

MINUTES

LANCASTER CITY COUNCIL MEETING OF April 28, 2014

The City Council of the City of Lancaster, Texas, met in Regular session in the Council Chambers of City Hall on April 28, 2014 at 7:00 p.m. with a quorum present to-wit:

Councilmembers Present:

Mayor Marcus E. Knight
Carol Strain-Burk
Stanley Jaglowski
Marco Mejia
Mayor Pro Tem James Daniels
LaShonjia Harris

Councilmember Absent

Deputy Mayor Pro Tem Nina Morris

City Staff Present:

Opal Mauldin Robertson, City Manager
Rona Stringfellow, Assistant City Manager
Cynthia Pearson, Finance Director
Baron Sauls, Assistant Finance Director
Cheryl Wilson, Police Chief
Thomas Griffith, Fire Chief
Sean Johnson, Managing Director of Quality of Life and Cultural Services
Dori Lee, Human Resources Director
Jim Brewer, Director Public Works
Andy Waits, Water/Wastewater Superintendent
Robert E. Hager, City Attorney
Angie Arenas, City Secretary

Call to Order:

Mayor Knight called the meeting to order at 7:00 p.m. on April 28, 2014.

Invocation:

Michael Grene with Ministerial Alliance gave the invocation.

Pledge of Allegiance:

Councilmember Stanley M. Jaglowski led the pledge of allegiance.

Proclamation:

Mayor Knight read a proclamation acknowledging National Crime Victims' Awareness Week, April 27- May 3, 2014, which provides an opportunity to celebrate the energy, creativity, and commitment that launched the victims' rights movement, inspired its progress, and continues to advance the cause of justice for crime victims'.

Citizens Comments:

Kenneth Govan, 103 N. Dallas Avenue, shared that the Focus Daily News had selected Lancaster's 2nd Saturday's on the Square to receive the "Best Event Award" for the Best Southwest Area. Mr. Govan also shared information on the Chamber's Candidates Forum to be held at Lancaster's Crescent Hospital.

Pastor John Richardson, Lancaster Interdenominational Ministerial Alliance, asked that the Vice President Michael Grene share information on Lancaster's National Day of Prayer with City Council.

Consent Agenda:

City Secretary Arenas read the consent agenda.

- C1. Consider approval of minutes from the City Council Regular Meeting held March 24, 2014.**
- C2. Consider a resolution approving and accepting the policies of the Veterans Memorial Library.**
- C3. Consider a resolution approving a contract with First Southwest Asset Management, Inc. providing for the calculation of arbitrage rebate compliance; pursuant to the provisions of Section 148(f)(2) of the Internal Revenue Code of 1986, as amended.**
- C4. Consider approving an amendment to the FY2012-13 Annual Budget for a transfer from LRDC to reimburse for previous debt payments made by the General Fund.**
- C5. Consider a resolution approving the terms and conditions of the City owned T-Hangar non-commercial lease from building 660 at the Lancaster Regional Airport.**
- C6. Consider a resolution approving the terms and conditions of the City owned T-Hangar non-commercial lease from building 680 at the Lancaster Regional Airport.**
- C7. Consider a resolution approving the City of Lancaster Public Improvement District (PID) Policy.**
- C8. Consider a resolution authorizing Dallas County to resell 3315 Sherwood Avenue, 2425 Verona Road, 820 Bayport and 1111 North Lancaster Hutchins Road, tax foreclosed properties, by public or private sale, to the highest qualified purchaser, as provided by Section 34.05 of the Texas Property Tax Code.**

Mayor Pro Tem Daniels pulled item C9 from the consent agenda.

MOTION: Councilmember Strain-Burk made a motion, seconded by Councilmember Mejia, to approve consent items C1 – C8. The vote was cast 6 for, 0 against [Morris absent].

Mayor Pro Tem Daniels requested someone from the prospective department to give council a briefing on the 2013 Racial Profiling Analysis Annual Report.

C9. Consider a resolution accepting the 2013 Racial Profiling Analysis Annual Report.

Chief Wilson mentioned that she was very proud to share that the Lancaster Police Department has not received any complaints on racial profiling in the past few years. Updates have been made to policies, brochures, and to public education awareness as well having all applicable information available on the Lancaster Police Department's website as well as the City's.

Chief Wilson shared that not only does the Police Department meet all state requirement but exceeds them. Mayor Pro Tem Daniels shared that since his move to the city in 1999 he has a lot of positive movement in the Police Department and commends Chief Wilson for her hard work.

MOTION: Councilmember Strain-Burk made a motion, seconded by Mayor Pro Tem Daniels, to approve consent item C9 as presented. The vote was cast 6 for, 0 against [Morris absent].

10. **Conduct a public hearing and consider a resolution approving the Terms and Conditions of Interlocal Agreements by and between Dallas County and the City of Lancaster for the Reconstruction and/or Overlay of Streets, that is Arcady Lane from Wintergreen Drive to Stanford Drive; Rutgers Drive from Wintergreen Drive to Lexington Drive; Lexington Drive from Arlington to End of Asphalt; Marsalis from Green Drive to Dead End; as listed in the Agreements.**

Mayor Knight opened the public hearing.

There were no speakers.

MOTION: Councilmember Strain-Burk made a motion, seconded by Mayor Pro Tem Daniels, to close the public hearing. The vote was cast 6 for, 0 against [Morris absent].

MOTION: Councilmember Mejia made a motion, seconded by Councilmember Jaglowski, to approve the Terms and Conditions of Interlocal Agreements by and between Dallas County and the City of Lancaster for the Reconstruction and/or Overlay of Streets. The vote was cast 6 for, 0 against [Morris absent].

11. **Consider an ordinance establishing Civil Service classifications within the Police and Fire Departments; prescribing the number of positions in each classification.**

Human Resources Director Lee stated that this ordinance is a follow up to the SAFER Grant that was approved by council previously. She also stated that she and Chief Griffith were available for any question should council have any.

MOTION: Mayor Pro Tem Daniels made a motion, seconded by Councilmember Jaglowski, to approve an ordinance establishing Civil Service classifications within the Police and Fire Departments. The vote was cast 6 for, 0 against [Morris absent].

12. **Consider Amending Ordinance 24.07 of the Water Conservation, Drought Contingency and Emergency Water System Situations Plan.**

Director of Public Works, Jim Brewer stated that this item was discussed in the last work session held on April 21, 2014. It is a TCQ requirement that the emergency drought and water conservation plan be updated every five years.

Director Brewer stated that in future meetings he will be bringing forward ideas and opportunities to educate the public and mentioned the upcoming Public Works Week the week of May 18th.

MOTION: Councilmember Strain-Burk made a motion, seconded by Mayor Pro Tem Daniels, to approve the amendment of Ordinance 24.07 of the Water Conservation, Drought Contingency and Emergency Water System Situations Plan. The vote was cast 6 for, 0 against [Morris absent].

13. **Consider a resolution accepting the terms and conditions of a Sanitary Sewer Easement Document for the installation of a sewer line across Dallas County's 125-acre Ten Mile Creek Preserve and the compensation for the easement, by and between Dallas County and The City of Lancaster.**

Assistant City Manager Rona Stringfellow noted that this item was brought before Council on October 28, 2013 and was pulled due to concerns related to the purchase of the additional easement for the sewer line replacement. Assistant City Manager Stringfellow also noted that city staff deliberated with Dallas County Staff and confirmed that what was paid for was the easement, surveying, and appraisal.

MOTION: Councilmember Strain-Burk made a motion, seconded by Mayor Pro Tem Daniels, to approve a resolution accepting the terms and conditions of a Sanitary Sewer Easement Document and the compensation for easement, by and between Dallas County and The City of Lancaster. The vote was cast 6 for, 0 against [Morris absent].

14. **Consider a resolution approving the terms and conditions of a Capital Improvement Program Funding Agreement made by and between Dallas County and the City of Lancaster for the Implementation of the Major Capital Improvement Project (MCIP) based on the Southern Dallas County Infrastructure Analysis (SDCIA) study that was conducted in October 2007 in conjunction with the North Central Texas Council of Governments to promote economic development in the Southern part of Dallas County which identified specific projects included in Dallas County's MCIP 20102 and MCIP 31402; The Pleasant Run Road Waterline Improvement and Infrastructure Design.**

Assistant City Manager Stringfellow noted that a presentation was given at the April 21st work session. The project cost is \$10 million with a 50/50 split between Dallas County (\$5 million) and the remaining \$5 million being split between the City of Lancaster and the City of Wilmer. The City of Lancaster contains 45% in terms of land area and this agreement is the first step in the project process. Operation will begin in January of 2018 and a TIF will need to be created by December 2014.

Councilmember Strain-Burk expressed her appreciation to Dallas County for supporting the Cities of Lancaster and Wilmer in this project which has the potential to drive more development for the southern sector. Councilmember Strain-Burk asked Assistant City Manager Stringfellow to explain what a TIF in order to have a complete understanding. Assistant City Manager Stringfellow stated that TIF stood for a Tax Increment Financing District, which is a financial vehicle that would allow the city to create or identify an area to develop. Whatever that said district grows by would be what the City would owe to Dallas County (33%). The money in addition to the debt would be used to continue the development of that district.

If the created Tax Increment Financing District grows the City will pay 33% until the debt is forgiven; if the district experiences no growth the debt will be forgiven after a period of 20 years.

Councilmember Harris asked Assistant City Manager Stringfellow foresaw any obstacles or challenges in having the TIF created by December of 2014. Assistant City Manager Stringfellow stated that she did not see any issues and that they would be working closely with Dallas County with the goal of reaching completion by October 2014. Upon completion the TIF would brought before council for approval.

Councilmember Mejia stated that the project would be good for southern Dallas County and would bring much needed growth and attention to the area.

MOTION: Councilmember Strain-Burk made a motion, seconded by Mayor Pro Tem Daniels, to approve the terms and conditions of a Capital Improvement Program Funding Agreement made by and between Dallas County and the City of Lancaster. The vote was cast 6 for, 0 against [Morris absent].

At 7:33 p.m. Council recessed to go into Executive Session. At 7:35 p.m. the Council convened into closed Executive Session pursuant to:

Executive Session:

15. The City Council shall convene into closed executive session pursuant to Section 551.071 (a) and (b) to discuss and deliberate with the City Attorney the following pending matter in litigation, settlement and/or matters involving attorney-client privilege:

(a) Cause No. DC-13-10151; Healthspace Regions Lancaster, LLC v. City of Lancaster in the 191st Judicial District Court of Dallas County.

16. Reconvene into open session. Consider and take appropriate action(s), if any, on closed/executive session matters.

The City Council recessed from Executive Session at 8:06 p.m. and reconvened into Executive Session at 8:17 p.m.

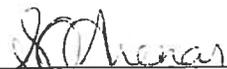
The City Council reconvened into open session at 8:18 p.m.

No action was taken following Executive Session.

MOTION: Mayor Pro Tem Daniels made a motion, seconded by Councilmember Strain-Burk, to adjourn. The vote was cast 6 for, 0 against [Morris absent].

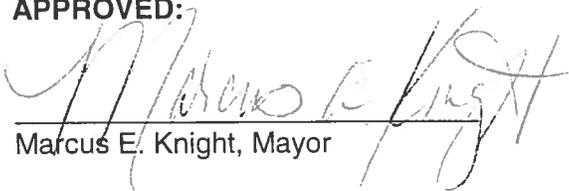
The meeting was adjourned at 8:19 p.m.

ATTEST:



Sorangel O. Arenas, City Secretary

APPROVED:



Marcus E. Knight, Mayor

