



Public Safety Facility Bond Committee Meeting
November 08, 2021 at 4:00 p.m.
Butt Holdsworth Memorial Library
505 Water Street, Kerrville TX



- I. Welcome and Introductory Remarks – Chair John Harrison
 - a. Review of Committee charge
 - b. Overview of scope
- II. Self-introductions – all attendees
- III. General Discussion
- IV. Set next meeting date
- V. Adjourn

The facility is wheelchair accessible, and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this event. Please contact the City Secretary's Office at 830-257-8000 for further information. I hereby certify that this agenda was posted as notice of the meeting on the bulletin board at the City Hall of the City of Kerrville, Texas, and on the City's website on the following date and time: 11/05/21 at 2:30 p.m. and remained posted continuously for at least 72 hours preceding the scheduled time of the meeting.

Kesha Franchina, Deputy City Secretary, City of Kerrville, Texas

**CITY OF KERRVILLE, TEXAS
RESOLUTION NO. 48-2021**

**A RESOLUTION CREATING A PUBLIC SAFETY
FACILITY BOND COMMITTEE AND APPOINTING ITS
MEMBERS FOR THE PURPOSE OF ANALYZING THE
FEASIBILITY OF DEVELOPING A PUBLIC SAFETY
FACILITY AND FINANCING SUCH THROUGH THE
ISSUANCE OF GENERAL OBLIGATION BONDS**

WHEREAS, the City of Kerrville is a home rule city acting under its charter adopted by the electorate pursuant to Article XI, Section 5, of the Texas Constitution and Chapter 9 of the Local Government Code; and

WHEREAS, City Council desires to establish and appoint a Public Safety Facility Bond Committee ("Bond Committee") to study facility and space needs of its Police and Fire Departments, including Emergency Management Operations, Emergency Medical Services ("EMS"), and the City's Municipal Court, and to consider the development and construction of a Public Safety Facility to accommodate all three services, make recommendations to City Council regarding such topics, and to evaluate whether to finance the same through the issuance of bonds approved at a future bond election; and

WHEREAS, it is the intent of City Council that the appointment of a Bond Committee will attain the goals referenced above and will provide the City Council with valuable citizen input related thereto;

**NOW THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF
THE CITY OF KERRVILLE, KERR COUNTY, TEXAS:**

SECTION ONE. The City Council hereby creates the Public Safety Facility Bond Committee as an ad hoc board of the City. Council charges the Bond Committee as follows:

- A. The Bond Committee will work with City staff and consultants to study the development of a Public Safety Facility to accommodate and serve the City's Police and Fire Departments, Emergency Management Operations, EMS, and Municipal Court.
- B. The Bond Committee has the authority to recommend to City Council an election regarding the issuance of bonds to meet the needs for such a Public Safety Facility.
- C. The Bond Committee has the authority to recommend no bond election.
- D. The Bond Committee has the authority to make recommendations as to which needs should be financed, thus determining the relative size of the bond issuance.

E. The Bond Committee has the authority to make other recommendations as appropriate to its purpose.

SECTION TWO. Each Councilmember may appoint two members to the Bond Committee for a total of 10 members. The Mayor shall appoint a chair*from among the members. All members shall serve without compensation, must reside within the City limits, and each member serves at the pleasure of the Council and may be removed or replaced at the discretion of Council. The following individuals are appointed to serve as members of the Bond Committee:

Mayor:	Jim Thomas Tony Lenard
Councilmember, Place 1:	Steve Lehman Barbara Dewell
Councilmember, Place 2:	Gary Cochrane Justin MacDonald
Councilmember, Place 3:	John Harrison Sandra Yarbrough
Councilmember, Place 4:	T. Layng Guerriero Glenn Andrew
CHAIR:	John Harrison

SECTION THREE. The Bond Committee shall serve in an advisory capacity and report directly to City Council. Recommendations should reflect a City-wide, community perspective. The Bond Committee should discuss and evaluate the specific needs of the City's Police and Fire Departments, to include Emergency Management Operations and EMS, the City's Municipal Court, and current buildings housing each operation; however, City Council retains final authority for calling a bond election and making the final determination regarding the proposed development and the exact wording, timing, and scope of any recommendations that are presented to voters at an election.

SECTION FOUR. Should City Council call an election, all Bond Committee members are urged to develop and carry out an informational strategy for the successful passage of a bond election. In conformance with law, upon calling an election to consider the possible issuance of Bonds, no public funds may be utilized to promote the successful passage of the bond election. Should the Committee engage in the political process by collectively raising funds and participating in the election process, members shall comply with state law.

SECTION FIVE. The Bond Committee shall become operational immediately, with meetings to occur as frequently as the Committee decides. The Bond Committee shall issue its final report to City Council on or before January 15, 2022, or sooner as may be determined by City Council.

SECTION SIX. This Resolution shall take effect immediately.

PASSED AND APPROVED ON this the 26 day of OCTOBER A.D., 2021.




Bill Blackburn, Mayor

APPROVED AS TO FORM:



Michael C. Hayes, City Attorney

ATTEST:



Shelley McElhannon, City Secretary

Public Safety Facility Bond Committee General Discussion

General Discussion Topic #1 - Committee to discuss and agree upon the Deliverable, Givens, Resources and Process Sequence. Below is a strawman proposal to start the discussion. With agreement on questions and sequence, resources needed to answer the questions will be identified.

Deliverables:

1. By 1/15/2022 recommend to City Council whether there should be a bond election to meet the needs of a Public Safety Facility.
2. If a bond election is recommended, then the size of the bond should be included.

Givens:

1. The Public Safety Facility will “accommodate and serve City’s Police and Fire/EMS Departments, emergency management operations, and its Municipal Court.”
2. “Recommendations should reflect a City-wide community perspective.”
3. Charter does not speak to location or property acquisition. These questions are not within the committee charter.

Resources:

City Staff (including Fire/EMS, Police, Municipal Court, and Finance department personnel)
Randall Scott Architects

Proposed Process and Sequence:

Does answering these questions in this sequence lead to the deliverables?

1. Is an upgraded/new building with more space for the Police Department needed?
2. Is there a need to relocate the Fire Department Administrative offices?
3. Is an upgraded/new building needed for Municipal Court operations?
4. Is there a need for an Emergency Management Operations Center?
5. For each of the above, if the answer is Yes, then how much space (square feet) is needed?
6. Are there operational and/or cost efficiencies to have some or all of these facilities on the same campus?

7. Does this answer prepare the City for future growth?
8. What is the estimated cost per square foot for the following alternatives:
 - a. Greenfield site near downtown Kerrville?
 - b. Greenfield site within city limits but not near city center?
 - c. Remodel option (if possible) near downtown?
 - d. Remodel option (if possible) not near the city center?
9. Answers from above set the boundaries on the size of a proposed bond
10. What is the impact of the bond debt on city finances and property tax rates?

Other information needed prior to answering #1 and #2 deliverables?

General Discussion Topic #2 - Agree upon agenda topics for the 2nd meeting.