

City Council
May 6, 2019

A briefing session of the Mayor and City Council of the City of Waxahachie, Texas was held in the City Council Conference Room at City Hall, 401 S. Rogers, Waxahachie, Texas, on Monday, May 6, 2019.

Council Members Present: Kevin Strength, Mayor
David Hill, Mayor Pro Tem
Chuck Beatty, Councilmember
Mary Lou Shipley, Councilmember

Council Member Absent: Melissa Olson, Councilmember

Others Present: Michael Scott, City Manager
Albert Lawrence, Assistant City Manager
Tommy Ludwig, Assistant City Manager
Robert Brown, City Attorney
Lori Cartwright, City Secretary

1. Call to Order

Mayor Kevin Strength called the meeting to order.

2. Conduct a briefing to discuss agenda items for the 7:00 p.m. regular meeting

City Manager Michael Scott congratulated incumbents Chuck Beatty and Mary Lou Shipley on the recent City Council election. He introduced Building Official Mr. Jose Martinez and welcomed him to the City. Mr. Scott reviewed the following items on the Consent Agenda:

Item f. Contribution request to the Miracle League of Ellis County – Mr. Scott reported it was the desire of Council to support and participate in completing the fully accessible ADA baseball field located at the Optimist Fields. He stated the fund request will be in the amount of \$50,000 and monies are available in the existing budgeted funds.

Item g. Haven Road Waterline Advanced Funding – Mr. Scott reported the request is to advance JH Development \$72,000 for the project to keep a new elementary school opening on time in the North Grove community. He explained the funds will be paid back to the City by JH Development when they plat this phase of their project.

Mr. Shon Brooks, Director of Planning, reviewed the following cases:

- SU-18-0180, applicant has met requirements and staff will recommend approval
- PD-19-0022, applicant is non-compliant with Ordinance requirements. Staff expressed concern approving zoning prior to the applicant being approved for the funding. Staff will recommend to continue the public hearing until the applicant confirms if their tax credit is approved by the state.

Mr. Scott referenced Item 11 stating City Council will need to vote on a nomination to fill a vacancy on the Ellis Appraisal District Board. The term expires December 2019.

Mr. Scott reviewed the following agreements with the Texas Department of Transportation:

- Bridge Aesthetic Improvements – The City requested betterments to the design of the replacement bridge as well as the new couplet bridge to be erected. Improvements include an enhanced bridge railing that is keeping with the existing bridge railing look, use of a wrought iron look for required safety fencing above railroad right of way, and the installation of historic styled lighting across the bridge structures. The total cost to the City for these betterments is \$206,271. Staff has identified a savings in an existing bond fund to provide for this expenditure.
- Environmental (Historic) Mitigation – This addresses the State’s requirement to “offset” the removal of a recognized historic asset (the Viaduct Bridge). At no cost to the City, informational panels are being designed that will pay respect to the history of the bridge. They will be fabricated for inclusion in a designated location within the new Railyard Park (Amphitheater). The mitigation also includes preserving a portion of the historic railings from the bridge that will be displayed alongside the informational panels. The estimated cost is \$60,000, which is fully reimbursed to the City from the State.
- Utility Relocations – The City only pays for the portion of the utility relocations that are within TxDOT rights of way. Those utilities to be relocated, but located within City rights of way, are not at the expense of the City and are deemed to be TxDOT’s responsibility. The estimated cost, inclusive of mobilization and contingency estimates, is \$1,429,802.10.

Mr. Tommy Ludwig, Assistant City Manager, reported in January 2019 the Lower Mustang Creek and Grove Creek Lift Station Projects were bid together and explained one bid was received that far exceeded the total budget for project. He stated the bid was rejected and the individual lift stations were bid as separate projects. Mr. Ludwig stated recently the Lower Mustang Creek Lift Station Improvement Project was bid and Schofield Civil Construction was the lowest bid in the amount of \$1,275,275. He stated the project is a planned expense in which \$2,000,000 was budgeted in Utilities fiscal year 2018-2019 Operations and Maintenance Budget collectively for both the Lower Mustang Creek Lift Station Improvement and the Grove Creek Lift Station Expansion projects.

Mr. Ludwig reported bids for the Grove Creek Lift Station Expansion Project were received and Rey-Mar Construction was the lowest bidder in the amount of \$2,011,700. He stated following the award of the Lower Mustang Creek Lift Station Improvement Project, there is \$725,724 remaining in the Operations and Maintenance budget to partially fund the Grove Creek project. He stated Staff’s recommends funding the remainder of this project with Certificate of Obligation Bonds in the amount of \$1,286,000, which will be sold later in the 2018-2019 fiscal year.

Mr. Ludwig reviewed the Richmond Street Sewer Line Pipe Bursting Rehabilitation Project noting the proposed contract with Insituform, through the BuyBoard cooperative pricing agreement in the amount of \$120,480 will be a pipe bursting project replacing approximately 800 linear feet of the existing 6” diameter pipe by pulling an 8” diameter pipe in its place. He stated the project will be completed in one week. Mr. Ludwig stated a companion Resolution will request a supplemental appropriation to the Wastewater Fund.

Mr. James Gartner, City Engineer, reviewed a proposed contract with Kimley-Horn and Associates, Inc. for a hydrologic and hydraulic floodplain study of Rock Branch Creek. He stated the contract is in the amount of \$34,500.00 and will be funded through savings of the City Engineer's budget.

Assistant City Manager Albert Lawrence reviewed amending Appendix C of the Subdivision Ordinance amending Section 4.4e to remove the requirement of utilizing park dedications fees within one mile of the subdivision that dedicated the fees and requirements to use those fees within ten years of collection. He explained based on the amount of fees and timing of collection, it is not unreasonable for the time to collect sufficient funds that will provide a substantial impact on the purchase, development or improvement of park land to exceed ten years.

3. Adjourn

There being no further business, the meeting adjourned at 6:43 p.m.

Respectfully submitted,

Lori Cartwright
City Secretary