

PLEASE READ THROUGH PAGE 4 TO SEE ALL MAY 31, 2011 CITY COMMISSION MEETING AGENDAS

AGENDA

FOR A SPECIAL MEETING IN CLOSED SESSION OF THE AMARILLO CITY COMMISSION AND THE AMARILLO LOCAL GOVERNMENT CORPORATION BOARD OF DIRECTORS TO BE HELD ON TUESDAY, MAY 31, 2011 AT 3:00 P.M. ON THE THIRD FLOOR, ROOM 306, CITY HALL, 509 S. E. 7th AVENUE, AMARILLO, TEXAS

ITEM 1: Call to order

ITEM 2: Conduct in Closed Session a joint meeting of the Amarillo City Commission, Downtown Amarillo Inc. Board of Directors, and the Amarillo Local Government Corporation Board of Directors to discuss a financial incentive package that may be available for a downtown re-development project(s) and to receive legal advice regarding same.

This item is to allow the three governing bodies to receive and discuss: (a) information about the financial incentives that may be made available and the possible structuring of same, for an existing or prospective business(es) in downtown; and (b) legal advice from legal staff regarding same.

ITEM 3: Adjourn

Please note: The City Commission and Local Government Corporation will discuss all or part of any item in an executive 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.

Amarillo City Hall is accessible to individuals with disabilities through its main entry on the south side (S.E. 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.

AGENDAS

FOR THE AMARILLO CITY COMMISSION WORK SESSION TO BE HELD ON TUESDAY, MAY 31, 2011 AT 4:30 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 5:30 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 Hospital District Board of Managers
 - Amarillo Housing Finance Corporation
 - Comprehensive Plan Implementation Advisory Committee
 - Emergency Care Advisory Board
 - Planning and Zoning Commission
 - Tax Increment Reinvestment Zone (TIRZ) No. 1
 - 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;
 - (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 economic, recreational or cultural projects;
 - (5) To deliberate regarding security devices or security audits, security personnel; and
 - (6) Confer with attorney on legal questions related to referendum petitions;
 - (7) Potential private gifts and donations to the City.
 - (8) Discuss 2011 Wildfire incident and preparedness.
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REGULAR MEETING ITEMS

INVOCATION: Kevin Deckard, Polk Street United Methodist Church

1. **MINUTES:**
Approval of the City Commission minutes for the regular meeting held on May 24, 2011
2. **ORDINANCE NO. 7279:**
This is the first reading of an ordinance changing the zoning of Lot 12, Block 5, La Paloma Estates Unit No. 3 and an unplatted tract of land in Section 12 Block 9, BS&F Survey, Potter County, in the vicinity of Pine Valley Lane and Merion Place from Planned Development 262A and Agricultural District to Residential District 3. This is recommended for approval by a 4:0 vote of the Planning and Zoning Commission.
3. **ORDINANCE NO. 7280:**
This is the first reading of an ordinance changing the zoning of Lot 30, Block 112, South Lawn Unit No. 30, in Section 184, Block 2, AB&M Survey, Randall County, in the vicinity of Milam Street and Douglas Drive from Residential District 2 to Residential District 2 with a specific use permit for placement of a carport. This is recommended for approval by a 4:0 vote of the Planning and Zoning Commission.
4. **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 – Workers Compensation Excess Coverage:
Award to best evaluated proposer: Texas Municipal League Intergovernmental Risk Pool (TML-IRP) - \$74,933.00

This item is the purchase of excess workers compensation coverage for the City of Amarillo. The City is self-insured and self-administers workers compensation claims up to \$1.5 million in total cost. The proposed insurance product from TML-IRP will result in the City maintaining its self-insurance and self-administration for workers compensation claims up to \$1 million in total cost with the excess coverage product picking up costs over \$1 million. Funding for this award is available in the City Self Insurance Fund budget.

- B. Approval – Amarillo Economic Development Corporation (AEDC) – Amarillo College Industrial Machining Program Grant:
Grant Amount: \$184,100.00

This item is the approval of an Amarillo Economic Development Corporation grant to Amarillo College to support the industrial machining program. The grant funds will be used to upgrade machining capability and to purchase tooling, equipment and materials used in the program. The program will support workforce development for local companies and supports further efforts of the Amarillo Economic Development Corporation.

- C. Approval – Amarillo Economic Development Corporation (AEDC) – Affiliated Foods, Inc. Job Creation Incentive Grant:
Grant Amount: \$840,000.00

This item is the approval of an Amarillo Economic Development Corporation Job Creation Incentive Grant for Affiliated Foods, Inc. Affiliated Foods is expanding their market and is making a substantial capital investment in their local facilities. AEDC is assisting in this expansion by providing up to \$840,000 to support the creation of 84 new full-time positions at the company's Amarillo location.

- D. Approval – Tax Increment Reinvestment Zone #1 (TIRZ) Project:
Public Right-of-Way Streetscape Improvements Project – Polk Street United Methodist Church, 1401 S. Polk Street

This item is the approval of a project to fund streetscape improvements in the public right-of-way adjacent to the Polk Street United Methodist Church campus. The proposed project will install 29 trees, 28 pedestrian lights, associated planters and new sidewalks along the Polk Street, Taylor Street and 15th Avenue corridors. The total cost of the project for these improvements is \$253,905, of which 80% or \$203,124 will be funded through the TIRZ and 20% or \$50,781 will be funded by the applicant.

This project is consistent with the goals of the TIRZ and all activities funded through this project will be performed on the public right-of-way. As required, both the TIRZ #1 Board of Directors and the Potter County Commissioners Court has approved this project. Accordingly, this project is now recommended to the Amarillo City Commission for final approval.

- E. Approval – Emergency Purchase – Well Pumps and Motors:
Award to Gicon Pumps and Equipment -- \$110,980.78

This item is the approval of an emergency purchase for three well pumps and motors and associated appurtenances. This purchase was necessitated by the recent failure of well pumps and motors in the Carson County Wellfield. The selected vendor has these pump and motor units in stock and available for immediate delivery and subsequent installation. Funding for this purchase is in the approved FY 2010/2011 Water Production Department Operating budget.

F. Approval – Potter County Wellfield Change Order #1 – Transmission Pipeline Contract:

Award to S.J. Louis Construction of Texas, LTD

Original Contract Amount: \$24,515,914.00
Previous Change Orders: \$ 0.00
Change Order #1: \$ 329,900.00
Revised Contract Amount: \$24,845,814.00

Cumulative Change %: 1.3%

This item is the approval of Change Order #1 to the contract to install the large 48"/42" transmission pipeline that will both bring the water from the new wellfield to the 24th Street Pump Station and that provides an interconnect to the existing transmission pipeline from the Carson County Wellfield. This change order is necessary to replace approximately 800 linear feet of existing 36" piping at the 24th Street Pump Station. This existing piping was found to be substandard during the course of construction and needs to be replaced to provide the best possible functionality and usable lifespan for the new pipeline. The cost for this change order is within the original project budget and will be funded through the favorable low-interest Texas Water Development Board Water Infrastructure Fund (WIF) funding received by the City of Amarillo.

PRESENTATION – DOWNTOWN REDEVELOPMENT UPDATE

Receive presentation, review and discussion on downtown redevelopment project update. Presented by David Wallace, Wallace Bajjali Development Partners

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