



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

August 17, 2021

On August 17, 2021, a work session meeting of the Odessa City Council was held at 3:00 p.m., Council Chamber, City Hall, 411 W. 8th St., Odessa, Texas.

City Council present: Mayor Javier Joven; Council members: Mark Matta, District One; Steven P. Thompson, District Two; Tom Sprawls, District Four; Mari Willis, District Five; and Denise Swanner, At-Large.

City Council absent: Detra White, District Three.

Others present: Michael Marrero, City Manager; Norma Aguilar-Grimaldo, City Secretary; Natasha Brooks, City Attorney; Cindy Muncy, Assistant City Manager; Phillip Urrutia, Assistant City Manager; and other members of City staff.

A quorum being present, Mayor Joven called the meeting to order, and the following proceedings were held:

Council member Willis gave the invocation.

Marriott Hotel and Conference Center Update. Toby Eoff provided a history on the hotel and conference center project. The City utilized \$16.6 million in Hotel Occupancy Taxes (HOT) for the conference center project and the Odessa Development Corporation funded \$8.4 million for the parking garage. The agreement was a public/private partnership with the hotel leasing the land from the city for refund in HOT tax. He provided hotel statistics. The tax base was up \$32 million since it opened. The hotel had an available refund of \$447,763.34 but it was not going to be requested. He requested that the refunded funds be used in revitalizing downtown. Council member Willis thanked Toby and Sondra Eoff for their partnership. She received compliments from the hotel guests. She thanked them for continuing the partnership with the city. Mr. Eoff would like the funds to be used on an Odessa College partnership for college presence. The Council thanked the Eoffs.

MOUTD budget for FY 2021-22. Mrs. Muncy stated that the City of Odessa and the City of Midland funded \$600,000 each that was used as a local match for MOUTD grants. Doug Provance, EZ Rider General Manager, stated that the budget was reduced as State funds were reduced. He stated that the City of Odessa would gain an added route. There would be an initiative mobility on demand program to help the underserved areas. He explained the program. MOUTD received COVID funds and would be used to rebuild the bus fleet. He was working on shelter projects as many stops could use shelters.

Discuss use of State and Local Fiscal Recovery Funds (ARPA). Mr. Marrero stated the City received \$20 million from ARPA. He reviewed the categories for use of the funds. He stated that there were uses to benefit the city and a list could be provided. Funds could be used that included to replace lost revenue, capital projects in the needs of the water and sewer infrastructure. The list of projects would be generated from the master plans. Council member Thompson stated that the funds should be used for infrastructure projects and throughout the community. Funds should benefit the citizens and other needs. John Alvarez, Fire Chief, stated that COVID numbers were rising and there were staffing needs requested by the hospital staff. He stated that the hospital patients affected the Fire Rescue

personnel in the manner of assisting. Scott Muri, ECISD Superintendent, stated that many ECISD students did not have access to broadband that affected teaching. A plan was being created for the issues and opportunities of broadband. He requested to consider an investment for broadband needs and partnering with the community for a solution. Russell Tippin, CEO Medical Center Health System, reported that the hospital was at capacity and tents may be needed to house patients. There was hospital staff shortage and there were no FEMA nurses. He asked that \$2 million be set aside to assist with the medical needs of the Fire personnel that would be used to assist in the aid of patients. He discussed the possible booster that may be needed. He didn't have the staff and there was a need to assist citizens. A representative from Habitat from Humanity spoke for building homes for the underserved. He stated that land was expensive as well as infrastructure costs. He stated that being a partner would help with building homes. Mr. Marrero stated that the West Texas Food Bank may be interested in submitting a proposal. Council member Thompson supported setting aside funds for future unknown expenses. He stated that the hospital needed help. Mr. Marrero would prepare a city list of proposed uses for funds and have outside requests submitted by September 7.

Downtown Infrastructure grant for La Catrina & Co. Alexa Moulakis, Downtown Event Coordinator, stated that the location was 301 W. 2nd St. for a western boutique. The grant was to be used on a HVAC system for \$5,114.81. The Design Review Committee and ODC reviewed the grant.

Addendum to interlocal agreement for school crossing guard. Hal Feldman, Traffic Engineer, stated that crossing guard costs were shared with ECISD but ECISD has approved its budget. The addendum would allow for the city to cover the labor cost of a crossing guard for one year at \$11,113.20. After the year, the cost would be shared equally.

Emergency Communications District 2021-22 budget. Mike Gerke, Police Chief, stated that the entity must approve the budget but the City did not fund the budget as it was funded by tax revenue. The increased capital expense line item was due to replacing a generator.

Interlocal agreement with ECISD, ECHD, Odessa College and Ector County for forming a joint task force committee to address the redistricting issues following the 2020 U.S Census. Ms. Brooks stated that the agreement would create a task force with other entities for the redistricting from the Census. The committee was a ten member board.

Award contract to Cooper Construction for the Lee Street building renovation project. Mr. Urrutia stated that 307 Lee was purchased in 2016 with the purpose for office space. The budget was \$2.875 million for the renovation project. It was proposed that the space be used for Community Development on the first floor and Fire Marshal's office on the second floor. The 2019 CO funds would be used. He reviewed the conditions of the staff of Community Development and Fire Marshal's office. Mr. Urrutia reviewed the bid process and recommended the bid to Cooper Construction for \$2,351,000. Construction time was 320 days.

Authorize the nomination of Odessa Regional Hospital, L.P. as a Texas State Enterprise Zone Project. Mr. Marrero stated that Odessa Regional Hospital would be expanding and qualified to recoup State sales tax in an economic distressed area. It was required to be nominated by the jurisdiction. The rebate was based on the number of jobs created and capital investment.

Odessa Development Corporation Budget for FY 2021-22. Mrs. Muncy reviewed the ODC budget and explained the business incentives.

Establish a maximum tax rate of \$0.477115 for Fiscal Year 2021-22. Mrs. Muncy provided the final calculation for the tax rate.

Consider the approval of the use of \$2,045,401 in excess General Fund revenues to fund one-time supplemental budget requests for FY 2021. Mrs. Muncy stated that the amendment would allow for expenditures for supplemental requests.

Open a public hearing for Fiscal Year 2021-222 budget. Mrs. Muncy stated that the proposed budget was reviewed at the budget workshop. A few minor funds were added. She reviewed the calendar for the budget.

Consider establishing a Quality of Life Bond Committee. Mayor Joven stated that with all the master plans, a plan was needed on how to proceed and form a community buy in for addressing issues that include parks and youth athletics. He suggested a committee with interested citizens. The Parks Advisory Board would be included. He stated that there were many needs to be addressed and the ideas should be consolidated. Mr. Marrero stated that the Parks Bell had included green space and it was a good area for a public and private partnership. Mr. Marrero stated that there were internal needs for roads parks, police, fire, and facility needs. Mr. Joven stated that the master plans should be utilized. Council member Willis asked that the public be notified in the opportunity to serve on the committee. Mr. Marrero would have staff provide information for the committee to formulate the projects for the quality of life.

Discuss citizens comments. Council member Sprawls asked if it was necessary for citizens to provide the address during citizens' comments during the meetings. Council member Willis stated that the address was on the card. Ms. Brooks stated that Council set the policy on speakers. Council member Sprawls stated that the same courtesy needed to be provided to each citizen on the three minutes. He stated each citizen should be given the same allotted time. The guidelines provided that a person could speak for a total of six minutes if citizens designated their time. The Council agreed that citizens' addresses were not needed to be given during the council meeting but provided on the speaker card.

Recess for Executive Session: As authorized by the Texas Government Code Section 551.071 (Consultation with Attorney), the City Council may adjourn into executive session to: Discuss pending litigation with the City Attorney and the attorneys hired by the City, Cause No. B-20-02-0127- CV, AIM Media, Texas LLC d/b/a The Odessa American vs. City of Odessa. Motion was made by Council member Swanner and seconded by Council member Matta to go into executive session under Section 551.071. The motion was approved by the following vote:

Aye: Joven, Matta, Thompson, Sprawls, Willis, and Swanner
Nay: None

Council member Willis left the meeting after executive session.

Motion was made by Council member Swanner and seconded by Council member Sprawls to return from executive session. The motion was approved by the following vote:

Aye: Joven, Matta, Thompson, Sprawls, and Swanner
Nay: None

No action was taken in executive session.

Motion was made by Council member Sprawls and seconded by Council member Thompson to adjourn the meeting. The motion was approved by the following vote:

Aye: Joven, Matta, Thompson, Sprawls, and Swanner
Nay: None

The meeting adjourned at 5:36 p.m.

ATTEST:

APPROVED:

Norma Aguilar-Grimaldo, TRMC, CMC
City Secretary

Javier Joven
Mayor