



STATE OF TEXAS \*  
 COUNTY OF HAYS \*

ON THIS THE 6th DAY OF NOVEMBER A.D., 2007, THE COMMISSIONERS' COURT OF HAYS COUNTY, TEXAS, MET IN REGULAR MEETING. THE FOLLOWING MEMBERS WERE PRESENT, TO-WIT:

ELIZABETH "LIZ" SUMTER	COUNTY JUDGE
DEBBIE GONZALES INGALSBE	COMMISSIONER, PCT. 1
JEFFERSON W. BARTON	COMMISSIONER, PCT. 2
WILL CONLEY	COMMISSIONER, PCT. 3
KAREN FORD	COMMISSIONER, PCT. 4
LINDA C. FRITSCH	COUNTY CLERK

AND THE FOLLOWING PROCEEDINGS WERE HAD, THAT IS:

Pastor John Church of the Generations Church, gave the invocation and Commissioner Conley led the court in the Pledge of Allegiance to the flags. Judge Sumter called the meeting to order.

**PUBLIC COMMENT**

Ollie Giles made public comment regarding cemetery maintenance by the county. Ronnie Wilson made public comment regarding discharge of firearms in Hays County.

**24719 APPROVE PAYMENT OF COUNTY INVOICE**

**A motion was made by Commissioner Ford, seconded by Commissioner Barton to approve payment of county invoices in the amount of \$ 511,068.11 as presented by the County Auditor. All voting "Aye". MOTION PASSED.**

**24720 APPROVE AWARD OF BID #2008-B02 POLICE MOTORCYCLES FOR HAYS COUNTY SHERIFF'S DEPARTMENT TO 35 NORTH HONDA LTD (KENT POWERSPORTS) IN THE TOTAL AMOUNT OF \$41,537.13 (3 MOTORCYCLES @\$13,845.71 EA)**

**A motion was made by Commissioner Ford, seconded by Commissioner Barton to approve award of Bid #2008-B02 Police Motorcycles for Hays County Sheriff's Department to 35 North Honda Ltd. (Kent Powersports) in the total amount of \$41,537.13 (3 motorcycles @ \$13,845.71 each). All voting "Aye". MOTION PASSED.**

**24721 AUTHORIZE THE COUNTY JUDGE TO EXECUTE A RENEWAL CONTRACT OF CAPCOG REGIONAL EMERGENCY NOTIFICATION SYSTEM (REVERSE DIALING - 911)**

**A motion was made by Commissioner Ford, seconded by Commissioner Barton to authorize the County Judge to execute a renewal contract of CAPCOG Regional Emergency Notification System (Reverse Dialing - 911). All voting "Aye". MOTION PASSED.**

**24722 AUTHORIZE INSTITUTIONAL OSSF PERMIT FOR THE FLASH OF BEAUTY SHOWROOM AND WAREHOUSE AT 1016 PIER BRANCH RD. IN PRECINCT 4**

**A motion was made by Commissioner Ford, seconded by Commissioner Barton to authorize Institutional OSSF Permit for the Flash of Beauty Showroom and Warehouse located at 1016 Pier Branch Road in Precinct 4. All voting "Aye". MOTION PASSED.**

**24723 AUTHORIZE PAYMENT OF INVOICES THAT EXCEED THE LIMIT OF \$9,500 ESTABLISHED FOR THE COMPLIANCE OFFICE RENOVATION**

Cost for renovation at the Justice Center for the Compliance Office exceeded the \$9,500 approved by the court in the amount of \$436.86. **A motion was made by Commissioner Ford, seconded by Commissioner Barton to authorize payment of invoices that exceed the limit of \$9,500 established for the Compliance office renovation. All voting "Aye". MOTION PASSED.**



24724 APPROVE RENEWAL OF RFP #2005-P01 INMATE TELEPHONE SERVICES FOR ONE (1) ADDITIONAL YEAR WITH EVERCOM AS PROVIDED IN THE ORIGINAL PROPOSAL

**A motion was made by Commissioner Ford, seconded by Commissioner Barton to approve renewal of RFP #2005-P01 Inmate Telephone Services for one (1) additional year with Evercom as provided in the original proposal. All voting "Aye". MOTION PASSED.**

24725 APPROVE TEXAS GOVERNMENTAL RENTAL AGREEMENT EXTENSION WITH APPLIED CONCEPTS, INC.

**A motion was made by Commissioner Ford, seconded by Commissioner Barton to approve Texas Governmental Rental Agreement Extension with Applied Concepts Inc. All voting "Aye". MOTION PASSED.**

24726 APPROVE WORK WITH STAGECOACH RANCH POA AS THEY WORK TO BRING SOME OF THEIR ROADS UP TO COUNTY STANDARDS IN ORDER TO HAVE THEM ACCEPTED FOR COUNTY MAINTENANCE [T1-155]

Commissioner Ford explained the request and Jerry Borchering spoke of work that needs to be done to bring the roads up the county standards. **A motion was made by Commissioner Ford, seconded by Commissioner Conley to approve work with Stagecoach Ranch Property Owners Association as they work to bring some of their roads up to county standards in order to have them accepted for county maintenance. All voting "Aye". MOTION PASSED.**

24727 APPROVE WORK WITH AUTUMN LANE PROPERTY OWNERS AS THEY SEEK TO HAVE THEIR ROAD ACCEPTED FOR COUNTY MAINTENANCE [T1-366]

Danny Stamper (representing the property owners on Autumn Lane) made public comment. **A motion was made by Commissioner Ford, seconded by Commissioner Conley to approve work with Autumn Lane Property Owners as they seek to have their road accepted for county maintenance. All voting "Aye". MOTION PASSED.**

24728 OFFICIALLY ACCEPT BREED ROAD IN TO THE COUNTY MAINTENANCE SYSTEM

[T1-416] Breed Road and Hurlbut Road have a history of being maintained by the Road Department and action is necessary for the official record. Commissioner Ford advised that she would like to do additional research regarding Hurlbut Road before accepting it for county maintenance. **A motion was made by Commissioner Ford, seconded by Commissioner Barton to officially accept Breed Road in to the county maintenance system. All voting "Aye". MOTION PASSED.**

24729 [#07-3-43, 2 LOTS] OAKWOOD HILLS LOTS 8A & 8B -APPROVE PRELIMINARY PLAN

[T1-558] Subdivision Coordinator Sandy Irvin gave staff recommendation for preliminary plan approval. **A motion was made by Commissioner Conley, seconded by Commissioner Ford to approve preliminary plan for "Oakwood Hills Lots 8A & 8B". All voting "Aye". MOTION PASSED.**

24730 APPROVE POSTING A STARTING SALARY RANGE FOR THE FOLLOWING POSITIONS: SENIOR PLANNER, ENVIRONMENTAL SPECIALIST [T1-570]

Human Resources Director Dee Dee Baen spoke of job description and salary range being considered. **A motion was made by Commissioner Ford, seconded by Judge Sumter to re-post the positions of Senior Planner and Environmental Specialist with hiring range from minimum to midpoint as follows: Senior Planner – Grade 617 with hiring range of \$47,345.34 (minimum) to \$59,181.42 (midpoint) and Environmental Specialist – Grade 616 with hiring range of \$41,305.92 (minimum) to \$51,631.38 (midpoint). All voting "Aye". MOTION PASSED.**

24731 AUTHORIZE THE COUNTY JUDGE TO EXECUTE THE CONTRACT FOR SERVICES FROM JOSEPH L. LESSARD TO PROVIDE ECONOMIC/FINANCIAL ANALYSIS SERVICES FOR HAYS COUNTY REGIONAL HABITAT CONSERVATION PLAN [T1-700]

**A motion was made by Commissioner Ford, seconded by Commissioner Conley to authorize the County Judge to execute the contract for services from Joseph L. Lessard to provide economic/financial analysis services for Hays County Regional Habitat Conservation Plan. All voting "Aye". MOTION PASSED.**



24732 ACCEPT THE RESIGNATION OF JUNE BAUMEL BIVINS FROM THE HAYS COUNTY CPAT AND APPOINT PAT JOHNSON TO FILL THAT POSITION [T1-728]

**A motion was made by Commissioner Ford, seconded by Commissioner Ingalsbe to accept the resignation of June Baumel Bivins from the Hays County CPAT and appoint Pat Johnson to fill that position. All voting "Aye". MOTION PASSED.**

24733 APPROVE BUDGET AMENDMENT 08-01 [T1-751]

This budget amendment adds the following grants under EMC supervision: GDEM'06 Cert Grant = \$19,000 and GDEM'07 Homeland Security Grant. **A motion was made by Judge Sumter, seconded by Commissioner Conley to approve Budget Amendment #08-01. All voting "Aye". MOTION PASSED.**

24734 APPROVE CHANGE ORDERS FOR THE ADDITION OF WORK THAT IS BEING ADDED TO THE CONTRACT WITH BYRN AND ASSOCIATES FOR THE JUVENILE DETENTION CENTER DRAINAGE IMPROVEMENTS AND CONCRETE PROJECT THAT WAS APPROVED BY COMMISSIONERS COURT [T1-774]

JDC Director Brett Littlejohn gave history of work being done at the Juvenile Detention Center. Special Counsel Mark Kennedy spoke. Jerry Borcharding spoke of inspections by his department. **A motion was made by Commissioner Barton, seconded by Judge Sumter to authorize an expenditure, not to exceed an additional \$20,400, to be paid out based on final negotiated settlement between Special Counsel and Byrn & Associates for drainage improvements and concrete project at the Juvenile Detention Center. All voting "Aye". MOTION PASSED.**

DISCUSSION REGARDING RENTAL OF REVERSE OSMOSIS WATER DISPENSERS COUNTYWIDE AND DISCONTINUE SERVICE WITH SPARKLETTES [T1-1042]

Maintenance Supervisor Ron Knott spoke of proposal to take bottled water dispensers out of county buildings and replace with osmosis water. EMC Jeff Turner spoke of problems with loss of supply during an emergency – he encouraged the court to not use this with law enforcement and emergency management. No action taken this date.

24735 AUTHORIZE THE COUNTY JUDGE TO EXECUTE A CONTRACT FOR THE MANAGEMENT OF THE CIVIC CENTER WITH BARRY NELSON FOR UP TO 60 DAYS [T1-1241]

Need to capitalize paragraph regarding INDEMNIFYING CLAUSE. **A motion was made by Commissioner Ingalsbe, seconded by Commissioner Barton to authorize the County Judge to execute a contract for the management of the Civic Center with Barry Nelson for up to 60 days and to authorize Barry Nelson to sign contracts on behalf of the county for events held at the Civic Center. All voting "Aye". MOTION PASSED.**

24736 AUTHORIZE THE COUNTY JUDGE TO RENEW ROBERT KENNEDY'S CONTRACT FOR THREE MONTHS FOR THE LINKED DEPOSIT PROGRAM [T1-1329]

Grants Administrator Richard Salmon spoke. Special Counsel Mark Kennedy spoke of termination clause and other changes in the contract. **A motion was made by Judge Sumter, seconded by Commissioner Barton to authorize the County Judge to renew Robert Kennedy's contract for three months at \$7,500 for the Linked Deposit Program with amendments addressed by Special Counsel. All voting "Aye". MOTION PASSED.**

24737 EXECUTIVE SESSION PURSUANT TO SECTION 551.071 OF THE TEXAS LOCAL GOVERNMENT CODE, REGARDING PENDING AND/OR CONTEMPLATED LITIGATION IN REFERENCE TO RANCHES AT HAMILTON POOL AND DAMAGE TO HAMILTON CREEK [T1-1517]

The court convened into closed executive session at 10:45 a.m. and reconvened into open meeting at 11:05 a.m. **A motion was made by Commissioner Ford, seconded by Commissioner Conley to authorize Special Counsel Mark Kennedy, District Attorney Sherri Tibbe, Jerry Borcharding and Commissioner Ford to interview, negotiate and retain outside counsel for Hays County's potential involvement in litigation involving the Ranches at Hamilton Pool. All voting "Aye". MOTION PASSED.**



PRESENTATION BY HOK (HELLMUTH, OBATA + KASSABAUM] REGARDING THE GOVERNMENT OFFICE COMPLEX [T1-1565]

The following people appeared, gave a power point presentation, and answered questions from the court: William Prindle (HOK Sr. VP Managing Principal), Duncan Broyd (HOK Managing Principal), Steven Janeway (HOK Sr. VP Director of Design), Linda Bernauer (HOK Sr. Associate), Greg Allen Barker, Mike Preston (HOK Sr. Associate), and Gregory Strmiska (Bury+Partners Engineering Solutions Principal).

PRESENTATION BY PBS&J AND HKS REGARDING THE GOVERNMENT OFFICE COMPLEX

[T1-3020] The following people appeared, made a presentation and answered questions from the court: Chuck Croslin (PBS&J VP Division Manager), Kevin Bailey (HKS Procurement Options Specialist), John Richardson (HKS Exec. Principal), Larry Miller (PBS&J Project Manager), Dennis Agren (HKS Justice Designer), Patrick Brady (HKS Project Designer), and Alice Painter (Carter Goble Lee Program Spec. & Courts Consultant).

Commissioner Ingalsbe spoke of committee's review and interview with HOK and PBS&J. Special Counsel Mark Kennedy and County Auditor Bill Herzog spoke in favor of HOK. Jerry Borcharding spoke of presentation made to the committee by HOK and PBS&J. No decision was made this date.

Court was adjourned.

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I, LINDA C. FRITSCHKE, COUNTY CLERK and EXOFFICIO CLERK OF THE COMMISSIONERS' COURT, do hereby certify that the foregoing contains a true and accurate record of the proceedings had by the Hays County Commissioners' Court on NOVEMBER 6, 2007.



LINDA C. FRITSCHKE, COUNTY CLERK AND EXOFFICIO  
CLERK OF THE COMMISSIONERS' COURT OF  
HAYS COUNTY, TEXAS

