Minutes of Special Meeting held August 26, 2002

Special Meeting with the following present: Mayor Horace Fincher; Aldermen Charles Bushart, Juan Garcia, Mark Bowen, Erik Dahler, Gerry Elias; City Secretary Josie Campa.

Visitors: Manuel Castanuela, Hector Ramos, Jr., Jim Young, Hector Ramos, Sr., Dr. Peter Cameron, Larry Cromer, Michelle Smith, Brad and Nan Boyd, Bobby Roberts, Sylvia Carrizales, Kathy Adams, Stephanie Hammock, Jesse Guajardo, Philip Ruiz, Paul Boedeker.
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CONSIDER PROPOSAL FROM JAMES N. YOUNG TO PURCHASE ABANDONED NARROW STRIP OF PROPERTY BY COTTAGE STREET OWNED BY CITY

Jim Young approached Council about property the City has on Cottage Street. He told Council he has a contract on property that abuts the thirty seven foot strip the City has on Cottage Street, and is interested in buying this strip from the City. He told Council if he can buy this piece of property he has plans to build a gated apartment complex. Mayor Fincher asked about where the entrance would be and Mr. Young said he can put the entrance on Houston Street. The School's Superintendent Dr. Peter Cameron told Council he is under the impression that the property in question belongs to the school. Mr. Young explained he has paperwork that say the school deeded this property to the City in 1982, and said he thinks the strip of land is probably worth about four to five thousand dollars. Dr. Cameron told Council he is under the impression that the property in question belongs to the City and Mr. Young paying all costs associated with the sale. After more discussion, Alderman Bushart made the motion that Council sell this narrow strip of property to Mr. Young contingent upon this land belonging to the City and that all costs associated with the sale be paid by Mr. Young. Seconded by Alderman Dahler. VOTE: For-Aldermen Bushart, Dahler and Bowen, and Against-Aldermen Garcia and Elias. Motion carried.

DISCUSSION AND/OR ACTION ON AWARDS CONSTRUCTION BIDS ON THE TEXAS COMMUNITY DEVELOPMENT PROGRAM (TEXAS CAPITAL FUND)-WATER DISTRIBUTION AND WASTEWATER SYSTEM (LYTLE STATE BANK) IMPROVEMENTS, CONTRACT NO. 721012

Engineer Paul Boedeker refreshed the Council's memory on the project and told them the following bids were received:

- Ramos & Associates- $650,142.50
- Mercer Construction- $711,240.95
- Brazos Valley Utilities, Inc- $809,307.85
- Pipelayers, Inc.- $909,572.00
- Hoot Johnson Construction- $1,166,407.85

Mr. Boedeker told Council he had checked on the lower bidder Ramos & Associates. He told Council this project is slated to last up to 210 days. Philip Ruiz told Council that since this project is funded with state and federal monies, the State will also give the city written verification that Ramos & Associates is eligible to perform this work. Mr. Ruiz told Council that the grant monies still available to the City is $611,400.00, plus approximately $15,000.00 for acquisition. Therefore, the City is short about $23,000.00 for this project. City Secretary Josie Campa told Mr. Ruiz and Council that the City has the money to complete this project. Alderman Elias made the motion that Council award the bid to Ramos & Associates contingent on written verification from the State. Seconded by Alderman Bushart. Passed unanimously.

Council took a short break at 7:15 p.m. and reconvened at 7:22 p.m.

DISCUSSION WITH MEMBERS OF LYTLE VOLUNTEER FIRE DEPARTMENT CONCERNING DEPARTMENT'S FINANCES & BUDGET NEEDS FOR 2002-2003 BUDGET

Jesse Guajardo, Fire Chief of the Lytle Volunteer Fire Department, told Council that the Fire Department is okay right now and is not requesting any more money from the City. Mayor Fincher told Mr. Guajardo that if the department wants more money later on, they will be required to present an audit to Council. Mr. Guajardo told Council that if the department has a problem they will come to Council. No action was taken on this item.

DISCUSSION AND/OR ACTION ON SETTING DATE FOR MEETING TO DISCUSS ADOPTION OF PROPOSED BUDGET AND PROPOSED TAX RATE

City Secretary/Tax Collector Josie Campa reviewed the effective tax rate for 2002 with City Council and said that even with the tax rate being one-half cent less the city would levy about $5,500.00 more this year and recommends to Council that they adopt a tax rate of $.44/100.00 this year. Alderman Elias made the motion that Council hold a public hearing on the proposed 2002 tax rate and budget on September 9th. Seconded by Alderman Bowen. Passed unanimously.

Meeting adjourned at 7:28 p.m.

Mayor

City Secretary