



**CITY COUNCIL MINUTES  
CITY OF ODESSA, TEXAS**

**JUNE 11, 2013**

On June 11, 2013, a regular meeting of the Odessa City Council was held at 6:00 p.m., in the Council Chambers, 5th Floor, City Hall, 411 West 8th Street, Odessa, Texas.

Members present: Mayor David R. Turner; Council members: Roger T. McNeil, District One; Dewey Bryant, District Two; Barbara Graff, District Three; Dean Combs, District Four; and Sandra Carrasco, District Five.

Others present: Richard Morton, City Manager, Larry Long, City Attorney; Norma Aguilar-Grimaldo, City Secretary; James Zentner, Assistant City Manager; Michael Marrero, Assistant City Manager; other members of City staff; and members of the news media.

A quorum being present, Mayor Turner called the meeting to order and the following proceedings were held:

The invocation was given by Pastor Randy Duckett, Second Baptist Church, and followed by the Pledge of Allegiance to the United States and Texas flags.

Mrs. Grimaldo stated that each speaker would have three minutes to speak and there would be no assigning his or her time to another speaker. A 30 second warning would be given.

**Economic Development update** – Guy Andrews, Chamber of Commerce Economic Development, presented a report on economic development in the city. Candlewood Suites would open next month located on Parkway. Black Gold Lodge was workforce housing. There will be a Pilot Flying J on I-20 which was a truck stop. There were several new companies in the Leeco Industrial Park that included Trican Services, GE Oil & Gas, Baker-Hughes, P.J. Trailers and others. The former EPA super fund site was cleared up.

**CONSENT AGENDA ITEMS**

- A. City Council Minutes, May 28, 2013;
- B. **Resolution No. 2013R-39 - Comprehensive classification and compensation study with Public Sector Personnel Consultants in the amount of \$85,000;**
- C. **Ordinance No. 2013-32 - Request of Jack Mousa, owner, Brett Norwich optionee, David Gregory, agent, to rezone from Special Dwelling District (SPD) to Planned Development-Retail (PD-R) approximately 3.99 ac. tract in Section 9, Block 41, T-2-S, T&P Ry. Co. Survey, Ector Co., Texas (southwest corner of the intersection of Tres Hermanas Blvd. and Parks Legado Blvd.);**
- D. **Ordinance No. 2013-33 – Request of Wyly and Fredna Brown Family Partnership, Ltd., owner, S.W. Howell, Inc., agent, for original zoning of Planned Development-Single Family-One (PD-SF-1) on approximately 4.64 ac. tract in Section 4, Block 41, T-2-S, T&P Ry. Co. Survey, Ector Co., Texas (west of the intersection of Lamplight Lane and Royal Manor Dr.);**

- E. **Ordinance No. 2013-34 - Amending the City of Odessa Zoning Ordinance Section 12-110 relating to illumination of permitted signs in a residential district;**
- F. **Resolution No. 2013R-40 – Install a traffic signal at University and Robertson;**
- G. Purchase of replacement aerator discs and shafts from Siemens Water Technologies for the Bob Derrington Plant for \$82,200;
- H. Bid award to Mark's Water Well Service for the completion of ten water wells in the parks for \$112,135.06.

Motion was made by Council member Bryant and seconded by Council member McNeil that the consent agenda be approved. The motion was approved by unanimous vote.

### **OTHER COUNCIL ACTION**

#### **BID AWARD**

**Bid award for the University and Robertson traffic signal.** Hal Feldman, Traffic Engineer, stated that two bids were received. He recommended that Highway I.T.S. in the amount of \$95,109.25 be awarded the bid.

Motion was made by Council member Bryant and seconded by Council member McNeil that the bid be awarded as recommended. The motion was approved by unanimous vote.

#### **PUBLIC HEARING**

**Resolution No. 2013R-41 - Open a public hearing and consider the allocation of \$825,583 in 2013 Community Development Block Grant (CDBG) fund and consider the allocation of \$219,186 in HOME Investment Partnership funds.** Merita Sandoval, Director of Community Development, stated that requests for CDBG allocation was \$825,583 and HOME allocation was \$219,186. She reviewed the community development's request and described each of the areas

Ramona Thomas, Permian Basin Community Centers, recognized the two Odessa board members. She reported that the requested funds were used for services and support for clients with mental illness. The \$75,000 would be used for 89 clients and other funding sources were used. Ms. Thomas stated that there was a required 10% to 11% for Odessa and Midland of equal share. Mr. Morton stated that this was by contract. Ms. Thomas preferred that the funds be from the General Fund but was appreciative of the amount. Floretta Bush, Odessa College representative, stated the importance of education. The request for \$30,130 would be for 12 students for job training in the medical field. Jill Miller, Odessa Elderly Housing Corporation, reported that the funds would assist low to moderate families and elderly. Small repairs were made to change the lives of the citizens' way of living. Council member Graff recommended joining other partners to achieve the projects. Donna Graves, 1225 N. Adams, reported that there were many more seniors attending the Southside Senior Citizens Center. The requested funds of \$35,000 would provide for an outdoor walking area for exercise for the elderly. It would include a pavilion and shade.

Margaret Burton, Meals on Wheels stated that there were 272 clients, both men and women, on the Meals and Wheels program. There were two clients that were 101 years old. She provided examples of how the meals benefit the clients. Steve Patton, Director of

Parks and Recreation, stated that the requested funds of \$212,400 was for the Woodson Park playground that would provide new equipment at the park. The playground equipment was close to 40 years old. Council member McNeil thanked Mr. Patton for the observation. Dale Childers, Boys and Girls Club – Wilkerson Unit, requested funds of \$40,000 for an air conditioner.

Each Council member provided a recommendation for funding. Council member Graff recommended that the Permian Basin Community Centers request be funded out of the General Fund. Council member Combs stated the CDBG mission and emphasized that the projects that most satisfy the mission should be considered.

Bernie Spears, Odessa Housing Authority, reported that there was an application for tax credits on 80 units for senior housing. Matching funds would prove local support. Norlene McBride, Main Street President, stated that \$5,000 was pending in contract. The board supports Main Street to keep vital in the community. Mr. Marrero stated that if the code enforcement was funded through the General Fund there was a greater flexibility to utilize the officers. Further discussion continued on funding the requests. Council member Bryant called the question.

Motion was made by Council member Bryant and seconded by Council member Carrasco that the resolution be approved. The motion was approved by unanimous vote by funding the following:

Community Development Administration	\$151,921
Housing Rehabilitation	282,674
Demolition	160,744
Code Enforcement	90,144
Odessa Elderly Housing Corporation	80,100
Southside Senior Citizens Center	35,000
Meals on Wheels of Odessa	25,000

Ms. Sandoval described the rehabilitation program.

Motion was made by Council member Bryant and seconded by Council member Combs that the HOME funds be funded. The motion was approved by unanimous vote by funding the following:

Housing Rehabilitation/Reconstruction	\$197,268
HOME Program Administration	21,918

**Open a public hearing to consider approval of P Bar Parks Bell Ranch, Ltd., owner, for original zoning of Multi-Family-One (MF-1) on approximately 23.05 ac. tract, original zoning of Retail (R) on approximately 12.3 ac. tract and original zoning of Office (O) on approximately 8.7 ac. tract in Section 45, Block 41, T-1-S, T&P Ry. Co. Survey, Ector C., Texas (northeast corner of the intersection of Faudree Rd. and Yukon Rd.)** Randy Brinlee, Planning Director, reviewed the location which is vacant. The proposal is for retail office zoning. The Planning and Zoning Commission recommended for approval. Drill sites were set aside and a linear park was designated east of the property. No one came forward and the public hearing was closed.

Motion was made by Council member Carrasco and seconded by Council member McNeil to approve the ordinance on first approval. The motion was approved by unanimous vote.

**Open a public hearing to consider approval of the request of Ratliff Ranch Co., owner, for original zoning of Single Family-Three (SF-3) on approximately 90.6 ac. tract and original zoning of Single Family-Three-Drill Reservation (SF-3-DR) on approximately 3.7 ac. tract in Sections 37 and 38, Block 42, T-1-S, T&P Ry. Co. Survey, Ector Co., Texas (southeast corner of the intersection of E. 87<sup>th</sup> St. and Dawn Ave.)** Mr. Brinlee reviewed the location of the property which is vacant. There was a church west of the property. A 3.7 acre was for a drill site. The Planning and Zoning Commission recommended for approval. No one came forward and the public hearing was closed.

Motion was made by Council member Combs and seconded by Council member Graff to approve the ordinance on first approval. The motion was approved by unanimous vote.

**Open a public hearing to consider approval of the request of Real Property Resources, Inc., agent, for annexation to the City of Odessa of approximately 266.4 ac. tract in Section 34, Block 42, T-1-S, T&P Ry. Co. Survey, Ector Co., Texas (north and east of the intersection of 91<sup>st</sup> St. and Cabrillo Dr.** Mr. Brinlee stated that this was for annexation of 266 acres, East of 91st St. Two public hearings were held. There was discussion for parks on the proposed annexation property. No one came forward and the public hearing was closed.

Motion was made by Council member Combs and seconded by Council member Carrasco to approve the ordinance on second and final approval. The motion was approved by unanimous vote.

**Open a public hearing and consider regulating front yard parking.** Mr. Long stated that the proposed ordinance prohibits front yard parking unless it was paved. The back yard required a six foot fence. There were certain areas of the city that allowed front yard parking. Eddie Mitchell, 709 Honeysuckle, stated that the front yard parking was ugly and there was not enough enforcement. His concern was that there needed to be enforcement and yards were not for cars. Steve Curry, 4605 McKnight, stated that Odessa needed to be beautified and other steps needed to be taken from illegal vandalizing and litter. No one else came forward and the public hearing was closed. Mayor Turner thanked everyone for their comments.

**Open a public hearing and consider amending the City Code of Ordinances by adopting Article 4-18 regulating the use of single-use plastic bags.** Mr. Long stated that the proposed ordinance would be effective the first of next year, if passed. There were certain exceptions to the bags including food carry-out, medical needs and florist or fresh plants. Robert Brescia, 77 Shiloh Road, was not an advocate for either way but as a public servant debate was needed. He proposed that a survey be taken and not make a rush judgment on the ban. Sharon Beard, 1529 E. 10<sup>th</sup>, an owner of a small gift shop, stated it would cost her more money if the ban was in place. There would still be litter. She would appreciate more research and consider other alternatives. Gino Solla, #41 Cibola Ct. was in favor of the ban. He provided information on plastic bags and reported that Austin has seen less bags in the landfill and reduce in litter. Ronald Parks, 1405 Nabors, stated that plenty of cloth bags were available to use for groceries. He was in favor of the bag ban. Council member Bryant expressed appreciation to all the comments and was concerned with the valuation of property. Citizens must take pride and behavior must be corrected as a community wide effort. He recommended that more research was needed to beautify Odessa and look at other options. There were challenges that the city was facing with 120 employees short in the city. Council member Carrasco stated that it must be promoted

starting from home. Council member Graff stated that if banned then it would take time for citizens to adjust to the ban. Council member McNeil stated that value was going down and issues must be addressed. No one else came forward and the public hearing was closed.

Motion was made by Council member Bryant and seconded by Council member Graff to table the ordinance. The motion was approved by a 4-1 vote with Council member Combs casting the nay vote.

## RESOLUTION

**Resolution No. 2013R-42 - Main Street Odessa agreement and appropriate funds for locating a developer for a hotel/convention center in downtown Odessa.** Joel Roberts, attorney, stated that the data on feasibility study resulted that there was a need for a hotel/convention center downtown. He recommended a contract with Main Street Odessa and appropriate \$16,000 from hotel and motel funds for a consultant to find a business to sell the project.

Motion was made by Council member Bryant and seconded by Council member Combs to approve the resolution. The motion was approved by unanimous vote.

## MISCELLANEOUS

**Appointment of Boards: Odessa Development Corporation, Parks and Recreation Advisory Board, Community Development Advisory Committee and Traffic Advisory Committee. Appointment of Officers: Odessa Housing Authority, Board of Survey and Zoning Board of Adjustment.** Motion was made by Council member Bryant and seconded by Council member McNeil that the following be reappointed:

Bernadine Spears reappointed to the Community Development Advisory Board;  
Ismael Navarrete reappointed to the Community Development Advisory Board;  
Leo Martinez reappointed to the Traffic Advisory Committee;  
Cathy Rodriguez reappointed to the Traffic Advisory Committee;  
Diego Cappellini reappointed to the Board of Survey;  
Ludie Warner reappointed to the Zoning Board of Adjustment.

The motion was approved by unanimous vote.

**Citizen's comments on non-agenda items.** No action.

There was no other business, the meeting adjourned at 8:01 p.m.

ATTEST:

APPROVED:

Norma Aguilar-Grimaldo, TMC, CMC  
City Secretary

David R. Turner  
Mayor