

**CITY COUNCIL MINUTES .
REGULAR SESSION
DECEMBER 15 2015**

CALL TO ORDER

A regular session of the City Council was called to order Tuesday, November 15, 2015 at 7:00 PM with a quorum present, to wit:

James Burgess	Mayor	
Wes Dady	Mayor Pro Tem	
Jeannie Prazak	Councilmember	
Robert Wood	Councilmember	
Jeanie Toland-Scott	Councilmember	arrived at 8:09PM
Geronimo Hernandez	Councilmember	

The Invocation was given by Mayor Burgess. The Pledge of Allegiance was recited.

ANNOUNCEMENTS

Mayor Burgess congratulated City Administrator for completing her first year of service and for receiving her Certified Public Manager certification

CITIZEN PUBLIC COMMENT PERIOD

No one spoke.

CONSENT AGENDA

ITEM 1. Approval of the minutes for the November 9, 2015 City Council Workshop, the November 9, 2015 Regular City Council Meeting, and the November 13, 2015 City Council Special Meeting.

ITEM 2. Ratify the payment of the bills for the month of November 2015.

Councilmember Prazak made a motion, seconded by Councilmember Wood, to approve the Consent Agenda. A vote was cast, 3 in favor, 1 abstention (Hernandez). Motion passed.

INDIVIDUAL ITEMS FOR CONSIDERATION

ITEM 3. Discuss and consider approval of a width variance request by Ray Otten for properties located at 205 and 207 S. Oak Street.

Mr. Otten addressed Council regarding his request for a 5 foot setback versus the required 7 foot setback; depth is good; and staggering homes suggested.

Councilmember Hernandez made a motion, seconded by Mayor Pro Tem Dady, to approve a width variance request for properties located at 205 and 207 S. Oak Street. A vote was cast, 4 in favor, 0 against. Motion passed.

{Agenda reordered by Mayor Burgess}

ITEM 8. Discuss and consider approval of Resolution No. 21-2015 confirming support for the proposed Crown Point Apartments located at 700 S Main Street by approving the rehabilitation of the Development and authorizing an allocation of Housing Tax Credits for the Development pursuant to Texas Government Code §2306.6710(b)(1)(B); and committing funds in the amount of \$100.00 to be provided to the development in the form of a development loan through the deferment of development fees, repayable with a three percent interest during the construction period with no prepayment penalties. Presentation by Justin Meyer with MAC-RE, LLC.

Justin Meyer addressed Council regarding the application for Housing Tax Credits for the rehabilitation of Crown Point Apartments and the requirement of support from the City in the form of a Resolution and the commitment of funds.

Councilmember Prazak made a motion, seconded by Mayor Pro Tem Dady, to approve Resolution No. 21-2015 confirming support for the proposed Crown Point Apartments located at 700 S Main Street by approving the rehabilitation of the Development and authorizing an allocation of Housing Tax Credits for the Development pursuant to Texas Government Code §2306.6710(b)(1)(B); and committing funds in the amount of \$100.00 to be provided to the development in the form of a development loan through the deferment of development fees, repayable with a three percent interest during the construction period with no prepayment penalties. A vote was cast, 5 in favor, 0 against. Motion passed.

{Mayor Pro Tem Dady excused himself from the meeting}

ITEM 4. Receive a presentation from Jim Sabonis with First Southwest Company regarding refinancing the City of Venus' Series 2005 Certificates of Obligation and Series 2009 Refunding Bonds.

Mr. Sabonis provided to Council a breakdown of the City's current debt to include callable dates, interest rates, and current payment amounts. Discussion ensued to include possible interest rates if refinanced; refinancing fees; net savings to city; time line; and Bond Council.

ITEM 5. Discuss and consider directing staff to move forward with refinancing procedures for the City of Venus' Series 2005 Certificates of Obligation and Series 2009 Refunding Bonds.

Councilmember Wood made a motion, seconded by Councilmember Scott, to direct staff to move forward with financing procedures for the City of Venus' Series 2005 Certificates of Obligation and Series 2009 Refunding Bonds. A vote was cast 4 in favor, 0 against. Motion passed.

ITEM 6. Receive a presentation from Patrick Wiltshire with Public Management Inc. and Barry Hudson with Dunaway and Associates Inc. regarding the update of the City of Venus Zoning Ordinance and maps.

Presentations by Public Management Inc. and Dunaway and Associates Inc. were given to Council regarding plans for updating the City of Venus Zoning Ordinance and Zoning Maps. Handouts were provided.

ITEM 7. Discuss and consider approval of updating the City of Venus Zoning Ordinance and maps.

Councilmember Prazak made a motion, seconded by Councilmember Hernandez, to approve hiring Public Management Incorporated to update the City of Venus Zoning Ordinance and Zoning map. A vote was cast, 4 in favor, 0 against. Motion passed.

{Mayor Pro Tem Dady returned to the meeting}

ITEM 9. Discuss and consider approval of Ordinance No. 415-2015 of the city council of the City of Venus, Texas, ordering the amendment of Chapter 10 – Businesses and business regulation, adding Article VII. Metal recycling entities, to provide regulations governing metal recycling within the city.

Discussion ensued regarding authority being given to the City Administrator to issue a conditional license until full compliance is obtained. City Administrator will also have the authority to revoke if compliance is not met. On-site inspections will be performed by Code Enforcement.

Councilmember Hernandez made a motion, seconded by Mayor Pro Tem Dady, to approve Ordinance No. 415-2015 of the city council of the City of Venus, Texas, ordering the amendment of Chapter 10 – Businesses and business regulation, adding Article VII. Metal recycling entities, to provide regulations governing metal recycling within the city. A vote was cast, 5 in favor, 0 against. Motion passed.

ITEM 10. Discuss and consider approval of Resolution No. 22-2015 adopting fees and rules as allowed by state law for Alcohol Permits issued by the City of Venus.

Councilmember Prazak made a motion, seconded by Councilmember Scott, to approve Resolution No. 22-2015 adopting fees and rules as allowed by state law for Alcohol Permits issued by the City of Venus. A vote was cast, 5 in favor, 0 against. Motion passed.

ITEM 11. Discuss and consider approval of Resolution No. 23-2015 amending the Master Fee Schedule.

Discussion ensued regarding the Baseball Association paying fees for field use prior to the fields being made playable.

Councilmember Scott made a motion, seconded by Councilmember Wood, to approve Resolution No. 23-2015 amending the Master Fee Schedule. A vote was cast, 3 in favor, 2 against (Hernandez, Dady). Motion passed.

ITEM 12. Discuss and consider approval of amendments to the City of Venus Employee Handbook.

Councilmember Wood made a motion, seconded by Councilmember Prazak, to approve the amendments to the City of Venus Employee Handbook with the following changes:

Vacation Time - Both Exempt and Non-Exempt employees -	80 hours for years 0 -7
	120 hours for years 7 – 12
	160 hours for years 12 +

A vote was cast, 2 in favor, 3 against (Scott, Hernandez, and Dady). Motion failed.

No further action taken.

ITEM 13. Discuss and consider options for, to include capping, the wells located at the prison.

Public Works Director Cesar Roca addressed council regarding the wells located at the prison. Discussion included 98% of water used currently comes from Midlothian, City currently has one working well; both wells at prison are down and need appx. \$60,000 in repairs to the pumps; and reporting requirements as long as wells are not capped.

Councilmember Scott made a motion, seconded by Councilmember Prazak, to cap the wells located at the prison. A vote was cast, 5 in favor, 0 against.

{Agenda reordered by Mayor Burgess}

ITEM 18. Discuss and consider approval of Ordinance No. 417-2015 of the City Council of the City of Venus, Texas, ordering the amendment of Chapter 18, Public Safety Article IV., Fire Prevention, Division I, Generally, Section 18-71 to adopt the 2015 Edition of the International Fire Code.

Councilmember Prazak made a motion, seconded by Councilmember Wood, to approve Ordinance No. 417-2015 of the City Council of the City of Venus, Texas, ordering the amendment of Chapter 18, Public Safety Article IV., Fire Prevention, Division I, Generally, Section 18-71 to adopt the 2015 Edition of the International Fire Code. A vote was cast, 5 in favor, 0 against. Motion passed.

ITEM 14. Discuss and consider directing staff to auction the 2008 Public Works diesel truck.

Public Works Director Cesar Roca addressed council regarding a 2008 diesel truck which is currently not being used.

Councilmember Hernandez made a motion to direct staff to auction the 2008 diesel truck for at least 70% or greater of the Blue Book value. A vote was cast, 5 in favor, 0 against. Motion passed.

ITEM 15. Discuss and consider approval of a Budget Amendment to the General Fund to cover the final payment for the Outdoor Warning System, which was approved in FY15 but not completed and billed until FY16, in the amount of \$35,250.

Councilmember Hernandez made a motion, seconded by Councilmember Scott, to approve a Budget Amendment to the General Fund to cover the final payment for the Outdoor Warning System, which was approved in FY15 but not completed and billed until FY16, in the amount of \$35,250. A vote was cast, 4 in favor, 1 abstention (Dady).

ITEM 16. Discuss and consider approval of a Budget Amendment to the Water/Sewer Fund to cover the last payment of a 10 year loan from United Cooperative Services in the amount of \$25,000.

Councilmember Prazak made a motion, seconded by Councilmember Wood, to approve a Budget Amendment to the Water/Sewer Fund to cover the last payment of a 10 year load from United Cooperative Services in the amount of \$25,000. A vote was cast, 5 in favor, 0 against. Motion passed.

ITEM 17. Discussion and possible action on whether to accept or reject landowner Jack McCarty's request for two tracts of land to become a part of Venus' extraterritorial jurisdiction, namely; tracts identified by Johnson County CAD numbers 126.0134.00140 and 126.0134.00141, and if accepted, discussion and possible action adopting Ordinance 416-2015 to specifically and officially memorialize the acceptance.

Councilmember Prazak made a motion, seconded by Councilmember Scott, to approve Ordinance 416-2015 accept landowner Jack McCarty's request for two tracts of land to become a part of Venus' extraterritorial jurisdiction, namely; tracts identified by Johnson County CAD numbers 126.0134.00140 and 126.0134.00141, and approve Ordinance 416-2015 to specifically and officially memorialize the acceptance. A vote was cast, 5 in favor, 0 against. Motion passed.

ITEM 19. Presentation of monthly department reports:

- **Police Department - Chief Boese**
- **Public Works and Water/Sewer - Public Works Director Cesar Roca**
- **Administration - City Administrator April Stoll**

{Council recessed into Executive Session at 10:45 PM}

EXECUTIVE SESSION

The City Council reserves the right to meet in a closed session on any of the following items should the need arise and if applicable, pursuant to authorization by Texas Government Code, Sections 551.071 (consultation with attorney), 551.072 (deliberations about real property), 551.073 (deliberations about gifts and donations), 551.074 (personnel matters), 551.076 (deliberations about security devices), 551.087 (economic development), 418.183 (homeland security).

- GC §551.072 – Deliberations regarding Real Property
Joshua Evans vs. City of Venus; Cause No. C-2014-00207
- GC §551.071(A) – Consultation with Attorney regarding pending litigation:
Timothy Mark Thompson v. City of Venus Police Department, State Office of Administrative Hearings Docket No. 407-15-5477

{Council reconvened into Open Session at 11:14 PM}

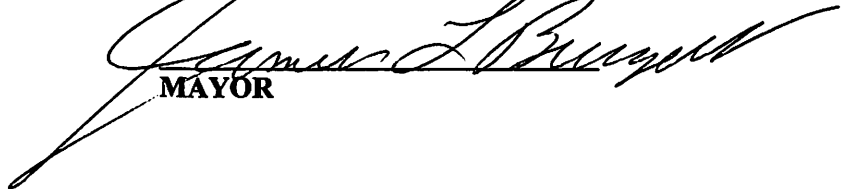
Reconvene into regular session and consider action, if any, on items discussed in executive session.

No action on Executive Session items.

ADJOURNMENT

Council adjourned at 11:15 PM.

APPROVED:



MAYOR

ATTEST:


CITY SECRETARY