

STATE OF TEXAS  
COUNTIES OF POTTER  
AND RANDALL  
CITY OF AMARILLO

On the 14th day of June 2022, the Amarillo City Council met at 1:00 p.m. for a regular meeting held in Council Chamber, located on the third floor of City Hall at 601 South Buchanan Street, with the following members present:

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

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

JARED MILLER	CITY MANAGER
ANDREW FREEMAN	ASSISTANT CITY MANAGER
FLOYD HARTMAN	ASSISTANT CITY MANAGER
LAURA STORRS	ASSISTANT CITY MANAGER
BRYAN MCWILLIAMS	CITY ATTORNEY
JENIFER RAMIREZ	ASSISTANT TO THE CITY MANAGER
STEPHANIE COGGINS	CITY SECRETARY

A quorum was established by Mayor Nelson and Councilmembers Powell, Sauer, Smith and Stanley. Mayor Nelson called the meeting to order at 1:00 p.m., welcomed those in attendance, and the following items of business were conducted.

The invocation was given by Margie Gonzales with VIDA Church. Mayor Nelson led the Pledge of Allegiance.

**PUBLIC ADDRESS**

James Schenck, of Amarillo, spoke against Agenda Items No. 2J and 2K. Kenneth B. Flores, of Amarillo, spoke for Agenda Item No. 3C.

**ITEM 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. Discuss Homeless Services Update;
- C. Discuss Update on Amarillo Broadband Project;
- D. Updates from Councilmembers serving on outside boards and commissions
  - a. Amarillo Local Government Corporation
  - b. Convention and Visitors Bureau; and
- E. Request future agenda items and reports from City Manager.

**ITEM 2 – CONSENT AGENDA**

Mayor Nelson presented the consent agenda and asked if any item should be removed for discussion or separate consideration. A motion was made to approve the consent agenda, with the exception of Agenda Item Nos. 2-J and 2-K by Councilmember Powell, seconded by Councilmember Smith.

- A. **CONSIDER APPROVAL - MINUTES:**  
(Contact: Stephanie Coggins, City Secretary)

This item considers approval of the City Council minutes for the regular meeting held on May 24, 2022.

- B. **CONSIDERATION OF ORDINANCE NO. 7981:**

(Contact: Brady Kendrick, Planner II)

This item is a second and final reading of an ordinance to consider the rezoning of Lot 71, Block 19, Westover Park Unit No. 27, an addition to the City of Amarillo, in Section 31, Block 9, B.S.&F. Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways, to change from Agricultural District to Moderate Density District. (Vicinity: Coulter St. and Pinnacle Dr.; Applicant/s: Rick Enns for First United Methodist Church)

**C. CONSIDERATION OF ORDINANCE NO. 7982:**  
(Contact: Brady Kendrick, Planner II)

This item is a second and final reading of an ordinance to consider the rezoning of portions of Tracts 8, 9, and 12, C.R. Austin's Subdivision of the E. & S. parts of Section 4, Block 9, B.S.&F. Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways, to change from Residential District 1 and Agricultural District to Residential District 3. (Vicinity: Scotty Dr. and Santa Fe Trl.; Applicant/s: Barry Christy)

**D. CONSIDERATION OF ORDINANCE NO. 7983:**  
(Contact: Brady Kendrick, Planner II)

This item is a second and final reading of an ordinance to consider the rezoning of Lots 4 through 8, Block 41, The Colonies Unit No. 75, an addition to the City of Amarillo, in Section 40, Block 9, B.S.&F. Survey, Randall County, Texas, plus one-half of all bounding streets, alleys, and public ways, to change from Residential District 1 to Residential District 3. (Vicinity: Continental Pkwy S. and Colonies Ct.; Applicant/s: Jill Miller, Barry Bedwell for Bedwell Homes LTD, and Anthony Saikowski)

**E. CONSIDERATION OF ORDINANCE NO. 7984:**  
(Contact: Brady Kendrick, Planner II)

This item is a second and final reading of an ordinance to consider the rezoning of Lot 11A, Block 1, Sunset Park Addition Unit No. 5, an addition to the City of Amarillo, in Section 226, Block 2, A.B.&M. Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways, to change from Office District 1 to Office District 1 with a Specific Use Permit for the placement of a carport in the front yard setback. (Vicinity: Julian Blvd. and Georgia St.; Applicant/s: Gregg Bliss for GRV Holdings LLC)

**F. CONSIDER APPROVAL – MUTUAL RESCISSION OF LANDSCAPE MAINTENANCE CONTRACT BETWEEN THE COLONIES MASTER ASSOCIATION, INC., AMARILLO INTEGRATED, AND THE CITY OF AMARILLO:**

(Contact: Justin Oppel, Development Customer Service Coordinator)

This item considers approval of an agreement to mutually rescind the Landscape Maintenance Agreement for Amarillo Integrated to perform the landscape maintenance services for all areas serviced by the Colonies Public Improvement District (PID). This rescission has been mutually agreed upon by all three parties.

**G. CONSIDER AWARD – CRADLEPOINT MOBILE ROUTERS SOFTWARE MAINTENANCE RENEWAL:**

(Contact: Rich Gagnon, Managing Director and CIO)

Award to: ROK Brothers - \$50,750.80

This item considers the award of a software maintenance subscription renewal for numerous Cradlepoint mobile routers utilized by various departments for mobile internet connectivity among various devices and/or locations.

H. **CONSIDER AWARD - BUILDING AUTOMATION SYSTEM (BAS) UPGRADE AT THE RICK HUSBAND AMARILLO INTERNATIONAL AIRPORT:**

(Contact: Michael W. Conner, Director of Aviation)

Award to: Trane Technologies - \$539,669.00 (Buy Board Contract # 631-20)

This item considers award of a contract to replace the existing Honeywell LONworks based Building Automation System (BAS) in the Rick Husband Amarillo International Airport terminal building with a new non-proprietary DDC BACnet controls system, including new software and graphical interface.

I. **CONSIDER AWARD - PROFESSIONAL SERVICES AGREEMENT FOR ARCHITECTURAL AND ENGINEERING (A&E) DESIGN SERVICES FOR THE SERVICE CENTER NORTH BUILDING:**

(Contact: Jerry Danforth, Facilities Director)

Award to: C.H. Guernsey & Company (Guernsey) - \$237,750.00

This item considers the award of a professional services agreement for architectural and engineering (A&E) design services for the renovation of office space at the Service Center North Building located at 2100 N. Spruce Amarillo, Texas.

L. **CONSIDER PURCHASE – TRANSFER STATION LOADER:**

(Contact: Donny Hooper, Public Works Director)

Award to: Warren CAT - \$290,937.51 (Buy Board Contract #597-19)

This item considers the purchase of a Loader to be used at the City of Amarillo Refuse Transfer Station for daily operation requirements under the Texas Commission on Environmental Quality (TCEQ). This is a scheduled replacement of Fleet Unit No. 8043 which has exceeded its useful life.

M. **CONSIDER APPROVAL – ADDITIONAL LICENSES AND SUPPORT FOR CALL CENTER:**

(Contact: Jennifer Gonzales, Utility Billing Manager)

Award to: AT&T and InContact - \$70,693.01

This item considers the approval of additional licenses to assist in implementation of 311 employees into Utility Billing's current call center and the implementation and installation of coaching and learning management features, performance incentives, and additional support.

N. **CONSIDER AWARD – REHABILITATION OF THE ALLIS CHAMBERS SPLIT CASE PUMP AT THE 34TH PUMP STATION:**

(Contact: Floyd Hartman, Assistant City Manager)

Award to: Klinger-GPI - \$66,512.00

This item considers approval of a contract to remove, evaluate, and rehabilitate the Allis Chambers Split Case Pump at 34th Pump Station. This repair allows the Osage Water Treatment Plant to move water efficiently and systematically to the Southwest side of Amarillo to assets where demand has been identified.

O. **CONSIDER PURCHASE – TRAFFIC BEADS AND PAINT SUPPLY AGREEMENT:**

(Contact: Trent Davis, Purchasing Agent)

Award to: Potters Industries - \$18,000.00

Ennis-Flint - \$58,500.00

Total Award - \$76,500.00

This item considers award of an annual supply agreement to purchase traffic beads and paint to replenish warehouse stock for use by the Traffic department.

**P. CONSIDERATION OF AVIATION CLEAR ZONE EASEMENT:**

(Contact: Brady Kendrick, Planner II)

This item considers an Aviation Clear Zone Easement, being 4,350 feet above mean sea level above the plat of Windmill Acres Unit No. 13, an addition to the City of Amarillo, being a replat of Lot 59, Block 1, Windmill Acres Unit No. 12, in Section 152, Block 2, A.B.&M. Survey, Randall County, Texas. (Vicinity: SE 46th Ave. and Osage St.; Applicants: Sic Parvis Magna LLC and Attebury Elevators, LLC)

**Q. CONSIDERATION OF RESOLUTION NO. 06-14-22-1:**

(Contact: Jason Riddlespurger, Community Development Director)

This item is to consider a resolution to adopt the 2021 Continuum of Care (CoC) award. The U.S. Department of Housing and Urban Development awarded Community Development \$453,336.00 in CoC funding to provide planning dollars for the local CoC along with direct services and housing for those experiencing homelessness. This award will renew funding for existing programs to allow Community Development and Amarillo's CoC to maintain existing services.

**R. CONSIDERATION OF RESOLUTION NO. 06-14-22-2:**

(Contact: Jason Riddlespurger, Community Development Director)

This item is to consider of a resolution to adopt the 2021 Ending Homelessness Award. Texas Department of Housing and Community Affairs (TDHCA) awarded Community Development \$51,804.00 in Ending Homelessness funding to provide dollars for direct services and housing for those experiencing homelessness. Amarillo was one of ten select communities in Texas eligible for this fund based on our current administration of the Emergency Solutions Grant.

**S. CONSIDERATION OF RESOLUTION NO. 06-14-22-3:**

(Contact: Jason Riddlespurger, Community Development Director)

This item is to consider a resolution adopting the award of additional funding under the Emergency Solutions Grant (ESG) CARES 2 contract. Texas Department of Housing and Community Affairs (TDHCA) awarded Community Development an additional \$216,474 under our ESG CARES 2 contract. This additional funding is designated for rental assistance for those currently experiencing homelessness and rental assistance to assist struggling households with rental payments to prevent eviction. Community Development was awarded the additional funding due to our high expenditure rate of previous funds under the original ESG CARES 2 contract.

**T. CONSIDERATION OF A CHAPTER 380 ECONOMIC DEVELOPMENT PROGRAM AGREEMENT BETWEEN THE CITY OF AMARILLO AND CROSSROADS HOUSING DEVELOPMENT CORPORATION FOR THE COMMONS AT ST. ANTHONY'S PROJECT LOCATED AT AMARILLO BOULEVARD AND POLK STREET:**

(Contact: Andrew Freeman, Assistant City Manager)

This item considers approval of a Chapter 380 Economic Development Program Agreement for the construction of an affordable 124-unit senior independent living apartment building to be located on the east end of the existing St. Anthony's Hospital building at Amarillo Boulevard and Polk Street.

**U. CONSIDERATION OF A CHAPTER 380 ECONOMIC DEVELOPMENT PROGRAM AGREEMENT BETWEEN THE CITY OF AMARILLO AND ST. ANTHONY'S AMARILLO HOUSING 20, LP FOR THE COMMONS AT ST. ANTHONY'S PROJECT LOCATED AT AMARILLO BOULEVARD AND POLK STREET:**

(Contact: Andrew Freeman, Assistant City Manager)

This item considers approval of a Chapter 380 Economic Development Program Agreement for the construction of an affordable 124-unit senior independent living apartment building to be located on the east end of the existing St. Anthony's Hospital building at Amarillo Boulevard and Polk Street.

Voting AYE were Mayor Nelson and Councilmembers Powell, Sauer, Smith, and Stanley; voting NO were none; absent were none; the motion passed by a 5-0 vote.

**ITEM 2J:** Mayor Nelson introduced an item to consider the award of a contract for installation of water and electrical utilities at the Santa Fe Depot located at 401 S. Grant in Amarillo, Texas. Jerry Danforth, Facilities Director presented the item. A motion was made to approve the item as presented by Councilmember Powell, seconded by Councilmember Sauer.

Voting AYE were Mayor Nelson and Councilmembers Powell, Sauer, Smith, and Stanley; voting NO were none; absent were none; the motion passed by a 5-0 vote.

**ITEM 2K:** Mayor Nelson introduced an item to consider awarding a contract for the erection of a new steel events pavilion at the Santa Fe Depot located at 401 S. Grant in Amarillo, Texas. Mr. Danforth presented the item. Beth Duke, with Center City, and Leman Wall, with the Working Ranch Cowboy Association, shared comments. No action was taken.

Mayor Nelson called a recess of the meeting at 3:30 p.m. Mayor Nelson resumed the meeting at 4:05 p.m.

**ITEM 3 – NON-CONSENT ITEMS:**

**ITEM 3A:** Mayor Nelson introduced an ordinance rezoning Tract 52 and a portion of Tract 53, Whitaker's Subdivision, in Section 92, Block 2, A.B.&M. Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways, to change from Light Industrial District and Agricultural District to Light Industrial District with Specific Use Permit 202 (I-1/S-202) for an Asphalt or Concrete Batching Plant. (Vicinity: Triangle Dr. and Lakeside Dr.; Applicant/s: Brad Stuteville for Vankor Properties LLC.). Brady Kendrick, Planner II presented the item. Mayor Nelson opened a public hearing. There were no comments. Mayor Nelson closed the public hearing. A motion was made that the following captioned ordinance be passed by Councilmember Powell, seconded by Councilmember Smith.

**ORDINANCE NO. 7986**

**AN ORDINANCE OF THE CITY OF AMARILLO, TEXAS:  
PROVIDING FOR SPECIFIED CHANGES IN THE OFFICIAL  
ZONING MAP OF THE CITY OF AMARILLO, TEXAS;  
PROVIDING FOR CHANGE OF USE DISTRICT  
CLASSIFICATION OF SPECIFIED PROPERTY IN THE  
VICINITY OF TRIANGLE DRIVE AND LAKESIDE DRIVE,  
POTTER COUNTY, TEXAS; PROVIDING A SAVINGS  
CLAUSE; PROVIDING A REPEALER CLAUSE; AND  
PROVIDING AN EFFECTIVE DATE.**

Voting AYE were Mayor Nelson and Councilmembers Powell, Sauer, Smith, and Stanley; voting NO were none; absent were none; the motion passed by a 5-0 vote.

**ITEM 3B:** Mayor Nelson introduced an ordinance rezoning Lot 6, Block 3, Canode-Com. Park Unit No. 7, an addition to the City of Amarillo, in Section 42, Block 9, B.S.&F. Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways, to change from Agricultural District and Heavy Commercial District to Heavy Commercial District. (Vicinity: Interstate 40 and Coulter St.; Applicants: Bryan Elrod for Britten and Withrow LP). Mr. Kendrick presented the item. Mayor Nelson opened a public hearing. There were no comments. Mayor Nelson closed the public hearing. A motion was made that the following captioned ordinance be passed by Councilmember Powell, seconded by Councilmember Sauer.

ORDINANCE NO. 7987

AN ORDINANCE OF THE CITY OF AMARILLO, TEXAS: PROVIDING FOR SPECIFIED CHANGES IN THE OFFICIAL ZONING MAP OF THE CITY OF AMARILLO, TEXAS; PROVIDING FOR CHANGE OF USE DISTRICT CLASSIFICATION OF SPECIFIED PROPERTY IN THE VICINITY OF INTERSTATE 40 AND COULTER STREET, POTTER COUNTY, TEXAS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson and Councilmembers Powell, Sauer, Smith, and Stanley; voting NO were none; absent were none; the motion passed by a 5-0 vote.

**ITEM 3C:** Mayor Nelson introduced an ordinance rezoning Lots 13 and 14, Block 22, Belmont Park Annex, an addition to the City of Amarillo, in Section 157, Block 2, A.B.&M. Survey, Potter County, Texas, plus one-half of all bounding streets, alleys, and public ways, to change from General Retail District to Manufactured Home District. (Vicinity: Mirror St. and N.E. 16th Ave.; Applicant/s: Diana Soto). Mr. Kendrick presented the item. Mayor Nelson opened a public hearing. There were no comments. Mayor Nelson closed the public hearing. A motion was made that the following captioned ordinance be passed by Councilmember Powell, seconded by Councilmember Stanley.

ORDINANCE NO. 7988

AN ORDINANCE OF THE CITY OF AMARILLO, TEXAS: PROVIDING FOR SPECIFIED CHANGES IN THE OFFICIAL ZONING MAP OF THE CITY OF AMARILLO, TEXAS; PROVIDING FOR CHANGE OF USE DISTRICT CLASSIFICATION OF SPECIFIED PROPERTY IN THE VICINITY OF NORTH MIRROR STREET AND NORTHEAST SIXTEENTH AVENUE, POTTER COUNTY, TEXAS; PROVIDING A SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson and Councilmembers Powell, Sauer, Smith and Stanley; voting NO were none; absent were none; the motion passed by a 5-0 vote.

**ITEM 3D:** Mayor Nelson introduced an ordinance rezoning Lot 4, Block 1, Medical Institute Subdivision Unit No. 5, an addition to the City of Amarillo, in Section 25, 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 2 to Planned Development District 398 for reduction of minimum parking requirements related to multi-family development. (Vicinity: SW 9th Ave. and Wallace Blvd.; Applicant/s: Louis Homen for LHMK LLC). Mr. Kendrick presented the item. Mayor Nelson opened a public hearing. There were no comments. Mayor Nelson closed the public hearing. A motion was made that the following captioned ordinance be passed by Councilmember Powell, seconded by Councilmember Smith.

ORDINANCE NO. 7989

AN ORDINANCE OF THE CITY OF AMARILLO, TEXAS: PROVIDING FOR SPECIFIED CHANGES IN THE OFFICIAL



ZONING MAP OF THE CITY OF AMARILLO, TEXAS;  
PROVIDING FOR CHANGE OF USE DISTRICT  
CLASSIFICATION OF SPECIFIED PROPERTY IN THE  
VICINITY OF SOUTHWEST 9TH AVENUE AND WALLACE  
BOULEVARD, POTTER COUNTY, TEXAS; PROVIDING A  
SAVINGS CLAUSE; PROVIDING A REPEALER CLAUSE;  
AND PROVIDING AN EFFECTIVE DATE.

Voting AYE were Mayor Nelson and Councilmembers Powell, Sauer, Smith and Stanley;  
voting NO were none; absent were none; the motion passed by a 5-0 vote.

**ITEM 3E:** Mayor Nelson introduced a resolution authorizing the Canadian River Municipal Water Authority to issue refunding bonds to refund all or a part of the outstanding Canadian River Municipal Water Authority Subordinate Lien Contract Revenue Refunding Bonds, Series 2014 (Conjunctive Use Groundwater Supply Project) (the "Series 2014 Bonds"). Ms. Storrs presented the item. A motion was made that the following captioned Resolution be passed by Councilmember Powell, seconded by Councilmember Sauer.

RESOLUTION NO. 06-14-22-4

A RESOLUTION BY THE CITY OF AMARILLO, TEXAS  
AUTHORIZING REFUNDING OF CANADIAN RIVER  
MUNICIPAL WATER AUTHORITY SUBORDINATE LIEN  
CONTRACT REVENUE REFUNDING BONDS, SERIES  
2014 (CONJUNCTIVE USE GROUNDWATER SUPPLY  
PROJECT).

Voting AYE were Mayor Nelson and Councilmembers Powell, Sauer, Smith and Stanley;  
voting NO were none; absent were none; the motion passed by a 5-0 vote.

**ITEM 3F:** Mayor Nelson introduced a resolution approving the project plan for the second and final installment of American Rescue Plan Act (ARPA) funding of \$19,838,158.50 in accordance with eligible uses identified in the Final Ruling issued by the United States Department of the Treasury that took effect April 1, 2022. Ms. Storrs presented the item. A motion was made that the following captioned Resolution be passed by Councilmember Powell, seconded by Councilmember Sauer.


RESOLUTION NO. 06-14-22-5

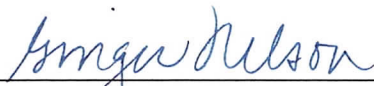
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF  
AMARILLO, TEXAS APPROVING THE USE OF AMERICAN  
RESCUE PLAN ACT OF 2021 ("ARPA") FUNDS;  
PROVIDING A REPEALER CLAUSE; PROVIDING A  
SAVINGS CLAUSE; AND PROVIDING AN EFFECTIVE  
DATE.

Voting AYE were Mayor Nelson and Councilmembers Powell, Sauer, Smith and Stanley;  
voting NO were none; absent were none; the motion passed by a 5-0 vote.

Mayor Nelson adjourned the Regular meeting at 5:01 p.m.

ATTEST:

  
Stephanie Coggins, City Secretary

  
Ginger Nelson, Mayor