

City Council

200 North Brazil

Los Fresnos, TX 78566

Regular Meeting

<http://citylf.cloudaccess.net/en/>

~ Minutes ~

Tuesday, July 14, 2015

6:00 PM

City Hall

Agenda

1. Call meeting to order
Mayor Narvaez called the meeting to order at 6:00 PM.
2. Invocation and Pledge of Allegiance
Mayor Narvaez gave the invocation and led the audience in the Pledge of Allegiance.

Mayor Narvaez stated that Visitor Remarks were left off the agenda.

Mr. Gene Daniels, Fire Chief for the Los Fresnos Volunteer Fire Department, was present and told the Council that the Fire Department had bought a ladder truck due to the City now has 3 story apartments. He stated that he had the truck in the back and would like to show it to the Council and public.

Mayor Narvaez recessed the meeting at 6:04 pm.

Mayor Narvaez called the meeting back to order at 6:19 pm.

Mr. Justin Lang, property owner, stated that he had a paddle boat stolen from his property and had requested an incident report and it took a very long time to get a copy.

Presentation

Presentation by Chamber of Commerce for the April - June, 2015.No Action

Mr. Val Champion, Executive Director, gave a report for the quarter ending in June. He reported on the Four Seasons Promotion Campaign, the Series of three Economic Updates, new Chamber Board of Directors, new members and financial report.

Mr. Champion answered questions from the Council.

made a motion to approve Presentation by Chamber of Commerce for the April - June, 2015., seconded by the vote was .

Consent Agenda

Approval or rejection of Minutes from June 9, 2015 meeting.Adopted

Motion was made and seconded to approve Minutes as presented.

Tom Jones made a motion to approve Approval or rejection of Minutes from June 9, 2015 meeting., seconded by Gary Minton the vote was [Unanimous].

Approval or rejection of a Resolution approving cooperation with the Cities served by AEP TCC to review AEP Texas Central Company's requested approval of an adjustment to its energy efficiency cost recovery factor; hiring legal and consulting services to negotiate with the company and direct any necessary litigation and appeals; finding that the meeting at which this Resolution is passed is open to the public as required by law; requiring notice of this Resolution to legal counsel.Adopted

Motion was made and seconded to approve the AEP Resolution.

Tom Jones made a motion to approve Approval or rejection of a Resolution approving cooperation with the Cities served by AEP TCC to review AEP Texas Central Company's requested approval of an adjustment to its energy efficiency cost recovery factor; hiring legal and consulting services to negotiate with the company and direct any necessary litigation and appeals; finding that the meeting at which this Resolution is passed is open to the public as required by law; requiring notice of this Resolution to legal counsel., seconded by Gary Minton the vote was [Unanimous].

Approval or rejection on the second and final reading of Ordinance 235-FF to amendment Section 26.2(1) of the Zoning Ordinance.Adopted

Motion was made and seconded to approve the second and final reading of Ordinance 235-FF to amend Section 26.2 (1) of the Zoning Ordinance.

Tom Jones made a motion to approve Approval or rejection on the second and final reading of Ordinance 235-FF to amendment Section 26.2(1) of the Zoning Ordinance., seconded by Gary Minton the vote was [Unanimous].

Approval or rejection on the second and final reading of Ordinance 467 to remove traffic control devices at the corner of Canal Street and North Mesquite and at the corner of West Third Street and North Pita Street.Adopted

Motion was made and seconded to approve the second and final reading of Ordinance 467 to remove traffic control devices at the corner of Canal Street and North Mesquite and at the corner of West Third Street and North Pita Street.

Tom Jones made a motion to approve Approval or rejection on the second and final reading of Ordinance 467 to remove traffic control devices at the corner of Canal Street and North Mesquite and at the corner of West Third Street and North Pita Street., seconded by Gary Minton the vote was [Unanimous].

Approval or rejection to approve preliminary and final plats of Frankie Estates as recommended by the Planning and Zoning Commission.Adopted

Motion was made and seconded to approve the preliminary and final plats as recommended by Planning and Zoning Commission for Frankie Estates.

Tom Jones made a motion to approve Approval or rejection to approve preliminary and final plats of Frankie Estates as recommended by the Planning and Zoning Commission., seconded by Gary Minton the vote was [Unanimous].

Approval or rejection of the Order of Election and Notice of Election for November 3, 2015 City Election.Adopted

Motion was made and seconded to Order the City Election for November 3, 2015.

Tom Jones made a motion to approve Approval or rejection of the Order of Election and Notice of Election for November 3, 2015 City Election., seconded by Gary Minton the vote was [Unanimous].

Approval or rejection to approve contracting with Cameron County Elections Administrator to run the City Elections on November 3, 2015.Adopted

Motion was made and seconded to contract with the County Election Administrator to run the City Election for November 3, 2015.

Tom Jones made a motion to approve Approval or rejection to approve contracting with Cameron County Elections Administrator to run the City Elections on November 3, 2015., seconded by Gary Minton the vote was [Unanimous].

Approval or rejection to write off bad debt for 2014.Adopted

Motion was made and seconded to write off bad debt for 2014.

Tom Jones made a motion to approve Approval or rejection to write off bad debt for 2014., seconded by Gary Minton the vote was [Unanimous].

Action Items

Consideration and ACTION to fund the final plans and specifications for the Los Fresnos Volunteer Fire Department and Los Fresnos Ambulance Service Facility.No Action

Mr. Milum stated the plans were not ready. No action was taken.

made a motion to approve Consideration and ACTION to fund the final plans and specifications for the Los Fresnos Volunteer Fire Department and Los Fresnos Ambulance Service Facility., seconded by the vote was .

Consideration and ACTION to approve assisting the proposed development with infrastructure.Adopted

Mr. Milum explained that Mr. Stanford Knowles is trying to sell Block 61 to a developer to build duplexes. In order for development to occur on this block East First Street from Como Street to Ebano Street and Ebano Street from East First Street to East Second Street would have to be paved. Generally this is the responsibility of the developer. The estimated cost for this to be done is \$182,661. The developer would like the City to pay \$110,519 and the developer pay \$72,142 for the street plus it will cost the developer approximately \$17,200 to extend the sewer for a total of \$89,342. Additionally, the developer will be responsible for approximately \$41,600 in connection fees as well as the amount for the building permits. The City does not have \$110,519 in excess funds. The \$41,600 and a portion of the building fees could go to meet that need if necessary.

Councilmember Jones and Real felt that waiving the connection fees, as the City has done in the past,

Motion was made and seconded to waive the standard utility fees of \$41,600.

Tom Jones made a motion to approve Consideration and ACTION to approve assisting the proposed development with infrastructure., seconded by Swain Real the vote was [Unanimous].

Approval or rejection on the second and final approval of the Codification of Ordinances and fee schedule.Adopted

Mr. Milum stated this is the second and final approval of the Codification of Ordinances and fee schedule. The only changes that were made to the original ordinances were updates that are no longer legal or needed wording changed due to state or federal requirements. The fees were spread out over all the ordinances but now they are in one documents.

Mr. Milum answered questions from the Council.

Motion was made and seconded to approve the second and final reading on codification of ordinances and fee schedule.

Swain Real made a motion to approve Approval or rejection on the second and final approval of the Codification of Ordinances and fee schedule., seconded by Yolanda H. Cruz the vote was [Unanimous].

Consideration and ACTION on the first reading of Ordinance 235-GG to delete future use of R1A Sinble Family District, amending Section 23.1 and adding to Section 26.0(9).Adopted

Mr. Milum explained that the Planning and Zoning Commission had discussed and approved this at their June meeting.

The first change is to do away with developing lots with 50 feet in width and 5000 square feet which is what the zoning calls for in R1A Residential. Lots already developed or in the process (we currently have one) with this zoning will be grandfathered. Any new development will follow the zoning of R1 Residential which calls for a minimum lot width of 60 feet and 6000 square feet. The reason for this change is due to the small lot sizes clutter up the streets with not enough parking. Areas with larger lot sizes have less congestion. This will increase the cost of lots.

The second change is for RLB which is Residential Limited Business to increase lot sizes from 50 feet wide to 60 feet wide.

The last change is requiring garages to be a minimum of 11 feet wide by 24 feet long for a one car garage and 22 feet wide by 24 feet long for a two car garage. Additionally 2 vehicles must fit on the property without having to move a vehicle to meet the requirement of 2 off-street parking spaces. Garages are counted as a parking space but few cars can fit in a garage that is only 14 to 17 feet long, which is what most are being built now. A garage is not required and can be smaller than the minimum but it will not count as a parking space.

Mr. Milum answered questions from the Council.

Motion was made and seconded to approve the first reading of Ordinance 235-GG.

Swain Real made a motion to approve Consideration and ACTION on the first reading of Ordinance 235-GG to delete future use of R1A Single Family District, amending Section 23.1 and adding to Section 26.0(9)., seconded by Javier Mendez the vote was [Unanimous].

Update by City Manager

A. Wastewater Plant Expansion. B. Certificates of Obligation. C. Community Park Parking. D. TWDB Projects. E. Code Enforcement. F. Recycling. G. Budget and Tax Rate Calendar for Fiscal Year 2015-2016.No Action

A. Wastewater Plant Expansion - With the other bids completed we hope to get this project bid later in July or August. It will probably be ready for the Council to review and approve in August.

B. Certificates of Obligation - The 3 projects approved last meeting will begin in a few weeks. Documents are being signed and bonding done. Pre-construction meetings will be done within the next 2 weeks. Staff has met with BRW Architects to review rooms, offices, layouts, general furnishings and costs for the new City Hall, Fire and EMS Facility. We hope to schedule a meeting to review that in a separate meeting for the Council in July.

C. Community Park Parking - Bids have been received and work on the fence and sidewalks should begin in a few weeks.

D. TWDB Projects - Guzman Munoz Engineering continues to work.

E. Code Enforcement -They are continuing to focus on high grass, abandoned vehicles, junked vehicles and loose animals. We seem to be making progress but continue to see lots of animals running loose.

F. Recycling -The number of folks utilizing the recycling option continues to increase. We will have a sign made in a few weeks to notify folks where and when the recycling trailer will be.

G. Budget & Tax Rate Calendar for Fiscal Year 2015/2016 - The calendar is attached for your review and to mark the meetings you need to attend.

Mr. Milum answered questions from the Council.

made a motion to approve A. Wastewater Plant Expansion. B. Certificates of Obligation. C. Community Park Parking. D. TWDB Projects. E. Code Enforcement. F. Recycling. G. Budget and Tax Rate Calendar for Fiscal Year 2015-2016., seconded by the vote was .

Department Head Reports

Finance Report 1. Monthly 2. Year-to-DateNo Action

Mr. Milum answered questions from the Council.

made a motion to approve Finance Report 1. Monthly 2. Year-to-Date, seconded by the vote was .

Public Works Report 1. Water and Wastewater Activity 2. Calls for Service 3. Building PermitsNo Action

Mr. Milum answered questions from the Council.

made a motion to approve Public Works Report 1. Water and Wastewater Activity 2. Calls for Service 3. Building Permits, seconded by the vote was .

Police Department Report 1. Arrests 2. Incidents 3. AccidentsNo Action

Mr. Milum answered questions from the Council.

made a motion to approve Police Department Report 1. Arrests 2. Incidents 3. Accidents, seconded by the vote was .

Municipal Court Report 1. Monthly ReportNo Action

Mr. Milum answered questions from the Council.

made a motion to approve Municipal Court Report 1. Monthly Report, seconded by the vote was .

June 2015 Librarian ReportNo Action

Mr. Milum answered questions from the Council.

made a motion to approve June 2015 Librarian Report, seconded by the vote was .

Fire Marshal Report 1. MonthlyNo Action

Mr. Milum answered questions from the Council.

made a motion to approve Fire Marshal Report 1. Monthly, seconded by the vote was .

EMS Report 1. Third Quarter ReportNo Action

Mr. Milum answered questions from the Council.

made a motion to approve EMS Report 1. Third Quarter Report, seconded by the vote was .

8. Adjournment

Mayor Narvaez adjourned the meeting at 7:59 PM.

Presiding Officer of the Council

Recorder