



The City of Liberty
City Council
Regular Meeting
~ Minutes ~

1829 Sam Houston
Liberty, TX 77575
www.cityofliberty.org

Dianne Tidwell
City Secretary
(936) 336-3684

Tuesday, February 13, 2018

6:00 PM

City Council Chambers

I. CALL TO ORDER

Attendee Name	Title	Status	Arrived
Carl Pickett	Mayor	Present	
Diane Huddleston	Mayor Pro Tem	Absent	
Dennis Beasley	Councilperson	Present	
Louie Potetz	Councilperson	Present	
Libby Simonson	Councilperson	Present	
David Arnold	Councilperson	Present	
Paul Glazener	Councilperson	Present	
Gary Broz	City Manager	Present	
Dianne Tidwell	City Secretary	Present	
Brandon Davis	City Attorney	Present	

II. INVOCATION

The Invocation was given by Alexandria Smith, North Main Baptist Church.

III. PLEDGE OF ALLEGIANCE

The Pledge to the American and Texas flags was led by Emily Connelly and Keaton Parker, North Main Baptist Church.

IV. ACKNOWLEDGEMENT OF GUESTS AND VISITORS / PUBLIC COMMENT

Public Comment is reserved for members of the public who would like to address the City Council regarding agenda and non-agenda items. Please be aware that, under Texas Law, the Council may not deliberate or take any action during Citizen's comments for items not on the agenda. In some situations, City Staff may be able to respond to the public comment with a factual statement or clarification. The City Council may have the item placed on a future agenda for action or refer the item to Management and Staff for study or conclusion.

Mayor Pickett welcomed guests and visitors, opening the floor for public comment to those individuals wishing to address the Council.

Sam Rayburn Municipal Power Agency Executive Director Bruce Mintz briefly addressed the Council regarding the Agency and its current activities.

V. PRESENTATIONS / REPORTS

A. Information Item (ID # 4022)

Project Updates - City Mgr. G. Broz

COMMENTS - Current Meeting:

City Manager Gary Broz reported on the following City projects:

- Jubilee
- Branch Cemetery land swap
- Possible transfer of ownership of the Magnolia Ridge Golf Course to the City of Liberty
- Wastewater Projects
- Annual Audit to be presented on February 27th
- Upgrade of the Liberty Substation for construction of the express feeder
- Sales Tax revenues in line with budgeted amounts
- City employees attended CPR and First Aid Training
- Shred It Event to be held in April
- Numerous other projects.

B. Information Item (ID # 4023)

Sam Rayburn Municipal Power Agency - Mayor Pickett

COMMENTS - Current Meeting:

Mayor Pickett reported on Sam Rayburn Municipal Power Agency activities to include \$8 million of Cambridge Project revenues, recently distributed between the three participating cities, with the City of Liberty receiving, to date, approximately \$19 million from this project. Mayor Pickett further commented on SRMPA/Louisiana Public Service Commission issues.

C. Information Item (ID # 4024)

Mayor, Council & Staff Comments

COMMENTS - Current Meeting:

Fire Chief Brian Hurst presented a powerpoint presentation of the department's events and activities for the 2017 year.

VI. CONSENT AGENDA

All consent items listed are considered to be routine by the City Council and will be enacted by

one motion. There will be no separate discussion of these items unless a Council Member so requests, and if such a request is made, the item will be removed from the Consent Agenda and considered in a normal sequence on the agenda.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Dennis Beasley, Councilperson
SECONDER:	Paul Glazener, Councilperson
AYES:	Pickett, Beasley, Potetz, Simonson, Arnold, Glazener
ABSENT:	Diane Huddleston

A. Minutes Approval

1. Tuesday, January 09, 2018
2. Tuesday, January 16, 2018
3. Tuesday, January 23, 2018

VII. REGULAR AGENDA

A. Regular Session

1. Ordinance 2018-4

CONSIDER ADOPTION OF AN ORDINANCE OF THE CITY OF LIBERTY, TEXAS ANNEXING A 1.66 SQUARE MILES TRACT OF LAND, PROVIDING FOR THE EXTENSION OF CERTAIN BOUNDARY LIMITS OF THE CITY TO INCLUDE CERTAIN TERRITORY IDENTIFIED BY LIBERTY COUNTY APPRAISAL DISTRICT RECORDS AS PROPERTY ID # 19427, 19341 AND 13063; PROVIDING THAT ANNEXED TERRITORY BEARS PRO RATA PART OF TAXES; ADOPTING A SERVICE PLAN FOR THE ANNEXED PROPERTIES; PROVIDING A SAVINGS CLAUSE; AND DISPENSING WITH THE REQUIREMENT OF SECTION 3.10 OF THE HOME RULE CHARTER THAT ALL ORDINANCES BE READ ON TWO SEPARATE DAYS.

COMMENTS - Current Meeting:

Mayor Pickett read the caption of the Ordinance into the record as follows:

"AN ORDINANCE OF THE CITY OF LIBERTY, TEXAS ANNEXING A 1.66 SQUARE MILES TRACT OF LAND, PROVIDING FOR THE EXTENSION OF CERTAIN BOUNDARY LIMITS OF THE CITY TO INCLUDE CERTAIN TERRITORY IDENTIFIED BY LIBERTY COUNTY APPRAISAL DISTRICT RECORDS AS PROPERTY ID # **19427, 19341 AND 13063**; PROVIDING THAT ANNEXED TERRITORY BEARS PRO RATA PART OF TAXES; ADOPTING A SERVICE PLAN FOR THE ANNEXED PROPERTIES; PROVIDING A SAVINGS CLAUSE; AND DISPENSING WITH THE REQUIREMENT OF SECTION 3.10 OF THE HOME RULE CHARTER THAT ALL ORDINANCES BE READ ON TWO SEPARATE DAYS."

Mr. Art Pertile, Olson & Olson, LLP was present to discuss the annexation process and Phase 7 properties, all being U.S. Department of the Interior government properties. A motion was made to adopt the Ordinance as presented.

ATTACHMENTS:

- Exhibit 1 for Ordinance -Phase 7 Adoption (PDF)

RESULT:	ADOPTED [5 TO 1]
MOVER:	Libby Simonson, Councilperson
SECONDER:	Dennis Beasley, Councilperson
AYES:	Pickett, Beasley, Simonson, Arnold, Glazener
NAYS:	Louie Potetz
ABSENT:	Diane Huddleston

2. Resolution 2018-2

CONSIDER APPROVAL OF A RESOLUTION DECLARING THE INTENTION OF THE CITY OF LIBERTY, TEXAS, TO ANNEX CERTAIN TERRITORY DESCRIBED AS .27 SQUARE MILES BEGINNING AT THE SOUTHEAST CORNER OF 2017 ANNEXATION TRACT 7, SAME BEING A POINT IN EAST LINE OF THE UNITED STATES OF AMERICA TRACT RECORDED IN VOLUME 670 PAGE 327, DEED RECORDS, LIBERTY COUNTY, TEXAS, HAVING COORDINATES OF N:9975374.24, E:4074719.99; SETTING THE DATES, TIMES, AND PLACES FOR TWO PUBLIC HEARINGS AT WHICH ALL INTERESTED PARTIES SHALL HAVE AN OPPORTUNITY TO BE HEARD; PROVIDING FOR PUBLICATION OF NOTICES OF SUCH PUBLIC HEARINGS; AND DIRECTING PREPARATION OF A MUNICIPAL SERVICE PLAN FOR THE TERRITORY PROPOSED TO BE ANNEXED.

COMMENTS - Current Meeting:

Mr. Art Pertile, Olson & Olson LLP, addressed the Council regarding the City's proposed Annexation Phase 8. Mr. Pertile reviewed the annexation process, the properties involved, described as .27 square miles, and reviewed the public hearing dates of March 20 and March 27, 2018. A motion was made to approve the Resolution as proposed.

ATTACHMENTS:

- Legal Description for Resolution- Phase 8 (PDF)

RESULT:	APPROVED [5 TO 1]
MOVER:	Paul Glazener, Councilperson
SECONDER:	Dennis Beasley, Councilperson
AYES:	Pickett, Beasley, Simonson, Arnold, Glazener
NAYS:	Louie Potetz
ABSENT:	Diane Huddleston

3. Council Action 2018-6

Consider approval of a bid for Tax Resale Property described as 0.2169 acres, San Jacinto Park, Lot 18 (1900 San Jacinto).

COMMENTS - Current Meeting:

City Attorney Brandon Davis reviewed a powerpoint presentation on the tax resale property located at 1900 San Jacinto Street. An offer of \$20,350.00 has been made, with total taxes owed to all taxing entities in the amount of \$19,048.00. If the bid is accepted, \$4,681.52 will be distributed to the City of Liberty.

After brief discussion, a motion was made to accept the bid of \$20,350.00 for the tax resale property described as 0.2169 acres, San Jacinto Park, Lot 18.

ATTACHMENTS:

- Property Info-1900 San Jacinto (PDF)
- Pic #1 (JPG)
- Pic #2 (JPG)
- Pic #3 (JPG)
- Pic #4 (JPG)
- Pic #5 (JPG)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Paul Glazener, Councilperson
SECONDER:	Libby Simonson, Councilperson
AYES:	Pickett, Beasley, Potetz, Simonson, Arnold, Glazener
ABSENT:	Diane Huddleston

4. Council Action 2018-7

Consider a nomination to the Liberty County Central Appraisal District, Appraisal Review Board.

COMMENTS - Current Meeting:

Due to the recent resignation of a member of the Liberty County Central Appraisal District (CAD), Appraisal Review Board (ARB), the CAD is requesting nominations from the various taxing entities to fill this vacancy. After brief discussion, a motion was made to nominate Herman Delco and Al Simonson to the Central Appraisal District, ARB.

ATTACHMENTS:

- CAD-ARB Information (PDF)

RESULT:	APPROVED [5 TO 0]
MOVER:	Paul Glazener, Councilperson
SECONDER:	Dennis Beasley, Councilperson
AYES:	Pickett, Beasley, Potetz, Arnold, Glazener
ABSTAIN:	Libby Simonson
ABSENT:	Diane Huddleston

5. Information Item (ID # 4031)

Discussion of the services and benefits offered by the Lower Colorado River Authority.

COMMENTS - Current Meeting:

City Manager Gary Broz led a discussion of the advantages of contracting with the Lower Colorado River Authority for material acquisition to include transformers, electrical supplies, and lineman equipment. Also discussed were services offered i.e., the cooperative purchasing of goods and supplies, bucket truck repair, emergency delivery of supplies within 48 hours, electrical system mapping for integration to GIS, and various additional services that would be of benefit to the City.

6. Council Action 2018-8

Consider approval of a Program Agreement with the Lower Colorado River Authority (LCRA) for material acquisition services.

COMMENTS - Current Meeting:

In regard to the previous discussion of the LCRA Services, Mr. Broz reported that the cost for this service is \$35 per month plus 2.5% of the previous month's purchases, not to exceed \$250.00. A motion was made to approve the Program Agreement with the Lower Colorado River Authority for material acquisition services.

ATTACHMENTS:

- LCRA Information (PDF)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	David Arnold, Councilperson
SECONDER:	Dennis Beasley, Councilperson
AYES:	Pickett, Beasley, Potetz, Simonson, Arnold, Glazener
ABSENT:	Diane Huddleston

7. Council Action 2018-9

Consider approval of an Agreement with Sensus USA for moving the AMI Metering System to the Cloud.

COMMENTS - Current Meeting:

City Manager Gary Broz and Public Works Director Tom Warner reported on an agreement with Sensus USA for managing the City's AMI Metering System, with information to be stored in the Cloud. Also discussed was the purchase of Incode software that will assist in the transfer of the City's meter information from the Cloud, to be used by Incode for billing purposes. The five-year agreement will cost \$64,172.66 the first year, with costs decreasing the following four years.

A motion was made to approve the agreement, as presented.

ATTACHMENTS:

- Sensus Contract (PDF)

RESULT:	APPROVED [5 TO 1]
MOVER:	Libby Simonson, Councilperson
SECONDER:	Paul Glazener, Councilperson
AYES:	Pickett, Beasley, Simonson, Arnold, Glazener
NAYS:	Louie Potetz
ABSENT:	Diane Huddleston

8. Council Action 2018-10

Consider approval of a contract with Lemons Auctioneer, LLP for online auction services.

COMMENTS - Current Meeting:

A motion was made to approve a contract for online auction services with Lemons Auctioneer, LLP.

ATTACHMENTS:

- Lemons Auctioneer Contract (PDF)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Libby Simonson, Councilperson
SECONDER:	Paul Glazener, Councilperson
AYES:	Pickett, Beasley, Potetz, Simonson, Arnold, Glazener
ABSENT:	Diane Huddleston

9. Information Item (ID # 4030)

Discussion on a proposed policy for Board and Commission Member Appointment and Eligibility.

COMMENTS - Current Meeting:

Mayor Pickett led discussion of a proposed policy and application form for City boards and commissions. This item will come before Council for further discussion at a later date.

ATTACHMENTS:

- Board Appt Information (PDF)

VIII. ADJOURNMENT**A. Motion To: Adjourn****COMMENTS - Current Meeting:**

There being no further business before the Council, Mayor Pickett adjourned the meeting at 7:34 p.m.

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Carl Pickett, Mayor

ATTEST:

Dianne Tidwell, City Secretary