ribbon cutting at the English Tearoom located downtown.

The Commission reconvened into Regular Session at 12:55 P.M.

3. Discuss and consider establishing City Commission goals for 2004-2005. (Mayor Fugate).

Mayor Fugate stated this was an update on where the Commission is going and to get some ideas on direction. City Manager Yerena gave an overview of the Commission goals that were approved from the previous year. Each goal was discussed at length.

City Manager Yerena explained the first item on the "Need to Improve" list, Infrastructure, \$11.6 million for water and sewer improvements were requested and received; allocated additional funds in the budget for street improvements in the amount of \$200,000.00; and bids for improvement are being requested.

Mayor Fugate asked about the length of time for projects. City Manager explained the time frames.

Information was requested on a plan for working on streets and a Fire Department grant for a new building.

Commissioner Laskowski discussed the next item on the list "Absentee Ownership" stating that he requested a draft ordinance on spur redevelopment in the areas where demolition of homes is occurring. Topic will be addressed at the Economic summit.

City Manager informed the Commission that there are mortgage revenues and bonds available, and grant funding for rehabilitation of existing home and home buyers assistance.

Regarding, spur development for areas where homes have been demolished, Commissioner Laskowski advised mechanism is necessary.

City Manager explained the home buyers grant. Mayor Fugate encouraged City Manager Yerena to explore alternatives on what can be done with vacant lots.

City Manager Yerena discussed the next item "School system reputation", stating that the City has involved the KISD personnel in its committees, has partnered with them for the intermediate school project permit, and are assisting them in drainage improvement at the same school.

Mayor Fugate stated it is important to help promote KISD by encouraging people to enroll children in this school district. Commissioner Laskowski stated that he would like to see a joint meeting held between the City Commission and the School Board to discuss issues.

Mayor Fugate stated that a good job has been done with "Community Involvement", the bond issue was well attended and received, and bank meetings have been held. Commissioner Laskowski asked that the 1914 City's Charter be reviewed.

There was a lengthy discussion on forming a Review Committee, decision was made to advertise in the newspaper for prospective members to this committee. Commissioner Laskowski stated that he would like to see a Charter Revision on the May 2006 ballot.

Mayor Fugate asked for information on "City Employee Morale". City Manager Yerena explained the Employee of the Month program that was recently implemented. Suggestion was made on implementing a Spring picnic for employees and families. Commissioner Laskowski recommended that employee recognition be made when a larger number of employees are present.

As far as the next item, NAS and University needs, Mayor Fugate encouraged as many employees to participate in the Navy League, and to adopt a Resolution for the Pharmacy School. Resolution will be forwarded to area Mayors and the Coastal Bend Council of Government for their approval.

Mayor Fugate expressed his concern regarding downtown vacancy. Economic development incentives for downtown area are necessary.

City Manager Yerena gave a brief overview on Tax Increment Financing (TIF). Initial contact has been made with the School District and the County.

Mayor Fugate discussed information he had on downtown revitalization.

Mayor Fugate stated that the City has done well on the next item "Take Pride in Community's Appearance – Beautification" by demolishing homes. City Manager mentioned it is a continuous process.

Mayor Fugate stated he would like to see the Beautification Committee become active. Mr. John Garcia, Garage Superintendent is the Chairman of this Committee.

Discussion followed regarding coordinating with different clubs to help with the beautification process. Suggestion was made to educate the public, and to provide a welcome package with information of City services available for new water customers.

Commissioner Garcia suggested adding a new line item in next year's budget to fund beautification projects.

"Promoting the City at speaking engagements" is an ongoing process.

Commissioner Laskowski stated that the financial strength of the City began by adopting a tight budget which will be an ongoing process.

Regarding last year's goals, the Commission concurred that it was a good, well laid out set of goals. Mayor Fugate commented that the City has come a long way. City Manager Yerena stated it is a compliment to Staff, coming from a recall election, growing 210%, and adjusting with the resources available.

The Commission discussed last year's list of "Opportunities".

Mayor Fugate stated revitalization had already been discussed.

City Manager Yerena explained that focusing on the concept of implementing a one-stop facility was necessary. Offering Contractors' booklet with incentives was discussed. Suggestion was made to keep things simple for contractors.

The next item "Location" was not addressed.

"Developing a Sister City" is very viable. Mayor Fugate asked about donating an old fire truck to a city in Mexico. Interim Fire Chief Lopez stated this has been discussed with Mr. Bejarano. The idea of giving the old fire truck to Matamoros, Mexico was discussed and Mr. Bejarano will find out how this can be done.

Commissioner Laskowski suggested developing a relationship with an interior city in Mexico. Mayor Fugate suggested Matamoros or Reynosa, stating that if they are close they will come through 77 Bypass.

City Manager Yerena stated the City's need to be more aggressive in promoting I-69 by bringing businesses that will compliment existing businesses. Area has been divided; San Antonio and Laredo are looking to push it their way, and the entire Valley has been very active. City Manager Yerena suggested a Resolution in support of the funding going to 77 Bypass as opposed to the Laredo area.

Mayor Fugate stated higher education is pretty well covered.

BRAC is already happening; lists are a done deal. The City has done everything that could be done, especially what was done with the Water Authority, and assisting NAS with the chlorination.

Mayor Fugate stated that "Housing" has been addressed.

Commissioner Laskowski commented on "Annexation", stating that there needs to be a strategy developed to provide the necessary infrastructure in the annexed places. A solid plan to provide infrastructure is needed.

Commissioner Garcia commented on "Medical Facilities to compliment pharmacy", stating that once the school is finished a lot of companies and labs will come in to compliment school.

Commissioner Pecos commented on "Federal Grants", stating that the elderly are always asking for assistance to fix their homes. Commissioner Laskowski stated it would be prudent to bring a company like Grant Works Company to make a presentation to the Commission.

There were no additions to "Network".

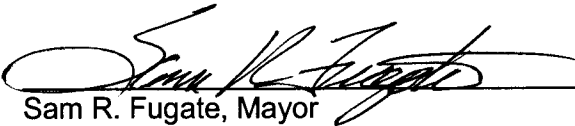
Mayor Fugate asked for other suggestions to the lists. Ms Alvarez suggested adding "Youth Activities" to the "Need to Improve" list. There was discussion on a skate park, the liability, and the location. Suggestion was made to find out if the City and County own a centrally located property for a skate park.

Commissioner Laskowski thanked the City Manager and Staff for working diligently to meet the needs of the community.


Mayor Fugate stated that the evaluations process went well, very productive, and very positive.

VII. Adjournment.

There being no further business to come before the City Commission, Mayor Fugate adjourned the meeting at 2:35 P.M.


Sam R. Fugate, Mayor

ATTEST:


Edna S. Lopez, City Secretary