

Village of Salado, Texas
Board of Aldermen
Special Called Meeting and Workshop Meeting
Meeting Minutes

6:30 p.m. Thursday, September 24, 2015
Municipal Building, 301 N. Stagecoach Road

Present: Mayor Skip Blancett, Mayor Pro Tempore Fred Brown, Alderman Frank Coachman, Alderman Amber Dankert, Alderman Michael McDougal, Alderman David Williams.

Others Present: Kim Foutz, Village Administrator; Lyndsey Barrett, Municipal Court Clerk; Chrissy Lee, Code Enforcement Clerk; Mary Ann Ray, Village Secretary.

I. Call to Order.

Mayor Blancett called the meeting to order at 6:30 p.m.

1. The Mayor opened the meeting with prayer.
2. The Mayor led the Pledge of Allegiance and the Texas Pledge of Allegiance.

He thanked the Rotary Club for the canopy over the playground at Pace Park.

II. Consent Agenda.

3. Exception to Ordinance 2007-03, Section 4B, to allow for possession and use of alcohol in Pace Park for the 54th Annual Gathering of the Scottish Clans and Highland Games, subject to the alcohol being served by a TABC-licensed vendor.

Alderman McDougal made a motion to approve the Consent Agenda as presented. Alderman Dankert seconded. The motion carried unanimously.

III. Regular Session.

4. Discussion and possible action on final changes to the proposed Fiscal Year 2015-2016 Budget, including but not limited to adding \$50,000 to the Hotel/Motel Operational Fund from the Hotel/Motel Reserve Fund for Public Relations/Advertising and \$5,400 for visitor restrooms.

Mayor Pro Tempore Brown made the motion to approve the final changes as presented. Alderman McDougal seconded. The motion carried unanimously.

5. Presentation, discussion, and possible action on:
(A) Ordinance 2015.10, adopting the Fiscal Year 2015-2016 Annual Budget beginning October 1, 2015 and ending September 30, 2016.

A motion was made by Alderman McDougal to amend then budget to include \$10,000 to start a program to control the deer overpopulation in the Village. Mayor Pro Tempore Brown seconded. The motion carried unanimously.

Alderman Coachman made a motion to approve the FY 2015-2016 Budget as amended on September 24, 2015. Alderman Dankert seconded. The vote is hereby recorded:

<i>Mayor Pro Tempore Brown:</i>	<i>Aye</i>
<i>Alderman Coachman</i>	<i>Aye</i>
<i>Alderman Dankert</i>	<i>Aye</i>
<i>Alderman McDougal</i>	<i>Aye</i>
<i>Alderman Williams</i>	<i>Aye</i>

(B) Ratifying the ad valorem property tax revenue increase reflected in the adopted 2015-2016 Annual Budget. This budget will raise more total property taxes than last year's budget by \$247,806.44 (78.69%) and of that amount, \$5,970.65 is tax revenue to be raised from new property added to the tax roll this year.

Alderman Coachman made a motion to ratify the tax rate. Alderman McDougal seconded. The motion carried unanimously.

6. Presentation, discussion, and possible action on Ordinance 2015.11, levying taxes and setting property (ad valorem) tax rate; approving the Fiscal Year 2015-2016 ad valorem tax rate and levy of \$0.3395 per one hundred dollars (\$100) of assessed valuation of all taxable property within the corporate limits of the Village; providing for an exemption on residence homesteads; providing for exemptions for individuals who are disabled or 65 years of age or older.

Mayor Pro Tempore Brown made a motion to approve the ad valorem tax rate as presented. Alderman Dankert seconded. The vote is hereby recorded:

<i>Mayor Pro Tempore Brown:</i>	<i>Aye</i>
<i>Alderman Coachman</i>	<i>Aye</i>
<i>Alderman Dankert</i>	<i>Aye</i>
<i>Alderman McDougal</i>	<i>Aye</i>
<i>Alderman Williams</i>	<i>Aye</i>

7. Discuss and consider action on the following proposed agreements related to the Sanctuary Community development project:
 - a. Donation Agreement between the Village of Salado and Billie Hanks, Jr., and Salado Utility Company, Inc., for the donation of six acres of land and Water Quality Permit No. WQ0014898001;
 - b. Wastewater Service Agreement between the Village of Salado and Sanctuary Development Company, LLC, for the funding and constructing of improvements to the Village's wastewater collection, pumping, treatment, and disposal system,

and the terms and conditions for retail wastewater services to the proposed 297-acre development to be constructed by Sanctuary Development Co.; and

- c. Development Agreement between the Village of Salado and Sanctuary Development Company, LLC, for the terms and conditions of economic development incentives related to the proposed 297-acre development to be constructed by Sanctuary Development Co.

Alderman Coachman made a motion to open this item for discussion only. Mayor Pro Tempore Brown seconded. The motion carried unanimously.

Alderman Coachman gave a lengthy report on his discussions with Sanctuary CEO Robert Sulaski. He reported that many of the Village's issues with the wastewater agreement were resolved, but Sanctuary still wants to retain the effluent and 80-percent tax abatements for 45 years.

Mayor Pro Tempore Brown made a motion to move toward acquisition of eight acres of land on the west side of Interstate 35. Alderman Coachman seconded. After more discussion, the motion carried unanimously.

There was continued discussion following the vote about the acquisition of land, application for a wastewater permit, and the need to hire an engineer for the Village to move forward on its own for a wastewater treatment plant.

8. Discuss establishing the format and criteria relating to the annual performance review and evaluation of the Village Administrator, Kim Foutz.

There was discussion on the format of the evaluation. Each member of the BOA will complete an evaluation, and Administrator Foutz will complete a self-evaluation. There was discussion about including evaluations from staff. It was decided that the Village Administrator evaluation would take place October 15, as the Administrator will have been on the job for a period of one year as required by her contract.

The Mayor closed the Regular Session at 7:45 p.m. and ordered a 10-minute break.

The Mayor opened the Workshop Session at 7:54 p.m.

9. Discussion on proposed Ordinance 2015.12, Wastewater Ordinance for customers of the Stagecoach Wastewater Treatment Plant. There was discussion on how metering would be handled for structures with multiple tenants/residents. It was decided that the Village Attorney would review the ordinance to ensure that all legal aspects were executed properly and that this ordinance would be placed on the October 1, 2015, Regular Agenda as an action item.
10. Discussion on a proposed policy for the management of Open Records Requests.

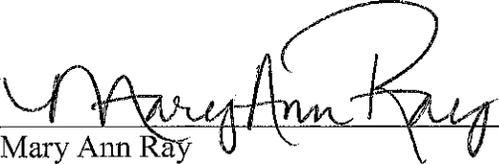
There was discussion on setting a reasonable limit of staff time that can be spend on requests for one requestor during a fiscal year without charging that requestor for staff time. Sample policies were reviewed. It was decided that Village staff would create a policy for BOA review by October 5, 2015, that would be on the October 8, 2015, Workshop Agenda.

The Mayor closed the Workshop at 8:23 p.m.

Alderman Coachman made a motion to adjourn. Alderman Dankert seconded. The Mayor asked all Aldermen to stand for the vote.

The Mayor adjourned the meeting at 8:24 p.m.


Skip Blanchett


Mary Ann Ray