

AGENDAS

FOR THE AMARILLO CITY COUNCIL WORK SESSION TO BE HELD ON TUESDAY, DECEMBER 3, 2013 AT 4:00 P.M. ON THE THIRD FLOOR, ROOM 303, CITY COMMISSION CONFERENCE ROOM, CITY HALL, 509 S. E. 7th AVENUE, AMARILLO, TEXAS, AND FOR THE REGULAR MEETING OF THE AMARILLO CITY COMMISSION AT 5:30 P.M. IN THE COMMISSION CHAMBER ON THE THIRD FLOOR OF CITY HALL.

Please note: The City Council may take up items out of the order shown on any Agenda. The City Council 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 Council 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:
Comprehensive Plan Implementation Advisory Committee
Health Facilities Corporation
 - (2) Consider future agenda items.
- B. City Council 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; Castleberry; TCEQ Compliance; and APM;
 - (6) Discuss 2012 Atmos Rate Appeal and associated matters; and the October 2013 rate case and any related appeal;
 - (7) Discuss SPS TCRF and rate case and associated matters;
 - (8) To deliberate regarding security devices or security audits, security personnel;
 - (9) Discuss gifts or donations to the City;
 - (10) Infill Development; and
 - (11) City Logo and related matters.

REGULAR MEETING ITEMS

INVOCATION: Davlyn Duesterhaus, Baptist St. Anthony's Health Systems

1. **MINUTES:**
Approval of the City Council minutes of the regular meeting held on November 26, 2013.
2. **ORDINANCE NO. 7440:**
This is the first reading of an ordinance changing of a portion of Lots 1 and 2, Block 30, Tradewind Air Park Unit No. 8, in Section 153, Block 2, AB&M Survey, Randall County, in the vicinity of Williams Street and Southeast 42nd Avenue from Agricultural District to Residential District 3 and Moderate Density District. This item was tabled at the November 19, City Council meeting. This is recommended for approval by a 7:0 vote of the Planning and Zoning Commission.

3. **ORDINANCE NO. 7441:**

This is the first reading of an ordinance changing of a 7.23 and a 37.90 acre tracts of unplatted land in Section 40, Block 9, BS&F Survey, Randall County, in the vicinity of Hillside Road and Soncy Road from Agricultural District to Residential District 3 and Residential District 1, respectively. This is recommended for approval by a 6:0 vote of the Planning and Zoning Commission.

4. **RESOLUTION CALLING A PUBLIC HEARING TO DETERMINE WHETHER CERTAIN CONDITIONS DESCRIBED HEREIN CONSTITUTE PUBLIC NUISANCE AT THE LOCATION STATED:**

This resolution sets the date and time for a public hearing on January 7, 2014 at 5:30 p.m. to determine if the property at 6696 River Road constitute public nuisances and thereby declared as dangerous structures. A copy of this resolution will be mailed to all interested parties providing ten (10) days notice of public hearing.

5. **CONSENT AGENDA:**

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

A. **Award – Ion Chromatograph System:**

Award to low responsive bidder: Fisher Scientific LLC -- \$69,884.11

This item awards a contract for the purchase laboratory equipment to support the environmental analytical analysis required by several departments as required by EPA and State regulations. The purchase will replace an eleven year old unit and add additional capabilities to the laboratory. The cost of the unit was reduced by a trade in allowance for the existing chromatograph. Funding for the purchase is available in the approved 2010-2011 Environmental Laboratory capital improvement project budget.

B. **Approval – Tee Anchor Drainage Master Plan:**

Award to best evaluated proposer: Halff Associates, Inc. – \$249,835.00

The item approves an engineering consulting services agreement for a comprehensive drainage master plan for the Tee Anchor Lake basin area. The project will provide recommendations to protect the general public and private residences from flood hazards. The plan will also develop conceptual alternatives and cost estimates for future capital improvements. Funding for the study is budgeted in the approved 2013-2014 Drainage Utility capital project budget.

C. **Approval –Groundwater Rights Sale Contracts:**

Parties: City of Amarillo and Doug and Carol Lathem
City of Amarillo and BLF Land, LLC

Closing 1: 23,787 +/- acres

Closing 2: 21,985 +/- acres

Terms and Conditions as noted

This item is the approval of two sales contracts for certain City-owned groundwater rights located in Hartley County. These groundwater rights are in an area of competition from irrigated agricultural operations and have been impacted by historical operations in the area. The sale of these groundwater rights will eliminate the City's exposure in this area. There are two separate closings for this transaction, with the first occurring in December, 2013 and the second no later than December, 2014. The contracts include significant escrow funds to ensure that both transactions are closed by the required dates. The proceeds of this sale will be placed in a restricted fund to be used for future groundwater rights purchases and for the long-term improvement of existing groundwater rights.

D. **Sale – Property:**

Sheriff Sale Property in Potter County.

E. Dedications and Acceptances:

A public utility easement being a .5379 acre tract of land in Section 63, Block 9, BS&F Survey, Randall County, for installing, constructing, maintaining, operating, extending, repairing, removing, replacing and upgrading a sanitary sewer and appurtenances for future development west of Soncy Road.

PUBLIC FORUM

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

MISCELLANEOUS

1. Planning and Zoning Commission, minutes November 11, 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 7th 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 27th day of November 2013.