

CITY OF GLADEWATER  
CITY COUNCIL REGULAR SESSION  
MINUTES  
OCTOBER 17, 2013  
6:00 P.M.

MEMBERS PRESENT: Mayor Harold Wells, Mayor Pro-tem Scott Owens, Elijah Anderson, Delbert Burlison, Leon Watson, J.D. Shipp, Lana Niemann

STAFF PRESENT: Sean Pate, Melba Haralson, Paul Jaap, Donna Blalock

GUESTS PRESENT: Robert Haberle, Nick Foster, Michael Tolbert, Marsha Valdetero, James Stewart, Paul Hall, Robert Vine, Kristy Vine, Jim Bardwell, Anthony Saccoccio, Sarah Thomas

- I. CALL TO ORDER – Mayor Wells called the meeting to order at 6:00 p.m.  
a) Invocation – Councilmember Watson  
b) Pledge of Allegiance – Councilmember Anderson

II. CITIZENS COMMENTS

Marsha Valdetero, Gladewater Chamber of Commerce Executive Director, representing the Chamber Executive Committee and the Board of Directors, spoke to clarify an issue brought up at last month's City Council meeting. She said the Chamber of Commerce is a legal entity in good standing and has been since April 1946. The initial charter was for 50 years; however in 1979 the Non-Profit Corporation Act made all entities in good standing at that time a perpetual organization.

III. CONSIDERATION of Consent Agenda

- a) Minutes – September 19, 2013 and September 30, 2013  
b) Blanket Permit for the Lions Club Turkey Shoot – November 16, 2013  
c) Investment Report for quarter ending September 30, 2013  
d) Investment Report for fiscal year ending September 30, 2013  
e) Resolution establishing a public newspaper of general circulation to be the official newspaper for the City of Gladewater

Councilmember Shipp requested that Item E be set aside for further discussion.

Councilmember Watson moved to approve Items A-D, seconded by Councilmember Burlison. Carried 7-0.

With regard to Item E, Councilmember Shipp said he is aware that we may be having to run multiple ads (in the Longview News-Journal in addition to the Gladewater Mirror) in order to get the desired response. He requested that staff look into the circulation and rates for each newspaper and motioned to table this item until information is obtained. Councilmember Anderson seconded the motion. Carried 7-0.

IV. CONSIDERATION of whether to seek bids to sell an undeveloped portion of Matthews Street situated between Lot 1, Block 4 and Lot 7, Block 1 of the Norton & Olson Subdivision.

Anthony Saccoccio of SED Development said they recently bought property on Godfrey Street that had been abandoned for several years. He said the house had been vandalized; the wiring has been stripped out and everything sold that could be sold. The property in question is adjacent to this house. He said they have been taking pro-active steps to clean it up. He said it will be a benefit to the City and an improvement to the neighborhood if this City owned property could be sold.

Mayor Pro-tem Owens stated the adjacent property is being occupied by squatters and he is in favor of selling.

Councilmember Burlison moved that the ordinance be prepared and necessary steps be taken to sell. Motion was seconded by Mayor Pro-tem Owens. Carried 7-0.

V. CONSIDERATION of requesting proposals for Lake Store and Lake Sub-Station office

City Manager Sean Pate said the Reinvestment Committee, consisting of Sean Pate, Leon Watson, Lana Niemann and Scott Owens has been discussing the Lake Store and Police Sub-Station properties. The lease on the store has been extended until December. After much deliberation, the committee recommends to advertise and seek proposals for both properties in hopes of entering into a public/private partnership.

Councilmember Shipp said this will give opportunity for someone that may have ideas for one or both properties. City Manager Pate agreed and encouraged current Lake Store lessee, Michael Tolbert to submit a proposal.

There was discussion regarding the time frame in which to accept proposals. Mayor Pro-tem Owens said he would like to give 60 days and if need be the current lease could be extended on a month to month basis.

City Manager Pate said the properties are not being used to their full potential and we would like to see what is best for the City. Councilmember Niemann agreed and said we have been trying to grow the lake area and improve Gladewater.

Mayor Pro-tem Owens moved to instruct staff to prepare RFP and advertise for development of store and office. Motion seconded by Councilmember Burlison. Carried 7-0.

VI. EXECUTIVE SESSION pursuant to Government Code §551.074 to discuss personnel/procedural issues with the Municipal Judge

The Council recessed into executive session at 6:25 p.m.

VII. RECONVENE INTO OPEN SESSION and take any action necessary regarding personnel/procedural issues with the Municipal Judge

The Council reconvened into open session at 6:47 p.m. No action was taken.

VIII. CITY MANAGER REPORT

- a) Update on 12" water main – We have received a green light from the State and do not need a full blown archaeological study. The environmental looks good. We are also working with KSA on the water and sewer system assessment with possibility of culvert on East Lake Drive included. Will bring back to Council after first of the year.
- b) Update on Siemens water meter project – We had a kick-off meeting. Pedal Valve started work yesterday. Workers will be wearing clearly marked neon blue T-shirts so citizens can easily identify them. Hopefully the project will be finished before Christmas.
- c) Update on Council Committees

The Ambulance Committee is studying the financial impact of the contract and ways to manage the expense going forward. Councilmember Burlison added that Acadia Ambulance was at TML Conference last week. They may meet with the committee in the near future.

The Reinvestment Committee is studying not only the Lake properties, but additional properties the City owns.

The City's Main Street Design Committee, along with the Chamber of Commerce and private donations has started to enhance the look of downtown with a rustic, western theme.

IX. ADJOURN

Councilmember Shipp moved to adjourn at 6:53 p.m., seconded by Councilmember Anderson. Adjourned by consensus.

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HAROLD R. WELLS, MAYOR

ATTEST:

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MELBA HARALSON, CITY SECRETARY