

CITY OF ALVARADO

County of Johnson

State of Texas

December 13, 2021

MINUTES

The City Council of the City of Alvarado met in Regular Called Session on Monday, December 13, 2021, at 6:30 p.m. The following were present for roll call:

Jacob Wheat	*	Mayor
Lydia Moon	*	Mayor Pro Tem
Cherry Bryant	*	Councilperson
Kevin Thomas	*	Councilperson
Beverly Short	*	Councilperson

Absent:

Michael Bennett	*	Councilperson
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Others Present:

Paul DeBuff	*	City Manager
Debbie Thomas	*	City Secretary
Ashley Dierker	*	City Attorney
Michael Dwiggins	*	Public Works Director
Allwin Barrow	*	Chief of Police
Reyth Garcia	*	Court Clerk
Richard Van Winkle	*	Fire Chief
Emile Moline	*	Planning and Zoning Director

INVOCATION

Mayor Jacob Wheat called this regular meeting to order at 6:30 P.M. and gave the invocation.

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS

Jameye Jones thanked everyone for their hard work for the Parade of Lights. It was a great success.

SWEARING IN OF NEW COUNCIL MEMBER

Mayor Jacob Wheat then swore in Scott Arthur as the new council member for Place III for the unexpired term until May 2021. Councilmember Arthur then took his seat at the podium.

CONSENT AGENDA

Motion was made by Councilperson Beverly Short, duly seconded by Mayor Pro Tem Lydia Moon, to approve the consent agenda as presented. This motion supported five votes in approval and zero votes opposed. Motion carried.

CITY MANAGER REPORT

Paul DeBuff explained to the council that our new website is currently in the stage of being developed and that a Webmaster will possibly be needed to keep it updated.

PRESENTATION FROM REACH COUNCIL AND REACH ACROSS JOHNSON COUNTY, REGARDING PROGRAMS AND INITIATIVES THEY OFFER TO THE CITIZENS OF ALVARADO IN A MULTITUDE OF AREAS OF SUPPORT OF YOUTH AND FAMILY SERVICES.

Representatives from Reach Council and Reach Across Johnson County gave a presentation of the services they offer to persons in Alvarado and Johnson County in their effort to keep Alvarado drug free.

CONSIDERATION AND ACTION REGARDING A RESOLUTION OF THE CITY OF ALVARADO, TEXAS, APPROVING THE METHOD FOR MAKING WRITTEN REQUEST FOR PUBLIC INFORMATION.

Motion was made by Councilperson Beverly Short, duly seconded by Mayor Pro Tem Lydia Moon to approve the resolution as presented. This motion supported five votes in approval. Motion passed.

CONSIDERATION AND ACTION REGARDING A UTILITY RATES CONTRACT.

Paul DeBuff, City Manager, addressed the council in reference to a utility rate study. This has not been done in several years. After discussion, motion was made by Councilperson Beverly Short, duly seconded by Councilperson Kevin Thomas, to negotiate with Willdan Financial Services not to exceed \$25,000.00 and authorize the City Manager to execute. This motion supported five votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING A SALARY
COMPENSATION STUDY CONTRACT.**

Paul DeBuff, City Manager addressed the council in regards to a Salary Compensation study. We received three bids for this study. His recommendation is G. M. Cox with a bid of \$38,989.00. Motion was made by Mayor Pro Tem Lydia Moon, duly seconded by Councilperson Beverly Short to approve a contract with G. M. Cox and authorize the city manager to execute. This motion supported five votes in approval and zero votes opposed. Motion carried.

**CONSIDERATION AND ACTION REGARDING A GRANT'S PROPOSAL
(BLAISE)**

Paul DeBuff, City Manager, addressed the council in reference to a grants assessment and eligibility study for the city. After discussion, motion was made by Mayor Pro Tem Lydia Moon, duly seconded by Councilperson Beverly Short, to approve a contract with B & A Professional Services with an amount not to exceed \$5,175.00 and authorize the city manager to execute a contract for grant assessments. This motion supported five votes in approval and zero votes opposed. Motion passed.

**CONSIDERATION AND ACTION REGARDING CHAMBER OF COMMERCE
LEASE OF FORT WORTH SURVEYING BUILDING.**

After discussion with the Alvarado Chamber of Commerce, motion was made by Mayor Pro Tem Lydia Moon, duly seconded by Councilperson Cherry Bryant, to authorize the city manager to negotiate a lease of the Fort Worth Surveying Building with the Alvarado Chamber of Commerce. This motion supported five votes in approval and zero votes opposed. Motion passed.

**CONSIDERATION AND ACTION REGARDING A PUBLIC IMPROVEMENT
DISTRICT CONSULTING.**

Motion was made by Mayor Pro Tem Lydia Moon, duly seconded by Councilperson Scott Arthur, to approve an agreement with Municap Inc. for Public Improvement District Consulting. This motion supported five votes in approval and zero votes opposed. Motion passed.

**CONSIDERATION AND ACTION REGARDING APPROVAL OF A
RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ALVARADO,
TEXAS, DETERMINING THE CONSTRUCTION MANAGER AT RISK
(CMAR) DELIVERY METHOD TO PROVIDE THE BEST VALUE TO THE
CITY FOR THE WASTEWATER TREATMENT PLANT EXPANSION
PROJECT AND STATING THE AWARD OF THE CMAR CONTRACT WILL
BE BASED ON BEST VALUE; AND PROVIDING AN EFFECTIVE DATE.**

Motion was made by Councilperson Beverly Short, duly seconded by Councilperson Kevin Thomas, to approve the resolution as written and provides the best value for the city as presented. This motion supported five votes in approval and zero votes opposed. Motion passed.

DISCUSSION REGARDING SUNFLOWER LANE

Paul DeBuff, City Manager, stated to the council that repairs for Sunflower Lane would be approximately \$530,000.00

EXECUTIVE SESSION

Mayor Jacob Wheat then convened into Executive Session at 7:36 p.m. He then reconvened the regular meeting at 7:51 p.m.

CONSIDERATION AND ACTION REGARDING ITEMS DISCUSSED IN EXECUTIVE SESSION

Motion was made by Mayor Pro Tem Lydia Moon, duly seconded by Councilperson Kevin Thomas, to authorize the City Manager to negotiate and execute a contract with SGR not to exceed \$25,000 for a search for a new Fire Chief. This motion supported five votes in approval and zero votes opposed. Motion carried.

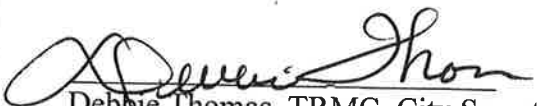
COUNCIL COMMENTS

ADJOURNMENT

Mayor Jacob Wheat then adjourned this special called meeting at 7:56 p.m.

Passed and approved this the 10th day of January, 2021.


Mayor Jacob Wheat


Debbie Thomas, TRMC, City Secretary