

**MINUTES
CITY OF ALVIN, TEXAS
216 W. SEALY STREET
REGULAR CITY COUNCIL MEETING AND
THURSDAY OCTOBER 15, 2020
7:00 P.M.**

CALL TO ORDER

BE IT REMEMBERED that, on the above date, the City Council of the City of Alvin, Texas, met in Regular in the Council Chambers at City Hall, with the following members present: Mayor Paul A. Horn; Mayor Pro-Tem Joel Castro; Councilmembers: Gabe Adame, Adam Arendell, Brad Richards, Glenn Starkey, Keith Thompson and Martin Vela.

Staff members present: Junru Roland, City Manager; Suzanne Hanneman, City Attorney; Dixie Roberts, City Secretary; Michael Higgins, Chief Financial Officer; Dan Kelinske, Parks and Recreation Director; and Robert E. Lee, Police Chief.

INVOCATION AND PLEDGE OF ALLEGIANCE

Council member Adame gave the invocation.

Council member Arendell led the Pledge of Allegiance to the American Flag; and Council member Thompson led the Pledge to the Texas Flag.

PRESENTATIONS

Alvin Municipal Court Departmental Update.

Judge Mo Ghuneim gave a departmental update on Municipal Court and provided information on virtual court. Judge Ghuneim and Court Staff presented awards to Paul Salvo, IT Manager, and Suzanne Hanneman, City Attorney, for their assistance in keeping the Municipal Court operational during the COVID-19 pandemic.

Proclamation – Alvin Municipal Court Week November 2-6, 2020.

Mayor Horn presented a proclamation to Judge Mo Ghuneim and the Municipal Court staff recognizing the week of November 2-6, 2020 as Municipal Court Week.

PUBLIC COMMENT

There were no comments from the public

CONSENT AGENDA

Consider approval of the October 1, 2020 City Council Regular meeting minutes.

Acknowledge receipt of the quarterly Fiscal Year 2020 Capital Improvement Projects Report.

Acknowledge receipt of the Quarterly Investment Report ending September 30, 2020.

The City Charter requires the Chief Financial Officer to report on the financial condition of the City each quarter.

In 2013, the City of Alvin adopted the Public Funds Investment Act pursuant to Chapter 2256 of the Texas Government Code. The Code contains certain requirements for investing public funds and how those funds are to be administered. These requirements include annual reviews of the policy, training, internal controls, prudence, ethics, and reporting.

The City's investment policy states that the investment officer shall generate quarterly (investment) reports to the City Manager, Mayor, and City Council.

In summary, the City of Alvin has an investment portfolio at September 30, 2020, of \$83.2 million, which consists of \$59.5 million invested in the Local Government Investment Pools, \$749,000 in Certificates of Deposits, and \$22.9 million in the City's bank depository accounts (i.e. checking accounts). Interest earned during the quarter was \$48,258. The City's yield for the quarter was .42% and the 90-day T-Bill was .10%.

Council member Arendell moved to approve the consent agenda as presented. Seconded by Council member Castro; motion carried on a vote of 7 Ayes.

OTHER BUSINESS

Consider Ordinance 20-AA, authorizing the issuance of approximately \$17,740,000 City of Alvin, Texas, Water and Sewer System Revenue Bonds, Series 2020; approving related agreements; approving the preparation and distribution of an Official Statement; enacting other provisions relating thereto; and providing for the effective date thereof.

In February 2014, the City engaged the services of Freese and Nichols to draft a Utility Master Plan. The adopted Utility Master Plan was completed in April 2016, and identified approximately \$92 million in utility projects to be completed over the next 20 years. These improvements are necessary to provide for future growth, replace aging infrastructure, improve efficiency, and keep the City in compliance with TCEQ regulations. Projects for the first 5 years are needed to address the existing water and wastewater system problems and are needed to serve anticipated growth within the next 5 years that the existing system does not have the capacity to currently serve. Projects to be funded from the proceeds of the 2020 Water & Sewer System Revenue Bonds are listed below:

Project Name	Project Costs	Description of project
54" East Side Interceptor <i>Projected Construction Cost: \$18,475,450 \$2,076,000 bonds issues in 2018 \$6,251,200 bonds issued in 2019 \$10,148,250 bonds to be issued in 2020</i>	\$10,148,250	This proposed 54" wastewater pipeline serves the entire City and transports sewer to the wastewater treatment plant to be treated and discharged. The current interceptor is nearing its useful life and not large enough to handle the existing peak wastewater flows. Constructing a single 54" line in place of the two undersized lines (27" and 33") will allow for easier system operations and less maintenance.
Lift Station 30 Expansion & Hwy 35 Bypass Gravity Main <i>Projected Construction Cost: \$10,744,765 \$679,865 bonds issued in 2018 \$5,777,300 bonds issued in 2019 \$4,287,600 bonds to be issued in 2020</i>	\$4,287,600	The Utility Master Plan showed that this lift station has reached its useful life and is not large enough to handle the future wastewater flows as the City grows. This project will increase the gravity sewer lines to 36", increase the lift station capacity from 4.1 MGD to 11.7 MGD, and increase the force main capacity to 24" so that the City can serve existing and future development.
Water Improvements Phase III	\$3,303,900	These water improvements consist of replacing water lines that will increase available fire flow capacity, improve water quality and provide better water system connectivity. New 8" and 6" water lines will be installed to connect and replace existing small diameter water lines in the area bounded by House Street, Bayou Drive, South Street, and Gordon Street.
Total:	\$17,739,750	

City staff participated in ratings call with Standard & Poor's on September 15, 2020. Standard & Poor's affirmed the City's Revenue Bond rating of "A+/Stable" on the Series 2020 Water & Sewer System Revenue Bonds.

The Series 2020 Water and Sewer System Revenue Bonds are scheduled to be competitively bid at 10:00 a.m. on October 15, 2020. Thereafter, staff will know the exact dollar amount of bonds that will need to be issued to cover the project costs as well as other bond issuance costs. The City's Financial Advisors will be at the City Council meeting to present the results of the sale and ask City Council to approve Ordinance 20-AA, authorizing the bond sale. Should City Council authorize the issuance of the Series 2020 Water & Sewer System Revenue Bonds, the bonds are expected to close, with funds deposited into the City's accounts on November 17, 2020.

James F. Gilley with U.S. Capital Advisors presented the details of the water and sewer revenue bond sale of \$16,430,000, that took place the morning of October 15, 2020. Jonathan Frels, Bond Counsel also spoke before City Council regarding this bond sale.

Council member Arendell moved to approve Ordinance 20-AA, authorizing the issuance of City of Alvin, Texas, Water and Sewer System Revenue Bonds, Series 2020; approving related agreements; approving the preparation and distribution of an Official Statement; enacting other provisions relating thereto; and providing for the effective date thereof. Seconded by Council member Thompson; motion carried on a vote of 7 Ayes.

Consider an agreement with Wells Fargo Bank to provide banking depository services for the City of Alvin effective January 1, 2021 through December 31, 2023 with (2) two optional one-year extensions, and authorize the City Manager to sign the agreement upon legal review.

The current City depository agreement with Wells Fargo was signed on August 20, 2015, as a three-year agreement through December 31, 2018. There were two (2) one-year optional renewal extensions, each approved by the Alvin City Council allowing the agreement to remain active until December 31, 2020. No more extensions were allowed per the terms of the agreement.

On August 2, 2020, and August 9, 2020, the City of Alvin advertised RFP 20-05, Banking Services and Depository Services RFP. The deadline for proposal submittals was September 22, 2020. The term of this contract is a three-year term with two (2) one-year optional extensions starting January 1, 2021. The only bidder to provide a response to the RFP was the city's current bank depository vendor, Wells Fargo Bank. There were local depositories who were notified of the RFP, of which the concerns for not bidding were market conditions and timing. In addition, the RFP expanded the range of banks from 10 miles to 20 miles outside the city limits.

The current bank depository services are adequate to meet the City's needs. The proposed RFP services are also adequate. There are various new services that were included in the RFP that staff is considering, but these may or may not be implemented as they need to be tested and verified to determine if they can meet our current system requirements and processes. The proposed bank fees are comparable to the current fees that the City is charged, with a few increasing slightly and few decreasing slightly. We expect the fees to meet our budgetary expectations.

Staff anticipates that although we are not recommending a change in depositories, time may be needed for legal review of the contract by both the City and Wells Fargo. The optional services can be implemented at any time during the contract so there is no deadline to implement prior to the start of the agreement. Staff recommends Wells Fargo Bank to provide the City's banking and depository services.

Council member Starkey moved to approve an agreement with Wells Fargo Bank to provide banking depository services for the City of Alvin effective January 1, 2021 through December 31, 2023 with (2) two optional one-year extensions, and authorize the City Manager to sign the agreement upon legal review. Seconded by Council member Arendell; motion carried on a vote of 7 Ayes.

Consider an agreement with USA Shade & Fabric Structures through the BuyBoard Cooperative Purchasing Network in an amount not to exceed \$99,379.00 to provide and install six (6) replacement picnic pavilions and one (1) playground shade structure at Hugh Adams Park, and authorize the City Manager to sign the agreement upon legal review.

Hugh Adams Park is located on property leased from Alvin Community College at 3502 Mustang Road. Currently all wooden picnic pavilions need replacement, along with adding shade over the playground.

On February 3, 2020, the Park Board recommended and approved this project as part of the five (5) year Parks Capital Improvement recommendations. On February 20, 2020, City Council received and acknowledged the five (5) year Parks Capital Improvement recommendations. On September 1, 2020, the Park Board unanimously approved for Council consideration, a proposal from USA Shade & Fabric Structures to provide seven (7) shade structures throughout Hugh Adams Park. Funding for this project is recommended from the Park Dedication Fund balance. This project meets the criteria per Ord. 18-C, Sec. 21-132 (a).

Alvin Community College Board of Regents approved this project at the September 17, 2020 meeting.

Advantages of using BuyBoard cooperative purchasing network:

1. Competitive Bid Pricing
2. Streamlined Purchasing Process compliant with procurement laws
3. Lower procurement and administrative costs
4. Oversight thru BuyBoard which audits the accuracy of proposals
5. Member rebates

Staff recommends USA Shade & Fabric Structures to replace existing wooden picnic pavilions and include shade structure over the existing playground. Jared Angelica with USA Shade & Fabric Structures will be in attendance.

Mr. Kelinske presented this information before City Council and stated that funding for this project is through the Parkland Dedication Fund.

Council member Arendell moved to approve an agreement with USA Shade & Fabric Structures through the BuyBoard Cooperative Purchasing Network in an amount not to exceed \$99,379.00 to provide and install six (6) replacement picnic pavilions and one (1) playground shade structure at Hugh Adams Park, and authorize the City Manager to sign the agreement upon legal review. Seconded by Council member Thompson motion carried on a vote of 7 Ayes.

Consider Resolution 20-R-28, designating one representative and one alternate representative to the Houston-Galveston Area Council (H-GAC) General Assembly for 2021.

HGAC's bylaws provide that each Home Rule City member with a population under 99,999 as of the latest (2010) Federal Census, is entitled to designate one representative and one alternate to serve on the H-GAC General Assembly. The two designees must be elected officials of Alvin's governing body.

Each year City Council is asked to appoint elected officials to serve as members to this assembly. Appointments must be made by October 30, 2020. Appointees are asked to represent the city and county of whom they represent at monthly meetings held typically at the HGAC offices in Houston.

Prior year appointments:

2020: Council member Arendell (representative); Council member Castro (alternate).

2019: Council member Arendell (representative); Council member Castro (alternate).

2018: Council member Arendell (representative); Council member Richards (alternate).

Council member Starkey moved to approve Resolution 20-R-28, designating Council member Castro to serve as the representative and Council member Vela to serve as the alternate representative on the H-GAC General Assembly for 2021. Seconded by Council member Adame; motion carried on a vote of 7 Ayes.

REPORTS FROM CITY MANAGER

Items of Community Interest and review preliminary list of items for next Council meeting.

Mr. Junru Roland announced items of community interest; and he reviewed the preliminary list for the November 5th City Council meeting.

ITEMS OF COMMUNITY INTEREST

Hear announcements concerning items of community interest from the Mayor, Council members, and City staff, for which no action will be discussed or taken.

Council member Thompson thanked Judge Mo Ghuneim and Municipal Court staff for their work. He also thanked Mr. Junru Roland, City Manager, and Mr. Michael Higgins, Chief Financial Officer, for saving the City money, maintaining the financial records which helps to keep the bond ratings up. Council member Thompson thanked Joel Castro for stepping in at a short notice to speak at the State of the City Luncheon. He also announced the Alvin Fall Clean Up scheduled for October 17th.

Council member Vela thanked the staff that worked on the State of City luncheon, he stated that it was a great presentation. He also expressed how proud he is of the staff for the work they do for the City.

Council member Arendell thanked the staff for the work they do, which makes the Council meetings run smoothly.

Council member Richards also thanked staff for everything they do.

Council member Castro thanked the staff for all their hard work.

Council member Adame thanked staff for their hard work. He congratulated Municipal Court Judge, Mo Ghuneim, and court staff for the awards and the well-deserved recognitions. Council member Adame publicly thanked Mr. Roland, City Manager, for responding quickly to issues relating to the new solid waste contractor, and he thanked him for working so hard to make our citizens at ease with the transition of the new solid waste company.

Council member Starkey thanked Council member Castro for speaking at the State of the City luncheon on such a short notice and for doing a wonderful job representing the City. He congratulated the Municipal Court staff and those associated with the Court for the virtual court project and for awards it has received throughout the years. He expressed his appreciation for being on Council during this time with so many positive things happening throughout the city. Additionally, Council member Starkey thanked the City Manager for responding to issues in such a quick manner. He also thanked the city departments for their work.

Mayor Horn announced that his wife had surgery and is at home doing well. He mentioned that Council member Castro did an excellent job at the State of the City luncheon and expressed his appreciation. Mayor Horn thanked Mr. Junru Roland and Larry Buehler for preparing the State of City presentation.

ADJOURNMENT

Mayor Horn adjourned the meeting at 8:11 p.m.

PASSED and APPROVED the 15th day of November 2020.



Paul A. Horn, Mayor

ATTEST: 
Dixie Roberts, City Secretary