

City of San Angelo, Texas
Regular City Council Meeting
Tuesday, January 7, 2025

Present:

Mayor Brenda Gunter
Pro tem Lucy Gonzales, SMD 4
Council Member Tommy Hiebert, SMD 1
Council Member Tom Thompson, SMD 2
Council Member Harry Thomas, SMD 3
Council Member Karen Hesse Smith, SMD 5

1. Call to Order

With a quorum of the City Council Members present, Mayor Gunter called the regular session of the San Angelo City Council to order at 8:33 a.m. on Tuesday, January 7, 2025 at the San Angelo McNease Convention Center, 501 Rio Concho Drive, San Angelo, Texas 76903.

2. Chaplain Prayer & Pledges

An invocation was provided, and pledges were led, by San Angelo Police Department Chaplain Art Mavrode.

3. Proclamations/Recognitions

January 2025 was proclaimed as School Board Recognition Month.

4. Public Comment

Citizen Renee Lacey (SMD 3) expressed desire to serve on the Animal Services Task force and outlined some ideas to help the current animal crisis.

Citizen Mike Burnett (SMD 1) provided information of resources available to the homeless community during inclement weather.

Citizen Evelyn Smith (SMD 5) spoke regarding the animal problems in the city and discussed ideas to help.

City Manager Daniel Valenzuela provided an update on the Animal Services Task Force and is hoping to finalize the task force and schedule the first meeting within the next week.

City Clerk Heather Stastny announced candidate packets for the May 3, 2025 general election are available online and in the City Clerk's office.

5. Consent Agenda

- a. Approval of the December 17, 2024, City Council regular meeting minutes (Heather Stastny)
- b. Consider approving a land lease at 7645 Knickerbocker Rd. with Frontier Southwest Incorporated and authorizing the City Manager to negotiate and execute all related documents (Sarah Torres)
- c. ~~Consider approving the purchase of 805 W. Avenue N from CVI Group, LLC. & Steelcity Investment LLC, for a purchase price and closing cost not to exceed \$595,000 and authorizing the City Manager to negotiate and execute all related documents (Sarah Torres, Carl White)~~
- d. Consider approving a contract with Ener-Tel Services, Inc. through Buyboard contract #751-24 for burglar and fire alarm monitoring, fire suppression system testing and repairs, security camera maintenance and repairs, building access system maintenance and repairs and authorizing the City Manager to negotiate and execute all related documents (Kyle Henry)

- e. Consider approving a sole source contract with Avolve ProjectDox for annual software maintenance in the amount of \$89,160 for integration of plan review software and authorizing the City Manager to negotiate and execute all related documents (Aaron Vannoy)
- f. Consider approving Task Order #9 with Freese and Nichols, Inc. under RFQ PW-01-23 for professional services for the design of animal shelter improvements totaling \$23,275 and authorizing the City Manager to negotiate and execute all related documents (Morgan Chegwiddden)
- g. Consider approving an expenditure of \$303,318.36 under the existing maintenance agreement for the annual renewal of the Hexagon operating system for the Police Department and authorizing the City Manager to negotiate and execute all related documents (Craig Thomason)
- h. Consider approving the HGAC buying cooperative contract 20-00808 with Core & Main, Inc. for the installation of water meters and service line testing in the amount of \$1,278,987 budgeted for purchase in fiscal year 2025, and authorizing the City Manager to negotiate and execute all related documents (Shane Kelton)
- i. Consider approving a Memorandum of Understanding with Tom Green County for the temporary use of City water outside of the city limits and authorizing the City Manager to negotiate and execute all related documents (Shane Kelton)
- j. Consider approving a Memorandum of Understanding with Tom Green County for inclusion in the City's CDL Training Program and authorizing the City Manager to negotiate and execute all related documents (Patrick Frerich) (Pg. 5, 2025-001)
- k. Consider a resolution denying the increase in rates proposed by Atmos Energy Corporation in its Mid-Tex division filed on or about December 16, 2024; authorizing intervention in proceedings related to Atmos Energy's application to increase rates; and authorizing special counsel to represent the City in matters related to Atmos energy's proposed increase in rates (Brandon Dyson) (Pg. 8, 2025-002)
- l. Second reading of an ordinance for Z24-15, a request for a zone change from General/Heavy Commercial zoning district to Low-Rise Multifamily zoning district, including six properties located around W. 18th St., W. 19th St., and Martin Luther King Dr. (Aaron Vannoy)

Motion: Council Member Hesse Smith made a motion, seconded by Council Member Gonzales, to approve the Consent Agenda as presented, with the exception of items 5c. and 5e. which will be discussed at a later Council date. The motion carried unanimously (6) ayes to (0) nays, with no public comment.

6. Regular Agenda

- a. Consider approving TIRZ Incentive request for the following items:
 - 1. North TIRZ private project creating a duplex in RM-1 located at 215 W. 19th St., totaling \$75,000
 - 2. North TIRZ private project creating two retail locations located at 2401 N. Chadbourne St., totaling \$75,000 (Presentation made by Planning & Development Services Director Aaron Vannoy)

Motion: Council Member Gonzales made a motion, seconded by Council Member Hiebert, to approve Item 6a.1 as presented. The motion carried unanimously (6) ayes to (0) nays, with no public comment.

Motion: Council Member Gonzales made a motion, seconded by Council Member Hesse Smith, to approve Item 6a. 2 as presented. The motion carried unanimously (6) ayes to (0) nays, with no public comment.

- b. Discussion and possible action of North TIRZ Non-Profit policy update (Presentation made by Planning & Development Services Director Aaron Vannoy)

Citizen Mike Burnett (SMD 1) spoke in favor of non-profits remaining eligible to apply for TIRZ funding in the north.

Motion: Council Member Thompson made a motion, seconded by Mayor Gunter, to amend the North TIRZ policy to exclude non-profits from eligibility for funding. The motion failed (3) ayes (Thompson, Hesse Smith, Gunter) to (3) nays (Hiebert, Thomas, and Gonzales).

Direction: Council directed staff to provide additional information for Legal and Development Services and bring the item back at a later date.

- c. Consider approving an Infill Empowerment Zone request for infrastructure funding for up to 50% of costs for the sewer main extension in an amount not to exceed \$12,500 for a residential project at 1608 Preusser (Presentation Planning & Development Services Director Aaron Vannoy)

Motion: Council Member Thomas made a motion, seconded by Council Member Hiebert, to approve the item as presented. The motion carried unanimously (6) ayes to (0) nays, with no public comment.

7. Closed Session

Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Subtitle A. Open Government, Chapter 551. Open Meetings, Subchapter D. Exceptions to the Requirement that Meetings be Open under the following sections:

8. Follow Up and Administrative Issues

- a. ~~Consideration of items discussed in Closed Session, if needed~~
- b. Approval of various Board nominations:
Civic Events Advisory Board: John Flint (SMD 1) and Laurie Dicello (SMD 3) to a second term ending December 2026
Civil Service Commission: Leonard "Lenny" Christo (City Manager) to a first term ending January 2028
Fort Concho Museum Board: Tommy Earnest (SDM 1), George Balli (SMD 2), Monty Stanley (SMD 4) and Penny Roberts (SMD 5) to a second term, Yukio Kuniyuki (SMD 3) to a third term, all ending January 2027
Parks & Recreation Advisory Board: Emily Jane Cowen (SMD 1), Alicia Olshanski (SMD 4) to second term ending December 2026
Planning Commission: Kandi Pool (SMD 3) to a second term ending January 2027, Patrick Baughman (SMD 6) to an unexpired term ending January 2026
Tax Increment Reinvestment Zone: Sherley Spears (SMD 4) to a second term ending July 2026
Zoning Board of Adjustment: Mason Brooks (SMD 1) to an unexpired term ending January 2026, Julie Efferson (SMD 2-Alternate) to a second term, Richard Rivas (SMD 4) to a first full term, ending January 2027

Official Minute Record
January 7, 2024

Volume 2025
Page 4

Motion: Council Member Hiebert made a motion, seconded by Council Member Gonzales, to approve the item as presented. The motion carried unanimously (6) ayes to (0) nays, with no public comment.

c. Announcements and consideration of Future Agenda Items

No action taken on this item.

9. Adjournment

Motion: Council Member Hiebert made a motion, seconded by Council Member Thompson, to adjourn the meeting. The motion carried unanimously (6) ayes to (0) nays, with no public comment.

There being no further business, the meeting adjourned at 10:23 a.m.

THE CITY OF SAN ANGELO, TEXAS:

Signed by:

Brenda Gunter

65CC121DADB40E

Brenda Gunter, Mayor

ATTEST:

DocuSigned by:

Hstastny

3E086DDE78834E2

Heather Stastny, City Clerk

In accordance with Chapter 2, Article 2.300, of the Official Code of the City of San Angelo, the minutes of this meeting consist of the preceding Minute Record and the Supplemental Minute Record. Details of Council meetings may be obtained from the City Clerk's Office, or a video of the entire meeting may be purchased from the Public Information Officer at 481-2727. (Portions of the Supplemental Minute Record video tape recording may be distorted due to equipment malfunction or other uncontrollable factors.)