

**ENNIS CITY COMMISSION MEETING MINUTES
REGULAR MEETING
TUESDAY, MARCH 19, 2019
6:00 P.M.**

CALL TO ORDER

Mayor Juenemann called a meeting of the Ennis City Commission to order on Tuesday, March 19, 2019 at 6:00 P.M. in the City Commission Chambers of Ennis City Hall, 115 W. Brown Street, Ennis Texas 75119.

ROLL CALL

A quorum was present to wit:

Angie Juenemann	Mayor	
Matt Walker	Mayor Pro Tem, Ward 6	
Rowdy Pruitt	Commission Member, Ward 1	
Marco Hernandez	Commission Member, Ward 2	absent
Scott Hejny	Commission Member, Ward 3	
Shirley Watson	Commission Member, Ward 4	absent
Bill Honza	Commission Member, Ward 5	

INVOCATION AND PLEDGE OF ALLEGIANCE

City Manager Scott Dixon offered the Invocation.

The Pledge of Allegiance was led by Mayor Juenemann

COMMISSIONER UPDATES

No one spoke

CITIZEN PUBLIC COMMENT PERIOD

No one spoke.

PRESENTATIONS

City Manager Scott Dixon presented a plaque to retired firefighter Michael Preston and thanked him for his service.

Mayor Juenemann read and presented a Proclamation declaring Wednesday, April 3, 2019 as Wear Purple Day in support of the American Cancer Society Relay for Life.

STAFF REPORTS

Mr. Dixon informed the Commission that the City of Ennis was featured in the Texas Highway Magazine.

CONSENT AGENDA

1. **Approval of the minutes for the February 26, 2019 City Commission Regular Meeting.**
2. **Approval of an Investment Report for the month ending February 28, 2019.**
3. **Approval of a Community Involvement Tax Credit for 2018 in the amount of \$53,046.09 for City of Ennis Property Taxes paid by Ennis Regional Medical Center.**

Mayor Juenemann read the Consent Agenda. Mayor Pro Tem Walker made a motion, seconded by Commissioner Pruitt, to approve consent agenda items 1 thru 3. A vote was cast, 5 in favor, 0 against. Motion passed.

INDIVIDUAL ITEMS FOR CONSIDERATION

4. Conduct a Public Hearing and consider an ordinance amending the Zoning Ordinance of the City of Ennis, Texas, from “A” Agricultural to “R-5” Single Family Residential District-5 for an approximately 59.916 acres lot, tract, or parcel of land situated in the J.N. Duncan Survey, Abstract Number 209, City of Ennis, Ellis County, Texas, and being a part of the that tract of land described in a deed to Theresa Odlozil recorded in Volume 2420, Page 2402, of the Deed Records of Ellis County, Texas, (Ellis CAD ID 182246 and 182247 – along the 2500 block of Ensign Rd.). Requested by Ron Odlozil (Executor) and represented by Ashley Williams (Pape-Dawson Engineers, Inc.).

Mayor Juenemann read the item and opened a public hearing. City Manager Dixon stated that the zoning change request was for a single home sub-division across from the Junior High School. No one spoke and the public hearing was closed. Commissioner Hejny made a motion, seconded by Commission Pruitt, to amend the zoning ordinance from “A” Agricultural to “R-5” Single Family Residential District-5 for an approximate 59.916-acre tract of land situated in the J.N. Duncan Survey and being Ellis CAD ID 182246 and 182247. A vote was cast, 5 in favor, 0 against. Motion passed.

5. Conduct a Public Hearing and consider an Ordinance amending the Zoning Ordinance of the City of Ennis, Texas, from “MF-2” Multi-Family Residential District 2 to “CC” Corridor Commercial District for an approximately 8.766 acres lot, tract, or parcel of land situated in the Mary Langford Survey, Abstract 638, City of Ennis, Ellis County, Texas, and being the tract described in deed from Faith Assemble of God of Ennis, Texas to City of Ennis recorded in Instrument Number 1816720, Official Public Records, Ellis County, Texas, (O.P.R.E.C.T.), (Ellis CAD ID 186981 – 1700 W. Lake Bardwell Dr.). Requested by the City of Ennis and represented by John D. Blacker (Hart Gaugler + Associates).

Mayor Juenemann read the item and opened a public hearing. Mr. Dixon stated that the proposed rezone was to facilitate a new Public Safety facility. Commissioner Honza made a motion, seconded by Commissioner Pruitt, to amend the zoning ordinance from “MF-2” Multi Family Residential District 2 to “CC” Corridor Commercial District for an approximate 8.766-acre tract of land situated in the Mary Langford Survey and being Ellis CAD ID 186981. A vote was cast, 5 in favor, 0 against. Motion passed.

6. Consider all matters incident and related to the adoption of a Resolution authorizing the adoption of general policies and procedures concerning compliance with the City’s Continuing Disclosure Undertakings.

Mayor Juenemann read the item. Financial Advisor Andrew Friedman, SAMCO, advised the Commission that city staff, along with financial advisors and bond counsel, recommend the adoption of policies and procedures to ensure compliance with amendments to the Rule issued by the Municipal Services Reporting Bureau requiring additional notice and reporting requirements. Mayor Pro Tem Walker made a motion, seconded by Commission Hejny, to adopt a resolution authorizing the adoption of general policies and procedures concerning compliance with the City’s Continuing Disclosure Undertakings. A vote was cast, 5 in favor, 0 against. Motion passed.

7. Consider all matters incident and related to the issuance, sale and delivery of "City of Ennis, Texas, Combination Tax and Revenue Certificates of Obligation, Series 2019A", including the adoption of an ordinance authorizing the issuance of such certificates of obligation.

Mayor Juenemann read the item. Andrew Friedman reported the bid award to Citigroup Global Markets at 2.99%. Commissioner Hejny made a motion, seconded by Mayor Pro Tem Walker, to adopt an ordinance authorizing the issuance of Combination Tax and Revenue Certificates of Obligation, Series 2019A in the principal amount of \$17,065,000. A vote was cast, 5 in favor, 0 against. Motion passed.

8. Discuss and consider committing additional local funds to TxCDBG #7217202 of \$141,616.75, bringing the City's total local match contribution to \$266,681.75 for the project.

Mayor Juenemann read the item. Commissioner Hejny made a motion, seconded by Mayor Pro Tem Walker, to commit additional funding of \$141,616.75 to project TxCDBG #7217202 for sidewalk improvements. A vote was cast, 5 in favor, 0 against. Motion passed.

9. Discuss and consider a professional services agreement with Healthcare Quality Improvement Services, LLC to manage the skilled nursing facilities (SNFs) partnered with the City of Ennis NSGO in the QIPP program.

Mayor Juenemann read the item. Commissioner Honza made a motion, seconded by Commissioner Pruitt, to approve a professional services agreement with Healthcare Quality Improvement Services, LLC to manage the skilled nursing facilities (SNF's) partnered with the City of Ennis NSGO in the QIPP Program. A vote was cast, 5 in favor, 0 against. Motion passed.

10. Discuss and take action to commit that the QIPP line of credit will be paid back through tax revenues and retired within 12 months, and that the loan payback is not based upon the QIPP reimbursements.

Mayor Juenemann read the item. City Manager Dixon informed the Commission that Prosperity Bank has requested that staff inform the Commission of its fiduciary obligations related to the \$4 million line of credit to fund start-up costs related to the QIPP program. Commissioner Honza made a motion, seconded by Commissioner Pruitt, that the City Commission acknowledges that the QIPP line of credit in an amount not to exceed \$4 million will be paid back through tax revenues and retired within 12 months regardless of the payout to the city by QIPP program. A vote was cast, 5 in favor, 0 against. Motion passed.

11. Discuss and consider approval of an engineering contract for Knox Street with Gresham Smith.

Mayor Juenemann read the item. Commissioner Hejny made a motion, seconded by Commissioner Pruitt, to approve an engineering contract for Knox Street with Gresham Smith. A vote was cast, 5 in favor, 0 against. Motion passed.

12. Discuss and consider approval of an amendment to the contract with Steele and Freeman, to include the Guaranteed Maximum Price (GMP), for the construction of the Public Safety Facility.

Mayor Juenemann read the item. City Manager Dixon reported that the GMP for the construction of the Public Safety Facility came in at \$12,895, 540 and that the facility should be completed by September of 2020. Commissioner Hejny made a motion, seconded Commissioner Pruitt, to approve an amendment to the contract with Steele and Freeman to include the Guaranteed

Maximum Price of \$12,895.50 for the construction of the Public Safety Facility. A vote was cast, 5 in favor, 0 against. Motion passed.

13. Discuss and consider a Resolution declaring as surplus and authorizing the sale of a 1997 Sutphin firetruck, in the amount of \$ 12,000.00 to the Emergency Services District #3 of Ellis County.

Mayor Juenemann read the item. Commissioner Honza made a motion, seconded by Commissioner Pruitt, to approve a resolution declaring as surplus and authorizing the sale of a 1997 Sutphin firetruck in the amount of \$12,000.00 to Emergency Services District #3 of Ellis County. A vote was cast, 5 in favor, 0 against. Motion passed.

14. Discuss and consider a Resolution adopting Procedures for the Appointment and Reappointment of Board and Commission members.

Mayor Juenemann read the item. Commissioner Hejny made a motion, seconded by Commissioner Pruitt, to approve a resolution adopting Procedures for the Appointment and Reappointment of Board and Commission members. A vote was cast, 5 in favor, 0 against. Motion passed.

15. Discuss and consider approving a bid award recommendation from Schaumberg & Polk and authorizing the City Manager to enter into a contract with Schofield Civil Construction, LLC in a sum not to exceed four million five hundred thousand dollars and no cents (\$4,500,000) for construction of the Waste Water Treatment Plant Phase 2 Improvements.

Mayor Juenemann read the item. Commissioner Hejny made a motion, seconded by Commissioner Pruitt, to authorize the City Manager to execute a contract with Schofield Civil Construction, LLC in a sum not to exceed \$4,500,000 for construction of the Waste Water Treatment Plant Phase 2 Improvements. A vote was cast, 5 in favor, 0 against. Motion passed.

[Mayor Juenemann recessed the Commission into closed Executive Session at 6:44 PM]

EXECUTIVE SESSION

- a. Section 551.087 – Economic Development Negotiations
- Project Benoit

[Mayor Juenemann reconvened the Open Session at 6:58 PM]

16. Take any action necessary as a result of the Executive Session.

No action taken

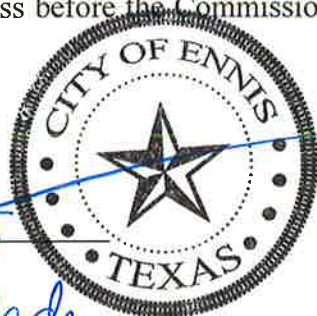
ADJOURNMENT

With no other business before the Commission, Mayor Juenemann declared the meeting adjourned at 6:58 P.M.

ATTEST:


CITY SECRETARY





APPROVED:


MAYOR