

MINUTES OF THE SPECIAL CALLED WORKSHOP MEETING  
OF THE CITY COUNCIL OF THE CITY OF JOURDANTON  
1604 STATE HIGHWAY 97 EAST, JOURDANTON, TEXAS 78026  
JUNE 3, 2019 AT COUNCIL CHAMBERS AT 6:00 P.M

1. *Roll Call to Establish a Quorum of the City Council:*  
Mayor Williams called the meeting to order at 6:00 p.m.

2. *Call Special Called Meeting to order:*

Mayor: Robert A. Williams  
Mayor Pro Tem: Raul "Roy" Morales

Councilmembers: Jack Harrison  
Chester Gonzales  
Karen Pesek  
Johnetta "Johnnie" Goetzel

City Manager: Lamar Schulz

City Secretary: Debbie G. Molina

City Attorney: Daniel Santee (absent)

3. *Workshop:*  
Citizens present were: Gerald Peebles, Leah Watson, Carol Camber, Rodrigo Peralta and Tim Carpenter. Most of the citizens expressed concern with street drainage.

**Street Project.**

- a. *Discussion and possible action to provide direction to the City Manager concerning the process to fund the proposed street project.*
  1. *Jiffy Boulevard. (From Hwy 97 through the intersection with Lillian Avenue)*
  2. *La Garde Street. (Entire length of street/Peach Street (From Hwy 16 to La Garde Street)*
  3. *Jourdanton Avenue. (From Hwy 97 through the intersection with E. Street)*
  4. *Elm Street. (From Hwy 16 through the intersection at Campbell Avenue)*
  5. *Tamarac Street. (From Hwy 16 to County Road 438)  
Plus Cantrell Avenue. (One block between Tamarac Street and Fig Street).*
  6. *McDowell Avenue. (Between Beech Street and Oak Street)/ Oak Street. (From McDowell Avenue to Hwy 97)*
  7. *Maple Street. (From Hwy 97 through the intersection with McDowell Avenue)*
  8. *Broadway Street. (From Hwy 16 to Brown Avenue)*

City Manager Schulz provided a list of major work to be completed for the following streets including drainage:

1. **La Garde Street (entire length of street)/ Peach Street (from Hwy 16 to La Garde Street).** Schulz said this street is heavily used by school buses.
2. **Jiffy Boulevard (From Hwy 97 through the intersection with Lillian Avenue)** Schulz informed the Council that this street has heavy large truck traffic.

3. Jourdanton Avenue. (From Hwy 97 through the intersection with E Street). Schulz informed the Council that this was the second largest truck traffic street.
4. Tamarac Street. (From Hwy 16 to County Road 438)/plus Cantrell Avenue, one block between Tamarac Street and Fig Street). Schulz advised the Council that three thirds of the water floods the street by the city cemetery when it rains.
5. McDowell Avenue (Between Beech Street and Oak Street)/Oak Street (From McDowell Avenue to Hwy 97). Schulz advised the Council that this street has been used as an alternate route to and from school. The street is not paved.
6. Maple Street. (From Hwy 97 through the intersection with McDowell Avenue). Schulz said this street was in bad need of repair.
7. Elm Street. (From Hwy 16 through the intersection at Campbell Avenue). Schulz informed the Council that a portion of the street needed repair because it was heavily impacted by the new addition to the jail construction.
8. Broadway Street (From Hwy 16 to Brown Street). Schulz informed the Council that Broadway Street was in the need of repair. This street is adjacent to the new Atascosa Justice Center.

City Manager Schulz inform the Council that a total of eleven streets would be impacted by this project. These streets carry significant amount of traffic, including large school buses. Several streets carry a significant amount of large truck traffic.

City Engineers Tom Turk and Gary Freeland from M&S Engineering were present. Freeland advised the Council that their firm figured the cost estimates. These roads were designed be reconstructed to be 30 feet wide and some curbing added to the gutters for drainage.

#### Sidewalk Project.

- b. *Discussion and possible action to provide direction to the City Manager concerning the process to fund the Safe Routes to School Grant.*

1. *Hwy 16 Sidewalk Project (from Hwy 97 to Tamarac Street on both sides of Hwy 16)*

City Manager Schulz informed the Council if the grant was awarded to the City, TxDot would provide sidewalks from the intersection of Hwy 97 to Hwy 16 South to Tamarac Street. The city's 20% match would cost \$158,065.82.

#### Splash Pad

- c. *Discussion and possible action to provide direction to the City Manager the process to fund a construction of a Splash Pad adjacent to the swimming pool at the Jourdanton Sports Complex and Swimming Pool.*


City Manager Schulz presented a video of Cibolo Park splash pad. He made a recommendation to build a splash pad adjacent to the swimming pool at the Sports Complex. Council Member Goetzel asked Schulz what the size would be. Schulz told Goetzel it would be 3000 square feet. Council Member Pesek told Schulz that citizens have asked her if the swimming pool could be built bigger. Schulz informed Pesek that it could be checked into. Citizen Jerry Carpenter suggested to ask sponsors to fund the splash pad. Rodrigo Peralta recommend for the Council to view the Pearsall Park located at 4700 Old Pearsall Rd, San Antonio, Texas 78242. Peralta said it was well planned.

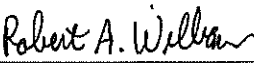
In conclusion, Bond counselor Mark McLiney provided the Council a current debt model for the City of Jourdanton. McLiney stated that it would be favorable at this time to borrow money because the city's debt is low debt. He demonstrated a calculated worksheet showing the current I&S debt tax rate, compared by adding a \$4,050,000 Certificate of Obligation (CO). He said he figured an interest rate of 4 percent; however, it could be less. McLiney informed the Council that it could be impacted by a \$.10 increase by the taxable appraisal value per hundred. For example, a house appraised at \$60,000 after exemptions, would increase property taxes \$67 per year. If the City chooses to approve a resolution for a notice of intention, for General Fund Capital Improvement Projects in the amount of \$4,050,000 for streets, sidewalks, and splash pad, publication would be placed in the newspaper for two weeks. Thereafter, the Council would approve an Ordinance at the regular called meeting in August to issue the (COs). Thereafter, the sale of the bond would be 30 days. McLiney advised the Council if 5 percent of the qualified voters protested prior or the date of the meeting, a special election will need to be conducted.

4. *Adjourn:*

Motion was made by Mayor Pro Tem Morales "to adjourn." Motion was seconded by Council Member Pesek.

Mayor Williams adjourned the meeting at 7:20 p.m.

  
DEBBIE G. MOLINA  
CITY SECRETARY

  
ROBERT A. WILLIAMS  
MAYOR