



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

JANUARY 26, 2016

On January 26, 2016, 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.

Council members present: Mayor David R. Turner; Council members Dewey Bryant, District Two; Barbara Graff, District Three; Michael Gardner, District Four; and Filiberto Gonzales, District Five.

Council member absent: Council member Roger McNeil, District One.

Others present: Richard Morton, City Manager; Larry Long, City Attorney; Norma Aguilar-Grimaldo, City Secretary; Michael Marrero, Deputy City Manager; Konrad Hildebrandt, 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 Cliff DeArmond, Latter Rain Worship Center, and followed by the Pledge of Allegiance to the United States and Texas flags led by Boy Scout Troop 1908.

The Military Order of the Purple Heart awards were presented to Sergeant. Pete Gonzalez and Corporal Cory Wester.

CONSENT AGENDA ITEMS

- A. City Council minutes, January 12, 2016;
- B. Purchase taser units for Police Department from Taser International in the amount of \$117,675;
- C. **Resolution No. 2016R-08 – Authorize Odessa Fire Rescue to apply for an Emergency Management;**
- D. **Resolution No. 2016R-09 – Firehouse Records Management Software contract;**
- E. Appropriate funds for the development and construction of the Downtown Hotel and Conference Center;
- F. **Resolution 2016R-10 – ODC contract with Government Insight Services, Inc.**

Motion was made by Council member Bryant and seconded by Council member Gardner that Item E. be pulled from the consent agenda. The motion was approved by unanimous vote.

Motion was made by Council member Bryant and seconded by Council member Gardner that the consent agenda items A-D and F be approved. The motion was approved by unanimous vote.

Resolution No. 2016R-11 – Appropriate funds for the development and construction of the Downtown Hotel and Conference Center. Mr. Morton stated that the funds would

be used to build the conference center, the plaza and renovate the Ector Theater. The funds were from a private/public partnership. The project would have an investment of \$77 million. No debt would be issued. Over 200 rooms would be built in the hotel. The funds would be \$16.6 million from Hotel Occupancy Tax Fund, eight million dollars from the Odessa Development Corporation Fund and six million dollars from excess sales tax revenue. He highlighted the benefits of the hotel and convention center that included hotel tax revenue, property tax generated, revitalizing downtown, improving value of the property and reinvesting in the community that would provide construction jobs.

Motion was made by Council member Graff and seconded by Council member Gonzales that the resolution be approved. The motion was approved by unanimous vote.

OTHER COUNCIL ACTION

BID AWARD

Bid award for the improvements at Salinas Park. Steve Patton, Director of Parks and Recreation, stated that the bid award would rehab Salinas Park which was within the Parks Master Plan. He recommended the bid be awarded to Onyx Contractors in the amount of \$1,130,782 which was for the base bid and one alternate for playground. Onyx confirmed that they would meet the time frame since it was currently working on other City projects.

Motion was made by Council member Graff and seconded by Council member Gardner to approve the bid award as recommended. The motion was approved by unanimous vote.

PUBLIC HEARING

Open a public hearing to consider approval of the request of Kimberly Barry (Tejas Shooting Sports), owner, to rezone from Central Business-Two (CB-2) to Planned Development-Central Business District-Two (PD-CB-2) Lots 1 and 2, Block 81, Sal Williams Addition (northwest corner of the intersection of E. 8th St. and N. Tom Green Ave.) Randy Brinlee, Director of Planning, reviewed the location of the property. The purpose for the rezone was to develop an indoor firing range. The Planning and Zoning recommended for approval. Kimberly Barry addressed the aesthetics of the building. The current metal building would be demolished and replaced with masonry. She planned on having the high school students draw an art wildlife mural on one side of the building. Council member Graff thanked Ms. Barry for dressing up the building. No one else came forward and the public hearing was closed.

Motion was made by Council member Bryant and seconded by Council member Gardner 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 Kimberly Barry (Tejas Shooting Sports), owner, for a specific use permit to allow an indoor fire arms range in a Planned Development-Central Business District-Two (PD-CB-2) Zoning District, Lots 1 and 2, Block 31, Sol Williams Addition (northwest corner of the intersection of E. 8th St. and N. Tom Green Ave.). Mr. Brinlee stated that the site plan was over a 5,000 square foot building. The Planning and Zoning Commission recommended with conditions. Aaron Ludwig, Action Target, stated that the products surpass the codes. The building would be concrete and insulated. There would be a light noise but was quieter than the cars passing on the streets. He explained the type of materials that would be used in the entire range and how it would separate each booth. It was up to the owner on the type of fire arms

used in the range. No one else came forward and the public hearing was closed.

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

ORDINANCE

Ordinance No. 2016-03 - Remove from the table to consider approval of the request by 87th Street Partners for original zoning from Future Development (FD) to Retail (R) on approximately 19.374 acres, original zoning from Future Development (FD) to Multi-Family-Two (MF-2) on approximately 11.388 acres, original zoning from Future Development (FD) to Planned Development-Single Family (PD-SF) on 34.503 acres, and original zoning from Future Development (FD) to Planned Development-Single Family-Surface Drainage (PD-SF-SD) on approximately 48.152 acres; and to rezone from Special Dwelling District-Drill Reservation (SPD-DR) to Planned Development-Single Family (PD-SF)) on 0.382 acres, to rezone from Special Dwelling District (SPD) to Multi-Family-Two (MF-2) on 5.231 acres, and to rezone from Special Dwelling District (SPD) to Retail (R) on 5.299 acres in Sections 34 and 39, Block 42, T-1-S, T&P RR. Co. Survey, Odessa, Ector County, Texas (northeast of the intersection of E. 87th St, and Yale Ave.) Motion was made by Council member Gardner and seconded by Council member Graff to remove the item from the table. The motion was approved by unanimous vote. Mr. Brinlee stated that the property was vacant and the purpose was to facilitate new single family residential and multi-family residential. There would be a buffer between the retail and single family housing. He reviewed the conditions. The Planning and Zoning Commission recommended for approval. The multi-family development would require site plan approval. Andrew Hobby, Maverick Engineering, explained the location. At this time, there were no plans to include a buffer with the drill sites. Mr. Brinlee stated it would be addressed with the existing ordinance. There was a 34.5 acre drainage playa on the property. Mr. Patton stated that there were discussions as the drainage area being dedicated as a park site. The development would supply the funds to the Odessa Parks Foundation. The Odessa Parks Foundation would have conditions and requirements in obtaining land. At this time, there was no obligation from the developer that it would be a park site, it was only discussions. Council member Graff stated that there were a lot of drainage property given to the City.

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

RESOLUTION

Resolution No. 2016R-12 – Industrial District Agreement with the owner of Lot 1, Block 1, Miether Addition, Ector County, Texas. Mr. Long stated that this was a four acre tract on 87th Street and West County Road. There would be an extension of utilities at the owner's expense. The industrial district agreement would expire on December 31, 2019. The requirements have been met.

Motion was made by Council member Gardner and seconded by Council member Gonzales to approve the resolution. The motion was approved by a unanimous vote.

Resolution No. 2016R-13 – ODC economic development Downtown Infrastructure Improvement Program. Gloria Hernandez, Downtown Odessa Director, stated that the

infrastructure program would revitalize Downtown Odessa. The incentives would assist with the improvements on the infrastructure and bring up to code and develop properties. It would be reviewed on a case by case basis.

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

Resolution No. 2016R-14 – ODC economic development Downtown building façade program. Ms. Hernandez stated that the incentive for the façade program was \$20,000. The proposed design standards would be ready in June or July.

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

Resolution No. 2016R-15 – Economic development agreement with Odessa Development Corporation for infrastructure, including a parking garage, in the Hotel-Conference Center Project. Mr. Morton stated that this would be an economic development agreement using the Odessa Development Corporation funds for the parking garage.

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

MISCELLANEOUS

Appointment of Boards: Community Development Advisory Committee, Parks and Recreation Advisory Board, Cable Franchise Committee and Midland Odessa Urban Transit District Board; Appointment of Officers: Zoning Board of Adjustment and Ector County Appraisal District. (551.074). Motion was made by Council member Dewey and seconded by Council member Gonzales to reappoint Chris Flores, Thomas Blackstone and Armando Rodriguez to the Midland Odessa Urban Transit District Board. The motion was approved by unanimous vote.

Citizen's comments on non-agenda items. Margie Frasier, 2102 N. Washington, drives an ECISD bus. She stated that the streets in the City were getting worse in conditions. She stated that the streets needed repairs from the streets off the Interstate and other streets. She discussed specific streets. Mr. Morton would contact her about her issues.

There was no other business, the meeting adjourned at 6:46 p.m.

ATTEST:

APPROVED:

Norma Aguilar-Grimaldo, TRMC, CMC
City Secretary

David R. Turner
Mayor