

Village of Salado
Salado Municipal Building
301 North Stagecoach Road
Salado, Texas
Minutes of Regular Meeting of Board of Aldermen
July 18, 2019 at 6:30 p.m.

The Board of Aldermen meeting was called to order at 6:30 p.m. by Mayor Skip Blancett.

Mayor Blancett gave the Invocation and the Board of Aldermen led the Pledge of Allegiance to the United States and Texas flags.

Board Members Present: Mayor Skip Blancett, Mayor Pro-tem Frank Coachman, and Aldermen Amber Preston Dankert and John Cole. Aldermen Rodney Bell and Michael Coggin were absent.

Staff Present: Village Administrator Don Ferguson and City Secretary Cara McPartland

1. Citizens Communications

Salado resident Cary Hayes spoke of the importance of making Salado as economically sound as possible.

2. Consent Agenda

- A. Approval of minutes of the Special Board of Aldermen meeting of July 3, 2019
- B. Approval of the June 2019 Financial Statements for the Village of Salado

Mayor Pro-tem Coachman moved to approve the Consent Agenda, as presented. Alderman Dankert seconded. Motion carried on a vote of 3-0.

3. Village Administrator's Report

- Wastewater Project Update

Village Administrator Ferguson reported approximately 39 percent of the properties in the service area have paid all or part of impact fees and are connected or are in the process of connection. Cost estimates are being updated for design and construction of a wastewater line extension to the Salado Public Library, Brookshire Brothers, Sonic, Fairway Golf, and some properties on Rock Creek. The connection of Salado ISD properties to the Village wastewater system is running ahead of schedule and set for a mid-August target date. He said a debt restructuring plan is being prepared for presentation to the Board.

- Village of Salado Sales Tax Collections

Village Administrator Ferguson reported receipt of the July 2019 sales tax check totaling \$37,956.84, representing May 2019 collections, an increase of 9.7 percent from the same period

last year, and the largest July check in the Village's history. He noted fiscal year-to-date collections are up about fourteen percent from the same period last year, and represent 119 percent of the sales tax collections budget.

- Village of Salado Mixed Beverage Tax Collections

Village Administrator Ferguson reported receipt of the 3rd Quarter 2019 mixed beverage tax collections check totaling \$6,125.00, an increase of 30 percent from the same period last year, and the third largest quarterly check in Village's history. Fiscal year-to-date collections are up about 29 percent from the same period last year and represent about 119 percent of mixed beverage tax collections.

- Main Street Improvement Project

Village Administrator Ferguson reported Capital Excavation crews are working long days on the west side of Main north of Pace Park Road to install drainage pipe. He advised there will be periodic lane closures and urged caution when driving through work zones.

- Salado School Resource Officer Program

Village Administrator Ferguson reported Salado ISD approved the interlocal agreement with the Village of Salado to establish a school resource officer (SRO) program. He advised that applications for the newly created position are being accepted.

- Sanctuary Project Update

Village Administrator Ferguson reported developers submitted a construction plat for development of more than 300 residential tracts. He said the initial status review yielded over ninety comments, with the resubmission addressing most of those comments. He noted the construction plat will be presented to the Board for approval at the Board's August 22nd meeting. He stated more information will be posted on the Village's website pending receipt of an executive summary on lot sizes and home types.

4. Presentation

Presentation of the Fiscal Year 2020 Needs Budget for the Village of Salado. (*Village Administrator*)

Village Administrator Ferguson presented projected needs for the next 3 to 5 years. He stressed that this presentation focuses on expenditures, not revenues, and is not to be considered a proposed budget. It was noted that the Village's current budget is approximately \$1,100,000, while approximately \$1,900,000 of long-term needs were identified. The following budget categories/allocations were presented:

- Manpower
 - Assistant administrator; accounts payable/deputy court clerk)

- Development services (code enforcement officer/building inspector)
- Public safety (3 additional police officers in order to provide 24/7 law enforcement)
- Public works (maintenance foreman)
- Capital outlay [drainage improvement study; minor drainage improvements; wayfinding signage; codification; large format scanner; 3 vehicles (2 police; 1 code enforcement); 5 computers; 1 playground; 2 public restroom trailers; street signs; street improvements; Pace Park restroom; Pace Park pavilion; Pace Park lawn development; visitor trolley]
- Professional Services (right-of-way and park mowing; Salado Volunteer Fire Department; animal control; associate judge; general engineering; legal services; Comprehensive Plan consulting)

Discussion addressed current and identified needs budget figures, importance of forecasting and prioritizing; comparison of the Village of Salado's one-percent sales tax allocation and the Salado Public Library's one-half percent sales tax allocation; warning systems; re-mapping procedures and cost-sharing; possible alternative funding sources, such as grants; and the importance of planning for future growth.

5. Discussion and Possible Action

- A. Discuss and consider possible action regarding a proposed Memorandum of Understanding (MOU) between the Village of Salado Police Department and the Children's Advocacy Center of Central Texas, Inc. (*Village Administrator*)

Village Administrator Ferguson explained key provisions of the MOU and noted the MOU has no fiscal impact on the Village. He recommended approval of the MOU and authorization for Police Chief Pat Boone to execute the agreement. Discussion addressed the multi-disciplinary and collaborative approach promoted in the agreement among entities.

Alderman Cole moved to approve the MOU, as presented, including authorization for Chief Boone to execute the agreement. Alderman Dankert seconded. Motion carried on a vote of 3-0.

- B. Discuss and consider possible action regarding Contract Amendment No. 11 with McLean Construction regarding construction of the Salado Wastewater Collection System. (*Village Administrator*)

Village Administrator Ferguson explained this item is the final contract amendment relating to the original scope of work in the contract for construction of the Village's new wastewater collection system and various additions/deletions. He said this final clean-up amendment totals approximately \$8,900, with the final total project cost likely to come in under budget.

Discussion established that the Board has the ability to allow administrative approval of minor amendments, if it so chooses. He advised that a summary of all contract amendments will be presented to the Board as part of the project close-out.

Mayor Pro-tem Coachman moved to approve Contract Amendment No. 11 with McLean Construction, as presented. Alderman Cole seconded. Motion carried on a vote of 3-0.

- C. Discuss and consider possible action relating to the possible creation of an Economic Development Advisory Board. (*Mayor Skip Blancett*)

Mayor Blancett favored creation of a 7-member board to help keep and attract businesses, maintain Salado's historical character, and work progressively to make Salado competitive with other surrounding cities and attractions. He recommended Mayor Pro-tem Coachman to act as chair of the board, if approved.

Discussion addressed composition of the board; assistance from professional organizations, including Central Texas Council of Governments; preparation of a retail leakage study; types of desired residential/commercial development; and funding issues, including incentivization.

Alderman Cole moved to approve creation of an Economic Development Advisory Board, as recommended, through a public interview process. Mayor Pro-tem Coachman seconded.

Alderman Dankert felt that having a Board of Aldermen member on the Economic Development Advisory Board diminishes its ability to act independently as a standalone committee with freedom to present its own ideas. Alderman Cole stated that Mayor Pro-tem Coachman has the insight, knowledge, and capabilities to serve in an advisory capacity at meetings that are open for public input.

Alderman Dankert called the question. Motion carried on a vote of 2-1. Alderman Dankert voted against.

- D. Discuss and consider issues relating to the development of the Proposed Fiscal Year 2020 Operating Budget for the Village of Salado. (*Village Administrator*)

Village Administrator Ferguson explained this item will be on every Board agenda until budget approval. He advised that the proposed budget will be presented with a line-by-line review and invited Board comments on items to be included. Discussion addressed improving operations through computer/scanner updates, drainage study/improvements, public restroom(s), street/park improvements, additional funding for Salado Volunteer Fire Department, animal control, and mowing. No action was taken.

6. Workshop

- A. Discuss and consider issues relating to the potential operation of an all-abilities playground as a public park. (*Aldерwoman Amber Dankert*)

Alderman Dankert spoke of discussions with Salado ISD representatives and asked Tiffany Schreiner to provide details on future plans.

Tiffany Schreiner spoke on launching a playground fundraising campaign and Alderman Dankert provided reasoning for the playground's planned location on Salado ISD Civic Center property, as opposed to Pace Park, which has issues relating to topography, parking, utility lines, and site preparation. She noted the Civic Center site is more level and has plenty of parking. She spoke

on project phasing/expansion, insurance/maintenance costs, design features, and possible investors. Ms. Schreiner said the playground will not only be inclusive, but artistically beautiful, and in keeping with Salado's environment. Alderman Dankert noted that naturally soft therapeutic colors are to be incorporated into the playground's design. Discussion addressed project budget, provision of playground plans/artist renditions, and support for the playground.

B. Discuss and consider issues relating to the potential future relocation of the Municipal Building. (*Mayor Skip Blancett*)

Mayor Blancett favored consolidation of government services to improve efficiency and delivery of those services to the public. Discussion addressed finding a location farther from IH-35, determining the value of the current Municipal Building property, regionalization as a more cost-effective, accessible approach to providing government services, consolidating local, county, state, and federal government offices, and room for future growth.

Adjournment

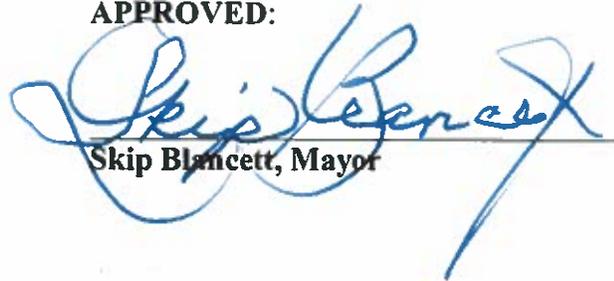
Alderman Dankert moved to adjourn. Alderman Cole seconded. Mayor Blancett called the meeting adjourned at 8:30 p.m.

Recorded by:

Cara McPartland

These minutes approved on the 1st of August, 2019.

APPROVED:



Skip Blancett, Mayor

ATTEST:


Cara McPartland, City Secretary

