

**MIDLAND CITY COUNCIL
MINUTES
April 7 - 8, 2011**

The City Council, pursuant to Texas Government Code §551.041, met in Special session at the Junior League of Midland facility, 902 West Denger Avenue, Midland, Texas, to hold a workshop with its administrative staff and department managers to discuss and consider public policy, personnel issues, annexation issues, water-related issues, land acquisition and disposition issues, park development and funding issues, street paving, infrastructure needs, privatization of City services and recreational activities, development issues, economic development issues, public health issues, public safety issues, issues related to Type A and Type B corporations pursuant to Chapters 504 and 505 of the Texas Local Government Code, and operational procedures of the City; and to develop priorities for the upcoming year and for long-term planning. The Council also discussed and considered the goals and development of the City.

The meeting convened at 9:08 a.m. on Thursday, April 7, 2011, with the following Council members present:

Council Members present: Mayor W. Wesley Perry, Mayor Pro Tem Michael Trost (District 4), Council Member Scott Dufford (At-Large), Council Member Jerry Morales (At-Large), Council Member Jeff Sparks (District 1), Council Member Vicky Hailey (District 2) and Council Member John James (District 3).

Staff members present: City Manager Courtney Sharp, City Attorney Keith Stretcher, Deputy City Manager Tommy Hudson, Assistant City Manager Jim Nichols, Presiding Municipal Court Judge Robin Smith, Deputy City Secretary Lyn Miller, Internal Auditor Debbie Gotovac, Development Services Director Rick Crownover, Utilities Director Stuart Purvis, Finance Director Bob McNaughton, Director of Airports Marv Esterly, Police Chief Price Robinson, Fire Chief Robert Isbell, Director of General Services Robert Patrick, Director of Administrative Services Beth Mosley, Community Services Director Tina Jauz, Information Systems Administrator Dwayne Nall, Public Information Officer Tasa Watts and Director of Solid Waste Morris Williams.

PLANNING SESSION:

Mayor Perry welcomed the attendees, provided introductory remarks and introduced Ron Holifield, CEO of Strategic Government Resources in Keller, Texas, and facilitator of the session. Mr. Holifield opened the session with a brief review of the issues to be covered in the day's activities and turned the floor over to City Manager Sharp, who presented a report of the "year in review" highlighting the following:

- Customer Service – Customer driven.
- Long Term Water Plan – Adequate supply of water for next 50 years that is affordable.
- Growth-12% over last decade.
- Annexation-Keep up with service demands.
- MLK Community Center-Renovation is 90% complete. Grand opening in July.
- Midland International Airport named Airport of the Year by FAA for the Southwest Region.
- Plans for Solid Waste Improvement-Developed blueprint.
- Blue Ridge Issues-Realized there were holes in the development process, which have been plugged.
- Lab Closing and Reopening-TCEQ shut down lab. Moved to Utilities now and must apply for accreditation.
- Park Improvements-Improvements needed at some parks.
- Reduction in Crime Rate – Thanks to PD.
- Fire Department responses at record number. – Will increase as population increases.
- Accolades to Utilities Dept. for improvements to Water Pollution Control Plant and Water Purification Plant.

Issues:

- Long Term Facility(s) Needs – Fire, Municipal Court, City Hall, Midland Center.

- Referred to Timeline sheet, handed out by the City Manager, regarding construction/renovation of fire stations.
- 4B Sales Tax-Pay debt in 2016. Continue collecting sales tax. Direction needed.
- Comprehensive Zoning & Subdivision Review – Needs review.
- CDBG – Impacted by Federal budget cuts. May need supplementing.
- Street Maintenance – Streets need work.
- PD staff – Plan to catch up on staffing at PD.
- Retail Development/Recruitment-Need to take aggressive approach. Need directions from Council.
- Storm Water Drainage – New City engineer will review this issue to provide proposal.
- Rehabilitation of Existing Housing – Capture the declining neighborhoods while the housing can still be remodeled. Value will increase.
- Park Improvements-Some made. Chipped away at funds for improvements.
- Technology-Continue to replace as equipment goes down. Initiated Technology Fund last year.
- Raw Water Project – Will begin in the Fall.
- New Screen at WPCP.
- Recoating/Repair of Towers.
- Strategic Planning – Needs funding.

Director of Finance McNaughton reported on the financial conditions of the City, presenting an update of the various funds and the major challenge of each. He presented a comparison of total revenue for 2010 and 2011 and discussed various revenue sources, as well as expenditures.

Mr. Holifield complimented the staff and City employees regarding the results of a Citizens Survey conducted by Texas Tech. Of the surveys sent out, 1400 were received which is a response rate of 21.5%. The survey showed that 93% of Midlanders are satisfied with Midland as a place to call home, and that the majority is satisfied with City services. The survey also showed that citizens want hike/bike trails and are not satisfied with weeds, dilapidated structures and abandoned vehicles in the City. He advised that the results are a reflection of the government's health and that citizens will be tolerant of decisions when the integrity of the person is respected. Mr. Holifield discussed the results of interviews held with each Council member, comparing the Council to the captain of a ship guiding the way. Mr. Holifield asked each Council member to list five priorities. Discussion followed regarding the prioritization of the items listed.

RECESS/EXECUTIVE SESSION:

At 3:00 p.m., Mayor Perry announced that the Council would now hold an Executive Session pursuant to Texas Government Code Section 551.101 which is closed to the public to discuss the following matters as permitted under the following Texas Government Code Sections:

Personnel Matters, Section 551.074

Deliberate the employment, evaluation, compensation and duties of the City Manager, the City Attorney, the Interim City Secretary, the Municipal Court Presiding Judge and the Municipal Court Associate Judge.

Deliberate Regarding Economic Development Negotiations, Section 551.087

Discuss business prospects that the City seeks to have, locate, stay, or expand in or near the City of Midland, Texas, and discuss possible incentives.

Consultation with the City Attorney, Section 551.071

Discuss the legal issues related to the city's health insurance program as it relates to the charges for single individuals, married individuals and family coverage.

Mayor Perry announced at the same time that the meeting would recess and reconvene in open session at 9:00 a.m. on the following day, and the Council excused all observers and non-essential Staff. The meeting recessed at 5:05 p.m.

PLANNING SESSION:

The workshop reconvened at the Junior League of Midland facility for its second session at 9:05 a.m. on Friday, April 8, 2010, with the following Council members present:

Council Members present: Mayor W. Wesley Perry, Mayor Pro Tem Michael Trost (District 4), Council Member Scott Dufford (At-Large), Council Member Jerry Morales (At-Large), Council Member Jeff Sparks (District 1), Council Member Vicky Hailey (District 2) and Council Member John James (District 3).

Staff members present: City Manager Courtney Sharp, City Attorney Keith Stretcher, Deputy City Manager Tommy Hudson, Assistant City Manager Jim Nichols, Presiding Municipal Court Judge Robin Smith, Deputy City Secretary Lyn Miller, Internal Auditor Debbie Gotovac, Development Services Director Rick Crownover, Utilities Director Stuart Purvis, Finance Director Bob McNaughton, Director of Airports Marv Esterly, Police Chief Price Robinson, Fire Chief Robert Isbell, Director of General Services Robert Patrick, Director of Administrative Services Beth Mosley, Community Services Director Tina Jauz, Information Systems Administrator Dwayne Nall, Public Information Officer Tasa Watts and Director of Solid Waste Morris Williams.

Mr. Holifield continued the planning session with the prioritization of the following items.

- Water.
 - Reuse plan.
 - T-Bar plan.
 - Regional Issues.
 - Long term sources.
- I-20 Corridor plan.
- 191 Corridor plan.
- Downtown – A plan to follow, Midland Center.
- Cap Ex – issuance of Cos – identify pressing and get done, fire station.
- 4B – Parks/Complex.
- 4A – move towards additional funding of infrastructure, industrial road, innovation funding, economic diversification retail (380).
- Taxes (keep as low as possible)
- CDBG funding (may lose funding and need to seek other sources).
- Parks and Recreation (include hike/bike trails in areas other than parks).
- Affordable Housing.
- Drainage Improvement.
- Zoning Ordinance – updating/deferral reform (staff to review).

Discussion was held concerning funding of the following items:

CAP EX

- Fire Station - \$8.5 mil.
- Municipal Court - \$7.8 (-\$2 mil).
- Streets - \$5 mil.
- Public Safety Communications - \$8 mil.
- Technology - \$2-3 mil.
- City Facilities- (city hall, police).
- Park/Pool Improvements - \$5 mil.

Separate Funding Source:

- Utility Improvements - \$22 mil.
- Long term Water - \$200 mil.
- Storm Drainage - \$40 mil.

• Comfort Zone: \$20 million

Discussion also included the focus of the Midland Development Corporation; Downtown Revitalization (meeting of interested parties scheduled for April 19, 2011) and workforce housing.

Mr. Holifield wrapped up the session by reviewing the final goals and challenging the participants to keep these priority items in the forefront.

Mayor Perry expressed appreciation to Mr. Holifield and to all participants of the planning session.

AGENDA ITEM:

Consideration was given to a resolution approving an Interlocal Agreement between the City of Midland, the City of Abilene and the City of San Angelo, regarding their cooperative development of water management strategies for the long and short term water needs of customers and residents of each of the three cities.

Following a brief discussion, Council Member Dufford moved to adopt Resolution No. 2011-062; seconded by Council Member Morales. The motion carried by the following vote: AYE: Dufford, Morales, Hailey, Perry, Sparks, and Trost. NAY: None. ABSTAIN: None. ABSENT: James. Caption of said resolution is as follows:

RESOLUTION NO. 2011-062

A RESOLUTION APPROVING PLANS AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF MIDLAND, THE CITY OF ABILENE AND THE CITY OF SAN ANGELO, REGARDING THEIR COOPERATIVE DEVELOPMENT OF WATER MANAGEMENT STRATEGIES FOR THE LONG AND SHORT TERM WATER NEEDS OF CUSTOMERS AND RESIDENTS OF EACH OF THE THREE CITIES

All of the business at hand having been completed, the meeting adjourned at 12:10 p.m.

PASSED AND APPROVED the 26th day of April, 2011.

W. Wesley Perry, Mayor

ATTEST:

Amy M. Turner, Interim City Secretary