

CITY COUNCIL MINUTES
SPECIAL MEETING

KERRVILLE, TEXAS
MAY 31, 2012

On May 31, 2012, the Kerrville City Council meeting was called to order by Mayor Pratt at 9:00 a.m. in the city hall council chambers, 800 Junction Highway.

COUNCILMEMBERS PRESENT:

Jack Pratt	Mayor
Stacie Keeble	Mayor Pro Tem
Carson Conklin	Councilmember
Justin MacDonald	Councilmember

COUNCILMEMBER ABSENT:

Gene Allen	Councilmember
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CITY EXECUTIVE STAFF PRESENT:

Todd Parton	City Manager
Mike Hayes	City Attorney
Brenda G. Craig	City Secretary
Kristine Ondrias	Assistant City Manager
Travis Cochran	Director of Information Technology
Mike Erwin	Director of Finance
Kim Meismer	Director of General Operations
Charlie Hastings	Director of Public Works
Robert Ojeda	Fire Chief
Mindy Wendele	Director of Business Programs
John Young	Police Chief
Stuart Barron	Water/Wastewater Utilities Manager
Malcolm Matthews	Director of Parks and Recreation
Dieter Werner	City Engineer

VISITORS PRESENT: List on file in city secretary's office for the required retention period.

DISCUSSION OF WASTEWATER TREATMENT SYSTEM MASTER PLAN:

Mr. Parton noted that the city hired the engineering firm Freese and Nichols to analyze the wastewater treatment plant and system, to evaluate and prioritize immediate and long term needs based on growth projections, and to recommend what investment was the best value for the city.

Representatives from Freese and Nichols discussed the following:

- Plant history and overview of plant processes; noted that currently all flow coming into the plant was pumped through a series of lift stations.
- Kerrville had one of the most stringent permit requirements in the state.
- F&N performed a condition assessment of the plant and reviewed parameters and scoring criteria used to assign condition, criticality, and risk assessment

scores for each asset and group.

- Reviewed the results of the risk assessment for WWTP equipment and identified potential problems.
- Identified processes and bottlenecks that limited the capacity of the plant.

Freese and Nichols discussed three alternatives and associated costs:

- Alternative 1: Rehabilitate current plant to address high risk components and eliminate hydraulic bottlenecks; nine projects proposed totaling \$10,657,000.
- Alternative 2: Add new parallel 1.5 mgd treatment train to existing site to provide redundancy and additional treatment capacity; most of the projects listed in Alternative 1 would still be required; proposed total cost \$17,339,000.
- Alternative 3: Construct new plant off-site that would provide better gravity flow; engineering and construction estimated at \$37,960,000; this estimate did not include the cost of land purchase, environmental studies, or rerouting the collection system.

Freese and Nichols recommended Alternative 1 as it addressed high risk problems, peak flow hydraulic bottlenecks, and aging infrastructure issues. The existing plant met TCEQ permitted effluent limits, capacity was sufficient to support growth for 20 year planning period, and it had the lowest capital cost.

Council also discussed the following:

- Did fowl and animals contribute to WWTP issues? F&N noted there was no connection to plant operations.
- How did Kerrville's WWTP compare to plant operations in other cities? F&N noted Kerrville had a relatively good operation. The city should begin implementing projects listed in Alternative 1 to address issues before they became problematic, in particular, adding a new clarifier and rehabilitation of the existing clarifier were critical. Electrical and mechanical system upgrades were necessary as equipment wears out and the system becomes outdated and new components are not available, which could create compliance and safety issues. The whole system was outdated, parts were no longer available for some of the equipment; the city needed efficient and reliable electric equipment. As the equipment aged, it would become more of a risk; F&N recommended reevaluating the system every five years.
- Would like more information and definitive time line on medium risk items.

DISCUSSION OF RIVER TRAIL PROJECT INCLUDING ROUTING AND ALIGNMENT OPTIONS :

Staff reviewed alignment options and advantages/disadvantages, approximate costs, and sections where conflicts may exist for the six mile river trail from Kerrville Schreiner Park to Knapp Park.

Package A: Riverside Nature Center to Tranquility Island, 0.6 mile includes pedestrian bridge under Lemos Street bridge, currently under construction.

Package B between Lehmann & Monroe Park and G Street bridge: Option 1 continue along the river but the 150 property owners in Rio Robles Mobile Home Park may not grant an easement (\$120,000); Option 2 along La Casa Drive and Hwy. 16 to G Street, safety issues with routing pedestrians onto a major highway, requires reconstruction of street and drainage infrastructure (\$500,000).

Ms. Ondrias noted two major issues regarding Rio Robles: 1) The city's thoroughfare plan designated the future extension of Park Lane to G Street through their property along the river; and 2) Currently, several homes were located on top of a city utility easement, and the city preferred to abandon that easement in exchange for a new utility easement in the undeveloped property on the north side of the Rio Robles property.

Several councilmembers stated Option 1 as the preferred route for Package B and instructed staff to work with Rio Robles including the possibility of removing the Park Lane extension from the thoroughfare plan, and offering to abandon the existing utility easement in exchange for a new utility easement as stated.

Package C: Guadalupe Street from Riverside Nature Center to Guadalupe Park had three options: Option 1 continue along the north bank of the river and connect to 700 foot of existing trail; majority of property owners were agreeable, but may involve condemnation of a few tracts (\$875,000); Option 2 from the north side of the river connect to the south side of the river with a pedestrian bridge near Dietert Center, the private property owner on the south side wanted the river trail, and discussions with the state for an easement on the state hospital property had been positive, would add .7 mile to the project, (\$1,770,000); Option 3 move trail away from river up to Guadalupe Street, safety issues with vehicles so close to pedestrians, required use of private property fronting Guadalupe Street in existing city easements, would require eliminating curb side parking on Guadalupe Street, may not require condemnation (\$700,000).

Several councilmembers stated Option 1 as the preferred route with Option 2 as an alternative route for Package C.

Package F, 1.9 miles from G Street to Kerrville Schreiner Park (KSP): Option 1 terminate river trail at Birkdale lift station and no connection to KSP, avoided easement issues (\$430,000); Option 2 along river and connect to KSP, required construction of a pedestrian bridge and may require condemnation, (\$875,000); Option 3 along Hwy. 173 and FM 689, safety and accessibility issues with vehicles so close to pedestrians, (\$950,000).

Several councilmembers stated Option 2 as the preferred route with Option 1 as an alternative route for Package F.

Council's preference on all segments was to stay on the river. The consensus of council was to instruct staff to contact property owners and learn what their

individual issues and concerns were and offer compensation where appropriate, and report back to council in a few weeks.

EXECUTIVE SESSION: None.

ADJOURNMENT: Mr. MacDonald moved to adjourn the meeting; the motion was seconded by Mr. Conklin and passed 4-0. The meeting adjourned at 11:08 a.m.

APPROVED: _____

Jack Pratt, Jr., Mayor

ATTEST:

Brenda G. Craig, City Secretary