

STATE OF TEXAS *
COUNTY OF HENDERSON *
CITY OF GUN BARREL CITY *

The City Council of the City of Gun Barrel City met in a Workshop at City Hall, located at 1716 Main St., Gun Barrel City, Texas on Monday, February 11, 2019 at 4:00 p.m.

Mayor Skains called the meeting to order at 4:00 p.m. Roll was called and a quorum established. Council members present included: Rob Rea, Ron Wyrick, Keith Butler, Anne Mullins and Linda Rankin. Mayor, David Skains, City Manager, Bret Bauer and City Treasurer, Mickie Raney were also present at the meeting.

ITEM # 1: Discussion regarding the city’s comprehensive plan update.

Mayor Skains opened the discussion by stating since approval of hiring a firm to complete a comprehensive plan did not get approved at the last Council meeting he thought the Council should get together and figure out the next step towards completing this. Councilman Rea thought the city should go back out for bids for a firm to help our P&Z simplify and/or correct our zoning map. Rea noted that the P&Z has not been given any direction and if we were to simplify our maps that might make their job easier. Rea’s suggestion would be to create a new map and this would be relatively inexpensive. Mullins suggested if we solicit businesses again we should base it on qualifications and once we choose a firm we can look at the scope we need and negotiate from there. Wyrick mentioned there is a grant available to complete the comp plan we need to look into. Rea thought the Council should each mention something they would like to see done for this comp plan. Rea stated he would like to see the zoning map redone for city employees as this seems to be an issue they deal with on a regular basis. Rankin mentioned she’d like to see our potential retail development plan where we are extending ourselves to hwy. 175 as well as handle industrial development. Heritage Cove development was mentioned as well. Mullins mentioned everything combined into one comprehensive land use 20-year plan that includes community design as well as development expectations and also a thoroughfare plan incorporated. Infrastructure grants were mentioned and Rea stated we don’t have the ability to put in anything industrial. Butler mentioned what we can do with all the dilapidated buildings on the west side and wants to see possibilities of what we can do with what we have. Rankin mentioned there are ordinances in other cities that give the city authority to fine property owner’s whose building are run down. Wyrick agreed with everyone and stated everything on his list has been mentioned already.

ITEM # 2: Discussion regarding the 2018-2019 Fiscal Year Budget.

Mayor Skains mentioned we have allocated \$50,000 for re-doing the city’s comprehensive plan, We only got one bid for \$136,000 he mentioned maybe splitting this among the next two years. If we were to put out a RFQ right now for specific scopes we want now we can spend the \$50,000 this year and do what we can. We won’t know what we can do until we do an RFQ and next year see what we can get done with however much we budget for. Mayor Skains noted that we budgeted for a very little increase this year. Butler mentioned this will give us time to apply for any grants as well. Mullins stated she thought it was a good idea that we split it between two fiscal years and even if we do get to where we hire somebody they would have a hard time spending that entire amount before our FY runs out. Skains also mentioned we did not give

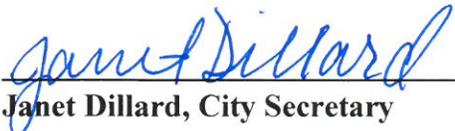
employees any kind of pay increases this year and he can't justify spending \$90,000 from the reserve fund without taking care of our employees. Rea would like to see a piece by piece proposal set out in the RFQ. A general consensus for the City Manager to complete this was given.

ITEM # 3: Discussion regarding the 2019-2020 Fiscal Year Budget.

Mayor Skains opened up the discussion by stating he'd like to see the budget done differently this coming up budget season. He doesn't agree that the budget comes to Council after it goes to department heads. He suggested meeting in a budget workshop beforehand with Council to recognize aspects the Council might want to see incorporated into the budget. Rankin mentioned we want to make sure we compliment what the EDC is going to be doing. Rankin clarified by saying as things come into the EDC and we work with the EDC we need to be able to formulate our budget for if they need some sort of city service or 380 agreement. It helps us to be able to work with them. Rankin asked if Council should submit to the City Secretary the items they might want to appear on the budget so she can have them prepared for the next workshop. Mullins asked the question if it was too late to give raises. Raney answered it is too early to consider that. Rea asked what the cost for giving an increase would be. Mayor Skains noted that giving a 2% from the beginning of the year would be about \$43,000. Rea said that's a no-brainer. Raney mentioned considering something for the next budget and that is a service incentive pay with no cap. Discussion took place regarding giving employees at least a cost of living adjustment pay. The consensus was to at least make this adjustment. Rea said he is fine with cola and more than fine with performance based bonuses. Raney mentioned we could do merit raises but not a bonus. Rankin asked if we have evaluations every year, Bauer answered yes. Rea stated he'd like to see the City Manager come up with a plan for this. There was a consensus for the City Manager to come up with a plan for this as well.

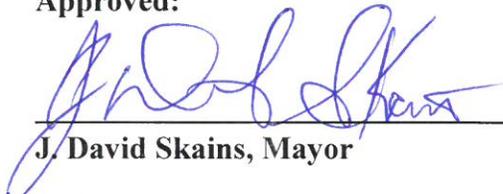
The meeting adjourned at 5:00 p.m.

Attest:



Janet Dillard, City Secretary

Approved:



J. David Skains, Mayor