

CITY COUNCIL MINUTES
JULY 12, 2022
9:00 A.M.

The City Council of the City of Sweetwater, Texas, met in regular session on Tuesday, July 12, 2022, at 9:00 a.m. in the City Council Room at City Hall, 200 E. Fourth Street with the following members present:

JIM MCKENZIE, Mayor
JEROD PEEK, Mayor Pro Tem
JOHN MCPHERSON, Councilman
KERRY BAKER, Councilman
RICKY CASTRO, Councilman

DAVID A. VELA, City Manager
PATTY TORRES, City Secretary
JEFF ALLEN, City Attorney

Staff Members present: Lisa Adames Assistant City Manager for Administration, Dana Schoening Assistant City Manager for Operations, Bryan Sheridan Police Chief, Eddy Campbell Utilities Director, Zach Adames IT Director and Kathleen Cox Communications & Media Relations Manager.

1. Mayor McKenzie called the meeting to order.
2. Mayor Pro Tem Peek gave the invocation.
3. Councilman Baker led the Pledge of Allegiance to the American and the Texas Flags.
4. Motion was made by Councilman McPherson, seconded by Councilman Castro to approve the minutes for meeting held on June 14, 2022 and minutes for Special Meeting held on June 30, 2022. The motion carried unanimously.
5. Public Input: None
6. Regular Agenda Items
 - A. Motion was made by Councilman Castro, seconded by Councilman Baker to approve the Quarterly Investment Report for the quarter ended June 30, 2022. The motion carried unanimously.

COPY OF REPORT IS LOCATED IN THE ORDINANCE AND CONTRACT BOOK XV PAGE 2872.

- B. City Council received insurance bids from Blue Cross Blue Shield for Group Health, Ameritas for Dental and Vision and Securian for Life and gave them to Broker of Record, Nancy Johnson with Tommy Morris Agency to

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review. Nancy Johnson will present recommendation to the Council at the August 9, 2022 meeting.

- C. Motion was made by Mayor Pro Tem Peek, seconded by Councilman McPherson to approve Final Acceptance and Release of Retainage Funds for the Clearwell Rehabilitation Project at the Water Treatment Plant. The motion carried unanimously.
- D. Motion was made by Councilman Castro, seconded by Councilman Baker awarding lowest bids for Grade 4 (62) round rock, CRS-2, CRS 2-P and Fog Seal to be used for the Fiscal Year 2022 streets seal coating project. The motion carried unanimously.

RE Janes Gravel Company was awarded bid for Grade 4 (62) round rock.

P2 Emulsions was awarded bid for CRS-2.

Ergon Asphalt & Emulsions was awarded bid for CRS 2-p

P2 Emulsions was awarded bid for Fog Seal.

COPY OF BID SHEET IS LOCATED IN THE ORDINANCE AND CONTRACT BOOK XV PAGES 2900 – 2902.

- E. Motion was made by Councilman Baker, seconded by Councilman McPherson to approve a Resolution to amend Central Rate Schedule for fees charged by the City of Sweetwater, Texas for water use request for inflatable water slides. The motion carried unanimously.

COPY OF RESOLUTION IS LOCATED IN THE ORDINANCE AND CONTRACT BOOK XV PAGES 2873 - 2899.

AMENDING, CONFIRMING AND RATIFYING THE CENTRAL RATE SCHEDULE FOR THE VARIOUS FEES, LICENSES, PERMITS AND RATES CHARGED BY THE CITY OF SWEETWATER, TEXAS, FOR THE FISCAL YEAR 2022 AND ADOPTING SUCH CENTRAL RATE SCHEDULE.

- F. Dana Schoening, Assistant City Manager for Operations and Sean Bailey, Code Enforcement Officer were sworn in by City Attorney Jeff Allen for their testimony regarding the dilapidated structures.

- Prop. 1: Motion was made by Councilman McPherson, seconded by Councilman Castro to enter into public hearing for 710 W. Oklahoma Avenue. The motion carried unanimously.

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Dana Schoening, Assistant City Manager for Operations and Sean Bailey, Code Enforcement Officer explained the building code issues for the property along with visuals of the property and structure. Based on the property inspections staff determined that the structure(s) contain nuisance conditions that constitute a hazard to the health, safety and welfare of the citizen and likely to endanger persons and property, and structure is dilapidated, substandard and/or unfit for human habitation, constitutes a hazard to the health, safety and welfare of the citizen and likely to endanger persons and property.

Public Comment on described property: 710 W. Oklahoma Avenue

None

Motion was made by Councilman Castro, seconded by Councilman Baker to close the public hearing. The motion carried unanimously.

Motion was made by Councilman McPherson, seconded by Councilman Castro for declaration of dilapidation and/or deterioration and unfit for human habitation and order repair, rehabilitation or demolition of 710 W. Oklahoma Avenue within 35 days from date of Order. The motion carried unanimously.

Prop. 2: Motion was made by Mayor Pro Tem Peek, seconded by Councilman McPherson to enter into public hearing for 1010 W. Texas Avenue. The motion carried unanimously.

Dana Schoening, Assistant City Manager for Operations and Sean Bailey, Code Enforcement Officer explained the building code issues for the property along with visuals of the property and structure. Based on the property inspections staff determined that the structure(s) contain nuisance conditions that constitute a hazard to the health, safety and welfare of the citizen and likely to endanger persons and property, and structure is dilapidated, substandard and/or unfit for human habitation, constitutes a hazard to the health, safety and welfare of the citizen and likely to endanger persons and property.

Public Comment on described property: 1010 W. Texas Avenue

None

Motion was made by Councilman Castro, seconded by Councilman McPherson to close the public hearing. The motion carried unanimously.

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Motion was made by Councilman Baker, seconded by Councilman Castro for declaration of dilapidation and/or deterioration and unfit for human habitation and order repair, rehabilitation or demolition of 1010 W. Texas Avenue within 35 days from date of Order. The motion carried unanimously.

Prop. 3: Motion was made by Councilman McPherson, seconded by Councilman Castro to enter into public hearing for 705 W. Tenth Street. The motion carried unanimously.

Dana Schoening, Assistant City Manager for Operations and Sean Bailey, Code Enforcement Officer explained the building code issues for the property along with visuals of the property and structure. Based on the property inspections staff determined that the structure(s) contain nuisance conditions that constitute a hazard to the health, safety and welfare of the citizen and likely to endanger persons and property, and structure is dilapidated, substandard and/or unfit for human habitation, constitutes a hazard to the health, safety and welfare of the citizen and likely to endanger persons and property.

Public Comment on described property: 705 W. Tenth Street

None

Motion was made by Councilman Castro, seconded by Councilman Baker to close the public hearing. The motion carried unanimously.

Motion was made by Councilman McPherson, seconded by Councilman Castro for declaration of dilapidation and/or deterioration and unfit for human habitation and order repair, rehabilitation or demolition of 705 W. Tenth Street within 35 days from date of Order. The motion carried unanimously.

Prop. 4: Motion was made by Councilman Baker, seconded by Councilman Castro to enter into public hearing for 1501 Neff Street. The motion carried unanimously.

Dana Schoening, Assistant City Manager for Operations and Sean Bailey, Code Enforcement Officer explained the building code issues for the property along with visuals of the property and structure. Based on the property inspections staff determined that the structure(s) contain nuisance conditions that constitute a hazard to the health, safety and welfare of the citizen and likely to endanger persons and property, and structure is dilapidated, substandard and/or unfit for human habitation,

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constitutes a hazard to the health, safety and welfare of the citizen and likely to endanger persons and property.

Public Comment on described property: 1501 Neff Street

None

Motion was made by Councilman Baker, seconded by Councilman Castro to close the public hearing. The motion carried unanimously.

Motion was made by Councilman Baker, seconded by Councilman Castro for declaration of dilapidation and/or deterioration and unfit for human habitation and order repair, rehabilitation or demolition of 1501 Neff Street Avenue within 35 days from date of Order. The motion carried unanimously.

Prop. 5: Motion was made by Councilman Castro, seconded by Mayor Pro Tem Peek to enter into public hearing for 502 E. Alabama Avenue. The motion carried unanimously.

Dana Schoening, Assistant City Manager for Operations and Sean Bailey, Code Enforcement Officer explained the building code issues for the property along with visuals of the property and structure. Based on the property inspections staff determined that the structure(s) contain nuisance conditions that constitute a hazard to the health, safety and welfare of the citizen and likely to endanger persons and property, and structure is dilapidated, substandard and/or unfit for human habitation, constitutes a hazard to the health, safety and welfare of the citizen and likely to endanger persons and property.

Public Comment on described property: 502 E. Alabama Avenue

None

Motion was made by Councilman McPherson, seconded by Councilman Castro to close the public hearing. The motion carried unanimously.

Motion was made by Councilman Baker, seconded by Councilman Castro for declaration of dilapidation and/or deterioration and unfit for human habitation and order repair, rehabilitation or demolition of 502 E. Alabama Avenue within 35 days from date of Order. The motion carried unanimously.

7. City Manager's Report

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- A. SNAP – Fan Drive
 - B. Award of Funding from the Area Agency on Aging Nutrition Program
 - C. Paperless Utility Billing
8. Motion was made to adjourn by Councilman Castro, seconded by Councilman Baker. There being no further business, the meeting adjourned at 9:23 a.m. The motion carried unanimously.

Jim McKenzie, Mayor

ATTEST:

Patty Torres, City Secretary

Persons signing register: Karen Hunt, Nancy Johnson, Sage Diller, Ethan Whittenburg, Dana Stanley