

HEWITT TEXAS

CITY COUNCIL WORKSHOP/REGULAR MEETING

May 02, 2022 at 6:00 PM

Hewitt Public Safety Facility, 100 Patriot Court, Hewitt, TX 76643

AGENDA

Steve Fortenberry, Mayor, Ward 3

Michael S. Bancale, Mayor Pro Tem, At-Large – **Charlie Turner**, Council Member, Ward 1

Wilbert Wachtendorf, Council Member, Ward 1 – **Bill Fuller**, Council Member, Ward 2

Bob Potter, Council Member, Ward 2 – **Erica Bruce**, Council Member, Ward 3

The meeting will be streamed live on the city's Facebook page.

WORKSHOP MEETING - 6:00 PM

WORKSHOP DECLARATION OF A QUORUM AND CALL TO ORDER

WORKSHOP AGENDA

- [1.](#) Briefing and discussion on proposed future debt and the impact on tax rates.
- [2.](#) Briefing and discussion concerning a sewer backup claim at 926 Rolling Hills Drive.

WORKSHOP ADJOURNMENT

REGULAR MEETING - 7:00 PM

DECLARATION OF A QUORUM AND CALL TO ORDER

PLEDGE OF ALLEGIANCE

SPECIAL PRESENTATION(S) AND RECOGNITION(S)

- [3.](#) Special presentation of proclamation in recognition of "Municipal Clerks Week".

PUBLIC COMMENTS

The City Council invites citizens to speak on any topic not already scheduled for a public hearing. The Texas Open Meetings Act prohibits the Council from discussing, responding, or acting on any comments or items that have not been properly posted on the agenda. [Note: Prior to the meeting, the citizen must complete a "Public Comment Form" and present it to the City Secretary.]

REGULAR AGENDA ITEMS

- [4.](#) Consider approval of minutes of the Workshop/Regular Meeting of April 18, 2022.

5. Presentation of the report from City Engineer Miles Whitney, P.E.
 - Update on pending utility projects.
 - Update on pending street projects.
 - Update on pending drainage projects.
6. Briefing and discussion regarding an update to the redistricting process for Hewitt Ward boundaries.
7. Discussion and possible action regarding sewer backup damages at 926 Rolling Hills Drive.
8. Discussion and possible action to consider **Resolution No. 2022-06** casting votes to elect a member of the governing body of the McLennan County Rural Transit District.
9. Briefing and discussion concerning Council priorities for budget preparation.

ADJOURNMENT

I certify that the above notice of meeting was posted on the Public Notice Board located in front of City Hall on April 26, 2022, by 5:00 PM.

CITY OF HEWITT

Lydia Lopez, TRMC/CMC
City Secretary

In compliance with the American with Disabilities Act, the City of Hewitt will provide reasonable accommodations for persons attending and/or participating in City Council meetings. The facility is wheelchair accessible, with handicap parking available at the front of the building. Requests for sign interpreters or special services must be received forty-eight (48) hours prior to the meeting by calling the City Secretary at 254.296.5602 or by fax at 254.666.6014.

CITY OF HEWITT, TEXAS

Proposed Certificate of Obligation Issuance and Tax Rate Management Discussion

May 2, 2022

Mark M. McLiney
SENIOR MANAGING DIRECTOR



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HEWITT

TEXAS

City of Hewitt Outstanding Debt

Item 1.

General Fund Debt Obligations								
Fiscal Year Ending 9/30	CO S-2010	CO S-2012	CO S-2013	GO Ref S-2013	CO's S-2014	CO's S-2016B	CO's S-2017	Total Debt Service
2022	\$ 187,750	\$ 187,670	\$ 233,230	\$ 308,609	\$ 491,525	\$ 225,875	\$ 374,013	\$ 2,008,671
2023	183,750	190,537	234,855	311,751	489,213	226,225	372,113	2,008,443
2024	184,750	194,814	231,355	311,465	490,963	226,425	380,063	2,019,834
2025	294,500	197,036	232,155	-	491,613	226,475	375,063	1,816,841
2026	293,500	195,357	232,805	-	491,113	221,375	374,863	1,809,012
2027	292,000	197,007	233,305	-	490,313	226,275	379,263	1,818,162
2028	295,000	198,516	233,655	-	489,213	222,675	378,063	1,817,121
2029	292,250	199,455	233,055	-	491,863	224,075	291,463	1,732,160
2030	294,000	202,124	232,280	-	488,038	225,375	290,013	1,731,829
2031	-	202,237	231,330	-	488,863	221,575	293,413	1,437,417
2032	-	205,954	235,205	-	488,113	221,825	291,513	1,442,609
2033	-	-	233,730	-	486,800	221,950	294,463	1,236,943
2034	-	-	232,080	-	488,800	221,950	292,113	1,234,943
2035	-	-	235,499	-	-	221,825	294,613	751,936
2036	-	-	233,580	-	-	226,050	291,813	751,443
2037	-	-	236,020	-	-	-	293,200	529,220
2038	-	-	233,100	-	-	-	294,263	527,363
Total	\$ 2,317,500	\$ 2,170,706	\$ 3,967,239	\$ 931,825	\$ 6,366,425	\$ 3,359,950	\$ 5,560,300	\$ 24,673,945

The above series of debt were issued for general fund improvements (streets, parks, etc.) and repaid from ad valorem tax levy (I&S portion of the tax rate).

City of Hewitt Outstanding Debt

Utility System Supported Debt Obligations						
Fiscal Year Ending 9/30	CO S-2010	CO S-2012	GO Ref S-2013	GO Ref S-2015	CO S-2016	New Total Debt Service
2022	\$ 354,650	\$ 309,768	\$ 273,672	\$ 606,200	\$ 425,288	\$ 1,969,577
2023	354,250	314,501	276,459	603,750	428,763	1,977,722
2024	353,850	321,561	276,205	606,000	426,263	1,983,879
2025	573,350	325,227	-	607,800	423,638	1,930,014
2026	571,850	322,456	-	609,150	425,888	1,929,343
2027	569,850	325,180	-	612,700	423,688	1,931,418
2028	562,350	327,671	-	615,550	425,969	1,931,540
2029	559,600	329,221	-	617,700	427,175	1,933,696
2030	561,350	333,626	-	617,825	427,688	1,940,488
2031	557,350	333,813	-	627,200	427,038	1,945,400
2032	554,663	339,946	-	624,000	426,088	1,944,696
2033	1,211,538	-	-	-	424,369	1,635,906
2034	1,212,888	-	-	-	427,338	1,640,225
2035	1,217,213	-	-	-	423,838	1,641,050
2036	1,219,288	-	-	-	-	1,219,288
2037	1,224,113	-	-	-	-	1,224,113
Total	\$ 11,658,150	\$ 3,582,969	\$ 826,335	\$ 6,747,875	\$ 5,963,025	\$ 28,778,355

The above series of debt were issued for utility system improvements and repaid from revenues of the City's utility system.

5-Year Taxable Assessed Value and Tax Rate History										
Tax Year	FYE	TAV	YOY % Change	Total Rate	M&O Rate	M&O Levy	I&S Rate	I&S Levy		
2017	2018	\$ 842,794,668	--	\$ 0.5397	\$ 0.3236	\$ 2,727,284	\$ 0.2161	\$ 1,821,279		
2018	2019	936,761,456	11.15%	0.5397	0.3074	2,879,605	0.2323	2,176,097		
2019	2020	1,008,342,875	7.64%	0.5397	0.3166	3,192,414	0.2231	2,249,613		
2020	2021	1,028,217,419	1.97%	0.5478	0.3279	3,371,175	0.2200	2,261,790		
2021	2022	1,131,121,660	10.01%	0.5401	0.3471	3,926,157	0.1930	2,183,065		

Senate Bill 2 limits the City’s ability to increase its M&O levy by more than 3.5% of the prior year’s levy unless the City has a population of 30,000 or less in which case it may increase its No-New-Revenue M&O Rate that when applied to the City’s TAV will impose an amount of taxes equal to \$500,000 and the City’s current debt rate.

Last year, the City adopted the de minimis rate which allowed the City to increase the M&O rate while lowering its overall rate by virtue of a decreased I&S rate.

Certified values will not be released until late July 2022 and the following analysis assumes a 7.93% increase in taxable assessed value for the City in the coming year.

City of Hewitt Tax Rate – De Minimus Rate

De Minimus Rate with No New Debt

	Rate	Levy	\$ Change in Revenue from Prior Year
M&O	\$ 0.346050	\$ 4,224,663.03	\$ 298,489.91
I&S	0.182514	2,228,171.00	45,113.00
Total	\$ 0.528564	\$ 6,452,834.03	\$ 343,602.91

If the City adopts the de minimus rate and does not issue debt the Total Tax Rate will decrease to \$0.5285/\$100 next year from \$0.5401/\$100.

OR

De Minimus Rate with \$5MM New Debt

	Rate	Levy	\$ Change in Revenue from Prior Year
M&O	\$ 0.346050	\$ 4,224,663.03	\$ 298,489.91
I&S	0.209727	2,560,396.00	377,338.00
Total	\$ 0.555777	\$ 6,785,059.03	\$ 675,827.91

If the City adopts the de minimus rate and issued up to \$5,000,000 in COs, it would increase the total tax rate to \$0.5557/\$100 next year from \$0.5401/\$100.

City of Hewitt Tax Rate – Maintain the Prior Year’s Rate

Alternatively, the City can choose to keep the Total Tax Rate at \$0.5401/\$100 from the prior year by decreasing the M&O rate and increasing the I&S rate by virtue of issuing debt.

Maintain Total Tax Rate with \$5MM New Debt			
	Rate	Levy	\$ Change in Revenue from Prior Year
M&O	\$ 0.330377	\$ 4,033,322.20	\$ 107,149.08
I&S	<u>0.209727</u>	<u>2,560,396.00</u>	<u>377,338.00</u>
Total	\$ 0.540104	\$ 6,593,718.20	\$ 484,487.08

In this scenario the City still raises \$107,149 in additional M&O revenues compared to last year and generates additional I&S revenues sufficient to repay \$5,000,000 in Certificates of Obligation to be issued this summer prior to the adoption of the tax rate.

City of Hewitt Tax Rate – Maintain the Prior Year’s Rate

Item 1.

FYE (9/30)	Taxable Assessed Valuation ⁽¹⁾	Net Debt Service ⁽²⁾	Required I&S Tax Rate ⁽³⁾	\$5MM CO's, Series 2022 ⁽⁴⁾			New Net Total Debt Service	Required I&S Tax Rate ⁽³⁾
				Principal	Interest	Total		
2022	\$ 1,131,121,660	\$ 2,183,058	\$ 0.1930				\$ 2,183,058	\$ 0.1930
2023	1,220,824,246	2,228,171	0.1825	\$ 135,000	\$ 197,300	\$ 332,300	2,560,471	0.2097
2024	1,257,448,973	2,382,987	0.1895	65,000	193,300	258,300	2,641,287	0.2101
2025	1,295,172,442	2,104,892	0.1625	185,000	188,300	373,300	2,478,192	0.1913
2026	1,295,172,442	2,097,236	0.1619	195,000	180,700	375,700	2,472,936	0.1909
2027	1,295,172,442	2,115,045	0.1633	200,000	172,800	372,800	2,487,845	0.1921
2028	1,295,172,442	2,114,004	0.1632	210,000	164,600	374,600	2,488,604	0.1921
2029	1,295,172,442	2,029,043	0.1567	220,000	156,000	376,000	2,405,043	0.1857
2030	1,295,172,442	2,028,712	0.1566	225,000	147,100	372,100	2,400,812	0.1854
2031	1,295,172,442	1,734,300	0.1339	235,000	137,900	372,900	2,107,200	0.1627
2032	1,295,172,442	1,739,492	0.1343	245,000	128,300	373,300	2,112,792	0.1631
2033	1,295,172,442	1,533,826	0.1184	255,000	118,300	373,300	1,907,126	0.1472
2034	1,295,172,442	1,531,826	0.1183	265,000	107,900	372,900	1,904,726	0.1471
2035	1,295,172,442	1,048,819	0.0810	275,000	97,100	372,100	1,420,919	0.1097
2036	1,295,172,442	1,048,326	0.0809	290,000	85,800	375,800	1,424,126	0.1100
2037	1,295,172,442	826,103	0.0638	300,000	74,000	374,000	1,200,103	0.0927
2038	1,295,172,442	824,246	0.0636	315,000	61,700	376,700	1,200,946	0.0927
2039	1,295,172,442	-	-	325,000	48,900	373,900	373,900	0.0289
2040	1,295,172,442	-	-	340,000	35,600	375,600	375,600	0.0290
2041	1,295,172,442	-	-	355,000	21,700	376,700	376,700	0.0291
2042	1,295,172,442	-	-	365,000	7,300	372,300	372,300	0.0287
Total		\$ 29,570,084		\$ 5,000,000	\$ 2,324,600	\$ 7,324,600	\$ 36,894,684	

⁽¹⁾ Tax Year 2021 (Fiscal Year 2022) Certified Taxable Assessed Value ("TAV") per McLennan CAD. Assumes annual growth rate 7.93% for 2022, 3% for 2 years and 0% thereafter.

⁽²⁾ Includes other financings outside of City's debt (i.e. lease purchases).

⁽³⁾ Tax collections assumed to be 100% as required by McLennan Co CAD in 2022 and beyond.

⁽⁴⁾ Preliminary, subject to change. Interest calculated at 4.00% for illustrative purposes only.

Certificates of Obligation Issuance Timeline

Item 1.

Date	Action Item
May 2nd	Council workshop to discuss tax rate and potential new debt considerations in preparation for the upcoming year's budget
June 6th	Council authorizes Notice of Intention Resolution to issue Certificates of Obligation (CO's)
Week of July 25th	Certified Values received from McLennan CAD
August 1st	City Council takes record vote on proposed tax rate and 2023 budget and sets public hearings for each
August 8th	Receive competitive bids on COs at 11AM City Council meeting to review bids and authorize sale of COs at 6PM
August 15th	City Council adopts the M&O and I&S tax rates for the coming year and adopts the 2023 budget
September 7th	COs Closing; Funds delivered to the City



AP Restoration

Client: Brandon Edwards
Property: 926 Rolling Hills
Hewitt, TX 76643

Operator: GUILLERM

Estimator: Guillermo Aguilar
Position: project manager
Company: AP Restoration
Business: 505 Benton Dr
Allen, TX 75013

Business: (951) 347-6350
E-mail: Guillermo@restorationap.com

Type of Estimate:

Date Entered: 4/9/2022

Date Assigned:

Price List: TXDF8X_APR22

Labor Efficiency: Restoration/Service/Remodel

Estimate: BRANDON_EDWARDS



BRANDON_EDWARDS

BRANDON_EDWARDS

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	O&P	TOTAL
1. Remove and Replace Carpet pad	950.00 SF	0.12	0.62	39.97	148.60	891.57
2. Remove and Replace Carpet	1,092.50 SF	0.27	4.65	426.32	1,160.28	6,961.71
3. Haul debris - per pickup truck load - including dump fees	2.00 EA	144.19	0.00	0.00	57.68	346.06
one for initial haul of waste one for waste throughout repairs						
4. General clean - up progressive and final	4.00 HR	0.00	52.74	20.88	42.20	274.04
5. Drywall Installer / Finisher - per hour	10.00 HR	0.00	108.85	0.00	217.70	1,306.20
6. Painter - per hour	18.00 HR	0.00	73.75	0.00	265.50	1,593.00
7. Paint materials	1.00 EA	0.00	280.00	9.47	57.90	347.37
8. Remove and Replace Tile floor covering	50.00 SF	2.45	9.89	19.68	127.34	764.02
9. Remove and Replace Mortar bed for tile floors	50.00 SF	1.32	4.44	9.36	59.48	356.84
10. Grout sealer	50.00 SF	0.00	1.08	0.66	10.94	65.60
11. Contents - move out then reset	1.00 EA	0.00	226.21	0.00	45.24	271.45
12. Content Manipulation charge - per hour	12.00 HR	0.00	51.38	0.00	123.32	739.88
Additional labor to move and reset large heavy furniture						
13. Remove and Replace Baseboard - 2 1/4"	295.00 LF	0.41	2.75	23.85	191.24	1,147.29
Total: BRANDON_EDWARDS				550.19	2,507.42	15,065.03
Line Item Totals: BRANDON_EDWARDS				550.19	2,507.42	15,065.03



Summary

Line Item Total	12,007.42
Material Sales Tax	529.31
Subtotal	12,536.73
Overhead	1,253.71
Profit	1,253.71
Cleaning Sales Tax	20.88
Replacement Cost Value	\$15,065.03
Net Claim	\$15,065.03

Guillermo Aguilar
project manager

Client: Brandon Edwards
Property: 926 Rolling Hills Dr
Hewitt, TX 76643

Operator: AARON.BR

Estimator: Aaron Brown
Position: Estimator
Company: Restoration 1
Business: 5113 Steinbeck Bend Dr
Waco, TX 76708

Business: (254) 744-5849
E-mail: aaron.brown@restoration1.com

Type of Estimate: Water Damage

Date Entered: 3/16/2022

Date Assigned: 3/16/2022

Price List: TXWA8X_MAR22
Labor Efficiency: Restoration/Service/Remodel
Estimate: CAT3WATERMITIGATION

CAT3WATERMITIGATION

SKETCH1

Main Level

Main Level

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
1. Emergency service call - after business hours Called out at 11pm	1.00 EA	0.00	209.28	0.00	209.28
2. Equip. setup, take down & monitoring - after hrs	3.00 HR	0.00	74.76	0.00	224.28
3. Equipment setup, take down, and monitoring (hourly charge)	14.00 HR	0.00	49.79	0.00	697.06
4 techs at 3.5 hours each on 3/17/22 3 techs on 3/18/22					
4. Add for personal protective equipment - Heavy duty	8.00 EA	0.00	38.97	25.72	337.48
5. Plastic bag - used for disposal of contaminated items	8.00 EA	0.00	3.07	2.03	26.59
6. Haul debris - per pickup truck load - including dump fees	1.00 EA	135.47	0.00	0.00	135.47
Total: Main Level				27.75	1,630.16



Living room

Height: 8'

416.67 SF Walls	265.71 SF Ceiling
682.38 SF Walls & Ceiling	265.71 SF Floor
29.52 SY Flooring	52.08 LF Floor Perimeter
52.08 LF Ceil. Perimeter	

Missing Wall

10' 3" X 8'

Opens into Exterior

Missing Wall

3' X 8'

Opens into HALLWAY_

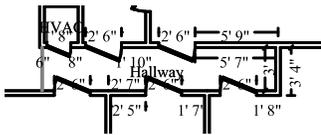
DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
7. Tear out wet non-salvageable carpet, cut/bag - Cat 3 water	77.50 SF	0.79	0.00	0.38	61.61
8. Tear out wet carpet pad, cut/bag - Category 3 water	77.50 SF	0.74	0.00	0.38	57.73
9. Tear out baseboard and bag for disposal - up to Cat 3	15.00 LF	0.88	0.00	0.22	13.42
10. Tear out tackless strip and bag for disposal - Category 3	23.00 LF	1.12	0.00	0.15	25.91
11. HEPA Vacuuming - Detailed - (PER SF)	265.71 SF	0.00	0.62	0.00	164.74
12. Apply plant-based anti-microbial agent to the floor	265.71 SF	0.00	0.25	6.67	73.10

CONTINUED - Living room

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
13. Clean the surface area - Heavy	77.50 SF	0.00	0.49	3.20	41.18
14. Contents - move out then reset - Large room	1.00 EA	0.00	76.59	0.00	76.59
15. Dehumidifier (per 24 hour period) - Large - No monitoring	1.00 EA	0.00	79.09	0.00	79.09
Added 3-17					
16. Air mover (per 24 hour period) - No monitoring	2.00 EA	0.00	26.14	0.00	52.28
Added 3-17					
17. Negative air fan/Air scrubber (24 hr period) - No monit.	2.00 DA	0.00	71.03	0.00	142.06
Added 3-16					
Totals: Living room				11.00	787.71

Hallway

Height: 8'



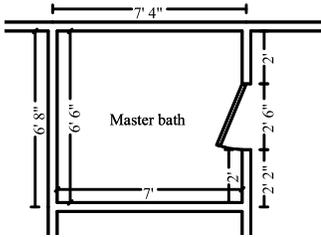
284.00 SF Walls	48.50 SF Ceiling
332.50 SF Walls & Ceiling	48.50 SF Floor
5.39 SY Flooring	35.50 LF Floor Perimeter
35.50 LF Ceil. Perimeter	

Missing Wall

3' X 8'

Opens into LIVING_ROOM_

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
18. Tear out wet non-salvageable carpet, cut/bag - Cat 3 water	33.00 SF	0.79	0.00	0.16	26.23
19. Tear out wet carpet pad, cut/bag - Category 3 water	33.00 SF	0.74	0.00	0.16	24.58
20. Tear out baseboard and bag for disposal - up to Cat 3	12.00 LF	0.88	0.00	0.18	10.74
21. Tear out tackless strip and bag for disposal - Category 3	14.50 LF	1.12	0.00	0.10	16.34
22. HEPA Vacuuming - Detailed - (PER SF)	48.50 SF	0.00	0.62	0.00	30.07
23. Apply plant-based anti-microbial agent to the floor	48.50 SF	0.00	0.25	1.22	13.35
24. Clean the surface area - Heavy	33.00 SF	0.00	0.49	1.37	17.54
25. Dehumidifier (per 24 hour period) - Large - No monitoring	2.00 EA	0.00	79.09	0.00	158.18
Added 3-16					
Totals: Hallway				3.19	297.03

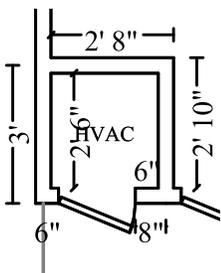


Master bath

Height: 8'

216.00 SF Walls	45.50 SF Ceiling
261.50 SF Walls & Ceiling	45.50 SF Floor
5.06 SY Flooring	27.00 LF Floor Perimeter
27.00 LF Ceil. Perimeter	

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
26. Tear out baseboard and bag for disposal - up to Cat 3	13.50 LF	0.88	0.00	0.20	12.08
27. Tear out wet drywall, cleanup, bag - Cat 3	13.00 SF	1.28	0.00	0.18	16.82
28. HEPA Vacuuming - Detailed - (PER SF)	45.50 SF	0.00	0.62	0.00	28.21
29. Apply plant-based anti-microbial agent to the floor	45.50 SF	0.00	0.25	1.14	12.52
30. Clean the floor - Heavy	45.50 SF	0.00	0.49	1.88	24.18
31. Contents - move out then reset	1.00 EA	0.00	51.06	0.00	51.06
32. Air mover (per 24 hour period) - No monitoring	1.00 EA	0.00	26.14	0.00	26.14
Added 3-17					
33. Dehumidifier (per 24 hour period) - Large - No monitoring	1.00 EA	0.00	79.09	0.00	79.09
Added 3-17					
Totals: Master bath				3.40	250.10

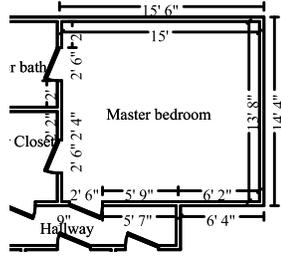


HVAC

Height: 8'

77.33 SF Walls	5.83 SF Ceiling
83.17 SF Walls & Ceiling	5.83 SF Floor
0.65 SY Flooring	9.67 LF Floor Perimeter
9.67 LF Ceil. Perimeter	

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
34. Apply plant-based anti-microbial agent to the floor	5.83 SF	0.00	0.25	0.14	1.60
35. Clean the floor - Heavy	5.83 SF	0.00	0.49	0.24	3.10
Totals: HVAC				0.38	4.70

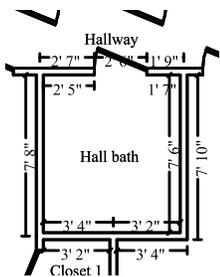


Master bedroom

Height: 8'

458.67 SF Walls	205.00 SF Ceiling
663.67 SF Walls & Ceiling	205.00 SF Floor
22.78 SY Flooring	57.33 LF Floor Perimeter
57.33 LF Ceil. Perimeter	

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
36. Tear out wet non-salvageable carpet, cut/bag - Cat 3 water	51.75 SF	0.79	0.00	0.26	41.14
37. Tear out wet carpet pad, cut/bag - Category 3 water	51.75 SF	0.74	0.00	0.26	38.56
38. Tear out baseboard and bag for disposal - up to Cat 3	6.00 LF	0.88	0.00	0.09	5.37
39. Tear out tackless strip and bag for disposal - Category 3	9.50 LF	1.12	0.00	0.06	10.70
40. HEPA Vacuuming - Detailed - (PER SF)	205.00 SF	0.00	0.62	0.00	127.10
41. Apply plant-based anti-microbial agent to the floor	205.00 SF	0.00	0.25	5.15	56.40
42. Clean the surface area - Heavy	51.75 SF	0.00	0.49	2.14	27.50
43. Contents - move out then reset	1.00 EA	0.00	51.06	0.00	51.06
44. Dehumidifier (per 24 hour period) - Large - No monitoring	2.00 EA	0.00	79.09	0.00	158.18
Added 3-16					
45. Air mover (per 24 hour period) - No monitoring	1.00 EA	0.00	26.14	0.00	26.14
Added 3-17					
Totals: Master bedroom				7.96	542.15



Hall bath

Height: 8'

224.00 SF Walls	48.75 SF Ceiling
272.75 SF Walls & Ceiling	48.75 SF Floor
5.42 SY Flooring	28.00 LF Floor Perimeter
28.00 LF Ceil. Perimeter	

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
46. HEPA Vacuuming - Detailed - (PER SF)	48.75 SF	0.00	0.62	0.00	30.23
47. Apply plant-based anti-microbial agent to the floor	48.75 SF	0.00	0.25	1.22	13.41
48. Clean the floor - Heavy	48.75 SF	0.00	0.49	2.01	25.90

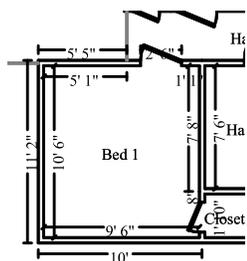
CAT3WATERMITIGATION

3/18/2022

Page: 5

CONTINUED - Hall bath

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
49. Air mover (per 24 hour period) - No monitoring Added 3-17	1.00 EA	0.00	26.14	0.00	26.14
Totals: Hall bath				3.23	95.68

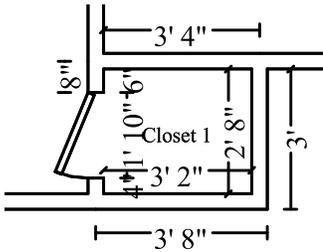


Bed 1

Height: 8'

320.00 SF Walls	99.75 SF Ceiling
419.75 SF Walls & Ceiling	99.75 SF Floor
11.08 SY Flooring	40.00 LF Floor Perimeter
40.00 LF Ceil. Perimeter	

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
50. Tear out wet non-salvageable carpet, cut/bag - Cat 3 water	65.00 SF	0.79	0.00	0.32	51.67
51. Tear out wet carpet pad, cut/bag - Category 3 water	65.00 SF	0.74	0.00	0.32	48.42
52. Tear out tackless strip and bag for disposal - Category 3	21.00 LF	1.12	0.00	0.14	23.66
53. HEPA Vacuuming - Detailed - (PER SF)	99.75 SF	0.00	0.62	0.00	61.85
54. Apply plant-based anti-microbial agent to the floor	99.75 SF	0.00	0.25	2.50	27.44
55. Clean the surface area - Heavy	65.00 SF	0.00	0.49	2.68	34.53
56. Contents - move out then reset	1.00 EA	0.00	51.06	0.00	51.06
57. Dehumidifier (per 24 hour period) - Large - No monitoring Added 3-16	2.00 EA	0.00	79.09	0.00	158.18
58. Air mover (per 24 hour period) - No monitoring Added 3-17	1.00 EA	0.00	26.14	0.00	26.14
Totals: Bed 1				5.96	482.95

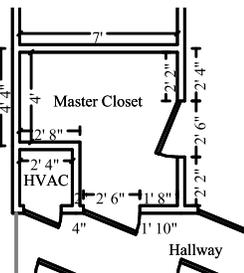


Closet 1

Height: 8'

93.33 SF Walls	8.44 SF Ceiling
101.78 SF Walls & Ceiling	8.44 SF Floor
0.94 SY Flooring	11.67 LF Floor Perimeter
11.67 LF Ceil. Perimeter	

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
59. Tear out wet non-salvageable carpet, cut/bag - Cat 3 water	8.44 SF	0.79	0.00	0.04	6.71
60. Tear out wet carpet pad, cut/bag - Category 3 water	8.44 SF	0.74	0.00	0.04	6.29
61. Tear out baseboard and bag for disposal - up to Cat 3	11.67 LF	0.88	0.00	0.17	10.44
62. Tear out tackless strip and bag for disposal - Category 3	11.67 LF	1.12	0.00	0.08	13.15
63. HEPA Vacuuming - Detailed - (PER SF)	8.44 SF	0.00	0.62	0.00	5.23
64. Apply plant-based anti-microbial agent to the floor	8.44 SF	0.00	0.25	0.21	2.32
65. Clean the floor - Heavy	8.44 SF	0.00	0.49	0.35	4.49
66. Contents - move out then reset	1.00 EA	0.00	51.06	0.00	51.06
67. Air mover (per 24 hour period) - No monitoring	1.00 EA	0.00	26.14	0.00	26.14
Added 3-17					
Totals: Closet 1				0.89	125.83



Master Closet

Height: 8'

221.33 SF Walls	40.28 SF Ceiling
261.61 SF Walls & Ceiling	40.28 SF Floor
4.48 SY Flooring	27.67 LF Floor Perimeter
27.67 LF Ceil. Perimeter	

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
68. Tear out wet non-salvageable carpet, cut/bag - Cat 3 water	40.28 SF	0.79	0.00	0.20	32.02
69. Tear out wet carpet pad, cut/bag - Category 3 water	40.28 SF	0.74	0.00	0.20	30.01
70. Tear out baseboard and bag for disposal - up to Cat 3	27.67 LF	0.88	0.00	0.41	24.76
71. Tear out tackless strip and bag for disposal - Category 3	27.67 LF	1.12	0.00	0.18	31.17

CONTINUED - Master Closet

DESCRIPTION	QTY	REMOVE	REPLACE	TAX	TOTAL
72. HEPA Vacuuming - Detailed - (PER SF)	40.28 SF	0.00	0.62	0.00	24.97
73. Apply plant-based anti-microbial agent to the floor	40.28 SF	0.00	0.25	1.01	11.08
74. Clean the floor - Heavy	40.28 SF	0.00	0.49	1.66	21.40
75. Contents - move out then reset	1.00 EA	0.00	51.06	0.00	51.06
76. Air mover (per 24 hour period) - No monitoring	1.00 EA	0.00	26.14	0.00	26.14
Added 3-17					
Totals: Master Closet				3.66	252.61
Total: Main Level				67.42	4,468.92
Total: SKETCH1				67.42	4,468.92
Line Item Totals: CAT3WATERMITIGATION				67.42	4,468.92

Grand Total Areas:

2,311.33 SF Walls	767.76 SF Ceiling	3,079.10 SF Walls and Ceiling
767.76 SF Floor	85.31 SY Flooring	288.92 LF Floor Perimeter
0.00 SF Long Wall	0.00 SF Short Wall	288.92 LF Ceil. Perimeter
767.76 Floor Area	837.35 Total Area	2,311.33 Interior Wall Area
1,128.50 Exterior Wall Area	134.50 Exterior Perimeter of Walls	
0.00 Surface Area	0.00 Number of Squares	0.00 Total Perimeter Length
0.00 Total Ridge Length	0.00 Total Hip Length	

Summary

Line Item Total	4,401.50
Material Sales Tax	4.88
Cleaning Mtl Tax	31.22
	<hr/>
Subtotal	4,437.60
Cleaning Sales Tax	31.32
	<hr/>
Replacement Cost Value	\$4,468.92
Net Claim	\$4,468.92
	<hr/> <hr/>

Aaron Brown
Estimator

Recap of Taxes

	Material Sales Tax (8.25%)	Cleaning Mtl Tax (8.25%)	Cleaning Sales Tax (8.25%)	Manuf. Home Tax (5%)	Storage Rental Tax (8.25%)	Total Tax (8.25%)
Line Items	4.88	31.22	31.32	0.00	0.00	0.00
Total	4.88	31.22	31.32	0.00	0.00	0.00

Recap by Room

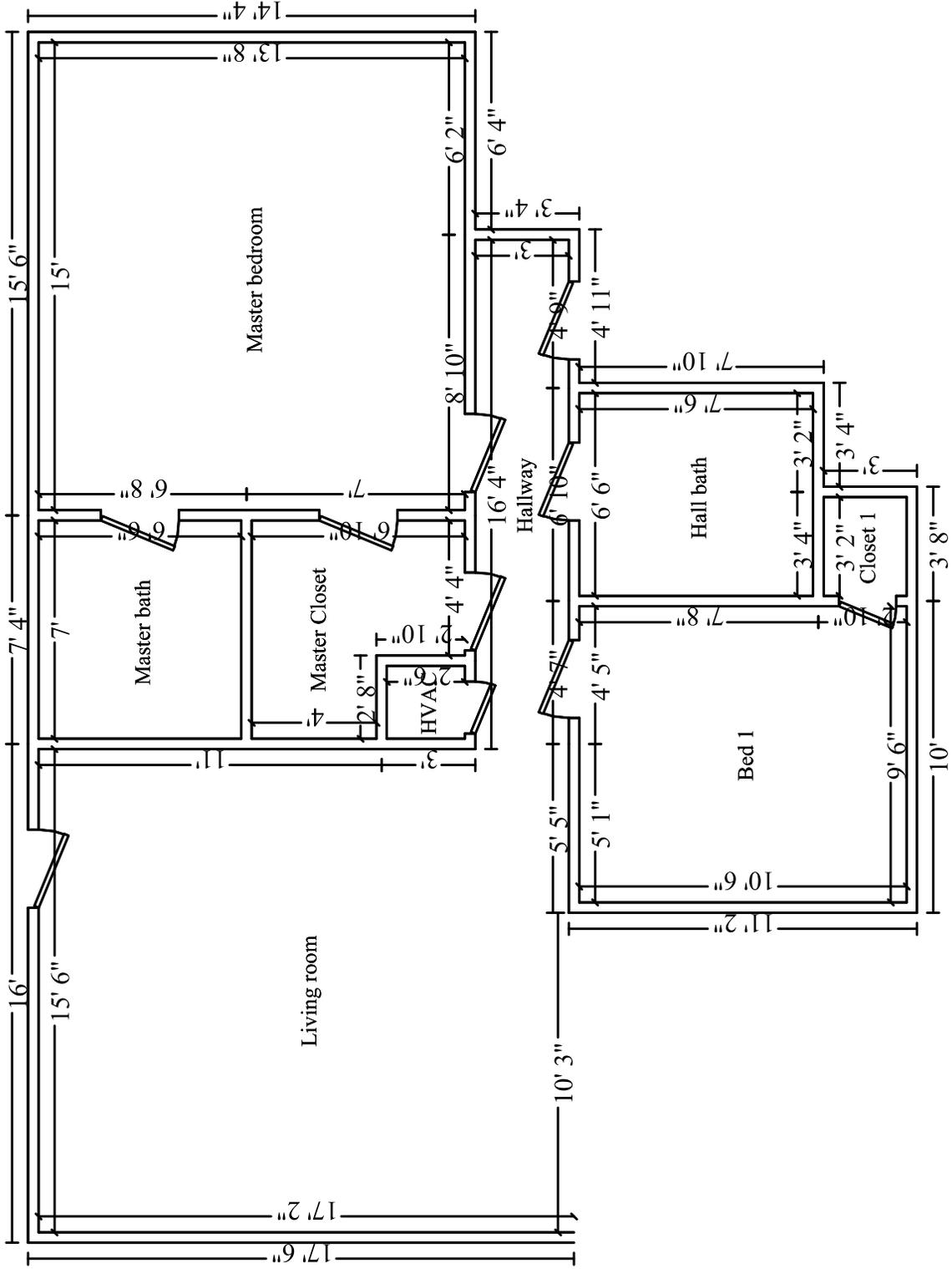
Estimate: CAT3WATERMITIGATION

Area: SKETCH1

Area: Main Level	1,602.41	36.41%
Living room	776.71	17.65%
Hallway	293.84	6.68%
Master bath	246.70	5.60%
HVAC	4.32	0.10%
Master bedroom	534.19	12.14%
Hall bath	92.45	2.10%
Bed 1	476.99	10.84%
Closet 1	124.94	2.84%
Master Closet	248.95	5.66%
<hr/>		
Area Subtotal: Main Level	4,401.50	100.00%
<hr/>		
Area Subtotal: SKETCH1	4,401.50	100.00%
<hr/>		
Subtotal of Areas	4,401.50	100.00%
<hr/>		
Total	4,401.50	100.00%

Recap by Category

Items	Total	%
CLEANING	184.29	4.12%
CONTENT MANIPULATION	331.89	7.43%
GENERAL DEMOLITION	770.12	17.23%
WATER EXTRACTION & REMEDIATION	3,115.20	69.71%
Subtotal	4,401.50	98.49%
Material Sales Tax	4.88	0.11%
Cleaning Mtl Tax	31.22	0.70%
Cleaning Sales Tax	31.32	0.70%
Total	4,468.92	100.00%



ESTIMATE

04 / 18 / 2022

**Economy Remodeling LLC**

302 N Robinson Dr.

Robinson, TX 76706 US

(254) 716-9478

economyremodeling.ef@gmail.com

This is an estimate to Amber Lipsey for the address of 926 Rolling Hills Dr Hewitt TX.

Estimate will consist of the following work:

Living Room Flooring (15'8 x 17'):

- Remove remaining carpet and 3/8" padding.
- Install new 3/8" padding.
- Install new carpet to match existing carpet.
- Install 19 linear feet of 2.5" colonial baseboard.
- Paint baseboard.

Hallway (17' x 40'):

- Remove remaining carpet and 3/8" padding.
- Install new 3/8" padding.
- Install new carpet to match existing carpet.
- Install 14 linear feet of 2.5" colonial baseboard.
- Paint baseboard.

Bedroom #1 (10'8 x 9'5) x Closet (42" x 46"):

- Remove remaining carpet and 3/8" padding.
- Install new 3/8" padding in the closet.
- Install new carpet to match existing carpet.
- Install 39 linear feet of 2.5" colonial baseboard.
- Paint baseboard.

ESTIMATE

04 / 18 / 2022

Bedroom #2 (10'6 x 12') x Closet (44" x 45"):

- Remove remaining carpet and 3/8" padding.
- Install new 3/8" padding in the closet.
- Install new carpet to match existing carpet.

Master Bedroom (15' x 13'6) x Small Closet (38" x 50") x Walk-in Closet (7' x 6'2):

- Remove remaining carpet and 3/8" padding.
- Install new 3/8" padding in the closet.
- Install new carpet to match existing carpet.
- Install 52 linear feet of 2.5" colonial baseboard.
- Paint baseboard.

Master Bath:

- Replace 17 linear feet of sheetrock.
- Replace vanity cabinet.
- Replace 17 linear feet of 2.5" colonial baseboard.
- Remove all wallpaper.
- Tape, float, and texture walls.
- Paint bath.

AC Return Area:

- Repair damaged drywall.

Note, customer will be responsible for moving all furniture.

Material	\$7,588
Labor	\$18,023
Total	\$25,611

RECEIVED		9:51		DISPATCH CARD		EQUIPMENT CODE		ZONE	
DISPATCHED	ANT	UNIT	ITEM NO	MISSED					
COMPLETED	CUSTOMER NAME		Eddie						
SHOP	ADDRESS		Sewer (repair)		900				
LOCAL USE	ADDRESS		Block Rolling Hills		MAR 15 2022 22:45				
	FLOOR	ROOM	DEPARTMENT	COMPLETED					
	FIRST NAME			BY: <i>[Signature]</i>		ALPHA RESPONSE INFORMATION			
	MR			MAR 00 2022		3-17		490 KD	
	MRS			APPOINTMENT INFORMATION		ARRIVAL DATE		ARRIVAL TIME	
	MISS			<i>[Signature]</i>		670050		CE BO NO	
	TELEPHONE NO								

Bo Thomas

From: Kevin Reinke
Sent: Wednesday, April 13, 2022 1:37 PM
To: Bo Thomas
Subject: 926 Rolling Hills sewer main backup
Attachments: 926 rolling Hills OT card.pdf

Eddie received the call at 9:51pm on March 16,2022 that sewer was backing up into the residence's house. He found the main was stopped up and used the small jet rodder truck to unstop the main. Eddie said the blockage was only 5-6' from the manhole he was accessing. He clocked out at the office @ 10:45, a turn around time of about 55 minutes from start to finish.

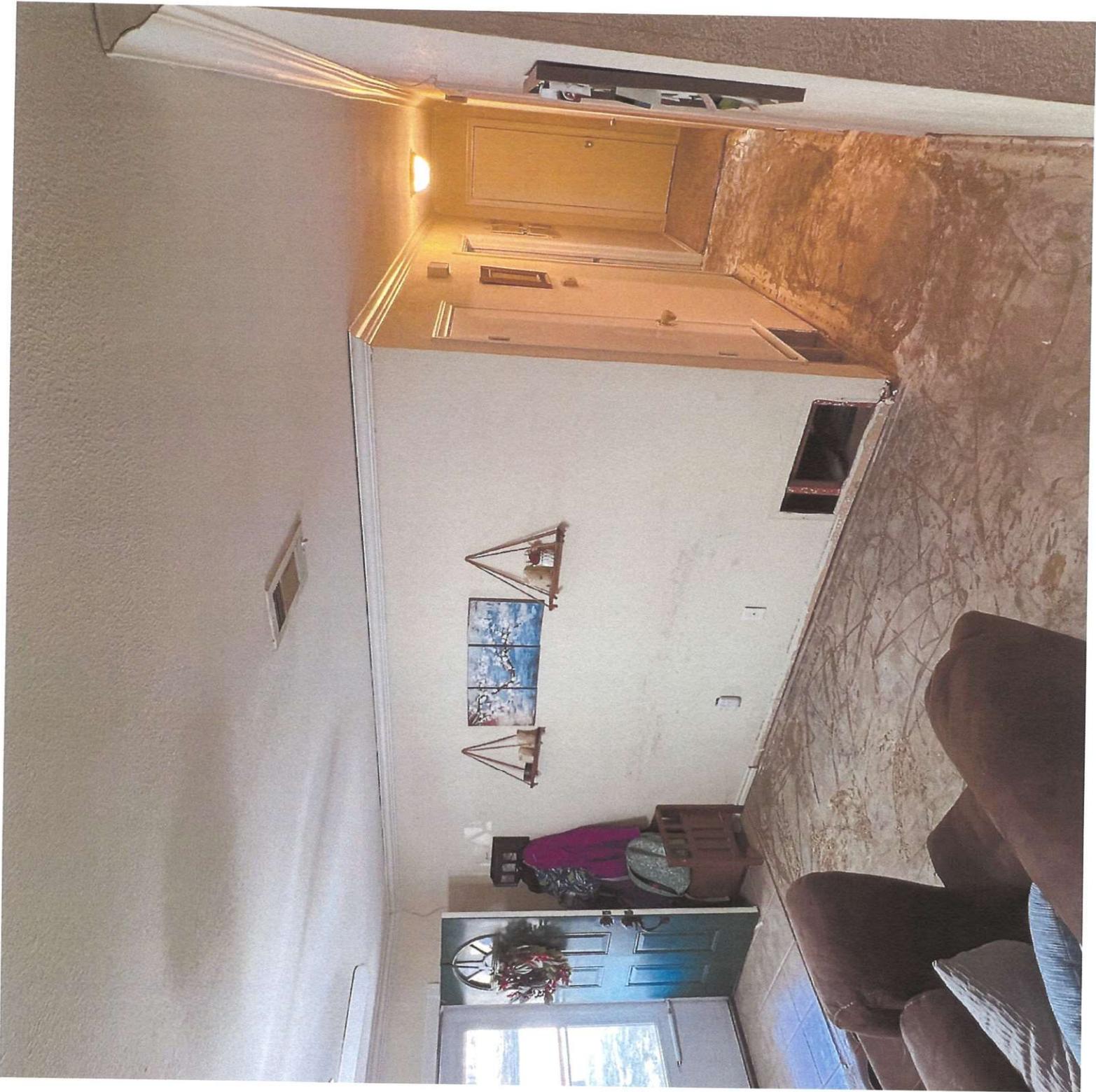
Attached is his time card and photo of the grease in the manhole the following morning.



Let me know if you need anything else,
Kevin











WORKERS' COMPENSATION • PROPERTY • LIABILITY

March 25, 2022

Amber Lipsey
926 Rolling Hills Dr
Hewitt, TX 76643

Via Electronic Mail only: amberds03@gmail.com

RE: Fund Member:	City of Hewitt
Claimant:	Amber Lipsey
Date of Loss:	March 16, 2022
Claim No:	LB0000000165462

Dear Amber Lipsey:

This letter is in regard to the claim you have made against City of Hewitt for the above-referenced incident.

Based on the facts revealed in our investigation, we have concluded the damages you are alleging were not caused by any wrongful act, omission or negligence on the part of City of Hewitt or any of its employees. For this reason, we must respectfully deny this claim in its entirety.

Should you have any questions concerning this matter, please do not hesitate to contact me.

Sincerely,

Tina Overstreet
Texas Municipal League Intergovernmental Risk Pool
Claim Specialist
Direct Line: 512-491-2345
tina.overstreet@tmlirp.org

cc: Lydia Lopez
City of Hewitt
200 Patriot Court
Hewitt, TX 76643-0000

HEWITT TEXAS

COUNCIL AGENDA ITEM FORM

MEETING DATE: May 2, 2022

AGENDA ITEM #: 3

SUBMITTED BY: Lydia Lopez, City Secretary

ITEM DESCRIPTION:

Special presentation of proclamation in recognition of “Municipal Clerks Week”.

STAFF RECOMMENDATION/ITEM SUMMARY:

A proclamation has been prepared to be presented by the Mayor in recognition of Municipal Clerks Week, May 1-7, 2022. The purpose of this recognition is to acknowledge the vital role Municipal Clerks play in local government. I will receive the proclamation.

FISCAL IMPACT:

Amount Budgeted – NA
Line Item in Budget – NA

SUGGESTED MOTION:

None

ATTACHMENTS:

Proclamation

**OFFICIAL
MAYOR’S PROCLAMATION
CITY OF HEWITT, TEXAS**

- Whereas, Municipal Clerks, also known as City Secretaries, are the oldest among public servants, and**
- Whereas, The Office of the City Secretary is a vital part of local government, and**
- Whereas, The City Secretary provides a professional link between the citizens, the local governing bodies and agencies of government at other levels, and**
- Whereas, City Secretaries continually strive to improve the administration of the affairs of the office through participation in education programs, seminars, workshops and the annual meetings of their state, county and international professional organizations.**

NOW THEREFORE, I, Steve Fortenberry, by virtue of the power vested in me as Mayor of the City of Hewitt, Texas do hereby proclaim May 1-7, 2022, as “MUNICIPAL CLERKS WEEK” in Hewitt and ask that all the citizens of Hewitt join me in extending appreciation to City Secretary Lydia Lopez for the vital services she performs and her exemplary dedication to our community.

Signed and sealed this 2nd day of May, 2022.

Steve Fortenberry, Mayor

Attest:

Lydia Lopez, City Secretary

HEWITT TEXAS

COUNCIL AGENDA ITEM FORM

MEETING DATE: May 2, 2022

AGENDA ITEM #: 4

SUBMITTED BY: Lydia Lopez, City Secretary

ITEM DESCRIPTION:

Consider approval of minutes of the Workshop/Regular Meeting of April 18, 2022.

STAFF RECOMMENDATION/ITEM SUMMARY:

Attached is a draft copy of the meeting minutes. Please review and advise if any corrections are needed.

FISCAL IMPACT:

Amount Budgeted – N/A
Line Item in Budget – N/A

SUGGESTED MOTION:

I move approval of the minutes as presented but to allow for corrections.

ATTACHMENTS:

Draft minutes

HEWITT TEXAS

CITY COUNCIL WORKSHOP/REGULAR MEETING

April 18, 2022 at 5:45 PM

Hewitt City Hall, 200 Patriot Court, Hewitt, TX 76643

MINUTES

Steve Fortenberry, Mayor, Ward 3

Michael S. Bancale, Mayor Pro Tem, At-Large – **Charlie Turner**, Council Member, Ward 1

Wilbert Wachtendorf, Council Member, Ward 1 – **Bill Fuller**, Council Member, Ward 2

Bob Potter, Council Member, Ward 2 – **Erica Bruce**, Council Member, Ward 3

MEMBERS PRESENT:

Mayor Steve Fortenberry

Mayor Pro Tem Michael Bancale

Council Member Erica Bruce

Council Member Bob Potter

Council Member Bill Fuller

Council Member Charles D. Turner

Council Member Wilbert Wachtendorf

WORKSHOP MEETING - 5:45 PM

WORKSHOP DECLARATION OF A QUORUM AND CALL TO ORDER

Mayor Steve Fortenberry called the meeting to order at 5:45 PM and announced all members were present.

WORKSHOP AGENDA

1. BRIEFING AND DISCUSSION CONCERNING AN UPDATE TO THE CITY OF HEWITT'S STRATEGIC PLAN 2022-2027.

City Manager Bo Thomas introduced staff who provided updates on the Strategic Plan.

Police Department – Presented by Police Chief Jim Devlin

Library – Presented by Library Director Waynette Ditto

General Services (Drainage, Parks, Streets) – Presented by General Services Director Scott Coleman

WORKSHOP ADJOURNMENT

MOTION: Council Member Turner moved to adjourn the Workshop Meeting at 6:53 PM.

SECOND: Council Member Fuller

AYES: Bruce, Turner, Fuller, Potter, Wachtendorf, Bancale, and Fortenberry

NAYES: None

ABSENT: None

MOTION PASSED.

REGULAR MEETING - 7:00 PM

DECLARATION OF A QUORUM AND CALL TO ORDER

Mayor Steve Fortenberry called the meeting to order at 7:00 PM and announced all Council Members were present.

PLEDGE OF ALLEGIANCE

Mayor Fortenberry led the Pledge of Allegiance.

PUBLIC COMMENTS

The City Council invites citizens to speak on any topic not already scheduled for a public hearing. The Texas Open Meetings Act prohibits the Council from discussing, responding to, or acting on any comments or items not properly posted on the agenda. [Note: Members of the public who wish to speak must complete a “Public Comment Form” and present it to the City Secretary before the meeting.]

Mayor Fortenberry asked Mrs. Jeanne Passalugo to step forward and address the Council.

Jeanne Passalugo, 137 E Chapman Road, appeared to express concern with the conditions of the streets and infrastructure in the city. No one else appeared.

REGULAR AGENDA ITEMS

2. CONSIDER APPROVAL OF MINUTES OF THE WORKSHOP/REGULAR MEETING OF APRIL 4, 2022.

MOTION: Council Member Turner moved approval of the meeting minutes as presented but to allow for corrections.

SECOND: Council Member Bruce

AYES: Bruce, Turner, Fuller, Potter, Wachtendorf, Bancale, and Fortenberry

NAYES: None

ABSENT: None

MOTION PASSED.

3. BRIEFING AND DISCUSSION CONCERNING FINANCIAL STATEMENTS ENDING MARCH 31, 2022.

City Manager Bo Thomas advised that Finance Director Lee Garcia previously sent the March Financial Statements electronically on April 11, 2022, and inquired if Council had any questions. The Council raised no questions or concerns. No action was required.

4. DISCUSSION AND ACTION ON APPROVAL OF QUARTERLY INVESTMENT REPORT FOR THE QUARTER ENDING MARCH 31, 2022.

City Manager Bo Thomas presented a summary of the investment report prepared by Valley View Consulting, L.L.C. He noted that several investment funds were moved to receive higher yields.

MOTION: Council Member Turner moved approval of the Quarterly Investment Report as of March 31, 2022.

SECOND: Council Member Potter

AYES: Bruce, Turner, Fuller, Potter, Wachtendorf, Bancale, and Fortenberry

NAYES: None

ABSENT: None

MOTION PASSED.

5. DISCUSSION AND POSSIBLE ACTION TO CONSIDER RESOLUTION NO. 2022-05 SELECTING AN ELECTED OFFICIAL OF THE CITY OF HEWITT AS THE CITY'S NOMINEE FOR SERVICE AS A MEMBER OF THE GOVERNING BODY OF THE MCLENNAN COUNTY RURAL TRANSIT DISTRICT.

City Manager Bo Thomas presented.

MOTION: Mayor Pro Tem Bancala moved approval of **Resolution No. 2022-05** selecting Charles D. Turner as the City's nominee for service as a member of the governing body of the McLennan County Rural Transit District.

SECOND: Council Member Fuller

AYES: Bruce, Fuller, Potter, Wachtendorf, Bancala, and Fortenberry

NAYES: None

ABSENT: None

ABSTAIN: Turner

MOTION PASSED.

6. BRIEFING AND DISCUSSION CONCERNING AN UPDATE TO THE CITY OF HEWITT'S STRATEGIC PLAN 2022-2027 (CONTINUED DISCUSSION FROM WORKSHOP, IF NEEDED).

City Manager Bo Thomas introduced the Human Resources Manager Jessica Higgins who presented the final update for Human Resources Department.

ADJOURNMENT

MOTION: Council Member Fuller moved to adjourn the Regular Meeting at 7:29 PM.

SECOND: Council Member Turner

AYES: Bruce, Turner, Fuller, Potter, Wachtendorf, Bancala, and Fortenberry

NAYES: None

ABSENT: None

MOTION PASSED.

Approved: _____

ATTEST:

Lydia Lopez, City Secretary

Steve Fortenberry, Mayor

HEWITT TEXAS

COUNCIL AGENDA ITEM FORM

MEETING DATE: May 2, 2022

AGENDA ITEM #: 5

SUBMITTED BY: Miles Whitney, P.E.

ITEM DESCRIPTION:

Presentation of the report from City Engineer Miles Whitney, P.E.

- Update on pending utility projects.
- Update on pending street projects.
- Update on pending drainage projects.

STAFF RECOMMENDATION/ITEM SUMMARY:

The City Engineer will present and respond to any questions regarding the Engineer's Report.

FISCAL IMPACT:

Amount Budgeted – N/A
Line Item in Budget – N/A

SUGGESTED MOTION:

No action is required.

ATTACHMENTS:

Report

HEWITT TEXAS

CITY ENGINEER'S REPORT

April 26, 2022

Utility Projects

N/A

Street/Transportation Projects

E. Warren Street Improvements

We have a public meeting with the residents, along the projects path, set for May 5th at 5:30 pm. This is to go over the project with them and provide them a chance to discuss accessibility questions. We will hold a pre-construction meeting at the same time and work towards the project starting as soon as materials are delivered. This project also includes utility adjustments.

Drainage Projects

N/A

By:



Miles W. Whitney, P.E.

Note: All dates are approximate and subject to change.

HEWITT TEXAS

COUNCIL AGENDA ITEM FORM

MEETING DATE: May 2, 2022

AGENDA ITEM #: 6

SUBMITTED BY: Bo Thomas, City Manager

ITEM DESCRIPTION:

Briefing and discussion regarding an update to the redistricting process for Hewitt Ward boundaries.

STAFF RECOMMENDATION/ITEM SUMMARY:

Mike Morrison was engaged by the City of Hewitt to assist with redistricting the Ward boundaries for the three (3) existing wards. He is here this evening to provide City Council an update.

FISCAL IMPACT:

Amount Budgeted – N/A
Line Item in Budget – N/A

SUGGESTED MOTION:

No action required.

ATTACHMENTS:

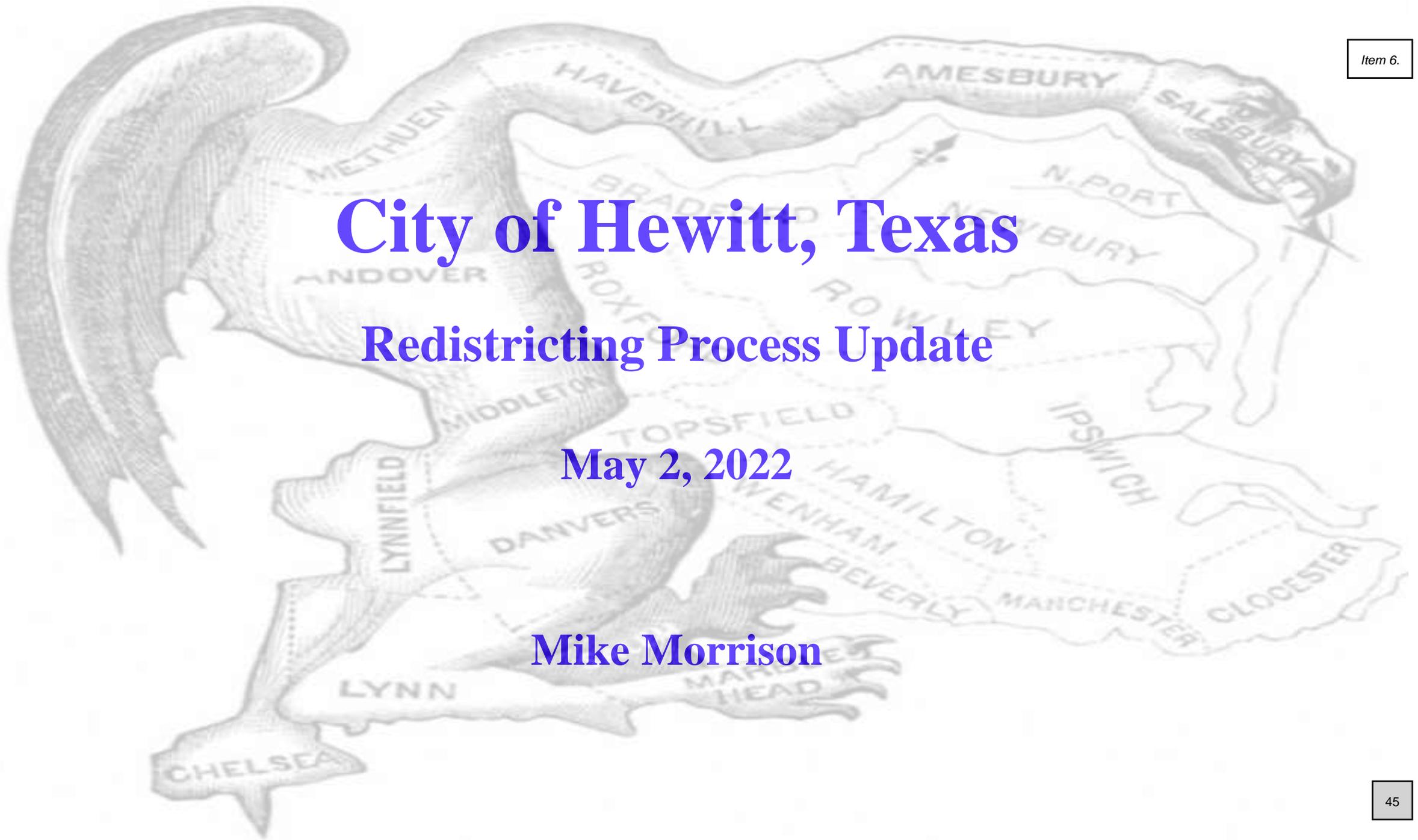
Presentation from Mike Morrison

City of Hewitt, Texas

Redistricting Process Update

May 2, 2022

Mike Morrison



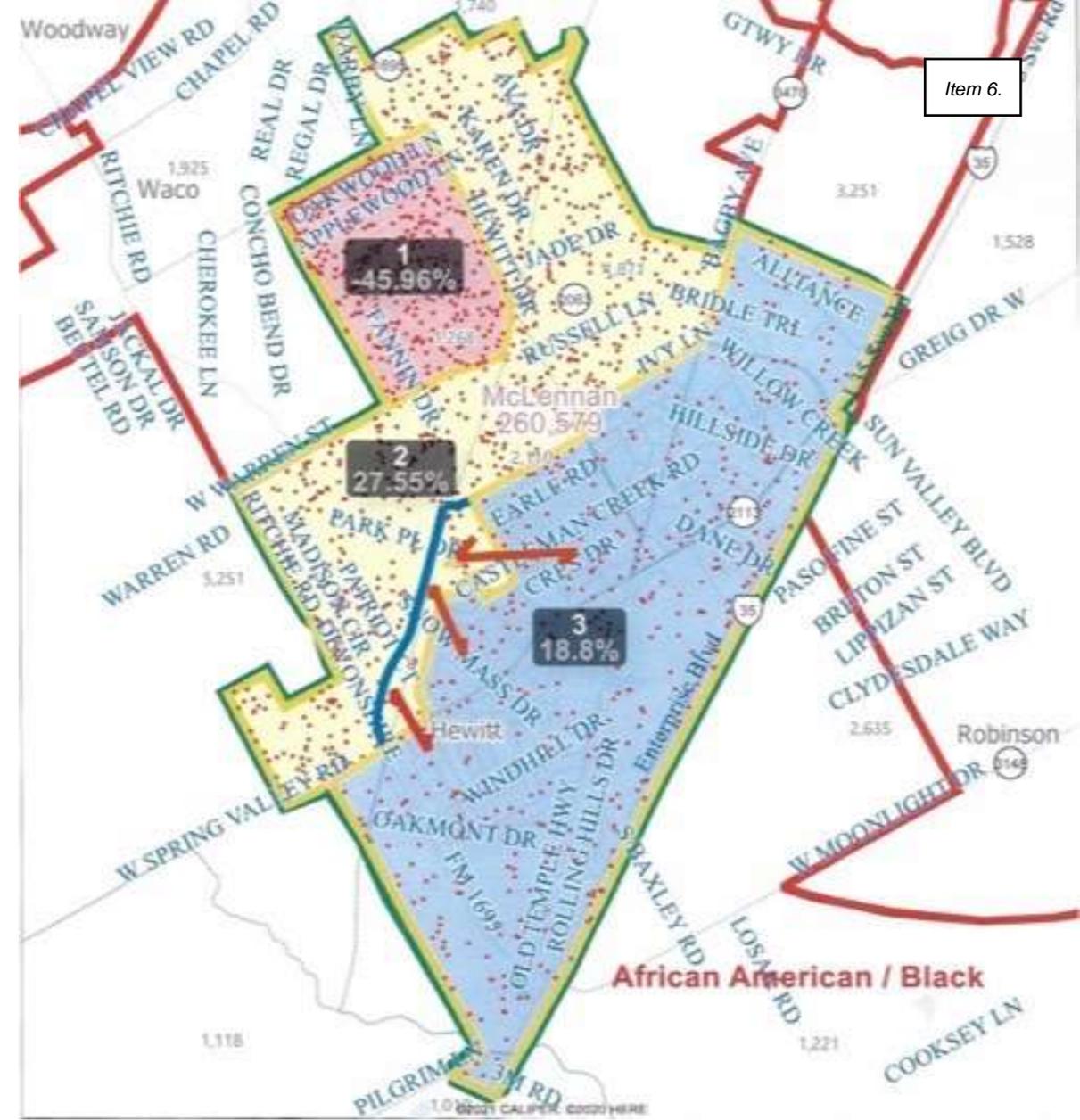
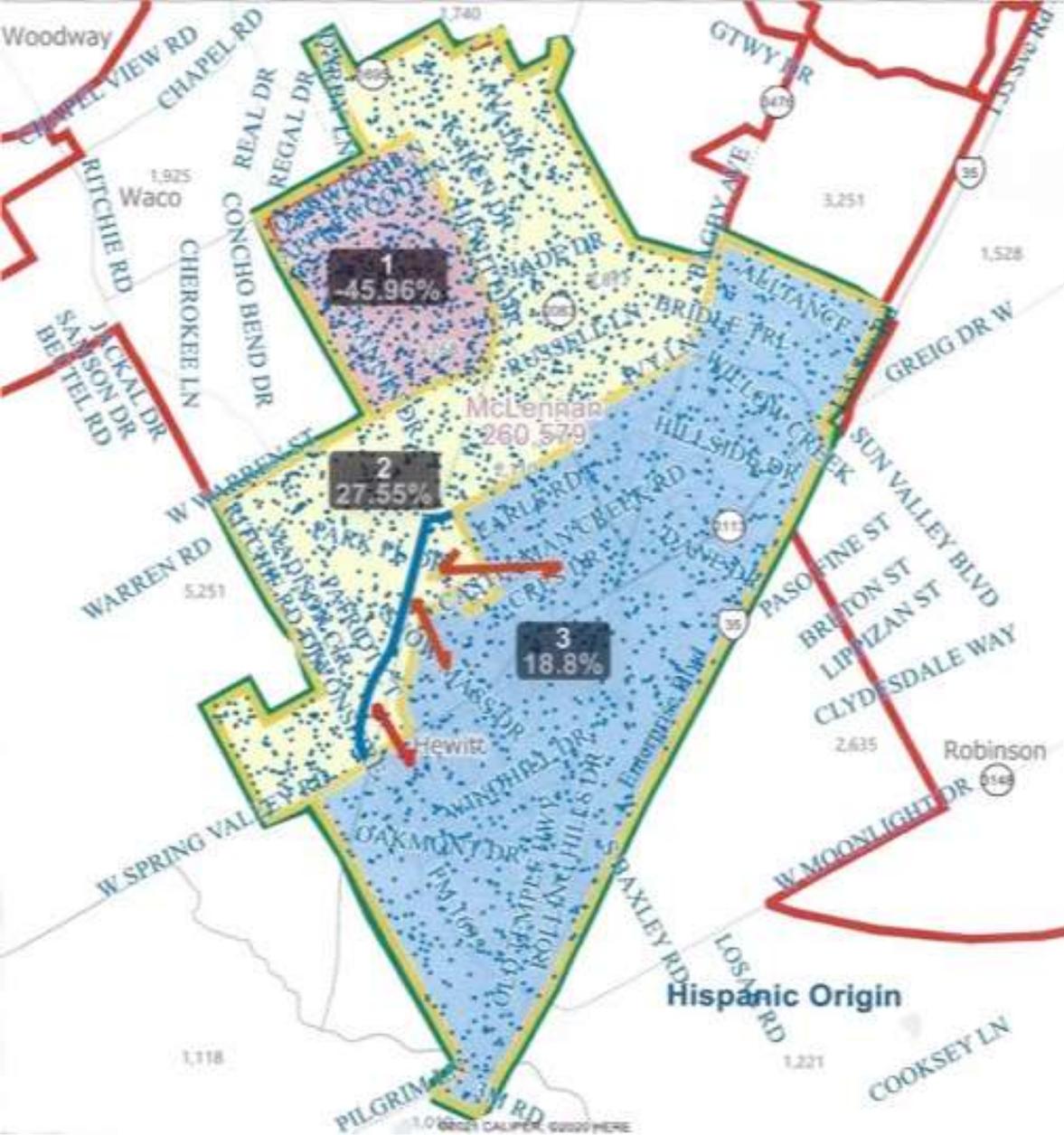
A Reminder of the “Rules” Affecting Hewitt’s Redistricting

- 1. One-person one-vote, which requires balancing the total population among the districts within parameters designed to ensure proportionate representation.**
 - Each Ward would ideally contain 5,342 persons; one-third of the 16,026 population
 - The maximum variation among the wards should be less than 10% or 534 persons
- 2. The Voting Rights Act’s protections against:**
 - Retrogression under §5
 - Dilution under §2
- 3. Hewitt’s charter requires that “each ward shall contain approximately the same number of qualified voters.”**
 - This additional requirement exceeds those imposed by equal protection, the Voting Rights Act or Texas law.
 - Consequently, any otherwise lawful plan under state and federal law must also balance qualified voters.

1. The population disparity among the Wards significantly exceeds 10%

Hewitt City		Benchmark				2/26/22
Ideal 5342	Total 16026	White 10425 65.05%	Black 1588 9.91%	Other 1244 7.76%	Hispanic 2769 17.28%	Tot. Min. 5601 34.95%
Ward One (2459)	2883	1731 60.04%	337 11.69%	227 7.87%	588 20.40%	1152 39.96%
Ward Two 1463	6805	4257 62.56%	781 11.48%	571 8.39%	1196 17.58%	2548 37.44%
Ward Three 996	6338	4437 70.01%	470 7.42%	446 7.04%	985 15.54%	1901 29.99%
Max Variation		3922	Max Deviation		73.42%	





Item 6.

2. The minority population is well diffused throughout the city.

3. Qualified voters, if defined as registered voters, are not “approximately balanced” among the wards.

Voting Age	Total	White	Black	Other	Hispanic	Tot. Min.
	12506	8559	1199	853	1895	3947
		68.44%	9.59%	6.82%	15.15%	31.56%
Ward One	2182	1394	238	154	396	788
Reg. Voters	2412	63.89%	10.91%	7.06%	18.15%	36.11%
Ward Two	5451	3605	611	411	824	1846
Reg. Voters	3229	66.13%	11.21%	7.54%	15.12%	33.87%
Ward Three	4873	3560	350	288	675	1313
Reg. Voters	4891	73.06%	7.18%	5.91%	13.85%	26.94%

Hewitt City		Draft Plan One					4/18/22
Ideal	Total	White	Black	Other	Hispanic	Tot. Min.	
5342	16026	10425	1588	1244	2769	5601	
		65.05%	9.91%	7.76%	17.28%	34.95%	
Ward One	5414	3266	715	420	1013	2148	
72		60.33%	13.21%	7.76%	18.71%	39.67%	
Ward Two	5297	3476	471	449	901	1821	
(45)		65.62%	8.89%	8.48%	17.01%	34.38%	
Ward Three	5315	3683	402	375	855	1632	
(27)		69.29%	7.56%	7.06%	16.09%	30.71%	
	Max Variation	117	Max Deviation	2.19%			

While these lines satisfy federal and state requirements, it remains to be seen how well they or similar lines would serve the city. This is a determination for the council.



Voting Age Population of the Draft Plan by Ward

Voting Age	Total	White	Black	Other	Hispanic	Tot. Min.
	12506	8559	1199	853	1895	3947
		68.44%	9.59%	6.82%	15.15%	31.56%
Ward One	4371	2810	548	297	716	1561
Reg. Voters	?	64.29%	12.54%	6.79%	16.38%	35.71%
Ward Two	4074	2813	346	318	597	1261
Reg. Voters	?	69.05%	8.49%	7.81%	14.65%	30.95%
Ward Three	4061	2936	305	238	582	1125
Reg. Voters	?	72.30%	7.51%	5.86%	14.33%	27.70%

Ward One in the draft plan after gaining area from Ward Two.



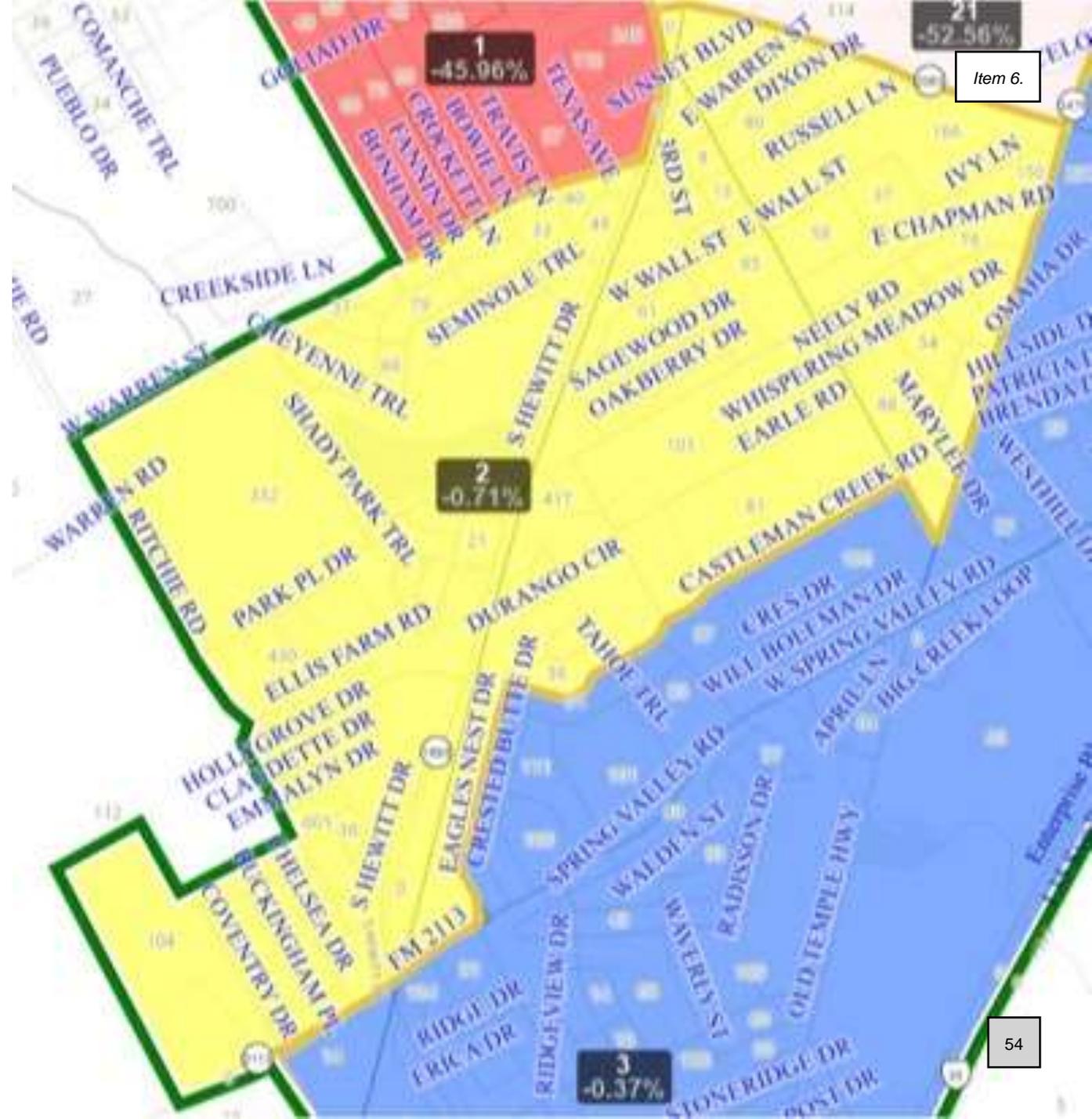
The light red would move from Ward Two to Ward One.

The population of this area is:

Total	White	Black	Other	Hisp
2531	1535	378	193	425
18+	18+ Wh	18+ Bl	18+ Oth	18+ Hisp
2189	1416	310	143	320



Ward Two in the draft plan.



In the Draft Plan the green area would be moved from Ward Three to Ward Two.

The population of this area is:

Total	White	Black	Other	Hisp
991	728	68	70	125
18+	18+ Wh	18+ Bl	Other	18+ Hisp
783	601	45	49	88



Ward Three in the draft plan.



Currently, the portion of the area marked as “55” that lies above the blue line at Chapman Road is in Ward Two. The lower portion is in Ward Three. The computer map cannot accurately display the boundary which splits a census enumeration block.

In the draft plan, all of this area is in Ward Two.

Area 55 has a total population of 417 and a VAP of 312, but the census does separate those residing in Ward Two from those in Ward Three but instead puts them all in a single census enumeration block.



Existing Lines					Draft Lines				
Ideal Total	5342								Item 6.
Ideal VAP	4169								
Ideal Registered	3511								
			Variance	Deviation				Variance	Deviation
Ward One	Total Population	2883	2459 low	53.97%	Ward One	Total Population	5414	72 high	1.35%
Ward One	Voting Age Pop.	2182	1987 low	52.34%	Ward One	Voting Age Pop.	4371	202 high	4.89%
Ward One	Registered Voters	2412	1099 low	68.70%	Ward One	Registered Voters	?	?	?
Ward Two	Total Population	6805	1463 high	127.39%	Ward Two	Total Population	5297	45 low	0.84%
Ward Two	Voting Age Pop.	5451	1282 high	130.75%	Ward Two	Voting Age Pop.	4074	95 low	2.23%
Ward Two	Registered Voters	3229	282 low	91.97%	Ward Two	Registered Voters	?	?	?
Ward Three	Total Population	6338	996 High	118.64%	Ward Three	Total Population	5315	27 low	0.51%
Ward Three	Voting Age Pop.	4873	704 high	116.89%	Ward Three	Voting Age Pop.	4061	108 low	2.54%
Ward Three	Registered Voters	4891	1380 high	139.31%	Ward Three	Registered Voters	?	?	?
City	Total Population		3922	73.42%	Max. Variance	Total Population		117	2.19%
City	Voting Age Pop.		3269	78.41%	Max. Variance	Voting Age Pop.		310	7.44%
City	Registered Voters		2479	70.61%	Max. Variance	Registered Voters		?	?

Voting Age Population vs. “Registered Voter” Comparison

Next Steps

We've already taken the first two steps

1. Determine if redistricting is necessary.
2. Start with a draft plan that would satisfy federal and state requirements.
3. Settle on a potential plan that the council agrees satisfactorily serves the city's needs.
4. Adjust the wards of this plan as necessary to adequately balance "qualified voters" among the wards.
 - If your city attorney has determined that "qualified voter" as used in the charter is synonymous with "registered voter" data from the county elections office can be used to balance qualified voters among the wards as required by the charter.
 - This will involve shared efforts from several sources and is likely to entail multiple draft plans and significant effort before an appropriate balance can be achieved.

Example from area moved from Ward Three to Ward Two

Item 6.

Beginning at the point of intersection of Chapman Rd and Castleman Creek Rd, and proceeding easterly along Chapman Rd to S 1st St, and proceeding northerly along S 1st St to Ivy Ln, and proceeding easterly along Ivy Ln to N Old Temple Rd, and proceeding southerly along N Old Temple Rd to Old Temple Rd, and proceeding southerly along Old Temple Rd to Old Temple Hwy, and proceeding southerly along Old Temple Hwy to S 1st St, and proceeding northerly along S 1st St to Castleman Creek Rd, and proceeding westerly along Castleman Creek Rd to the point of beginning. 2. As well as beginning at the point of intersection of Eagles Nest Dr and Aspen Incline Dr, and proceeding easterly along Eagles Nest Dr to Yukon Pass Dr, and proceeding northerly along Yukon Pass Dr to Tahoe Trl, and proceeding southerly along Tahoe Trl to Aspen Incline Dr, and proceeding westerly along Aspen Incline Dr to the point of beginning.



Doe	John	A.	100	South	1ST	Street
Doe	Jane	B.	108	South	1ST	Street
Doe	John	C.	108	South	1ST	Street
Doe	Jane	D.	112	South	1ST	Street
Doe	John	E.	141	South	1ST	Street
Doe	Jane	F.	200	South	1ST	Street
Doe	John	G.	201	South	1ST	Street
Doe	Jane	H.	201	South	1ST	Street

HEWITT TEXAS

COUNCIL AGENDA ITEM FORM

MEETING DATE: May 2, 2022

AGENDA ITEM #: 7

SUBMITTED BY: Bo Thomas, City Manager

ITEM DESCRIPTION:

Discussion and possible action regarding a sewer back up at 926 Rolling Hills Drive.

STAFF RECOMMENDATION/ITEM SUMMARY:

On the evening of March 16, 2022, a blockage in the sewer mainline caused damages inside the residence at 926 Rolling Hills Drive. City utility crews responded and unblocked the stoppage in the City's mainline. The owner of the residence received substantial damage inside the home, including restoration and cleanup costs. The cause of the blockage was determined to be the grease that entered the system from upstream. The homeowner filed a claim with the City's insurance carrier (TML), and the claim was denied (the denial letter and supporting documents are included behind Workshop item #2, page 11).

FISCAL IMPACT:

Amount Budgeted – \$0
Line Item in Budget – FY '21-'22 Budget.

SUGGESTED MOTION:

I move to approve or deny_____.

ATTACHMENTS:

Supporting documents are included behind Workshop Agenda Item #2 beginning on page 11 of the packet.

HEWITT TEXAS

COUNCIL AGENDA ITEM FORM

MEETING DATE: May 2, 2022

AGENDA ITEM #: 8

SUBMITTED BY: Bo Thomas, City Manager

ITEM DESCRIPTION:

Discussion and possible action to consider **Resolution No. 2022-06** casting votes to elect a member of the governing body of the McLennan County Rural Transit District.

STAFF RECOMMENDATION/ITEM SUMMARY:

The Council approved Resolution No. 2022-05 selecting Council Member Charlie Turner as the City's nominee for service on the McLennan County Rural Transit District. The City is entitled to cast a total of twenty votes to split between the nominees per the Bylaws. Each City may cast ten of its votes for the City's own nominee and must cast its remaining 10 votes for one or more of the other candidates

McLennan County Judge Scott M. Felton requires that each city entitled to vote cast their vote and submit the results of that vote to his office no later than May 13, 2022. The attached resolution will allow the Council to cast their votes as specified in the Bylaws.

FISCAL IMPACT:

Amount Budgeted – NA
Line Item in Budget – NA

SUGGESTED MOTION:

I move approval of Resolution No. 2022-06 casting votes to elect a member of the governing body to the McLennan County Rural Transit District.

ATTACHMENTS:

Resolution w/ballot

RESOLUTION NO. 2022-06

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF HEWITT, TEXAS, CASTING VOTES TO ELECT A MEMBER OF THE GOVERNING BODY OF THE MCLENNAN COUNTY RURAL TRANSIT DISTRICT; AND DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED WAS NOTICED AND HAS BEEN OPEN TO THE PUBLIC AS REQUIRED BY LAW

WHEREAS, the City of Hewitt is entitled to cast a total of twenty votes to split between the nominees to elect a Member of the Governing Body of the McLennan County Rural Transit District; and

WHEREAS, the City of Hewitt may cast ten of its votes for the City's own nominee and per the Bylaws, since there are three or more nominees, each City must cast its remaining ten votes for one or more of the other candidates; and

WHEREAS, McLennan County Judge, Scott M. Felton requires that each City entitled to vote cast their vote and submit results of that vote to his office no later than Friday, May 13, 2022.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HEWITT, TEXAS:

That the Hewitt City Council submits the attached Official Ballot, as issued by Judge Felton, stating the vote for candidates for the election of a Member of the Governing Body of the McLennan County Rural Transit District.

That it is hereby officially found and determined that the meeting at which this resolution is adopted was noticed and has been open to the public as required by law.

PASSED AND APPROVED this the 2nd day of May 2022.

CITY OF HEWITT, TEXAS

Steve Fortenberry, Mayor

ATTEST:

Lydia Lopez, City Secretary

APPROVED AS TO FORM AND LEGALITY:

Michael W. Dixon, City Attorney

Place 8 (Precinct 4 Region) Ballot

Instructions: Each city has 20 votes to split between the nominees. Only 10 of those votes may be cast for the City’s own nominee. Per the Bylaws, if there are 3 or more nominees, each City must cast its remaining 10 votes for one or more of the other candidates. A city can cast all of its remaining votes for one of the other candidates, or divide its votes between the candidates, as it sees fit. Please return your ballot to the County Judge’s Office. The nominee with the highest total is selected to fill that region’s place. If there is a tie, the County Judge will cast a vote to break the tie.

Crawford – No Nominee

Hewitt – Charles D. Turner _____

McGregor – Steven Dutschmann _____

Woodway – David Mercer _____

HEWITT TEXAS

COUNCIL AGENDA ITEM FORM

MEETING DATE: May 2, 2022

AGENDA ITEM #: 9

SUBMITTED BY: Bo Thomas, City Manager

ITEM DESCRIPTION:

Briefing and discussion concerning Council priorities for budget preparation.

STAFF RECOMMENDATION/ITEM SUMMARY:

City Council has now been presented updates to the Five-Year Strategic Plan and a potential source of additional funding. Staff will begin justifying, developing and preparing the FY '22-'23 Operating and Capital Budget. This is just an opportunity for Council to provide input and feedback regarding priorities for the development of a proposed budget.

FISCAL IMPACT:

Amount Budgeted – N/A
Line Item in Budget – N/A

SUGGESTED MOTION:

At Council discretion.

ATTACHMENTS:

None