

**SPECIAL MEETING MINUTES**  
**City Council – Special Meeting**  
**September 8, 2020 – 6:00 p.m.**

**PRESENT:** Mayor Wyman Williams, Mayor Pro Tempore Gene Lockhart, Council Members Anthony Henry, Beckey Thompson and Stephanie Muller

**STAFF PRESENT:** Interim City Manager Ned Muse, City Attorney Charles Anderson, City Secretary Molly Jacobsen, Finance Director Jamie Campbell, Director of Public Safety Chris Bassham

**ABSENT:**

**1. Call to order:**

Mayor Wyman Williams called the meeting to order at 6:00 p.m.

**2. Recess into Executive Session:**

- **§551.071 (1) and 551.071 (2): Consultation with Attorney on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act and Consultation with Attorney regarding pending or contemplated litigation.**

- *Water Supply Contracts*
- *Solid Waste Contract with City Sanitation*
- *Utility Cutoffs related to the impact of COVID-19*

- **§551.074: To deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee (City Manager).**

Council Member Anthony Henry made a motion for the Council to recess into executive session. The motion was seconded by Council Member Stephanie Muller and the vote carried unanimously. The council recessed into executive session at 6:02 p.m.

**3. Reconvene into Open session: In accordance with Texas Government Code, Chapter 551, the City Council will reconvene into Regular Session to consider action, if any, on matters discussed in Executive Session.**

The council reconvened into open session at 7:55 p.m.

**4. Discussion and Possible Action on a Contract with City Sanitation regarding Solid Waste.**

Council Member Stephanie Muller moved to table this item. The motion was seconded by Council Member Anthony Henry and the vote carried unanimously.

**5. Discussion and Possible Action on Solid Waste Fees within the City's Code of Ordinances Fee Schedule.**

Mayor Pro Tem Gene Lockhart moved to table this item. The motion was seconded by Council Member Stephanie Muller and the vote carried unanimously.

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2 **6. Discussion regarding water and wastewater utility rates.**  
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4 Finance Director Jamie Campbell discussed with the Council rates that were previously acquired by  
5 the Council in 2017 utilizing a free, utility rate study that the Council had completed. Director  
6 Campbell utilized their same logic to come up with an adjusted water and wastewater rate schedule.  
7 While the tiered values were not changed, the base rate was adjusted, which is primarily what is  
8 used to fund infrastructure improvements in the City. The current rate structure was presented to  
9 the Council and adjustment were based on a ¾" meter, which represents approximately 85% of city  
10 accounts.

11  
12 After some extensive discussion, the Council reached a consensus to raise the residential water base  
13 rate, for a ¾" meter to \$20 and the wastewater rate at \$13.00. The incremental rates would remain  
14 the same.

15  
16 **7. First Reading- Discussion and Possible Action an Ordinance amending Ordinance 12-12 to**  
17 **Adjust the City of Commerce Water Rates.**  
18

19 Council Member Anthony Henry moved to approve on the first reading an Ordinance amending the  
20 water rates to reflect the discussed rate of \$20.00 for a ¾ inch meter. The motion was seconded by  
21 Council Member Stephanie Muller and the vote carried unanimously.  
22

23 **8. First Reading- Discussion and Possible Action an Ordinance amending Ordinance 12-13 to**  
24 **Adjust the City of Commerce Wastewater Rates.**  
25

26 Council Member Anthony Henry moved to approve on the first reading an Ordinance amending  
27 wastewater rates to reflect the discussed rate of \$13.00 for a ¾ in meter. The motion was seconded  
28 by Mayor Pro Tem Gene Lockhart and the vote carried unanimously.  
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30 **9. Receive a Report and Hold a Discussion regarding Fiscal Year 2021 Budget Updates.**  
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32 Finance Director Jamie Campbell stated that there had been a few changes since the initial  
33 presentation of the budget. A table was provided to the Council reflecting those changes. Director  
34 Campbell noted the biggest change being related to property tax. The city received their final tax  
35 roll from the appraisal district, which is no longer the estimated value that was initially used to create  
36 the budget. So, the estimate was slightly off and resulted in an almost \$71,000 change to the budget  
37 since it was first presented related to property tax, budgeted collections for the 2021 year.  
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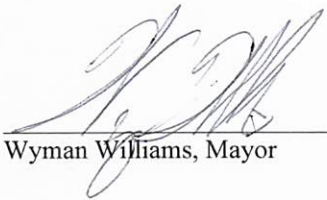
39 **10. Receive a Report, Hold a Discussion and Conduct a Public Hearing to consider the proposed**  
40 **tax rate of \$0.82 per \$100 of assessed valuation as of January 1, 2020 for Fiscal Year 2021.**  
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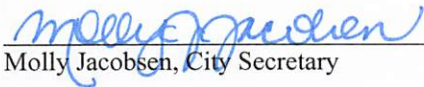
42 Interim City Manager Ned Muse stated that the Council had managed to keep the overall tax rate at  
43 \$0.82/\$100 of assessed valuation despite the financial impact of COVID-19 on the City and its  
44 residents.  
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46 The public hearing was opened at 8:50 p.m. No one came forward. The public hearing was closed  
47 at 8:51 p.m.  
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49 **11. Adjourn.**  
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51 Council Member Beckey Thompson made the motion to adjourn the meeting at 8:54 p.m. Council  
52 Member Stephanie Muller seconded the motion, resulting in a unanimous vote to adjourn.  
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3 Wyman Williams, Mayor

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6 \_\_\_\_\_  
7 Molly Jacobsen, City Secretary

8  
9 11-08-2020  
10 \_\_\_\_\_  
11 Date   
12 18-mgg

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