

MINUTES OF WORKSHOP: APRIL 4, 2023

Mayor Muska called the workshop to order at 5:03 pm.

Mayor Muska, Natalie Kelinske, David Pratka, Cody Harris, Joe Pustejovsky, and Matt Miller were present.

Kyle Schulze from Walker Partners was present and summarized the three main infrastructure projects that they have been working on:

1. Wastewater Treatment Plant expansion.
2. Reagan/Marable/Davis Street project.
3. Potential "EDC" project off I-35.

The wastewater treatment plant expansion engineering fees were estimated to be around \$1.2 million. Currently to date, we have spent a little over \$800,000 in engineering fees. We received bids for this project and will discuss it in detail during the meeting.

The potential "EDC" project off I-35 is estimated to cost around \$4.3 million. A gravity sewer line next to Starbuck's would need to be put in as well as a lift station. David Pratka recognized that the consensus for past councils was to use the settlement money for streets. He feels that the money should be invested in infrastructure capitals off the I-35 highway. This project will allow future businesses to come onboard with water and sewer already in place. He spoke with other landowners in the proposed area, and they confirmed they will go forward alone if necessary and so will the truck stop. Natalie Kelinske stated that she is not prepared to decide today. She agrees with the potential growth if the infrastructure is put in on the West side of the highway but feels that it's going against what we have been saying publicly for years (fixing streets). It just lacks transparency. She asked if we could speak with Love's again, she thought we were their only source for water. David Pratka said he would call them and ask about water supply.

Mayor Muska said that we have spent over \$12 million on streets since the explosion. Holy Contractors was the only bid for the Reagan/Marable/Davis Street improvements project. The bid expires in 3 days. Mayor asked if we could talk to the contractor and ask for an extension on the bid since we need a little more time to discuss. Kyle from Walker Partners said that you can always request this from the contractor, ultimately it would be up to him to extend it or not. Kyle also said that even though Holy Contractors was our only bid, it was lower than what they estimated which is very good. Natalie agrees to see if they (Holy Contractors) can extend the bid and she would like to see a formal proposal from Love's. Mayor also mentioned to check with Love's to see if they are willing to have abatements/reimbursements? Joe Pustejovsky is in favor of the Reagan/Marable/Davis Street base bid of \$2.6 million without the alternate bids.

Workshop ended at 5:53 pm.

MINUTES OF MEETING: APRIL 4, 2023

1. Call to order: Mayor Muska called the meeting to order at 6:04 pm.
2. Mayor Muska gave the invocation and recited the pledge.
3. Roll Call: present council members – Natalie Kelinske, David Pratka, Cody Harris, Joe Pustejovsky, Matt Miller, and Mayor Tommy Muska.
4. On a motion by David Pratka, seconded by Matt Miller; Approve minutes for March 7, 2023. All in favor, motion carried.
5. On a motion by Natalie Kelinske, seconded by Cody Harris; Approve bills for March 2023. All in favor, motion carried.
6. On a motion by Joe Pustejovsky, seconded by David Pratka; Approve monthly departmental reports. All in favor, motion carried.
7. There were three citizens that spoke during citizen comments. Eleanor Castro spoke regarding her son Ernesto, to stay in West at her home as a registered sex offender. Matt Nemecek spoke regarding fixing the streets versus spending money on the Love's EDC project. He said that yes, he does want the roads done correctly, but feels like it's crazy to turn down the Love's project. Streets do not make the city money, but Love's could bring in some great tax revenue. Danna Kosticka who lives on Playdium Drive is requesting a traffic study be completed to determine the need for speed inhibitors on Playdium Drive (North) including the section of road that is North of FM 2114 (aka Cottonwood Road) and South of E. Pecan Street. Since the construction and opening of the elementary school, traffic has increased and the speed at which motorists travel often exceeds 40 mph. She's hoping to find a solution to remedy this situation, possibly putting in speed bumps, posting, and enforcing speed limit signs, or any other method or combination to slow traffic down.
8. Sabrina Norton with Frontier Waste was present to introduce herself and to answer any questions that council may have regarding our contract. She told the council to feel free to reach out to her anytime. No action was taken.
9. On a motion by Joe Pustejovsky, seconded by David Pratka; Approval/updating of ordinance No. 230404 regarding Chapter 13, solid waste. All in favor, motion carried.
10. On a motion by Matt Miller, seconded by Natalie Kelinske; Approve an Ordinance authorizing the issuance of "City of West, Texas, Combination Tax and Revenue Certificates of Obligation, Series 2023"; specifying the terms and features of such certificates; providing for the payment of such certificates by the levy of an ad valorem tax upon all taxable property within the City and a limited pledge of the net revenues from the operation of the City's Waterworks and Sewer System; and resolving other matters incident and related thereto to

Wells Fargo Bank, National Association (TIC of 4.087007). All in favor, motion carried.

11. Mike Vogear from the Greater Waco Sports Commission said their objective is to attract amateur sporting events, while enhancing and retaining existing events to generate positive economic impact and enhance quality of life. West is in the perfect spot in central Texas. Events located in our city can have a positive impact on local tax revenue (hotels, restaurants, and retail). He has not done a site survey of our town but said that West could potentially host a cycling race, baseball tournament, running event, the potential is endless. Mayor Muska asked Matt Miller and Natalie Kelinske to work with the Greater Waco Sports Commission to come up with a plan on how we can work together to host community events that could boost our tourism. No action was taken.

12. Overview and explanation of QIPP program. Unfortunately, Trent from the QIPP program could not attend but will be at our May council meeting. No action was taken.

13. Matt Nemec would like to close part of Main Street on June 10, 2023, for a street dance. Last year's street dance was set up near Main & Broadway Beverage Co. and Willow and Main. This year they will set up in front of Topsy Lion, logistically this location works better since most businesses on that side are closed after hours. Matt is requesting to lift the outside drinking ordinance allowing of age individuals to drink alcoholic beverages in the designated closed off street areas and the noise ordinance be extended until midnight. Matt recalled an anonymous letter that the mayor received after the event last year complaining about kids and adults driving ATV's around, underage kids handling beer which was incorrect they were stocking beer for the tents (16 years old is the qualifying age to stock beer), and they also complained about a statement that Nicole Nemec made when thanking their sponsors. He told the council that he will make sure to keep the comments PG-13 rated this year. On a motion by Cody Harris, seconded by Natalie Kelinske; Approve closing part of Main Street on June 10, 2023, for street dance as long as TABC gives permission, and the city event permit is submitted. All in favor, motion carried.

14. On a motion by Natalie Kelinske, seconded by Matt Miller; Approve and award the \$15,480 water and wastewater utility rate study to Nelisa Heddin Consulting, LLC. All in favor, motion carried.

15. On a motion by Matt Miller, seconded by David Pratka; Award the construction contract for the Wastewater Treatment Plant Expansion Project to Associated Construction Partners, Ltd. for the base bid amount of \$19,057,775.00, as recommended by the City Engineer, Walker Partners, LLC, and authorizing the mayor to execute all documents necessary to complete the transaction. All in favor, motion carried.

16. Kyle Schulze from Walker Partners said that on February 7th they received only one bid for the Reagan/Marable/Davis Street improvements project, and it was from Holy Contractors, LLC. The 60-day bid expires this week. Matt Miller asked if we could extend that bid another 30 days? David Holy said he is very frustrated, and he missed out on a few jobs waiting on this bid to be approved. He said if the council could come up with a decision soon, he would honor the bid. Kyle stated that even though the city received only one bid for this project, he is confident in Mr. Holy and feels that the bid was a competitive one. On a motion by David Holy, seconded by Cody Harris; Table awarding a construction contract for the Reagan/Marable/Davis Street Improvements project until more information can be obtained. All in favor, motion carried.

17. On a motion by David Pratka, seconded by Matt Miller; Approve the West ISD Senior Class parade, on Saturday May 20, 2023, at 10:00 AM. All in favor, motion carried.

18. Joe Pustejovsky had bought up the idea of changing a portion of Stillmeadow to Memorial Drive. Shelly and Bill met with McLennan County 9-1-1, and they did not recommend it due to emergency services and it would be confusing the way the street is configured. They did suggest a decorative sign to be placed under the street sign. Joe thinks putting up two decorative signs one at Reagan/Stillmeadow and the other near the curve around the park should work. He also suggested putting the park address somewhere on the property. On a motion by Natalie Kelinske, seconded by Joe Pustejovsky; Approve a decorative sign indicating a portion of Stillmeadow as "Memorial Drive". All in favor, motion carried.

19. On a motion by Cody Harris, seconded by Natalie Kelinske; Approve authorization to contract with Tyler Technologies to replace the records management system from COP sync's RMS for a one-time cost of \$17,239 and an annual recurring fee of \$25,998. All in favor, motion carried.

20. Chief White said that the prior police administration made ordering mistakes regarding patrol car camera systems/body camera systems. If he orders the correct ones now, the first payment would be in December 2023. Currently our budget has \$11,000 approved, this order would make it \$20,000 per year. On a motion by David Pratka, seconded by Natalie Kelinske; Approve to order and put in budget 5 more patrol car cameras and new body cams for all officers adding \$20,000 more per year to budget. All in favor, motion carried.

21. Executive Session: Under the provisions of Government Code 551, the Council will meet in Executive Session to discuss:

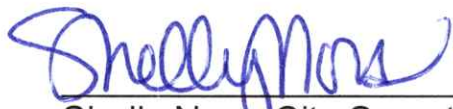
1). *Executive Session: A closed meeting will be held pursuant to Section 551.071 of the Government Code (V.C.T.A.) to receive legal advice and discuss pending or contemplated litigation, or a settlement offer, as permitted by Section 551.071, of the Texas Open Meetings Act, codified as Chapter 551 of the Texas Government Code.*

**Council went into executive session at 8:20 pm*

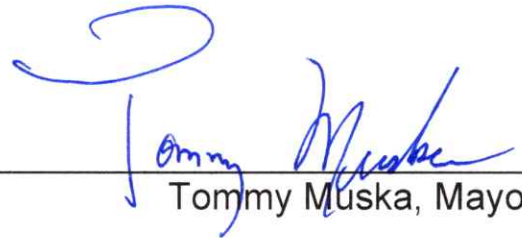
**Council adjourned out of executive session at 9:18 pm.*

22. There were no council member comments and/or requests for items to be placed on future agendas.

23. Council adjourned at 9:28 pm.



Shelly Nors, City Secretary



Tommy Muska, Mayor