

City of Killeen
Regular City Council Meeting
Killeen City Hall
February 23, 2016 at 5:00 p.m.

Presiding: Mayor Scott Cospers

Attending: Mayor Pro-Tem Jose Segarra, Councilmembers Jim Kilpatrick, Juan Rivera, Shirley Fleming, Brockley Moore, Jonathan Okray, and Elizabeth Blackstone

Also attending were City Manager Glenn Morrison, City Attorney Kathryn Davis, City Secretary Dianna Barker, and Sergeant-at-Arms Gillman.

Edmond Jones gave the invocation, and Councilmember Fleming led everyone in the pledge of allegiance.

Approval of Agenda

Motion was made by Mayor Pro-Tem Segarra to approve the agenda as written. Motion seconded by Councilmember Fleming. The motion carried unanimously.

Minutes

Motion was made by Councilmember Blackstone to approve the minutes of the February 9th Regular City Council Meeting. Motion was seconded by Councilmember Kilpatrick. Motion carried unanimously.

Resolutions

RS-16-014 Consider a memorandum/resolution authorizing a management agreement between the City of Killeen and YH SH LLC, DBA Jesters.

Staff comments: Connie Kuehl

The current management agreement between the City of Killeen and YH SH LLC, DBA Jesters expires March 14, 2016. The agreement is for a period of three years, with an extension to that period, if agreed between both parties in writing. The City recommends renewing this agreement again for three years, with the option to renew for three (3) additional one-year terms.

Motion was made by Councilmember Kilpatrick to approve RS-16-014. Motion was seconded by Councilmember Blackstone. Motion carried unanimously.

RS-16-015 Consider a memorandum/resolution to hold a Joint General Election with Killeen Independent School District.

Staff comments: Kathy Davis

These two agreements cover early voting and Election Day cost sharing and obligations. KISD will reimburse the city for its one-half (1/2) share of the personnel and miscellaneous costs associated with conducting the early voting and Election Day.

Staff recommends City Council adopt the attached resolution to hold a joint general election with KISD and authorize the City Manager to enter into the agreements.

Motion was made by Councilmember Fleming to approve RS-16-015. Motion was seconded by Councilmember Okray. Motion carried unanimously.

RS-16-016 Consider a memorandum/resolution to enter into an Interlocal Agreement with Bell County for VoteSafe.

Staff comments: Kathy Davis

VoteSafe is a county software that allows early voting clerks to look up voters, verify they are registered voters, and mark them as voting early.

Staff recommends that the City Manager be authorized to execute the attached Interlocal Cooperation Agreement on behalf of the City of Killeen, Texas.

Motion was made by Councilmember Rivera to approve RS-16-016. Motion was seconded by Mayor Pro-Tem Segarra. Motion carried unanimously.

RS-16-017 Consider a memorandum/resolution authorizing Change Order No. 4 to McLean Construction, Inc. for the Trimmier Road Widening Project.

Staff comments: Mr. Olson

Change Order No. 4 will modify plan quantities for items of work for the City's Trimmier Road Widening project, relocating the existing waterline to allow for the installation of upgraded storm drainage. City staff recommends the City Council authorize the City Manager to execute Change Order No. 4 with McLean Construction, Inc., increasing the cost of the contract by \$98,986.85.

Motion was made by Councilmember Blackstone to approve RS-16-017. Motion was seconded by Councilmember Kilpatrick. Motion carried unanimously.

RS-16-018 Consider a memorandum/resolution to extend a lease agreement for 218B E. Avenue D from March 31, 2016, to May 31, 2016.

Staff comments: Tom Moore

Staff believes that the lease should be extended by two months to allow time for the IT Services Department to move to Cornerstone and for Building Services to prepare the building for return to the owner. Staff recommends City Council authorize the City Manager to extend the lease for 218B E. Avenue D from March 31, 2016 to May 31, 2016.

Motion was made by Councilmember Moore to approve RS-16-018. Motion was seconded by Councilmember Kilpatrick. Motion carried unanimously.

RS-16-019 Consider a memorandum/resolution authorizing a professional services agreement with Mama's Soul Catering and Concession, LLC. for food and beverage concession services at Parks and Recreation facilities.

Staff comments: Glenn Morrison

One submittal was received to provide food and beverage concessionaire services at City of Killeen concession facilities as outlined in RFQ 16-06, Mama's Soul Catering and Concession. Staff recommends City Council authorize the City Manager to enter into a professional services agreement with Mama's Soul Catering, LLC for food and beverage concessionaire services at the facilities outlined in RFQ 16-06, and that the City Manager is expressly authorized to execute any and all change orders within the amounts set by state and local law.

Motion was made by Mayor Pro-Tem Segarra to approve RS-16-019. Motion was seconded by Councilmember Okray. Motion carried unanimously.

RS-16-020 Consider a memorandum/resolution authorizing the City Manager to enter into a memorandum of agreement with the United States Army Garrison Fort Hood for the submission of a Defense Economic Adjustment Assistance Grant (DEAAG) application, funding a Robert Gray Army Airfield project.

Staff comments: Glenn Morrison

A team from the City of Killeen and Fort Hood met to discuss and ultimately determine projects which met the criteria set forth in the basic grant guidelines and selected a project that is critical to the mission of Fort Hood as well as provides beneficial use to the Killeen Fort Hood Regional Airport (KFHRA) and the City of Killeen. This project is the renovation and rehabilitation of the Robert Gray Army Airfield (RGAAF) Army Radar Approach Control (ARAC) facility. Staff recommends the Council approve the submission of a DEAAG application.

Motion was made by Councilmember Moore to approve RS-16-020. Motion was seconded by Councilmember Blackstone. Motion carried unanimously.

RS-16-021 Consider a memorandum/resolution supporting an application to The Texas Department of Housing and Community Affairs for Hyde Estates LP, an affordable housing development.

Staff comments: Leslie Hinkle

The Housing Authority of Killeen, a Public Housing Authority and its nonprofit entity (Greater Killeen Housing Alliance, Inc.) with the development partner Housing Solutions Alliance, LLC have formed a development team known as Killeen Hyde Estates, LP (as Applicant). This proposed development, known as Hyde Estates LP, consists of 76 units of affordable housing, with one, two, three and four bedroom units. Rents will be structured to support incomes at or less than 60% of the area median income (AMI) to qualify for occupancy. Current incomes in Killeen at 60% AMI for a family of four are \$35,460. Staff recommends that the City Council approve a resolution of support for the application to the Texas Department of Housing & Community Affairs for the Hyde Estates LP.

Motion was made by Mayor Pro-Tem Segarra to approve RS-16-021. Motion was seconded by Councilmember Fleming. Motion carried unanimously.

Public Hearings

PH-16-008 HOLD a public hearing and consider an ordinance requested by Gary and Elizabeth Wilson (Case #Z15-38) to rezone Lot 7, Block 1, Shannon Addition, from “R-1” (Single-Family Residential District) to “A-R1” (Agricultural Single-Family Residential District). This property is locally known as 6909 Shannon Drive, Killeen, Texas.

The City Secretary read the caption of the ordinance.

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF KILLEEN BY CHANGING THE ZONING OF CERTAIN PROPERTY OUT OF THE CITY OF KILLEEN, BELL COUNTY, TEXAS, FROM ‘R-1’ (SINGLE-FAMILY RESIDENTIAL DISTRICT) TO ‘A-R1’ (AGRICULTURAL SINGLE-FAMILY RESIDENTIAL DISTRICT);

PROVIDING A SAVINGS CLAUSE; PROVIDING FOR THE REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR AN EFFECTIVE DATE.

Staff comments: Tony McIlwain

Staff notified 7 surrounding property owners within the 200' notification area. No responses have been received.

The Planning & Zoning Commission recommended approval of the "A-R1" zoning district for this property by a vote of 6-0.

Mayor Cospers opened the public hearing.

Gary Wilson, 6909 Shannon Cr. – spoke in favor of request and explained their plans for a pecan grove. With no one else appearing the public hearing was closed.

Motion was made by Councilmember Blackstone to approve PH-16-008. Motion was seconded by Councilmember Kilpatrick. Motion carried unanimously.

PH-16-009 HOLD a public hearing and consider an ordinance requested by Adrian and Linda Knotts (Case #Z15-39) to rezone Lot 1, Block 5, Stagecoach Road Subdivision Undedicated, from "R-1" (Single-Family Residential District) to "SR-2" (Suburban Residential Single-Family District). The property is locally known as 6701 Rein Drive, Killeen, Texas.

The City Secretary read the caption of the ordinance.

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF KILLEEN BY CHANGING THE ZONING OF CERTAIN PROPERTY OUT OF THE CITY OF KILLEEN, BELL COUNTY, TEXAS, FROM 'R-1' (SINGLE-FAMILY RESIDENTIAL DISTRICT) TO 'SR-2' (SUBURBAN RESIDENTIAL SINGLE-FAMILY DISTRICT); PROVIDING A SAVINGS CLAUSE; PROVIDING FOR THE REPEAL OF CONFLICTING PROVISIONS; PROVIDING FOR AN EFFECTIVE DATE.

Staff comments: Tony McIlwain

Staff notified 11 surrounding property owners within the 200' notification area. No responses have been received.

The Planning & Zoning Commission recommended approval of "SR-1" (Suburban Residential Single-Family District) zoning for this property by a vote of 6-0. The lot area requirement for "SR-2" zoning is no less than 15,000 square feet. The subject property is 11,745 square feet and more closely aligns with the requirements listed in the "SR-1" zoning district to include a minimum lot area of 8,400 square feet.

Mayor Cospers opened the public hearing.

Linda Knotts, 3212 Carpet Lane – spoke in favor of request and is satisfied with the SR-1 zoning. With no one else appearing the public hearing was closed.

Motion was made by Councilmember Okray to approve PH-16-009, granting SR-1 zoning. Motion was seconded by Mayor Pro-Tem Segarra. Motion carried unanimously.

Adjournment

With no further business, upon motion being made by Mayor Pro-Tem Segarra, seconded by Councilmember Okay, and unanimously approved, the meeting was adjourned at 5:23 p.m.

Scott Cospers, Mayor

Dianna Barker, City Secretary