

NOTICE OF MEETING

CITY COUNCIL PLANNING RETREAT

Notice is hereby given that the Mayor and City Council of the City of Abilene, Texas, will meet in a Retreat Session on June 1 and 2, 1989, at the West Texas Utilities Lytle Shore Auditorium, 2200 Oldham Lane, to consider the following items:

Thursday, June 1, 1:30 p.m.

Friday, June 2, 8:30 a.m.

AGENDA

Report on ACT Now!

TMRS Update Alternatives

Selection and Prioritizing of Major Policy Issues

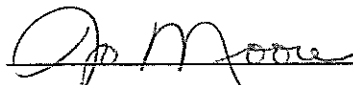
Strategy Development

Pending and Contemplated Litigation (See Notice for Executive Session, Litigation for listing subjects), possible action.

Appointment and Evaluation of Public Officials (see Notice for Executive Session, Personnel for listing subjects), possible action.

CERTIFICATE

I hereby certify that the above notice of meeting was posted on the bulletin board at City Hall of the City of Abilene, Texas, on the 26th day of May, 1989, at 5:00 o'clock p.m.

  
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City Secretary

(Personnel)

The City Council may consider the appointment, employment, reassignment, duties, discipline, or dismissal of the City Manager, City Attorney, Municipal Court Judge, City Secretary, and the City Board and Commission Members. A complete list of the City Boards and Commissions are on file in the City Secretary's Office.

After discussion of the appointment and evaluation of the Council Appointees and the Board and Commission members, in executive session, any final action or vote taken will be in public.

(Litigation)

The City Council may consider pending and contemplated litigation subjects. The following subjects may be discussed:

1. Velasquez v. City
2. Maria Slaughter v. City, Jim Blagg, Harvey Cargill
3. Alicia Garcia v. City
4. James Hudson & AB Airlines v. City
5. Bechtel v. City
6. Allied Steel v. City and Meals on Wheels
7. Virginia Martin v. City
8. Frieda Hintz v. City
9. Thornton v. City
10. Christopher Grant Carlson v. City
11. Martha Gillette v. Marietta Proctor
12. City of Abilene v. Board of Adjustment & Video Vue
13. Don Hobbs v. City
14. Christine Kunschle v. City and McDonald Transit
15. Donald J. & Gwendolyn Collins v. City & James N. Van Allen
16. Ron Kerwin v. City and Harvey Cargill
17. Cynthia Haile v. City
18. General Electric Co. v. City
19. Michael Morris & Webster v. City
20. Pam Martin for Patricia Martin v. City and General Beverage
21. Krohn Brothers v. City

Litigation is, by its nature, an on-going process, and questions may arise as to trial tactics which need to be explained to the City Council. Upon occasion, the City Council may need information from the City Attorney as to the status of the pending or contemplated litigation subjects set out above. After discussion of the pending and contemplated litigation subjects, in executive session, any final action, or vote taken, will be in public.

If personnel issues or litigation issues arise as to the posted subject matter of this City Council Meeting, an executive session will be held.

CITY COUNCIL RETREAT

JUNE 1 and 2, 1989

CITY COUNCIL OF THE CITY OF ABILENE, TEXAS  
WEST TEXAS UTILITIES LYTLE SHORES AUDITORIUM  
2200 OLDHAM LANE

The City Council of the City of Abilene, Texas, met in a City Council Retreat on June 1 and 2, 1989, in the West Texas Utilities Lytle Shores Auditorium at 2200 Oldham Lane. Mayor Dale E. Ferguson was present and presiding with Councilman Gary D. McCaleb, Councilwoman Betty Ray, Councilmen Walter E. Wheat, Tom Ceniglis, Councilwoman Liz Herrera, and Councilman Jimmy McNeil. Also present were City Manager Jim C. Blagg, Assistant City Manager Roy L. McDaniel, Staff Coordinator Debra Guerra, City Secretary Jo Moore, City Attorney Harvey Cargill, Jr., and various members of the City staff.

Day 1 - Thursday, June 1, 1989  
1:30 p.m.

Mayor Ferguson called the meeting to order. City Manager Jim Blagg gave the introduction for the session explaining what is hoped to be accomplished. First, the Council will identify the major policy issues which the staff should concentrate on during the coming year and then prioritize those major issues. Second, the Council will identify and prioritize various strategies that will address the sub-issues or problems within each of the major policy issues which will result in a desired or realistic result. The end result will be that the Council will have identified the results that they desire regarding the issues and the strategies they want the staff to use in obtaining those results.

Frank Puckett, Chairman of the core Steering Committee for Abilene Choosing Tomorrow, Now! reviewed with the Council the summary of the ACT Now! Strategic Planning Retreat held April 26 and 27, 1989. The four outstanding issues identified in that retreat are Economic Development, Education, Transportation, and Perception Images and Attitudes, which will be used as a basis for the overall Retreat. Mr. Puckett stated that detailed information on ACT Now can be obtained from the Chamber of Commerce.

Pam Collins, Director of Administrative Services, introduced Gary Anderson of the Texas Municipal Retirement System. Mr. Anderson presented retirement options that the City of Abilene does not presently have, namely; Updated Service Credit, Increases to Retirees, and 10 year vesting.

Mr. Blagg expressed to the Council the desire to have them brainstorm additional issues other than those which background reports have been provided. The format that will be followed is:

- (1) Identify Problems
- (2) Realistic Results
- (3) Barriers/Obstacles
- (4) Strategy Staff needs to follow to accomplish Results.

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Following a discussion period where the Council addressed problems such as flood control, deteriorating neighborhoods, street lighting situation, economic development, code enforcement, State/Federal law mandates, illegal parking, enforcement of current regulations, infrastructure needs, maintenance and replacement of equipment, airport, sanitary landfill, lack of vendor permits, capital improvements, lack of subsidized housing, transit system, etc.; the Council addressed the problem of Economic Development. On improving the City's economy, the Council discussed adding a half-cent to the local sales tax to finance an Economic Development Corporation. The bill passed by the Texas Legislature this year allowing the corporation hasn't yet been signed into Law by Governor Bill Clements. Problems surrounding economic development were identified as banking, unemployment figures, and the need for business retention and expansion. The Council expressed a desire to see growth in Abilene, more industry and businesses, an increase in property values, changed attitudes, better quality of life, and lower unemployment. Through better communication and cooperation with all economic development agencies, by expanding financing capabilities in order to retain and expand local businesses, and by the expansion of educational opportunities, the Council felt the desired results could be obtained.

A 1989 tax value memorandum and a copy of a news release announcing that the City had received GFOA's Distinguished Budget Presentation Award for its 88/89 Budget were distributed to the Council. To receive the budget award the budget document must have been rated as "proficient" in a policy document, an operations guide, a financial plan, and a communications device.

Council adjourned at 5:00 p.m.

Day 2 - Friday, June 2, 1989  
8:30 a.m.

The Council reconvened and continued discussions of major issues facing the City. Under Code Enforcement the Council expressed concerns about ongoing garage sales, junk vehicles, unattended vacant houses and lots, and the need for stricter and coordinated enforcement regulations. The desired results of cleaner neighborhoods, preservation of property values, and pride in community could be reached if barriers such as communication to and from the public, participation, and limitations in current ordinances were overcome by such strategies as distribution of information outlining current laws, proclaiming spring clean-up, coordinating clean-ups with volunteer groups, adopt-a-street program, and concentration on cleaning entrances to the City.

Bob Fowler and Shirley Geiger answered Council questions concerning the Housing situation. Discussions concerning vacant HUD homes, the Federal Housing policy, the lack of funds, home ownership for low-to-moderate income families, and emergency housing were held. Desired results were discussed, with an Abilene Housing Plan and the use of non-profit organizations seen as possible strategies to obtain these results.

The issue of Flood Control was discussed. Problems outlined were:  
(1) clean out and maintain creeks,

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- (2) focus on 25 year flood and more recent occurrences,
- (3) access to creeks in highly developed areas,
- (4) public awareness,
- (5) floodwater Ordinance, and
- (6) Regional Detention Plan.

The access to creeks is a barrier to the results of no flooding and containing water into a useable source. Possible strategies to attain results are creek aesthetics, public awareness, communication, and bond sale.

Mayor Ferguson stated his concerns over the City's tax base having shrunk since the referendum in which bonds were approved by voters in 1986 was passed.

Assistant City Manager Roy McDaniel explained to the Council the situation with the projected property tax base in 1986 of \$3.4 billion and the latest projected tax base of 2.4 billion. Of the 1986 approved bond sale referendum, \$825,000 for flood control bonds have yet to be issued.

Mayor Ferguson expressed his desire for citizen input before the City issues the \$825,000 in flood control bonds. Bob Whitehead, Public Works Director, discussed with the Council a bill passed by the Texas Legislature this past session that could generate approximately \$3 million annually by adding a \$3 per month charge to water customer bills. These funds could be used for stormwater management.

Problems concerning Infrastructure Maintenance & Capital Improvement are:

- (1) Replacement Costs,
- (2) Repairs,
- (3) no coordinated program to address problems,
- (4) facility maintenance and replacement program,
- (5) on-going capital improvement, and
- (6) public awareness.

An impact fee resulting in a facilities and infrastructure replacement fund was discussed.

City Manager Jim Blagg explained to the Council the charge for and use of the Sanitary Landfill. Currently, the use of the landfill is charged to every user. Prior to this system of charging, Abilene residents were not charged as individuals, but the City of Abilene was charged an overall fee which had to be recovered from the Citizens of Abilene through the tax system. The current system allows for better control and collection from the actual users of the landfill.

The issue of Efficient Services was discussed. The problems of perception/image, customer orientation, improved response time, and balance of response time with systematic work plans could be addressed by listening well and complaint tracking and an investigation system, resulting in citizen comfort and awareness, fewer complaints to City Council, and better work planning.

City Manager Jim Blagy explained to the Council that the staff will take the strategies developed by the City Council and put those into an action plan specifying the action steps to be taken to achieve the strategy, identifying the responsible person or agency, and then outline the time frame in which each action step is to be accomplished.

Mayor Ferguson recessed the Council into executive session in accordance with State Law, Section 2e and 2g of the Open Meetings Act to consider pending and contemplated litigation, and the appointment and evaluation of officials.

The Council reconvened from executive session and reported no action taken in executive session.

There being no further business, the meeting adjourned 12:10 p.m.

  
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Jo Moore  
City Secretary

  
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Dale E. Ferguson  
Mayor