

Minutes  
Special Meeting/Budget Workshop  
August 6, 2024

On this 6<sup>th</sup> day of August 2024, at 6:02 p.m., the City Council of the City of Devine convened in a Special Meeting, the same being open to the public, at the Dr. George S. Woods Community Center, 200 E. Hondo Avenue, Devine Texas 78016. Notice of said meeting having been prescribed in Chapter 551, Government Code, and Vernon's Texas Codes, Annotated, and the following members being present:

Mayor Butch Cook  
Aldерwoman Debbie Randall  
Alderman Ray Gonzales  
Alderman Josh Ritchey  
Alderman Jeff Miller  
Alderman Michael Hernandez

Thus, constituting a quorum.

Personnel Present: David L. Jordan, City Administrator; Dora V. Rodriguez, City Secretary; Denise Duffy, City Accountant; Pete Sanchez, Director of Public Works; and JR Garcia, City Engineer.

Others Present: Anton Reicher & KK Calame, Devine News; Ernest Munoz, Insurance Agent; James Evans, Texas Technology; Karl Kamin & Thomas Kamin, Kamin Associates; Natalie Thamin & Cindy Trevino, Denton, Navarro, Rodriguez, Bernal, Santee & Zech; James Lewis, Jess Swaim, Spencer Dumas, & Ryan Viel 6S Engineering.

**Budget Workshop:**

The first order of business under the Budget Workshop was a Presentation by Insurance Agent Ernest Munoz on Group Health, Life & AD&D Insurance.

Insurance Agent Ernest Munoz gave a presentation to the Mayor and Council on the new Rates for Health & Life Insurance. He advised that current rates increase for medical insurance for averages around 18% nationwide. He went over two options. Option one: no changes to current plan benefits but increases the rates by 10.9%. Option two medical benefits increase, but rates are lower than current plan rates.

Insurance Agent Ernest Munoz went over the Life Insurance proposal with the Mayor and Council. He advised that they currently have a \$15,000 base life amount and that he gave them additional proposals of \$30,000 and \$50,000.

The Mayor and Council held discussions with Mr. Munoz on the Medical and Life Proposal.

The concession of the Council was to stay with the Current Medical Insurance Plan and increase the Life Insurance base amount to \$50,000.

## Special Meeting/Budget Workshop Minutes

August 6, 2024

Page 2

The second order of business under the Budget Workshop was to discuss and consider the Review of the Tax Rate:

No New Revenue Rate	\$.005277 (approximately the same amount of tax from the current year)
Current Tax Rate	\$.005553
Voter Approval Tax Rate	\$.006231 (if below this amount, no election required)
De Minimis Rate	\$.007348 (election required)

The Council reviewed the different rates for 2024-2025.

The third order of business under the Budget Workshop was Review of 2024 Appraisal Roll Certified by Medina County Appraisal District.

The Mayor and Council reviewed the estimated property tax values.

The third order of business under the Budget Workshop was the Proposed Budget for Fiscal Year 2024-2025.

The Mayor and Council discussed the following under this item:

- 6% Salary Increase for Employees making under \$40,000.
- 2% Salary Increase for Salaried Employees making over \$40,000.
- Increase the minimum wage from \$17.00 to \$20.00 for those who have worked for the city for 2 years or more.
- Retirement Increase – increasing from 1.5 to 2.
- Police – wanting to add one more officer.
- Water & Sewer Rate Study – City Administrator Jordan advised we are still waiting on this.

Mayor Cook ended the Budget Workshop.

### **Special Meeting:**

Mayor Butch Cook, presiding, declared the meeting open.

The first order of business was to discuss and consider Refurbishing the Warhorse Ground Storage Water Tank.

City Engineer JR Garcia addressed the Mayor and Council as to why a new Water Storage Tank is necessary. He advised that there were two companies that recommended that a new tank be purchased because the current one was over 70 years old and in poor condition.

**Special Meeting/Budget Workshop Minutes**

**August 6, 2024**

**Page 3**

He advised that the council had already agreed to purchase a new tank. He informed them that he was instructed to hold off on ordering a new tank.

City Administrator Jordan reminded the council that at the last meeting, Maguire Water proposed that the tank could be refurbished for approximately \$600,000. He advised that this could be paid from the fund through the loan. He advised that the rest of the funds left over must be used for water and sewer projects.

The Mayor and Council discussed this item.

Motion by Alderman Miller, seconded by Alderman Hernandez to pursue refurbishing the Warhorse Ground Storage Water Tank.

Ayes	--	Four
Nays	--	One (Alderwoman Randall)

Motion carried.

The second order of business was RFQ for the following:

- a. City Engineer
- b. City Attorney
- c. IT Technology Services

City Administrator Jordan informed the Mayor and Council that he reviewed the RFQs and interviewed some of them. He said he would like a preferred vendor list for these categories.

The Mayor and Council held a discussion with City Administrator Jordan on the RFQs received.

Motion by Alderman Miller, seconded by Alderman Hernandez, to start a preferred vendor list and start by adding these vendors to the list that can be added to or deleted as the City Administrator sees fit.

Ayes	--	Two (Alderman Miller & Alderman Hernandez)
Nays	--	Two (Alderman Gonzales & Alderwoman Randall)
Abstain	--	One (Alderman Ritchey)

Mayor Cook voted against to break the tie.

Motion failed.

**Special Meeting/Budget Workshop Minutes**  
**August 6, 2024**  
**Page 4**

Motion by Alderman Miller, seconded by Alderman Gonzales, to start a preferred vendor list and have the City Council make the final decision on who is placed or deleted from the list.

Ayes	--	Four
Nays	--	One (Alderwoman Randall)

Motion carried.

Motion by Alderman Miller, seconded by Alderman Ritchey, to accept vendors submitted tonight for the preferred vendor list.

Ayes	--	Four
Nays	--	One (Alderwoman Randall)

Motion carried.

The third order of business was to discuss and consider Invoices to submit under the RAMP Grant.

City Administrator Jordan informed the Mayor and Council that the RAMP Grant is for 90%/10%.

The invoices to be submitted for reimbursement are \$30,788.77, and the city would get \$27,709.89.

Motion by Alderman Ritchey, seconded by Alderwoman Randall, to approve submitting the invoices for reimbursement under the RAMP Grant.

Ayes	--	All
Nays	--	None

Motion carried.

The fourth order of business was Informational Items.

- Alderman Ritchey inquired about the status of the house on W. Moore. City Administrator Jordan advised that it is going through the Code Enforcement process.
- Alderman Ritchey requested that there be a status check on the Devine City Website for people to check the status progress. City Administrator Jordan advised he is working on a program for code compliance at this time.
- Alderman Ritchey was asking for the progress of the line of sight communication for the wells. City Administrator Jordan advised he is still looking into it.
- Alderman Ritchey would like the city to look into Sales Force Encode.

**Special Meeting/Budget Workshop Minutes**

**August 6, 2024**

**Page 5**

- Alderman Miller inquired about the status of the SWT condemned building. City Administrator Jordan told the Mayor and Council that Bureau Veritas had done the building inspection today. The next step is for a structural engineer to go look and advise what needs to be done.
- Alderman Ritchey advised that the recent press release was not transparent enough. He felt that everything we did wrong should be told to the public.
- City Administrator Jordan notified the Council that the Airport Manager resigned. Public Works personnel are being trained on the fuel farm. He informed the Airport Board. Currently, there is no plan to replace the airport manager.
- Mayor Cook asked where we were with the water line mapping. City Administrator Jordan that the section regarding arbitration was worked out. The section regarding indemnity is being reviewed by the company's legal team. We missed this cycle and will have to submit it again next year.

There being no further business to come before the Council, Alderman Ritchey made a motion, seconded by Alderman Miller, to adjourn the meeting.

Ayes	--	All
Nays	--	None

Motion carried.

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Mayor

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City Secretary