

## **AGENDAS**

**FOR THE AMARILLO CITY COMMISSION WORK SESSION TO BE HELD ON TUESDAY, MAY 14, 2013 AT 1:30 P.M. ON THE THIRD FLOOR, ROOM 303, CITY COMMISSION CONFERENCE ROOM, CITY HALL, 509 S. E. 7<sup>th</sup> AVENUE, AMARILLO, TEXAS, AND FOR THE REGULAR MEETING OF THE AMARILLO CITY COMMISSION AT 3:00 P.M. THE COMMISSION CHAMBER ON THE THIRD FLOOR OF CITY HALL.**

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***Please note:** The City Commission may take up items out of the order shown on any Agenda. The City Commission reserves the right to discuss all or part of any item in an executive session at any time during a meeting or work session, as necessary and allowed by state law. Votes or final decisions are made only in open Regular or Special meetings, not in either a work session or executive session.*

### **WORK SESSION**

- A. City Commission will discuss or receive reports on the following current matters or projects.
- (1) Review agenda items for the regular meeting, miscellaneous attachments; and appointments for the following boards and commissions:
    - Amarillo Housing Finance Corporation
    - Board of Review – Landmarks & Historic District
    - Emergency Care Advisory Board
    - Health Facilities Corporation
    - Tax Increment Reinvestment Zone #1 Board of Directors
    - Traffic Commission
  - (2) Consider future agenda items.
- B. City Commission may receive reports on or discuss any of the following pending projects or matters in Work Session or Regular Meeting:
- (1) Amarillo Economic Development Corporation incentive project;
  - (2) Possible groundwater rights transactions in Hartley, Potter, Carson, Roberts or Ochiltree Counties; including Canadian River Municipal Water Authority and related acquisitions;
  - (3) Downtown Development/Redevelopment (studies, progress reports, plans, proposed projects – TIRZ No. 1, Center City, Inc., Downtown Amarillo, Inc. and/or Amarillo Local Government Corporation);
  - (4) Proposed acquisition and disposition of real property for municipal, economic, recreational or cultural projects;
  - (5) Confer with attorney and discuss threatened or pending litigation or settlement of same: Burch; Zambrana; Browne; Ethridge; Castleberry; D. Bastardo; and TCEQ Compliance;
  - (6) Discuss 2012 Atmos Rate Appeal and associated matters;
  - (7) To deliberate regarding security devices or security audits, security personnel;
  - (8) Confer with attorney on referendum petition(s);
  - (9) 83<sup>rd</sup> Legislative Session; and
  - (10) Discuss gifts or donations to the City.

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### **REGULAR MEETING ITEMS**

**INVOCATION:** Bryan Houser, Amarillo Area Baptist Association

**PROCLAMATION:** “Elder Abuse Awareness Month”

1. **MINUTES:**

Approval of the City Commission minutes of the regular meeting held on May 7, 2013.

2. **ORDINANCE NO. 7407:**

This is the first reading of an ordinance changing the zoning of Quail Creek Unit No. 30 in Section 25, Block 9, BS&F Survey, Potter County, in the vicinity of Bridlewood Drive and Tascosa Road from Residential District 2 to Residential District 3. This is recommended for approval by a 6:0 vote of the Planning and Zoning Commission.

3. **ORDINANCE NO. 7406:**

This is second and final reading of an ordinance approving a negotiated settlement agreement on Southwestern Public Service Company's proposed increase in electrical rates. The agreement was negotiated and is recommended by the Alliance of Xcel Municipalities and the special counsel and consultants hired by the Alliance. If approved, the proposed settlement will result in an overall increase to all customer classes of \$50.8 million rather than the requested \$90 million. Impact to the average residential customer will be approximately a 6.6% increase.

4. **CONSENT AGENDA:**

It is recommended that the following item be approved and that the City Manager be authorized to execute all documents necessary for each transaction:

A. **Award – Replacement of Boiler System:**

Low responsive bidder: Tex-Air Mechanical Services -- \$258,754.00

This item awards a contract for the replacement of the 1992 boiler system at Municipal Court and Police Building. The current system no longer complies with energy codes. The estimated cost for the project was \$250,000. Funding for the project is available in the approved Police Department 2012-2013 capital improvement budget.

B. **Award – Electrical Service at 808 South Buchanan:**

Low responsive bidder: Brown Construction Services -- \$153,186.00

This item awards a contract to relocate and upgrade the electrical service in the city-owned building at 808 South Buchanan. These efforts support the future renovation and redevelopment of the building and also support the continued relocation of utilities for downtown redevelopment. The estimated cost for the project was \$195,000. Funding for the project is available in the approved 2012-2013 capital improvement budget.

C. **Approval – Amarillo Economic Development Corporation – City of Amarillo Lease Agreement Amendment No. 1:**

Parties: City of Amarillo and Amarillo Economic Development Corporation  
Terms and Conditions as Noted

This item is the consideration of Amendment Number 1 to the existing lease agreement for the City-owned facility known as the former Ben E. Keith Building. This amendment re-structures the notice and termination periods to align with the approved sub-lease between the Amarillo Economic Development Corporation (AEDC) and their tenant. The amendment further clarifies the rent amounts for the lease term. Approval of this amendment is to the benefit of both parties and allows for the continued use of the facility as a beneficial economic development project.

**PUBLIC FORUM**

Comments from interested citizens on matters pertaining to City policies, programs or services.

### **MISCELLANEOUS**

1. Planning and Zoning Commission, minutes April 22, 2013
2. Boards and Commissions – appointments as listed on attached.

Amarillo City Hall is accessible to individuals with disabilities through its main entry on the south side (Southeast 7<sup>th</sup> Avenue) of the building. An access ramp leading to the main entry is located at the southwest corner of the building. Parking spaces for individuals with disabilities are available in the south parking lot. City Hall is equipped with restroom facilities, communications equipment and elevators that are accessible. Individuals with disabilities who require special accommodations or a sign language interpreter must contact the City Secretary's Office 48 hours prior to meeting time by telephoning 378-3013 or the City TDD number at 378-4229.

Posted this 10th day of May 2013.