

CITY OF ENNIS COMMISSION WORKSHOP

FEBRUARY 2, 2015

6:00 P.M.

Mayor Thomas called the meeting to order at 6:00 p.m. on February 2, 2015, in the City Commission Chambers of the City of Ennis Municipal Building, 115 W. Brown Street, Ennis, Texas 75119.

PRESENT: Mayor Thomas, Commissioners Hackney, Searcy and Holley, City Manager Ewings, City Attorney Wilson, Chief Erisman, City Secretary Batchler, Director of Finance Welch, ED Coordinator Nelson, Chief Aycock, Utilities Director Bolen, Director of Health Williams, Lonnie Berrett, Lisa Laza, Florena Carrillo, Donna Wall, and Dianne Kellenberger. Commissioners Salik, Frazier, and Walker were not in attendance.

WEBSITE

City Manager Ewings presented an overview of the new city website. The members of the committee responsible for the creation of the new website are Chauncy Williams, Lisa Laza, Lonnie Berrett, Donna Wall, Florena Carrillo, Diane Kellenberger, David Anthony and Theresa Wheeler. City Manager Ewings and Mayor Thomas commended them on an excellent job well done.

CAPTIAL PROJECTS

City Manager Ewings presented the proposed future Capital Projects:

STREET PROJECTS

| Projects                         | Cost Est. | Funding  | Year |
|----------------------------------|-----------|----------|------|
| N. Sherman (Knox to Tyler)       | 1,420,730 | CO       | 2016 |
| S. Preston (Lampasas to Madison) | 1,246,090 | CO       | 2016 |
| Sleepy Hollow (Troon to N. End)  | 1,870,700 | CO       | 2016 |
| NE Main (MLK to Moore)           | 597,030   | CO       | 2016 |
| Arnold (Mayfair to End)          | 818,320   | CO       | 2016 |
| N Sherman (Tyler to MLK)         | 215,860   | CO       | 2016 |
| Associated Utility Improvements  | 1,750,000 | Unfunded |      |

WATER UTILITIES

|                                |           |    |      |
|--------------------------------|-----------|----|------|
| Trans Line Relocation (US 287) | 1,650,000 | CO | 2015 |
|--------------------------------|-----------|----|------|

|                                     |            |          |            |
|-------------------------------------|------------|----------|------------|
| Rice WSC Trans/Ser Line 3,400'      | 193,930    | Unfunded | 2015-2016  |
| Water Line Replace/Install Program  | 11,160,000 | Unfunded | Multi-year |
| One-million gallon elevated storage | 5,000,000  | Unfunded | 2020       |

#### WASTEWATER UTILITIES

|                                    |            |            |            |
|------------------------------------|------------|------------|------------|
| Bar Screen Replacement WWTP        | 330,000    | Grant App. | 2016       |
| Wastewater Collection Line Replace | 13,788,000 | Unfunded   | Multi-year |

#### FACILITIES

|                               |                       |                      |         |
|-------------------------------|-----------------------|----------------------|---------|
| Airport Terminal Apron Rehab  | 413,175               | Unfunded             | Unknown |
| Police Facility               | 7,000,000-10,000,000  | CCPD                 | Unknown |
| Library Expansion/Renovation  | Unknown               | Unfunded             | Unknown |
| Public Works Conference Space | 50,000                | Unfunded             | Unknown |
| Replacement Airport           | 14,000,000-26,000,000 | Fed, State,<br>Local | Unknown |

#### PARKS IMPROVEMENT

|                               |         |            |            |
|-------------------------------|---------|------------|------------|
| Shade Canopies/Tables         | 21,000  | General    | 2015       |
| Disc Golf Course              | 15,000  | Donations  | 2015       |
| Entryway Improvements         | 25,000  | Unfunded   | Multi-Year |
| Lake Clark Recreational Trail | 250,000 | TPWD Grant | 2016       |

Splash Parks were discussed.

#### DAKOTA DRILLING TAX ABATEMENT AND ECONOMIC DEVELOPMENT AGREEMENT

Allen and Ashley Graff were present as Economic Development Coordinator Nelson explained the proposed Dakota Drilling Tax Abatement and Economic Development Agreements. An Ordinance will be presented during the regular session designating the proposed area as Industrial Tax Abatement District No. 54, establishing the boundaries, and authorizing the tax abatement agreement between the city and Dakota Drilling. Since this is a land grant by the EEDC, an Economic Agreement between the city and Dakota Drilling will be considered. Dakota Drilling will be relocated to a 17.5502 acre site at 1501 Oak Grove Road where a new 27,500 sq. foot building will be constructed. The Tax Abatement Agreement will be for a seven (7) consecutive tax year period beginning January of 2016 for a value improvement on the real

and personal property of \$700,000 with a 66 2/3 percent abatement, and 50 full-time employees retained and an additional 15 full-time employees added. There is a provision in the Ordinance/Agreement for a partial employment pro-rated tax abatement should fewer than 15 fifteen employees are added then the tax abatement shall be calculated as a ratio of actual jobs created. Each partial employment pro-rated abatement will be evaluated annually as reported by the industry and will be adjusted up or down annually to reflect employment changes. TARC recommends approval.

#### ENNIS STEEL TAX ABATEMENT AGREEMENT

David Pettyjohn of Ennis Steel was in attendance to answer questions regarding the proposed personal property expansion. Economic Development Coordinator Nelson presented the proposed Ordinance designating the area as Industrial Tax Abatement District No. 55, establishing the boundaries, and authorizing the tax abatement agreement between the city and Ennis Steel. Ennis Steel is expanding providing twenty-five (25) additional jobs and investment of 8.2 million dollars. The tax abatement term is for seven (7) years. There is no land grant involved in this transaction. Ennis Steel was granted their first tax abatement in 1995. It was pointed out that Ennis Steel's annual sales directly contribute to the city's retail sales tax revenue collected in close proximity to the annual amount collected by the local Wal Mart. TARC recommends approval. The partial pro-rated tax abatement is applicable with this tax abatement agreement.

#### 1<sup>ST</sup> QUARTER FINANCIAL STATEMENT

The first quarter ending December 31, 2014, Financial Report was submitted by Director of Finance Welch.

Mayor Thomas adjourned the workshop at 7:00 p.m.

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Donna Batchler, City Secretary

