



STATE OF TEXAS *
 COUNTY OF HAYS *

ON THIS THE 18TH DAY OF MAY A.D., 2010, 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:

Commissioner Ingalsbe gave the invocation and Commissioner Conley led the court in the Pledge of Allegiance to the flags. Judge Sumter called the meeting to order.

HAYS COUNTY EXTENSION UPDATE ON PROGRAMS

Local Extension Agents Susan Schramm, Kasey Mock, Richard Parrish appeared before the court. They spoke about services provided by the Texas AgriLife Extension Office and presented members of the court with baskets containing various items that symbolize the various educational programs provided.

27079 ADOPT A PROCLAMATION RECOGNIZING BOB KIDNEW AND TEXAS LEHIGH CEMENT COMPANY AS A RECENT RECIPIENT OF A TEXAS ENVIRONMENTAL EXCELLENCE AWARD [T1-25]

Bob Kidnew introduced the Texas Lehigh Cement Company Team and he spoke of what was done to win the Environmental Excellence Award. He recognized Jerry Borcharding's contribution to Texas Lehigh Cement when he was employed there. Members of the court gave their congratulations on winning this award and gave their appreciation to Texas Lehigh Cement Company's efforts in protecting the environment. **A motion was made by Commissioner Ford, seconded by Commissioner Barton to adopt a Proclamation recognizing Bob Kidnew and Texas Lehigh Cement Company as a recent recipient of a Texas Environmental Excellence Award. All voting "Aye". MOTION PASSED**

27080 APPROVE PAYMENTS OF COUNTY INVOICES

A motion was made by Commissioner Barton, seconded by Commissioner Ford to approve payments of county invoices in the amount of \$394,275.65 as submitted by the County Auditor. All voting "Aye". **MOTION PASSED**

27081 APPROVE COMMISSIONER COURT MINUTES OF MAY 11, 2010

A motion was made by Commissioner Barton, seconded by Commissioner Ford to approve Commissioner Court Minutes of May 11, 2010 as presented by the County Clerk. All voting "Aye". **MOTION PASSED**

27082 APPROVE SPECIFICATIONS FOR RFP #2010-P13 INMATE TELEPHONE SYSTEM FOR THE HAYS COUNTY JAIL AND AUTHORIZE PURCHASING TO SOLICIT FOR PROPOSAL AND ADVERTISE

A motion was made by Commissioner Barton, seconded by Commissioner Ford to approve specifications for RFP #2010-P13 Inmate Telephone System for the Hays County Jail and authorize Purchasing to solicit for Proposal and Advertise. All voting "Aye". **MOTION PASSED**

27083 AMEND BUDGET FOR CIVIC CENTER TO TRANSFER BALANCE OF MISCELLANEOUS CAPITAL IMPROVEMENTS FOR SUPPLIES & FUEL

Barry Nelson Civic Center Manager is requesting the balance of \$1,790 be moved from Miscellaneous Capital Improvements line item #001-646-00.5741 to General Supplies in the amount of \$1,000 into line item #001-646-00.5201 and to Fuel in the amount of \$790 into line item #001-646-00.5271. **A motion was made by Commissioner Barton, seconded by Commissioner Ford to amend budget for Civic Center to transfer balance of Miscellaneous Capital Improvements to Supplies & Fuel as requested. All voting "Aye". MOTION PASSED**



27084 AUTHORIZE INFORMATION TECHNOLOGY TO DISPOSE OF COMPUTER EQUIPMENT

Goodwill has expressed an interest in receiving the computer equipment from the county. IT has stripped the equipment of any usable parts and request authorization to dispose of the equipment as worthless (pursuant to LGC 263.152 – Disposition 3) and send to Goodwill for recycling. **A motion was made by Commissioner Barton, seconded by Commissioner Ford to authorize Information Technology to dispose of Computer Equipment. All voting “Aye”. MOTION PASSED**

27085 APPROVE SPECIFICATIONS FOR IFB #2010-B13 DACY LANE IMPROVEMENTS FROM GOFORTH ROAD TO BEBEE ROAD AND AUTHORIZE PURCHASING TO SOLICIT FOR BID AND ADVERTISE

A motion was made by Commissioner Barton, seconded by Commissioner Ford to approve specifications for IFB #2010-B13 Dacy Lane Improvements from Goforth Road to Bebee Road and authorize Purchasing to solicit for Bid and Advertise. All voting “Aye”. MOTION PASSED

27086 APPROVE AWARD OF IFB #2010-B11 MCGREGOR LANE CULVERT IMPROVEMENT PROJECT TO SMITH CONTRACTING

A motion was made by Commissioner Barton, seconded by Commissioner Ford to approve award of IFB #2010-B11 McGregor Lane culvert improvement project to Smith Contracting contingent upon approval by legal counsel. All voting “Aye”. MOTION PASSED

27087 ACCEPT ROAD CONSTRUCTION AND DRAINAGE IMPROVEMENTS, RELEASE OF THE CONSTRUCTION BOND, AND ACCEPT LETTER OF CREDIT FOR TWO YEARS FOR MUSTANG VALLEY SUBDIVISION, SECTION II [T1-720]

A motion was made by Commissioner Conley, seconded by Commissioner Ford to accept road construction and drainage improvements, release of the Construction Bond, and accept Letter of Credit for two years for Mustang Valley Subdivision, Section II. All voting “Aye”. MOTION PASSED

27088 PUBLIC HEARING AND ACTION TO ESTABLISH TRAFFIC REGULATIONS (SPEED LIMITS) ON SOUTH OLD STAGECOACH ROAD ALONG THE AREA OF THE SOCCER FIELDS; ALSO ON THE DEDICATED PARK ROAD [T1-727]

Judge Sumter opened the public hearing. A written comment from Tim Miller was placed in the record voicing his concern about possible truck traffic. No additional public input was received and public hearing was closed. RPTP Director Jerry Borchering requested that the speed limit be lowered from 40 MPH to 35 MPH along the area of the soccer fields and the old road be lowered from 35 MPH to 20 MPH. Parks Manager Jerry Pinnix recommended a speed limit of 15 MPH on the old road. **A motion was made by Commissioner Ingalsbe, seconded by Commissioner Ford to establish traffic regulations of 35 MPH along the area of South Old Stagecoach road along the area of the soccer fields and 15 MPH on the dedicated (old) park road. All voting “Aye”. MOTION PASSED**

Clerk’s Note: Agenda Item #12 RE: MOVE \$8196.03 FROM RPTP’S MISCELLANEOUS LINE ITEM TO RPTP’S MATERIALS LINE ITEM AND AMEND THE BUDGET ACCORDINGLY was PULLED

27089 AUTHORIZE THE COUNTY JUDGE TO EXECUTE CHANGE ORDER #7 TO THE CONSTRUCTION CONTRACT WITH HARRIS ROAD COMPANY, INC. FOR THE FIVE MILE DAM PARK, PHASE II (BUILDING) PROJECT [T1-809]

A motion was made by Commissioner Ingalsbe, seconded by Commissioner Conley to authorize the County Judge to execute Change Order #7 to the Construction Contract with Harris Road Company, Inc. for the Five Mile Dam Park, Phase II (building) Project. All voting “Aye”. MOTION PASSED

27090 AUTHORIZE THE COUNTY JUDGE TO EXECUTE CHANGE ORDER #8 TO THE CONSTRUCTION CONTRACT WITH HARRIS ROAD COMPANY, INC. FOR THE FIVE MILE DAM PARK PHASE 2 (SITE) PROJECT [T1-821]

A motion was made by Commissioner Ingalsbe, seconded by Commissioner Barton to authorize the County Judge to execute Change Order #8 to the Construction Contract with Harris Road Company, Inc. for the Five Mile Dam Park Phase 2 (site) Project. All voting “Aye”. MOTION PASSED



27091 AUTHORIZE THE COUNTY JUDGE TO EXECUTE CHANGE ORDERS TO THE GRANDE COMMUNICATIONS, BROOKSIDE AND NEC FINANCIALS CONTRACTS FOR THE NEW VOIP SYSTEM NOT TO EXCEED A 10% INCREASE [T1-1582]

Small changes, deletions and/or additions are necessary as hardware is installed in offices. Some will be deletions saving us funds and some will be small increases expanding calling features and/or additional fiber locations. **A motion was made by Judge Sumter, seconded by Commissioner Barton to authorize the County Judge to execute Change Orders to the Grande Communications, Brookside and NEC Financials Contracts for the New VOIP System not to exceed a 10% increase. All voting "Aye". MOTION PASSED**

27092 APPROVE AN ADMINISTRATIVE VARIANCE TO SUBCHAPTER 7 OF CHAPTER 701 AND SUBCHAPTER 4 OF CHAPTER 711 TO STREAMLINE THE APPLICATION PROCESS FOR CERTAIN DEVELOPMENT AUTHORIZATIONS [T1-1645]

On August 18, 2009, the Commissioners Court adopted the new Hays County Development Regulations, and numerous new forms and processes have been implemented by the Development Services Division to effectively implement the provisions of the Regulations. The Regulations do not differentiate between the various types of Development Authorizations when it comes to the application process; however, staff feels much of the information required is only necessary for subdivision applications, and this has added greatly to the amount of information applicants must submit, and lengthened the average time it takes to get a permit, for a Flood Hazard Area Permit (FHAP) or septic system. **A motion was made by Judge Sumter, seconded by Commissioner Conley to approve an Administrative Variance to Subchapter 7 of Chapter 701 and Subchapter 4 of Chapter 711 to streamline the application process for certain development authorizations to Development Services. All voting "Aye". MOTION PASSED**

27093 ALLOW COMMISSIONER FORD TO NEGOTIATE FENCE REPLACEMENT AGREEMENTS WITH PROPERTY OWNERS ALONG MT. GAINOR ROAD [T1-1817]

The Bond Road project along Mt. Gainor will require that several property owners move their existing fence. This action will allow Commissioner Ford to come to agreements with each property owner regarding reimbursement for their fence, allow her to sign off on the agreements, and direct the Auditor to cut checks to these property owners. Three quotes for fence construction have been received. **A motion was made by Commissioner Ford, seconded by Commissioner Conley to allow Commissioner Ford to negotiate fence replacement Agreements with property owners along Mt. Gainor Road in an amount not to exceed \$25,000. All voting "Aye". MOTION PASSED**

27094 APPROVE A REQUEST TO PURCHASE KITCHEN EQUIPMENT AT THE LAW ENFORCEMENT CENTER [T1-835]

Brad Robinson from the Sheriff's Office requests that two pieces of kitchen equipment (steamer = \$4,449.95 insulated holding cabinet = \$3,499.99) be purchased from funds remaining from the recently completed renovation of the kitchen in the Jail at the Law Enforcement Center. The projected savings on the construction contract are in excess of \$25,000 which is more than enough to cover this request. **A motion was made by Commissioner Ingalsbe, seconded by Judge Sumter to approve a request to purchase kitchen equipment at the Law Enforcement Center. All voting "Aye". MOTION PASSED**

27095 APPROVE A REQUEST TO DIRECT BROADDUS & ASSOCIATES TO ASSESS THE EXISTING PATROL DIVISION OFFICE ADJACENT TO THE LAW ENFORCEMENT CENTER AND TO ESTIMATE COSTS FOR AN ADDITION TO ACCOMMODATE THE GROWTH THAT HAS OCCURRED IN THE DIVISION SINCE THE BUILDING WAS PUT BACK INTO SERVICE IN 1997 [T1-858]

The Sheriff's Office requests that the Patrol Division office be assessed for adequacy of condition and space to serve the increased needs of the division. Brenda Jenkins (Broaddus & Associates) spoke of current assessment of the law enforcement center and she advised that there will be no additional cost for this assessment - they will do this within the existing budget/contract. **A motion was made by Judge Sumter, seconded by Commissioner Ingalsbe to direct Broaddus & Associates to assess the existing Patrol Division Office adjacent to the law Enforcement Center and to estimate costs for an addition to accommodate the growth that has occurred in the division since the building was put back into service in 1997 at no additional cost (to be done within the existing budget/contract). All voting "Aye". MOTION PASSED**



27096 APPROVE A REQUEST TO PURCHASE REPLACEMENT LIGHTS AT THE LAW ENFORCEMENT CENTER [T1-850]

The Sheriff's Office requests that ten replacement light fixtures be purchased from funds remaining from the recently completed renovation of the kitchen in the Jail at the Law Enforcement Center. The requested items with normal processing and shipping are \$282.80 each, for a total of \$2,828. The projected savings on the construction contract are in excess of \$25,000 which is more than enough to cover this request. **A motion was made by Commissioner Ingalsbe, seconded by Commissioner Barton to approve a request to purchase replacement lights at the Law Enforcement Center. All voting "Aye". MOTION PASSED**

27097 AUTHORIZE BROADDUS & ASSOCIATES TO ISSUE A REQUEST FOR QUALIFICATIONS/REQUEST FOR PROPOSAL FOR APPRAISAL SERVICES COORDINATED WITH BROADDUS & ASSOCIATES FACILITY ASSESSMENT OF OCCUPIED COUNTY FACILITIES WHICH WILL BE VACATED WITH DEPARTMENTAL MOVES TO THE NEW GOVERNMENT CENTER [T1-1294]

The appraisal RFQ/RFP will include a provision allowing the County to request an updated appraisal within 12-18 months of the initial report in order to ascertain then-current market conditions for use in retain/disposition decisions. Commissioner Conley requested adding Environmental Health, Extension Offices, and Civic Center to be included for appraisal. Bob Hinkle (Broaddus & Assoc) spoke of assessment of properties. Commissioner Barton spoke of adding the health clinic in Kyle and the FM150 properties to the appraisals. **A motion was made by Commissioner Ingalsbe, seconded by Commissioner Conley to authorize Broaddus & Associates to issue a Request for Qualifications/Request for Proposal for appraisal services coordinated with Broaddus & Associates facility assessment of occupied County Facilities which will be vacated with departmental moves to the new Government Center and additional properties recommended today. All voting "Aye". MOTION PASSED**

27098 ADOPT A RESOLUTION IN SUPPORT OF MAINTAINING SH 45 (SW) IN THE CAMPO PLAN [T1-2477]

Commissioner Barton and Commissioner Conley spoke in support of maintaining SH 45 (SW) in the CAMPO Plan – at a minimum, for that section between Loop 1 and FM 1626 – all right of way has been acquired in Hays County. Mike Aulick spoke of thirteen projects (new or expanded roadways) in Hays County. Commissioner Ford spoke of hearing support for the Y @ Oak Hill and not SH45. [T1-3426] **A motion was made by Commissioner Conley, seconded by Commissioner Barton to adopt resolution in support of maintaining SH 45 (SW) in the Campo 2035 Regional Transportation Plan. Commissioner Ingalsbe, Commissioner Barton, and Commissioner Conley voting "Aye". Commissioner Ford and Judge Sumter voting "No". MOTION PASSED [T2-3115] & [T2-3287] A motion was made by Commissioner Barton, seconded by Commissioner Conley to authorize Precinct 2 Commissioner to withdraw study of SH 45 from FM 1626 to IH35 at his discretion before CAMPO votes on May 24th if it jeopardizes SW SH 45 or our proposed amendments. All voting "Aye". MOTION PASSED**

Clerk's Note: Agenda Item #23 RE: APPOINT A PCT. 2 REPRESENTATIVE TO THE HAYS COUNTY PARKS AND OPEN SPACE BOARD was PULLED

27099 AUTHORIZE THE COUNTY JUDGE TO EXECUTE TWO REIMBURSEMENT, RELEASES, AND TEMPORARY CONSTRUCTION EASEMENT AGREEMENTS, IN THE AMOUNT OF \$13,300 TO DANNY GREEN, DONNA FAY GREEN, DEDRA SHEA HANVEY, STEPHEN HANVEY, JEFFREY CAMPBELL AND DENA CAMPBELL [T1-2141]

Commissioner Ingalsbe advised that this is in reference to the Dacy Lane Project. **A motion was made by Commissioner Ingalsbe, seconded by Judge Sumter to authorize the County Judge to execute two Reimbursement, Releases, and Temporary Construction Easement Agreements, in the amount of \$13,300 to Danny Green, Donna Fay Green, Dedra Shea Hanvey, Stephen Hanvey, Jeffrey Campbell and Dena Campbell. All voting "Aye". MOTION PASSED**

27100 APPROVE THE PURCHASE OF DIGITAL HEALTH DEPARTMENT EXPRESS FOR THE DEVELOPMENT SERVICES DIVISION, AUTHORIZE THE COUNTY JUDGE TO EXECUTE A CONTRACT FOR SUCH SERVICES AND AMEND THE BUDGET ACCORDINGLY [T1-2203]

Lisa Wright spoke of the Hays County Development Services currently using a software program called SAFE to manage its daily workflow for inspections and permits. She spoke of problems with the program. She requested approval to purchase new software that will work much better. IT Director Jeff Magill spoke in support of the new software. **A motion was made by Judge Sumter, seconded by Commissioner Conley to approve the purchase of digital health department express for the development services division, authorize the County Judge to execute a contract contingent on legal review and approval, for such services and amend the budget accordingly. All voting "Aye". MOTION PASSED**



HAYS COUNTY SHOOTING SPORTS TASK FORCE PRESENTATION TO UPDATE THE COURT OF THEIR ANNUAL BUSINESS [T2-770]

[T1-505] Lisa Railsback (firearms instructor), 4H Extension Agent Richard Parrish, Gary Connor (security officer), Herman Waters, Leighton Stallones, and Art Railsback (NRA instructor) made public comment in support of the shooting sports complex. Stephen Marlow updated the Court on HCSSTF annual business. Mark Bennett gave a powerpoint presentation regarding the property search and evaluation. Recommendation is for the Hillert tract which is 563 acres off Staples Road east of San Marcos. 2000 ft. of San Marcos River frontage with 20 acres ideal for future City/County Park (strip annexed into the city of San Marcos). There are opportunities for habitat preservation. Asking price for the property is \$5.5 million. Steve Hall (Education Director of the Texas Parks & Wildlife Dept) spoke of TPWD grant program and need for shooting ranges. He advised that this proposal is of high interest to the department and federal funds are available as a P&W project (\$1.5 million could possibly be funded over a 3-5 year period). He proposed going to his commission in August with the idea and get their blessing early on. J. B. Kolodzey spoke of revenue that will be generated from user fees.

CENTRALIZED DISPATCH CENTER TECHNICAL SUB-COMMITTEE RECOMMENDATION TO DEVELOP A BUSINESS PLAN UTILIZING MISSION CRITICAL PARTNERS, INC [T2-1660]

The Technical Committee was given a presentation of a business plan by Mission Critical Partners, Inc. The Committee has agreed and recommends moving forward with Mission Critical Partners, Inc. in developing a plan for a centralized dispatch center in Hays County. Entities with dispatch currently are Hays County, City of San Marcos, City of Kyle, & Texas State University. David Jones, VP/Principal, and Teresa York, Public Safety Consultant, for Mission Critical Partners Inc. provided a powerpoint presentation regarding a PSAP consolidation assessment for Hays County. Judge Sumter suggested going out for an RFP for these services.

DISCUSSION OF ISSUES RELATED TO PROPOSED CAPITAL CONSTRUCTION PROJECTS IN HAYS COUNTY, INCLUDING BUT NOT LIMITED TO THE GOVERNMENT CENTER; PRECINCT OFFICES; RESOURCES PROTECTION TRANSPORTATION AND PLANNING DEPARTMENT; AND SPACE NEEDS PROJECTIONS FOR THE HAYS COUNTY JAIL AND RELATED CRIMINAL JUSTICE ANALYSIS [T1-1869]

Bob Hinkle (Broaddus & Associates) gave an update on the government center project (100% construction documents). He spoke of alternates for consideration in the near future.

DISCUSSION OF ISSUES RELATED TO THE ROAD BOND PROJECTS, INCLUDING UPDATES FROM MIKE WEAVER, PRIME STRATEGIES AND JEFF CURREN, HDR [T1-1952]

Jeff Curren (HDR) gave an update on the road bond projects.

Court was adjourned.

I, LINDA C. FRITSCHÉ, 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 MAY 18, 2010.



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

