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KENNEDALE CITY COUNCIL MINUTES

REGULAR MEETING VIA VIDEOCONFERENCE
OCTOBER 20, 2020 AT 5:30 PM

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I. CALL TO ORDER

Mayor Brian Johnson called the meeting to order at 5:32 p.m.

II. WORK SESSION

A. WORK SESSION REPORTS

1. Recognition of Mayor Brian Johnson's years of service on the Tarrant Regional Transportation Coalition (TRTC) Executive Committee by North Richland Hills Mayor Oscar Trevino

   City Manager George Campbell introduced North Richland Hills Mayor Oscar Trevino, Burleson Mayor Ken Shetter, and TRTC Executive Director Victor Vandergriff who each thanked Mayor Johnson for his service as our immediate past chair of TRTC. Mayor Trevino also read a letter of thanks from Arlington Mayor Jeff Williams. Mayor Shetter thanked Mayor Johnson for his work during the transition to a new Executive Director.

2. Presentation by SAMCO Capital Markets, the City's Financial Advisor, on refunding, for debt service savings, the City's Outstanding Combination Tax and Revenue Certificates of Obligations Series 2011 and authorizing the staff and Financial Advisor to proceed if savings can be achieved, and other matters related thereto

   Finance Director Lakeita Sutton stated that there is a savings opportunity on this debt that was issued about nine years ago. Managing Director Andrew Friedman of SAMCO stated that refunding would result in a potential savings of roughly $170,000, dependent upon the final interest rate. He added that he, along with staff, was now seeking informal approval from the Council to begin the process to market this refunding, with plans for Council to review the bids received during their December 15 regular meeting. At this time, it was the consensus of the Council to move forward with marketing the refunding of this debt.

3. Discussion of a potential issuance of $6M in Certificates of Obligation (COs), including the timing of such and other matters related thereto

   Finance Director Lakeita Sutton stated that this item was related to the potential issuance of ~$6 million in Certificates of Obligation (COs) that staff previously presented to the Council and had budgeted to receive 2021. Managing Director Andrew Friedman of SAMCO noted that the Tax Rate Impact Analysis considers taxable assessed values, growth, and outstanding debt to determine the best integration of new debt into the portfolio. He noted that the City had experienced a ~9% growth rate year-over-year, but in light of the unknown variables surrounding the ongoing COVID-19 pandemic, a 3% growth rate had been utilized in an attempt to be prudent. Friedman recommended timing the issuance for late July or Early August (after certified taxable values were received but before setting the 2021 tax rate), with first debt payment due in the following fiscal year.

There was brief discussion regarding potential projects to be funded via this debt, the structuring of the debt to match the life of service for fire apparatus, and the considerations of different types of debts – specifically COs versus General Obligation (GO) bonds.

At this time, it was the consensus of the Council to move forward with such an issuance.

4. Receive a report from the City of Arlington and hold a discussion regarding the status of a plan to convert customer service functions and utility billing to the City of Arlington

   City Manager George Campbell stated that work continued to transfer utility billing and customer service from MuniBilling to the City of Arlington, including repairing and replacing meters and registers as well as establishing a connection between the two water systems.

   City of Arlington Water Utilities Director Craig Cummings provided an update regarding the progress and milestones related to customer service, the water distribution system, required approvals from the Texas Commission on Environmental Quality (TCEQ), issues encountered, and next steps.

   The Council thanked Cummings for his time and the thorough update. Councilmember Rhodes asked that his presentation be distributed to the Council following the meeting.

5. Discussion of issues relating to the Coronavirus (COVID-19) emergency

   City Manager George Campbell stated that there was nothing specific to report. Mayor Brian Johnson noted that case counts were on the upswing and requested that staff distribute Tarrant County guidelines related to Halloween.

B. <u>REQUESTS FOR CLARIFICATION OF ITEMS LISTED ON THE AGENDA</u>

There was no discussion at this time.

The Council did not recess into Executive during this meeting.

III. EXECUTIVE SESSION

A. **PURSUANT TO §551.071** — *Consultation with the City Attorney pertaining to any matter in which the duty of the City Attorney under the Texas Disciplinary Rules of Professional Conduct may conflict with the Open Meetings Act, including discussion of any item posted on the agenda, legal issues regarding the Open Meetings Act, and the following:*

   1. Discussion with the City Attorney regarding salvage yards, including A&A Pickup & Van, Inc., Apache, Abs 1 Auto Parts, and special exception/special use permits

B. ***PURSUANT TO §551.072*** — *Deliberation regarding the purchase, exchange, lease, or value of real property:*

1. 1001 W Kennedale Pkwy, Fort Worth, TX 76140

IV. REGULAR SESSION

Mayor Johnson called the Regular Session to order at 6:21 p.m.

A. ROLL CALL

Participating via VideoConference: Mayor Brian Johnson; Josh Altom, Place 1; Chris Pugh, Place 2; Mayor Pro Tem Lee, Place 3; Linda Rhodes, Place 4; Chad Wandel, Place 5; **Absent**: NONE. ***Staff Participating via VideoConference:*** *City Manager George Campbell, City Secretary and Communications Coordinator Leslie E. Galloway, City Attorney Drew Larkin, Finance Director Lakeita Sutton, Public Works Director Larry Hoover, Fire Chief James Brown, Police Chief Tommy Williams, Library Director Amanda King, Director of Human Resources and Administrative Services Danielle Clarke, Director of Planning and Economic Development Melissa Dailey, Assistant Controller Hunter Fletcher of Waste Connections, Managing Director Andrew Friedman of SAMCO, City of Arlington Water Utilities Director Craig Cummings, and Jansen Givens Senior Consultant at Ryan, LLC, General Manager Jeremy Moore and Manufacturing Engineering Manager Bruce Peschel both of Sabre-FWT*

B. INVOCATION AND PLEDGES OF ALLEGIANCE TO THE U.S. AND TEXAS FLAGS

The invocation and pledges were not carried out due to the meeting being held remotely.

C. VISITOR AND CITIZEN FORUM

There were no requests to speak at this time.

D. REPORTS AND ANNOUNCEMENTS

1. Updates from the City Council

- **Linda Rhodes, Place 4,** reminded everyone that City and ISD elections were at the end of the ballot.
- **Mayor Pro Tem Sandra Lee, Place 3,** had no announcements at this time.
- **Chad Wandel, Place 5**, reminded everyone to vote to the end of the ballot.
- **Josh Altom, Place 1**, had no announcements at this time.
- **Chris Pugh, Place 2**, announced that 25% of eligible Tarrant County voters had already voted, and reminded everyone to vote to the end of the ballot.

2. Updates from the Mayor

Mayor Johnson announced that if there is a long line at the Library, you can also vote at Tarrant County College South Campus.

3. Updates from the City Manager

City Manager George Campbell had no updates at this time.

4. Financial Reports for the City

Finance Director Lakeita Sutton noted that a clearer picture of where the City ended FY19-20 would be available following the audit.

5. Schedule of Investment Activity for quarter ending September 30, 2020

Finance Director Lakeita Sutton noted that cash balances were included for each fund.

E. CONSENT AGENDA

1. Approval of the minutes from the September 15, 2020 regular meeting

2. Consider an Ordinance amending the school zone times and designating a portion of Mistletoe Drive as a one-way street from Paula Lane to Reeves Lane on school days

Mayor Johnson removed item IV.E.2. from the Consent Agenda.

Regarding Item IV.E.1., Councilmember Rhodes asked that the minutes be corrected to reflect her vote in favor for the motion to amend the original motion on item IV.F.1. The draft of the September 15 minutes included in the packet incorrectly stated that Rhodes voted against.

Motion Approve. **Action** Approve the minutes (corrected as mentioned above) from the September 15, 2020 regular meeting, **Moved By** Altom, **Seconded By** Wandel. **Motion passed unanimously.**

Regarding Item IV.E.1., Councilmember Pugh stated that he would like to seek public input before taking action.

Motion Postpone. **Action** Postpone consideration of an Ordinance amending the school zone times and designating a portion of Mistletoe Drive as a one-way street from Paula Lane to Reeves Lane on school days, **Moved By** Pugh, **Seconded By** Wandel. **Motion passed unanimously.**

F. ITEMS FOR INDIVIDUAL CONSIDERATION

1. As part of the Impact Fee Study, appoint a member to the Capital Improvements Advisory Committee (CIAC) who resides within the City's Extraterritorial Jurisdiction (ETJ)

   City Manager George Campbell stated that he had informed the Council via email of the willingness of Crystal and Bruce Plemons to serve as representatives of the ETJ on the CIAC, and would recommend their appointment. He added that staff expected there to be two meetings of about two hours each.

   Motion Approve. **Action** Approve the appointment of Crystal and Bruce Plemons (residents of the ETJ) to the Capital Improvements Advisory Committee (CIAC), **Moved By** Altom, **Seconded By** Rhodes. **Motion passed unanimously.**

2. Consider approval of an amendment to the current contract with Waste Connections, regarding the proposed rate adjustment for residential and commercial solid waste collection, transport, disposal, and recycling services

   Finance Director Lakeita Sutton stated that this was the sixth amendment to this contract, noting that the last amendment did not include a rate increase. She added that staff believes that the service being provided is satisfactory and would recommend approval of the requested increase. Hunter Fletcher, Assistant Controller of Waste Connections, stated that there was no cost performance index (CPI) increase requested last year, but that Waste Connections was now seeking a 2% increase to cover the increased costs of provision of service.

There was brief discussion of the last rate increase and the recycling service. Mayor Johnson requested a tour of the recycling center be arranged for the Council. Fletcher indicated that he would begin working on the details.

Motion Approve. **Action** Approve an amendment to the current contract with Waste Connections, regarding the proposed rate adjustment for residential and commercial solid waste collection, transport, disposal, and recycling services, **Moved By** Rhodes, **Seconded By** Wandel. **Motion passed unanimously.**

G. PUBLIC HEARINGS

1. Hold a public hearing and consider approval of an Ordinance nominating Sabre Communications Corporation as an Enterprise Zone Project

Director of Planning and Economic Development Melissa Dailey stated that the Texas Enterprise Zone Program was designed to create investment and jobs in economically distressed areas and allows for the rebate of the State's portion of sales tax, but not the City's portion. She added that Sabre had purchased Fort Worth Tower (FWT) in 2015 and had recently requested that the City nominate Sabre-FWT as an Enterprise Zone Project. General Manager Jeremy Moore and Manufacturing Engineering Manager Bruce Peschel of Sabre-FWT were available to answer questions from the Council.

Mayor Johnson opened the public hearing at 6:42 p.m. There were no requests to speak and the public hearing was closed.

Motion Approve. **Action** Approve an Ordinance nominating Sabre Communications Corporation as an Enterprise Zone Project, **Moved By** Wandel, **Seconded By** Pugh. **Motion passed unanimously.**

H. TAKE ACTION NECESSARY, PURSUANT TO EXECUTIVE SESSION, IF NEEDED

There was neither discussion nor action at this time.

V. ADJOURNMENT

Mayor Johnson stated that the next meeting would be following the election and thanked all of the Council for their time and dedication.

Motion Adjourn. **Action** Adjourn, **Moved By** Rhodes, **Seconded By** Wandel. **Motion passed unanimously.**

Mayor Johnson adjourned the meeting at 6:44 p.m.

APPROVED:

BRIAN JOHNSON, MAYOR

CITY OF KENNEDALE TARRANT COUNTY, TEXAS

ATTEST:

Leslie E. Galloway

LESLIE E. GALLOWAY, CITY SECRETARY