

**MINUTES OF SPECIAL MEETING OF THE GOVERNING BODY
OF THE CITY OF LAMPASAS, TEXAS
CALVERT MUNICIPAL BUILDING
CITY COUNCIL CHAMBERS
302 E THIRD STREET
Monday, August 16, 2021
5:30 p.m. Special Session**

The City Council of the City of Lampasas met in Regular Session on the above date and time with Mayor Monroe presiding.

Council Members Present:

Cathy Kuehne
Randy Clark
Chuck Williamson
Zachary Morris
Bob Goodart
Herb Pearce

City Staff Present:

Finley deGraffenried, City Manager
Becky Sims, City Secretary
Yvonne Moreno, Finance Director
Sammy Bailey, Police Chief
Jody Cummings, Assistant Police Chief
Jeffry Smith, Fire Chief

Council Members Absent:

N/A

**SPECIAL SESSION
5:30 P.M.**

I. Call to order Special Session

Mayor Monroe opened the Special Session at 5:30 p.m.

II. Budget Discussion FY21/22

- Personnel
 - Lineman Position
 - Budgeted for FY 2021-2022
 - Building Maintenance
 - Staff would like to assess duties, utilize resources and identify needs and gaps.
 - IT Communications and Tech
 - Budgeted for mid-year
 - Assistant City Manager
 - Budgeted for FY 2021-2022
 - Public Works Director
 - Place holder; however not funded for FY 2021-2022
 - Modifications to budget allows for Cost of Living Adjustment (“COLA”), with some additional allowance for salary modifications based on market, merit and increased duties.
- Utility Rates
 - Staff provided an estimated rate impact for a sampling of residential and commercial customers. The impact ranged from \$4.00 per month for increase to electric and water rates for a Residential customer to \$400 per month for Large Commercial customer.
 - Staff recommends rotating rate increase. This year increase Electric Rates, next year increase Water Rates.
 - Based on the current Proposed FY 2022 Budget, Council may consider rates outside of the budget process as time allows this fall, and hopefully as additional Wastewater Plant Capital Projects are identified.

- Tax Rate
 - City received certified values and tax rate calculations from Lampasas Central Appraisal District, August 12, 2021. Staff has been reviewing the information provided and has questions for the Chief Appraiser regarding the calculations. It appears our No New Tax Rate (formally the Effective Rate) is higher than the Voter Approval Tax Rate, which is the maximum a jurisdiction may charge without an election. The No New Tax Rate is currently calculated at \$0.3209/\$100; and the Voter Approval Rate is calculated at \$0.3147/\$100. While this is still being evaluated it is recommended that Council take no action on the proposed Tax Rate this evening and wait to consider action at the August 23, 2021 meeting. Our current rate is \$0.395218/\$100.

III. Hostess House Project Scope

- Rehabilitation and upgrade of the Hostess House tentatively to include Kitchen Option no. 2, and the Improved Function floor plan.
- To seek proposal from Reliance Architecture for plans and specifications for the Hostess House including structural, MEP and accessibility.
- To seek proposal for bidding and construction administration from Reliance Architecture for structural work to be completed in FY 2022.

IV. Discussion and possible action regarding modifications to the FY 2022 Budget

- Modifications included adjustments made due to historic expenditures, revenue trends and corrections to debt accounts. Additionally, after staff discussion, the modifications indicate a recommendation to reduce the personnel costs for one additional staff for FY 2022. Staff would like the opportunity to discuss and possibly implement new duties for an existing position, or possibly starting two new positions mid-year, not affecting budgeted amounts.

Discussion related to budget modifications:

- \$10,000 allocated for implementation and/or modification of the Comprehensive Plan
- Jennifer Ritter, Financial Advisor
 - Refunding Opportunities
 - Current Debt Load
 - Opportunity to borrow money; rates will be favorable for the next 9 months or so
 - WWW- Debt for Improvements
 - Permit Compliance
- Campbell Park Pavilion- Design Build
- Campbell Park Skate Park-
 - Proposal for Design
 - Realistic plan based on City means/needs
 - Competitive vs. Recreational
 - \$400,000.00 Estimated Project Cost
 - Council would like to see concept plan
- Wayfinding
 - Seek contractor for proposals
- Campbell Park Parking Alternatives/Options
- Demo Non-Operable Tanks
- How Lampasas rates compare with other municipalities
- At Your Door Recycling Opportunities

There was no formal action taken; however, Council was comfortable with the Operating Budget Final Adjustments.

- V. Discuss and consider proposed FY 2022 ad valorem tax rate.

There was no action taken

- VI. Adjourn Special Session- The budget meeting was adjourned at 7:08 p.m.

PASSED AND APPROVED this _____ day of _____, 2021.

TJ Monroe, Mayor

ATTEST:

Becky Sims, City Secretary