



**FORT STOCKTON CITY COUNCIL
REGULAR CITY COUNCIL MEETING
MONDAY, MAY 13, 2024
5:30 PM**

MEETING LOCATION:

**121 WEST SECOND STREET
FORT STOCKTON, TX 79735**

AS A COURTESY, PLEASE PLACE YOUR CELL PHONE ON "SILENT" OR "VIBRATE."

CALL MEETING TO ORDER AFTER DECLARING A QUORUM PRESENT.

COMMENTS FROM THE AUDIENCE ON REGULAR AGENDA ITEMS:

IN PERSON: Citizens who desire to address City Council regarding matters on the Agenda **shall approach the podium when public testimony is being heard.** Discussion by City Council Members will only occur when an agenda item is scheduled for consideration. Prior to making comments, each speaker will be required to **provide his/her name and residential address.** Speakers will be **limited to 3 minutes.** Speakers making personal, impertinent, profane or slanderous remarks will be removed from the Council Chamber and will be barred from re-entering the room during the meeting.

"The Mission of the City of Fort Stockton Municipal Government is to Promote & Value Public Confidence and Trust by the Accountable and Responsible Use of Community Resources; to Ensure Public Safety; Improve Public Services; Promote Local Recreation and Entertainment; and Generate Economic Development."

INVOCATION:

PLEDGES:

**ALLEGIANCE TO THE UNITED STATES OF AMERICA FLAG
ALLEGIANCE TO THE TEXAS FLAG**

PUBLIC TESTIMONY:

1. Public Testimony.

PROCLAMATIONS:

2. Proclamation Endorsing May 15, 2024 as "Peace Officers Memorial Day" & May 12-18, 2024 as "National Police Week." (Mayor)

3. Proclamation Endorsing May 19-25, 2024 as "National Public Works Week." (**Mayor**)
4. Proclamation Endorsing Monday, May 27, 2024 as "Memorial Day." (**Mayor**)

(Recess from the Regular Meeting to Convene into the Public Hearing)

PUBLIC HEARINGS:

5. **PUBLIC HEARING:** Petition Request from Current Property Owner Duff Real Estate, LLC, to Consider Annexing a 5.72 Acre Tract of Land being out of Section Twenty-Three (23), Block One Hundred Forty-Six (146), T. & St. L. Ry Co. Survey, and also being out of and part of those same certain tracts called Tract One and Tract Two to the City of Fort Stockton, per Subdivision on file in plat records of Pecos County, Texas, which shall be zoned as a "Commercial District (C)" for the Procurement of Utility Services. (**City Sec./Bldg. Offl.**)

(Close the Public Hearing to Reconvene into the next Public Hearing)

6. **PUBLIC HEARING:** Application Request from Property Owners Manuel Pacheco & Cynthia Pacheco to Consider a Specific-Use Permit for Replacement of a Manufactured Mobile Home in a One-Family Dwelling District (SF-4) located on N/10' of Lot Eleven (N/10' of 11) and All of Lot Twelve (12), Block Two Hundred Thirty-Nine (239), ORIENT ADDITION, Fort Stockton, Pecos County, Texas & More Particularly described as being adjacent to 14th Street and State Street; this being in accordance with Sections 7(1), 7(2) & 7(16) of the Zoning Ordinance. (**City Sec./Bldg. Offl.**)

(Close the Public Hearing to Reconvene into the next Public Hearing)

7. **PUBLIC HEARING:** Application Request from Property Owners, Jose L Hernandez ETUX Isabel, Sandra Duarte Ruiz, Lisa M. Jenkins, Jose Hernandez, Dario Carrillo Prieto, and Bradley P. McCloskey to Consider Rezoning Lots Four through Six (4-6), Block One Hundred Sixty-Three (163), ORIENT ADDITION, and Lots One through Six (1-6), Block One Hundred Eighteen (118), ORIENT ADDITION, Fort Stockton, Pecos County, Texas from a Neighborhood Service District (NS) or General Retail District (R) to a One-Family Dwelling District 4 (SF-4) to Reflect Existing Use; this being in accordance with Sections 7(1) & 7(2) of the Zoning Ordinance. (**City Sec./Bldg. Offl.**)

(Close the Public Hearing to Reconvene into the Regular Meeting)

ORDINANCES:

8. Discuss/Act upon Ordinance No. 24-108, An Ordinance Annexing the hereinafter described territory, A 5.72 Acre Tract of land being out of Section Twenty-Three (23), Block One Hundred Forty-Six (146), T. & St. L. Ry Co. Survey, and also being out of and part of those

same certain tracts called Tract One and Tract Two Described in Conveyance Document to Ray House Jr. and Ellie M. House, Recorded in Volume 765, Page 23 of the Deed Records of Pecos County, Texas and Being More Particularly Described in the Exhibit of the Warranty Deed Dated December 20, 2021 to the City of Fort Stockton, Pecos County, Texas, and Extending the Boundary Limits of Said City so as to Include said hereinafter described property Within said City Limits, and Granting to all the Inhabitants of Said Property all the Rights and Privileges of Other Citizens and Binding Said Inhabitants by all of the Acts, Ordinances, Resolutions, and Regulations of Said City; and Adopting of Service Agreement.

(City Sec./Bldg. Offl.)

9. Discuss/Act upon Ordinance No. 24-109, An Ordinance of the City of Fort Stockton, Texas, Allowing for the Replacement of a Manufactured Mobile Home by Specific-Use Permit in a One-Family Dwelling District 4 (SF-4) located at the N/10' of Lot Eleven (N/10' of 11) and All of Lot Twelve (12), Block Two Hundred Thirty-Nine (239), ORIENT ADDITION, Fort Stockton, Pecos County, Texas & More Particularly Described as being Adjacent to E. Fourteenth Street and N. State Street; this being in accordance with Sections 7(1), 7(2) & 7(16) of the Zoning Ordinance & Providing for an Effective Date Provision. **(City Sec./Bldg. Offl.)**
10. Discuss/Act upon Ordinance No. 24-110, An Ordinance of the City of Fort Stockton, Texas, Re-Zoning Lots Four through Six (4-6), Block One Hundred Sixty-Three (163), ORIENT ADDITION and Lots One through Six (1-6), Block One Hundred Eighteen (118), ORIENT ADDITION, Fort Stockton, Pecos County, Texas from a Neighborhood Service District (NS) or General Retail District (R) to a One-Family Dwelling District 4 (SF-4) to Reflect Existing Use; In Accordance with Section 7(1) & 7(2) of the Zoning Ordinance. **(City Sec./Bldg. Offl.)**

PRESENTATIONS:

11. **Economic Development Corporation Executive Director Remie Ramos----**
 - FY 2023-2024 Second Quarterly Report
12. **Convention & Visitor's Bureau Director Cindy Melendez ----**
 - FY 2023-2024 Second Quarterly Report
13. **Sales & Marketing Coordinator Brenda Delao ----**
 - FY 2023-2024 Second Quarterly Report
14. **Chief of Police Ernesto Velasquez with Fort Stockton Police Department----**
 - Statistics Report for April 2024
 - Statistics Report for Year To Date

CONSENT AGENDA:

15. All matters listed are considered to be routine by the City Council and will be enacted by one motion. If discussion is desired, that item will be removed from the Consent Agenda and considered separately.

Minutes: (Mayor)

- Regular Meeting Minutes of Fort Stockton City Council, 04/22/2024
- Regular Meeting Minutes of Fort Stockton Planning & Zoning Commission, 04/03/2024

\$473,384.90

Accounts Payable Grand Total:

RESOLUTIONS:

16. 1st Reading of Resolution No. 24-110R, A Resolution of the Fort Stockton Economic Development 4-B Corporation Approving the Distribution of Funds to Fort Stockton Main and First LLC for Rehabilitation of the Historic Property known as Springhirst Hotel in an amount not to exceed \$750,000.00. **(EDC Dir.)**
17. Discuss/Act upon Resolution No. 24-111R, A Resolution Declaring Certain Property as Surplus and Authorizing the Disposition Thereof. **(Dir. of Fin.)**

REGULAR BUSINESS:

18. Discuss/Act upon Request for Proposals for Management of the Fort Stockton Convention Center Theater. **(City Atty./City Mgr.)**
19. Discuss/Act upon Request for Bids for Bulk Fuel and Lube Services. **(City Atty./City Mgr.)**
20. Discuss/Act upon Request for Bids for Repair and Renovation of City Streets North Rio & West Hornbeck. **(Asst. City Mgr.)**
21. Discuss/Act upon Bid for the Construction of New Landfill Dropoff Station. **Bid Received:** *L.T. Construction, LLC, Triple R Welding, LLC, West Texas Contractors, LLC* **(City Mgr.)**
22. Discuss/Act upon Bid for Construction of New Standpipe Pump Station. **Bid Received:** *West Texas Contractors, LLC* **(City Mgr./R.O. Plant Sup.)**
23. Discuss/Act upon Master Intergovernmental Cooperative Purchase Agreement between the City of Fort Stockton and OMNIA Partners, Public Sector, Inc. **(Dir. of Fin.)**
24. Discuss/Act upon Memorandum of Understanding between Pecos County, City of Fort Stockton and Fort Stockton Independent School District pertaining to the Standard Response Protocol Program. **(Asst. City Mgr.)**

25. Discuss/Act upon Authorizing Payment for the Service Maintenance Contract in the amount of \$38,951.54 for 60 MO/5000 HR Service Maintenance of a John Deere 644 G-Tier Wheel Loader from YellowHouse Machinery Co. with Sourcewell Governmental Purchasing Cooperative, Contract No. 011723-JDC. **(P.W. Dir.)**
26. Discuss/Act upon Pay Application No. 1 totaling \$54,918.78 for work performed by Little Regina Trucking, LLC with The Interlocal Purchasing System (TIPS) Purchasing Cooperative, Contract No. 23060202 Pavement and Other Related Services (JOC) for Repairs and Renovation of city streets, more specifically Ryan Street from Young Street to Highway 385 measuring 11991.00 square yards. **(Dir. of Fin.)**
27. Discuss/Act upon Pay Application No. 1 totaling \$125,000.00 for work performed by Little Regina Trucking, LLC with The Interlocal Purchasing System (TIPS) Purchasing Cooperative, Contract No. 23060202 Pavement and Other Related Services (JOC) for the Landfill Cover Project for the Old Landfill located at 3400 Stone Road, Fort Stockton, Texas 79735. **(Dir. of Fin.)**
28. Discuss/Act upon Rescheduling the May 27, 2024 Regular City Council Meeting to May 28, 2024 due to the Memorial Day Holiday. **(Mayor)**

EXECUTIVE SESSION:

29. **City Council may Convene in Closed Session in Accordance with Texas Meetings Act, Texas Government Code, Concerning Attorney-Client Matters (Section 551.071); Deliberation regarding Real Property (Section 551.072); Deliberation regarding Prospective Gifts (Section 551.073); Personnel Matters (Section 551.074); Deliberation regarding Security Devices (Section 551.076) and/or Deliberation Regarding Economic Development Negotiations (Section 551.087):**
 - a. Deliberation regarding Real Property, more specifically the Second Amendment to the Blueridge Farm Lease Agreement between the City of Fort Stockton and BioCatters, LLC. **(City Mgr.)**

REGULAR BUSINESS CONTINUED:

30. Reconvene into Open Session Pursuant to Texas Government Code Section 551.102 & Take Action, if any, on Matters Deliberated in Executive Session:
 - 29a. Deliberation regarding Real Property, more specifically the Second Amendment to the Blueridge Farm Lease Agreement between the City of Fort Stockton and BioCatters, LLC. **(City Mgr.)**
31. Discuss/Act upon Water Purchase Agreement between the City of Fort Stockton, BioCatters, LLC and Apex Clean Energy. **(City Atty./City Mgr.)**

32. Questions from Media.

33. Adjourn.

City Council Reserves the Right to Consider Business Regardless of the Sequence of Posted Items & May Vote &/or Act Upon Each of the Items Listed in this Agenda.

At Any Time During the Meeting or Work Session and in Compliance with the Texas Open Meetings Act, Chapter 551, Government Code, Vernon's Texas Codes, Annotated, the City Council May Meet in Executive Session on Any of the Agenda Items or Other Lawful Items for Consultation Concerning Attorney-Client Matters (§551.071); Deliberation Regarding Real Property (§551.072); Deliberation Regarding Prospective Gifts (§551.073); Personnel Matters (§551.074); and Deliberation Regarding Security Devices (§551.076); and Deliberation Regarding Economic Development Negotiations (§551.087). Any Subject Discussed in Executive Session May be Subject to Action during an Open Meeting.

Persons with Disabilities who Plan to Attend the Meeting and Who May Need Assistance, are Requested to Contact the City Secretary's Office @ 432.336.8525 @ least Two (2) Business Days Prior to the Meeting so that Appropriate Arrangements can be made.