

**MINUTES OF THE CITY OF CENTER  
CITY COUNCIL MEETING  
REGULAR MEETING  
February 13, 2012**

The Center City Council met in a regular session on Monday, February 13, 2012 at 5:00 p.m. in the Council Room of City Hall. The meeting was open to the public. Notices were properly posted of the date, place and hour and the news media was notified. The following members were present:

David Chadwick	-	Mayor	
Jim Forbes	-	Councilperson	
Charlie Byndom	-	Councilperson	
Charles Rushing	-	Councilperson	
Joyce Johnson	-	Councilperson	
Leigh Porterfield	-	Councilperson	Absent
Chad Nehring	-	City Manager	
Barbara Boyd	-	City Secretary	

Guests signed the register.

**Item I. Mayor, David Chadwick opened the meeting and welcomed the visitors and media.**  
Mayor Chadwick welcomed the government students from Panola College.

**Item II. Approval of Minutes of the Regular Meeting on January 23, 2012 and Special Session on February 6, 2012.** Council Member Joyce Johnson made a motion to approve the Minutes of the Regular Meeting on January 23, 2012 as well as the Special Session on February 6, 2012. Council Member Charlie Byndom seconded the motion. All voted in favor.

**Item III. Consider Discussion and Possible Action on the following:**

- A. Approve Resolution 2012-4 Authorizing Publication of Notice of Intention to Issue Certificates of Obligation. City Manager, Chad Nehring stated this resolution does not issue the debt associated with these proposed Certificates of Obligation, but it does authorize publishing required notices and proceeding with the development of the documents necessary to allow consideration of formally issuing this debt, already approved for purchase through the Texas Water Development Board's Clean Water Revolving Fund, low interest loan program. Council Member Charlie Byndom made a motion to Approve Resolution 2012-4 Authorizing Publication of Notice of Intention to Issue Certificates of Obligation. Council Member Joyce Johnson seconded the motion. All voted in favor.
- B. Consider Resolution 2012-5 Adopting Redistricting Criteria and Project Timeline for Use in Redrawing Existing Council Member Districts. City Manager, Chad Nehring stated this resolution is presented and recommended by the Council's consultant on this project. Mr. Nehring stated this approach will allow for a formal schedule, advance notice of legal requirements and agreement on the general methodology to be used in developing alternative plans for presentation to the Council and community. Council Member Charles Rushing made a motion to approve Resolution 2012-5 Adopting Redistricting Criteria and Project Timeline for Use in Redrawing Existing Council Member Districts. Council Member Jim Forbes seconded the motion. All voted in favor.
- C. Consider Resolution 2012-6 Establishing Guidelines for Citizens Submitting Specific Redistricting Proposals. City Manager, Chad Nehring stated this resolution will formalize and standardize the requirements for any submitted redistricting proposals so that appropriate information is provided to appropriately consider the information provided. Council Member Jim Forbes made a motion to approve Resolution 2012-5 Establishing Guidelines for Citizens Submitting Specific Redistricting Proposals. Council Member Joyce Johnson seconded the motion. All voted in favor.
- D. Ordinance 2012-2 Establishing the Water Rate Schedule for Use in Accordance with Stage 3 of the Drought Contingency Plan. City Manager, Chad Nehring stated this ordinance amends the Drought Contingency Plan with the addition of a formalized rate schedule should Stage 3 of the plan be activated, Mr. Nehring stated the utility is currently at Elevated Stage 2, which should be reduced to Stage 2 shortly. Council Member Charles Rushing made a motion to approve Ordinance 2012-2 Establishing the Water Rate Schedule for Use in Accordance with Stage 3 of the Drought Contingency Plan. Council Member Joyce Johnson seconded the motion. All voted in favor.
- E. Consider Authorizing the Approval of Amendment #1 to the Construction Manager at Risk

Contract with Berry and Clay Construction Establishing a Guaranteed Maximum Price for Construction of the Improvements at Mini-Park. City Manager, Chad Nehring stated the original construction budget was \$500,000 and the final estimate based on approved design plans was just over \$520,000. The maximum price established based on the component bids received is offered at \$508,700. Council Member Jim Forbes made a motion to authorize the Approval of Amendment #1 to the Construction Manager at Risk Contract with Berry and Clay Construction Establishing a Guaranteed Maximum Price for Construction of the Improvements at Mini Park. Council Member Charles Rushing seconded the motion. All voted in favor.

- F. Approve Design Build Construction Contract for City Hall Renovation Project – Berry and Clay. City Manager, Chad Nehring stated this contract is a comprehensive professional services agreement for the design of the additions and modifications to City Hall by Scott & Strong Architects as well as providing construction management services by Berry & Clay. Council Member Joyce Johnson made a motion to approve Design Build Construction Contract for City Hall Renovation Project. Council Member Charlie Byndom seconded the motion. All voted in favor.
- G. Approval of Contract of City Attorney Services. City Manager, Chad Nehring stated this contract is for the services of the City Attorney and the terms are stipulated in the proposal from Mr. James Payne and reflect the duties and responsibilities outlined in the City Charter and general practice. Council Member Charles Rushing made a motion to approve the Contract of City Attorney Services. Council Member Joyce Johnson seconded the motion. All voted in favor.
- H. Approve Budget Changes – Hotel/Motel Fund. City Manager, Chad Nehring stated the Hotel/Motel Advisory Board met on February 9<sup>th</sup> to consider additional requests and projects and several budget amendments. Mr. Nehring stated first is participation in the further development of the high school ball fields at 30% not to exceed \$50,000 and contingent to increased availability and modification of the City-CISD lease to ensure youth league and organizations additional access to the field for tournament play. Mr. Nehring stated the second is \$5,000 sponsorship for award for the 10-day Wild Hog Hunt and weekend festival this March and withdrawing the prior approved insurance of prize money up to \$30,000. Mr. Nehring stated the final change is \$25,000 toward the professional services to generate the Downtown Improvements Master Plan. Council Member Charles Rushing made a motion to approve Budget Changes – Hotel Motel Fund. Council Member Jim Forbes seconded the motion. All voted in favor.
- I. Approve Police Department Reserve Officers. Police Chief, Jim Albers asked Council to approve Gregory Hughes as the new reserve officer. Council Member Jim Forbes made a motion to approve Gregory Hughes as a Center Police Department Reserve Officer. Council Member Joyce Johnson seconded the motion. All voted in favor.

**Item IV. Items of Interest from Council and City Manager, and Citizens – No Action Items.**


1. Disaster Recovery Round 2.2. City Manager, Chad Nehring stated the original projects authorized by Council have received requests for further information by the State for clearance to proceed and due to the time frames involved and lack of responsiveness, the application will be adjusted to include Holland Street renovation and enhance the MLK Street rehabilitation.
2. Coffee with the Mayor – February 21, 2012.
3. City of Center Employee Banquet – February 23, 2012.

**Item V. Executive Session.**

Consider entering executive session for legal consultation with the City Attorney and discussion of pending litigation, personnel matters and land acquisition with possible action related thereto upon reconvening in open session in accordance with Local Government Code Section 551.071, 551.072 and 551.074

**Item VI. Adjournment**

Mayor David Chadwick adjourned the meeting.

  
David Chadwick, Mayor

Attest:

  
Barbara Boyd, City Secretary

