

Office of the City Secretary

Memorandum

To: Honorable Mayor Bill Agan and members of the Richland Hills City Council
From: Cathy Bourg, City Secretary
Date: June 2, 2015
Subject: Minutes from the May 19, 2015 regular City Council meeting

City Council Action Requested:

Consider approval of the May 19, 2015 regular City Council meeting minutes.

Background Information:

Attachment – May 19, 2015 Draft Minutes

Board/Citizen Input:

N/A

Financial Impact:

N/A

Staff Contacts:

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**RICHLAND HILLS CITY COUNCIL
REGULAR MEETING
MAY 19, 2015
DRAFT MINUTES**

Roll Call:

Council present:

Bill Agan, Mayor
Roland Goveas, Place 1
Allison Barrette, Place 2
Robert DeSoto, Place 3
Beverly Williams, Place 4
Edward Lopez, Mayor pro-tem

Council Absent:

Staff

Eric Strong, City Manager
Cathy Bourg, City Secretary
Betsy Elam, City Attorney

WORK SESSION – Mayor Bill Agan Called to Order – Time 6:00 p.m.

- 1. Executive Session: Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sec. 551.071, Sec. 551.072, Sec. 551.073, Sec. 551.074, Sec. 551.076, Sec. 551.087 and Sec. 418.0183 (f) and 418.106 (d) & (e) of the Texas Government Code (Texas Disaster Act).**

Motion: Motion was made by Councilmember Williams, and seconded by Councilmember Barrette to convene into executive session. Time: 6:01 p.m.

Motion passed 5-0.

Mayor Agan reconvened into open session. Time: 6:41 p.m.

- 2. Discussion of items and presentations listed on tonight's City Council Agenda.**

Eric Strong, City Manager presented the following agenda items:

- 2B. Resolution 446-15, approving negotiated settlement with Atmos Energy Corporation.
- 4A. Ordinance 1294-15, an update to Chapter 14 of the Code of Ordinances regarding Inspections of Rental Properties. The proposed new language

of the ordinance would require that the City inspect rental properties under any one of the following four conditions:

- 1) Upon a change of Occupancy
- 2) Upon a complaint by a tenant
- 3) Upon a complaint by a landlord
- 4) As necessary if the property has not changed occupancies in at least two years

Break at 6:52 p.m.

REGULAR SESSION – Mayor Bill Agan Called to Order – Time 7:00 p.m.

Invocation – Mayor Agan

Pledge of Allegiance – Led by Councilmember Williams

PRESENTATIONS

1A. ELECTION AND RELATED ITEMS

A. Consider Ordinance 1293-15, canvassing the results of the May 9th, 2015 General Election for City of Richland Hills Council Places 1, 3, and 5.

Motion: Motion was made by Councilmember Williams, and seconded by Councilmember Barrette to approve.

Motion carried by a vote of 5-0.

B. Administer Oaths of Office to Council places 1, 3, and 5

Cathy Bourg, City Secretary administered the Oaths of Office to the following:

- Council Place 1 - Roland Goveas
- Council Place 3 - Robert Harvey DeSoto
- Council Place 5 - Edward Lopez

C. Election of Mayor Pro Tem

Motion: Motion was made by Councilmember DeSoto, and seconded by Councilmember Goveas to elect Councilmember Lopez as Mayor pro-tem.

Motion carried by a vote of 5-0.

1B. PRESENTATIONS

A. Citizen Appearances/Public Comments

Eric Strong, City Manager presented the rules of decorum.

Gerald Page, 2915 Scruggs Park, Richland Hills addressed council regarding the high grass conditions of the Oncor easement adjacent to his property.

B. Proclamation on National Emergency Medical Services Week and Proclamation on Public Works Week.

Mayor Agan presented the National Emergency Medical Services Week Proclamation to Fire Chief Bill Bell and Richland Hills Fire Fighters.

Mayor Agan presented the Public Works Week Proclamation to Scott Mitchell, Richland Hills Director of Neighborhood Services and Public Works employees.

CONSENT AGENDA

2A. Approval of minutes of May 5, 2015 Regular City Council Meeting.

2B. Approval of Resolution 446-15, approving negotiated settlement with Atmos Energy Corporation.

Item was discussed during the work session, under item 2.

Motion: Motion was made by Councilmember Goveas, and seconded by Councilmember DeSoto to approve all consent agenda items.

Motion carried by a vote of 5-0.

PUBLIC HEARING, MEETINGS, AND OTHER RELATED ITEMS

3A. None at this time.

ORDINANCES, RESOLUTIONS, AND OTHER RELATED ITEMS

4A. Consider Ordinance 1294-15, an update to Chapter 14 of the Code of Ordinances regarding Inspections of Rental Properties.

Item was discussed during the work session, under item 2.

Motion: Motion was made by Councilmember Lopez, and seconded by Councilmember Barrette to table.

Motion carried by a vote of 5-0.

CONTRACTS, AGREEMENTS, BID AWARDS, AND OTHER RELATED ITEMS

**Items taken out of order*

7B. Discussion regarding Community Activity Center project

Eric Strong, City Manager presented to council an overview of the Community Activity Center project and funding. In the last year, the City has worked with Barker Rinker Seacat to do a feasibility study for a new Community Activity Center. The City has also conducted citizen's focus groups, a town hall meeting, and a statically valid citizen's survey with positive feedback from the community. The proposed facility would include indoor amenities, such as, a gymnasium, walking track, aerobic and fitness area, meeting rooms, game area, and space for the Richland Hills Historical Society. A project of this scope could be as much as 12 million dollars. There are several different financing options to consider. Some of these options may require a bond election in mid to late 2015 and funded by early 2016. A new Community Activity Center would revitalize Baker Blvd. and provide a safe place for the community to gather.

5A. Consider agreement with Barker Rinker Seacat for Architectural and Engineering Services for the design of a Community Activity and Recreation Center.

Eric Strong, City Manager presented to council an agreement with Barker Rinker Seacat for Architectural and Engineering Services for the design of a Community Activity and Recreation Center. The total cost for the design of this facility is a little over \$1,200,132, which represents approximately 9.75% of the current proposed project cost. The contract covers the design services for architectural services, civil engineering, landscape design, structural design, mechanical, plumbing and electrical design, as well as several smaller services.

It is important to note that if we execute this agreement now, we will be moving forward with design prior to having funding for the entire project. However, between now and a potential bond election in November, we would probably spend approximately \$500,000 in design fees. If a bond election is successful in November, we could use bond proceeds to finish the design of the building. If the bond election is unsuccessful, we will not have to spend the full design amount. We can terminate the contract at that point and not proceed with any further design of the project.

Mick Massey with Barker Rinker Seacat, answered questions regarding the concept plan and discussed their fees and coming in within budget.

Motion: Motion was made by Councilmember Goveas, and seconded by Councilmember DeSoto to approve.

Motion carried by a vote of 5-0.

5B. Consider Professional Services Agreement with Schrickel Rollins and Associates for Architectural and Engineering Services at Kate Baker Park not to exceed \$36,000.

Jason Moore, Assistant to the City Manager presented to council an agreement with Schrickel Rollins and Associates for Engineering Design for Park Improvements at Kate Baker Park for Phase A1.

James Williams with Schrickel Rollins and Associates discussed with council the design and phasing for the project.

Motion: Motion was made by Councilmember Williams, and seconded by Councilmember Desoto to approve.

Motion carried by a vote of 5-0.

OTHER ITEMS FOR CONSIDERATION

6A. None at this time.

REPORTS AND DISCUSSION

7A. Presentation of Monthly Department Reports

No Discussion

7B. Discussion regarding Community Activity Center project

Item moved up in the agenda, following item 4A.

COMMUNITY INTEREST ITEMS

8. Community Interest

- Senior Breakfast May 20, 2015 from 8:00 to 9:30 a.m.
- July 4th, 2015 Annual Celebration (Follow up donation letters will be mailed and Vocal Trash is scheduled to perform)
- Oncor Easement
- Mosquito testing and water conversation

EXECUTIVE SESSION

9. Executive Session: Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sec. 551.071, Sec. 551.072, Sec. 551.073, Sec. 551.074, Sec. 551.076, Sec. 551.087 and Sec. 418.0183 (f) and 418.106 (d) & (e) of the

Texas Government Code (Texas Disaster Act). Refer to posted list attached hereto and incorporated herein.

None at this time.

ADJOURNMENT

10. A motion was made by Councilmember Lopez, and seconded by Councilmember DeSoto to adjourn. Motion passed 5-0.

There being no further business to come before the City Council, Mayor Agan declared the meeting adjourned at 7:59 p.m.

ATTEST

APPROVED

Cathy Bourg, City Secretary

Bill Agan, Mayor