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**Mayor**  
Nancy Berry  
**Mayor Pro Tem**  
Karl Mooney  
**City Manager**  
Frank Simpson

**Council members**  
Blanche Brick  
Jess Fields  
John Nichols  
Julie Schultz  
James Benham

**Agenda**  
**College Station City Council**  
**Workshop Meeting**  
**Thursday, April 25, 2013, 5:00 p.m.**  
**City Hall Council Chambers, 1101 Texas Avenue**  
**College Station, Texas**

1. Call meeting to order.
2. Executive Session will be held in the Administrative Conference Room.  
Consultation with Attorney {Gov't Code Section 551.071}; possible action. The City Council may seek advice from its attorney regarding a pending or contemplated litigation subject or settlement offer or attorney-client privileged information. Litigation is an ongoing process and questions may arise as to a litigation tactic or settlement offer, which needs to be discussed with the City Council. Upon occasion the City Council may need information from its attorney as to the status of a pending or contemplated litigation subject or settlement offer or attorney-client privileged information. After executive session discussion, any final action or vote taken will be in public. The following subject(s) may be discussed:

Litigation

- a. Chavers v. Randall Hall et al, Case No. 10 CV-3922; Thomas Chavers et al. v. Kalinec Towing Company, Inc. et al., Cause Number 201237978, In the 270 District Court of Harris County, Texas.
- b. College Station v. Star Insurance Co., Civil Action No. 4:11-CV-02023
- c. Patricia Kahlden, individ. and as rep. of the Estate of Lillie May Williams Bayless v. Laura Sue Streigler, City of College Station and James Steven Elkins, No. 11-003172-CV-272, in the 272<sup>nd</sup> District Court of Brazos County, Tx.
- d. Cause No. 12-002918-CV-361; Tom Jagielski v. City of College Station; In the 361<sup>st</sup> Judicial District Court, Brazos County, Texas
- e. State v. Carol Arnold, Cause Number 11-02697-CRF-85, In the 85<sup>th</sup> District Court, Brazos County, Texas

Legal Advice

- a. Legal issues related to municipal regulation of state property.

Economic Incentive Negotiations {Gov't Code Section 551.087}; possible action The City Council may deliberate on commercial or financial information that the City Council has received from a business prospect that the City Council seeks to have locate, stay or expand in or near the city with which the City Council in conducting economic development negotiations may deliberate on an offer of financial or other

## City Council Workshop Meeting

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incentives for a business prospect. After executive session discussion, any final action or vote taken will be in public. The following subject(s) may be discussed:

a. Discuss economic development incentive negotiations with TAMUS

3. Take action, if any, on Executive Session.

**6:00 PM**

4. Presentation, possible action, and discussion on items listed on the consent agenda.

5. Recognition of award from American Public Power Association to College Station Utilities for providing the highest degree of reliable and safe electric service.

6. Presentation and discussion regarding a web based utility outage viewer enabling customers to see real time electric outage information.

7. Presentation, possible action, and discussion on City of College Station 2013 bond sale and refunding and financing structure.

## 8. Council Calendar

April 26 Keep Brazos Beautiful Annual Awards Gala at CS Hilton, 6:00 pm.

April 30 Council Transportation & Mobility Committee at City Hall Administrative Conference Room, 3:30 pm.

April 30 2013 Jefferson Awards Recipients at Annenberg Presidential Conference Center - Hagler Auditorium, 6:30 pm.

May 2 B/CS Chamber of Commerce & George Bush Presidential Library and Museum for Business After Hours at 1000 George Bush Drive W, 5:30 pm.

May 2 P&Z Workshop/Meeting, Council Chambers, 6:00 p.m. (Karl Mooney, Liaison)

May 4 Habitat for Humanity Wall Raising - Thomas Family at 1209 Arizona, 8:00 am.

May 6 Bicycle, Pedestrian & Greenways Advisory Board Meeting in Council Chambers, 3:00 pm.

May 9 Council Group Photos in Council Chambers, 4:00 pm.

May 9 Executive Session/Workshop/Regular Meeting at 4:30, 6:00 & 7:00 p.m.

9. Presentation, possible action, and discussion on future agenda items and review of standing list of Council generated agenda items: A Council Member may inquire about a subject for which notice has not been given. A statement of specific factual information or the recitation of existing policy may be given. Any deliberation shall be limited to a proposal to place the subject on an agenda for a subsequent meeting.

10. Discussion, review and possible action regarding the following meetings: Animal Shelter Board, Arts Council of Brazos Valley, Arts Council Sub-committee, Audit Committee, Bicycle, Pedestrian, and Greenways Advisory Board, Bio-Corridor Board of Adjustments, Blinn College Brazos Valley Advisory Committee, Brazos County Health Dept., Brazos Valley Council of Governments, Bryan/College Station Chamber of Commerce, Budget and Finance Committee, BVSWMMA, BVWACS, Compensation and Benefits Committee, Convention & Visitors Bureau, Design Review Board, Economic Development Committee, Gigabit Broadband Initiative, Historic Preservation Committee, Interfaith Dialogue Association, Intergovernmental Committee, Joint Relief Funding Review Committee, Landmark Commission, Library Board, Metropolitan Planning Organization, Parks

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and Recreation Board, Planning and Zoning Commission, Research Valley Partnership, Research Valley Technology Council, Regional Transportation Committee for Council of Governments, Transportation and Mobility Committee, TAMU Student Senate, Texas Municipal League, Twin City Endowment, Youth Advisory Council, Zoning Board of Adjustments, (Notice of Agendas posted on City Hall bulletin board).

11. Adjourn.

APPROVED:

  
\_\_\_\_\_  
City Manager

Notice is hereby given that an Executive Session and Workshop Meeting of the City Council of the City of College Station, Texas will be held on the 25<sup>th</sup> of April, 2013 at 5:00 p.m. respectively in the City Hall Council Chambers, 1101 Texas Avenue, College Station, Texas. The following subjects will be discussed, to wit: See Agenda

Posted this 19<sup>th</sup> day of April, 2013 at 5:00 pm

  
\_\_\_\_\_  
City Secretary

I, the undersigned, do hereby certify that the above Notice of Meeting of the Governing Body of the City of College Station, Texas, is a true and correct copy of said Notice and that I posted a true and correct copy of said notice on the bulletin board at City Hall, 1101 Texas Avenue, in College Station, Texas, and the City's website, [www.cstx.gov](http://www.cstx.gov) . The Agenda and Notice are readily accessible to the general public at all times. Said Notice and Agenda were posted on April 19, 2013 at 5:00 pm and remained so posted continuously for at least 72 hours proceeding the scheduled time of said meeting.

This public notice was removed from the official board at the College Station City Hall on the following date and time: \_\_\_\_\_ by \_\_\_\_\_.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

CITY OF COLLEGE STATION, TEXAS

By \_\_\_\_\_

Subscribed and sworn to before me on this the \_\_\_\_\_ day of \_\_\_\_\_, 2013.

\_\_\_\_\_  
Notary Public – Brazos County, Texas My commission expires: \_\_\_\_\_

This building is wheelchair accessible. Handicap parking spaces are available. Any request for sign interpretive service must be made 48 hours before the meeting. To make arrangements call (979) 764-3517 or (TDD) 1-800-735-2989. Agendas may be viewed on [www.cstx.gov](http://www.cstx.gov). Council meetings are broadcast live on Cable Access Channel 19.

**April 25, 2013**  
**Workshop Agenda Item No. 6**  
**Utility External Outage Viewer**

**To:** Frank Simpson, City Manager

**From:** Timothy Crabb, Director of Electric Utilities

**Agenda Caption:** Presentation and discussion regarding a web based utility outage viewer enabling customers to see real time electric outage information.

**Relationship to Strategic Goals:** (Select all that apply)

1. Core Services and Infrastructure

**Recommendation(s):** N/A

**Summary:** College Station Utilities has recently upgraded the MiSoft OMS and IVR system enabling the Dispatch operators to more effectively manage outages. Included in this package is a web based outage viewer that will allow our customers to view real time data of where electric outages are occurring, an estimated time of repair, and whether a crew has been assigned to the outage. This presentation is to demonstrate the proposed viewer and the information available by adding it to the City's website.

**Budget & Financial Summary:** N/A

**Reviewed and Approved by Legal:** N/A

**Attachments:** N/A

**April 25, 2013**  
**Workshop Agenda Item No. 7**  
**2013 Bond Sale and Refunding Presentation**

**To:** Frank Simpson, City Manager

**From:** Jeff Kersten, Executive Director of Business Services

**Agenda Caption:** Presentation, possible action, and discussion on City of College Station 2013 bond sale and refunding and financing structure.

**Relationship to Strategic Goals:** Goal 1.1 Spending taxpayer money efficiently.

**Recommendation(s):** Staff recommends the City Council receive the presentation and provide any input or direction desired.

**Summary:** As part of a growing community, the City of College Station has infrastructure needs that must be met. The City has a capital plan to address those needs. Categories of capital projects include streets, parks, facilities, and utilities including electric, water, wastewater and drainage. This presentation will provide an overview of the 2013 proposed capital project funding list, potential refunding opportunity, and structure of financing.

The City has the opportunity to refund a portion of its General Obligation, Certificates of Obligation and Utility Revenue Bonds from 2005 in order to achieve savings due to lower interest rates that are currently available. The City's Financial Advisor First Southwest Company has presented the City with an opportunity to issue refunding bonds for our outstanding Series 2005 General Obligation, Certificates of Obligation and Utility Revenue Bonds. Refunding is issuing new debt to replace and pay off existing debt. Refunding can be done for a number of reasons; however, most often are used to accrue a savings against the current debt. The City Finance and Budgetary Policies allow for the City to "refund" debt when there is a net present value savings of at least 5%. This refunding opportunity will save the City approximately 10.369462% over the remaining life of the issues.

In order to take advantage of low interest rates and save on debt issuance cost, staff plans to recommend combining the new money sale with the refunding. Combining the two issues would require a negotiated sale rather than our normal bidding process.

In a negotiated sale, a consortium of investment firms is selected through an RFP process with one firm named as the managing partner for the sale. The sale is negotiated and pricing is verified against pricing for similar instruments within a few days of the actual sale date to make sure that the City is getting good pricing for its debt.

**Budget & Financial Summary:** In Fiscal Year 2013 the City intends to issue \$9,250,000 in General Obligation Bonds and \$10,450,000 in Certificates of Obligation Bonds. Based on current estimates, the refunding of \$12,630,000 will reduce the overall cost of the refunded bonds by at least 10.369462% over the remaining life of the existing bonds. Total gross estimated savings will be at least \$1,532,552 with an estimated net present value savings of \$1,304,606. Annual

estimated savings will range between at least \$50,211.26 and \$163,368.76 per year. The savings will help the City by providing an additional margin that Council may choose to use for projects not currently funded by an identified source.

**Attachments:**

1. List of 2013 Long Term Debt Funded Projects and Proposed Refunding

**2008 General Obligation Bonds**

Streets				
	2,375,000	Jones Butler (Penberthy) Extension	ST0905	20 Yrs
	650,000	Traffic Signal Projects	ST1027	20 Yrs
	2,000,000	Health Science Ctr Pkwy*	ST1205	20 Yrs
	600,000	Barron Rd East/Lakeway	ST1101	20 Yrs
	400,000	Lick Creek Hike and Bike Trail	ST1104	20 Yrs
	500,000	University Dr Pedestrian Imp Ph II	ST1206	20 Yrs
Streets Total	<u>\$ 6,525,000</u>			
Parks				
	480,000	Creekview NH Park	PK0906	20 Yrs
	250,000	Lincoln Center Addition	PK1213	20 Yrs
	350,000	Lick Creek Park Nature Center	PK1102	20 Yrs
	1,645,000	East District Maintenance Shop	PK1101	20 Yrs
Parks Total	<u>\$ 2,725,000</u>			
2008 GOB Total	<u>\$ 9,250,000</u>			

\*Balance of Barron Road Widening Phase II Authorization

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**Utility Certificates of Obligation**

	800,000	Underground System Improvements	
	1,020,000	New Services and System Ext	
	670,000	Distribution	
	940,000	Transmission	
	<u>4,820,000</u>	Northgate Substation (Transmission and Distribution)	
Electric Projects	\$ 8,250,000		20 Yrs
Water Projects	<u>\$ -</u>		20 Yrs
Wastewater Projects	<u>\$ 2,000,000</u>	Bee Creek Parallel Trunkline	20 Yrs
Utility CO Subtotal	<u>\$10,250,000</u>		
Estimated Debt Issuance Costs	\$ 200,000		
<b>Certificates of Obligation Total</b>	<u><u>\$10,450,000</u></u>		
<b>Total Debt Issue</b>	<u><u>\$19,700,000</u></u>		