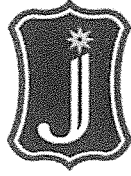


Larry Hefner, Councilmember
Alan Woodall, Councilmember
Eric Priddy, Councilmember



Lisa Cate, Councilmember
Jamey Lamm, Councilmember

Greg Scott, Mayor

MINUTES

State of Texas
County of Denton
City of Justin

Justin City Council Regular Session Meeting– August 29, 2016

The Justin City Council Meeting convened into Public Hearing/Workshop Session being open to the public the 29th day of August 2016 at 7:04 p.m. in the Council Chambers of Justin Municipal Complex, and notice of said meeting giving the time, place, date and subject thereof having been posted as prescribed by Article 5 of the Texas Government Code, with the following members present and in attendance to wit:

Mayor Greg Scott, Mayor Pro-Tem Lisa Cate, Council Members: Larry Hefner, Jamey Lamm, Alan Woodall and Eric Priddy. City Staff: City Manager Ashley Stathatos, City Secretary Kim Strange, Police chief Bill Brooks, Public Works Director Jon Wells, EDC Director Shani Ihnfeldt, EDC President David Wilson, CDC President Mike Russ, Timberbrook Development Jim Douglas and associate, P & Z President Vickey Reynolds, CDC Applicant Johanna Belwood, Upper Trinity Regional Water District Virginia Blevins, Residents: Mary Emma Tate and Jim Tate, Carla Hardeman

I. CALL TO ORDER

Invocation and Pledge of Allegiance Council Member Jamey Lamm.

II. OPEN PUBLIC HEARINGS

1. Conduct a Public hearing to consider voluntary annexation of a 558.165-acre tract in the Timberbrook Development located north of 12th Street and west of FM 156.

FIRST PUBLIC HEARING (7:00 PM).

Open public hearing 7:04 pm

No comment from public

Close Public hearing at 7:05 pm

2. Conduct a Public hearing to consider voluntary annexation of a 558.165-acre tract in the Timberbrook Development located north of 12th Street and west of FM 156.

SECOND PUBLIC HEARING (8:00 PM).

Open public hearing at 8:05 pm

Close public hearing at 8:06 pm

3. Conduct a public hearing on a proposed tax rate of .660000 per \$100 of taxable value.

"A tax rate of \$.660000 per \$100 valuation has been proposed for adoption by the governing body of the City of Justin. This rate exceeds the lower of the effective or rollback tax rate, and state law requires that two public hearings be held by the governing body before adopting the proposed tax rate. The governing body of the City of Justin proposes to use revenue attributable to the tax rate increase for the purpose of new Patrol Vehicles for the police department. The City Council will vote on the proposed tax rate and the FY 2016-2017 budget on September 26, 2016, at 7:00 p.m. in the City Council Chambers, Justin City Hall, 415 North College Avenue, Justin, Texas.

Open public hearing at 7:05 pm

Vickey Reynolds asked what is the current rate? How does that increase revenue?

Closed public hearing at 7:06 pm

4. Conduct a public hearing on the proposed FY 2016-2017 City of Justin Annual Budget.

Open public hearing at 7:06 pm

Close public hearing at 7:07 pm

III. WORKSHOP ITEMS

5. Discuss and consider mileage reimbursement for volunteers that serve on Boards/Commissions for the City of Justin.

Upper Trinity Regional Water District Representative Virginia Blevins addressed Mayor and Council concerning mileage reimbursement for her 11 Board Meetings per year. She is not requesting to be reimbursed for other trips or classes just the board meetings. She stated that she is the only representative on the board that is not reimbursed for her mileage and was a little embarrassed by this fact. She is requesting a reimbursement in full or at least half.

6. Discuss and consider Justin Economic Development Corporation FY 2016-2017 Annual Budget.

EDC Director Shani Ihnfeldt presented the 2016-2017 EDC/CDC Annual Budget to Council. Ms. Ihnfeldt went over goals for the upcoming fiscal year. Ms. Ihnfeldt stated there are no major projects this year, they are requesting an assistant so that is the reason for the increase in salary. Mayor Scott asked why the sales tax revenue is different from EDC to CDC. Mayor is referring to the YTD Collected for sales tax. Ms. Ihnfeldt stated that it could be a typo, she would check on that formula. Mayor asked about the dip expected to come, City manager Ashley Stathatos stated we don't

expect the dip until construction is over. Council Member Alan Woodall asked about retaining a percentage of revenue as a slush fund. Mr. Russ and Mr. Wilson stated they expect new businesses to contribute to this. Ms. Ihnfeldt will get this back to city with the correct formula for approval.

Council Member Alan Woodall would like to identify that we are saving money and how. Mayor Scott stated the reserves amount is different than the other part of the page. Council Member Woodall would like an explanation. Mike Russ continued to explain that the differences in the amount were due to carry over amounts being different for each EDC vs. CDC. He continued that they would look over formulas and correct before approval at the next meeting.

7. Discuss and consider Community Development Corporation FY 2016-2017 Annual Budget.

See item #6

8. Discuss and consider Community Development Corporation Applicant – Johanna Belwood.

Ms. Belwood introduced herself and answered questions from the Mayor and Council. She explained she is a teacher and lives in old town. She is excited about her contributions to the board and looks forward to the challenge.

9. Discuss and consider changes to the city's retirement plan, Texas Municipal Retirement System.

We are currently at 5% 1:1 this increase will be 5% 2:1.

Council Member Alan Woodall would like to leave as is, we have not clearly defined our structure, what duties that will be, doesn't have the numbers to crunch. Will come together as a body and do that. Council Member Eric Priddy we have 2 years of unknown revenue any increases will be a challenge. Mr. Woodall thinks it would be prudent to put a number in the box. Mr. Priddy thinks that the number needs to stay the same as the number staff put in for the next year's budget, 5% 2:1 match. Mr. Woodall stated he is in favor of an increase. Mr. Lamm stated roof tops are coming which will help with revenue. Mayor Scott stated council would like to see 7% 2:1. Larry and Lisa would like to stay at 5% 1:1. Larry recommends 5% 2:1. Mayor and council agrees.

10. Discuss and consider \$4 million in projects for police, fire, public works, municipal maintenance, library and the parks department.

Mary Emma Tate addressed council concerning projects, she would like to have a Library building. Included would be the site with plenty of parking, and lots of shelves and lots of books, and while we are dreaming, how about a swimming pool. Lighting, Visual, and Sound System needs improvement in the Council Room.

Mayor Pro Tem Lisa Cate asked are some of the items on the wish list in this proposed budget. City Manager Ashley Stathathos stated that no they are not in this budget 2016-2017. Ms. Stathatos would like to put the gymnasium as a multipurpose

room. Ms. Stathatos suggested that council rank the list and email back to her. Council Member Alan Woodall would like to interact with each department. Mr. Woodall would like to be able have an employee that give orders to and not a contracted person. Mr. Hefner stated the park numbers are facts, that the park board went and received bids. Alan Woodall stated some of these items on this list are overpriced. Council continued to discuss the amount of each item and how council members feel the numbers are inflated. Alan Woodall stated we think outside the box and come up with some realistic numbers. Council Member Larry Hefner suggested picking a developer and asking what item they would like to fund. Mayor Scott stated that being a part of these meetings, the end cost will become the citizens cost. Alan Woodall stated if you don't ask you won't get it.

11. Discuss and consider truth in taxation and its impact on the tax rate and tax revenues.

For informational purposes only.

12. Discuss and consider a new telephone system for city hall and other city facilities.

Chief Brooks addressed council on the specifics of the phone system based on the specific questions that council requested. Mayor Pro Tem Lisa Cate do we pay purchased or actual minutes. We can adjust the minutes if needed, we currently pay for minutes.

13. Discuss and consider a variance for Bishop Gardens located at 200 Hardeman Boulevard.

Council Member Larry Hefner asked does this open the door for other builders to do this, apply for a variance. Ashley suggests that variance is on a case by case basis. The bank resurveyed after the building was built and caught the 5".

14. Discuss and consider TML Intergovernmental Risk Pool elections.

Ashley would like Council to choose and bring back for the September Regular meeting.

15. Discuss and consider TML Legislative Committee recommendations.

Ashley would like to update Council on what TML will be taking to the next Legislative meeting.

IV. EXECUTIVE SESSION

As authorized by Section 551.074. PERSONNEL MATTERS; CLOSED MEETING.

(1) to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or (2) to hear a complaint or charge against an officer or employee.

Closed Session:

1. Discuss and consider a report from the Governance Committee.

Open Session:

2. Consider and act on item(s) in executive session.

Council Member Alan Woodall suggested tabling the executive session until the Regular September meeting.

V. IMPORTANT DATES

16. Monday, September 12, 2016, at 7:00 pm City Council 2nd Public Hearing for Tax Rate proposal and Annual Budget at Justin City Hall 415 N. College Ave. Justin TX 76247.

17. Saturday, September 24, 2016, Justin Fun Day, See City Website for Details.

18. Monday, September 26, 2016, at 7:00 pm City Council Meeting, Adopt City of Justin Tax Rate and Annual City Budget.

VI. PUBLIC INPUT FOR ITEMS NOT LISTED ON THE AGENDA

In order to expedite the flow of business and to provide all the citizens the opportunity to speak, the Mayor may impose a three-minute limitation on any person addressing the Council. *

Council Member Jamey Lamm wanted to point out that Carla Hardeman bragged about our Fire Department to him and would assume that she attended the meeting tonight for that purpose.

Lisa Cate pointed out a report from Fire/Police on calls for several years that Chief Brooks gave to each Council Member and Mayor Scott. Mayor Pro Tem Cate stated that the car burglary has increased but Chief Brooks stated none have been reported. Ms. Cate and Chief Brooks expanded on the report. Chief Brooks stated this report will be placed in Council Communication.

Fire Department fish fry will be on October 22, 2016.

VII. ADJOURN

Mayor Pro-Tem Lisa Cate made a motion to adjourn. The motion was seconded by Council Member Eric Priddy



Kim Strange
City Secretary

Seal:

