

STATE OF TEXAS §

COUNTY OF TARRANT §

CITY OF BEDFORD §

The City Council of the City of Bedford, Texas, met in work session at 6:00 p.m., and regular session at 6:30 p.m. in the Council Chamber of City Hall, 2000 Forest Ridge Drive on the 8th day of June 2010 with the following members present:

Jim Story	Mayor
Chris Brown	Council Members
Ray Champney	
Roger Fisher	
Jim Griffin	
Roy Savage	

Constituting a quorum.

Councilman Roy W. Turner was not present at tonight's meeting.

Staff present included:

Beverly Queen	City Manager
David Miller	Deputy City Manager
Stan Lowry	City Attorney
Michael Wells	City Secretary
Cliff Blackwell	Director of Administrative Services
David Flory	Police Chief
Jill McAdams	Human Resources Director
Mirenda McQuagge-Walden	Managing Director of Community Services
Maria Redburn	Library Manager
Bill Shelton	Public Works Superintendent
Bill Syblon	Development Director
James Tindell	Fire Chief

WORK SESSION

Mayor Story called the work session to order at 6:00 p.m.

- **Review and discuss items on the regular agenda and consider placing items for approval by consent.**

Council discussed placing the following item(s) on consent: 5, 9, 10, and 11.

- **Presentation of the results of the employee climate survey that was given to employees in March 2010.**

Jill McAdams, Human Resources Director, gave a presentation on the results of the employee climate survey. The survey started back in 2005 on the recommendation of City Council. In past years, a consultant has been hired to conduct the survey but this year an intern from UNT was hired to spearhead the project.

The survey was sent to all employees in March in electronic format using Survey Monkey and was anonymous. One change this year was that participation was mandatory. At the time of the survey there were 382 active employees, 261 of whom completed the survey. Of those 261, 100 checked that they had no opinion or no opportunity to observe meaning that there was less participation this year than last.

In the category of continued strengths, strides were made with satisfaction with retirement benefits due mainly to the implementation of TMRS. There was also an increase with satisfaction with staffing levels with an increase in the Police Department's of 25%. There was a 21% increase in satisfaction with compensation and overall benefits again mainly due with TMRS. Direct supervision continues to be a strength with a 6% increase.

In areas where performance has been maintained included the continual belief that providing quality customer service is important to the organization which was at 96%. 77% understand their benefits package and know how to use those with ease. 90% believe that their department has effective safety policies and procedures. 90% also agree that they have knowledge of their job area and responsibilities.

Employees still feel that the organization is lacking in communication. Things were put in place to improve communication including City Manager roundtables with employees, quarterly all-employee meetings, weekly HR updates sent to employees and providing the City Manager update to all employees through the intranet. Individual departments have improved communication strategies including implementing weekly staff meetings where they haven't had them before, more frequent e-mail communications with off-shift employees, and department managers getting out of their offices to spend more time in their departments.

Work- life balance showed a 10% decrease even though there has been an increase in employees using flex time policy and supervisors trying to work with employees to give them the time off they need. High turnover is causing some employees to have to fill in to work more hours in order to pick up the slack.

The overall survey shows an appreciation towards Council. Employees appreciate the support that the Council has shown them as well as acknowledging the work that they do. They are also extremely appreciative with the fact that TMRS was added as well as the employee health clinic.

The next steps are for the City Manager to direct the department heads to put together an action plan to address the deficiencies and present that information to the departments. At the next quarterly all-employee meeting they will go over a detailed presentation with employees and answer questions regarding the survey.

REGULAR SESSION

Regular Session began at 6:31 p.m.

CALL TO ORDER/GENERAL COMMENTS

Mayor Story called the meeting to order.

INVOCATION (Pastor Ginger Ziegler, Embracing His Grace Church)

Pastor Ginger Ziegler of Embracing His Grace Church gave tonight's invocation.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was given.

OPEN FORUM

Nobody chose to speak under tonight's open forum.

CONSIDER APPROVAL OF ITEMS BY CONSENT

Motioned by Councilman Champney, seconded by Councilman Griffin to approve the following items by consent. 5, 6, 10 and 11.

Motion approved 5-0-1. Mayor story declared the motion carried.

Councilman Savage abstained due to not being at the last Council meeting.

COUNCIL RECOGNITION

1. Employee Service Recognition

The following employee(s) received recognition for dedicated service and commitment to the City of Bedford:

Debra Turek, Police Department – 10 years of service
Mirenda McQuagge-Walden, Community Development – 10 years of service
Rick Nash, Fire Department – 35 years of service

PERSONS TO BE HEARD

2. The following individuals have requested to speak to the Council tonight under Persons to be Heard:

- a) **Tom Bresnahan, 3401 Derby Circle, Bedford, TX 76021; George Mountcastle, 3805 Brookside Drive, Bedford, TX 76021; and Mark Massey, 3741 Oak Cove, Bedford, TX 76021 - Requested to speak to the Council to present the new pamphlet from the Community Affairs Commission to the Council for approval.**

Tom Bresnahan, Chairman of the Community Affairs Commission, 3401 Derby Circle, Bedford, TX 76021. Mr. Bresnahan was happy to speak to Council regarding Mark Massey's and George Mountcastle's work on the pamphlet from the Community Affairs Commission. He would like to ask Council's permission to modify the Commission's mission to include care centers and faith based organizations.

Mark Massey, 3741 Oak Cove, Bedford, TX 76201 – Mr. Massey stated with the Council's permission, the Commission would like to distribute the brochure with all the things that Commission does including the two items Mr. Bresnahan mentioned. The Commission unanimously wanted to add these two types of organizations. They would like to take the brochures and talk to the businesses in Bedford to see what they can do for them and answer their concerns in order to help retain those businesses. In regards to the SKEDS website, as soon as that site up and running, they would like to edit the brochure to include information on that. They would also like to include a "Shop Bedford First" link on the City website to include SKEDS and information from the brochure.

A change to the mission of the Community Affairs Commission would require an ordinance change. There was no need to take formal action to approve the pamphlet at tonight's meeting.

- b) **Joy Johnson, 1701 Brookhaven Circle, Bedford, TX 76022 – Requested to speak to Council regarding the signal lights, red lights, and red light monitoring system.**

Ms. Johnson did not attend tonight's meeting.

APPROVAL OF THE MINUTES

3. Consider approval of the following City Council minutes:

a) May 25, 2010 regular meeting

Motioned by Councilman Fisher, seconded by Councilman Brown to approve the minutes of the May 25, 2010 regular meeting.

Motion approved 5-0-1. Mayor Story declared the motion carried.

Mr. Savage abstained due to not being at the last meeting.

OLD BUSINESS

4. Consider a resolution authorizing the City Manager to enter into a contractual agreement in the amount of \$35,000 with Torch Creative to provide professional services to rebrand the City of Bedford by creating a new logo and motto.

Councilman Fisher stated that the original goal of this project was to develop a new logo for the City that reflects a new direction for the City, differentiates Bedford from other cities in the Metroplex, instill a sense of pride in the citizens, and help with new investments in shops, tourists and residents. It should also reflect the changes in the new Library and parks system. Torch Creative was selected at the last meeting to take the lead on this project. Staff was able to negotiate a contract with Torch at a price that met their competitor's bid but that did not have to sacrifice any part of the project.

If the resolution passes, the process of rebranding will begin and will include the citizens as well as the Bedford Boards and Commissions. The unveiling of the project is planned for the opening of the new Library or at another appropriate time.

Jill McAdams, Human Resources Manager, stated that the scope of services remain the same as originally presented. She reintroduced Mike Thurman and Brad Bishop of Torch Creative to answer any questions.

Mike Thurman thanked the Council for selecting them and they are excited about working with the Council and the citizens. He stated the timeline for the project is on average eight to twelve weeks.

Motioned by Councilman Fisher, seconded by Councilman Champney to approve a resolution authorizing the City Manager to enter into a contractual agreement in the amount of \$35,000 with Torch Creative to provide professional services to rebrand the City of Bedford by creating a new logo and motto.

Motion approved 6-0-0. Mayor Story declared the motion carried.

5. Consider a resolution to accept bids and authorize the City Manager to enter into a contract with Flagship Sweeping Services, Inc. in the amount of \$19,978 for the 2010 Street Sweeping Program.

This item was approved by consent.

NEW BUSINESS

6. Public hearing and approval of a resolution authorizing Certification of a Cultural District for at least ten years to be named The Bedford Cultural District upon the granting of a Cultural District Designation from the Texas Commission on the Arts. The district would include the Old Bedford School, the new Bedford Public Library and the Bedford Boys Ranch. Property is

located on Bedford Road from School Lane going east to Forest Ridge, then north on Forest Ridge to Bedford Boys Ranch Park, a 68 acre park bound by Harwood Road on the north.

Bill Syblon, Development Director, presented this resolution. The cultural district is a vision generated at the Council level. In 2009, the Texas Commission of the Arts started a program that sets forth the criteria by which a state-certified cultural district can be formed. In the first year, seven cities attained this designation. The proposed district would incorporate the Old Bedford School, the new Bedford Public Library and the Bedford Boys Ranch which houses the Arts Council Northeast offices, the Trinity Arts Gallery and the Onstage Theater. The Arts Council has really stepped up to help the City in achieving this goal and will serve as a temporary steering committee needed to submit the application. He wanted to thank Kathy Hernandez of the Arts Council and Billie Yahne in the Development Department. Most of the components for the Cultural District are already in place and the budget would consist of existing funds allocated from the Arts and Tourism Administration budget. Going forward, in October the Texas Commission on the Arts will award the designations. If Bedford receives one, the Council will need to adopt an ordinance that recognizes the district and establishes the zone. The Council will then need to appoint a cultural district board to direct the development and operation of the district. The board will consist of seven members, the chairperson being a representative of the City, three other City representatives, and two Arts Council representatives. The final step would be to seek a 501(c)(3) non-profit designation in order for the board to accept donations, generate additional funds, and apply for state and national grants.

Mayor Story opened the public hearing at 7:09 p.m.

Nobody chose to speak during tonight's public hearing.

Mayor story closed the public hearing at 7:09 p.m.

Motioned by Councilman Champney, seconded by Councilman Griffin to approve a resolution authorizing Certification of a Cultural District for at least ten years to be named The Bedford Cultural District upon the granting of a Cultural District Designation from the Texas Commission on the Arts.

Motion approved 6-0-0. Mayor Story declared the motion carried.

7. Consider an ordinance amending Ordinance No. 08-2905 awarding the contract to Allied Waste Systems, Inc. dba Allied Waste Services of Fort Worth for the collection of solid waste to include Section IV. "General Specifications" Subsection CC. "Collection Frequency and Days" and Section V. "Scope of Services" Subsection K. "Storm Cleanup".

Deputy City Manager David Miller presented information on this item as well as Item #8. Allied Waste is requesting some amendments to their contract which includes moving to 4-day pick up schedule by dividing the City into two separate zones. Zone 1 west of Central Drive will have their trash picked up on Mondays and Thursdays with the recycling done on Thursdays and Zone 2 east of Central will have their trash picked up Tuesdays and Fridays with recycling done on Fridays. In a survey done in 2009, 92% of citizens favored a four day-a-week pickup. The second amendment is one based on prior discussions back in February during the snow event. There was confusion in the contract regarding amounts to be paid hourly for additional trucks. This amendment would clarify that language in the contract. It would put Allied Waste at the disposal of the City if they are needed.

Tim Powlen, General Manager, Allied Waste Services of Fort Worth, 6001 Elliot Reeder, Fort Worth – Mr. Powlen stated that Allied Waste has already split the cities of Hurst and Euless by picking a point through the center of the City. The service personnel would now be there 4 days a week so 80% of their job is based off of that one city. If there is a missed pickup they can be there the next day. There would be fewer trucks in the City at one time but it would provide better customer service.

After some discussion by Council, it was decided to table this item and Item #8 until the next Council meeting.

Motioned by Mayor Story, seconded by Councilman Fisher to table an ordinance amending Ordinance No. 08-2905 awarding the contract to Allied Waste Systems, Inc. dba Allied Waste Services of Fort Worth for the collection of solid waste to include Section IV. "General Specifications" Subsection CC. "Collection Frequency and Days" and Section V. "Scope of Services" Subsection K. "Storm Cleanup" until the next Council meeting.

Motion approved 6-0-0. Mayor Story declared the motion carried.

- 8. Consider an ordinance amending Ordinance No. 08-2906 awarding the contract to Allied Waste Services, Inc. dba Allied Waste Services of Fort Worth for recycling services to include Section IV. "General Specifications" Subsection CC. "Collection Frequency and Days" 1. "Residential".**

Motioned by Mayor Story, seconded by Councilman Fisher to table an ordinance amending Ordinance No. 08-2906 awarding the contract to Allied Waste Services, Inc. dba Allied Waste Services of Fort Worth for recycling services to include Section IV. "General Specifications" Subsection CC. "Collection Frequency and Days" 1. "Residential" until the next Council meeting. .

Motion approved 6-0-0. Mayor Story declared the motion carried.

- 9. Consider a resolution authorizing the City Manager to enter into a professional services contract with Gary Burton Engineering, Inc. in the amount of \$140,000 for the 2010 Sanitary Sewer Collection System Infiltration/Inflow Investigation.**

This item was approved by consent.

- 10. Consider a resolution authorizing the City Manager to enter into a Memorandum of Understanding (MOU) between the City of Bedford and the cities of Fort Worth, Arlington, Haltom City, North Richland Hills and the County of Tarrant, Texas for the 2010 Byrne Justice Assistance Grant (JAG) Formula Program Award.**

This item was approved by consent.

- 11. Consider a resolution authorizing the purchase of one Chrysler sedan vehicle in the amount of \$23,031 from Dallas Dodge through the Houston-Galveston Area Council State Contract.**

This item was approved by consent.

- 12. Consider a resolution approving Axium, as the solar subcontractor identified by Harrison, Walker & Harper the construction manager at-risk for the installation of a 250 kw photovoltaic solar array system for the new Bedford Public Library.**

Maria Redburn, Library Manager, stated that tonight they are asking for approval of the subcontractor bid for the 250 kw photovoltaic solar array system. Brad Archer of Harrison, Walker and Harper stated that this system will supplement energy at the new Library. It would produce approximately 345,000 kw hours a year which would lead to approximately \$30,000 to \$40,000 savings a year to the City. Over the 25 year lifetime of the panels this would mean approximately \$750,000 to \$1,000,000 in savings.

There was discussion regarding what to do with the approximately \$60,000 in funds due to the project coming in under budget. Mr. Archer stated that they would like to move forward with getting the photovoltaic panels and inverters ordered. There is a time restraint with the grant in that it needs to be completed by August 30. He recommends getting an extension to the grant and then investigate options such as additional warranties under the grant. Ms. Redburn mentioned some of the options including extended warranties for the inverters, extending the preventative maintenance plan from 15 to 20 years and uptime guarantees. There is also the option of adding panels with the downside of that being it

would be in a daisy array which would give it a visible component. Ms. Redburn also mentioned the possibility of a public education campaign regarding the solar panels.

Motioned by Councilman Champney, seconded by Councilman Griffin to approve a resolution approving Axium, as the solar subcontractor identified by Harrison, Walker & Harper the construction manager at-risk for the installation of a 250 kw photovoltaic solar array system for the new Bedford Public Library.

Motion approved 6-0-0. Mayor Story declared the motion carried.

13. Council member reports

a) Councilman Savage - Discuss the Global Retail Real Estate Convention.

Councilman Savage discussed the Global Real Estate Convention and stated he had exciting information to share with the Council. From May 22 through the 25, Beverly Queen, Bill Syblon and he along with five representatives from Hurst, three from Eules and two from the Chamber all representing the HEB Economic Development Foundation attended the convention. There were just over 30,000 attendees for the convention. The primary purpose of attending was to promote the HEB area on the national level. This year's show was more optimistic than last years. Through meetings they learned there is significant interest and activity around many of Bedford's vacant restaurant buildings including Bennigan's, Luby's and Harrigan's. They also met with current property owners and businesses to discuss their future plans. Initiatives are in progress to relocate and retain businesses affected by the Highway 183 expansion. Staff is working with these businesses to ensure that the City is doing everything they can to assist them. They also discussed zoning requirements for potential tenants looking at shopping centers in the City.

The Buxton retail analysis proved to be invaluable in promoting Bedford. In meeting with several retailers, an analysis tailored to each retailer was hand delivered and discussed. Several retailers stated they were looking at potential sites in Bedford.

He would like to commend Ms. Queen for her foresight and support of Mr. Syblon and his efforts to prepare for this convention. He also commended Mr. Syblon for his perseverance in making the contacts necessary to have the activity in terms of appointments with current businesses and new prospects. He can't say enough for Bill's planning and preparation in anticipation of the convention. It was a job well done.

One issue that retailers mentioned during the convention was that the current sign ordinance was not conducive to more regional type businesses. The sign ordinance may be a topic of discussion during the upcoming Council strategic planning session.

14. City Manager/Staff reports

City Manager Beverly Queen wanted to remind everybody that this Sunday, June 13 from 11:00 a.m. to 5:00 p.m. is Summerfest to benefit the new Bedford Public Library. All proceeds will go to the capital fund for the library. There will be a dunk tank, hamburger and hotdog cook-off, funnel cakes, popcorn, bounce houses and a car show.

15. Take any action necessary as a result of the Executive Session.

No action was necessary as a result of the Executive Session.

ADJOURNMENT

Mayor Story adjourned the meeting at 7:52 p.m.

Jim Story, Mayor

ATTEST:

Michael Wells, City Secretary