

AMARILLO CITY COUNCIL REGULAR MEETING VIA VIDEO CONFERENCE NOTICE IS HEREBY GIVEN IN ACCORDANCE WITH ORDER OF THE OFFICE OF THE GOVERNOR ISSUED MARCH 16, 2020.

A REGULAR MEETING OF THE AMARILLO CITY COUNCIL TO BE HELD ON TUESDAY, SEPTEMBER 8, 2020 AT 1:00 P.M., CITY HALL, 601 SOUTH BUCHANAN STREET, COUNCIL CHAMBER ON THE THIRD FLOOR OF CITY HALL, AMARILLO, TEXAS BY VIDEO CONFERENCE (IN ORDER TO ADVANCE THE PUBLIC HEALTH GOAL OF LIMITING FACE-TO-FACE MEETINGS ALSO CALLED "SOCIAL DISTANCING" TO SLOW THE SPREAD OF THE CORONAVIRUS (COVID-19)). THERE WILL BE NO PUBLIC ACCESS TO THE LOCATION DESCRIBED ABOVE.

City Council Mission: Use democracy to govern the City efficiently and effectively to accomplish the City's mission.

This Agenda, and the Agenda Packet, are posted online at:
<https://www.amarillo.gov/city-hall/city-government/city-council>

The video meeting is hosted through Zoom. The meeting is broadcast on the City's website at: www.amarillo.gov. The Zoom link to join the meeting is: <https://amarillo.zoom.us/j/330267295> and the conference bridge number for Zoom is: Telephone # 4086380968 when prompted for meeting ID enter: 330267295#. All callers will be muted for the duration of the meeting.

This meeting will be recorded and the recording will be available to the public in accordance with the Open Meetings Act upon written request.

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.

INVOCATION: Gene Shelburne, Anna Street Church of Christ

PUBLIC ADDRESS

(For items on the agenda for City Council consideration)

The public will be permitted to offer public comment on agenda items. Public Address signup times are available from Sunday 8:00 a.m. until Tuesday 12:45 p.m. at <https://www.amarillo.gov/departments/city-manager/city-secretary/public-address-registration-form> or by calling the City Secretary's office at (806) 378-3014. Please call in at 1:00 p.m. at Telephone # 4086380968 when prompted for meeting ID enter: 330267295#.

AGENDA

1. City Council will discuss or receive reports on the following current matters or projects.
 - A. Review agenda items for regular meeting and attachments;
 - B. Coronavirus Update; and
 - C. Request future agenda items and reports from City Manager.

2. **CONSENT ITEMS:**

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

THE FOLLOWING ITEMS MAY BE ACTED UPON BY ONE MOTION. NO SEPARATE DISCUSSION OR ACTION ON ANY OF THE ITEMS IS NECESSARY UNLESS DESIRED BY A COUNCILMEMBER, IN WHICH EVENT THE ITEM SHALL BE CONSIDERED IN ITS NORMAL SEQUENCE AFTER THE ITEMS NOT REQUIRING SEPARATE DISCUSSION HAVE BEEN ACTED UPON BY A SINGLE MOTION.

- A. **CONSIDER APPROVAL – MINUTES:**
Approval of the City Council minutes for the regular meeting held on August 25, 2020 and the work session held on September 1, 2020.
- B. **CONSIDER AWARD -- CAD AUTORESPONDER SERVICE SOFTWARE:**
(Contact: Lt. Shannon Kuster/Chief Birkenfeld)
SPIDR Tech -- \$78,706.00
This item purchases software licensing and service required to implement SPIDR Tech with the Computer Aided Dispatch (CAD) system.
- C. **CONSIDER APPROVAL – SERVICE AGREEMENT FOR ELECTRIC DEMAND RESPONSE BETWEEN VOLTUS, INC. AND THE RICK HUSBAND AMARILLO INTERNATIONAL AIRPORT:**
(Contact: Michael W. Conner, Director of Aviation)
This item is a revenue agreement for Voltus, Inc. to provide a Southwestern Power Pool electric demand response program for the Airport, whereby the Airport agrees to reduce its electricity usage at certain times when the electric grid is nearing capacity in exchange for a quarterly fee (paid to the Airport by Voltus, Inc.).
- D. **CONSIDER APPROVAL -- FIRST AMENDMENT TO THE AIRPORT LEASE AGREEMENT BETWEEN THE CITY AND INTERNATIONAL AEROSPACE COATINGS (IAC):**
(Contact: Michael W. Conner, Director of Aviation)
In this first amendment, IAC agrees to replace the foam fire suppression system located in Hangar 5 at the Airport. Also, the Airport agrees to pay \$500,000 (in incremental payments) to IAC as an incentive for IAC to complete the project at their additional cost of approximately \$1,500,000. This will provide a new foam fire suppression system in the main aircraft hangar bay of the Airport's Hangar 5, which can accommodate up to a Boeing 747 size aircraft for painting.
- E. **CONSIDER APPROVAL -- RECONSTRUCTION OF TAXIWAY JULIET AND TAXIWAY PAPA 4 AT THE RICK HUSBAND AMARILLO INTERNATIONAL AIRPORT:**
(Contact: Michael W. Conner, Director of Aviation)
Federal Aviation Administration for 100% funding. The total amount of the grant is \$9,190,518.15. FAA AIP Grant No. 3-48-0007-045-2020.
This item approves the Federal Aviation Administration Grant for 100% funding of the reconstruction of Taxiway Juliet and Taxiway Papa 4. This grant provides a total of \$9,190,518.15 of both entitlement and discretionary monies as the maximum obligation of the United States to the City of Amarillo. This is an FAA Airport Improvement Program (AIP) grant, funded through the Aviation and Airway Trust Fund.
- F. **CONSIDER APPROVAL – LIFEPAK-15 CARDIAC MONITOR/DEFIBRILLATORS:**
(Contact: Sam Baucom, Deputy Fire Chief)
Stryker Medical -- \$201,259.59
The funding source is the CARES CRF fund.
This item is the purchase of five (5) LifePak-15 cardiac monitor/defibrillators with accessories and training for use by the Amarillo Fire Department to provide advanced life support medical procedures.
- G. **CONSIDER AWARD – PURCHASE OF FIREFIGHTING GARMENTS:**
(Contact: Sam Baucom, Deputy Fire Chief)
Award to Daco Fire Equipment -- \$187,500.00
This item is the purchase of 50 sets (coat and pants) of NFPA 1971 compliant firefighting garments with a seven-year warranty.

- H. **CONSIDER AWARD – REFUGEE HEALTH GRANT:**
 (Contact: Casie Stoughton, Director of Public Health)
 Grant Amount -- \$145,100.09
 Grantor: U.S. Committee for Refugees and Immigrants
 This item accepts the award from the USCRI from October 1, 2020 thru September 30, 2021 to continue health screening services for refugees resettled in Potter/Randall county.
- I. **CONSIDER AWARD – ELECTRICAL SUPPLIES ANNUAL CONTRACT:**
 (Contact: Trent Davis, Director of Purchasing)
 Award to Dealers Electrical Supply in an amount not to exceed \$423,000.00
 Electrical Contract awarded on Buyboard Purchasing Cooperative Contracts 577-18 and 602-20
 This award is to approve a contract for purchase of electrical supplies.
- J. **CONSIDER APPROVAL – CHANGE ORDER #2 WATER MAIN REPLACEMENT AT VARIOUS LOCATIONS:**
 (Contact: Matthew Thomas, City Engineer)
 Amarillo Utility Contractors, Inc. -- \$32,957.50
 This item is the final change order for this project. Change Order No. 2 addresses final quantity adjustments to the contract to meet the physical conditions encountered and complete the project in accordance with best practices:
- | | |
|-------------------------|--------------------|
| Original Contract: | \$537,939.50 |
| Previous Change Orders: | \$64,860.75 |
| Current Change Order: | <u>\$32,957.50</u> |
| Revised Contract Total | \$635,757.75 |

3. **NON-CONSENT ITEMS:**

- A. **PUBLIC HEARING AND CONSIDERATION OF ORDINANCE NO. 7873 TO LEVY AN ASSESSMENT ON PROPERTY WITHIN THE HERITAGE HILLS PUBLIC IMPROVEMENT DISTRICT:**
 (Contact: Kelley Shaw, Development Customer Service Coordinator)
 An assessment against each parcel of property in the Heritage Hills Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Heritage Hills PID Advisory Board met July 14, 2020 to review the proposed FY 2020/21 budget and service plan. The Heritage Hills PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$92,676. The Board recommends maintaining property owner assessment rates of \$0.08 per square foot. This will result in assessments totaling \$404,204. This decision was made in order to cover all operating costs as well as build up an operating reserve.
- A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Heritage Hills PID. Attached are the Heritage Hills Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.
- B. **PUBLIC HEARING AND CONSIDERATION OF ORDINANCE NO. 7874 TO LEVY AN ASSESSMENT ON PROPERTY WITHIN THE TOWN SQUARE PUBLIC IMPROVEMENT DISTRICT:**
 (Contact: Kelley Shaw, Development Customer Service Coordinator)
 An assessment against each parcel of property in the Town Square Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Town Square PID Advisory Board met July 14, 2020 to review the proposed FY 2020/21 budget and service plan. The Town Square PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$83,175. The Board recommends property owner assessment rates remain at \$0.1111 per square foot. This will result in assessments totaling \$166,164. This decision was made in order to cover all operating costs as well as build up an operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Town Square PID. Attached are the Town Square Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

C. **PUBLIC HEARING AND CONSIDERATION OF ORDINANCE NO. 7875 TO LEVY AN ASSESSMENT ON PROPERTY WITHIN THE POINT WEST PUBLIC IMPROVEMENT DISTRICT:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

An assessment against each parcel of property in the Point West Public Improvement District (PID), which is allocated based on the percentage of total square footage owned within the PID, must be approved on an annual basis. The Point West PID Advisory Board met on July 16, 2020 to review the proposed FY 2020/21 budget and service plan. The Point West PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$53,626. The Board believes that last year's assessment rate is adequate and recommends no assessment increase for the 2020/21 budget and service plan. As mentioned above, the current assessment level remains adequate for all expenses and operating reserve and totals \$52,007.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Point West PID. Attached are the Point West Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

D. **PUBLIC HEARING AND CONSIDERATION OF ORDINANCE NO. 7876 TO LEVY AN ASSESSMENT ON PROPERTY WITHIN THE VINEYARDS PUBLIC IMPROVEMENT DISTRICT:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

An assessment against each parcel of property in the Vineyards Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Vineyards PID Advisory Board met July 9, 2020 to review the proposed FY 2020/21 budget and service plan. The Vineyards PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$10,214. The Board recommends keeping property owner assessment rates at \$50 per lot. This will result in assessments totaling \$10,450. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Vineyards PID. Attached are the Vineyards Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

E. **PUBLIC HEARING AND CONSIDERATION OF ORDINANCE NO. 7877 TO LEVY AN ASSESSMENT ON PROPERTY WITHIN THE QUAIL CREEK PUBLIC IMPROVEMENT DISTRICT:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

An assessment against each parcel of property in the Quail Creek Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Quail Creek PID Advisory Board met July 8, 2020 to review the proposed FY 2020/21 budget and service plan. The Quail Creek PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$10,836. The Board recommends keeping property owner assessment rates at \$350 per lot. This will result in assessments totaling \$10,150. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Quail Creek PID. Attached are the Quail Creek Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

F. **PUBLIC HEARING AND CONSIDERATION OF ORDINANCE NO. 7878 TO LEVY AN ASSESSMENT ON PROPERTY WITHIN THE TUTBURY PUBLIC IMPROVEMENT DISTRICT:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

An assessment against each parcel of property in the Tutbury Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Tutbury PID Advisory Board met July 22, 2020 to review the proposed FY 2020/21 budget and service plan. The Tutbury PID budget projects total maintenance and operation expenses for FY 2018/19 to be \$15,928. The Board recommends keeping property owner assessment rates at \$679 per lot. This will result in assessments totaling \$16,296. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Tutbury PID. Attached are the Tutbury Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

G. **PUBLIC HEARING AND CONSIDERATION OF ORDINANCE NO. 7879 TO LEVY AN ASSESSMENT ON PROPERTY WITHIN THE COLONIES PUBLIC IMPROVEMENT DISTRICT:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

An assessment against each parcel of property in the Colonies Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Colonies PID Advisory Board met July 30, 2020 to review the proposed FY 2020/21 budget and service plan. The Colonies PID budget projects total maintenance, operation and debt service expenses for FY 2020/21 to be \$998,337. The Board recommended unanimously to maintaining the property owner assessment rates at \$0.10 per square foot. This will result in assessments totaling \$1,030,841. This decision was made in order to continue to cover all operating costs as well as an additional \$66,830 annual debt service payment.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Colonies PID. Attached are the Colonies Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

H. **PUBLIC HEARING AND CONSIDERATION OF ORDINANCE NO. 7880 TO LEVY AN ASSESSMENT ON PROPERTY WITHIN THE GREENWAYS PUBLIC IMPROVEMENT DISTRICT:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

An assessment against each parcel of property in the Greenways Public Improvement District (PID), determined by the placement of the lot within the neighborhood, must be approved on an annual basis. The Greenways PID Advisory Board met July 17, 2020 to review the proposed FY 2020/21 budget and service plan. The Greenways PID budget projects total maintenance, operation and debt service expenses for FY 2020/21 to be \$1,705,283. The Board recommends maintaining property owner assessment rates at \$750 for type A lots, \$625 for type B lots, \$900 for type D lots, and \$1,875 per acre for commercial property. This will result in assessments totaling \$671,219. This decision was made in order to

continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Greenways PID. Attached are the Greenways Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

I. **PUBLIC HEARING AND CONSIDERATION OF ORDINANCE NO. 7881 TO LEVY AN ASSESSMENT ON PROPERTY WITHIN THE PINNACLE PUBLIC IMPROVEMENT DISTRICT:**

(Contact: Kelley Shaw, Development Customer Service Coordinator)

An assessment against each parcel of property in the Pinnacle Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Pinnacle PID Advisory Board met July 15, 2020 to review the proposed FY 2020/21 budget and service plan. The Pinnacle PID budget projects total maintenance, operation and administration expenses for FY 2020/21 to be \$54,040. The Board recommended unanimously to have property owner assessment rates at \$0.07 per square foot. This will result in assessments totaling \$85,823. This decision was made in order to continue to cover all operating and administrative costs.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Pinnacle PID. Attached are the Pinnacle Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

J. **PUBLIC HEARING AND CONSIDERATION OF ORDINANCE NO. 7882 TO CONSIDER BEACON POINTE ANNEXATION:**

(Contact: Andrew Freeman, Managing Director - Planning and Development Services)

This item conducts a public hearing to consider an Ordinance annexing into the City of Amarillo, Potter and Randall County, Texas, on petition of property owner, territory generally described as a 330.26 acre tract of land located in Section 2, Block 9, B.S.&F. Survey, Randall County, Texas and Section 2, Block 2, J. Poitevent Survey, Randall County, Texas.

Vicinity: Western Street and West Sundown Lane

Applicant/s: Perry Williams for PDUB Land Holdings, LTD

K. **CONSIDER RESOLUTION – ARTICLES OF INCORPORATION OF THE CONVENTION AND VISITORS BUREAU (CVB):**

(Contact: Floyd Hartman, Assistant City Manager Development Services)

The Articles of Incorporation are the next step in the legal process to create the CVB including the primary governing rules. The articles as presented would establish the CVB as an independent non-profit entity with a budget to be approved annually by the Amarillo City Council. These articles also include a board structure to be appointed by the Amarillo City Council consisting of nine (9) voting members and two (2) ex-officio members. The initial terms of three (3) voting members will expire on December 31 of 2021, 2022, and 2023 establishing a staggered reappointment schedule. Subsequent terms of voting members appointments will be three (3) years.

The articles as presented will be completed with the inclusion of the names of the board members that are set to be appointed by the City Council at an upcoming meeting.

L. **CONSIDER AWARD – THOMPSON PARK REPLACEMENT POOL:**

(Contact: Michael Kashuba, Director of Parks and Recreation)

Bid Number #6868 – Thompson Park Aquatic Facility

Base Proposal	\$5,939,400
Alternate 1 (Shade Pavilion)	\$39,300
Alternate 2 (Shade Cabana Umbrellas)	\$58,800
Alternate 3 (Landscape and Irrigation Enhancements)	\$66,600
Alternate 4 (Site Furnishings)	\$66,300
Alternate 5 (Ornamental Fence)	\$35,400
Alternate 6 (Security Cameras)	\$12,400
Total Awarded to Wiley Hicks Jr, Inc.	\$6,218,200
Contingency	\$150,000

This item is to consider award of the construction contract to construct an aquatic facility in Thompson Park including a contingency of not-to-exceed \$6,368,200.

M. **CONSIDER PURCHASE -- REAL ESTATE LOCATED AT 500 SOUTH GRANT STREET, 621 SOUTH JOHNSON STREET, AND 707 SOUTH JOHNSON STREET:**

(Contact: Jared Miller, City Manager)

This item authorizes the City Manager to execute a contract and other necessary documents for the purchase of multiple buildings and land located at 500 South Grant Street, 621 South Johnson Street, and 707 South Johnson Street in Downtown Amarillo. The purchase is for \$4,750,000 plus closing costs and related expenses.

4. **EXECUTIVE SESSION:**

City Council may convene in Executive Session to receive reports on or discuss any of the following pending projects or matters:

- 1) Section 551.072 – Discuss the purchase, exchange, lease, sale, or value of real property and public discussion of such would not be in the best interests of the City's bargaining position:
 - (a) Purchase of real property located in the Central Business District of the City of Amarillo.
- 2) Section 551.087 – Deliberation regarding economic development negotiations; discussion of commercial or financial information received from an existing business or business prospect with which the city is negotiating for the location or retention of a facility, or for incentives the city is willing to extend, or financial information submitted by the same:
 - (a) Economic development incentive request in the SW quadrant of the TIRZ #1 Boundary.
 - (b) Economic development incentive request in the vicinity of South Soncy Road and West Amarillo Boulevard.

Amarillo City Hall is accessible to individuals with disabilities through its main entry on the south side (601 South Buchanan Street) 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 4th day of September 2020.

Regular meetings of the Amarillo City Council stream live on Cable Channel 10 and are available online at:

<http://amarillo.gov/city-hall/city-government/view-city-council-meetings>

Archived meetings are also available.



A

STATE OF TEXAS
COUNTIES OF POTTER
AND RANDALL
CITY OF AMARILLO

On the 25th day of August 2020, the Amarillo City Council met at 1:00 p.m. for a regular session meeting held via conference and in the Council Chamber located on the third floor of City Hall at 601 South Buchanan Street, with the following members present:

- | | |
|---------------|-----------------------------------|
| GINGER NELSON | MAYOR |
| ELAINE HAYS | COUNCILMEMBER NO. 1 |
| FREDA POWELL | COUNCILMEMBER NO. 2 |
| EDDY SAUER | COUNCILMEMBER NO. 3 |
| HOWARD SMITH | MAYOR PRO TEM/COUNCILMEMBER NO. 4 |

Absent were none. Also in attendance were the following administrative officials:

- | | |
|-------------------|-------------------------------|
| JARED MILLER | CITY MANAGER |
| KEVIN STARBUCK | DEPUTY CITY MANAGER |
| BRYAN MCWILLIAMS | CITY ATTORNEY |
| STEPHANIE COGGINS | ASSISTANT TO THE CITY MANAGER |
| FRANCES HIBBS | CITY SECRETARY |

The invocation was given by Greg Dowell, Central Church of Christ.

Mayor Nelson established a quorum, called the meeting to order, welcomed those in attendance and the following items of business were conducted:

PUBLIC ADDRESS: There were no comments.

ITEM 1:

- A. Review agenda items for regular meeting and attachments;
- B. Coronavirus Update;
- C. Update on Transit Multimodal Facility; and
- D. Request future agenda items and reports from City Manager.

CONSENT ACTION ITEMS:

ITEM 2: Mayor Nelson presented the consent agenda and asked if any item should be removed for discussion or separate consideration. Motion was made by Councilmember Powell to approve the consent agenda as presented, seconded by Councilmember Sauer:

A. **MINUTES:**

Approval of the City Council minutes for the regular meeting held on August 11, 2020 and work session held on August 18, 2020.

B. **CONSIDERATION OF ORDINANCE NO. 7871:**

(Contact: Andrew Freeman, Managing Director - Planning and Development Services)

This item is the second and final reading and public hearing to consider an ordinance rezoning a portion of Lot 19, Block 3, Estancia Unit 1, in Section 24, Block 9, B.S.&F. Survey, Potter County Texas, plus one half of all bounding streets, alleys, and public ways to change from Office District 1 to Residential District. (Vicinity: Bridlewood Drive and Lone Mountain Lane.)

C. **CONSIDERATION OF ORDINANCE NO. 7872:**

(Contact: Andrew Freeman, Managing Director - Planning and Development Services)

This item is the second and final reading and public hearing to consider an ordinance rezoning Lot 5, Block 2, Soncy Park Unit No. 6, in Section 62, Block 9, B.S.& F. Survey, Randall County Texas, plus one half of all bounding streets, alleys, and public ways to change from Planned Development District 289 to General Retail District. (Vicinity: Soncy Road and Tarter Avenue.)

- D. **CONSIDER APPROVAL -- CHANGE ORDER NO. 4 TO THE MOBILE ENTERPRISES INC. CONTRACT FOR WORK ON THE PARKING GARAGE REPAIRS AT THE RICK HUSBAND AMARILLO INTERNATIONAL AIRPORT:**
(Contact: Michael W. Conner, Director of Aviation)
Mobile Enterprises, Inc.: \$72,866.50
Previous Change Orders: \$26,290.00
Original Contract: \$972,400.00
Revised Contract Total: \$1,071,556.50
This change order is for additional structural repairs on the Airport's parking garage that were unknown at the time of the project's design. These were hidden structural issues that were only made known as work on the project physically exposed them. The additional work includes a glass window replacement to the parking garage stairwell area that was caused by unrelated rock damage. The change order also includes a credit to the City for required quality assurance re-testing.
- E. **CONSIDER AWARD -- MEDICAL SUPPLIES ANNUAL CONTRACT TO MINNESOTA MULTISTATE CONTRACTING ALLIANCE (MMCAP):**
(Contact: Trent Davis, Director of Purchasing)
Awarded to MMCAP -- \$158,000.00
This award is to approve an annual contract for the purchase of medical supplies for use by various City Departments.
- F. **CONSIDER AWARD -- CHANGE ORDER NO. 1, CONSTRUCTION OF DALE STREET STORM SEWER OUTFALLS AND EROSION REPAIRS TO THE ADJACENT EMBANKMENT OF MARTIN ROAD LAKE:**
(Contact: Kyle Schniederjan, Director of Capital Projects & Development)
MH Civil Constructors, Inc. \$ 152,486.00
Original Contract \$1,223,000.00
Revised Contract Total \$1,375,486.00
This change order is to adjust to final contract quantities including additional fill on the embankment to account for the erosion, curb and gutter removal and reconstruction, sidewalk, paving and removal and disposal of silt to get the desired bottom elevation to meet floodplain objectives.
- G. **CONSIDER PURCHASE -- HOT MIX ASPHALTIC CONCRETE:**
(Contact: Chris Mitchell, Street Superintendent)
Advantage Asphalt Products, Ltd. - \$900,000.00
This item awards a contract for purchase of Hot Mix Asphaltic Concrete, used on a daily basis (weather permitting) for asphalt repairs to paved streets and alleys.
- H. **CONSIDER AWARD -- HARDWARE MAINTENANCE:**
(Contact: Rich Gagnon, Information Technology Director)
Kudelski Security -- \$215,415.00
This purchase renews annual vendor-provided support and maintenance for security systems utilized by all City departments.
- I. **CONSIDER AWARD -- CONTRACTED TEMPORARY EMPLOYMENT SERVICE:**
(Contact: Erin Palacio, HR Manager)
Lot 1: Express Employment Professionals \$250,000.00
Lot 2: KT Black \$250,000.00
Total \$500,000.00
This item considers the award of the contracted temporary employment services to address staffing shortfalls or special project staffing needs.
- J. **CONSIDER AWARD -- ROCK SALT:**
(Contact: Chris Mitchell, Street Superintendent)
Southwest Envirotech -- \$130,000.00
This item awards a contract for the purchase of rock salt, used by the Street Division for de-icing arterial streets and intersections during the fall and winter seasons.
- K. **CONSIDER AWARD -- OFFICE SUPPLIES ANNUAL CONTRACT:**
(Contact: Trent Davis, Director of Purchasing)
Officewise/Navajo Office Products -- \$275,000.00
This item awards the annual office supplies contract to be used by various City departments in their daily office duties.

L. **CONSIDER APPROVAL – 2020/2021 INTERLOCAL AGREEMENT BETWEEN THE CITY OF AMARILLO AND POTTER COUNTY TO FILE JOINT APPLICATION WITH THE MOTOR VEHICLE CRIME PREVENTION AUTHORITY OF THE STATE OF TEXAS FOR FUNDING TO SUPPORT THE PANHANDLE AUTO BURGLARY THEFT UNITY (PABTU):**

(Contact: Chief Martin Birkenfeld, Police Department)

This interlocal agreement extends the police department's participation in the PABTU. The police department will contribute three (3) detective Sergeants to investigate auto thefts in Amarillo and surrounding areas. The police department will contribute \$2,000 to cover partial fringe for the PABTU crime prevention coordinator. The grant will provide vehicles for investigators and additional investigative and educational resources to aid in the reduction of auto theft in the City.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

NON-CONSENT ITEMS:

ITEM 3A: Mayor Nelson presented for discussion the proposed 2020/2021 City of Amarillo fiscal year budget. This item as presented by Laura Storrs, Assistant City Manager. She stated the budget was filed on August 4, 2020 with the City Secretary. She presented the 2020/2021 Property Tax Rate proposal. The new tax laws are in effect (Senate Bill 2). There were several changes made making everything clear and transparent. The Effective Tax Rate is now called the No-New-Revenue Tax Rate. The Rollback Rate is now called the Voter-Approved Tax Rate (which allows for 3.5% above the prior year's maintenance and operating collection). Senate Bill 2 requires a mandatory election if the adopted tax rate exceeds the Voter-Approved Tax Rate which now only requires one public hearing. The public notices have also changed relating to Senate Bill 2. The difference between the Proposed Budget would have been reduced by \$1.8 million using the No-New-Revenue Tax Rate.

The public hearing and first reading on the tax rate will be held on Tuesday, September 8, 2020 at 4:00 p.m. at the Amarillo Civic Center Complex in the Grand Plaza. The second reading and ratification of the tax rate will be held at the Amarillo Civic Center Complex in the Grand Plaza at 12:00 p.m. on September 15, 2020. Mr. McWilliams stated the tax rates are held once a year and they are specific in nature, and it is recommended to have these hearings in person to allow for compliance with the statute. Mr. Miller stated per state statute they will provide the best safeguards as possible in accordance with the Governor's orders. Motion was made by Councilmember Powell to approve the \$0.39681 tax rate in the proposed 2020/2021 City of Amarillo budget, seconded by Councilmember Sauer.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 3B: Mayor Nelson presented a resolution to submit a Bus and Bus Facilities (5339 Program) Grant Application to the U.S. Department of Transportation in the amount of \$339,749.00 and to the Texas Department of Transportation in the amount of \$67,950.00 on behalf of the City of Amarillo. This item was presented by Marita Wellage-Reiley, Transit Director. Mayor Nelson opened a public hearing. There were no comments. Mayor Nelson closed the public hearing. Motion was made that the following captioned resolution be passed by Councilmember Powell, seconded by Councilmember Smith.

RESOLUTION NO. 08-25-20-1

A RESOLUTION OF THE CITY COUNCIL OF AMARILLO, TEXAS:
CONDUCTING A PUBLIC HEARING ON THE AMARILLO CITY TRANSIT PROGRAM OF PROJECTS; AUTHORIZING THE FILING OF A GRANT APPLICATION WITH THE FEDERAL TRANSIT ADMINISTRATION AND THE TEXAS DEPARTMENT OF TRANSPORTATION FOR A GRANT FOR FISCAL YEAR 2020 URBAN BUS AND BUS FACILITIES 5339 PROGRAM FORMULA GRANT; DESIGNATING AN AUTHORIZED AGENT; PROVIDING SEVERABILITY CLAUSE; REPEALER CLAUSE; AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 3C: Mayor Nelson presented a resolution setting a date and time, and place for a public hearing on the proposed annexation of certain property by the City of Amarillo, Texas and authorizing the City Manager to execute the agreed service plan. This item was presented by Andrew Freeman, Managing Director of Planning and Development Services and Jared Miller, City Manager. Mr. Freeman stated the land proposed for the annexation is approximately 330 acres, is known as Beacon Pointe, and is currently vacant. The anticipated development is to consist of 1,632 single-family detached and/or attached homes and 31.28 acres of various non-residential uses. Mr. Miller stated the City currently has one of the lowest ISO fire rates. Motion was made that the following captioned resolution be passed by Councilmember Powell to accept the agreed service plan for Beacon Pointe and set the ordinance's first reading for September 8, 2020, seconded by Councilmember Smith.

RESOLUTION NO. 08-25-20-2

A RESOLUTION OF THE CITY COUNCIL FOR THE CITY OF AMARILLO SETTING A DATE, TIME AND PLACE FOR PUBLIC HEARING ON THE PROPOSED ANNEXATION OF CERTAIN PROPERTY BY THE CITY OF AMARILLO, TEXAS; AUTHORIZING AND DIRECTING THE CITY SECRETARY TO PUBLISH NOTICES OF SUCH PUBLIC HEARING; AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE AGREED SERVICE PLAN.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 3D: Mayor Nelson stated appointments were needed to the Community Development Advisory Committee. This item was presented by Jason Riddlespurger, Interim Community Development Director. He stated there are currently three sitting members on the Community Development Advisory Committee who are in the target area. He recommended that Edna Neal and Glenda Grisham fill the needed vacancies in the target area. Mr. Riddlespurger stated they also recommend Lilia Escajeda and Margaret Dejong-Shier. Motion was made by Councilmember Hays to appoint Edna Neal and Glenda Gresham, in the target area, seconded by Councilmember Powell.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

Motion was made by Councilmember Powell to appoint Lilia Escajeda and Margaret Dejong-Shier for the two at-large positions, seconded by Councilmember Sauer.

Voting AYE were Mayor Nelson, Councilmembers Hays, Powell, Sauer and Smith; voting NO were none; the motion carried by a 5:0 vote of the Council.

ITEM 4: Mr. McWilliams advised at 3:13 p.m. that the City Council would convene in Executive Session per Texas Government Code: 1) Section 551.072 – Discuss the purchase, exchange, lease, sale, or value of real property and public discussion of such would not be in the best interests of the City's bargaining positions: (a) Purchase of real property located in the Central Business District of the City of Amarillo.

Mr. McWilliams announced that the Executive Session was adjourned at 4:12 p.m. and recessed the Regular Meeting.

ATTEST:

Frances Hibbs, City Secretary

Ginger Nelson, Mayor

STATE OF TEXAS
COUNTIES OF POTTER
AND RANDALL
CITY OF AMARILLO

On the 1st day of September 2020, the Amarillo City Council met at 1:00 p.m. for a work session meeting held via conference and in the Council Chamber located on the third floor of City Hall at 601 South Buchanan Street, with the following members present:

GINGER NELSON	MAYOR
ELAINE HAYS	COUNCILMEMBER NO. 1
FREDA POWELL	COUNCILMEMBER NO. 2
EDDY SAUER	COUNCILMEMBER NO. 3
HOWARD SMITH	MAYOR PRO TEM/COUNCILMEMBER NO. 4

Absent were none. Also in attendance were the following administrative officials:

JARED MILLER	CITY MANAGER
KEVIN STARBUCK	DEPUTY CITY MANAGER
BRYAN MCWILLIAMS	CITY ATTORNEY
STEPHANIE COGGINS	ASSISTANT TO THE CITY MANAGER
FRANCES HIBBS	CITY SECRETARY

The invocation was given by David Ritchie, Redeemer Christian Church.

Mayor Nelson established a quorum, called the meeting to order, welcomed those in attendance and the following items of business were conducted:

ITEM 1: Items taken out of order.

- F. Discuss Proposed Civic Center Project and Bond Election;
- A. Coronavirus Update;
- B. Update on Traffic Management System;
- C. Discuss Proposed Convention and Visitors Bureau (CVB);
- D. Discuss Governor's Executive Order related to City Council meetings;
- E. Discussion on Annexation, Development Infrastructure Costs and Related City Policies;
- G. Presentation on Economic Development Administration (EDA) Grant Opportunity for John Stiff Memorial Park;
- H. Announcement of Application Process for Boards and Commissions;
- I. Monthly Budget Update;
- J. Sales Tax Update; and
- K. Request future agenda items and reports from City Manager.

ITEM 2: Mr. McWilliams advised at 3:48 p.m. that the City Council would convene in Executive Session per Texas Government Code: 1) Section 551.072 – Discuss the purchase, exchange, lease, sale, or value of real property and public discussion of such would not be in the best interests of the City's bargaining position: (a) Purchase of real property located in the Central Business District of the City of Amarillo. 2) Section 551.087 - Deliberation regarding economic development negotiations; discussion of commercial or financial information received from an existing business or business prospect with which the city is negotiating for the location or retention of a facility, or for incentives the city is willing to extend, or financial information submitted by the same: (a) Discussion regarding commercial or financial information received from a business prospect and/or to deliberate the offer of a financial or other incentive to a business prospect: Project #19-07-02 (Manufacturing) and Project #20-04-04 (Manufacturing).

Mr. McWilliams announced that the Executive Session was adjourned at 4:20 p.m. and recessed the work session.

ATTEST:

Frances Hibbs, City Secretary

Ginger Nelson, Mayor

B



Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	
Department	AECC		
Contact	Lt. Shannon Kuster/Chief Birkenfeld		

Agenda Caption

Award- SPIDR Tech
CAD Autoresponder Service software \$78,706

Purchase software licensing and service required to implement SPIDR Tech with the Computer Aided Dispatch (CAD) system.

Agenda Item Summary

Purchase software licensing and service required to implement SPIDR Tech with the Computer Aided Dispatch (CAD) system. SPIDR Tech provides text messages to callers requesting police service to keep them informed about their call for service and relays COVID specific content to 911 callers while adding response-focused survey questions.

Requested Action

Approval of award to SPIDR Tech in the amount of \$78,706.

Funding Summary

Funding is through a COVID related grant in account 26120.

Community Engagement Summary

N/A

Staff Recommendation

Staff recommends approval of award.

Bid No. 6873 Spidr Tech Software
Opened 4:00 p.m., July 23, 2020

To be awarded as one lot Spidr Tech

Line 1 Shipping, Handling & Misc Fees, DEPLOYMENT AND INSTALLATION FEE (ONE-TIME SET-UP/ INTEGRATION FEE, INVOICED WITH SUBSCRIPTION), per specifications

1 ea		
Unit Price	\$10,000.000	
Extended Price		10,000.00

Line 2 Dispatching Services, Police SUBSCRIPTION FEE FOR TWO YEARS OF SERVICE. INCLUDES PATRO; MODULES, INSIGHTS MODULE, AND PEOPLE DATABASE. (VOICES FOLLOWING SETUP CALL), per specifications

341 ea		
Unit Price	\$201.484	
Extended Price		68,706.00

Line 3 Dispatching Services, Police MAINTENANCE AND SUPPORT FEES FOR THE ANNUAL TERM, per specifications

1 ea		
Unit Price	\$0.000	
Extended Price		-

Bid Total 78,706.00

Award by Vendor 78,706.00
City MANHATTAN BEACH CA

Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Transportation Systems
Department	Aviation		
Contact	Michael W. Conner: Director of Aviation		

Agenda Caption

CONSIDER – APPROVAL OF THE SERVICE AGREEMENT FOR ELECTRIC DEMAND RESPONSE BETWEEN VOLTUS INC., AND THE RICK HUSBAND AMARILLO INTERNATIONAL AIRPORT.

Agenda Item Summary

This item is a revenue agreement for Voltus Inc., to provide a Southwestern Power Pool electric demand response program for the Airport, whereby the Airport agrees to reduce its electricity usage at certain times when the electric grid is nearing capacity in exchange for a quarterly fee (paid to the Airport by Voltus Inc).

Requested Action

We request approval of this agreement.

Funding Summary

This is a revenue agreement. Voltus Inc. will retain 36% of the fee that they obtain from Southwestern Power Pool (SPP) on behalf of the Airport as a program fee and in exchange for electrical monitoring equipment to be installed at the Airport. The Airport will then receive the remaining 64% of the SPP fee.

Community Engagement Summary

N/A

Staff Recommendation

Airport staff recommends approval of this service agreement.



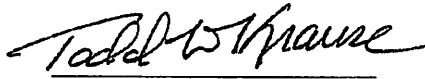
Demand Response Agreement

This Demand Response Agreement ("Agreement"), effective as of August 17, 2020 ("Effective Date"), is made between Voltus, Inc. ("Voltus"), located at 2443 Fillmore St. #380-3427, San Francisco, CA 94115, and Rick Husband Amarillo International Airport ("Customer"), located at 10801 Airport Blvd, Amarillo, TX 79111 both defined herein as the Parties to this Agreement.

- 1. **Term.** This Agreement will start on the Effective Date and automatically renew every 60 months for an equal, subsequent term unless either Party provides notice of its intent to terminate this Agreement within thirty (30) days of the end of the then current term.
- 2. **Voltus Managed Services**
 - a. *Scope of Services:* Voltus will manage Customer's participation in the demand response program(s) ("Program") listed on Exhibit 1, in accordance with rules set forth by the grid operator and/or utility ("Operator"). Voltus will (i) work with Customer to develop an appropriate curtailment plan; (ii) manage all aspects of Customer's participation in the Program(s) and (iii) process all Program payments in accordance with the rules set forth by the Operator.
 - b. *Voltlet and Voltapp:* In the event that Customer does not already have electric metering that satisfies Program requirements, Voltus will equip Customer with a system that collects energy data ("Voltlet") and provides visibility of this data through the Voltus cloud ("Voltapp"). At the Customer's request, such system may enable remote distributed generation control and direct load management. Voltus will install, free of charge, the system at each Customer facility as identified in Exhibit 1, which may be amended with the Customer's consent to reflect additional locations.
- 3. **Customer Requirements**
 - a. *Utility Data:* Customer hereby authorizes utility data access for Voltus for facilities listed in Exhibit 1.
 - b. *Voltus System Installation:* In the event a Voltlet needs to be installed, Customer will provide Voltus personnel, or their designee, with access to meters and/or equipment at facilities listed on Exhibit 1 in order to install the Voltlet.
 - c. *Acceptance Testing:* If the program requires acceptance testing, Customer will work with Voltus to prove Customer capability at each facility in a timely manner prior to Voltus registration of each facility in the Program(s).
 - d. *Demand Response Performance:* Customer will reduce electrical demand when notified by Voltus in accordance with Program rules. The Parties understand that the capacity listed on Exhibit 1 represents the best estimate of performance and that performance may vary.
- 4. **Payments**
 - a. *Payment Sharing:* Voltus will pay Customer 64% of all payments obtained by Voltus owing to Customer's performance in the Program(s), up to the total enrolled amount.
 - b. *Underperformance:* In no event shall Customer be penalized for underperformance.
 - c. *Payment Timing:* Voltus will make quarterly electronic payments to Customer within forty-five (45) days of Voltus's receipt of payment from the Operator.
- 5. **General Terms**
 - a. *Limitation on Liability:* Voltus is not liable for Customer participation in Program(s). All remedies or damages are expressly waived, including any indirect, punitive, special, consequential, or incidental damages, lost profit, or other business interruption damages.
 - b. *Choice of Law:* This Agreement shall be governed by, construed, and enforced in accordance with the laws of the State of Texas without giving effect to choice of law rules.

Voltus, Inc.

Name: Todd W. Krause
 Title: Sr. Vice President of Sales
 Date: August 17, 2020
 Email: tkrause@voltus.co

Signature: 

Customer

Name: _____
 Title: _____
 Date: _____
 Email: _____

Signature: _____

voltus
EXERCISES
Exhibit 1

Program Operator and Name	Facility Address	Estimated Capacity (kW)
SPP Operating Reserves	10801 Airport BLVD Amarillo, TX 79111	1,000

D



Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Transportation Systems
Department	Aviation		
Contact	Michael W. Conner: Director of Aviation		

Agenda Caption

CONSIDER – APPROVAL OF THE FIRST AMENDMENT TO THE AIRPORT LEASE AGREEMENT BETWEEN THE CITY AND INTERNATIONAL AEROSPACE COATINGS (IAC).

Agenda Item Summary

In this first amendment, IAC agrees to replace the foam fire suppression system located in Hangar 5 at the Airport. Also, the Airport agrees to pay \$500,000 (in incremental payments) to IAC as an incentive for IAC to complete the project at their additional cost of approximately \$1,500,000. This will provide a new foam fire suppression system in the main aircraft hangar bay of the Airport’s Hangar 5, which can accommodate up to a Boeing 747 size aircraft for painting.

Requested Action

Please approve this First Amendment.

Funding Summary

Funding for this amendment will be processed through the Airport fund, with funds provided by the Federal CARES Act.

Community Engagement Summary

N/A

Staff Recommendation

Airport staff recommends approval of this First Amendment to the Airport Lease Agreement with International Aerospace Coatings.

**RICK HUSBAND AMARILLO INTERNATIONAL AIRPORT
AIRPORT LEASE AGREEMENT
FIRST AMENDMENT**

This First Amendment (hereinafter "Amendment") to the Airport Lease Agreement dated September 26, 2019 ("Agreement") is entered into this _____ day of _____, 2020, by the CITY OF AMARILLO, TEXAS (hereinafter "City"), and International Aerospace Coatings, Inc. (hereinafter "IAC").

WITNESSETH:

WHEREAS, City and IAC executed the Agreement in which IAC and City agreed to certain terms and conditions regarding IAC's lease space and operating parameters;

WHEREAS, IAC has identified the need to replace the Foam Fire Suppression System in the main hangar area of Hangar 5;

WHEREAS, City desires to assist IAC regarding the replacement of the Foam Fire Suppression System in Hangar 5; and

WHEREAS, the City and IAC desire to amend the Agreement at this time.

NOW THEREFORE, IAC not being in default of any payment terms of the Agreement, City and IAC agree to amend the Agreement as follows:

1. Section 11 – Maintenance. Add two (2) new paragraphs to this section which read as follows:

Section 11.4 The Lessee shall replace the foam fire suppression system that serves the main aircraft hangar area of Hangar 5. Such replacement system shall meet current NFPA Code for that specific area and the intended use of the area. The system shall be replaced by a contractor holding the proper certifications for that type of installation. IAC shall provide all materials, installation, and management of the replacement project.

Section 11.5 As Hangar 5 is an important and valuable asset of the City, the City shall pay IAC a total of \$500,000 as an incentive and its share of the cost to replace the foam fire suppression system in Hangar 5. City agrees to pay IAC in incremental payments of \$200,000 within 30 days of the project's materials being on-site, \$200,000 following 50% completion of the project, and \$100,000 following 100% completion of the project. IAC shall maintain compliance with all other terms and conditions of the Agreement during the replacement project. City retains the right to deny any progress payment to IAC if IAC defaults on any other terms or conditions of the Agreement until such default is cured.

2. All other terms and conditions of the Agreement shall remain in full force and effect.
3. This Amendment shall become an integral part of the Agreement, subject to all related terms and conditions contained in the Agreement.

IN WITNESS WHEREOF, the parties hereto execute this Amendment on the day and year first written, and as set forth below.

CITY OF AMARILLO, TEXAS

INTERNATIONAL AEROSPACE COATINGS, INC.

By: _____
JARED MILLER, CITY MANAGER

By: Steven Stark, Global Supply Chain Director

Date: _____



Date: 8/24/20

WITNESS:

FRANCES HIBBS, CITY SECRETARY



Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Transportation
Department	Aviation		
Contact	Michael W. Conner - Director of Aviation		

Agenda Caption

CONSIDER: Approval of FAA AIP Grant No. 3-48-0007-045-2020, with the Federal Aviation Administration for 100% funding for the Reconstruction of Taxiway Juliet and Taxiway Papa 4 at the Rick Husband Amarillo International Airport. The total amount of the grant is \$9,190,518.15.

Agenda Item Summary

Approval of FAA AIP Grant No. 3-48-0007-045-2020, with the Federal Aviation Administration for 100% funding of the Reconstruction of Taxiway Juliet and Taxiway Papa 4. This grant provides a total of \$9,190,518.15 of both entitlement and discretionary monies as the maximum obligation of the United States to the City of Amarillo. This is an FAA Airport Improvement Program (AIP) grant, funded through the Aviation and Airway Trust Fund.

Requested Action

Approval of the FAA AIP Grant No. 3-48-0007-045-2020, with the Federal Aviation Administration for 100% funding of the Taxiway Papa 4 and Taxiway Juliet reconstruction project. This will allow, once the grant offer is received electronically, the City Manager and City Attorney to sign electronically and return the fully executed version to the FAA.

Funding Summary

The reimbursement and reporting requirements that will be contained in the grant are routine and will not create any compliance issues. This is 100% funding with no City of Amarillo match. A project budget will be derived to monitor cash flow.

Community Engagement Summary

Level 1 – Modest impact on selected area or community group.

Staff Recommendation

Airport staff recommends execution of FAA AIP Grant No. 3-48-0007-045-2020 with the FAA in the amount of \$9,190,518.15.



www.fly-ama.com

May 29, 2020

VIA EMAIL

Federal Aviation Administration
Texas Airports District Office
10101 Hillwood Parkway
Fort Worth, Texas 76177

Attention: Sarah Conner, Program Manager, Southwest Region

Reference: Application for Federal Assistance
Airport DUNS: 556777667

Subject: Taxiway C/P4 and J Reconstruction

Dear Ms. Conner:

We are enclosing for your review and approval our grant application for the reconstruction of Taxiway C/P4 and Taxiway J. The following documents make up our submission and are provided as attachments:

1. Standard Form 424, Application for Federal Assistance
2. FAA Form 5100-100, Application for Federal Assistance (Construction Programs) Part II-IV
3. 5100-129, 130, 131, 132, 134, and Conflict of Interest sponsor certifications

If you require additional information or clarification as to the contents of this submission, please do not hesitate to contact me.

Sincerely,

A handwritten signature in black ink that reads "Tyler R. L. Hurst".

Tyler R. L. Hurst, C.M., ACE
Deputy Director of Aviation

cc: Mike Conner, C.M., Director of Aviation
Grant File



Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Public Safety
Department	Amarillo Fire Department		
Contact	Sam Baucom, Deputy Fire Chief		

Agenda Caption

CONSIDER APPROVAL – LIFEPAK-15 CARDIAC MONITOR/DEFIBRILLATORS

(Contact: Sam Baucom, Deputy Fire Chief)

Stryker Medical - \$201,259.59

This item is the purchase of 5 LifePak-15 cardiac monitor/defibrillators with accessories and training for use by the Amarillo Fire Department to provide advanced life support medical procedures.

Agenda Item Summary

The purchase and deployment to paramedic fire engines of 5 LifePak-15 cardiac monitors/defibrillators will enhance the capabilities of the Amarillo Fire Department to provide advanced life support medical procedures. The threat of COVID-19 has made the deployment of these types of monitors a critical enhancement for prehospital, emergency medicine to patients.

Requested Action

To approve the purchase of 5 LifePak-15 cardiac monitor/defibrillators with accessories and training in the amount of \$201,259.59 from Stryker Medical.

Funding Summary

The purchase is being funded through CARES Act Coronavirus Relief Funding, business unit 24510.51415 COVID-19 Response. Purchase is awarded to Stryker Medical in the amount of \$201,259.59 for 5 LifePak-15 cardiac monitor/defibrillators with accessories and training.

Community Engagement Summary

N/A

Staff Recommendation

Staff recommends approval of the purchase of 5 LifePak-15 cardiac monitor/defibrillators with accessories and training in the amount of \$201,259.59 from Stryker Medical, authorizing the City Manager to complete the purchase.

Bid No. 6888 LifePak- 15 Cardiac Monitor Defibrillators
 Opened 4:00 p.m., August 31, 2020

Stryker Sale Corporation
 (Stryker Medical)

To be awarded as one lot

Line 1 Defibrillator, Parts and Accessories, LIFE PAK 15 V4 Monitor/
 Defibrillator - Manual & AED, Trending, Noninvasive Pacing, SpO2, SpCO,
 NIBP, 12-LEAD ECG, ETC02, BT. 1 incl at N/C. 2 PR QC Electrodes,
 (11996-000091) & 1 Test Load (213 30-00136 5) per device, 1 Svc
 Manual 1 CD (26500-003612) per order, per specifications
 5 ea

Unit Price \$26,769.850
 Extended Price 133,849.25

Line 2 Defibrillator, Parts and Accessories, REDI-CHARGE Base (power
 cord non included), per specifications
 4 ea

Unit Price \$1,292.030
 Extended Price 5,168.12

Line 3 Defibrillator, Parts and Accessories, AC power cord, per
 specifications
 9 ea

Unit Price \$66.820
 Extended Price 601.38

Line 4 Defibrillator, Parts and Accessories, LP 15 REDI-CHARGE
 Adapter Tray, per specifications
 4 ea

Unit Price \$175.490
 Extended Price 701.96

Line 5 Defibrillator, Parts and Accessories, LP 15 Lithium- ion battery
 5.7 amp hrs , per specifications
 15 ea

Unit Price \$293.970
 Extended Price 4,409.55

Line 6 Defibrillator, Parts and Accessories, LP15 AC Power Adapter
 (power cord not included), per specifications
 5 ea

Unit Price \$1,384.600
 Extended Price 6,923.00

Line 7 Defibrillator, Parts and Accessories, Extension Cable (5ft 3in),
 per specifications
 5 ea

Unit Price \$186.200
 Extended Price 931.00

Stryker Sale Corporation
(Stryker Medical)

To be awarded as one lot

Line 8 Defibrillator, Parts and Accessories, LIFEPAK 15 Basic carry case w/ right & le pouches; shoulder strap (11577-00001) included at no additional charge when case ordered with a LIFEPAK 15 device, per specifications

5 ea
Unit Price \$271.290
Extended Price 1,356.45

Line 9 Defibrillator, Parts and Accessories, LIFEPAK 15 Carry case top pouch, per specifications

5 ea
Unit Price \$49.110
Extended Price 245.55

Line 10 Defibrillator, Parts and Accessories, LIFEPAK 15 Carry case back pouch, per specifications

5 ea
Unit Price \$70.040
Extended Price 350.20

Line 11 Defibrillator, Parts and Accessories, Titan III WiFi Gateway, per specifications

5 ea
Unit Price \$833.180
Extended Price 4,165.90

Line 12 Defibrillator, Parts and Accessories, Smart cagnoline Plus w/02 delivery- adult/ intermediate patients> 44lbs (Cs of 100), per specifications

2 ea
Unit Price \$1,014.300
Extended Price 2,028.60

Line 13 Defibrillator, Parts and Accessories, Smart Capoline Plus- Adult/ Intermediate patients >44lbs (Cs of 100), per specifications

2 ea
Unit Price \$941.850
Extended Price 1,883.70

Line 14 Defibrillator, Parts and Accessories, Smart Cagnoline w/02 delivery- Pediatric patients <44lbs (box of 25), per specifications

5 ea
Unit Price \$349.370
Extended Price 1,746.85

Stryker Sale Corporation
(Stryker Medical)

To be awarded as one lot

Line 15 Defibrillator, Parts and Accessories, SmartCapnoline-Pediatic patients < 44lbs (box of 25), per specifications 5 ea	\$259.210	1,296.05
Unit Price		
Extended Price		
Line 16 Defibrillator, Parts and Accessories, Filterlines Set Adult/Pediatic (box of 25), per specifications 5 ea	\$230.230	1,151.15
Unit Price		
Extended Price		
Line 17 Defibrillator, Parts and Accessories, LIFEPAK 15 NIBP Straight Hose, 6', per specifications 5 ea	\$58.770	293.85
Unit Price		
Extended Price		
Line 18 Defibrillator, Parts and Accessories, NIBP Cuff- Reusable, Infant, per specifications 5 ea	\$14.320	71.60
Unit Price		
Extended Price		
Line 19 Defibrillator, Parts and Accessories, NIBP Cuff- Resuable, Child, per specifications 5 ea	\$16.580	82.90
Unit Price		
Extended Price		
Line 20 Defibrillator, Parts and Accessories, NIBP Cuff- Reusable, Large Adult, per specifications 5 ea	\$22.610	113.05
Unit Price		
Extended Price		
Line 21 Defibrillator, Parts and Accessories NIBF Cuff- Resuable, Adult X Large, per specifications 5 ea	\$33.920	169.60
Unit Price		
Extended Price		
Line 22 Defibrillator, Parts and Accessories, Masimo "Rainbow DCI Adult Reusable SpO2, SpCO, SpMet Sensor, 3 FT., for use with RC 5 ea	\$445.900	2,229.50
Unit Price		
Extended Price		

Stryker Sale Corporation
(Stryker Medical)

To be awarded as one lot

Line 23 Defibrillator, Parts and Accessories, Masimo "Rainbow DCIP
Pediactric Resuable SpO2, SpCO, SpMet Sensor, 3 FT. for use with RC
Patient Cable, per specifications

5 ea	Unit Price	\$528.000	
	Extended Price		2,640.00

Line 24 Defibrillator, Parts and Accessories, Electrode QUIK-COMBO
w/ REDI-PAK preconnect, per specifications

48 ea	Unit Price	\$30.100	
	Extended Price		1,444.80

Line 25 Defibrillator, Parts and Accessories Electrode EDGE QUIK-
COMBO pediatric RT5, per specifications

12 ea	Unit Price	\$32.200	
	Extended Price		386.40

Line 26 Defibrillator, Parts and Accessories, Strip chart recorder
paper, 100 mm, 2 rolls/pkg, per specifications

9 ea	Unit Price	\$16.100	
	Extended Price		144.90

Line 27 Defibrillator, Parts and Accessories, Electrode LIFEPATCH
ECG, adult, pregelled (3/pkg) 1-99, per specifications

48 ea	Unit Price	\$1.050	
	Extended Price		50.40

Line 28 Defibrillator, Parts and Accessories, Electrode LIFEPATCH
ECG, adult, pregelled, (4/pkg), per specifications

48 ea	Unit Price	\$1.400	
	Extended Price		67.20

Line 29 Defibrillator, Parts and Accessories, QUIK-COMBO 12-lead
Patient Simulator, per specifications

2 ea	Unit Price	\$627.140	
	Extended Price		1,254.28



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Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Public Safety
Department	Amarillo Fire Department		
Contact	Sam Baucom, Deputy Fire Chief		

Agenda Caption

CONSIDER AWARD – PURCHASE OF FIREFIGHTING GARMENTS

(Contact: Sam Baucom, Deputy Fire Chief)

Award to Daco Fire Equipment - \$187,500

This item is the purchase of 50 sets (coat and pants) of NFPA 1971 compliant firefighting garments with a 7-year warranty.

Agenda Item Summary

Purchase 50 sets of firefighting coats and pants (aka Personal Protective Equipment - PPE) to replace older PPE that is nearing end of service life. Per Texas Commission on Firefighting, PPE shall be replaced before it's 10-years old or when gear can not be repaired and recertified to the NFPA 1971 standard.

Requested Action

To approve the award the purchase of firefighting garments to Daco Fire Equipment in the amount of \$187,500.

Funding Summary

This is a budgeted purchase in the amount of \$187,500, allocated to account 1910.51300 Clothing and Personal Protective Equipment. Purchase is through a Buyboard Contract.

Community Engagement Summary

N/A

Staff Recommendation

Staff recommends award of the purchase of firefighting garments to Daco Fire Equipment in the amount of \$187,500, authorizing the City Manager to execute the purchasing agreement.

Bid No. 6892 Certified NFPA 1971 Compliant Structural Firefighter Garment
 Opened 4:00 p.m., August 24, 2020

To be awarded as one lot		DACO Fire Equipment
Line 1 FIRE COATS (LIOCVM), V-FORCE COAT, MALE, per specifications		
50 ea		
Unit Price	\$1,767.000	
Extended Price		88,350.00
Line 2 FIRE PANTS (LIOPVFM), V-FORCE PANT, per specifications		
50 ea		
Unit Price	\$1,017.000	
Extended Price		50,850.00
Line 3 CLOTHING MAINTENANCE AND REPAIR (INCL. UNIFORMS) LIOSTAYSAFE STAY SAFE, per specifications		
700 ea		
Unit Price	\$69.000	
Extended Price		48,300.00
Bid Total		187,500.00
Award by Vendor		187,500.00
City		LUBBOCK TX

BID EVALUATION AND RECOMMENDATION FORM

Revised October 30,2017

City Departments **must complete** this form for all bids over \$10,000.00.

DATE 08/21/2020

Bid recommendations properly completed with all of the questions answered and submitted to the Purchasing Department will be presented to the City Manager's office for consideration of placement on the City Council Agenda. When submitting your recommendation, remember to send to Purchasing a copy of your transmittal memo.

BID ITEM CERTIFIED NFPA 1971 COMPLIANT STRUCTURAL FIREFIGHTER GARMENT (COAT AND PANT) BID NO _____

DEPARTMENT 1910

DEPARTMENT DIRECTOR APPROVAL [Signature] DATE 08/21/2020

REFER TO INSTRUCTIONS ABOVE FOR ASSISTANCE IN COMPLETING THE ITEMS BELOW:

1. ITEM USE; PROJECT DESCRIPTION:

A. Please state what is being purchased and give a detailed project description.

This is to purchase 50 sets of NFPA 1971 compliant structural firefighter garments (coat and pants set) with 7-year maintenance/warranty plan per garment.

B. Is this purchase an addition, replacement or a one-time purchase? If this is a replacement, please include a description of what is being replaced.

This is a one-time purchase.

C. Provide a color copy of drawings, sketches, or photos of the items you are recommending. (Capital, equipment, utilities, public works, etc).



2. BID EVALUATION; RECOMMENDATION:

A. Vendor name and total dollar amount to be awarded.

**DACO Fire Equipment
Total amount of contract—\$187,500.00**

B. Is it being awarded to the low bidder? If not, why?

No, this is being awarded to a vendor with contract BuyBoard pricing.

C. Were specifications met? If not met, what exceptions were taken and accepted?

Specifications were met.

D. Is this vendor proprietary? If item is proprietary, include a detailed justification. At a minimum, state how and why proprietary item is necessary or advantageous.

No product or vendor was proprietary.

D. State the last procurement date for this item, if applicable, and indicate the total average percentage of increase or decrease in price since last purchase.

The last procurement date for this item was August of 2020. This last purchase expended our previously negotiated pricing through the total quantity purchased by the city. The current pricing reflects an increase of 6.47% for structural firefighting garments, which is why there are two separate purchases in this two-month period (August-September).

F. If this is being purchased on any type of contract, (HGAC, Buyboard, etc.), please state why this would be advantageous to the City of Amarillo.

This is a BuyBoard contract purchase. Contracts and vendors awarded through BuyBoard have been competitively procured. The bid process was completed through the cooperative program, saving time and resources.

3. **FUNDING SOURCE:**

A. Identify budgeted account; job or grant number(s) including description(s) and indicate if state and/or federal funds will be utilized for this purchase.

Clothing and PPE account 1910.51300 will be used to fund the contract pricing. No state or federal funds will be used.

B. Provide budget account balance. Provide completion status of all job or grant expenditures **showing remaining balance** of job, grant or capital account.

1910.5130 currently has a remaining balance of \$195,363.11

C. Provide a comparison of the actual bid price vs. budget estimate if applicable

Actual cost for this purchase is \$187,500.00. We had budgeted \$3068.40 for a set of firefighting coat and pants with the 7-year warranty. However, the new contract pricing for a set of coats and pants with the 7-year warranty is now \$3267, or about a 6.47% increase over last year's price.

D. For job or grant accounts, provide original date that it was set up—**NA**

H



Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Civic Pride
Department	Public Health		
Contact	Casie Stoughton, Director of Public Health		

Agenda Caption

Consider – Refugee Health Grant
 Grant Amount: \$145,100.09
 Grantor: U.S. Committee for Refugees and Immigrants

This item accepts the award from the USCRI from October 1, 2020 thru September 30, 2021 to continue health screening services for refugees resettled in Potter/Randall county.

Agenda Item Summary

The Refugee Medical Screening contract is between the U.S. Committee for Refugees and Immigrants (USCRI) and the City of Amarillo to provide health screening, assessment, referral services, and follow-up for official refugees through the Office of Refugee Resettlement.

Requested Action

Accept grant award.

Funding Summary

The grant is a reimbursement contract between the City of Amarillo and the U.S. Committee for Refugees and Immigrants to provide services.

Community Engagement Summary

The City of Amarillo actively participates in the Amarillo Refugee Quarterly Consultations hosted by Catholic Charities of the Texas Panhandle and Refugee Services of Texas.
 With the COVID-19 pandemic and changes at the federal level, the refugee grant continues to see budget decreases. Currently, Amarillo Public Health is able to maintain staffing and services for refugee served through the program.

Staff Recommendation

Staff recommend acceptance of this grant.



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This contract is entered into by and between the U.S. Committee for Refugees and Immigrants (USCRI), an independent nonprofit 501(c)(3) organization incorporated in the State of New York and headquartered in the Commonwealth of Virginia, and City of Amarillo Department of Public Health, acting on behalf of a governmental entity, (collectively, the Parties).

1. **Purpose of the Contract:** USCRI agrees to purchase, and Contractor agrees to provide, services or goods to the eligible populations, as defined in Section I of the Statement of Work.
2. **Total Amount:** The total amount of this Contract is \$145,100.09. In the event that an amendment to the budget is required, only the budget section of the contract will be revised.
3. **Funding Obligation:** This Contract is contingent upon the continued availability of funding. If funds become unavailable through lack of appropriations, budget cuts, transfer of funds between programs or health and human services agencies, amendment to the Appropriations Act, health and human services agency consolidation, federal government shutdown, or any other disruptions of current appropriated funding for this Contract, USCRI may restrict, reduce, or terminate funding under this Contract prior to September 30, 2021.
4. **Term of the Contract:** This Contract begins on 10/01/2020 and ends on 09/30/2021. USCRI has the option, in its sole discretion, to renew the Contract. USCRI is not responsible for payment under this Contract before both Parties have signed the Contract or before the start date of the Contract, whichever is later.
5. **Authority:** As applicable, USCRI enters into this Contract under the authority of the Refugee Education Assistance Act of 1980, Title V, Section 501(a), Public Law 96-422, 94 Stat. 1799, 8 U.S.C 1522 note; the Refugee Act of 1980, Section 412, Public Law 96-212, 94 Stat. 111, 8 U.S.C 1522; the William Wilberforce Trafficking Victims Protection Reauthorization Act of 2008, Section 212-235, Public Law 110-457; and the Victims of Trafficking and Violence Protection Act of 2000, Public Law 106-386.
6. **Program Name:** Texas Refugee Medical Screening
7. **Statement of Work:**

Section I: OVERVIEW

Refugee Medical Screening
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Contractor shall provide health screening, assessment, referral services, and follow-up for Refugees, Amerasians, Cuban/Haitian Entrants, Asylees, and U. S. Department of Health and Human Services Office of Refugee Resettlement (ORR)-certified victims of severe forms of trafficking, certain Iraqis and Afghans granted special immigrant status by the United States Citizenship and Immigration Services (SIVs), and other populations, as designated by ORR. Henceforth, all eligible populations described above will be included in the terms "refugee", "client", "patient", and "person".

Contractor shall provide services to all eligible patients who have been resettled by a voluntary resettlement agency, who live in, or receive services in, but not limited to, the Service Area designated in the most recent version of Section VIII, "Service Area" of this contract.

Services provided under this Contract shall be conducted in a manner that takes into account the ethnic and cultural origins of the recipient of the services, and shall utilize the support of an appropriately-trained interpreter if the client does not speak English well.

Contractor shall comply with all applicable federal and state statutes, regulations, standards, policies and guidelines, including, but not limited to:

- The Immigration and Nationality Act, 8 U.S.C. §§ 1522:
<https://www.govinfo.gov/app/details/USCODE-2011-title8/USCODE-2011-title8-chap12-subchapIV-sec1522>;
- Chapter 81, Texas Health and Safety Code:
<https://statutes.capitol.texas.gov/Docs/HS/pdf/HS.81.pdf>;
- DSHS Texas Notifiable Conditions;
<https://www.dshs.texas.gov/idcu/investigation/conditions>; and
- Policy letters, recommendations, or guidance's which may be issued by ORR and/or The Centers for Disease Control and Prevention (CDC), and forwarded to Contractor by USCRI, during the course of this contract.

Without review of documentation of Medicaid/CHIP ineligibility, Contractor shall initiate screening, assessment, referral, and follow-up services, through initial appointments for identified conditions, within a preferred period of thirty (30) days and a maximum of ninety (90) days from the official refugee's arrival in the United States, date asylum granted, or certification of eligibility by ORR. After 90 days, documentation of Medicaid/CHIP ineligibility will be required in order to provide services.

Section II: CLINICAL SERVICES

Services shall include the following activities:

- A. Review of medical history, chest x-ray(s), and other medical records as available. Follow-up (evaluation, referral for treatment) on: Class A Communicable Diseases of Public Health Significance identified during the overseas medical exam and requiring treatment after resettlement; and Class B conditions. Utilization of the CDC's Electronic Disease Notification System (EDN) is required to obtain overseas medical records. Communicable Diseases of Public Health Significance are defined by the CDC:
<https://www.cdc.gov/immigrantrefugeehealth/exams/diseases-vaccines-included.html>
- B. Review of immunization status, utilizing available arrival documents, and subsequent administration of required vaccines (for up to one year after program eligibility) as recommended by the Advisory Committee on Immunization Practices (ACIP)/CDC:

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<https://www.cdc.gov/vaccines/schedules/index.html>. See CDC Guidelines for Evaluating and Updating Immunizations during the Domestic Medical Examination for Newly Arrived Refugees:

<https://www.cdc.gov/immigrantrefugeehealth/guidelines/domestic/immunizations-guidelines.html>

- C. Varicella titers for all patients 19 years of age and above (unless contraindicated from oral or written history of infection), and subsequent vaccination of all susceptible (i.e., non-immune) patients;
- D. Tuberculosis screening, including questioning for signs and symptoms, administering interferon gamma release assay (IGRA) tests i.e. T-SPOT®, or a Tuberculin Skin Test (TST) if IGRA testing is contraindicated, and submitting appropriate referrals to local/regional tuberculosis programs for evaluation and follow-up treatment or prophylaxis, as medically indicated. See CDC Guidelines for Screening for Tuberculosis Infection and Disease during the Domestic Medical Examination for Newly Arrived Refugees:
<https://www.cdc.gov/immigrantrefugeehealth/guidelines/domestic/tuberculosis-guidelines.html>
- If IGRA testing was performed overseas, it is not to be repeated.
- E. Parasitic infection assessment, including:
1. Review of overseas medical documentation of presumptive treatment.
 2. Based on evidence of or the absence of overseas presumptive treatment (based on each medication given):
 - a. Screen for parasites (ova and parasite stool test, serology specimens) and/or provide domestic presumptive treatment. See CDC Guidelines for Presumptive Treatment and Screening for Strongyloidiasis, Infections Caused by Other Soil-Transmitted Helminths, and Schistosomiasis among Newly Arrived Refugees:
<https://www.cdc.gov/immigrantrefugeehealth/guidelines/domestic/intestinal-parasites-domestic.html>
 - b. Provide Malaria presumptive treatment or screening. See CDC Guidelines for Presumptive Treatment of *P. falciparum* Malaria in Refugees Relocating from Sub-Saharan Africa to the United States:
<https://www.cdc.gov/immigrantrefugeehealth/guidelines/domestic/malaria-guidelines-domestic.html>.
- F. Obtain patient medical history, and conduct physical examination, according to the following:
1. Required: Medical Screening Protocol for Newly Arriving Refugees ("Medical Screening Protocol"), United States Department of Health and Human Services, Administration for Children and Families (ACF), Office of Refugee Resettlement (ORR) State Letter (SL) 12-09, including the ORR Medical Screening Guidelines Checklist, and all subsequent revisions: <https://www.acf.hhs.gov/orr/resource/medical-screening-protocol-for-newly-arriving-refugees>

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2. Additional Guidance: See CDC Guidelines for: Domestic Examination for Newly Arrived Refugees: Guidelines and Discussion of the History and Physical Examination: <https://www.cdc.gov/immigrantrefugeehealth/pdf/guidelines-history-physical.pdf>; and
 3. Physical examinations must be performed by a Physician, Nurse Practitioner, or Physician Assistant.
- G. Conduct medical testing and any required follow-up, including:
1. Pregnancy Test for females of childbearing age (15-44 years of age);
 2. Urinalysis (if feasible with a reasonable way to overcome barriers);
 3. Complete Metabolic Panel;
 4. Cholesterol screening for males age 35 and older and for females age 45 and older. Cholesterol screening for those with an increased risk of coronary heart disease may be performed at age 20 or above;
 5. Complete Blood Count (CBC) with differentials;
 6. Hepatitis B (Anti-HBs, HBsAg, Anti-HB) screening, taking the following information into consideration:
 - If overseas HBsAg was negative, and the vaccination series has been initiated, the series should be completed.
 - If overseas HBsAg was negative and no doses of vaccine were received, the refugee, should be offered either vaccination or serologic testing for immunity.
 - If overseas HBsAg was negative, and the refugee has a record of completing the vaccination series before arrival, no further testing or vaccination is necessary.
 7. Syphilis screening for all patients 15 years of age and above, unless screening done overseas;
 8. Chlamydia screening for females age 15 to 25 years old, unless screening done overseas;
 9. Gonorrhea screening for females age 15 to 25 years old, unless screening done overseas;
 10. HIV screening of all patients. See CDC Guidelines for: Screening for HIV Infection During the Refugee Domestic Medical Examination: <https://www.cdc.gov/immigrantrefugeehealth/guidelines/domestic/screening-hiv-infection-domestic.html>;
 11. When medically indicated, screening for other sexually transmitted infections;
 12. Blood Lead Level of all children 6 months to 16 years old, including internal re-testing of Elevated Blood Lead Levels when possible. See CDC Guidelines for: Screening for Lead during the Domestic Medical Examination for Newly Arrived Refugees: <https://www.cdc.gov/immigrantrefugeehealth/guidelines/lead-guidelines.html>;
 13. Laboratory services and/or screening tests when medically indicated by history,

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initial assessment, age, gender, or particular refugee subpopulation, such as:

- a. Hepatitis A Screening (if signs or symptoms present); and
 - b. Hepatitis C screening (risk factors include injection drug use, overseas surgeries or blood transfusions, dialysis, organ transplantation, tattoos, piercings, HIV-positive status, children born to HCV-positive mothers, etc.).
- H. Other medical services shall include, but are not limited to:
1. Conducting cursory nutritional assessment with provision of (or referral for) appropriate nutritional and supplemental therapy, if indicated;
 2. Treatment of routine/minor conditions not requiring formal referral, such as: minor infections, cuts/burns, skin conditions, and emergent medication needs or medication refills;
 3. Performing a general assessment of mental status and mental health (presence of depression, anxiety, post-traumatic stress disorder, suicidal or homicidal ideation, psychiatric emergencies, and post-traumatic stress disorder, etc.);
 4. Providing multi-vitamins to patient's age 6-59 months of age, as well as to those with clinical evidence of poor nutrition; and
 5. Prescribing continued medications for chronic conditions, when medically indicated.

Section III: ADDITIONAL SERVICES

- A. Additional services shall include the following activities, protocols, and referrals to external health services:
1. Dissemination of the Welcome to the Refugee Health Clinic information sheet to all clients (based on appropriate language and literacy levels)
 2. As a supplement to health orientations provided by local resettlement agencies, health care orientation and general health education, which may include, but is not limited to the following topics: chronic disease, preventive health care, how to use insurance in the United States, how to matriculate through the United States healthcare system, emergency preparedness, difference between a primary care provider (PCP) versus the emergency room.
 3. Case management, including but not limited to: client tracking; provision of, or arrangement for, necessary transportation; home visits and/or other client contact (e.g., telephone); and trained interpreter support, sufficient to carry out effective screening and follow-up, through initial referral appointments for identified conditions needing referral. Interpretation and transportation through initial referral appointments are allowable expenses if such services are not already covered by local resettlement agencies, Refugee Medical Assistance Support Services, or Medicaid

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4. Referrals for further evaluation (preferably to a health care facility that will ultimately provide routine care and serve as a medical home) for any identified conditions and any screening tests that have abnormal results (according to standard medical practice and CDC guidelines)
 5. Routine medical, vision, hearing and dental care, as well as medical specialists; community health and social service referrals as appropriate, including mental health, women, infants, and children (WIC), family planning, children's health, newborn screening tests, rehabilitation, and any other services not listed but deemed necessary, may be referred upon request by Contractor; and
 6. Contractor shall provide additional special outreach and follow-up services, when such need is directed by USCRI.
- B. Contractor must submit, within 14 days of the completion of a health assessment and return of laboratory tests, complete refugee health assessment information for each client by entering the data into the eSHARE system.
 - C. Contractor must submit, by the fifth business day of every month, a monthly patient visit log indicating the type of visit that has occurred for each client seen.
 - D. Contractor will provide equivalent services to eligible secondary arrivals into their service area upon notification by local voluntary refugee resettlement agencies and/or USCRI, or by self-referral.
 - E. Contractor must establish and/or maintain capability, within its refugee health and/or immunization programs, to complete the vaccination portion of USCIS form I-693, Report of Medical Examination and Vaccination Record; and sign-off, as a designated Civil Surgeon, for official Refugees (only) seeking to adjust status to permanent lawful resident, as described in 2009 Technical Instructions for Vaccination for Civil Surgeons:
<https://www.cdc.gov/immigrantrefugeehealth/exams/ti/civil/vaccination-civil-technical-instructions.html>.

Section IV: MEDICATIONS AND SUPPLY INVENTORY MANAGEMENT

- A. Contractor shall order all medications through a USCRI-designated pharmacy ordering process. Contractor shall assure medications and supplies purchased with USCRI Refugee Health Services funds are used in a prudent manner.
- B. Contractor shall monitor and manage its usage of medications and testing supplies purchased by USCRI in accordance with first-expiring-first-out (FEFO) principles of inventory control to minimize waste for those products with expiration dates and set maximum stock levels at a 1-month supply and based on number of patients receiving treatment. Contractor

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must obtain approval from USCRI prior to purchasing pharmaceuticals through USCRI's designated pharmacy.

- C. On the first business day of every month, the Contractor will be required to submit a medication reconciliation spreadsheet for medications that were dispensed for the previous month. This spreadsheet will appropriately reconcile the quantities by the date dispensed, patients name, alien number, medication given, lot number, expiration date, quantity given, and inventory balance. Contractor shall assure that medications are stored properly and securely, in accordance with manufacturer's instructions.

Section V: FUNDS

- A. Refugee Medical Assistance (RMA) funds provided to Contractor under this contract are intended to support and defray actual costs incurred by local governments in providing health screening services and assessments to officially arriving Refugees and other eligible patients in their approved program area.
- B. Funding to Contractor can only be used to support Refugee Health Program requirements. Funds used outside of this scope are considered supplanting. If supplanting is identified, USCRI reserves the right to decrease funding and avail itself of any other remedies available by law.
- C. Costs of screenings, assessments and treatments should be first recovered by Contractor through Medicaid or Refugee Medical Assistance (via the designated Third Party Administrator) whenever possible. Maximum use of other public health program resources (e.g., funds for immunizations, tuberculosis, etc.) should be used to the extent that they are available for use for these patients.
- D. Contractor shall maintain thorough and complete financial records that identify the source and application of funds provided; and make those records immediately available to USCRI upon request.
- E. Contractor shall perform all activities in accordance with Contractor's final, and detailed budget as approved by USCRI and with program guidelines. New and/or revised guidelines will be communicated to Contractor.
- F. USCRI reserves the right, where allowed by legal authority, to redirect funds in the event of financial shortfall.
- G. USCRI will monitor Contractor's expenditures on a quarterly basis. If expenditures are below that projected in Contractor's total contract amount as approved for this Contract, Contractor's budget may be subject to a decrease for the remainder of the Contract terms. Vacant positions existing after ninety (90) days may result in a decrease in funds.

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- H. Contractor agrees to read and comply with 2 CFR §200.501, Audit Requirements, and work with USCRI staff regarding the management of funds received under this Contract.

Section VI: PERFORMANCE MEASURES:

The following performance measures will be used to assess, in part, Contractor's effectiveness in providing the services described in this Contract without waiving the enforceability of any of the other terms of the Contract. Contractor shall maintain sufficient documentation to allow USCRI to evaluate Contractor's full compliance with these performance measures.

Contractor shall ensure that the following activities are performed, unless the patient refuses, relocates, or cannot be located--which must be documented in the medical file. USCRI calculates these measures based on the following data submitted by Contractor:

1. Health assessment/outcome data is submitted within fourteen (14) days of the completion of health assessment/return of laboratory tests for 100% of eligible patients. If data indicates a compliance rate for this Performance Measure of less than 85%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.
2. Health assessments are provided for 100% of patients within ninety (90) days of: arrival to the U.S. (for parolees, refugees, and Special Immigrant Visa holders); asylum granted date for asylees; or, date of certification for victims of human trafficking. If data indicates a compliance rate for this Performance Measure of less than 95%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.
3. Physical Exams are performed on 100% of eligible patients. If data indicates a compliance rate for this Performance Measure of less than 95%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.
4. Tuberculosis screening is completed and necessary referrals are made for 100% of eligible patients. If data indicates a compliance rate for this Performance Measure of less than 95%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.
5. Hepatitis B screening is completed for 100% of eligible patients. Hepatitis B screening includes: HBsAg, Anti-HBs, and Anti-HBc. If data indicates a compliance rate for this Performance Measure of less than 95%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.
6. Intestinal parasite screening or presumptive treatment is completed for 100% of eligible patients. If data indicates a compliance rate for this Performance Measure of less than 95%.

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then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.

7. Blood lead levels are obtained for 100% of eligible patients between 6 months and 16 years of age. If data indicates a compliance rate for this Performance Measure of less than 95%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.
8. A Complete Blood Count (CBC) with differential is obtained on 100% of eligible patients. If data indicates a compliance rate for this Performance Measure of less than 95%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.
9. HIV screening is completed for 100% of eligible patients. If data indicates a compliance rate for this Performance Measure of less than 95%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.
10. Syphilis screening is completed for 100% of eligible patients age 15 and above. If data indicates a compliance rate for this Performance Measure of less than 95%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.
11. Chlamydia screening is completed for 100% of females age 15 to 25. If data indicates a compliance rate for this Performance Measure of less than 95%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.
12. Complete Metabolic Panel is obtained for 100% of eligible patients. If data indicates a compliance rate for this Performance Measure of less than 95%, then USCRI may, at its sole discretion, require additional measures be taken by Contractor to improve that percentage, on a timeline and corrective action plan set by USCRI.

Section VII: REPORTING REQUIREMENTS

Contractor shall:

- A. Submit program and fiscal reports. Reports should be mailed or submitted by electronic mail to the addresses provided below:

Mailing Address

Attention: Director of Refugee Health Services
U.S. Committee for Refugees and Immigrants
Department of Refugee Health Services
2231 Crystal Drive

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Suite 350
Arlington, VA 22202

Email Address
refugeehealth@uscritx.org

- B. The content of programmatic reports will be directed by USCRI.
1. Programmatic Report shall include content as indicated by the Refugee Medical Screening Quarterly Programmatic Report template.
 2. Financial Report shall include:
 - a. Annual single audit in accordance with 2 CFR §200.514 and other applicable federal, state and local guidance
 - b. Financial statement in accordance with 2 CFR §200.510 and other applicable federal, state and local guidance; and
 - c. Other program and financial status reports according to the template and instructions provided by USCRI.
- C. Program reports shall reflect the following reporting periods and submission due dates:

Reporting Period		Due Date
Start Date	End Date	
October 1, 2020	December 31, 2020	January 31, 2021
January 1, 2021	March 31, 2021	April 30, 2021
April 1, 2021	June 30, 2021	July 31, 2021
July 1, 2021	September 30, 2021	October 30, 2021

- D. Fiscal reports shall reflect the following reporting periods and submission due dates:

Reporting Period		Due Date
Start Date	End Date	
October 1, 2020	December 31, 2020	January 7, 2021
January 1, 2021	March 31, 2021	April 6, 2021
April 1, 2021	June 30, 2021	July 6, 2021
July 1, 2021	September 30, 2021	October 5, 2021

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- E. Failure to submit reports according to the reporting periods and submission due dates specified in Section IX, Paragraphs C and D above shall constitute a breach of contract.

Section VIII: BILLING REQUIREMENTS

- A. Contractor shall request payments using the USCRI's Purchase Voucher form and acceptable supporting documentation and detailed expenses for reimbursement of the required services and deliverables. Vouchers and supporting documentation should be mailed or submitted by electronic mail to the addresses provided below:

Mailing Address

Attention: Director of Finance and Compliance
U.S. Committee for Refugees and Immigrants
Department of Finance and Compliance
2231 Crystal Drive
Suite 350
Arlington, VA 22202

Email Address

RHSInvoice@uscridc.org

- B. Request for payments should be delivered to USCRI within 10 business days after the end of the service month. Bills received within that timeframe will be paid by the 20th business day of the month in which the request for payment was made. Requests for payments received after the 10th business day will be processed in the ensuing month.
- C. Contractor shall close all requests for payment within 90 business days after the close of the federal fiscal year in which funds were awarded. USCRI has the option, in its sole discretion, to process request for payments made after the closing period.

8. Service Area

City of Amarillo and surrounding areas.

9. Award Information:

Award Name: Refugee Medical Screening
Award Number: 2021-AMATX-05

Award Start Date: October 1, 2020
Award End Date: September 30, 2021

10. Renewals

Number of Renewals Remaining: 0

Date Renewals Expire: September 30, 2021

11. Payment Method

Cost Reimbursement

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12. Source of Funds

Catalog of Federal Domestic Assistance (CFDA) Program No. 93.566, Refugee and Entrant Assistance State Administered Programs

13. EIN Number

75-6000444

14. DUNS Number

065032807

15. Special Provisions

- A. Contractor must adhere to the Privacy Act of 1974, as amended by the Health Insurance Portability and Accountability Act of 1996 (HIPAA) and all other applicable rules concerning the confidentiality of medical records, including providing each patient with a Notice of Privacy Practices and responding to patients' requests for access to their Protected Health Information (PHI), amendments to their PHI, accounting of disclosures, restrictions on uses and disclosures of their health information, and confidential communications. Parties may be required to enter into and adhere by a Business Associate Agreement per HIPAA requirements, if needed.
- B. Neither Contractor, nor any subcontractor, shall transfer a client or patient record through any means, including electronically, to another entity or person, or subcontractor without written consent from the client or patient, or someone authorized to act on his or her behalf, unless required (or permitted without patient consent) by law in accordance with HIPAA and the Texas Health and Safety Codes; however, USCRI may require Contractor, or any subcontractor, to timely transfer a client or patient record to USCRI if the transfer is necessary to protect either the confidentiality of the record or the health and welfare of the client or patient, or as otherwise provided by law.
- C. USCRI shall have timely access to a client or patient record in the possession of Contractor, or any subcontractor, under authority of the Texas Health and Safety Code, Chapters 81 and 85, and the Medical Practice Act, Texas Occupations Code, Chapter 159. In such cases, USCRI shall keep confidential any information obtained from the client or patient record, as required by the Texas Health and Safety Code, Chapter 81, and Texas Occupations Code, Chapter 159.
- D. Contractor must submit all amendment and revision requests in writing to USCRI's Department of Refugee Health Services at least 90 days prior to the end of the term of this Contract.

Refugee Medical Screening
BASE CONTRACT 2021-AMATX-05

16. Governing Law and Venue

This Contract shall be interpreted under the laws of the State of Texas. The venue for any lawsuit arising out of this Contract will be the Northern District of Texas, Amarillo Division the lawsuit arises in Federal Court or Potter County if the matter arises in State Court.

17. Documents Forming Contract

The Contract consists of the following:

- A. Contract (this document) 2021-AMATX-05
- B. Attachments Budget
- C. Declarations Certification Regarding Lobbying
Fiscal Federal Funding Accountability and Transparency
Act (FFATA) Certification

Any changes made to the Contract, whether by edit or attachment, do not form part of the Contract unless expressly agreed to in writing by USCRI and Contractor and incorporated herein.

18. Payee

The Parties agree that the following payee is entitled to receive payment for services rendered by Contractor or goods received under this Contract.

Name: City of Amarillo
Employment Identification Number: 75-6000444

19. Entire Agreement

The Parties acknowledge that this Contract is the entire agreement of the Parties and that there are no agreements or understandings, written or oral, between them with respect to the subject matter of this Contract, other than as set forth in this Contract.

20. Liability

Notwithstanding any other provision herein this contract shall not be interpreted to inure to the benefit of a third party not a party to this contract. This contract may not be interpreted to waive any statutory or common law defense, immunity, including governmental and sovereign immunity, or any limitation of liability, responsibility, or damage of any party to this contract, party's agent, or party's employee, otherwise provided by law

Refugee Medical Screening
BASE CONTRACT 2021-AMATX-05

I certify that I am authorized to sign this document and I have read and agree to all parts of the contract,

U.S. Committee for Refugees
and Immigrants

City of Amarillo



Signature of Authorized Official

Signature of Authorized Official

8-20-2020

Date

Date

Eskinder Negash
President and CEO
2231 Crystal Drive
Suite 350
Arlington, VA 22202

Jared Miller
City Manager
PO Box 1971
Amarillo, Texas 79105

(703) 310-1130
refugeehealth@uscritx.org

Refugee Medical Screening
BASE CONTRACT 2021-AMATX-05

Organization Name:	City of Amarillo	Program ID:	Refugee Medical Screening
Contract Number	2021-AMATX-05		

Budget Categories

Budget Categories	USCRI Funds Requested	Cash Match	In-Kind Match Contributions	Category Total
Personnel	\$64,383.50			\$64,383.50
Fringe Benefits	\$28,605.59			\$28,605.59
Travel	\$0			\$0
Equipment	\$0			\$0
Supplies	\$27,082.00			\$27,082.00
Contractual	\$21,500.00			\$21,500.00
Other	\$3,529.00			\$3,529.00
Total Direct Costs	\$145,100.09			\$145,100.09
Indirect Costs	\$0			\$0
Total	\$145,100.09			\$145,100.09
Projected Program Income (Deducted from Total)	\$0			\$0
Grand Total	\$145,100.09			\$145,100.09

CERTIFICATION REGARDING LOBBYING

Organization Name: City of Amarillo

Contract Number: 2021-AMATX-05

The undersigned certifies, to the best of his or her knowledge and belief that:

- 1) No federal appropriated funds have been paid or will be paid, by or on behalf of the undersigned, to any person for influencing or attempting to influence an officer or an employee of any agency, a member of congress, an officer or employee of congress, or an employee of a member of congress in connection with the awarding of any federal contract, the making of any federal grant, the making of any federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any federal contract, grant, loan, or cooperative agreement.
- 2) If any funds other than federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a member of congress federal contract, grant, loan, or cooperative agreement, the undersigned shall complete and submit, an officer or employee of congress, or an employee of a member of congress in connection with this Standard Form-11, "Disclosure Form to Report Lobbying," in accordance with its instructions.
- 3) The undersigned shall require that the language of this certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by Section 1352, Title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

Applicable Non-Applicable

Jared Miller

Date

Fiscal Federal Funding Accountability and Transparency Act (FFATA) Certification

The certifications enumerated below represent material facts upon which USCRI relies when reporting information to the federal government required under federal law. If the Department later determines that the Contractor knowingly rendered an erroneous certification, USCRI may pursue all available remedies in accordance with Texas and U.S. law. Signor further agrees that it will provide immediate written notice to USCRI if at any time Signor learns that any of the certifications provided for below were erroneous when submitted or have since become erroneous by reason of changed circumstances. If the Signor cannot certify all of the statements contained in this section, Signor must provide written notice to USCRI detailing which of the below statements it cannot certify and why.

Organization Name: City of Amarillo

Address: P.O. Box 1971

State: Texas

Suite

City: Amarillo

Zip Code (9 digit): 79015

Payee Name: City of Amarillo

Address: P.O. Box 1971

State: Texas

Suite

City: Amarillo

Zip Code (9 digit): 79015

EIN: 75-6000444

Payee DUNS No.: 065032807

1. Did your organization have a gross income, from all sources, of more than \$300,000 in your previous tax year?
 Yes No
2. Certification Regarding % of Annual Gross from Federal Awards.
Did your organization receive 80% or more of its annual gross revenue from federal awards during the preceding fiscal year?
 Yes No
3. Certification Regarding Amount of Annual Gross from Federal Awards.
Did your organization receive \$25 million or more in annual gross revenues from federal awards in the preceding fiscal year?
 Yes No

Fiscal Federal Funding Accountability and Transparency Act (FFATA) Certification

4. Certification Regarding Public Access to Compensation Information.
Does the public have access to information about the compensation of the senior executives in your business or organization (including parent organization, all branches, and all affiliates worldwide) through periodic reports filed under section 13(a) or 15(d) of the Securities Exchange Act of 1934 (15 U.S.C. 78m(a), 78o(d)) or section 6104 of the Internal Revenue Code of 1986?
 Yes No

If Yes, where can this information be found?

If No, you must provide the names and total compensation of the top five highly compensated officers. Example: John Blum: \$500,000; Mary Redd: \$500,000; Eric Gant: \$400,000; Todd Platt: \$300,000; Sally Tom: \$300,000.

Identify contact persons for FFATA Correspondence

FFATA Contact Person #1
Name: Laura Storrs
Email: Laura.storrs@amarillo.gov
Telephone: (806) 378-6207

FFATA Contact Person #2
Name:
Email:
Telephone:

As the authorized representative of the Organization, I hereby certify that the statements made by me in this certification form are true, complete and correct to the best of my knowledge.

Jared Miller

Date

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Amarillo City Council Agenda Transmittal Memo



Meeting Date	9-8-2020	Council Priority	Fiscal Responsibility
Department	Various		
Contact	Trent Davis – Director of Purchasing		

Agenda Caption

Award – Electrical Supplies Annual Contract.

Award to Dealers Electrical Supply in an amount not to exceed \$423,000.00

Electrical Contract awarded on Buyboard Purchasing Cooperative Contracts 577-18 & 602-20

This award is to approve a contract for Purchase of Electrical Supplies.

Agenda Item Summary

Award of Electrical Supplies to be used by Various City Departments.

Requested Action

Consider approval and award for the Electrical Supplies Annual Contract.

Funding Summary

Funding for this award is available in the department's R & M Improvement and Building Terminal Accounts: 1252.68100 Facilities, 54110.68101 Aviation, 52200.68300 Water Production, 52270.68300 Hollywood Rd., 1861.68318 Park Maintenance, 1811.68318 Golf Operations, 1862.68318 Zoo Maintenance, 52260.68100 River Rd, 1732.68300 Traffic, 52240.68312 Waste Water Collection.

Community Engagement Summary

N/A

Staff Recommendation

Staff recommends award of this contract.

Bid No. Electrical Supplies Annual Contract
Opened 4:00 p.m., August 19, 2020

To be awarded as one lot		Dealers Electric Supply
Line 1 Wiring Devices: Adapters, Caps, Connectors, Extension Cords, per specifications		
1 ea		
Unit Price	\$423,000.000	
Extended Price		423,000.00
Bid Total		423,000.00 ✓
Award by Vendor	not to exceed	423,000.00
City		

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Amarillo City Council Agenda Transmittal Memo



Meeting Date	9/8/2020	Council Priority	Infrastructure Initiative
Department	Capital Projects & Development Engineering		
Contact	Matthew Thomas, P.E., City Engineer		

Agenda Caption

CONSIDER APPROVAL –CHANGE ORDER #2

JOB # 530025 2017-2021 Community Investment Program FY 17/18 Water Main Replacement at Various Locations.

BID # 6530

Amarillo Utility Contractors, Inc. - \$ 32,957.50

Agenda Item Summary

Change Order No. 2 is the final quantity adjustment to make the contract values match what was actually installed on the project.

Original Contract:	\$ 537,939.50
Previous Change Orders:	\$ 64,860.75
Current Change Order:	\$ 32,957.50
Revised Contract Total:	\$ 635,757.75

Requested Action

Consider approval of Change Order No. 2.

Funding Summary

Funding for this project is available in Project Number 530025.17400.2040

Community Engagement Summary

This change order will be performed in conjunction with an ongoing project which has a modest impact to the neighborhood. City staff will continue to update the public with public announcements as necessary throughout the project.

Staff Recommendation

City Staff is recommending approval of Change Order No. 2.

Bid No. 6530 2017-2021 COMMUNITY INVESTMENT PROGRAM FY 17/18 WATER MAIN REPLACEMENT AT VARIOUS LOCATIONS
 Opened 4:00 p.m., August 15, 2019

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS		MH CIVIL CONSTRUCTORS		LA FULLER & SONS CONSTRUCTION	
	Unit Price	Extended Price	Unit Price	Extended Price	Unit Price	Extended Price
Line 1 Trench repair-Flexible Pavement, per specifications 162 sy						
Unit Price	\$63.000		\$45.00		\$345.000	
Extended Price		10,206.00		7,290.00		55,890.00
Line 2 Trench repair-Concrete Pavement, per specifications 48 sy						
Unit Price	\$165.000		\$45.00		\$104.250	
Extended Price		7,920.00		2,160.00		5,004.00
Line 3 Furnish and Install Two 2" HDPE Pipe, per specifications 60 lf						
Unit Price	\$29.750		\$64.00		\$28.500	
Extended Price		1,785.00		3,840.00		1,710.00
Line 4 Furnish and Install 6" C900 Water Pipe, per specifications 315 lf						
Unit Price	\$43.000		\$50.00		\$49.000	
Extended Price		13,545.00		15,750.00		15,435.00

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
Line 5 Furnish and Install 8" C900 Water Pipe, per specifications 43 lf			
Unit Price	\$53.000	\$52.00	\$81.000
Extended Price	2,279.00	2,236.00	3,483.00
Line 6 Bore, Furnish and Install 12" Steel Casing, per specifications 453 lf			
Unit Price	\$123.000	\$187.00	\$215.000
Extended Price	55,719.00	84,711.00	97,395.00
Line 7 Furnish & Instal 6" by 6" Tapping Sleeve, per specifications 1 ea			
Unit Price	\$2,395.000	\$1,300.00	\$1,590.000
Extended Price	2,395.00	1,300.00	1,590.00
Line 8 Furnish & Instal 8" by 6" Tapping Sleeve, per specifications 2 ea			
Unit Price	\$2,395.000	\$1,600.00	\$1,929.000
Extended Price	4,790.00	3,200.00	3,858.00
Line 9 Furnish & Install 6" C900 RJ Water Pipe, per specifications 5,418 lf			
Unit Price	\$38.000	\$58.00	\$59.200
Extended Price	205,884.00	314,244.00	320,745.60

Bid No. 6530 2017-2021 COMMUNITY INVESTMENT PROGRAM FY 17/18 WATER MAIN REPLACEMENT AT VARIOUS LOCATIONS
 Opened 4:00 p.m., August 15, 2019

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS		MH CIVIL CONSTRUCTORS		LA FULLER & SONS CONSTRUCTION	
	Unit Price	Extended Price	Unit Price	Extended Price	Unit Price	Extended Price
Line 1 Trench repair-Flexible Pavement, per specifications 162 sy						
Unit Price	\$63.000		\$45.00		\$345.000	
Extended Price		10,206.00		7,290.00		55,890.00
Line 2 Trench repair-Concrete Pavement, per specifications 48 sy						
Unit Price	\$165.000		\$45.00		\$104.250	
Extended Price		7,920.00		2,160.00		5,004.00
Line 3 Furnish and Install Two 2" HDPE Pipe, per specifications 60 lf						
Unit Price	\$29.750		\$64.00		\$28.500	
Extended Price		1,785.00		3,840.00		1,710.00
Line 4 Furnish and Install 6" C900 Water Pipe, per specifications 315 lf						
Unit Price	\$43.000		\$50.00		\$49.000	
Extended Price		13,545.00		15,750.00		15,435.00

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
Line 5 Furnish and Install 8" C900 Water Pipe, per specifications 43 lf			
Unit Price	\$53.000	\$52.00	\$81.000
Extended Price	2,279.00	2,236.00	3,483.00
Line 6 Bore, Furnish and Install 12" Steel Casing, per specifications 453 lf			
Unit Price	\$123.000	\$187.00	\$215.000
Extended Price	55,719.00	84,711.00	97,395.00
Line 7 Furnish & Instal 6" by 6" Tapping Sleeve, per specifications 1 ea			
Unit Price	\$2,395.000	\$1,300.00	\$1,590.000
Extended Price	2,395.00	1,300.00	1,590.00
Line 8 Furnish & Instal 8" by 6" Tapping Sleeve, per specifications 2 ea			
Unit Price	\$2,395.000	\$1,600.00	\$1,929.000
Extended Price	4,790.00	3,200.00	3,858.00
Line 9 Furnish & Install 6" C900 RJ Water Pipe, per specifications 5,418 lf			
Unit Price	\$38.000	\$58.00	\$59.200
Extended Price	205,884.00	314,244.00	320,745.60

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS		MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
	Line 10 Furnish & Install 6" Tapping Valve, per specifications 3 ea	Unit Price	\$1,170.00	\$1,200.00
	Extended Price	3,510.00	3,600.00	4,722.00
Line 11 Furnish & Install 6" MJ Gate Valve, per specifications 26 ea	Unit Price	\$1,210.00	\$1,700.00	\$1,610.00
	Extended Price	31,460.00	44,200.00	41,860.00
Line 12 Furnish & Install 8" MJ Gate Valve, per specifications 2 ea	Unit Price	\$1,660.00	\$2,200.00	\$1,989.00
	Extended Price	3,320.00	4,400.00	3,978.00
Line 13 Furnish & Install Standard Fire Hydrant, per specifications 9 ea	Unit Price	\$3,050.00	\$3,500.00	\$2,825.00
	Extended Price	27,450.00	31,500.00	25,425.00
Line 14 Furnish & Install Wet Connection, per specifications 15 ea	Unit Price	\$1,820.00	\$1,300.00	\$437.00
	Extended Price	27,300.00	19,500.00	6,555.00

Bid No. 6530 2017-2021 COMMUNITY INVESTMENT PROGRAM FY 17/18 WATER MAIN REPLACEMENT AT VARIOUS LOCATIONS
 Opened 4:00 p.m., August 15, 2019

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS		MH CIVIL CONSTRUCTORS		LA FULLER & SONS CONSTRUCTION	
	Unit Price	Extended Price	Unit Price	Extended Price	Unit Price	Extended Price
Line 1 Trench repair-Flexible Pavement, per specifications 162 sy						
Unit Price	\$63.000		\$45.00		\$345.000	
Extended Price		10,206.00		7,290.00		55,890.00
Line 2 Trench repair-Concrete Pavement, per specifications 48 sy						
Unit Price	\$165.000		\$45.00		\$104.250	
Extended Price		7,920.00		2,160.00		5,004.00
Line 3 Furnish and Install Two 2" HDPE Pipe, per specifications 60 lf						
Unit Price	\$29.750		\$64.00		\$28.500	
Extended Price		1,785.00		3,840.00		1,710.00
Line 4 Furnish and Install 6" C900 Water Pipe, per specifications 315 lf						
Unit Price	\$43.000		\$50.00		\$49.000	
Extended Price		13,545.00		15,750.00		15,435.00

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
Line 5 Furnish and Install 8" C900 Water Pipe, per specifications 43 lf			
Unit Price	\$53.000	\$52.00	\$81.000
Extended Price	2,279.00	2,236.00	3,483.00
Line 6 Bore, Furnish and Install 12" Steel Casing, per specifications 453 lf			
Unit Price	\$123.000	\$187.00	\$215.000
Extended Price	55,719.00	84,711.00	97,395.00
Line 7 Furnish & Instal 6" by 6" Tapping Sleeve, per specifications 1 ea			
Unit Price	\$2,395.000	\$1,300.00	\$1,590.000
Extended Price	2,395.00	1,300.00	1,590.00
Line 8 Furnish & Instal 8" by 6" Tapping Sleeve, per specifications 2 ea			
Unit Price	\$2,395.000	\$1,600.00	\$1,929.000
Extended Price	4,790.00	3,200.00	3,858.00
Line 9 Furnish & Install 6" C900 RJ Water Pipe, per specifications 5,418 lf			
Unit Price	\$38.000	\$58.00	\$59.200
Extended Price	205,884.00	314,244.00	320,745.60

To be awarded as one lot	AMARILLO UTILITY		LA FULLER & SONS	
	CONTRACTORS	MH CIVIL CONSTRUCTORS	CONSTRUCTION	
Line 10 Furnish & Install 6" Tapping Valve, per specifications 3 ea				
Unit Price	\$1,170.00	\$1,200.00	\$1,574.00	
Extended Price	3,510.00	3,600.00		4,722.00
Line 11 Furnish & Install 6" MJ Gate Valve, per specifications 26 ea				
Unit Price	\$1,210.00	\$1,700.00	\$1,610.00	
Extended Price	31,460.00	44,200.00		41,860.00
Line 12 Furnish & Install 8" MJ Gate Valve, per specifications 2 ea				
Unit Price	\$1,660.00	\$2,200.00	\$1,989.00	
Extended Price	3,320.00	4,400.00		3,978.00
Line 13 Furnish & Install Standard Fire Hydrant, per specifications 9 ea				
Unit Price	\$3,050.00	\$3,500.00	\$2,825.00	
Extended Price	27,450.00	31,500.00		25,425.00
Line 14 Furnish & Install Wet Connection, per specifications 15 ea				
Unit Price	\$1,820.00	\$1,300.00	\$437.00	
Extended Price	27,300.00	19,500.00		6,555.00

To be awarded as one lot

AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
---------------------------------	-----------------------	----------------------------------

Line 15 Furnish & Install 1" Water Tap and Reconnect Service Line, per specifications 38 ea			
Unit Price	\$1,065.000	\$1,200.00	\$852.000
Extended Price	40,470.00	45,600.00	32,376.00

Line 16 Furnish & Install 2" Water Tap and Reconnect Service Line, per specifications 1 ea			
Unit Price	\$2,180.000	\$2,100.00	\$1,102.000
Extended Price	2,180.00	2,100.00	1,102.00

Line 17 Furnish & Install AWWA C153 SSB-DI Fittings, per specifications 2 ton			
Unit Price	\$8,875.000	\$5,000.00	\$16,863.000
Extended Price	17,750.00	10,000.00	33,726.00

Line 18 Furnish, Install & Maintain Trench Safety System, per specifications 418 lf			
Unit Price	\$1.250	\$1.00	\$3.750
Extended Price	522.50	418.00	1,567.50

To be awarded as one lot

AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
---------------------------------	-----------------------	----------------------------------

Line 15 Furnish & Install 1" Water Tap and Reconnect Service Line, per specifications 38 ea			
Unit Price	\$1,065.000	\$1,200.00	\$852.000
Extended Price	40,470.00	45,600.00	32,376.00

Line 16 Furnish & Install 2" Water Tap and Reconnect Service Line, per specifications 1 ea			
Unit Price	\$2,180.000	\$2,100.00	\$1,102.000
Extended Price	2,180.00	2,100.00	1,102.00

Line 17 Furnish & Install AWWA C153 SSB-DI Fittings, per specifications 2 ton			
Unit Price	\$8,875.000	\$5,000.00	\$16,863.000
Extended Price	17,750.00	10,000.00	33,726.00

Line 18 Furnish, Install & Maintain Trench Safety System, per specifications 418 lf			
Unit Price	\$1.250	\$1.00	\$3.750
Extended Price	522.50	418.00	1,567.50

To be awarded as one lot	AMARILLO UTILITY		LA FULLER & SONS	
	CONTRACTORS	MH CIVIL CONSTRUCTORS	CONSTRUCTORS	CONSTRUCTION
Line 19 Furnish, Install and Maintain Temporary Erosion Sediment, per specifications 1 ls				
Unit Price	\$1,175.000	\$2,700.00	\$44,488.000	
Extended Price	1,175.00	2,700.00	44,488.00	
Line 20 Furnish, Install & Maintain Traffic Safety and Control System, per specifications 1 ls				
Unit Price	\$14,100.000	\$20,000.00	\$16,722.000	
Extended Price	14,100.00	20,000.00	16,722.00	
Line 21 Remove & Replace Existing Concrete Curb & Gutter, per specifications 12 lf				
Unit Price	\$76.000	\$169.00	\$73.000	
Extended Price	912.00	2,028.00	876.00	
Line 22 Tie into Existing Water Main, per specifications 18 ea				
Unit Price	\$1,560.000	\$1,700.00	\$282.000	
Extended Price	28,080.00	30,600.00	5,076.00	

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
Line 23 Remove & Replace Concrete Valley Gutter, per specifications 2 sy			
Unit Price	\$190.000	\$100.00	\$79.000
Extended Price	380.00	200.00	158.00
Line 24 Remove Existing Fittings and Valves, per specifications 31 ea			
Unit Price	\$355.000	\$100.00	\$83.000
Extended Price	11,005.00	3,100.00	2,573.00
Line 25 Remove Pipe-All Types and Sizes, per specifications 41 lf			
Unit Price	\$47.000	\$100.00	\$7.000
Extended Price	1,927.00	4,100.00	287.00
Line 26 Remove and Salvage Existing Fire Hydrant, per specifications 2 ea			
Unit Price	\$350.000	\$100.00	\$447.000
Extended Price	700.00	200.00	894.00
Line 27 Plug and Abandon Water Main with Concrete, per specifications 50 ea			
Unit Price	\$200.000	\$500.00	\$281.000
Extended Price	10,000.00	25,000.00	14,050.00

To be awarded as one lot

	AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
--	---------------------------------	-----------------------	----------------------------------

Line 15 Furnish & Install 1" Water Tap and Reconnect Service Line, per specifications 38 ea			
Unit Price	\$1,065.000	\$1,200.00	\$852.000
Extended Price	40,470.00	45,600.00	32,376.00

Line 16 Furnish & Install 2" Water Tap and Reconnect Service Line, per specifications 1 ea			
Unit Price	\$2,180.000	\$2,100.00	\$1,102.000
Extended Price	2,180.00	2,100.00	1,102.00

Line 17 Furnish & Install AWWA C153 SSB-DI Fittings, per specifications 2 ton			
Unit Price	\$8,875.000	\$5,000.00	\$16,863.000
Extended Price	17,750.00	10,000.00	33,726.00

Line 18 Furnish, Install & Maintain Trench Safety System, per specifications 418 lf			
Unit Price	\$1.250	\$1.00	\$3.750
Extended Price	522.50	418.00	1,567.50

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS		MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
	Unit Price	Extended Price	Unit Price	Extended Price
Line 19 Furnish, Install and Maintain Temporary Erosion Sediment, per specifications 1 ls	\$1,175.000	1,175.00	\$2,700.00	2,700.00
Unit Price	\$1,175.000		\$2,700.00	
Extended Price		1,175.00	2,700.00	44,488.00
Line 20 Furnish, Install & Maintain Traffic Safety and Control System, per specifications 1 ls	\$14,100.000	14,100.00	\$20,000.00	20,000.00
Unit Price	\$14,100.000		\$20,000.00	
Extended Price		14,100.00	20,000.00	16,722.00
Line 21 Remove & Replace Existing Concrete Curb & Gutter, per specifications 12 lf	\$76.000	912.00	\$169.00	2,028.00
Unit Price	\$76.000		\$169.00	
Extended Price		912.00	2,028.00	876.00
Line 22 Tie into Existing Water Main, per specifications 18 ea	\$1,560.000	28,080.00	\$1,700.00	30,600.00
Unit Price	\$1,560.000		\$1,700.00	
Extended Price		28,080.00	30,600.00	5,076.00

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
Line 23 Remove & Replace Concrete Valley Gutter, per specifications 2 sy			
Unit Price	\$190.000	\$100.00	\$79.000
Extended Price	380.00	200.00	158.00
Line 24 Remove Existing Fittings and Valves, per specifications 31 ea			
Unit Price	\$355.000	\$100.00	\$83.000
Extended Price	11,005.00	3,100.00	2,573.00
Line 25 Remove Pipe-All Types and Sizes, per specifications 41 lf			
Unit Price	\$47.000	\$100.00	\$7.000
Extended Price	1,927.00	4,100.00	287.00
Line 26 Remove and Salvage Existing Fire Hydrant, per specifications 2 ea			
Unit Price	\$350.000	\$100.00	\$447.000
Extended Price	700.00	200.00	894.00
Line 27 Plug and Abandon Water Main with Concrete, per specifications 50 ea			
Unit Price	\$200.000	\$500.00	\$281.000
Extended Price	10,000.00	25,000.00	14,050.00

To be awarded as one lot

AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
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Line 28 Mobilization, Demobilization,
per specifications

1 Is						
Unit Price	\$11,175.000	\$27,023.00	\$37,305.900			
Extended Price	11,175.00	27,023.00	37,305.90			

Bid Total

	537,939.50	711,000.00	778,852.00
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Award by Vendor	537,939.50	
Change Order #1	64,860.75	
Change Order #2	32,957.50	
Revised Total	635,757.75	

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS		MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
	Unit Price	Extended Price	Unit Price	Extended Price
Line 19 Furnish, Install and Maintain Temporary Erosion Sediment, per specifications 1 ls	\$1,175.000	1,175.00	\$2,700.00	2,700.00
Unit Price	\$1,175.000		\$2,700.00	
Extended Price		1,175.00	2,700.00	44,488.00
Line 20 Furnish, Install & Maintain Traffic Safety and Control System, per specifications 1 ls	\$14,100.000	14,100.00	\$20,000.00	20,000.00
Unit Price	\$14,100.000		\$20,000.00	
Extended Price		14,100.00	20,000.00	16,722.00
Line 21 Remove & Replace Existing Concrete Curb & Gutter, per specifications 12 lf	\$76.000	912.00	\$169.00	2,028.00
Unit Price	\$76.000		\$169.00	
Extended Price		912.00	2,028.00	876.00
Line 22 Tie into Existing Water Main, per specifications 18 ea	\$1,560.000	28,080.00	\$1,700.00	30,600.00
Unit Price	\$1,560.000		\$1,700.00	
Extended Price		28,080.00	30,600.00	5,076.00

To be awarded as one lot	AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
Line 23 Remove & Replace Concrete Valley Gutter, per specifications 2 sy			
Unit Price	\$190.000	\$100.00	\$79.000
Extended Price	380.00	200.00	158.00
Line 24 Remove Existing Fittings and Valves, per specifications 31 ea			
Unit Price	\$355.000	\$100.00	\$83.000
Extended Price	11,005.00	3,100.00	2,573.00
Line 25 Remove Pipe-All Types and Sizes, per specifications 41 lf			
Unit Price	\$47.000	\$100.00	\$7.000
Extended Price	1,927.00	4,100.00	287.00
Line 26 Remove and Salvage Existing Fire Hydrant, per specifications 2 ea			
Unit Price	\$350.000	\$100.00	\$447.000
Extended Price	700.00	200.00	894.00
Line 27 Plug and Abandon Water Main with Concrete, per specifications 50 ea			
Unit Price	\$200.000	\$500.00	\$281.000
Extended Price	10,000.00	25,000.00	14,050.00

To be awarded as one lot

AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
---------------------------------	-----------------------	----------------------------------

Line 28 Mobilization, Demobilization,
per specifications

1 Is						
Unit Price	\$11,175.000	\$27,023.00	\$37,305.900			
Extended Price	11,175.00	27,023.00	37,305.90			

Bid Total	537,939.50	711,000.00	778,852.00
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Award by Vendor	537,939.50	
Change Order #1	64,860.75	
Change Order #2	32,957.50	
Revised Total	635,757.75	

To be awarded as one lot

AMARILLO UTILITY CONTRACTORS	MH CIVIL CONSTRUCTORS	LA FULLER & SONS CONSTRUCTION
---------------------------------	-----------------------	----------------------------------

Line 28 Mobilization, Demobilization,
per specifications

1 Is					
Unit Price	\$11,175.000	\$27,023.00	\$37,305.900		
Extended Price	11,175.00	27,023.00	37,305.90		

Bid Total	537,939.50	711,000.00	778,852.00
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Award by Vendor	537,939.50	
Change Order #1	64,860.75	
Change Order #2	32,957.50	
Revised Total	635,757.75	



Capital Projects and Development Engineering
 Simms Municipal Building
 PH: 806-378-9334



Site Map



Included in Original Bid
 Identified During Construction

DISCLAIMER: The City of Amarillo is providing this information as a public service. The data shown is for information purposes only and except where noted, all of the data or features shown or depicted on this map is not to be construed or interpreted as accurate and/or reliable. The City of Amarillo assumes no liability or responsibility for any discrepancies or errors for the use of the information provided. This product is for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property boundaries.

Part 02-Utilities/0204-Workshop/Engineers.mxd on 9/2/2020 at 8:54:23 AM



A

Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Public hearing to consider an ordinance to levy an assessment on property within the Heritage Hills Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Heritage Hills Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Heritage Hills PID Advisory Board met July 14, 2020 to review the proposed FY 2020/21 budget and service plan. The Heritage Hills PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$92,676. The Board recommends maintaining property owner assessment rates of \$0.08 per square foot. This will result in assessments totaling \$404,204. This decision was made in order to cover all operating costs as well as build up an operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Heritage Hills PID. Attached is the Heritage Hills Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget and 5-year service plan discussed above have been reviewed and unanimously recommended for approval by the Heritage Hills PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Heritage Hills PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this item.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 7873

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE HERITAGE HILLS PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2020-2021; ADOPTING A BUDGET FOR FISCAL YEAR 2020-2021 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Heritage Hills Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, the City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Heritage Hills Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2020-2021 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2020-2021 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this Ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not

affect the validity of the remaining portions of this Ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2020; and PASSED on Second and Final Reading on this _____ day of _____, 2020.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

Heritage Hills Public Improvement District

Fiscal Year 2020-2021

A. The boundaries of the Heritage Hills Public Improvement District are as follows:

Vicinity- north of Hollywood Road, east of Helium Road, south of Arden Road and west of Soncy Rd/Loop 335.

A 590.93 acre tract of land located in Section 65, Block 9, BS&F Survey, Randall County, Texas being a portion of a 662.34 acre tract whose warranty deed is recorded in Clerks' File Number 2008005957 of the Official Public Records of Randall County, Texas.

B. The total estimated costs for maintenance, operation, and debt service payments proposed for the Heritage Hills Public Improvement District is \$92,676. Such cost will be apportioned over the development as follows:

Cost of Maintenance	\$86,000
Administration Expense	\$6,676
Total.....	\$92,676

C. This year's assessment will total \$404,204. The method of assessment will be to divide the total maintenance, operational, administrative and debt service costs, as well as, maintenance reserves as follows:

1. Residential Property: Residential property will be assessed an amount equal to \$0.08 multiplied by the total square footage of the lot.
2. Commercial Property: Commercial property will be assessed an amount equal to \$0.08 multiplied by the total square footage of the lot.

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2020.
2. These assessments become delinquent if not paid prior to February 1, 2021 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2020-2021.

HERITAGE HILLS PUBLIC IMPROVEMENT DISTRICT (27110)
 FIVE YEAR IMPROVEMENT PLAN
 FISCAL YEARS: ACTUAL 2018/19 AND ESTIMATED 2019/20 TO 2024/25
 REVISED 1-Sep-20

	2018/19 Actual	2019/20 Revised	2020/21 Proposed	2021/22 Estimated	2022/23 Estimated	2023/24 Estimated	2024/25 Estimated
BEGINNING FUND BALANCE	161,066	286,733	599,730	905,732	1,238,587	1,580,678	1,920,453
INFLATION	-	2.00%	2.00%	2.00%	2.00%	2.00%	2.00%
PROJECTED COSTS							
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST:							
Electricity	-	-	6,000	6,120	7,666	7,819	7,975
Water & Sewer	-	-	30,000	30,600	38,328	39,094	39,876
Contract/Temporary Labor	600	600	40,000	40,800	51,103	52,125	53,168
Repair & Maintenance of Improvements	31,000	-	10,000	10,200	12,776	13,031	13,282
TOTAL MAINTENANCE	31,600	600	86,000	87,720	109,872	112,070	114,311
ADMINISTRATION							
Postage	253	225	225	230	234	239	244
Advertising - Public Notices	336	375	375	383	390	398	406
Professional - Collection Contract	3,232	3,136	3,136	3,199	3,263	3,328	3,395
City Admin Fee	55	24	2,940	2,959	3,059	3,120	3,182
TOTAL MAINTENANCE & OPERATION	35,476	4,360	92,676	94,530	116,818	119,154	121,538
ASSESSMENTS							
RESIDENTIAL	160,745	285,637	369,901	397,901	429,824	429,824	429,824
MULTIFAMILY	-	34,303	34,303	34,303	34,303	34,303	34,303
COLLECTION RATE	100.25%	98.88%	98.86%	98.88%	98.88%	98.88%	98.88%
TOTAL COLLECTIONS	161,143	316,357	399,678	427,364	458,930	458,930	458,930
INTEREST INCOME	0.00%	-	-	-	-	-	-
Increase/Decrease in Cash	125,667	311,997	307,002	332,835	342,111	339,775	337,392
ENDING FUND BALANCE	286,733	599,730	905,732	1,238,567	1,580,678	1,920,453	2,257,845
THREE MONTH OPERATING RESERVE	8,869	1,090	23,169	23,632	29,205	29,789	30,384
SURPLUS	277,864	597,640	882,563	1,214,934	1,551,473	1,890,665	2,227,461

B

Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Public hearing to consider an ordinance to levy an assessment on property within the Town Square Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Town Square Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Town Square PID Advisory Board met July 14, 2020 to review the proposed FY 2020/21 budget and service plan. The Town Square PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$83,175. The Board recommends property owner assessment rates remain at \$0.1111 per square foot. This will result in assessments totaling \$166,164. This decision was made in order to cover all operating costs as well as build up an operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Town Square PID. Attached is the Town Square Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget and 5-year service plan discussed above have been reviewed and unanimously recommended for approval by the Town Square PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Town Square PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this item.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 7874

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE TOWN SQUARE PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2020-2021; ADOPTING A BUDGET FOR FISCAL YEAR 2020-2021 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Town Square Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, the City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Town Square Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2020-2021 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2020-2021 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this Ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this Ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2020; and PASSED on Second and Final Reading on this _____ day of _____, 2020.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

Town Square Public Improvement District
Fiscal Year 2020-2021

- A. The boundaries of the Town Square Public Improvement District are as follows:
 - A 409.29 acre tract and a 19.38 acre tract of land being situated in Section 63, Block 9, BS&F Survey, Randall County, Texas.

- B. The total estimated costs for maintenance, operation, and debt service payments proposed for the Town Square Public Improvement District is \$83,175. Such cost will be apportioned over the development as follows:

Cost of Maintenance	\$82,,200
Administration Expense	\$975
Total.....	\$83,175

- C. This year's assessment will total \$166,164. The method of assessment will be to divide the total maintenance, operational, administrative and debt service costs, as well as, maintenance reserves as follows:
 - 1. Residential Property: Residential property will be assessed an amount equal to \$0.1111 multiplied by the total square footage of the lot.
 - 2. Commercial Property: Commercial property will be assessed an amount equal to \$0.1111 multiplied by the total square footage of the lot.

- D. The method of payment of the assessment shall be as follows:
 - 1. These assessments are due and payable October 1, 2020.
 - 2. These assessments become delinquent if not paid prior to February 1, 2021 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
 - 3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
 - 4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

- E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2020-2021.

TOWN SQUARE PUBLIC IMPROVEMENT DISTRICT (27900)
 FIVE YEAR IMPROVEMENT PLAN
 FISCAL YEARS: ACTUAL 2018/19 AND ESTIMATED 2019/20 TO 2024/25
 REVISED 13-Jul-20

	2018/19 Actual	2019/20 Revised	2020/21 Proposed	2021/22 Estimated	2022/23 Estimated	2023/24 Estimated	2024/25 Estimated
BEGINNING FUND BALANCE	231,480	396,842	562,698	645,688	683,991	703,560	720,177
PROJECTED COSTS							
INFLATION							
NEW							
SQ FT TOTAL							
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST:	0.0047	0.0048	0.2984	0.3031	0.3089	0.3151	0.3214
Electricity	-	-	5,000	7,717	8,856	9,033	9,214
Water & Sewer	-	-	46,000	70,995	81,474	83,104	84,766
Contract/Temporary Labor	-	-	22,000	33,955	38,966	39,745	40,540
Repair & Maint of Improvements	-	-	9,200	14,199	16,295	16,621	16,953
TOTAL MAINTENANCE	-	-	82,200	126,867	145,591	148,503	151,473
ADMINISTRATION							
Postage	12	12	36	36	36	37	38
Advertising - Public Notices	336	336	347	354	361	369	376
Collection Contract	512	520	520	530	541	552	563
City Admin Fee	9	11	73	74	76	77	79
TOTAL MAINTENANCE & OPERATION	869	879	83,175	127,861	146,605	149,538	152,528
ASSESSMENTS							
RESIDENTIAL	57,417	57,417	57,417	57,417	57,417	57,417	57,417
COMMERCIAL	108,748	108,748	108,748	108,748	108,748	108,748	108,748
COLLECTION RATE	100.04%	100.34%	100.00%	100.00%	100.00%	100.00%	100.00%
TOTAL COLLECTIONS	166,231	166,735	166,164	166,164	166,164	166,164	166,164
INTEREST INCOME	-	-	-	-	-	-	-
Increase/Decrease in Cash	165,362	165,855	82,968	38,303	19,559	16,627	13,636
ENDING FUND BALANCE	396,842	562,698	645,688	683,991	703,560	720,177	733,813
THREE MONTH OPERATING RESERVE	217	220	20,794	31,965	36,651	37,384	38,132
SURPLUS	396,625	562,478	624,894	652,025	666,898	682,792	695,681

UNITS RATE
 516,803 0.1111
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Amarillo City Council

Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Public hearing to consider an ordinance to levy an assessment on property within the Point West Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Point West Public Improvement District (PID), which is allocated based on the percentage of total square footage owned within the PID, must be approved on an annual basis. The Point West PID Advisory Board met on July 16, 2020 to review the proposed FY 2020/21 budget and service plan. The Point West PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$53,626. The Board believes that last year's assessment rate is adequate and recommends no assessment increase for the 2020/21 budget and service plan. As mentioned above, the current assessment level remains adequate for all expenses and operating reserve and totals \$52,007.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Point West PID. Attached is the Point West Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget (and 5-year service plan) discussed above has been reviewed by the Point West PID Advisory Board and is recommended for approval.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Point West PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this item.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 1875

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE POINT WEST PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2020-2021; ADOPTING A BUDGET FOR FISCAL YEAR 2020-2021 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING A REPEALER CLAUSE; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Point West Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, the City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District’s boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Point West Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., signs), and non-manmade living improvements (i.e., plants) within the District.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee.

SECTION 4: A Budget for the fiscal year of 2020-2021 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2020-2021 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this Ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this Ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2020; and PASSED on Second and Final Reading on this _____ day of _____, 2020.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

**Point West Public Improvement District
Fiscal Year 2020-2021**

A. The boundaries of the Point West Public Improvement District are as follows:
A 165.66-acre tract, a 4.20-acre tract, and a 1.81-acre tract of land, all being situated in Section 43, Block 9, BS&F Survey, Potter County, Texas.

B. The total estimated costs for maintenance, operation, and administrative fees proposed for the Point West Public Improvement District is \$53,626. Such cost will be apportioned over the development as follows:

Cost of Maintenance and Operation	\$49,119
Administration Expense	\$4,597
Total.....	\$53,626

C. This year's assessment will total \$52,007. The method of assessment is to divide the total maintenance, operational, and administrative costs, as well as, maintenance reserves based on percentage of total square footage of property owned within the PID boundary.

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2020.
2. These assessments become delinquent if not paid prior to February 1, 2021 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2020-2021.

POINT WEST PUBLIC IMPROVEMENT DISTRICT (27510)
 FIVE YEAR IMPROVEMENT PLAN
 FISCAL YEARS: ACTUAL 2018/19 AND ESTIMATED 2019/20 TO 2024/25
 REVISED 1-Sep-20

	2018/19 Actual	2019/20 Revised	2020/21 Proposed	2021/22 Estimated	2022/23 Estimated	2023/24 Estimated	2024/25 Estimated
BEGINNING FUND BALANCE	199,720	201,840	233,676	232,057	229,365	225,580	220,679
PROJECTED COSTS	Inflation	2.00%					
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST							
51450 Botany & Agriculture	36,341	-	-	-	-	-	-
53200 Water & Sewer	2,846	9,533	9,819	10,015	10,216	10,420	10,628
67600 Contract/Temporary Labor	10,089	10,020	10,220	10,424	10,633	10,846	11,062
68300 Repair & Maintenance of Improvements	-	-	2,080	2,122	2,164	2,207	2,251
68312 Other Improvements	-	-	27,000	27,540	28,091	28,653	29,226
TOTAL MAINTENANCE	49,276	19,553	49,119	50,101	51,103	52,125	53,168
ADMINISTRATION							
61200 Postage	11	11	16	16	17	17	17
61300 Advertising - Public Notices	378	378	396	404	412	420	429
77450 City Admin Fee	222	229	4,095	4,177	4,260	4,346	4,433
TOTAL MAINTENANCE & OPERATION	49,887	20,171	53,626	54,699	55,792	56,908	58,047
ASSESSMENTS		Increase					
	52,007	0.00%	52,007	52,007	52,007	52,007	52,007
COLLECTION RATE		100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
TOTAL COLLECTIONS	52,007	52,007	52,007	52,007	52,007	52,007	52,007
ENDING FUND BALANCE	201,840	233,676	232,057	229,365	225,580	220,679	214,639
<i>Three Month Operating Reserve</i>	12,472	5,043	13,407	13,675	13,948	14,227	14,512
Surplus	189,368	228,633	218,651	215,691	211,632	206,452	200,128

Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Public hearing to consider an ordinance to levy an assessment on property within the Vineyards Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Vineyards Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Vineyards PID Advisory Board met July 9, 2020 to review the proposed FY 2020/21 budget and service plan. The Vineyards PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$10,214. The Board recommends keeping property owner assessment rates at \$50 per lot. This will result in assessments totaling \$10,450. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Vineyards PID. Attached is the Vineyards Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget and 5-year service plan discussed above have been reviewed and unanimously recommended for approval by the Vineyards PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Vineyards PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this item.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 7876

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE VINEYARDS PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2020-2021; ADOPTING A BUDGET FOR FISCAL YEAR 2020-2021 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within The Vineyards Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, the City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Vineyards Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls) and non-manmade living improvements (i.e., plants) within the District.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee.

SECTION 4: A Budget for the fiscal year of 2020-2021 and Five-year Service Plan that defines the annual indebtedness and the projected costs of improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law and is hereby approved.

SECTION 5: The total estimated cost of the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2020-2021 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this Ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this Ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2020; and PASSED on Second and Final Reading on this _____ day of _____, 2020.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

The Vineyards Public Improvement District
Fiscal Year 2020-21

A. The boundaries of The Vineyards Public Improvement District are as follows:
A 145.446 acre tract of land and a 8.622 acre tract of land all
in Section 191, Block 2, AB&M Survey, Potter County, Texas.

B. The total estimated costs for maintenance, operation, and administrative fees proposed for the Vineyards Public Improvement District is \$10,214. Such costs will be apportioned over the development as follows:

Cost of Maintenance and Operation.....	\$9,161
Administrative Expense.....	\$1,053
Total.....	\$10,214

C. The method of assessment is to divide the total maintenance, operational, and administrative costs, as well as, maintenance reserves equally among the 209 platted lots. This year's assessment will total \$10,450 (\$50 per lot).

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2020.
2. These assessments become delinquent if not paid prior to February 1, 2021 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2020-2021.

Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Public hearing to consider an ordinance to levy an assessment on property within the Quail Creek Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Quail Creek Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Quail Creek PID Advisory Board met July 8, 2020 to review the proposed FY 2020/21 budget and service plan. The Quail Creek PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$10,836. The Board recommends keeping property owner assessment rates at \$350 per lot. This will result in assessments totaling \$10,150. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Quail Creek PID. Attached is the Quail Creek Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget and 5-year service plan discussed above have been reviewed and unanimously recommended for approval by the Quail Creek PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Quail Creek PID boundary regarding this item. At this time of writing, Development Services staff has received one request by a property owner for copies of budget related information.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 7877

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE QUAIL CREEK PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2020-2021; ADOPTING A BUDGET FOR FISCAL YEAR 2020-2021 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Quail Creek Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, the City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Quail Creek Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., common area sidewalks, brick dumpster enclosures, street lights) and non-manmade, living improvements (i.e., plants) within the District.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2020-2021 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2020-2021 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this Ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this Ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or

more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2020; and PASSED on Second and Final Reading on this _____ day of _____, 2020.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT A

Quail Creek Public Improvement District
Fiscal Year 2020-2021

A. The boundaries of the Quail Creek Public Improvement District are as follows:

All that portion of property containing a total area of 20,072 square feet and designated as Common Area 1, Common Area 2, and Common Area 3 as shown on the subdivision plat Quail Creek Addition, Unit No. 25, an addition to the City of Amarillo and being located in Section 25, Block 9, B.S. & F. Survey, Potter County, Texas, as described in the instrument of record in Volume 3695, Page 43 of the Official Public Records of Potter County, Texas.

B. The total estimated costs for maintenance, operation, and administrative fees proposed for the Quail Creek Public Improvement District is \$10,836. Such cost will be apportioned over the development as follows:

Cost of Maintenance and Operation	\$9,744
Administration Expense	\$1,092
Total.....	\$10,836

C. The method of assessment is to divide the total maintenance, operational, and administrative costs, as well as, maintenance reserves equally among the 29 platted lots. This year's assessment will total \$10,150 (\$350 per lot).

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2020.
2. These assessments become delinquent if not paid prior to February 1, 2021 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2020-2021.

QUAIL CREEK PUBLIC IMPROVEMENT DISTRICT (27610)
 FIVE YEAR IMPROVEMENT PLAN
 FISCAL YEARS: ACTUAL 2018/19 AND ESTIMATED 2019/20 to 2024/25
 REVISED 8-Jul-20

	2018/19 Actual	2019/20 Revised	2020/21 Proposed	2021/22 Estimated	2022/23 Estimated	2023/24 Estimated	2024/25 Estimated
BEGINNING FUND BALANCE	9,733	11,096	9,572	8,886	7,983	6,860	5,510
PROJECTED COSTS							
2.00%							
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST							
Electricity	166	192	209	213	217	222	226
Water & Sewer	3,924	5,000	5,150	5,253	5,358	5,465	5,575
Contract/Temporary Labor	3,528	3,024	3,085	3,147	3,210	3,274	3,339
Repair & Maintenance of Improvements	725	3,031	1,300	1,326	1,353	1,380	1,407
TOTAL MAINTENANCE	8,343	11,247	9,744	9,939	10,138	10,340	10,547
ADMINISTRATION							
Postage	19	19	17	17	18	18	18
Advertising - Public Notices	336	336	352	359	366	374	381
City Admin Fee	89	72	723	737	752	767	783
TOTAL MAINTENANCE & OPERATION	8,787	11,674	10,836	11,053	11,274	11,499	11,729
ASSESSMENTS							
LOTS	29	0					
TOTAL COLLECTIONS	30310	10,150	10,150	10,150	10,150	10,150	10,150
COLLECTION RATE	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
INTEREST INCOME	-	-	-	-	-	-	-
ENDING FUND BALANCE	11,096	9,572	8,886	7,983	6,860	5,510	3,931
THREE MONTH OPERATING RESERVE	2,197	2,919	2,709	2,763	2,818	2,875	2,932
SURPLUS	8,899	6,654	6,177	5,220	4,041	2,635	999

Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Public hearing to consider an ordinance to levy an assessment on property within the Tutbury Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Tutbury Public Improvement District (PID), determined by a flat value per lot, must be approved on an annual basis. The Tutbury PID Advisory Board met July 22, 2020 to review the proposed FY 2020/21 budget and service plan. The Tutbury PID budget projects total maintenance and operation expenses for FY 2020/21 to be \$20,516. The Board recommends keeping property owner assessment rates at \$679 per lot. This will result in assessments totaling \$16,296. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Tutbury PID. Attached are the Tutbury Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget and 5-year service plan discussed above have been reviewed and unanimously recommended for approval by the Tutbury PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Tutbury PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this request.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 7878

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE TUTBURY PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2020-2021; ADOPTING A BUDGET FOR FISCAL YEAR 2020-2021 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Tutbury Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, the City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Tutbury Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2020-2021 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2020-2021 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this Ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this Ordinance and each section, subsection,

sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2020; and PASSED on Second and Final Reading on this _____ day of _____, 2020.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

Tutbury Public Improvement District

Budget: Fiscal Year 2020-2021

A. The boundaries of the Tutbury Public Improvement District are as follows:

A 5.27-acre tract of land out of a 196.075 acre tract of land according to that certain Correction Warranty Deed recorded in Volume 1596, Page 135, of the Deed Records of Randall County, Texas, situated in the northeast portion of Section 40, Block 9, BS&F Survey, Randall County, Texas.

B. The total estimated costs for maintenance, operation, and administrative fees proposed for the Tutbury Public Improvement District is \$20,516. Such cost will be apportioned over the development as follows:

Cost of Maintenance and Operation	\$19,091
Administration Expense	\$1,425
Total.....	\$20,516

C. The method of assessment is to divide the total maintenance, operational, and administrative costs, as well as, maintenance reserves equally among the 24 platted lots. This year's assessment will total \$16,296 (\$679 per lot).

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2020.
2. These assessments become delinquent if not paid prior to February 1, 2021 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2020-2021.

TUTBURY PUBLIC IMPROVEMENT DISTRICT (27400)
 FIVE YEAR IMPROVEMENT PLAN
 FISCAL YEARS: ACTUAL 2018/19 AND ESTIMATED 2019/20 TO 2024/25
 REVISED 1-Sep-20

	2018/19 Actual	2019/20 Revised	2020/21 Proposed	2021/22 Estimated	2022/23 Estimated	2023/24 Estimated	2024/25 Estimated
BEGINNING FUND BALANCE	27,895	34,245	38,359	34,139	29,509	24,460	18,984
Inflation		2.00%					
PROJECTED COSTS							
MAINTENANCE & OPERATION:							
Electricity	227	371	484	494	504	514	524
Water & Sewer	1,888	3,060	3,152	3,215	3,279	3,345	3,412
Custom Gardens - Monthly Fee	6,262	6,064	7,000	7,140	7,283	7,428	7,577
Repair & Maintenance - Improvements	605	631	8,200	8,364	8,531	8,702	8,876
Repair & Maintenance - Irrigation	247	-	255	260	265	271	276
TOTAL MAINTENANCE	9,229	10,126	19,091	19,473	19,862	20,260	20,665
ADMINISTRATION							
Postage	16	16	15	15	16	16	16
Advertising - Public Notices	336	336	352	359	366	374	381
Professional - Collection Contract	240	240	240	245	250	255	260
City Admin Fee	125	106	818	834	851	868	885
TOTAL MAINTENANCE & OPERATION	9,946	10,824	20,516	20,926	21,345	21,772	22,207
ASSESSMENTS							
LOTS	24						
ASSESSMENTS	\$679	16,296	16,296	16,296	16,296	16,296	16,296
COLLECTION RATE	100.00%	91.67%	100.00%	100.00%	100.00%	100.00%	100.00%
TOTAL COLLECTIONS	16,296	14,938	16,296	16,296	16,296	16,296	16,296
INTEREST INCOME	-	-	-	-	-	-	-
INTEREST INCOME	0.00%						
Increase/Decrease in Cash	6,350	4,114	(4,220)	(4,630)	(5,049)	(5,476)	(5,911)
ENDING FUND BALANCE	34,245	38,359	34,139	29,509	24,460	18,984	13,073
THREE MONTH OPERATING RESERVE	2,487	2,706	5,129	5,232	5,336	5,443	5,552
SURPLUS	31,759	35,653	29,010	24,277	19,124	13,541	7,521

Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Public hearing to consider an ordinance to levy an assessment on property within the Colonies Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Colonies Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Colonies PID Advisory Board met July 30, 2020 to review the proposed FY 2020/21 budget and service plan. The Colonies PID budget projects total maintenance, operation and debt service expenses for FY 2020/21 to be \$998,337. The Board recommended unanimously to maintaining the property owner assessment rates at \$0.10 per square foot. This will result in assessments totaling \$1,030,841. This decision was made in order to continue to cover all operating costs as well as an additional \$466,830 annual debt service payment.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Colonies PID. Attached is the Colonies Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget and 5-year service plan discussed above have been reviewed and recommended for approval by the Colonies PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Colonies PID boundary regarding this item. At this time of writing, Development Services staff has received one comment from a property owner requesting consideration of an assessment cap. This comment was forwarded to the Colonies PID Advisory Board but received no action.

Staff Recommendation

Legal, Accounting, and Development Services staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 2020-017

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE COLONIES PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2020-2021; ADOPTING A BUDGET FOR FISCAL YEAR 2020-2021 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Colonies Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, the City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Colonies Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2020-2021 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2020-2021 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this Ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this Ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2020; and PASSED on Second and Final Reading on this _____ day of _____, 2020.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

Colonies Public Improvement District
Fiscal Year 2020-2021

A. The boundaries of the Colonies Public Improvement District are as follows:

A 375.8 acre tract of land being situated in Section 40, Block 9,
BS&F Survey, Randall County, Texas.

B. The total estimated costs for maintenance, operation, and debt service payments proposed for the Colonies Public Improvement District is \$998,337. Such cost will be apportioned over the development as follows:

Cost of Maintenance.....	\$492,104
Administration Expense	\$39,403
Debt Service Obligation	\$466,830
Total.....	\$998,337

C. This year's assessment will total \$1,030,841 The method of assessment will be to divide the total maintenance, operational, administrative and debt service costs, as well as maintenance reserves as follows:

1. Residential Property: Residential property will be assessed an amount equal to \$0.10 multiplied by the total square footage of the lot.
2. Commercial Property: Commercial property will be assessed an amount equal to \$0.10 multiplied by the total square footage of the lot for lots 1 acre or less. Commercial lots greater than 1 acre will be assessed an additional \$500 per acre or portion thereof, with a maximum assessment of \$10,000 per lot.

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2020.
2. These assessments become delinquent if not paid prior to February 1, 2021 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2020-2021.

COLONIES # 5 PUBLIC IMPROVEMENT DISTRICT (27300)
 FIVE YEAR IMPROVEMENT PLAN
 FISCAL YEARS: Actual 2018/19 and ESTIMATED 2019/20 to 2023/30
 20-Aug-20
 REVISED

	Actual 2018/19	Budget 2019/20	Revised 2019/20	Proposed 2020/21	Estimated 2021/22	Estimated 2022/23	Estimated 2023/24
BEGINNING FUND BALANCE	595,324	360,358	900,358	875,237	1,007,741	963,248	707,759
		0.0%	2.0%	2.0%	2.0%	2.0%	2.0%
PROJECTED COSTS							
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST:	47,987	45,000	45,000	723,586	723,586	723,586	723,586
	0.553	0.663	0.705	0.735	0.749	0.764	0.780
Landscaping (Botany & Agriculture)	19,668	19,153	2,374	91,153	92,076	94,806	96,722
Electricity	51,450	53,000	53,000	19,465	20,251	20,251	19,465
Water & Sewer	53,150	15,815	15,815	150,000	153,000	150,000	150,000
PID Management Fees (private)	104,225	144,056	170,000	31,302	31,928	32,567	33,218
Custom Gardens (monthly fee)	620'15	35,348	30,279	166,821	170,157	173,581	177,032
Irrigation Repairs	67600	143,830	150,487	22,251	22,696	23,150	23,150
Irrigation Repairs	68300	21,815	70,000	11,366	11,825	12,062	12,062
Insurance (City Charge)	8400	11,366	5,538	492,104	501,946	511,985	522,225
Insurance (City Charge)	71100	134	488,090				
TOTAL MAINTENANCE	362,435	466,397	488,090	998,337	1,175,151	1,186,035	1,196,035
ADMINISTRATION:							
Postage	481	462	462	471	471	481	490
Advertising - Public Notices	61300	420	420	428	437	446	446
Tax Assessor Commission	62000	7,692	6,408	7,607	8,003	8,163	8,163
City Admin Fee	77450	4,322	4,322	30,829	31,468	32,074	32,718
TOTAL ADMINISTRATION	12,558	13,586	12,211	39,403	40,191	40,995	41,815
TOTAL MAINTENANCE & OPERATION	374,993	479,983	510,301	531,507	542,137	552,980	564,039
Bond Proceeds	39810	-	-	2,000,000	2,000,000	2,000,000	2,000,000
Developer Reimbursements	83200	-	-	(2,000,000)	(2,000,000)	(2,000,000)	(2,000,000)
Debt Service First Issue (2008 2/15/26 mat)	585,000	45,946	45,946	45,946	45,946	45,946	45,946
Debt Service Second Issue (2008B 2/15/28 mat)	1,500,000	107,334	107,334	108,172	110,806	112,236	113,664
Debt Service Third Issue (2014 8/15/34 mat)	1,535,000	104,531	104,531	102,581	105,631	108,681	111,731
Debt Service Fourth Issue (2018 2/15/38 mat)	3,000,000	210,481	210,481	206,631	207,131	207,631	208,131
Debt Service Fifth Issue	2,000,000	-	-	-	150,000	150,000	150,000
Debt Service Sixth Issue	1,500,000	-	-	-	-	-	-
Fiscal Agent Fees	-	2,000	2,000	2,500	2,500	2,500	3,000
Total Debt Service	468,703	470,292	470,292	468,830	622,014	622,168	621,956
TOTAL EXPENDITURES	843,696	950,779	980,593	998,337	1,175,151	1,186,035	1,196,035
ASSESSMENTS							
RESIDENTIAL	8,441,635	9,765,415	9,769,415	9,530,419	9,418,585	9,418,585	9,418,585
COMMERCIAL	877,121	970,234	970,234	977,799	977,799	977,799	977,799
TOTAL ASSESSMENTS	30311	1,054,399	1,054,399	1,030,841	1,019,657	1,019,657	1,019,657
COLLECTION RATE							
TOTAL COLLECTIONS	1,054,712	1,052,985	1,052,985	1,030,841	1,019,657	1,019,657	1,019,657
INTEREST INCOME	18	1,072	1,072	1,000,000	1,000,000	1,000,000	1,000,000
MISCELLANEOUS INCOME	211,034	102,800	74,879	132,504	(144,493)	(155,490)	(166,378)
INCREASE (DECREASE) IN CASH	800,355	103,164	675,237	1,007,741	863,248	707,759	541,391
Ending Fund Balance	210,924	237,545	245,148	249,584	291,038	283,787	286,509
Three Month Operating Reserve	589,434	665,020	630,089	758,157	572,211	413,972	244,872
Surplus							

COLONIES # 5 PUBLIC IMPROVEMENT DISTRICT (27300)
 FIVE YEAR IMPROVEMENT PLAN
 FISCAL YEARS: Actual 2018/19 and ESTIMATED 2019/20 to 2029/30
 REVISED 20-Aug-20

	Estimated 2024/25	Estimated 2025/26	Estimated 2026/27	Estimated 2027/28	Estimated 2028/29	Estimated 2029/30
BEGINNING FUND BALANCE	541,381	364,846	276,006	197,156	98,619	104,191
	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%
PROJECTED COSTS						
MAINTENANCE & OPERATION:	0.795	0.811	0.827	0.844	0.861	0.878
PARK MAINTENANCE COST:						
Operating	98,667	100,640	102,653	104,706	106,800	108,936
Landscaping (Botany & Agriculture)	21,070	21,491	22,359	22,859	23,392	23,962
Electricity	162,365	165,612	168,924	172,303	175,749	179,264
Water & Sewer	33,882	34,560	35,251	35,956	36,675	37,409
PID Management Fees (private)	180,572	184,184	187,868	191,625	195,457	199,367
Custom Gardens (monthly fee)	23,613	24,086	24,567	25,059	25,560	26,071
Hardscape Repairs	68,400	12,549	12,800	13,056	13,317	13,583
Irrigation Repairs	107	201	205	209	213	218
Insurance (City Charge)	532,669	543,323	554,189	565,273	576,578	588,110
TOTAL MAINTENANCE						
ADMINISTRATION:						
Postage	500	510	520	531	541	552
Printing - Public Notices	61,500	462	472	482	492	502
Advertising	8,326	8,493	8,662	8,836	9,012	9,193
Tax Assessor Commission	33,370	34,038	34,718	35,413	36,121	36,843
City Admin Fee	42,651	43,503	44,374	45,262	46,167	47,090
TOTAL ADMINISTRATION						
TOTAL MAINTENANCE & OPERATION	575,320	586,827	598,563	610,534	622,745	635,200
Bond Proceeds	39810	1,500,000				
Developer Reimbursements	83200	(1,500,000)				
Debt Service First Issue (2006 2/15/26 mat)	585,000	19,145				
Debt Service Second Issue (2008B 2/15/28 mat)	1,500,000	110,812	111,630	112,444		
Debt Service Third Issue (2014 8/15/34 mat)	1,535,000	104,706	105,056	107,656	105,000	107,238
Debt Service Fourth Issue (2018 8/15/39 mat)	3,000,000	207,431	206,631	210,831	210,506	205,866
Debt Service Fifth Issue	2,000,000	150,000	150,000	150,000	150,000	150,000
Debt Service Sixth Issue	1,500,000	112,500	112,500	112,500	112,500	112,500
Fiscal Agent Fees	3,000	3,000	2,500	2,500	2,500	2,000
Total Debt Service	620,873	770,041	688,317	695,731	580,006	577,594
TOTAL EXPENDITURES	1,196,193	1,296,871	1,286,880	1,306,265	1,202,751	1,212,794
ASSESSMENTS	0%	0%	0%	0%	0%	0%
RESIDENTIAL	941,850	941,858	941,858	941,858	941,858	941,858
COMMERCIAL	77,799	77,799	77,799	77,799	77,799	77,799
TOTAL ASSESSMENTS	1,019,649	1,019,657	1,019,657	1,019,657	1,019,657	1,019,657
COLLECTION RATE	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%
TOTAL COLLECTIONS	1,019,658	1,019,658	1,019,658	1,019,658	1,019,658	1,019,658
INTEREST INCOME						
MISCELLANEOUS INCOME						
INCREASE (DECREASE) IN CASH	(176,535)	(68,841)	(78,850)	(96,254)	5,279	(4,784)
Ending Fund Balance	364,846	276,006	197,156	98,619	104,191	99,433
Three Month Operating Reserve	299,048	324,218	326,566	326,566	300,688	303,199
Surplus	65,798	(48,213)	(124,565)	(227,647)	(196,490)	(203,765)

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Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Public hearing to consider an ordinance to levy an assessment on property within the Greenways Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Greenways Public Improvement District (PID), determined by the placement of the lot within the neighborhood, must be approved on an annual basis. The Greenways PID Advisory Board met July 17, 2020 to review the proposed FY 2020/21 budget and service plan. The Greenways PID budget projects total maintenance, operation and debt service expenses for FY 2020/21 to be \$1,705,283. The Board recommends maintaining property owner assessment rates at \$750 for type A lots, \$625 for type B lots, \$900 for type D lots, and \$1,875 per acre for commercial property. This will result in assessments totaling \$671,219. This decision was made in order to continue to cover all operating costs as well as build up their operating reserve.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Greenways PID. Attached is the Greenways Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID annual budget and 5-year service plan discussed above have been reviewed and unanimously recommended for approval by the Greenways PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Greenways PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this item.

Staff Recommendation

Legal, Accounting, and Development Services Staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 7880

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE GREENWAYS PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2020-2021; ADOPTING A BUDGET FOR FISCAL YEAR 2020-2021 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Greenways Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, the City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property; and

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Greenways Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2020-2021 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2020-2021 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this Ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this Ordinance and each section, subsection, sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2020; and PASSED on Second and Final Reading on this _____ day of _____, 2020.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

**Greenways Public Improvement District
Fiscal Year 2020-2021**

A. The boundaries of the Greenways Public Improvement District are as follows:

A 671.30-acre tract of land being all of Section 39, Block 9, BS&F Survey, Randall County, Texas as indicated in deeds recorded in the real property records of Randall County.

B. The total estimated costs for maintenance, operation, administrative fees, and debt service proposed for the Greenways Public Improvement District is \$1,705,283. Such cost will be apportioned over the development as follows:

Cost of Maintenance.....	\$444,722
Administration Expense	\$38,158
Debt Service.....	\$222,403
Total.....	\$705,283

C. This year’s assessment will total \$671,219. The method of assessment will be to divide the total maintenance, operational, and administrative costs, as well as, maintenance reserves as follows:

1. Residential Property: Residential property will consist of Class A, Class B, and Class D lots. At the time a plat is filed, Developer will designate the classification for each lot. Class A lots will generally be larger lots and may have additional amenities. Class B lots will be the majority of the lots and will generally be smaller lots. Class D lots are those located adjacent to Tuscany Village. Class B residential lots will be assessed equally on a per lot basis. Class A lots will be assessed equally on a per lot basis at 120% of the Class B lot assessment. Class D lots will be assessed equally on a per lot basis at 120% of the Class A lot assessment. The 2020-2021 Class A lot assessment will be \$750.00 per lot, the Class B lot assessment will be \$625.00 per lot, and the Class D lot assessment will be \$900.00 per lot.
2. Commercial Property: The 2020-2021 Commercial property assessment will be \$1,800.00 per acre.

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2020.
2. These assessments become delinquent if not paid prior to February 1, 2021 and will accrue interest, penalties and attorney’s fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.

4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.
- E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2020-2021.

GREENWAYS AT HILLSIDE PUBLIC IMPROVEMENT DISTRICT (27100)
 FIVE YEAR IMPROVEMENT PLAN
 FISCAL YEARS: ACTUAL 2018/19 AND ESTIMATED 2019/20 TO 2024/25
 REVISED 17-Jul-20

		Actual 2018/19		Revised 2019/20		Proposed 2020/21		Estimated 2021/22		Estimated 2022/23		Estimated 2023/24		Estimated 2024/25		
BEGINNING FUND BALANCE		338,736		497,463		248,424		214,982		167,775		145,801		162,992		
PROJECTED COSTS		NEW	ACREAGE TOTAL	NEW	ACREAGE TOTAL	NEW	ACREAGE TOTAL	NEW	ACREAGE TOTAL	NEW	ACREAGE TOTAL	NEW	ACREAGE TOTAL	NEW	ACREAGE TOTAL	
MAINTENANCE & OPERATION:																
PARK MAINTENANCE COST:	0.30	INFLATION	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	2.0%	
			28.75	12,049	28.75	15,643	28.75	16,796	28.75	17,132	28.75	17,474	29	17,824	29	18,160
Operating	51200		-	-	-	-	-	-	-	-	-	-	-	-	-	
Botanical & Agricultural	51450		-	630	630	2,000	2,040	2,040	2,081	2,122	2,165	2,208	2,250	2,293		
Electricity	53150		3,850	3,164	3,322	3,389	3,456	3,523	3,590	3,657	3,724	3,791	3,858	3,925		
Water & Sewer	53200		91,614	200,000	200,000	204,000	208,000	212,000	216,000	220,000	224,000	228,000	232,000	236,000		
Miscellaneous (unassigned)	61600		-	11,800	15,000	15,300	15,600	15,900	16,200	16,500	16,800	17,100	17,400	17,700		
Contract Labor	67600		191,405	175,000	153,000	156,060	159,181	162,302	165,423	168,544	171,665	174,786	177,907	181,028		
Repair & Maintenance of Improvements	68300		24,585	31,000	10,200	10,404	10,608	10,812	11,016	11,220	11,424	11,628	11,832	12,036		
Other Improvements	68312		-	35,700	35,700	36,414	37,128	37,842	38,556	39,270	39,984	40,698	41,412	42,126		
Repair & Maintenance of Irrigation	68400		21,592	14,529	25,500	26,010	26,520	27,030	27,540	28,050	28,560	29,070	29,580	30,090		
TOTAL MAINTENANCE			333,046	436,123	444,722	453,617	462,689	471,943	481,382	490,821	499,765	508,709	517,653	526,597		
ADMINISTRATION:																
Postage	61200		600	550	550	550	561	572	584	595	607	618	629	640		
Advertising Public Notices	61300		336	529	529	540	550	561	572	584	595	607	618	629		
Professional Collection Contract	62000		8,312	8,408	8,576	8,748	8,923	9,101	9,283	9,468	9,655	9,844	10,034	10,226		
City Administrative fee	77450		4,115	4,118	28,503	29,073	29,655	30,248	30,853	31,468	32,083	32,700	33,318	33,938		
TOTAL ADMINISTRATION			13,363	13,605	38,158	38,921	39,700	40,494	41,304	42,126	42,951	43,777	44,603	45,430		
TOTAL MAINTENANCE & OPERATION			346,409	449,728	482,880	492,538	502,389	512,437	522,685	532,736	542,717	552,631	562,463	572,210		
Developer Reimbursement			-	(300,000)	(1,000,000)	-	-	-	-	-	-	-	-	-		
Bond Proceeds			-	-	1,000,000	-	-	-	-	-	-	-	-	-		
DEBT SERVICE PAYMENTS																
FOURTH ISSUE PAYMENT (COs 2014, 08/15/34 Maturity Date)	725,000		49,588	48,688	52,788	51,738	50,960	49,900	48,850	47,750	46,650	45,550	44,450	43,350		
THIRD ISSUE PAYMENT (2008A Cos, 2/15/28 Maturity Date)	600,000		44,980	43,696	47,305	45,807	44,309	42,811	41,313	39,815	38,317	36,819	35,321	33,823		
SECOND ISSUE PAYMENT (2003 COs, 8/15/23 Maturity Date)	620,000		47,770	46,290	44,810	43,330	41,850	40,370	38,890	37,410	35,930	34,450	32,970	31,490		
FIFTH ISSUE	1,000,000		-	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000		
Fiscal Agent Fees			-	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500	2,500		
Total Debt Service			142,338	141,174	222,403	223,375	219,424	215,473	211,522	207,571	203,620	199,669	195,718	191,767		
TOTAL EXPENDITURES			488,747	890,902	1,705,283	1,715,912	1,721,813	1,727,714	1,733,615	1,739,516	1,745,417	1,751,318	1,757,219	1,763,120		
ASSESSMENTS																
		UNITS	RATE	UNITS	RATE	UNITS	RATE	UNITS	RATE	UNITS	RATE	UNITS	RATE	UNITS	RATE	
		Yearly Increase		Yearly Increase		Yearly Increase		Yearly Increase		Yearly Increase		Yearly Increase		Yearly Increase		
RESIDENTIAL B		919	575	919	600	919	625	919	625	919	625	919	625	919	625	
RESIDENTIAL A		68	890	68	720	68	750	68	750	68	750	68	750	68	750	
RESIDENTIAL D		26	828	26	864	26	900	26	900	26	900	26	900	26	900	
COMMERCIAL		5.4	1,725	11.4	1,800	12.0	1,875	12.0	1,875	12.0	1,875	12.0	1,875	12.0	1,875	
TOTAL ASSESSMENTS	30311		643,362	643,362	671,219	671,219	702,469	702,469	733,719	733,719	764,969	764,969	796,219	796,219		
COLLECTION RATE			100.54%	99.63%	99.63%	99.63%	99.63%	99.63%	99.63%	99.63%	99.63%	99.63%	99.63%	99.63%	99.63%	
TOTAL COLLECTIONS			646,854	640,953	671,219	668,705	699,838	699,838	729,968	729,968	760,098	760,098	790,228	790,228		
INTEREST INCOME			619	910	622	-	-	-	-	-	-	-	-	-		
INCREASE (DECREASE) IN CASH			158,727	(249,039)	(33,442)	(47,207)	(21,974)	17,191	4,597	17,191	4,597	17,191	4,597	17,191	4,597	
ENDING FUND BALANCE			497,463	248,424	214,982	167,775	145,801	162,992	162,992	162,992	162,992	162,992	162,992	162,992		
Three Month Operating Reserve			86,602	112,432	120,720	123,134	125,597	128,109	130,671	133,233	135,795	138,357	140,919	143,481		
Surplus			410,860	135,992	94,262	44,640	20,203	34,882	36,917	38,950	40,983	42,995	44,987	46,959		

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Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development & Redevelopment
Department	Development Services		
Contact	Kelley Shaw, Development Customer Service Coordinator		

Agenda Caption

Public hearing to consider an ordinance to levy an assessment on property within the Pinnacle Public Improvement District.

Agenda Item Summary

An assessment against each parcel of property in the Pinnacle Public Improvement District (PID), determined by multiplying a cost value per square foot of lot area, must be approved on an annual basis. The Pinnacle PID Advisory Board met July 15, 2020 to review the proposed FY 2020/21 budget and service plan. The Pinnacle PID budget projects total maintenance, operation and administration expenses for FY 2020/21 to be \$54,040. The Board recommended unanimously to have a property owner assessment rates at \$0.07 per square foot. This will result in assessments totaling \$85,823. This decision was made in order to continue to cover all operating and administrative costs.

A service plan covering a period of at least five years must also be reviewed and approved. This plan defines the annual indebtedness and projected costs for improvements as well as maintenance of improvements within the Pinnacle PID. Attached is the Pinnacle Public Improvement District Fiscal Year 2020/21 budget, service plan, and associated ordinance and exhibit.

Requested Action

The PID budget and 5-year service plan discussed above have been reviewed and unanimously recommended for approval by the Pinnacle PID Advisory Board.

Funding Summary

Budget and 5-year service plan attached.

Community Engagement Summary

Newspaper and property owner notices have been sent to property owners within the Pinnacle PID boundary regarding this item. At this time of writing, Development Services staff has not received any comments regarding this item.

Staff Recommendation

Legal, Accounting, and Development Services staff have reviewed the associated instruments and recommend approval as submitted.

ORDINANCE NO. 7881

AN ORDINANCE LEVYING AN ASSESSMENT ON PROPERTY WITHIN THE PINNACLE PUBLIC IMPROVEMENT DISTRICT AS AUTHORIZED BY CHAPTER 372 OF THE TEXAS LOCAL GOVERNMENT CODE FOR FISCAL YEAR 2020-2021; ADOPTING A BUDGET FOR FISCAL YEAR 2020-2021 AND FIVE-YEAR SERVICE PLAN; DESCRIBING THE AREA WITHIN THE PUBLIC IMPROVEMENT DISTRICT; OBLIGATING THE AREA TO PAY THE COSTS ASSOCIATED WITH THE PUBLIC IMPROVEMENT DISTRICT; ESTABLISHING AN ESTIMATE OF THE TOTAL COST OF PROVIDING SPECIAL SERVICES WITHIN THE DISTRICT; SPECIFYING THE METHOD OF PAYMENT OF THE ASSESSMENT; ESTABLISHING THAT ASSESSMENTS MAY BE PAID IN PERIODIC INSTALLMENTS AND OBLIGATING PERSONS PURCHASING PROPERTY WITHIN THE PUBLIC IMPROVEMENT DISTRICT TO PARTICIPATE IN THE PAYMENT OF ASSESSMENTS; PROVIDING FOR A SEVERABILITY CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, a public hearing was held as required by law where all interested persons were provided with an opportunity to be heard on assessments on property within the Pinnacle Hills Public Improvement District; and

WHEREAS, all notices and hearings have been issued and held within the time and as required by law; and

WHEREAS, the attached exhibit describes property that lies within the Public Improvement District; and

WHEREAS, the attached exhibit describes the method of payment of assessment and assessment amounts; and

WHEREAS, the City of Amarillo is required by law to levy the assessment by ordinance as a special assessment on the property;

WHEREAS, the City of Amarillo and property owners within the District's boundaries share the goal to be as efficient and cost effective as possible regarding the maintenance and operation of the District; and

WHEREAS, the Pinnacle Public Improvement District Advisory Board (the Board), through direction given by property owners within the District, recommends that the Board be given the authority and responsibility to contract with private businesses for maintenance of manmade hardscape (i.e., fences/walls, street lights) and non-manmade living improvements (i.e., plants) within the District.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1: The tract of land described by the attached exhibit has been established as the above named Public Improvement District.

SECTION 2: The City of Amarillo hereby grants the Board authority to approve, by a majority vote, the contracting of maintenance of manmade hardscape and non-manmade/living improvements with private businesses in accordance with the Budget and Five-year Service Plan, as amended.

SECTION 3: The City of Amarillo will continue to be the administrator of assessments and pay invoices for services rendered in accordance with the Budget and Five-year Plan as amended, unless otherwise requested by the Board or its designee not to pay a proposed invoice.

SECTION 4: A Budget for the fiscal year of 2020-2021 and Five-year Service Plan that defines the annual indebtedness and the projected costs for improvements and maintenance thereof is attached. The Service Plan is subject to annual review and approval as is contemplated by law, and is hereby approved.

SECTION 5: The total estimated cost for the maintenance and operation of improvements proposed in the Public Improvement District is described on the attached exhibit and is hereby approved.

SECTION 6: The assessment roll for each parcel, method of assessment and amount of assessment for the 2020-2021 fiscal year is described on the attached exhibit and is hereby approved.

SECTION 7: The method of payment of the assessment is described on the attached exhibit and is hereby approved.

SECTION 8: The Amarillo City Council may make supplemental assessments, reassessments, or new assessments of property within the Public Improvement District in compliance with the laws of the State of Texas after a notice and hearing.

SECTION 9: The special improvement district fund for the Public Improvement District shall be held in the municipal treasury and accounted for in the audit of the City of Amarillo.

SECTION 10: In the event the Public Improvement District is ever terminated, a homeowner's association will have the authority and responsibility of continuing the services of the Public Improvement District. The extent to which such services will be continued will be discretionary with the association as determined by its by-laws. The association will be required to remove or repair, at its expense, any improvements that fall into such a state of disrepair as to create a hazard to the public safety as determined by the City of Amarillo.

SECTION 11: If any section, subsection, sentence, clause or phrase of this Ordinance is, for any reason, held to be unconstitutional or invalid, such holding shall not affect the validity of the remaining portions of this Ordinance and each section, subsection,

sentence, clause, or phrase hereof irrespective of the fact that any one or more sections, subsection, sentences, clauses, or phrases be declared unconstitutional or invalid.

SECTION 12: If any part, provision, or clause of this Ordinance conflicts with any other ordinance or resolution, then such other ordinance or resolution is hereby repealed to the extent of such conflict with this Ordinance.

SECTION 13: This Ordinance shall become effective upon its second and final reading.

SECTION 14: This Ordinance shall not be codified, but shall be kept on file in the City Secretary's office so long as it is administratively valuable.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this _____ day of _____, 2020; and PASSED on Second and Final Reading on this _____ day of _____, 2020.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM

Bryan McWilliams, City Attorney

EXHIBIT

**Pinnacle Public Improvement District
Fiscal Year 2020-2021**

A. The boundaries of the Pinnacle Public Improvement District are as follows:

Vicinity- South of Hollywood Road/Loop 335, west of Western Street, north of Sundown Land, and east of Bell Street.

Being a 510.66 acre tract of land located in Section 3, Block 9, BS&F Survey, Randall County, Texas.

B. The total estimated costs for maintenance, operation, and administration expenses proposed for the Pinnacle Public Improvement District is \$54,039. Such cost will be apportioned over the development as follows:

Cost of Maintenance	\$52,826
Administration Expense	\$1,213
Total.....	\$54,039

C. This year's assessment will total \$85,823. The method of assessment will be to divide the total maintenance, operational, and administrative costs, as well as, maintenance reserves as follows:

1. Residential Property: Residential property will be assessed an amount equal to \$0.07 multiplied by the total square footage of the lot.
2. Commercial Property: Commercial property will be assessed an amount equal to \$0.07 multiplied by the total square footage of the lot for the first 43,560 square feet. Any portion of the lot that exceeds 43,560 will be assessed at a rate that is equal to 20% of the rate for Residential Property.

D. The method of payment of the assessment shall be as follows:

1. These assessments are due and payable October 1, 2020.
2. These assessments become delinquent if not paid prior to February 1, 2021 and will accrue interest, penalties and attorney's fees in the same manner as delinquent ad valorem taxes pursuant to Section 372.018(f) of the Local Government Code.
3. These assessments are subject to suit immediately upon becoming delinquent as defined above.
4. Property owners can pay their assessment using any method allowed by the Property Tax Code for the payment of property taxes except the half payment option.

E. The assessment roll per parcel has been properly filed with the City Secretary's office and is approved for fiscal year 2020-2021.

PINNACLE PUBLIC IMPROVEMENT DISTRICT (27050)
 FIVE YEAR IMPROVEMENT PLAN
 FISCAL YEARS: ACTUAL 2018/19 AND ESTIMATED 2019/20 TO 2024/25
 REVISED 1-Sep-20

	2018/19 Actual	2019/20 Revised	2020/21 Proposed	2021/22 Estimated	2022/23 Estimated	2023/24 Estimated	2024/25 Estimated
BEGINNING FUND BALANCE	(336)	-	-	31,784	48,286	78,584	46,613
PROJECTED COSTS							
MAINTENANCE & OPERATION:							
PARK MAINTENANCE COST:							
Operating			78,300	78,300	96,900	175,200	175,200
Janitorial Supplies			-	-	-	-	-
Botany & Agriculture			-	-	-	-	-
Electricity			1,918	1,957	1,986	2,036	2,077
Water & Sewer			10,908	11,126	25,393	25,901	26,419
PID Management Fees (private)			5,000	5,000	10,000	20,000	25,000
Repair & Maintenance of Improvements			5,000	10,000	10,000	10,000	10,000
Temporary/Contract Labor			30,000	30,000	55,637	55,637	74,037
Repair & Maintenance Other Improvements			-	-	-	-	-
Improvements			-	-	-	-	-
TOTAL MAINTENANCE			52,826	68,083	108,026	113,574	137,532
ADMINISTRATION							
Postage			100	102	104	106	108
Advertising - Public Notices			350	357	364	379	379
Professional - Collection Contract			735	750	1,249	1,274	1,784
City Admin Fee			28	29	48	49	68
TOTAL ADMINISTRATION			1,213	1,238	1,764	1,800	2,339
TOTAL MAINTENANCE & OPERATION			54,040	69,320	109,790	115,373	139,871
Bond Proceeds							
Developer Reimbursements							
Debt Service Proposed Issues							
Fiscal Agent Fees							
Total Debt Service							
TOTAL EXPENDITURES	337	350	54,040	69,320	109,790	115,373	139,871
ASSESSMENTS							
RESIDENTIAL							
CISD PROPERTY (EXEMPTED)			85,823	85,823	140,088	140,088	247,281
OTHER PROPERTY (>43,560 SQ FT)			-	-	-	-	-
COLLECTION RATE	0.00%	0.00%	100.00%	0.00%	100.00%	0.00%	100.00%
TOTAL COLLECTIONS			85,823	85,823	140,088	140,088	247,281
INTEREST INCOM							
Prepaid by Developer							
Increase/Decrease in Cash							
ENDING FUND BALANCE			31,784	16,503	30,298	(31,971)	50,724
THREE MONTH OPERATING RESERVE			31,784	48,286	78,584	46,613	97,337
SURPLUS			13,510	17,330	27,448	43,015	49,139
			18,274	30,956	51,137	3,598	48,198



5

Meeting Date	September 8, 2020	Council Priority	Regular Agenda Item – Public Hearing
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Department	Planning and Development Services Andrew Freeman – Managing Director of Planning and Development Services
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Agenda Caption

Public hearing to consider an Ordinance annexing into the City of Amarillo, Potter and Randall County, Texas, on petition of property owner, territory generally described as a 330.26 acre tract of land located in Section 2, Block 9, B.S.&F. Survey, Randall County, Texas and Section 2, Block 2, J. Poitevent Survey, Randall County, Texas.
Vicinity: Western St. and W. Sundown Ln.
Applicant/s: Perry Williams for PDUB Land Holdings, LTD

Agenda Item Summary

This Public Hearing is to consider annexing approximately 330 acres of land into the City Limits. This is a landowner-initiated annexation request and the land is currently vacant. Anticipated development will consist of approximately 1,632 single-family detached and/or attached homes and 31.00 acres of land for various non-residential uses.

On August 25, 2020, City Council set a date, time, and place for a Public Hearing (September 8, 2020) as well as authorized the City Manager to execute an Agreed Service Plan.

The Agreed Service Plan is a negotiated agreement between the City and a landowner requesting annexation that details responsibilities for services to be provided by each party should annexation occur. The Agreed Service Plan is to ensure a written understanding of responsibilities is in place prior to the official annexation.

The Public Hearing is the event where official consideration of whether to annex or not occurs and if annexation is approved, the Agreed Service Plan becomes binding. Although State Law allows a City to adopt the ordinance at the conclusion of the 1st Public Hearing, the annexation ordinance will not be effective until a second reading due to the City Charter requiring all ordinances have two readings before Council. If approved, the 2nd Reading of the Annexation Ordinance would occur on September 22, 2020.

Annexation is one of the primary means by which a City grows and also allows a municipality to provide services to urbanizing areas and exercise regulatory authority (enacting land use control) necessary to protect public health and safety and ensure orderly development occurs at the fringes of a City.

Annexation also ensures future residents who would be benefiting from access to City facilities and services share in the tax burden associated with constructing and maintaining said facilities and services. Each annexation request should be evaluated on a case by case basis and characteristics such as fiscal impact, development plans, need for land use control, anticipated revenues, among others should be considered.

Attached is a Fiscal Impact Analysis that provides estimated costs and revenues for services and/or public improvements as well as a proposed Preliminary Plan for Council's use in considering the Annexation Ordinance in Public Hearing.

ORDINANCE NO. 7882

AN ORDINANCE ANNEXING INTO THE CITY OF AMARILLO, POTTER AND RANDALL COUNTY, TEXAS, ON PETITION OF PROPERTY OWNER, TERRITORY GENERALLY DESCRIBED AS A 330.26 ACRE TRACT OF LAND LOCATED IN SECTION 2, BLOCK 9, B.S.&F. SURVEY, RANDALL COUNTY, TEXAS AND SECTION 2, BLOCK 2, J. POITEVENT SURVEY, RANDALL COUNTY, TEXAS; DESCRIBING THE TERRITORY ANNEXED; FINDING THAT ALL NECESSARY AND REQUIRED LEGAL CONDITIONS HAVE BEEN SATISFIED; PROVIDING FOR AMENDMENT OF THE BOUNDARIES AND OFFICIAL MAP OF THE CITY; APPROVING A SERVICE PLAN THEREFORE; SUBJECTING THE PROPERTY SITUATED THEREIN TO BEAR ITS PRO RATA PART OF TAXES LEVIED; PROVIDING RIGHTS AND PRIVILEGES AS WELL AS DUTIES AND RESPONSIBILITIES OF INHABITANTS OF SAID TERRITORY; DIRECTING THE FILING OF THE ORDINANCE IN THE MANNER REQUIRED BY LAW; DIRECTING NOTICE TO SERVICE PROVIDERS AND STATE AGENCIES; PROVIDING A SEVERABILITY CLAUSE; DECLARING COMPLIANCE WITH OPEN MEETINGS ACT; AND, PROVIDING AN EFFECTIVE DATE

WHEREAS, the City of Amarillo, Texas is a home-rule municipality authorized by State law and the City Charter to extend its boundaries and to annex area adjacent and contiguous to its corporate limits; and

WHEREAS, the City of Amarillo's policy is not to pursue involuntary annexations; and

WHEREAS, an offer of a development agreement has been made and rejected; and

WHEREAS, the owners of the property, described in Exhibit A (hereinafter the "Area"), have petitioned the City Council in writing to annex this area into the corporate limits of the City of Amarillo; and

WHEREAS, an Agreed Service Plan has been prepared and executed that provides for the extension of appropriate municipal services to the Area, outlined in Exhibit B, attached hereto and made a part hereof for all purposes; and the City of Amarillo is able to provide such services by any of the methods by which the City extends the services to any other area of the City; and,

WHEREAS, the notice, publication, time periods and other procedural requirements of Chapter C-3 of the Texas Local Government Code have been complied with, including with respect to this annexation that a public hearing has been held at which persons interested in annexation of the Area into the corporate limits of the City were given the opportunity to be heard, on **September 8, 2020**; and,

WHEREAS, the hereinafter described properties and territory lies within the extraterritorial jurisdiction of the City of Amarillo;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AMARILLO, TEXAS:

SECTION 1. Findings of Fact. All of the above premises are hereby found to be true and correct and are incorporated into the body of this Ordinance as if fully set forth.

SECTION 2. Annexation. The Area, described in Exhibit A, attached hereto and incorporated herein for all purposes, is hereby added and annexed into the City of Amarillo, Texas, said Area shall hereafter be included within the

corporate limits of the City of Amarillo, and the present boundary lines of said City are hereby altered, extended and amended so as to include said Area within the corporate limits.

SECTION 3. Amendment of Boundaries and Official Map. The official map and boundaries of the City of Amarillo, Texas, heretofore adopted and amended, shall be and are hereby amended so as to include the aforementioned annexed Area.

SECTION 4. Agreed Service Plan. The service plan, attached hereto as Exhibit B, is hereby approved and is incorporated herein for all purposes. The City of Amarillo makes an affirmative determination that this service plan provides for services to the annexed Area which are comparable to other areas within the City of Amarillo with similar land utilization, population density, and topography.

SECTION 5. Pro Rata Share of Taxes. The annexed Area, being a part of the City of Amarillo for all purposes, the property situated herein shall bear its pro rata part of taxes levied by the City of Amarillo.

SECTION 6. Rights, Privileges and Duties of Inhabitants. The inhabitants of the annexed Area shall be entitled to the rights and privileges of the other citizens of the City of Amarillo and shall be bound by the Charter, Ordinances, Resolutions and other regulations of the City of Amarillo.

SECTION 7. Filing of Ordinance. The City Secretary is hereby directed to file a certified copy of this Ordinance with the County Clerk of Potter County, Texas, the County Tax Assessor of Potter County, Texas, the Potter County Appraisal District, the Texas Secretary of State, the Census Bureau, the Texas Department of Insurance, the Texas Public Utility Commission, the Texas Comptroller of Public Accounts, and all local utility companies, in the manner required by law.

SECTION 8. Severability. If any part, provision, section, subsection, sentence, clause or phrase of this Ordinance (or the application of same to any person or set of circumstances) is for any reason held to be unconstitutional, void, or invalid, the validity of the remaining parts of this Ordinance (or their application to other persons or sets of circumstances) shall not be affected thereby, it being the intent of City Council in adopting this Ordinance, that no part thereof or provision contained herein shall become inoperative or fail by reason of any unconstitutionality of any other part hereof, and all provisions of this Ordinance are declared to be severable for that purpose.

SECTION 9. Open Meeting Act Compliance. The City Council for the City of Amarillo hereby finds and declares that the meetings at which this Ordinance was introduced and finally passed were open to the public as required by law and that public notice of the time, place and purpose of said meetings was given as required by the Open Meetings Act, Chapter 551 of the Texas Local Government Code.

SECTION 10. Effective Date. This Ordinance will become effective on the day of its adoption.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, on First Reading on this the **8th day of September, 2020**; and PASSED on Second and Final Reading on this the **22nd day of September, 2020**.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

APPROVED AS TO FORM:

Bryan McWilliams, City Attorney

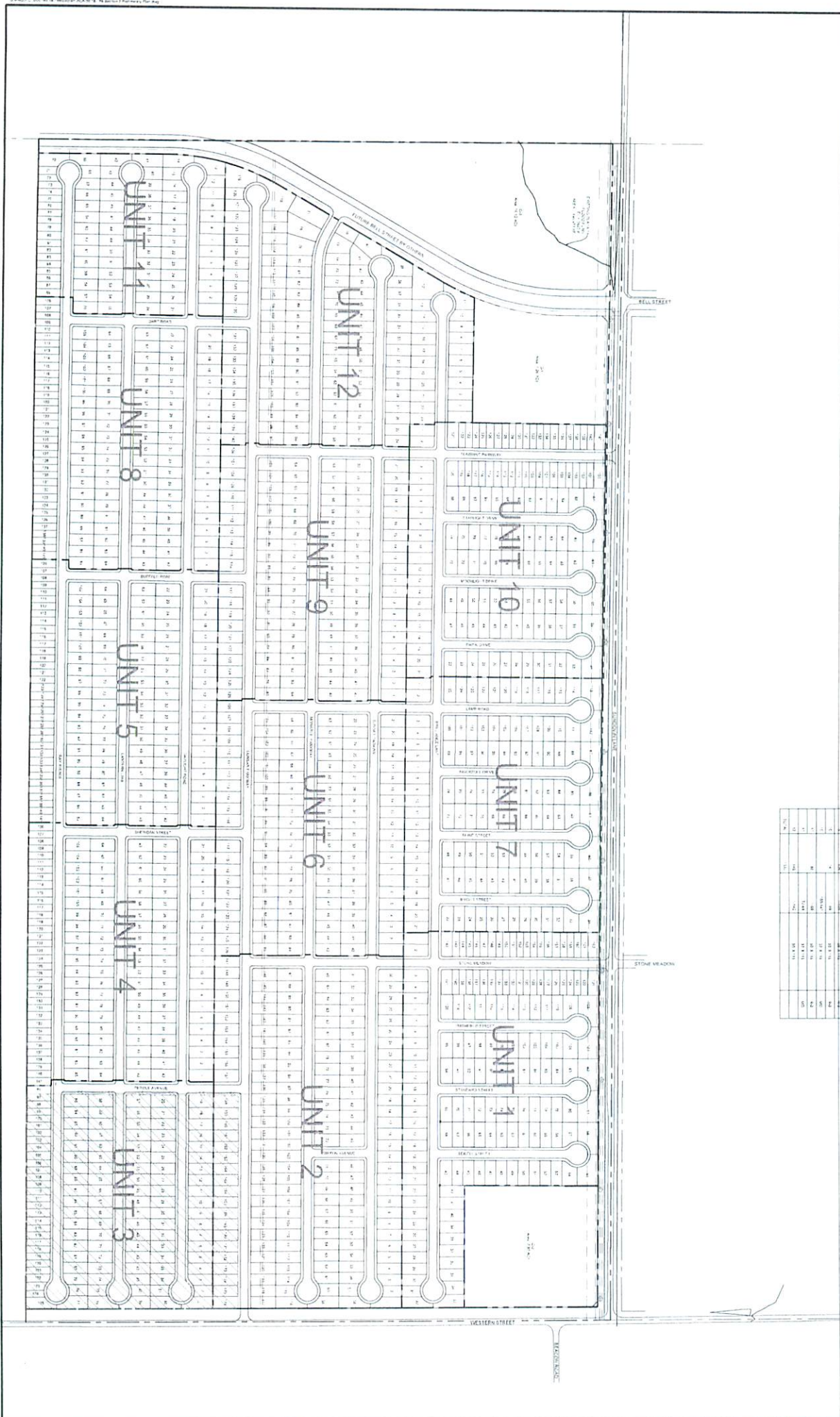


Symbol	Description
(Solid line)	Proposed Lot Boundary
(Dashed line)	Proposed Street Right-of-Way
(Dotted line)	Proposed Easement
(Thick solid line)	Proposed Building Footprint
(Thin solid line)	Proposed Driveway
(Thin solid line)	Proposed Utility Line
(Thin solid line)	Proposed Fencing
(Thin solid line)	Proposed Other

- NOTES**
1. BEACON POINT WILL PRIMARILY BE DEVELOPED AS SINGLE FAMILY RESIDENTIAL WITH LIMITED COMMERCIAL USE.
 2. LOT WIDTHS AND LOT DEPTHS ARE NOT SHOWN. LOT WIDTHS AND LOT DEPTHS SHALL MEET THE MINIMUM DIMENSIONS LISTED IN SECTION 4.10.44 AND TABLE 1. SUMMARY OF DIMENSIONS OF THE 204 ZONE ORDINANCE. THE LOT WIDTH, LOT DEPTH AND LOT AREA SHALL BE RECORDED ON THE PLAN.
 3. ALL RESIDENTIAL LOTS TO BE ZONED R3, OTHER AREAS AS SHOWN.
 4. ALL STREETS WILL BE 37 FEET BEING 6 FT WIDE OF WAY.
 5. ALL STREETS WILL COMPLY WITH THE CITY OF AMARILLO'S STANDARDS.

UNIT	LOT GROUP	LOT NUMBER	APPROX. LOT DIMENSION WIDTH BY LENGTH (FT)	ZONING
1	1	101	33.00 X 131.00	R3
1	1	102	33.00 X 131.00	R3
1	1	103	33.00 X 131.00	R3
1	1	104	33.00 X 131.00	R3
1	1	105	33.00 X 131.00	R3
1	1	106	33.00 X 131.00	R3
1	1	107	33.00 X 131.00	R3
1	1	108	33.00 X 131.00	R3
1	1	109	33.00 X 131.00	R3
1	1	110	33.00 X 131.00	R3
1	1	111	33.00 X 131.00	R3
1	1	112	33.00 X 131.00	R3
1	1	113	33.00 X 131.00	R3
1	1	114	33.00 X 131.00	R3
1	1	115	33.00 X 131.00	R3
1	1	116	33.00 X 131.00	R3
1	1	117	33.00 X 131.00	R3
1	1	118	33.00 X 131.00	R3
1	1	119	33.00 X 131.00	R3
1	1	120	33.00 X 131.00	R3
1	1	121	33.00 X 131.00	R3
1	1	122	33.00 X 131.00	R3
1	1	123	33.00 X 131.00	R3
1	1	124	33.00 X 131.00	R3
1	1	125	33.00 X 131.00	R3
1	1	126	33.00 X 131.00	R3
1	1	127	33.00 X 131.00	R3
1	1	128	33.00 X 131.00	R3
1	1	129	33.00 X 131.00	R3
1	1	130	33.00 X 131.00	R3
1	1	131	33.00 X 131.00	R3
1	1	132	33.00 X 131.00	R3
1	1	133	33.00 X 131.00	R3
1	1	134	33.00 X 131.00	R3
1	1	135	33.00 X 131.00	R3
1	1	136	33.00 X 131.00	R3
1	1	137	33.00 X 131.00	R3
1	1	138	33.00 X 131.00	R3
1	1	139	33.00 X 131.00	R3
1	1	140	33.00 X 131.00	R3
1	1	141	33.00 X 131.00	R3
1	1	142	33.00 X 131.00	R3
1	1	143	33.00 X 131.00	R3
1	1	144	33.00 X 131.00	R3
1	1	145	33.00 X 131.00	R3
1	1	146	33.00 X 131.00	R3
1	1	147	33.00 X 131.00	R3
1	1	148	33.00 X 131.00	R3
1	1	149	33.00 X 131.00	R3
1	1	150	33.00 X 131.00	R3
1	1	151	33.00 X 131.00	R3
1	1	152	33.00 X 131.00	R3
1	1	153	33.00 X 131.00	R3
1	1	154	33.00 X 131.00	R3
1	1	155	33.00 X 131.00	R3
1	1	156	33.00 X 131.00	R3
1	1	157	33.00 X 131.00	R3
1	1	158	33.00 X 131.00	R3
1	1	159	33.00 X 131.00	R3
1	1	160	33.00 X 131.00	R3
1	1	161	33.00 X 131.00	R3
1	1	162	33.00 X 131.00	R3
1	1	163	33.00 X 131.00	R3
1	1	164	33.00 X 131.00	R3
1	1	165	33.00 X 131.00	R3
1	1	166	33.00 X 131.00	R3
1	1	167	33.00 X 131.00	R3
1	1	168	33.00 X 131.00	R3
1	1	169	33.00 X 131.00	R3
1	1	170	33.00 X 131.00	R3
1	1	171	33.00 X 131.00	R3
1	1	172	33.00 X 131.00	R3
1	1	173	33.00 X 131.00	R3
1	1	174	33.00 X 131.00	R3
1	1	175	33.00 X 131.00	R3
1	1	176	33.00 X 131.00	R3
1	1	177	33.00 X 131.00	R3
1	1	178	33.00 X 131.00	R3
1	1	179	33.00 X 131.00	R3
1	1	180	33.00 X 131.00	R3
1	1	181	33.00 X 131.00	R3
1	1	182	33.00 X 131.00	R3
1	1	183	33.00 X 131.00	R3
1	1	184	33.00 X 131.00	R3
1	1	185	33.00 X 131.00	R3
1	1	186	33.00 X 131.00	R3
1	1	187	33.00 X 131.00	R3
1	1	188	33.00 X 131.00	R3
1	1	189	33.00 X 131.00	R3
1	1	190	33.00 X 131.00	R3
1	1	191	33.00 X 131.00	R3
1	1	192	33.00 X 131.00	R3
1	1	193	33.00 X 131.00	R3
1	1	194	33.00 X 131.00	R3
1	1	195	33.00 X 131.00	R3
1	1	196	33.00 X 131.00	R3
1	1	197	33.00 X 131.00	R3
1	1	198	33.00 X 131.00	R3
1	1	199	33.00 X 131.00	R3
1	1	200	33.00 X 131.00	R3

LOT NUMBER	AREA	ZONING
1-1	1.1	R3
1-2	1.1	R3
1-3	1.1	R3
1-4	1.1	R3
1-5	1.1	R3
1-6	1.1	R3
1-7	1.1	R3
1-8	1.1	R3
1-9	1.1	R3
1-10	1.1	R3
1-11	1.1	R3
1-12	1.1	R3
1-13	1.1	R3
1-14	1.1	R3
1-15	1.1	R3
1-16	1.1	R3
1-17	1.1	R3
1-18	1.1	R3
1-19	1.1	R3
1-20	1.1	R3
1-21	1.1	R3
1-22	1.1	R3
1-23	1.1	R3
1-24	1.1	R3
1-25	1.1	R3
1-26	1.1	R3
1-27	1.1	R3
1-28	1.1	R3
1-29	1.1	R3
1-30	1.1	R3
1-31	1.1	R3
1-32	1.1	R3
1-33	1.1	R3
1-34	1.1	R3
1-35	1.1	R3
1-36	1.1	R3
1-37	1.1	R3
1-38	1.1	R3
1-39	1.1	R3
1-40	1.1	R3
1-41	1.1	R3
1-42	1.1	R3
1-43	1.1	R3
1-44	1.1	R3
1-45	1.1	R3
1-46	1.1	R3
1-47	1.1	R3
1-48	1.1	R3
1-49	1.1	R3
1-50	1.1	R3
1-51	1.1	R3
1-52	1.1	R3
1-53	1.1	R3
1-54	1.1	R3
1-55	1.1	R3
1-56	1.1	R3
1-57	1.1	R3
1-58	1.1	R3
1-59	1.1	R3
1-60	1.1	R3
1-61	1.1	R3
1-62	1.1	R3
1-63	1.1	R3
1-64	1.1	R3
1-65	1.1	R3
1-66	1.1	R3
1-67	1.1	R3
1-68	1.1	R3
1-69	1.1	R3
1-70	1.1	R3
1-71	1.1	R3
1-72	1.1	R3
1-73	1.1	R3
1-74	1.1	R3
1-75	1.1	R3
1-76	1.1	R3
1-77	1.1	R3
1-78	1.1	R3
1-79	1.1	R3
1-80	1.1	R3
1-81	1.1	R3
1-82	1.1	R3
1-83	1.1	R3
1-84	1.1	R3
1-85	1.1	R3
1-86	1.1	R3
1-87	1.1	R3
1-88	1.1	R3
1-89	1.1	R3
1-90	1.1	R3
1-91	1.1	R3
1-92	1.1	R3
1-93	1.1	R3
1-94	1.1	R3
1-95	1.1	R3
1-96	1.1	R3
1-97	1.1	R3
1-98	1.1	R3
1-99	1.1	R3
1-100	1.1	R3



E18-198 Description

Beacon Pointe Annexation

A 330.26+/- acre tract or parcel of land out of Section 2, Block 9, B. S. & F. Survey, Randall County, Texas, and, Section 2, Block 2, J. Poitevent Survey, Randall County, being a portion of that certain tract of land as recorded in Clerk's File No. 2019000204, Official Public Records of Randall County, Texas, plus a portion of the Right-of-Way of Western Street as dedicated per plat of Sundown Acres Unit No. 9, a suburban subdivision to the City of Amarillo according to the map or plat thereof recorded under Clerk's File No. 2020009051 of the Official Public Records of Randall County, Texas, plus the Right-of-Way at the intersection of Western Street and Beacon Road as dedicated by the instrument recorded in Volume 101, Page 240 of the Deed Records of Randall County, Texas, plus the Right-of-Way of Western Street as shown on the plats of McMurtry Acres Unit No. 5 and Unit No. 7, suburban subdivisions to the City of Amarillo according the maps or plats recorded under Clerk's File No.s 2018002901 and 2018005459 respectively, plus a portion of the East 30 feet (E/30') of Western Street as dedicated by said instrument recorded in Volume 101, Page 240, said 330.26+/- acre tract of land being further described by metes and bounds as follows:

COMMENCING at an aluminum cap found (Furman) for the Northeast corner of Section 2, said Block 9, whence a 1-1/2 inch iron pipe found for the Northwest corner of Section 232, Block 2, A.B. & M. Survey bears N 00° 02' 04" E - 6669.12 feet;

THENCE S. 00° 01' 55" W. on the common line of said Section 2, Block 9, B. S. & F. Survey and said Section 2, Block 2, J. Poitevent Survey for a distance of 50.00 feet to the POINT OF BEGINNING;

THENCE S. 89° 30' 24" E. 60.00 feet along a line 50 feet South of and parallel to the common line of Sections 2 and 3, said Block 9 to a point on the East Right-of-Way of Western Street as dedicated per said plat of Sundown Acres Unit No. 9;

THENCE S. 00° 01' 55" W. 239.77 feet to a point in the South Right-of-Way line of said Beacon Road;

THENCE N. 89° 58' 05" W. 20.00 feet to a point in the East Right-of-way line of said Western Street as shown on said plat of McMurtry Acres Unit No. 7;

THENCE S. 00° 01' 55" W. 287.97 feet along the East Right-of-Way line of said Western Street as shown on said plats of McMurtry Acres Unit No.s 7 and 5 to a point;

THENCE N. 89° 58' 05" W. 10.00 feet to a point in the East Right-of-Way line of said Western Street as dedicated by said instrument recorded in Volume 101, Page 240;

THENCE S. 00° 01' 55" W. 2129.83 feet along a line 30 feet East of and parallel to the common line of Section 2, Block 9 B. S. & F. Survey and Section 2, Block 2, J. Poitevent Survey to the Southeast corner of this tract of land;

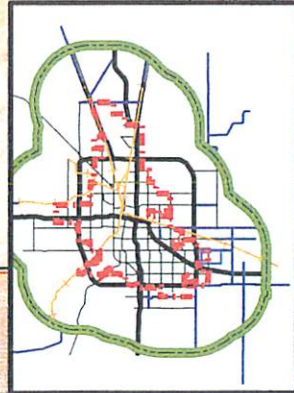
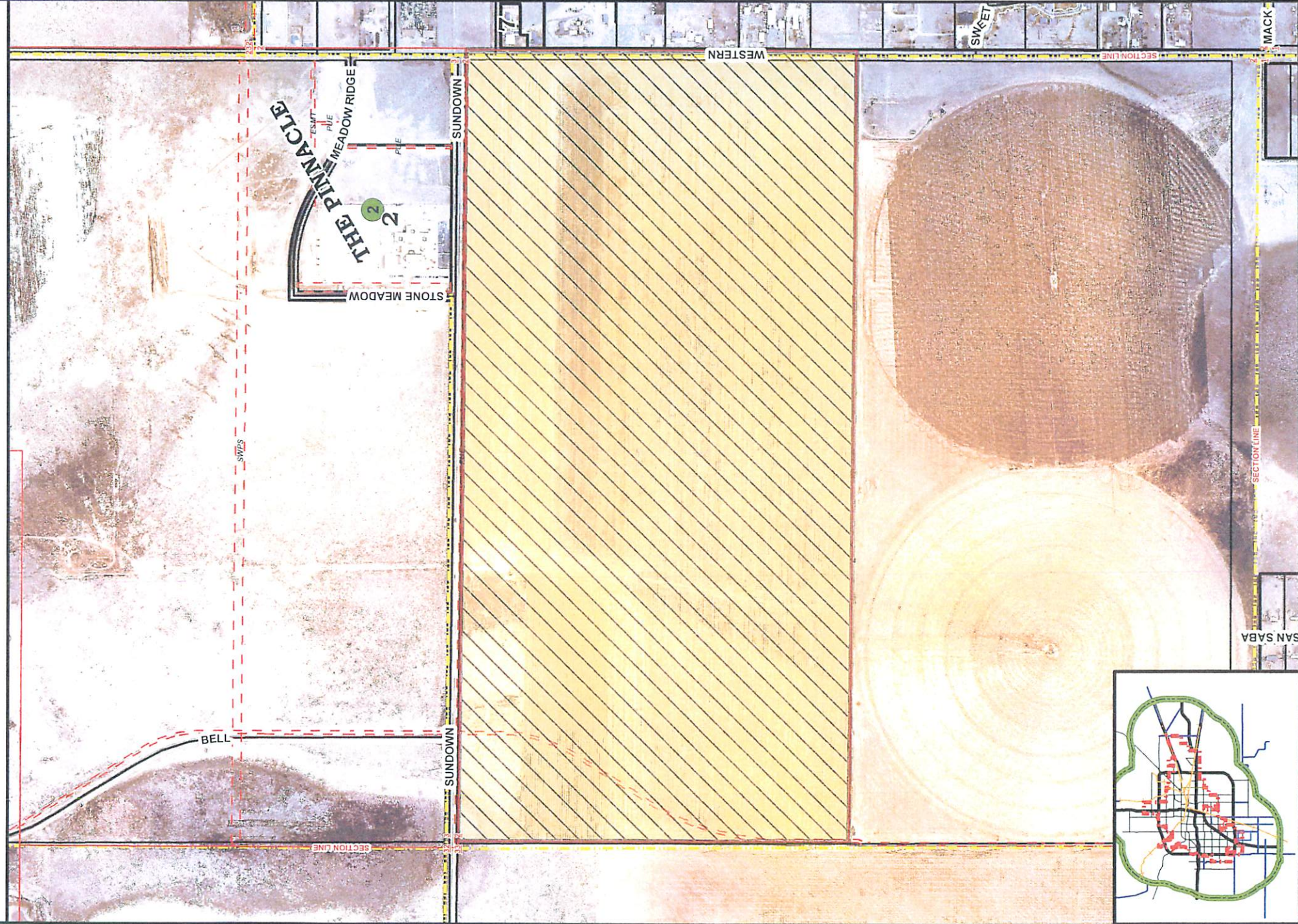
THENCE N. 89° 30' 35" W., at 30.00 feet pass a 1/2 inch iron rod with cap (Furman) found for the Northeast corner of that certain tract or parcel of land as conveyed to High Plains Childrens Home and Family Services Foundation, Inc. by instrument recorded in Clerk's File No. 2012006741 of the Official Public Records of Randall County, Texas, whence an aluminum cap (Furman) found for the Southeast corner of Section 2, said Block 9 bears S 00° 01' 55" W - 2707.82 feet, continuing on the North line of

said High Plains tract for a distance of 5405.58 feet to a 1/2 inch iron rod with cap found (Furman) in the East line of Section 33, Block 9, B.S. & F. Survey for the Northwest corner of said High Plains tract, same being the Southwest corner of this tract, whence an aluminum cap found (Furman) for the Southwest corner of Section 2, said Block 9 bears S 00° 06' 43" E - 2708.16 feet;

THENCE N. 00° 06' 43" W. 2658.15 feet on the common line of Sections 2 and 33, said Block 9 to an aluminum cap found (Dorsey) in the apparent South R-O-W line of Sundown Lane being the Northwest corner of this tract, from whence an aluminum cap found (Furman) for the Northwest corner of Section 2, said Block 9 bears N 00° 06' 43" W 50.00 feet;

THENCE S. 89° 30' 24" E. (Base Line) along a line 50 feet South of and parallel to the common line of Sections 2 and 3, said Block 9 for a distance of 5382.26 feet to the PLACE OF BEGINNING and containing 330.26 acres of land, more or less.

Exhibit A PROPOSED ANNEXATION



CITY OF AMARILLO PLANNING DEPARTMENT

Scale: 1" = 800'
 Date: 5/31/2019
 Case No: A-19-02



A-19-02 Annexation of 330.26+/- acre tract of land out of Section 2, Block 9, BS&F Survey, Randall County, Texas and Section 2, Block 2, J. Poitevent Survey, Randall County, Texas

Vicinity: S. Western & W Sundown Ln
 Applicant: PDUB Land Holdings, LTD

AP: K19 & L19

DISCLAIMER: The City of Amarillo is providing this information as a public service. The information shown is for information purposes only and except where noted, all of the data or features shown or depicted on this map is not to be construed or interpreted as accurate and/or reliable; the City of Amarillo assumes no liability or responsibility for any discrepancies or errors for the use of the information provided.

Annexation Analysis

DISCLAIMER: The computations and data contained herein are for hypothetical purposes only and do not represent actual financial allocations or future financial commitments on behalf of the City. Nothing in this document will be construed as an obligation to encumber or spend monies from any City funds.

	10 Year Build Out										
	1	2	3	4	5	6	7	8	9	10	Total
<u>General/General Construction Fund</u>											
Solid waste	34,000	68,000	102,000	136,000	170,000	204,000	238,000	272,000	305,000	339,000	1,868,000
Pro rated Fire Station one-time payment	140,468										
Ad Valorem	100,000	206,000	319,000	437,000	563,000	696,000	837,000	985,000	1,141,000	1,306,000	6,590,000
Total Revenue	274,468	274,000	421,000	573,000	733,000	900,000	1,075,000	1,257,000	1,446,000	1,645,000	8,458,000
O&M:											
ROW maintenance cost	8,000	16,000	24,000	33,000	42,000	51,000	61,000	71,000	82,000	92,000	480,000
Street signage	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	2,000	20,000
Fire Station operations	-	38,000	39,000	40,000	41,000	41,000	42,000	43,000	44,000	45,000	373,000
Police Officers	-	-	148,000	151,000	154,000	315,000	321,000	328,000	501,000	511,000	2,429,000
Police patrol vehicle	-	-	76,000	-	-	80,000	-	-	85,000	-	241,000
Solid waste O&M	34,000	69,000	106,000	144,000	184,000	225,000	268,000	312,000	358,000	406,000	2,106,000
CIP:											
Solid waste equipment (carts)	7,000	7,000	8,000	8,000	8,000	8,000	8,000	8,000	9,000	9,000	80,000
Trash Truck	300,000	-	-	-	-	-	-	-	-	-	300,000
Bell St Impr Participation Costs	-	-	-	-	-	105,000	107,000	109,000	111,000	114,000	546,000
Western St Impr Participation Costs	169,000	172,000	176,000	179,000	183,000	-	-	-	-	-	879,000
Traffic Signal	-	-	-	-	-	-	-	-	-	478,000	478,000
Fire Station (estimated remaining cost)	4,400,000	-	-	-	-	-	-	-	-	-	4,400,000
Total Expense	4,920,000	304,000	579,000	557,000	614,000	827,000	809,000	873,000	1,192,000	1,657,000	12,332,000
Net	(4,645,532)	(30,000)	(158,000)	16,000	119,000	73,000	266,000	384,000	254,000	(12,000)	(3,874,000)
<u>Water and Sewer</u>											
Water	69,000	139,000	208,000	277,000	347,000	416,000	485,000	555,000	624,000	693,000	3,813,000
Sewer	55,000	109,000	164,000	219,000	273,000	328,000	383,000	437,000	492,000	547,000	3,007,000
Total Revenue	124,000	248,000	372,000	496,000	620,000	744,000	868,000	992,000	1,116,000	1,240,000	6,820,000
O&M:											
Water O&M	80,000	164,000	250,000	340,000	434,000	531,000	632,000	737,000	846,000	958,000	4,972,000
Sewer O&M	44,000	89,000	136,000	185,000	236,000	289,000	344,000	401,000	460,000	521,000	2,705,000
CIP:											
Upsizing Cost	11,000	12,000	12,000	12,000	12,000	13,000	13,000	13,000	13,000	14,000	125,000
Water and Sewer Extension Costs	60,000	61,000	62,000	-	-	-	-	-	-	-	183,000
Total Expense	195,000	326,000	460,000	537,000	682,000	833,000	989,000	1,151,000	1,319,000	1,493,000	7,985,000
Net	(71,000)	(78,000)	(88,000)	(41,000)	(62,000)	(89,000)	(121,000)	(159,000)	(203,000)	(253,000)	(1,165,000)

Annexation Analysis

DISCLAIMER: The computations and data contained herein are for hypothetical purposes only and do not represent actual financial allocations or future financial commitments on behalf of the City. Nothing in this document will be construed as an obligation to encumber or spend monies from any City funds.

	10 Year Build Out										
	<u>1</u>	<u>2</u>	<u>3</u>	<u>4</u>	<u>5</u>	<u>6</u>	<u>7</u>	<u>8</u>	<u>9</u>	<u>10</u>	<u>Total</u>
<i>Drainage</i>											
Drainage fees	7,000	14,000	22,000	29,000	36,000	43,000	50,000	58,000	65,000	72,000	396,000
Total Revenue	7,000	14,000	22,000	29,000	36,000	43,000	50,000	58,000	65,000	72,000	396,000
O&M:											
Street sweeping & curb and gutter	10,000	21,000	31,000	43,000	55,000	67,000	79,000	93,000	106,000	121,000	626,000
CIP:											
Bell St Drainage Improvements	-	-	-	-	-	193,000	197,000	201,000	205,000	209,000	1,005,000
Western St Drainage improvements	175,000	179,000	182,000	186,000	189,000	-	-	-	-	-	911,000
Total Expense	185,000	200,000	213,000	229,000	244,000	260,000	276,000	294,000	311,000	330,000	2,542,000
Net	(178,000)	(186,000)	(191,000)	(200,000)	(208,000)	(217,000)	(226,000)	(236,000)	(246,000)	(258,000)	(2,146,000)
Total	(4,894,532)	(294,000)	(437,000)	(225,000)	(151,000)	(233,000)	(81,000)	(11,000)	(195,000)	(523,000)	(7,185,000)

Note: Assumes 2% inflation year over year for all costs with a 3% average increase to appraised values. Sales tax growth not included due to uncertainty of actual growth related to surrounding communities spending sales tax dollars in Amarillo and actively moving into the community as new housing develops. Any increase in sales tax is assumed to cover increases to the City's indirect costs associated with a new annexation. Assumes sanitation, water, sewer and drainage rates effective 10/1/19.

DISCLAIMER: The computations and data contained herein are for hypothetical purposes only and do not represent actual financial allocations or future financial commitments on behalf of the City. Nothing in this document will be construed as an obligation to encumber or spend monies from any City funds.

Exhibit B

The City of Amarillo Agreed Service Plan Beacon Pointe

AREA TO BE ANNEXED: 330.07± Acres

Property Description: See Attached

Introduction:

This Agreed Service plan has been prepared in accordance with V.T.C.A. Local Government Code Section 43.0672, as indicated by the signatures below, is agreed to by the annexation petitioners. Municipal facilities and services to the annexed area described above will be provided or made available on behalf of the City of Amarillo at the following levels and in accordance with the following schedule:

FIRE

Existing Services: None

Services to be Provided: Fire suppression and first response Emergency Medical Services (EMS) will be available to the area upon annexation. Portions of this area will have primary fire response provided by Fire Station No. 3, located at 7441 Oxford Drive. Fire prevention and fire inspection activities will be provided by the Fire Marshal's office as needed.

Upon annexation, the applicant requesting annexation will be responsible for their pro-rated cost of construction of a new fire station to serve the area/s not served by adequate service.

The City of Amarillo will be responsible for coordinating the funding of the remaining cost to construct the above-mentioned fire station. Construction of said fire station will begin upon adequate resources being available for construction and operation of said fire station.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

POLICE

Existing Services: None

Services to be Provided: Upon annexation, the City of Amarillo Police Department (APD) will extend regular and routine patrols to the area. Police Department activities to serve the area upon annexation can be afforded to the annexed area within current budget appropriation.

As the City experiences development in this area, the Police Department will need approximately two additional officers and one additional patrol vehicle for every 1,000 residents to respond to additional calls for service. By year ten of the build out, approximately six additional officers and three additional patrol units will be needed.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of the additional officers and patrol units.

BUILDING SAFETY

Existing Services: None

Services to be Provided: The Department of Building Safety will provide plan review and inspection services upon annexation and/or as development warrants. This includes issuing building, electrical, mechanical, and plumbing permits for any new construction and remodeling, and enforcing all other applicable codes which regulate building construction within the City of Amarillo. As the City experiences growth, additional resources may need to be addressed in order to maintain level of services.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

PLANNING AND ZONING

Existing Services: None

Services to be Provided: The Planning and Zoning Department's responsibility for regulating development and land use through the administration of the City of Amarillo's Zoning Ordinance will extend to this area on the effective date of the annexation. The property will also continue to be regulated under the requirements of the City of Amarillo's Subdivision Ordinance. As the City experiences growth, additional resources may need to be addressed in order to maintain level of services.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

PARKS & RECREATION

Existing Services: None

Services to be Provided: There are no parks or recreational facilities being proposed within the annexed area. As such, no services will be provided from the Parks and Recreation Department.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

LIBRARY

Existing Services: None

Services to be Provided: Upon the effective date of annexation, free library use privileges will be available to anyone residing in this area. Department activities can be afforded to the annexed area within current budget appropriation.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

HEALTH DEPARTMENT- HEALTH CODE ENFORCEMENT SERVICE

Existing Services: Sanitary nuisances (limited), OSSF

Services to be Provided: The Amarillo Area Public Health District will implement the enforcement of the City of Amarillo's health ordinances and regulations on upon annexation to include, but not limited to, vector control and sanitary nuisance enforcement.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

ANIMAL MANAGEMENT AND WELFARE SERVICES

Existing Services: None

Services to be Provided: Animal Management and Welfare services will be provided to the area upon annexation.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

PUBLIC RIGHT-OF-WAY

Existing Services: None

As proposed, the subdivision does not intend to provide alley ways. Developers will provide streets within the area to be annexed at their own expense and in accordance with all applicable City development policies and/or requirements. Maintenance to any future street facilities will be provided by the City upon acceptance of that street by the City at the completion of the required warranty period.

There are two adjacent Section Line Arterial rights-of-ways that will need to be dedicated and/or improved based on the appropriate and logical continuation of the right-of-way upon subdivision of the area which are detailed below:

Bell Street: Currently there is no right-of-way dedicated for Bell Street. As development occurs in the area to be annexed, the Developer will be required to dedicate 120 feet out of Section 2 up until the point that the Bell Street alignment intersects the west section line of section 2. From that point south, 60 feet of right-of-way will be required to be dedicated by the developer out of Section 2. Right-of-way will be required to be aligned with the existing water line easement in the Section.

The developer will be required to construct a 45 foot road along commercial property and a 37 foot road along residential property.

The developer will be responsible for the construction and cost of the above-mentioned portion of Bell Street while the City will be responsible for any additional improvements.

Maintenance to any future street facilities will be provided by the City upon acceptance of that street by the City at the completion of the required warranty period.

Western Street: There is currently a total right-of-way width of 80 feet for Western St (30ft. east of section line and 50ft. west of section line). Additional right-of-way will be required to be dedicated west of Section line, by the applicant requesting annexation, in order to obtain a width of 120 feet typically required of a Section Line Arterial right-of-way.

Considering existing roadway widths of Western St. (30ft), the Developer will be responsible for constructing an additional 15 feet of road along commercial property and an additional 7 feet of road along residential property upon development.

The Developer will be responsible for the construction and cost of the above-mentioned portion of Bell Street while the City will be responsible for the remaining improvements described above.

Maintenance to any future street facilities will be provided by the City upon acceptance of that street by the City at the completion of the required warranty period.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

STORM WATER MANAGEMENT

Existing Services: None

Services to be Provided: The Developer will provide storm water drainage at their own expense within the subdivision and will be jointly inspected by the Capital Projects and Public Works Department at time of completion. Construction of all storm water drainage facilities shall comply fully with City of Amarillo Specifications. The City will then maintain the drainage facilities upon approval.

The City will be responsible for storm water drainage in Bell Street and Western Street which includes the cost of infrastructure as well as the excavation of Playas 11 and 12 required to construct the system.

Maintenance of any public drainage facilities will be provided by the City upon acceptance and completion of the required warranty period.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

STREET LIGHTING

Existing Services: None

Services to be Provided: All residential street lighting will be provided by the developer as development occurs. The City of Amarillo Traffic Engineering Department will coordinate any request for improved street lighting with the local electric provider in accordance with City of Amarillo Lighting Standards.

Maintenance of the above street lighting will be the responsibility of the City once installed and accepted according to City Standards.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

TRAFFIC ENGINEERING

Existing Services: None

Services to be Provided: Upon annexation and as development occurs, the City of Amarillo Traffic Engineering Department will provide traffic control devices deemed necessary by that Department.

Traffic signing will be placed as development occurs and at appropriate locations. Signing will include Stops, Yields, Do Not Enter, 1-Way, and Speed Limit as required. Based upon the proposed street layout, it is anticipated that a minimum of 95 individual sign pole installations will be required.

Future traffic patterns will warrant a traffic signal at Western Street and Sundown Lane towards the end of the ten year build out period. This will be the responsibility of the City.

Maintenance of the above signaling will be the responsibility of the City once installed according to City Standards.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

WATER SERVICE

Existing Services: The proposed annexation is currently served by a 24" water main along the west and north sides.

Services to be Provided: As development occurs, the Developer is responsible for construction of water mains within the subdivision as well as the construction of a 12" water main in Western Street and along the south side of the proposed annexation.

The City will be responsible for the upsizing of any required water mains as development occurs, if necessary. It is assumed that a 16" water main will be required in Western Street. The Developer will be responsible for a 12" water main in Western Street and the City will be responsible for upsizing the size from 12" to 16".

Maintenance of any public water mains will be provided by the City upon acceptance and completion of the required warranty period.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

SANITARY SEWER SERVICE

Existing Services: None

Services to be Provided: The City will be responsible for bringing sanitary sewer service to the proposed annexation (1,050 linear feet of 12" sanitary sewer line and two manholes) within 2 ½ years after annexation. The Developer will be responsible for the construction of sanitary sewer mains within the subdivision.

Maintenance of any public sewer mains will be provided by the City upon acceptance and completion of the required warranty period.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

SOLID WASTE SERVICES

Existing Services: None

Services to be Provided: Upon annexation and/or as developments occurs, solid waste collection shall be provided to the area of annexation in accordance with the present City Ordinance. Service shall begin with occupancy of structures.

With no alleys being proposed for this area, the Solid Waste Department will provide one cart per home as development occurs. Immediately upon development of the area, a new trash truck to begin cart pick-up service will be required in which the City will purchase.

Should development result in more than 2,000 carts needing to be serviced, an additional truck will be required that the City will purchase. One additional full time employee for each truck required is necessary.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

TRANSIT

Existing Services: None

Services to be Provided: None

AMARILLO AREA OFFICE OF EMERGENCY MANAGEMENT

Existing Services: Portions of this area already have outdoor warning siren system coverage from existing sirens in the area.

Existing sirens located near the proposed area of annexation provide portions of this area with existing outdoor warning siren system coverage. Upon development of 1,000 homes in this area, the City will install another siren this area.

As the City experiences growth, additional resources may need to be addressed in order to maintain levels of services.

The City will be responsible for the cost of additional resources if needed.

MISCELLANEOUS

All other applicable municipal services will be provided to the area in accordance with the City of Amarillo's established policies governing extension of municipal services to newly annexed areas.

Perry Williams, President
PDUB Land Holdings, LTD

Jared Miller, City Manager
City of Amarillo, Texas

Date: _____

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Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development
Department	City Manager		
Contact	Floyd Hartman, Assistant City Manager Development Services		

Agenda Caption

Consideration and approval of Resolution for the Articles of Incorporation of the Amarillo Convention and Visitors Bureau (CVB).

Agenda Item Summary

The Articles of Incorporation are the next step in the legal process to create the CVB including the primary governing rules. The articles as presented would establish the CVB as an independent non-profit entity with a budget to be approved annually by the Amarillo City Council. These articles also include a board structure to be appointed by the Amarillo City Council consisting of 9 voting members and 2 ex-officio members. The initial terms of 3 voting members will expire on December 31 of 2021, 2022, and 2023 establishing a staggered reappointment schedule. Subsequent terms of voting members appointments will be 3 years.

The articles as presented will be completed with the inclusion of the names of the board members that are set to be appointed by the City Council at an upcoming meeting.

Requested Action

Approval of attached Articles of Incorporation

Funding Summary

CVB budget will be considered by the City Council on an upcoming agenda

Community Engagement Summary

Level 1 – Modest impact on selected area or community group.

Staff Recommendation

Staff recommends approval.

9/02/2020_____

RESOLUTION NO. 09-08-20-2
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
AMARILLO, TEXAS: CREATING THE AMARILLO
CONVENTION AND VISITORS BUREAU, INC.;
PROVIDING SEVERABILITY CLAUSE; PROVIDING
SAVINGS CLAUSE AND EFFECTIVE DATE.

WHEREAS, The City Council desires to form a non-profit corporation for exclusively for one or more purposes that are exempt within the meaning of the Internal Revenue Code, as amended, to promote conventions, travel, and tourism, in and to the City of Amarillo.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF AMARILLO:

SECTION 1. That the creation of an Amarillo Convention and Visitors Bureau to be named the "Amarillo Convention and Visitors Bureau, Inc." (the "Corporation") is hereby authorized for the purpose and to promote conventions, tourism, and travel in and to the City of Amarillo and for all other related lawful purposes.

SECTION 2. That the Articles of Incorporation to be used in organizing the Corporation, a draft of which is attached hereto as "Exhibit A", are hereby conditionally approved and adopted and that at a later date the Amarillo City Council will appoint initial Directors to serve as the initial Directors of the Corporation in accordance with the Articles.

SECTION 3. That upon appointment of initial Directors by the Amarillo City Council the City Manager is authorized and directed to file the Articles of Incorporation, approved as to form by the City Attorney, with the Texas Secretary of State

SECTION 4. That should any word, phrase, or part of this resolution be found to be invalid or unconstitutional, such finding shall not affect any other word, phrase, or part hereof and such shall be and continue in effect.

SECTION 5. That this resolution shall take effect immediately from and after its passage in accordance with the provisions of the Charter of the City of Amarillo, and it is accordingly so resolved.

INTRODUCED AND PASSED by the City Council of the City of Amarillo, Texas, this 8th day of September, 2020.

Ginger Nelson, Mayor

ATTEST:

Frances Hibbs, City Secretary

ARTICLES OF INCORPORATION
OF
AMARILLO CONVENTION AND VISITORS BUREAU, INC

I, the undersigned natural person, whom is at least eighteen (18) years of age or more, and a resident and a qualified voter of the City of Amarillo, Texas (the “City”) and a citizen of the State of Texas, acting as incorporator/organizer of a corporation under the provisions of the Texas Non-Profit Corporation Law do hereby adopt the following Articles of Incorporation for such corporation:

ARTICLE I

The name of the corporation is AMARILLO CONVENTION AND VISITORS BUREAU, Inc. (the “Corporation”).

ARTICLE II

The Corporation is a nonprofit corporation.

ARTICLE III

The period of duration of the Corporation shall be perpetual.

ARTICLE IV

The Corporation is organized as a civic undertaking on behalf of the City of Amarillo, Texas for the exclusive purpose of soliciting, acquiring, and staging conventions, the promotion of tourism and the hotel industries and the attraction and entertainment of visitors to and for the City of Amarillo, Texas and the surrounding area thereby promoting the economic development and social welfare of the City.

The Corporation is formed pursuant to the provisions of the Texas Non-Profit Corporation Law (“Law”) as it now or may hereafter be amended, which authorizes the Corporation to assist and act on behalf of the City to accomplish any governmental purpose of the City and to engage in activities in the furtherance of the purposes for its creation.

The Corporation shall have and exercise all of the rights, powers, privileges, authority, and functions given by the general laws of the State of Texas to non-profit corporations incorporated under the Law.

The Corporation shall have all other powers of a like or different nature not prohibited by law which are available to nonprofit corporations in Texas and which are necessary or useful to enable the Corporation to perform the purposes for which it is created.

The Corporation expects to receive funds from the City of Amarillo and possibly other sources, and will devote all of its funds and resources of every kind and character wholly and exclusively as a non-profit corporation for the purposes set forth herein.

ARTICLE V

The Corporation shall have no members and shall have no stock.

ARTICLE VI

All powers of the Corporation shall be vested in a Board of Directors consisting initially of nine (9) persons. The qualifications, manner of selection, duties, terms and other matters not specifically provided herein shall be provided for in the Bylaws. The initial Board members are identified in Article IX below and shall serve for the initial term expiring as set forth thereon. Thereafter Board members shall be appointed by the Amarillo City Council and as prescribed in the Bylaws and serve terms of three (3) years or until his or her successor is appointed, unless such Board member has been appointed to fill an unexpired term, in which case the term of such Board member shall expire on the expiration date of the term of the Board member who he or she was appointed to replace. Three (3) board members shall be from the hotel industry. Two (2) board members shall be from other tourism related industries. One (1) board member shall be a member of the Amarillo City Council. Three (3) board members shall be interested citizens. Two ex-officio, non-voting board members shall be also be appointed and serve in an advisory capacity only. Subsequent Board members shall be eligible for reappointment. Any Board member may be removed from office at any time, with or without cause, by the Amarillo City Council.

All other matters pertaining to the internal affairs of the Corporation shall be governed by the Bylaws of the Corporation, so long as such Bylaws are not inconsistent with these Articles of Incorporation or the laws of the State of Texas.

ARTICLE VII

The street address of the initial registered office of the Corporation is 601 S. Buchanan, Suite 207, Amarillo, Texas 79101, which is within the city limits of the City, and the name of its initial registered agent at such address is Bryan McWilliams.

ARTICLE VIII

The name and address of the incorporator/organizer is: Bryan McWilliams, 601 S. Buchanan, Suite 207, Amarillo, Texas 79101.

ARTICLE IX

The Corporation shall be governed by a Board of Directors consisting of nine (9) Directors. The names and street addresses of the initial Directors, each of whom resides within the City, are:

NAME	ADDRESS	INITIAL TERM
_____	601 S. Buchanan, Suite 303 Amarillo, Texas 79101	1 year
_____	601 S. Buchanan, Suite 303 Amarillo, Texas 79101	1 year
_____	601 S. Buchanan, Suite 303 Amarillo, Texas 79101	1 year
_____	601 S. Buchanan, Suite 303 Amarillo, Texas 79101	2 years
_____	601 S. Buchanan, Suite 303 Amarillo, Texas 79101	2 years
_____	601 S. Buchanan, Suite 303 Amarillo, Texas 79101	2 years
_____	601 S. Buchanan, Suite 303 Amarillo, Texas 79101	3 years
_____	601 S. Buchanan, Suite 303 Amarillo, Texas 79101	3 years
_____	601 S. Buchanan, Suite 303 Amarillo, Texas 79101	3 years

ARTICLE X

A resolution approving the form of these Articles of Incorporation has been adopted by the Amarillo City Council on September 8, 2020.

ARTICLE XI

No Director shall be liable to the Corporation for monetary damages for an act or omission in the Director’s capacity as a Director, except for liability (i) for any breach of the Director’s duty of loyalty to the Corporation, (ii) for acts or omissions not in good faith or which involve intentional misconduct or a knowing violation of law, (iii) for any transaction from which the Director received an improper benefit, whether the benefit resulted from an act taken within the scope of the Director’s office, or (iv) for acts or omissions for which the liability of a Director is expressly provided by statute. Any repeal or amendment of this Article by the Directors shall be prospective only, and shall not adversely affect any limitation on the personal liability of a Director existing at the time of such repeal or amendment. In addition to the

circumstances in which a Director is not personally liable as set forth in the preceding sentences, a Director shall not be liable to the fullest extent permitted by any amendment to the Texas statutes hereafter enacted that further limits the liability of a Director.

ARTICLE XII

No part of the net earnings of the Corporation shall inure to the benefit of, or be distributable to the directors, officers, incorporators, or other private persons, except that the Corporation shall have the power to pay reasonable compensation for services rendered and to make payments and distributions in furtherance of the purpose for which the Corporation was organized.

ARTICLE XIII

These Articles of Incorporation may at any time and from time to time be amended by either of the following methods

a. The members of the board of directors of the Corporation may file with the City Council of the City of Amarillo a written application seeking to amend these Articles, specifying in such application the amendment proposed to be made, and if the City Council approves the form and substance of the amendment authorizes the same to be made, then the board of directors of the Corporation may amend these Articles by adopting such amendment and delivering the Articles of Amendment to the Secretary of State of the State of Texas, or

b. The City Council of the City of Amarillo may, in its sole discretion and at any time adopt an amendment to these Articles of Incorporation and direct the board of directors to amend the same whereupon the board of directors shall amend the same by filing Articles of Amendment with the Secretary of State of the State of Texas.

ARTICLE XIV

The City Council may at any time consider and approve an ordinance or resolution directing the Board to proceed with the dissolution of the Corporation, at which time the Board shall proceed with the dissolution of the Corporation in accordance with applicable state law. The failure of the Board to proceed with the dissolution of the Corporation in accordance with this Section shall be deemed a cause for the removal from office of any or all of the Directors as permitted by Article VI of these Articles of Incorporation.

In the event of dissolution or liquidation of the Corporation, all assets will be turned over to the City of Amarillo for deposit into such account or fund as the City Council shall direct in accordance with state law.

ARTICLE XV

These Articles of Incorporation may not be changed or amended unless approved by the City Council of the City of Amarillo.

IN WITNESS WHEREOF, we have hereunto set our hands this _____ day of September, 2020.

Bryan McWilliams, Incorporator/Organizer

This instrument was acknowledged before me on this _____ of September, 2020, by _____, _____ and _____, being sworn on his/her oath that he/she is an individual residing in the City of Amarillo, Texas.

Given under my hand and seal of office this September ____, 2020.

Notary Public, State of Texas



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Amarillo City Council Agenda Transmittal Memo



Meeting Date	9/08/2020	Council Priority	Economic Development and Redevelopment
Department	Parks and Recreation		
Contact	Michael Kashuba, Director of Parks and Recreation		

Agenda Caption

CONSIDER AWARD – THOMPSON PARK REPLACEMENT POOL

This item is to consider award of the construction contract to construct an aquatic facility in Thompson Park including a contingency of not-to-exceed \$6,368,200.

(Contact: Michael Kashuba, Director of Parks and Recreation)

Bid Number #6868 – Thompson Park Aquatic Facility

Base Proposal - \$5,939,400

Alternate 1 (Shade Pavilion) - \$39,300

Alternate 2 (Shade Cabana Umbrellas) - \$58,800

Alternate 3 (Landscape and Irrigation Enhancements) - \$66,600

Alternate 4 (Site Furnishings) - \$66,300

Alternate 5 (Ornamental Fence) - \$35,400

Alternate 6 (Security Cameras)- \$12,400

Total Awarded to Wiley Hicks Jr, Inc. - \$6,218,200

Contingency - \$150,000

Agenda Item Summary

The construction of the new aquatic facility in Thompson Park that would include a zero-edge entry main pool, lazy river, slides, concession/restroom building, pumphouse building, new parking lot, sidewalks, planting, and irrigation, and other work indicated in the Contract Documents.

Requested Action

Council consideration and approval of the contract

Funding Summary

Funding for the project will be available in Job #411491.17400.1080 in the amount of \$8,000,000 as approved on 5/12/2020 through the issuance of certificates of obligation.

Community Engagement Summary

12/18/2018 – Council Presentation on the Closure of Thompson Pool

1/8/2019 – Council Update (additional information requested by Council from the 12/18/2019 presentation)

4/23/2019 – Council Update (presentation on Comparable Swimming Pool/Aqua Park facilities)

8/6/2019 – Council Update (Thompson Park Pool Survey Results and Discussion about the next steps for a replacement facility)

Amarillo City Council

Agenda Transmittal Memo



9/24/2019 – Council considers award of a Professional Services Agreement with PSC for design of an aquatic facility.

12/17/2019 – Council Update (Conceptual Design Options)

1/9/2020 – Community Forum @ Warford Activity Center

1/15/2020 – Park Board Update

2/4/2020 – Council Update

3/11/2020 – Park Board Update

3/24/2020 – Council Update – Design Development Package

3/26/2020 - Advertisement of notice of intention to issue certificates of obligation published in the newspaper and on the City's website

4/2/2020 - Advertisement of notice of intention to issue certificates of obligation published in the newspaper and on the City's website

5/12/2020 –Council Item – First Reading of Ordinance related to the issuance of certificates of obligation

5/13/2020 – Park Board Update

7/8/2020 – Park Board Update

Staff Recommendation

Staff recommends approval

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Amarillo City Council Agenda Transmittal Memo



Meeting Date	September 8, 2020	Council Priority	Economic Development and Redevelopment
Department	City Manager		
Contact	Jared Miller, City Manager		

Agenda Caption

CONSIDER PURCHASE – REAL ESTATE LOCATED AT 500 S. GRANT ST., 621 S. JOHNSON ST., AND 707 S. JOHNSON ST.

(Contact: Jared Miller, City Manager)

This item authorizes the City Manager to execute a contract and other necessary documents for the purchase of multiple buildings and land located at 500 S. Grant Street, 621 S. Johnson Street, and 707 S. Johnson Street in Downtown Amarillo. The purchase is for \$4,750,000 plus closing costs and related expenses.

Agenda Item Summary

This purchase contract is for the properties located at 500 S. Grant Street, 621 S. Johnson Street, and 707 S. Johnson Street in Downtown Amarillo. The contract is with Rio Canadian Rental Properties, LLC in amount of \$4,750,000 plus closing costs and related expenses.

Please see attached Exhibit A highlighting the three locations.

Requested Action

To approve the purchase of real estate located at 500 S. Grant St., 621 S. Johnson St., and 707 S. Johnson St.

Funding Summary

N/A

Community Engagement Summary

N/A

Staff Recommendation

Staff recommends approval of the purchase of real estate located at 500 S. Grant St., 621 S. Johnson St., and 707 S. Johnson St., authorizing the City Manager to execute the contract and other necessary documents.

Exhibit A

