

On this the 19th day of August, 2024 at 6:00 p.m., the City Commission of the City of Hereford, Texas convened in a special meeting in the Commission Chamber in City Hall, the meeting being open to the public and notice of said meeting having been given as prescribed by Chapter 551 of the Government Code, with the following members being present and in attendance, to-wit:

Cathy Bunch, Mayor
Rose Mary Barrett, Commissioner Place One
Angie Alonzo, Commissioner Place Two
Mark Collier, Commissioner Place Four
James Stow, Commissioner Place Five
Deven Black, Commissioner Place Six
Steve Bartels, City Manager
Franchesca Jimenez, City Secretary
Audie Sciumbato, City Attorney

Absent: Clint Savoini, Commissioner Place Three

Jim Steiert was in attendance from the media to witness the proceedings.

Also, in attendance were Wade Hawkins, Johnny Torres, Todd Murray, Landon Swan, Abel Sosa, Kurt Jones, Robert Jones, Rick Mendez, Lucas Mendoza, Anselmo Ramirez, Joe Olvera, Margaret Del Toro, Mona Hernandez, and Ramon Nunez.

Mayor Bunch voiced the invocation and lead the Pledge of Allegiance to the United States flag. She called the meeting to order and welcomed those in attendance.

REGULAR HEARINGS:

ITEM 1 – Public Comments.

Mayor Bunch reminded the audience of the 3-minute limit and also the rule that the public is not allowed to approach the dais and will be escorted out of the chamber after the meeting adjourns.

Mona Hernandez stated on August 11th she had a party at the aquatic center pool and the music playing was inappropriate. She expressed her concerns about the lifeguard on duty. She said the guard was on her phone and laptop, and she left a baby in the pool unattended. Ms. Hernandez stated the guard is too young and should not be left in charge.

PUBLIC HEARINGS:

ITEM 2 - Consider approval of request to rezone property at 920 S. Julian (legally described as RICKETTS SOUTH HEIGHTS BLK 1 LOT 12) from "R-1" Single Family District to "MH" Mobile Home District (Ordinance No. 08.19.24). Requested by Jesus Jacob Avila and Maria Laura Avila.

ORDINANCE NO. 08.19.24

AN ORDINANCE AMENDING ORDINANCE NO. 1193, THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF HEREFORD REZONING CERTAIN DESCRIBED PROPERTY FROM "R-1" SINGLE FAMILY DISTRICT TO "MH" MOBILE HOME DISTRICT

Commissioner Collier made the motion to approve the rezoning request for property located at 920 S. Julian from R-1 to MH. Commissioner Stow seconded the motion and it passed with the unanimous vote of the Commission.

ITEM 3 - Consider approval of request to rezone property at 313 Avenue C (legally described as EVANTS BLOCK 31 RENFRO & PRICE, LOT 7 S40') from "R-2" Two-Family District to "MH" Mobile Home District (Ordinance No. 08.19.24A). Requested by Domingo Diaz III.

ORDINANCE NO. 08.19.24A

AN ORDINANCE AMENDING ORDINANCE NO. 1193, THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF HEREFORD REZONING CERTAIN DESCRIBED PROPERTY FROM "R-2" TWO-FAMILY DISTRICT TO "MH" MOBILE HOME DISTRICT

City Manager Bartels noted that the property lots on Avenue C are narrow and not big enough to accommodate a house. He stated it is better to have a mobile home on the property because it will increase the taxable value of the lot.

Commissioner Collier made the motion to approve the rezoning request for property located at 313 Avenue C from R-2 to MH. Commissioner Stow seconded the motion and it passed with the unanimous vote of the Commission.

REGULAR HEARINGS:

ITEM 4 - Consider approval of minutes for the July 15th, 2024 Regular meeting.

Commissioner Stow made the motion to approve the minutes as presented. Commissioner Barrett seconded the motion and it passed with the unanimous vote of the Commission.

ITEM 5 - Consider cancelling the Regular Meeting scheduled for September 2nd, 2024.

Commissioner Collier made the motion to cancel the regular meeting scheduled for September 2nd, 2024 in observance of the Labor Day holiday. Commissioner Black seconded the motion and it passed with the unanimous vote of the Commission.

ITEM 6 - Discuss and vote on proposed tax rate for 2024.

City Manager Bartels stated it is required by the state to approve the proposed tax rate but it is not binding and will be approved at the next City Commission Meeting on September 16th, 2024. He stated there are three options to consider:

- Proposed tax rate: \$0.280000 per \$100
- No-new-revenue tax rate: \$0.270476 per \$100
- Voter-approval tax rate: \$0.280211 per \$100

Commissioner Stow made the motion to approve the proposed tax rate \$0.280000 per \$100 valuation. Commissioner Barrett seconded the motion and it passed with the following vote Mayor Bunch – aye; Commissioner Barrett – aye; Commissioner Alonzo – nay; Commissioner Collier – aye; Commissioner Stow – aye; Commissioner Black – aye.

ITEM 7 - Consider approval of Façade Improvement Grant Program application approved by the Hereford Beautification Advisory Board at a regular meeting held August 6th, 2024. (Requested by Crystal Escobal of Nail Palace located at 203 N. 25 Mile Avenue.)

Commissioner Barrett made the motion to approve the façade improvement grant application approved by the Hereford Beautification Advisory Board at a regular meeting held August 6th, 2024 requested by Crystal Escobal of Nail Palace located at 203 N. 25 Mile Avenue. Commissioner Alonzo seconded the motion and it passed with the unanimous vote of the Commission.

ITEM 8 - Consider and approve Hereford Economic Development Corporation Incentive Guidelines and Application.

HEDC Director Jones explained the final incentive guidelines and application for local small businesses. The HEDC Board approved it at the August 7th, 2024 meeting. The main focus is to help small businesses with needs and the application form addresses many questions. He noted a

new feature includes a bank loan interest reimbursement program – the bank does all of the vetting with no risk to the HEDC.

Commissioner Collier made the motion to approve the Hereford Economic Development Corporation Incentive Guidelines and Applications. Commissioner Alonzo seconded the motion and it passed with the unanimous vote of the Commission.

ITEM 9 - Hear report from Hereford Economic Development Corporation.

HEDC Director Jones reported on the following:

- There are three incentive package requests for the next meeting.
- The board is working with the VFW to develop a plan for the Memorial, potentially turning it into an educational and water conservation project.
- Lunch and Learn will be held in October with the focus on business finance and funding.

ITEM 10 - Review proposed budget for FY 2024 – 2025.

Mayor Bunch called upon City Manager Bartels to go over the budget.

City Manager Bartels went over the cover letter noting there will be no proposed rate increase since one was done last year. He noted revenues for water and sewer have decreased - the proposed budget will include a 20% rate increase for Republic Services that will result in a \$5 increase for customers; a 3% cost of living adjustment and an additional 5% for the Police Department to keep wages competitive; and a proposal for hiring a full-time Human Resources employee.

City Manager Bartels went through the budget and capital list and called upon each department supervisor to present their capital requests before the Commission. The group discussed city health insurance, adding a splash pad, and replacement of playground equipment at Jaycee Park.

ITEM 11 - Announcements and comments from mayor and city commissioners.

Commissioner Collier thanked the city employees for presenting their requests – he was impressed and stated we have the right employees in place for the city.

Commissioner Alonzo asked how the supervisors felt about presenting their ideas before the Commission, as it is something new.

Police Chief Swan stated having conversations is helpful for answering any questions that the Commission may have for each department.

Commissioner Barrett stated it makes her feel good about what we have as a city that others do not. She expressed her frustrations about the trash situation in the city and thanked everyone for being at the meeting.

Commissioner Stow thanked the city employees for being at the meeting.

Commissioner Black stated he was glad to hear from the supervisors about what is going on within the city and their budget requests.

Mayor Bunch thanked those in attendance. She stated we have the best city employees and anytime they are asked to do something they automatically do it.

City Manager Bartels thanked all those in attendance for staying late and providing information, we have the best group of employees.

ITEM 12 - Announcements and comments from city staff.

City Manager Bartels announced on September 23rd, 2024, there will be a town hall meeting at the civic center with State Senator John Smithee.

City Manager Bartels thanked Mr. Nunez for his attendance.

Finance Director Hawkins thanked the Commission for their support.

There being no further business before the Commission, the meeting was adjourned at approximately 9:58 p.m.