

AGENDAS

FOR THE AMARILLO CITY COMMISSION WORK SESSION TO BE HELD ON TUESDAY, JANUARY 11, 2011 AT 1:30 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 3:00 P.M. IN THE COMMISSION CHAMBER ON THE THIRD FLOOR OF CITY HALL.

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
 - Bi-City County Board of Health
 - Civil Service Commission
 - Community Development Advisory Committee
 - Construction Advisory and Appeals Board
 - Environmental Advisory Committee
 - Traffic Commission
 - Zoning Board of Adjustment
 - (2) Presentation and discussion regarding the conduct of Public Forums; and
 - (3) Consider future agenda items.
- B. City Commission may receive reports on or discuss any of the following pending projects or matters:
- (1) Amarillo Economic Development Corporation incentive project;
 - (2) Possible groundwater rights transactions in Hartley, Potter, Carson, Roberts or Ochiltree Counties;
 - (3) Downtown Development/Redevelopment (studies, progress reports, plans, proposed projects – TIRZ No. 1, Center City, Inc., and/or Downtown Amarillo, Inc.);
 - (4) Proposed acquisition and disposition of real property for economic, recreational or cultural projects;
 - (5) Southwestern Public Services' proposed rate increase, filed on May 17, 2010;
 - (6) To deliberate regarding security devices or security audits:
 - (a) the deployment, or specific occasions for implementation of security personnel or devices; or
 - (b) a security audit;
 - (7) Boards and Commissions Appointment Procedures; and
 - (8) Consult with the Attorney on a matter in which the Attorney's duty to the governmental body under the Texas Disciplinary Rules of Professional Conduct conflicts with this chapter, to-wit: private gifts and donations to the City.

REGULAR MEETING ITEMS

INVOCATION:

1. **MINUTES:**
Approval of the City Commission minutes for the regular meeting held on January 4, 2011.

2. **ORDINANCE NO. 7259:**

This is the first and final reading of an ordinance authorizing the issuance of City of Amarillo, Texas Combination Tax and Revenue Certificates of Obligation, Series 2011A, in the amount of \$3,750,000. These Certificates of Obligation are being issued for the renovations of the Ross Rogers golf course (old course), including incident and related matters and will be fully funded through golf course revenues.

3. **ORDINANCE NO. 7260:**

This is the first and final reading of an ordinance authorizing the issuance of City of Amarillo, Texas Combination Tax and Tax Increment Certificates of Obligation, Series 2011B, in the amount of \$2,260,000. These Certificates of Obligation are being issued for Tax Increment Reinvestment Zone #1 projects, including incident and related matters and will be fully funded through revenues of Tax Increment Zone #1, with funds being used for stated improvements within the Zone boundaries.

4. **RESOLUTION -- PUBLIC HEARING ON PROPOSED SUBSTANTIAL CHANGE TO THE 2010-2011 ANNUAL ACTION PLAN OF THE CONSOLIDATED PLAN FOR HOUSING AND COMMUNITY DEVELOPMENT FOR AMARILLO HABITAT FOR HUMANITY PROJECTS:**

This resolution conducts the final public hearing on a Substantial Change to the 2010-2011 Annual Action Plan of the Consolidated Plan for Housing and Community Development for Amarillo Habitat for Humanity. Habitat is designated as a local Community Housing Development Organization (CHDO) and receives funds annually from the City's HOME Investment Partnership Program funded from the Department of Housing and Urban Development. Traditionally, Habitat has used CHDO funding in the construction of new homes. Habitat has requested that a portion of the CHDO funding be used to renovate and sell houses owned by Habitat. The Community Development Advisory Committee considered the request in the first of two required public hearings and recommends approval of the Substantial Change. Habitat will use its current and prior allocations of CHDO funding for both the new construction and rehabilitation projects.

5. **APPOINTMENTS – BOARDS AND COMMISSION:**

Appointments are needed for the follow boards:

Civil Service Commission (3 year term)

12/26/89	DeDe Reynolds	12/31/10
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Construction Advisory and Appeals Board (3 year terms)

01/04/05	Bill Chudej (citizen at large)	12/31/10
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08/12/08	Gary Strickland (commercial/industrial building contractor)	12/31/10
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09/13/05	Gary Ward (heating/air conditioning rep.)	12/31/10
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Zoning Board of Adjustment (3 year terms)

01/17/06	Sandra Dear-DeWeese	09/01/10
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10/30/07	Betty Farrell	09/01/10
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10/09/07	Wayne Osteen	09/01/10
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08/24/01	Matt Thomas	09/01/10
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02/27/09	Richard Walton	09/01/10
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Environmental Advisory Committee

06/08/10	Linda Lloyd	06/01/11
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6. **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 – Potter County Wellfield Collection System Pipeline Project:**

Award to low responsive bidder:

S. J. Louis Construction of Texas -- \$11,387,713.61

This item is the award of a contract to install approximately 21 miles of connecting pipelines and associated appurtenances in the new Potter County Wellfield. These pipelines are necessary to connect each new well to a common collection system that will deliver the water to the new pump station prior to being delivered to the city. Completion of this phase of the project will enable the gathering of water from the new wells and also enable the future expansion of the wellfield. Funding for this contract is within the favorable funding provided by the Texas Water Development Board Water Infrastructure Fund (WIF) financing and the recommended contract is more than 10% below the original project estimate.

B. **Approval - KRAMS, Inc., dba Arden Companies Airport Lease:**

Parties: City of Amarillo and Krams, Inc.

Annual Rent: \$303,870.48

Terms and Conditions: As Noted

This item is the approval of a five year lease agreement with two optional five year renewals at the Rick Husband Amarillo International Airport. Under the terms of the proposed agreement, the tenant will continue to occupy a portion of Building 602 and will add Hangar 5000 as an additional facility. The lease agreement includes sufficient parking and associated open space to satisfy their operational needs. Krams, Inc. is a long-term tenant of the Airport and is expanding their available space to support their Amarillo operations. The terms of the proposed lease agreement have been reviewed and approved by the Rick Husband Amarillo International Airport Advisory Board.

C. **Approval – Amarillo Habitat for Humanity Funding Agreement for Infrastructure Improvements Amendment #2:**

Original 2008 Contract: \$50,000

Previous 2010 Amendment: \$20,000

Requested Amendment: \$11,134

Total Revised Project: \$81,134

This item is the approval of a second amendment to the 2008 Community Development Block Grant (CDBG) Funding Agreement for Infrastructure Improvements to Amarillo Habitat for Humanity in the amount of \$11,134. CDBG funding was awarded to Amarillo's Habitat to install new water and sewer mains in the SE 27th to SE 28th Ave alley between Mirror and Houston Streets to allow for the construction of new Habitat homes. Additional funding in the amount of \$20,000 was approved in June 2010 to allow for the paving of the alley as required by the City's Subdivision Ordinance. The low bid for the alley pavement contract and the cost of engineering exceed the funding by \$11,134. Funding for the amendment is available from Community Development funds.

PUBLIC FORUM

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

MISCELLANEOUS

1. Boards and Commissions – appointments as listed on attached