

**MINUTES OF REGULAR MEETING OF THE GOVERNING BODY
OF THE CITY OF LAMPASAS, TEXAS
CALVERT MUNICIPAL BUILDING
CITY COUNCIL CHAMBERS
302 E THIRD STREET
Monday, October 24, 2022
5:30 p.m. Workshop Session
6:00 p.m. Regular Session**

(regular session will begin immediately following workshop and may be called to order prior to 6:00 pm)

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:

Zachary Morris
Randy Clark
Herb Pearce
Cathy Kuehne
Davis Keele
Chuck Williamson

City Staff Present:

Finley deGraffenried, City Manager
Becky Sims, City Secretary
Monica Wright, IT Director
Ryan Ward, ACM
Jody Cummings, Police Chief
Vicki Tower, Parks Secretary
Jeff Smith, Fire Chief
Charlie Boswell, Assistant Police Chief

Council Members Absent:

N/A

WORKSHOP SESSION

1. Call to order Workshop Session

Mayor Monroe called the meeting to order at 5:30 p.m.

2. Discussion regarding condition and possible preservation of Pecan Tree outside Municipal Court Building by Lucien Hodges, H& H Tree Service.

This item will be discussed at the November 14th Council Meeting

3. Discussion and presentation from Keith Sledd, Heart of Texas Defense Alliance.

Mr. Sledd provided the Defense Alliance update and presentation to City Council.

Outside of the current areas of focus, the following updates were provided.

- *Commission on Naming of DOD items commemorating the Confederate States of America.*
 - *Naming Commission recommended renaming Fort Hood to Fort Cavazos*
 - *Naming Commission released recommendations for US Military Academy and US Naval Academy*
 - *Naming Commission released recommendations for all remaining DOD assets.*
- *III Corps Change in Command*
 - *LTG Sean Bernabe assumed command*
- *FY23 Defense Budget*
 - *4.6% pay raise*
 - *USAF drops 6,000 Airmen to 323.4K*
 - *USN drops 600 Sailors to 346.3K*
 - *USMC drops 1,500 Marines to 177K*
 - *USSF increases by 200 Guardians to 8.6K*
 - *Army Budget is \$177.5B which is \$3B (+1.6%) more than FY22*

- *Active Army drops from 485K in FY22 to 473K in FY23 (smallest since 1940)*
- *Potential US Command to train and equip Ukrainian forces*
- *Future National Training Center (NTC) visits*
 - *June 3-5 2023*
 - *August 19-21 2023*
 - *Civilians and government Officials are invited to attend*
- *Basic Needs Allowance (BNA)*
- *Housing Challenges & Military Families*

4. Discussion and presentation regarding the Chamber of Commerce Third and Fourth Quarter Reports.

Melissa Unger, Chamber Director presented the Chamber of Commerce Third and Fourth Quarter Reports. Mrs. Unger took this opportunity to review overages in administrative fees, promotions, copier line items and annual website payment.

Council had no specific questions relating to quarterly reports presented. Mayor Monroe commended Mrs. Unger on the amount of activities throughout the year. Mrs. Unger advised that a travel writer recently visited Lampasas and she is excited to report that the article should be published within the next month. She also reported that Friday's are dedicated to visiting community partners.

Council member Clark asked about memberships. Mrs. Unger advised memberships are good. The businesses and individuals are billed annually, they are given a 30-day window to pay their invoice. Most that cancel their memberships are due to relocation, business closure or looking at other marketing avenues.

5. Discussion and recap from Hostess House site visit held on October 17, 2022 with Reliance Architect.

Finley deGraffenried, City Manager advised Council that this item has been placed on workshop to recap discussion with Antonio Naylor, Reliance Architecture. The concepts were discussed early in 2021 with presentation of different scopes with cost estimates for the Hostess House Rehabilitation and Improvements at the July 2021 planning session. The estimated project cost at that time was \$1,308,670.50. At the meeting, Monday, October 17th with Reliance Architecture, Council was presented with the detailed project scope and estimated cost comparisons from July 2021 to present that includes inflation, code compliance and add alternates. The estimated project cost as of October 2022 is \$1,879,483.55, with all optional alternates included.

Funding Assumptions:

\$800,000.00 allocated from Fund 65

\$796,501.30 allocated from Fund 40

Leaving \$200,000.00 balance in Fund 40 at Council direction during Budget Workshop Sessions. The Fund 40 balance assumes no additional income.

Staff is prepared to move forward with directing Antonio Naylor, Reliance Architecture to advertise for bids at Council's request. Advertising for bids will provide a precise number for Council to make decisions about

alternates. Staff indicated advertising for bids is not costly, and Council could provide additional direction once exact numbers are received.

Council member Clark inquired about local contractors being notified of bid process. Mr. deGraffenried advised that the Architect will advertise in various plan rooms; and the City will post bid documents on the website with most local contractors subscribing for notifications. Staff always encourages local contractors to bid on City projects.

6. Discussion regarding Draft Agenda for Special Comprehensive Plan Meeting to be held November 1, 2022.

Mr. deGraffenried presented Council with the draft agenda and referred to the Comprehensive Plan Short - Term Objectives and Action Steps and asked if they would like to add anything to the agenda.

Council recommended adding movement of traffic through town, Colored School/New Hope and City meetings with other organizations.

7. Discussion regarding any item on the regular agenda

There was no discussion.

8. Adjourn Workshop Session

Mayor Pro-Tem Williamson moved to adjourn the workshop session at 6:06 pm, the motion was seconded by Council member Keele and with a unanimous vote, the motion carried

REGULAR SESSION

ANNOUNCEMENTS

1. Call to Order

Mayor Monroe called the Regular Session to order at 6:06 pm

2. Invocation and Pledge of Allegiance

Jody Cummings, Police Chief, gave the invocation and the Pledge of Allegiance to the U.S. and Texas flags were recited.

3. Presentations and Proclamations

Presentation of flags by Citizens Police Academy Alumni- In honor of the First Responders Appreciation Day, the CPAAA presented the thin line flags to the Fire Department, Police Department and Dispatchers to recognize and thank them for their service.



Council recognized the following service anniversaries:

Larry Wilson- 10 Years



Finley deGraffenried- 10 years



Bryan Hall- 10 years (not pictured)

Dr, Chane Roscoe on behalf of the Lampasas School District nominated Officer Steve Sheldon for *Community Champion* for an outstanding job supporting LISD not only as a School Resource Officer (SRO) but with other duties as well. He not only completed all the door sweeps, safety audit, regular SRO duties, but he also numbered and labeled every exterior door in the district single handedly. We are very proud of him and all our SRO's for their hard work in helping keep our kids and staff safe.



	PUBLIC HEARINGS/CITIZEN COMMENTS
1.1	Citizen comments – Any citizen who desires to address the City Council on a matter not included on the Agenda may do so at this time. The City Council may not deliberate on items presented under this Agenda Item.

Mr. Clifford Dalton addressed Council regarding his recent incarceration.

1.2	Citizen comments- Any citizen who desires to address the City Council on a matter that is included on the Agenda may do so at this time.
-----	---

There were no citizen comments

2.0	MINUTES
2.1	Discussion and possible action concerning the approval of minutes of the Regular Meeting held on held on October 10, 2022

Mayor Pro-Tem Williamson moved to approve the minutes as presented; the motion was seconded by Council member Kuehne and with a unanimous vote, the motion carried.

3.0	CONSENT AGENDA
3.1	Discussion and possible action regarding the second reading of an Ordinance to approve a request to rezone property from Commercial to Single Family Residential-6 ‘SF-6’ for property described as lots 9-10-11-12, Block 5, Whites Addition on East Avenue J (FM 580) between Casbeer Street and White Street.
3.2	Discussion and possible action regarding the second reading of an Ordinance to amend the City of Lampasas Code of Ordnances Appendix A (fee schedule) to include the Campbell Park Pavilion.

Council member Clark moved to approve the consent agenda as presented, the motion was seconded by Mayor Pro-Tem Williamson and with unanimous vote, the motion carried.

4.0	BOARDS/DEPARTMENT REPORTS
-----	----------------------------------

Becky Sims, City Secretary/Zoning Administrator and Frank Ellett, Building Official presented the Annual Building & Planning Report. Staff: Lupe Charping- Permit Technician & Mike Blair- Civil Inspector

Educate
 Platting
 Zoning

Land Use

Building Codes

- Minimum baseline standards
- Homestead Exemption

Preliminary Plan Review

Utility availability

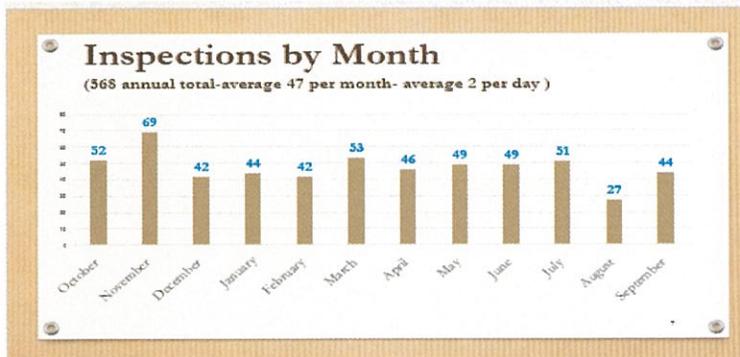
Meetings

- Onsite meetings to discuss project prior to permitting
- Pre-Construction Meetings with Staff, GC, Developers, and Trades
- Site visit with trades prior to construction start date

Inspections

Timely- (Same day)

- Several Reinspection's
- Punch List



New Businesses

- Gillen's Wine & Candy
- Lampasas Beer Market (new owners)
- Next Level Storage Units
- Irvin Storage Units
- Pholicious Cafe
- WM Roofing
- Always Home Properties
- T-Mobile
- Loly's Ice Cream Shop
- Eco-Strong Facility
- Saloon 37

Planning & Zoning

6 Meetings
5 Public Hearings
120 Certified Letters

Type of Requests
2- Rezone Requests
5- Specific Use Permits Requests
4- Plat Approvals

Zoning Board of Adjustment

3 Meetings
4 Public Hearings
66 Certified Letters

Type of Requests
• Parking space variance from 75-50
• Lot Size from 6000 to 3200 (denied)
• Lot Depth 110'-50' (denied)
• Lot Depth from 110' -105'
• Lot Width from 55'-45'
• Front yard setback from 25'-10'

May 2022- Planning Commission Training

Adopted Ordinances

- Adopted the 2020 NEC and 2021 ICC Building Codes
- Ordinance to Abandon an alley and/or a public right-of-way, or a portion thereof, for property being described as the alley located in Block 76 of the Lampasas Springs Company First Addition
- Ordinance annexing Hidden Oaks Subdivision
- Ordinance granting a Specific Use Permit to allow for Portable Building Sales
- Ordinance granting a Specific Use Permit to allow for Accessory Dwelling/ Guest House
- Ordinance granting a Rezone to property from Retail to Single Family Residential
- Ordinance granting a Specific Use Permit to allow the display of open storage/machinery
- Ordinance to amend Subdivision Regulations to allow for Letter of Credit in lieu of Bond

5.0	ROUTINE MATTERS
5.1	City Manager's Operational Report

City Manager deGraffenried reviewed his report:

- | | |
|-----------------|---|
| LEDC | <p>The Lampasas Economic Development Corporation (“LEDC”) met on October 19th with a fairly full agenda including Business Park project accounting (attached with Pay Application 6 Memorandum), land use regulations, platting, and design standards. Through Pay Application 6, the project is 98% complete, with only \$139,174 remaining on the Contract. The Board does anticipate 1 additional change order in the amount of approximately \$6,000.00. As Phase 1, Business Park construction nears completion, the Board will address the look and type of buildings in the Park through covenants; and the specific business types and land uses through zoning. Both regulations need to consistent with the Board’s and City’s vision for the Park. The Board will also seek renderings of entrance signs for both accesses off US 183. LEDC members opted to wait until the streets were paved and the medians curbed prior to reviewing the size and lettering for a sign.</p> |
| Fire Inspection | <p>Good job to Chief Smith and his team at the Lampasas Fire Department. The City received the results of the Texas Commission on Fire Protection, Compliance Inspection which indicated <i>No Violation Noted</i>. The inspection included compliance with reporting, operating procedures, record keeping and training facility records.</p> |
| Skate Park | <p>The pad for the Skate Park was approximately 2 lifts from completion, however; recent wet weather has postponed work for the next few days. Staff notes, however;</p> |

that all compaction tests, including one after the rains, have passed. The pad will be constructed slightly above grade with some additional base material needed for elevated areas. Staff understands that SPA is still set to mobilize prior to year-end.

Park Board The Park Board will meet after the publication of this Memo, however; staff notes their agenda will include discussion regarding a proposal for a disc golf course and layout at the 580 Sports Complex, follow-up on body weight exercise equipment through the Lions Club, and general park maintenance and community projects. The Board will also be updated on park usage and the installation of the Skate Park. Actionable items will be forwarded to Council for formal consideration.

Supreme Court The City has been notified through our Counsel, Mary Keeney, that Central Texas Water Supply Corporation’s Petition for Review with the Texas Supreme Court, on 22-0365 Central Texas Water Supply Corporation v. Kempner Water Supply Corporation and the City of Lampasas, has been denied. The Original Petition, filed in Bell County, was brought by Central Texas Water Supply Corporation (“CTWSC”) due to Kempner’s and the City’s refusal to pay CTWSC under the terms of their unilateral modification of the wholesale water contract. The case was initiated, after several years of posturing on the contract, on August 31, 2018. The case was appealed by CTWSC to the 3rd Court of Appeals (transferred to the 8th Court) who issued an initial opinion and judgement denying CTWSC Petition on June 4, 2021; and after Motion for Rehearing by CTWSC, the 8th Court of Appeals again denied CTWSC Motion, and issued a new opinion. The Supreme Court published their decision to deny the Petition for Review by CTWSC on October 21, 2022.

Paving Ryan and the street crew report that the emulsion purchased at year-end was enough to complete some additional chip seal on West 2nd Street. Although not complete at publication of this Memo, crews are hopeful to have materials enough to pave from Walnut to Howe. The Street Department has also made great strides in cross training and preparing for the chip seal process, which does need to be well planned and choreographed.

EOP Training With the assistance of Schneider Engineering, the City will be conducting an Emergency Operation Plan (“EOP”) drill/exercise, primarily for our electric and utility departments, including management and operations staff. The EOP drill will be conducted on November 17th at the Calvert Building and should last approximately 2 hours.

Eclipse Staff will meet on October 26th to discuss the timeline and planning for the Eclipse to include milestones for the draft Public Safety Plan and personnel deployment, as well as business and organization public information. This meeting, and subsequent meeting, will be in preparation for a community, Town Hall format meeting scheduled in April, approximately 1 year out from the event.

5.2	MAYOR’S COMMENTS
-----	------------------

Mayor Monroe commended Lampasas Association for the Arts (LAFTA) for a great Boots & Blazers Event.

6.0	UNFINISHED BUSINESS
-----	---------------------

There was no unfinished business.

7.0	NEW BUSINESS
-----	--------------

7.1	Discussion and acceptance of the Chamber of Commerce Third & Fourth Quarter Reports.
-----	--

Mayor Pro-Tem Williamson moved to accept the Chamber of Commerce Third & Fourth Quarter Reports as presented; the motion was seconded by Council member Kuehne and with a unanimous vote, the motion carried.

7.2	Discussion and possible action regarding approval of Master Cooperative Purchasing Agreement between the Sheriffs Association of Texas ("SAT") and the City of Lampasas.
-----	--

Council member Morris moved to approve the Master Cooperative Purchasing Agreement between the Sheriffs Association of Texas ("SAT") and the City of Lampasas, the motion was seconded by Council member Pearce and with a unanimous vote, the motion carried.

7.3	Discussion and possible action regarding procurement of one 2023 Chevy Tahoe for the Lampasas Fire Department in an amount not to exceed \$65,000.00.
-----	---

Council member Pearce moved to approve the procurement of one 2023 Chevy Tahoe for the Lampasas Fire Department in an amount not to exceed \$65,000.00, the motion was seconded by Council member Clark and with a unanimous vote, the motion carried.

7.4	Discussion and possible action regarding purchase of SRO equipment as defined in the Interlocal Agreement with LISD in August 2022 in an amount up to \$49,500.00
-----	---

Council member Morris moved to approve the purchase of SRO equipment as defined in the Interlocal Agreement with LISD in August 2022 in an amount up to \$49,500.00, the motion was seconded by Council member Kuehne and with unanimous vote, the motion carried.

7.5	Discussion and possible action regarding the purchase of the EMD Radio Upgrade as defined in the Interlocal Agreement with Lampasas County in the amount of \$84,411.10
-----	---

Council member Keele moved to approve the purchase of the EMD Radio Upgrade as defined in the Interlocal Agreement with Lampasas County in the amount of \$84,411.10, the motion was seconded by Council member Kuehne and with a unanimous vote, the motion carried.

7.6	Discussion and possible action regarding a quote from Tyler Technologies, Sole Source Provider, for Time & Attendance digital application and hardware in the amount of \$30,509.00
-----	---

Council member Morris moved to approve the quote from Tyler Technologies, Sole Source Provider, for Time & Attendance digital application and hardware in the amount of \$30,509.00, the motion was seconded by Council member Kuehne and with a unanimous vote, the motion carried.

7.7	Discussion and possible action to proceed with seeking sealed bids for Hostess House Rehabilitation within the perimeters discussed during Workshop.
-----	--

Council member Clark moved to approve moving forward to direct Reliance Architect to seek bids for Hostess House Rehabilitation, the motion was seconded by Mayor Pro-Tem Williamson, with Council member Morris and Keele voting in opposition, the motion carried.

7.8	Discussion and possible action regarding appointment of board members to the Lampasas Economic Development Board.
-----	---

Council member Morris moved to appoint Fin Erwin to the Lampasas Economic Development Corporation, the motion was seconded by Mayor Pro-Tem Williamson and with a unanimous vote, the motion carried.

Adjourn into Executive Session

Mayor Pro-Tem Williamson moved to adjourn into Executive Session at 7:09 p.m., the motion was seconded by Council member Davis and with a unanimous vote, the motion carried.

EXECUTIVE SESSION

The City Council of the City of Lampasas, Texas will meet in closed Executive Session pursuant to the Texas Government Code, Chapter 551, as follows:

Section 551.072 (deliberations about real property) - Deliberation concerning the potential purchase, exchange, lease, acquisition, sale and/or value of real property.

Adjourn back into Regular Session- 7:42 p.m.

REGULAR SESSION

Discussion and possible action concerning items posted and discussed by Council in Executive Session

Mayor Pro-Tem Williamson moved to authorize the City Manager to negotiate and finalize the lease agreement with option for a phased/future Economic Development Project for the City Industrial Park Property, 1310 McLean, within parameters discussed in closed session, the motion was seconded by Council member Morris and with a unanimous vote, the motion carried.

Adjourn-Council member Morris moved to adjourn the meeting at 7:43 pm, the motion was seconded by Council member Kuehne and with a unanimous vote, the motion carried.

PASSED AND APPROVED this _____ day of _____, 2022.

TJ Monroe, Mayor

ATTEST:

Becky Sims, City Secretary