

**CITY OF FAIRFIELD
CITY COUNCIL MEETING
OCTOBER 13, 2020**

THE CITY COUNCIL OF THE CITY OF FAIRFIELD, TEXAS WILL CONVENE INTO A REGULAR SCHEDULED MEETING AT 6:00PM ON TUESDAY, OCTOBER 13, 2020. DUE TO EARLY VOTING MEETING HAS BEEN MOVED TO THE FREESTONE COUNTY COURTHOUSE, 118 E. COMMERCE ST. 2ND FLOOR, FAIRFIELD, TEXAS. IN COMPLIANCE WITH THE TEXAS OPEN MEETINGS ACT, CHAPTER 551 TEXAS GOVERNMENT CODE., AND IN CONJUNCTION WITH THE GUIDANCE AND PROVISIONS PROVIDED BY THE GOVERNOR OF TEXAS IN THE DECLARATION OF DISASTER ENACTED MARCH 13, 2020, MEMBERS OF THE CITY COUNCIL MAY BE PARTICIPATING REMOTELY IN COMPLIANCE WITH THE TEXAS OPEN MEETINGS ACT, AS TEMPORARILY MODIFIED BY THE GOVERNOR, AND COUNCIL RULES OF PROCEDURE. MEMBERS OF THE PUBLIC MAY PARTICIPATE BY JOINING AT **(844) 854-2222 AND ENTER CODE 693979.**

NOTICE: AT ANY TIME DURING THE CITY COUNCIL MEETING, THE CITY COUNCIL MAY ADJOURN INTO EXECUTIVE SESSION FOR ANY REASON LISTED ON THIS AGENDA PURSUANT TO ANY APPLICABLE SECTION OF THE TEXAS GOVERNMENT CODE, CONSULTATION WITH ATTORNEY – SECTION 551.071, REAL PROPERTY DELIBERATION – SECTION 551.072, DELIBERATION ON GIFTS – SECTION 551.073, PERSONNEL MATTERS – SECTION 551.074, DISCUSSION OF SECURITY MEASURES – SECTION 551.076 AND ECONOMIC DEVELOPMENT – SECTION 551.087.

*H.B. NO.2840 – Section 551.001(3) (b) and (c). A governmental body shall allow each member of the public who desires to address the body regarding an item on an agenda for an open meeting of the body to address the body regarding the item at the meeting before or during the body's consideration of the item. A governmental body may adopt reasonable rules regarding the public's right to address the body under this section, including rules that limit the total amount of time that a member of the public may address the body on a given item. **CITIZENS WISHING TO SPEAK DURING CITIZEN COMMENTS OR ON A PARTICULAR AGENDA ITEM NEED TO NOTIFY THE CITY SECRETARY AT: (903) 389-2633 BY 9:00 A.M. TUESDAY, OCTOBER 13, 2020.***

1. CALL TO ORDER; PRAYER AND PLEDGE
2. VISITORS AND CITIZENS FORUM: AT THIS TIME, ANY PERSON WITH BEFORE THE COUNCIL NOT SCHEDULED ON THE AGENDA MAY SPEAK TO THE COUNCIL. NO FORMAL ACTION CAN BE TAKEN ON THESE ITEMS AT THIS TIME.
3. DISCUSSION AND POSSIBLE ACTION TO APPROVE MINUTES FROM SEPTEMBER 1ST, SEPTEMBER 8TH AND SEPTEMBER 11TH 2020 COUNCIL MEETINGS.
4. DISCUSSION AND POSSIBLE ACTION TO APPROVE BILL REGISTER AS OF SEPTEMBER 30, 2020.
5. MAYOR AND DEPARTMENT HEAD REPORTS
6. DISCUSSION AND POSSIBLE ACTION TO ON APPOINTING A PERSON TO FULFILL VACANT POSITION OF VACANT POSITION ON THE CITY OF FAIRFIELD COUNCIL, PLACE V, TERM TO END MAY 2019. ADMINISTER OATH OF OFFICE FOR THE CITY OF FAIRFIELD COUNCIL, PLACE V.
7. DISCUSSION AND POSSIBLE ACTION ON PRESENTATION BY EMILEE TERRY WITH THE LIONS CLUB FOR PURCHASE OF VISION SCREENER.
8. DISCUSSION AND POSSIBLE ACTION ON APPROVING THE PURCHASE OF NONBUDGETED PERSONAL PROTECTIVE EQUIPMENT, 30 SETS OF TECGEN-51 MULTIPURPOSE GEAR, TO BE UTILIZED BY THE FAIRFIELD VOLUNTEER FIRE DEPARTMENT TO HELP PREVENT THE SPREAD OF COVID-19 AND PROTECT LIFE AND SAFETY WHEN RESPONDING TO CALLS THAT HAVE HIGH PATIENT CONTACT, IN THE AMOUNT OF \$29,440.10; AND TO BE EXPENDED FROM THE CITY'S CORONAVIRUS RELIEF FUND.

9. DISCUSSION AND POSSIBLE ACTION ON APPROVING THE PURCHASE OF NONBUDGETED PERSONAL PROTECTIVE EQUIPMENT, 14 LICENSES OF EFORCE MOBILE E-CITATION SOFTWARE AND NECESSARY SERVICES FOR CONTRACT FULFILLMENT, TO BE UTILIZED BY THE FAIRFIELD POLICE DEPARTMENT TO HELP PREVENT THE SPREAD OF COVID-19 AND PROTECT LIFE AND SAFETY WHEN RESPONDING TO CALLS THAT HAVE HIGH PATIENT CONTACT, IN THE AMOUNT OF \$15,495.00; AND TO BE EXPENDED FROM THE CITY'S CORONAVIRUS RELIEF FUND.
10. DISCUSSION AND POSSIBLE ACTION ON APPROVING THE ALLOCATION OF \$10,000.00 OF CORONAVIRUS RELIEF FUNDING TO THE FAIRFIELD INDEPENDENT SCHOOL DISTRICT, TO BE UTILIZED BY THE SCHOOL TO REFUND PURCHASE OF REMOTE LEARNING EQUIPMENT AND TO MEET MATCHING GRANT REQUIREMENTS SET FORTH BY THE TEXAS EDUCATION AGENCY.
11. DISCUSSION AND POSSIBLE ACTION ON APPROVAL OF BUDGET ADJUSTMENTS FOR THE FAIRFIELD ECONOMIC DEVELOPMENT CORPORATION'S 2019-20 BUDGET.
12. DISCUSSION AND POSSIBLE ACTION ON THE 2020-2021 BUDGET FOR THE FAIRFIELD ECONOMIC DEVELOPMENT CORPORATION.
13. DISCUSSION AND POSSIBLE ACTION ON THE 2020-21 WORK PLAN FOR THE FAIRFIELD ECONOMIC DEVELOPMENT CORPORATION.
14. HOLD PUBLIC HEARING ON THE DESIGNATION OF A REINVESTMENT ZONE FOR TAX ABATEMENT.
15. DISCUSSION AND POSSIBLE ACTION ON ORDINANCE NO. 10-13-2020, DESIGNATING A REINVESTMENT ZONE IN THE CITY OF FAIRFIELD.
16. DISCUSSION AND POSSIBLE ACTION ON FINAL PLAT OF THE BURNETT SUBDIVISION, FREESTONE COUNTY, TEXAS.
17. DISCUSSION AND POSSIBLE ACTION ON FINAL PLAT FOR FAIRFIELD INDUSTRIAL PARK SOUTH, A PART OF THE I.H. REED SURVEY, A-23, FREESTONE COUNTY, TEXAS.
18. DISCUSSION AND POSSIBLE ACTION ON A RESOLUTION OF THE CITY OF FAIRFIELD, TEXAS FOR THE APPROVAL OF AN-AGREEMENT FOR TAX ABATEMENT WITH ZIPPY J'S BRENHAM HOLDINGS, LLC FOR A COMMERCIAL-INDUSTRIAL TAX ABATEMENT RELATING TO THE PROPOSED TRAVEL CENTER AND CONVENIENCE STORE PROJECT LOCATED ON 20 ACRE SITE NEAR I-45 AND W. COMMERCE STREET.
19. DISCUSSION AND POSSIBLE ACTION ON THE APPROVAL OF A TAX ABATEMENT AGREEMENT WITH ZIPPY J'S BRENHAM HOLDINGS, LLC, THE APPLICANT, WITHIN FAIRFIELD REINVESTMENT ZONE NUMBER 1 (WHICH COMPRISES APPROXIMATELY 20 ACRES IN THE I.H. REED SURVEY, A-23, CITY OF FAIRFIELD, TEXAS, AND ALL OR A PORTION OF FREESTONE COUNTY APPRAISAL DISTRICT PARCEL ID NUMBERS 5506, 5921, 5491 AND 48366 OWNED BY FAIRFIELD LAND MANAGEMENT, LLC; BURNETT AND SONS, INC; AND PAUL AND GLENNA SUE DUBOSE) FOR THE PURPOSE OF CONSTRUCTING A TRAVEL CENTER OF AMERICA FULL-SERVICE TRAVEL PLAZA AND CONVENIENCE STORE, FEATURING A 24-HOUR POPULAR FOOD RESTAURANT AT AN ESTIMATED CONSTRUCTION COST OF \$6,451,930.00 ENTERING INTO AN ABATEMENT AGREEMENT WITH ZIPPY J'S BRENHAM HOLDINGS, LLC.
20. DISCUSSION ON ACCEPTING VIRGINIA STREET INTO THE CITY STREET INVENTORY.
21. DISCUSSION AND POSSIBLE ACTION ON AWARD FOR CONTRACTOR WORK REPAIRING WASTEWATER LINE ON STEWARD PROPERTY.

22. DISCUSSION AND POSSIBLE ACTION ON PURCHASE REQUEST FOR REHABBING THE PARK WALKING TRAIL FOR DISC GOLF PARK CONSIDERATIONS.

23. ADJOURN

I CERTIFY THAT THE ABOVE NOTICE OF MEETING WAS POSTED BY OCTOBER 10, 2020 At 6:00 P.M. ON THE WINDOW AT THE ADMINISTRATION AND UTILITY BILLING OFFICES LOCATED AT 425 W. COMMERCE ST, FAIRFIELD TEXAS, AND WILL REMAIN POSTED CONTINUOUSLY FOR AT LEAST 72 HOURS PRECEDING SCHEDULED TIME OF THE MEETING, I FURTHER CERTIFY THAT THE FOLLOWING NEWS MEDIA AND WEBSITE HOSTING WAS PROPERLY NOTIFIED OF THIS MEETING AS STATED ABOVE: FAIRFIELD RECORDER AND FREESTONE COUNTY TIMES, FAIRFIELD, TX.


MISTY RICHARDSON, CITY SECRETARY

THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR ACCOMMODATIONS SHOULD BE MADE FORTY-EIGHT (48) HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY SECRETARY'S OFFICE AT (903)389-2633 FOR FURTHER INFORMATION

State of Texas
City of Fairfield
Special called
Council Meeting

Date: September 01, 2020

Time: 6:00 p.m.

Adjourn: 6:34 p.m.

Council present: Landis Bayless, Bobby Nichols, Mayor Kenny Hughes, Randy Johnson and James Tyus

1. CALL TO ORDER; PRAYER AND PLEDGE

Mayor Kenny Hughes called meeting to order at 6:00 p.m. Bobby Nichols gave the invocation. Landis Bayless led the pledge to the American flag. Randy Johnson led the pledge to the Texas flag.

2. Visitors and Citizens forum: at this time any person with business before the council not scheduled on the agenda may speak to the council. No formal action can be taken on these items at this time.

3. Discuss funding for the Fairfield Library Association for Budget year 2020/2021.

Citizens spoke on behalf of the Library.

Racheal Solomon spoke on behalf of the Library

4. Conduct Public Hearing for the purpose of receiving citizen input of the proposed tax rate of \$0.464582 per \$100 valuation for the City Fiscal year starting October 1, 2020 to September 30, 2021.

No comments

5. Conduct public hearing for the purpose of receiving citizen input on the 2020/2021 fiscal year budget.

No comments

6. Adjourn- 6:34 p.m.

Randy Johnson made the motion to adjourn. Bobby Nichols seconded. All voted for.

Mayor Kenneth D. Hughes

Attest:

Misty Richardson
City Secretary

9/1/20

STATE OF TEXAS
CITY OF FAIRFIELD
CITY COUNCIL

Date: September 08, 2020

Time: 6:00 p.m.

Adjourn: 6:34 p.m.

Council present: Landis Bayless, Bobby Nichols, Mayor Kenny Hughes, Randy Johnson and James Tyus

1. CALL TO ORDER; PRAYER AND PLEDGE
Mayor Kenny Hughes called meeting to order at 6:00 p.m. A quorum was declared present.
Bobby Nichols gave the invocation. Randy Johnson led the pledge to the American flag. Landis Bayless led the pledge to the Texas flag.
2. *VISITOR AND CITIZENS FORUM: AT THIS TIME, ANY PERSON WITH BUSINESS BEFORE THE COUNCIL NOT SCHEDULED ON THE AGENDA MAY SPEAK TO THE COUNCIL. NO FORMAL ACTION CAN BE TAKEN ON THESE ITEMS AT THIS TIME.*
3. DISCUSSION AND POSSIBLE ACTION TO APPROVE MINUTES FROM AUGUST 11TH, AUGUST 25TH AND AUGUST 27TH COUNCIL MEETINGS
Randy Johnson made the motion to approve minutes from August 11th, August 25th and August 27th 2020. James Tyus seconded. All voted for.
4. DISCUSSION AND POSSIBLE ACTION TO APPROVE BILL REGISTER AS OF AUGUST 31, 2020
Bobby Nichols made the motion to approve bill register as of August 31, 2020. Landis Bayless seconded. All voted for.
5. MAYOR AND DEPARTMENT HEAD REPORTS
Accepted as given
6. DISCUSSION AND POSSIBLE ACTION ON APPROVAL OF ROOF REPAIRS AT THE TDCJ BOYD UNIT COMPLEX
Bobby Nichols made the motion to approve roof repairs to TDCJ Boyd Unit complex building one in the amount of \$9,290.00. Randy Johnson seconded. All voted for.
7. EXECUTIVE SESSION: 6:15 P.M.
 1. ECONOMIC DEVELOPMENT- SECTION 551.087
 - A. DISCUSS PROJECT DIESEL PERFORMANCE WITH DAVID FOWLER OF THE FAIRFIELD ECONOMIC DEVELOPMENT CORPORATION.
8. RECONVENE INTO REGULAR SESSION AND CONSIDER ACTION, IF ANY, ON ITEM(S) DISCUSSED IN EXECUTIVE SESSION- 6:28 P.M.
 1. ECONOMIC DEVELOPMENT- SECTION 551.087

9/8/20

A. DISCUSS PROJECT DIESEL PERFORMANCE WITH DAVID FOWLER OF THE FAIRFIELD ECONOMIC DEVELOPMENT CORPORATION.

Randy Johnson made the motion to approve Fairfield Economic Development Corporations Performance Agreement with Project Diesel Performance. Landis Bayless seconded. All voted for.

9. ADJOURN- 6:29 P.M.

Randy Johnson made the motion to adjourn. James Tyus seconded. All voted for.

Mayor Kenneth D. Hughes

Attest:

Misty Richardson
City Secretary

STATE OF TEXAS
CITY OF FAIRFIELD
SPECIAL CALLED
COUNCIL MEETING

Date: September 11, 2020
Time: 6:00 p.m.
Adjourn: 6:08 p.m.
Council present: Landis Bayless, Bobby Nichols, Mayor Kenny Hughes, Randy Johnson and James Tyus

- 1. CALL TO ORDER; PRAYER AND PLEDGE
Mayor Kenny Hughes called meeting to order at 6:00 p.m. A quorum was declared present. Bobby Nichols led the invocation. Randy Johnson led the pledge to the American flag. Landis Bayless led the pledge to the Texas flag.
- 2. VISITORS AND CITIZENS FORUM: AT THIS TIME, ANY PERSON WITH BUSINESS BEFORE THE COUNCIL NOT SCHEDULED ON THE AGENDA MAY SPEAK TO THE COUNCIL. NO FORMAL ACTION CAN BE TAKEN ON THESE ITEMS AT THIS TIME.
None at this time

- 3. DISCUSSION AND POSSIBLE ACTION TO APPROVE ORDINANCE OF THE CITY OF FAIRFIELD, TEXAS ENACTING THE MUNICIPAL BUDGET FOR FISCAL YEAR 2020-2021; FUNDING MUNICIPAL PURPOSES AND APPROPRIATING FUNDS FOR DEBT SERVICE; AUTHORIZING EXPENDITURES; PROVIDING FOR FINDINGS OF FACT; ENACTMENT; FILING AND POSTING OF BUDGET; REPEALER; SEVERABILITY; AND EFFECTIVE DATE.

Bobby Nichols made the motion to enact an ordinance making appropriations for the support of the City of Fairfield, Texas for the fiscal year beginning October 1, 2020 and ending September 30, 2021; appropriating money to debt service for the city's indebtedness; providing for intra and interdepartmental fund transfers; and adopting the annual budget for the City of Fairfield, Texas for the 2020-2021 fiscal year and providing effective date. Ordinance Number 2020-09-11 budget.

Landis Bayless seconded.
Passed and approved by roll call vote

Council Voting	Aye	Nay	abstain	absent
James Tyus	↓			
Randy Johnson		↓		
Bobby Nichols	↓			
Landis Bayless	↓			

- 4. DISCUSSION AND POSSIBLE ACTION TO APPROVE RESOLUTION OF THE CITY OF FAIRFIELD, TEXAS, RATIFYING THE MUNICIPAL BUDGET FOR FISCAL YEAR 2020-2021; FUNDING MUNICIPAL PURPOSES AND APPROPRIATING FUNDS FOR DEBT SERVICE; AUTHORIZING EXPENDITURES; PROVIDING FOR FINDINGS OF FACT; ENACTMENT; FILING AND POSING OF BUDGET; REPEALER; SEVERABILITY; AND AN EFFECTIVE DATE.

Landis Bayless - whereas, this budget will raise more revenue from property taxes than last year's budget by an amount \$66,539, which is a 6.48 percent increase from last year's budget I move to approve ratify the municipal budget for fiscal year 2020-2021; funding municipal purposes and appropriating funds for debt service; authorizing expenditures; providing for findings of fact; filing of budget; repealer; severability; effective date; and proper notice.

Resolution 2020-09- budget Ratification

James Tyus seconded.

Passed and approved by Roll call vote

	For	against	abstain	absent
Mayor Pro Tem Bayless				
Council Member Tyus				
Council Member Johnson				
Council Member Nichols				

5. DISCUSSION AND POSSIBLE ACTION TO ADOPT AN ORDINANCE OF THE CITY OF FAIRFIELD APPROVING AND LEVYING THE AD VALOREM TAX RATE OF \$0.464825 PER ONE HUNDRED DOLLARS (\$100.00) OF ASSESSED VALUATION OF ALL TAXABLE PROPERTY WITHIN THE CORPORATE LIMITS OF THE CITY FOR THE USE AND SUPPORT OF THE MUNICIPAL GOVERNMENT OF THE CITY OF FAIRFIELD, TEXAS, FOR THE 2020-2021 FISCAL YEAR; PROVIDING FOR APPORTIONING OF EACH LEVY FOR SPECIFIC PURPOSES; AND PROVIDING WHEN TAXES SHALL BECOME DUE AND WHEN THE SAME SHALL BECOME DELINQUENT IF NOT PAID; APPROVING TAX CODE STATEMENTS; PROVIDING FOR PENALTIES AND INTEREST; INCLUDING A SAVINGS CLAUSE; PROVIDING FOR PUBLICATION AND ESTABLISHING AN EFFECTIVE DATE

James Tyus made the motion to approve ordinance of the city of Fairfield and levy the ad valorem tax rate of \$0.464825 per one hundred dollars (\$100.00) of assessed valuation of taxable property with the corporate limits of the city for the use and support of the municipal government of the City of Fairfield, Texas, for the 2020-2021 fiscal year; providing for apportioning of each levy for specific purposes; and providing when taxes shall become due and when the same shall become delinquent if not paid; approving tax code statements; providing penalties and interest; including a savings clause; providing for publication and establishing an effective date. The tax rate of \$0.464825 which is a 6.48 increase.

Randy Johnson seconded.

Passed and approved by roll call vote

	Aye	Nay	Abstain	Absent
James Tyus				
Randy Johnson				
Bobby Nichols				
Landis Bayless				

6. Adjourn- 6:08 p.m.

9/11/20

Randy Johnson made the motion to adjourn. Bobby Nichols seconded. All voted for.

Mayor Kenneth D. Hughes

Attest:

Misty Richardson
City Secretary

9/11/2020

10-09-2020 10:17 AM

COUNCIL REPORT 9/30/2020

PAGE : 1

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
NON-DEPARTMENTAL	GENERAL FUND	AFLAC	OTHER INSURANCE	232.83
			OTHER INSURANCE	232.83
			OTHER INSURANCE	56.88
			OTHER INSURANCE	56.88
		COMMUNITY NATIONAL BANK & TRUST OF TEX	FED WITHHOLDING TAX DEPOSIT	2,711.42
			FED WITHHOLDING TAX DEPOSIT	1,755.35
			FED WITHHOLDING TAX DEPOSIT	2,672.11
			FICA PAYROLL TAX DEPOSIT	2,486.94
			FICA PAYROLL TAX DEPOSIT	620.00
			FICA PAYROLL TAX DEPOSIT	2,449.31
			MEDICARE TAX DEPOSIT	581.62
			MEDICARE TAX DEPOSIT	145.00
			MEDICARE TAX DEPOSIT	572.80
		HARTFORD LIFE INSURANCE COMPANY	457 RETIREMENT PLAN	160.00
			457 RETIREMENT PLAN	160.00
		TML EMPLOYEE BENEFITS POOL	DEPENDENT DENTAL	101.62
			DEPENDENT DENTAL	92.66
			DEPENDENT FAMILY MEDICAL	1,093.23
			DEPENDENT FAMILY MEDICAL	1,091.17
			DEPENDENT LIFE	2.40
			DEPENDENT LIFE	2.40
			DEPENDENT SPOUSE MEDICAL	386.00
			DEPENDENT SPOUSE MEDICAL	386.00
			LIFE INSURANCE	17.52
			LIFE INSURANCE	14.01
			FLEX SPENDING	430.44
			FLEX SPENDING	429.25
			VISION - DEPENDENT	105.87
			VISION - DEPENDENT	105.73
			VISION - EMPLOYEE	96.68
			VISION - EMPLOYEE	96.61
		TMRS	TMRS-PAYROLL	2,929.47
			TMRS-PAYROLL	2,866.07
			TOTAL:	25,784.48
ADMINISTRATIVE	GENERAL FUND	MAS-D ENVIRONMENTAL & ASSCIATES, INC	ABATEMENT PROJECT DESIGN	310.00
			9/2020 425 W COMMERCE	1,200.00
			MAYOR PORTRAITS	150.00
		JILL HUBBERT PHOTOGRAPHY	LODGING FOR CONFERENCE	278.46
			HAY OF COURTHOUSE SQUARE	120.00
		FAIRFIELD FARM & RANCH	9.2020 PREMIUMS	252.00
			9.2020 25% SALES TAX	31,462.81
		FAIRFIELD AMBULANCE SERVICE INC. (EMS)	PRINTED ENVELOPES	275.80
			OFFICE SUPPLIES	127.58
		FAIRFIELD ECONOMIC DEVELOPMENT CORP.	OFFICE SUPPLIES	30.45
			OFFICE SUPPLIES	38.32
		FLATT STATIONERS, INC.	OFFICE SUPPLIES	128.18
			RECYCLE SPOTLIGHT	35.00
		FREESTONE COUNTY TIMES	9.2020 AMAZON PRIME CONF C	56.75
			9.2020 UNITS 523 504 519 5	625.00
		WELLS FARGO BANK	FICA PAYROLL TAX DEPOSIT	336.29
			FICA PAYROLL TAX DEPOSIT	354.43
		ABC CLIMATE CONTROL STORAGE		
		COMMUNITY NATIONAL BANK & TRUST OF TEX		

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			MEDICARE TAX DEPOSIT	78.65
			MEDICARE TAX DEPOSIT	82.89
		CANON FINANCIAL SERVICES, INC.	9.2020 COPIER LEASE	412.57
		BOJORQUEZ LAW FIRM, PLLC	9.2020 LEGAL FEES	5,293.00
		TALLEY CHEMICAL & SUPPLY	TRASH BAGS, PAPER TOWELS	33.20
		TML EMPLOYEE BENEFITS POOL	DEPENDENT DENTAL	51.06
			DEPENDENT DENTAL	50.83
			DEPENDENT FAMILY MEDICAL	841.74
			DEPENDENT FAMILY MEDICAL	836.93
			HEALTH/LIFE INSURANCE-EMPL	773.16
			HEALTH/LIFE INSURANCE-EMPL	769.64
			EMPLOYEE DENTAL ONLY	46.49
			EMPLOYEE DENTAL ONLY	46.27
			HEALTH/LIFE INSURANCE-EMPL	2.89
			HEALTH/LIFE INSURANCE-EMPL	2.88
		TEXAS MUNICIPAL CLERKS PROGRAM	EXAM FEE	25.00
		TMRS	7.2020	80.00
			TMRS-PAYROLL	426.69
			TMRS-PAYROLL	424.75
		TXU ENERGY	8.20 USAGE	576.92
			8.20 USAGE	194.60
			8.20 USAGE	76.96
		AIR EVAC	9.2020 PREMIUMS	333.00
		U.S. POST MASTER	ONE DAY DELIVERY	26.36
		DOLLAR TREE STORES	HAND SOAP	4.33
		CALL 4 COMPUTERS	MS OPAL COMPUTER	180.00
		NORTHLAND CABLE	9.2020 FIBER INTERNET	340.79
			9.2020 PD	952.96
		BRELLA IT SOLUTIONS, LLC	40 HOURS IT	2,900.00
		DATAMAX	9.2020 PRINTING PD	52.68
			9.2020 PRINTING	148.56
		**PAYROLL EXPENSES	9/01/2020 - 9/30/2020	12,179.71
			TOTAL:	64,026.58
AMBULANCE/EMS	GENERAL FUND	FAIRFIELD AMBULANCE SERVICE INC. (EMS)	9.2020 CONTRACT	8,333.34
			TOTAL:	8,333.34
CONFERENCE/CIVIC CENTE	GENERAL FUND	NORTHLAND CABLE	9.2020 CIVIC CENTER	99.99
			TOTAL:	99.99
FIRE DEPARTMENT	GENERAL FUND	TAYLORS TINS	HELMET SHIELDS	1,080.00
		FAIRFIELD VOL. FIRE DEPT.	TOOL	116.00
		LYLE OIL CO.	E 82 DIESEL	32.34
			Q81 DIESEL	53.08
			E85 DIESEL	50.30
			E82 DIESEL	65.12
			B85 DIESEL	24.99
		ATMOS ENERGY	9.2020 221 S KEECHI	49.74
		TXU ENERGY	8.20 USAGE	358.10
		SERNA SERVICES	RETURN AIR PLENUM AND COLL	850.00
			TOTAL:	2,679.67
JUDICIAL	GENERAL FUND	FAIRFIELD MUNICIPAL SECURITY FUND	9.2020 COURT SECURITY	45.19
		ALEXIS CANTER	DEFENDANT OVERPAID MONEY O	80.00
		FLATT STATIONERS, INC.	OFFICE SUPPLIES	55.57
		FAIRFIELD MUNICIPAL COURT TECH FUND	9.2020 MUNICIPAL COURT TEC	46.45

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		COMMUNITY NATIONAL BANK & TRUST OF TEX	FICA PAYROLL TAX DEPOSIT	124.41
			FICA PAYROLL TAX DEPOSIT	124.41
			MEDICARE TAX DEPOSIT	29.09
		TML EMPLOYEE BENEFITS POOL	MEDICARE TAX DEPOSIT	29.09
			DEPENDENT DENTAL	20.67
			DEPENDENT DENTAL	20.67
			DEPENDENT SPOUSE MEDICAL	225.91
			DEPENDENT SPOUSE MEDICAL	225.91
			HEALTH/LIFE INSURANCE-EMPL	626.04
			HEALTH/LIFE INSURANCE-EMPL	626.04
			EMPLOYEE DENTAL ONLY	18.82
			EMPLOYEE DENTAL ONLY	18.82
			HEALTH/LIFE INSURANCE-EMPL	1.17
			HEALTH/LIFE INSURANCE-EMPL	1.17
		TMRS	TMRS-PAYROLL	162.19
			TMRS-PAYROLL	162.19
		**PAYROLL EXPENSES	9/01/2020 - 9/30/2020	4,360.00
			TOTAL:	7,003.81
LIBRARY	GENERAL FUND	FAIRFIELD LIBRARY ASSOCIA	9.2020 CONTRACT	3,333.34
			TOTAL:	3,333.34
PARKS & RECREATION	GENERAL FUND	BAYLESS AUTO SUPPLY	FOR SCAG MOWER	14.37
		CAPPS TRUE VALUE HARDWARE	FOR SCAG MOWER	1.65
		GOOD NEIGHBOR CLEANERS	8.20 UNIFORM CLEANING	100.19
		COMMUNITY NATIONAL BANK & TRUST OF TEX	FICA PAYROLL TAX DEPOSIT	165.95
			FICA PAYROLL TAX DEPOSIT	158.29
			MEDICARE TAX DEPOSIT	38.81
			MEDICARE TAX DEPOSIT	37.02
		TALLEY CHEMICAL & SUPPLY	TRASH BAGS, PAPER TOWELS	34.23
		TML EMPLOYEE BENEFITS POOL	HEALTH/LIFE INSURANCE-EMPL	626.04
			HEALTH/LIFE INSURANCE-EMPL	626.04
			EMPLOYEE DENTAL ONLY	37.64
			EMPLOYEE DENTAL ONLY	37.64
			HEALTH/LIFE INSURANCE-EMPL	2.34
			HEALTH/LIFE INSURANCE-EMPL	2.34
		TMRS	TMRS-PAYROLL	199.13
			TMRS-PAYROLL	189.95
		TXU ENERGY	8.20 USAGE	1,460.48
			8.20 USAGE	14.57
		**PAYROLL EXPENSES	9/01/2020 - 9/30/2020	5,229.50
			TOTAL:	8,976.18
POLICE DEPARTMENT	GENERAL FUND	FAIRFIELD AIR	SERVICE CALL PD	190.00
		FLATT STATIONERS, INC.	OFFICE SUPPLIES	51.48
		NALCOM WIRELESS COMMUNICATIONS, INC	SERVICE	155.00
		MG AUTOMOTIVE	CROWN VIC AC WORK	479.87
			UNIT 6 BRAKE PADS	138.95
		COMMUNITY NATIONAL BANK & TRUST OF TEX	FICA PAYROLL TAX DEPOSIT	1,290.11
			FICA PAYROLL TAX DEPOSIT	1,223.32
			MEDICARE TAX DEPOSIT	301.72
			MEDICARE TAX DEPOSIT	286.09
		CANON FINANCIAL SERVICES, INC.	9.2020 PD COPIER LEASE	93.60
		TML EMPLOYEE BENEFITS POOL	DEPENDENT DENTAL	103.35
			DEPENDENT DENTAL	82.68
			DEPENDENT FAMILY MEDICAL	427.28

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			DEPENDENT FAMILY MEDICAL	427.28
			DEPENDENT SPOUSE MEDICAL	677.73
			DEPENDENT SPOUSE MEDICAL	677.73
			HEALTH/LIFE INSURANCE-EMPL	4,069.26
			HEALTH/LIFE INSURANCE-EMPL	3,443.22
			EMPLOYEE DENTAL ONLY	225.84
			EMPLOYEE DENTAL ONLY	188.20
			HEALTH/LIFE INSURANCE-EMPL	12.87
			HEALTH/LIFE INSURANCE-EMPL	11.70
		TMRS	TMRS-PAYROLL	1,616.12
			TMRS-PAYROLL	1,535.04
		NORTHLAND CABLE	9.2020 CONFERENCE CENTER	99.99
		LISA FOREE, RTA FREESTONE COUNTY TAX O	REGISTRATION FEES	16.00
			REGISTRATION UNIT 5 PD	8.50
		O'REILLY AUTO PARTS	CAPSULE	13.92
		FREESTONE FORD	THE WORKS 2015 PD	55.61
			UNIT 8 THE WORKS	55.61
			UNIT 6 THE WORKS	45.61
		**PAYROLL EXPENSES	9/01/2020 - 9/30/2020	42,354.44
			TOTAL:	60,358.12
STREETS AND DRAINAGE	GENERAL FUND	SANDYLAND EQUIPMENT	TRUCK BED WITH DUMP KIT	8,200.00
		CAPPS TRUE VALUE HARDWARE	TRACTOR	35.03
			MUSEUM	5.60
			MUSEUM	131.21-
		CUSTOM HOSE & SUPPLY	REPAIRS TO BACKHOE	65.92
			SIDE BOOM TRACTOR	209.40
		GOOD NEIGHBOR CLEANERS	8.20 UNIFORM CLEANING	100.19
		LYLE OIL CO.	BACKHOE TIRE	565.00
		PARKER AUTO SUPPLY	REPAIRS TO BACKHOE	10.98
			SMALL TOOLS	24.61
			BACKHOE REPAIRS	248.56
		COMMUNITY NATIONAL BANK & TRUST OF TEX	FICA PAYROLL TAX DEPOSIT	343.63
			FICA PAYROLL TAX DEPOSIT	362.31
			MEDICARE TAX DEPOSIT	80.37
			MEDICARE TAX DEPOSIT	84.73
		TML EMPLOYEE BENEFITS POOL	DEPENDENT DENTAL	41.34
			DEPENDENT DENTAL	41.34
			DEPENDENT FAMILY MEDICAL	854.56
			DEPENDENT FAMILY MEDICAL	854.56
			HEALTH/LIFE INSURANCE-EMPL	1,252.08
			HEALTH/LIFE INSURANCE-EMPL	1,252.08
			EMPLOYEE DENTAL ONLY	75.28
			EMPLOYEE DENTAL ONLY	75.28
			HEALTH/LIFE INSURANCE-EMPL	3.51
			HEALTH/LIFE INSURANCE-EMPL	3.51
		TMRS	TMRS-PAYROLL	409.44
			TMRS-PAYROLL	434.28
		TXU ENERGY	8.20 USAGE	3,415.80
		ASSOCIATED SUPPLY COMPANY, INC.	SUPER M REPAIRS	34.03
			SUPER M BACKHOE	16.50
			580L BACKHOE	2,447.29
		M. A. P. SERVICES	#146 HOSE LEAK	39.42
		O'REILLY AUTO PARTS	DIESEL CANS	45.98
			SUPER N WIPER BLADES	10.07
		JESS ADKINS, DVM	9.2020 AMINMAL CONTROL	2,000.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		**PAYROLL EXPENSES	9/01/2020 - 9/30/2020	12,153.83
			TOTAL:	35,665.30
FEDC	GENERAL FUND	COMMUNITY NATIONAL BANK & TRUST OF TEX	FICA PAYROLL TAX DEPOSIT	226.56
			FICA PAYROLL TAX DEPOSIT	620.00
			FICA PAYROLL TAX DEPOSIT	226.56
			MEDICARE TAX DEPOSIT	52.98
			MEDICARE TAX DEPOSIT	145.00
			MEDICARE TAX DEPOSIT	52.98
		TML EMPLOYEE BENEFITS POOL	DEPENDENT DENTAL	20.67
			DEPENDENT DENTAL	20.67
			DEPENDENT FAMILY MEDICAL	427.28
			DEPENDENT FAMILY MEDICAL	427.28
			HEALTH/LIFE INSURANCE-EMPL	626.04
			HEALTH/LIFE INSURANCE-EMPL	626.04
			EMPLOYEE DENTAL ONLY	37.64
			EMPLOYEE DENTAL ONLY	37.64
			HEALTH/LIFE INSURANCE-EMPL	2.34
			HEALTH/LIFE INSURANCE-EMPL	2.34
		TMRS	TMRS-PAYROLL	300.05
			TMRS-PAYROLL	300.05
		**PAYROLL EXPENSES	9/01/2020 - 9/30/2020	18,065.98
			TOTAL:	22,218.10
NON-DEPARTMENTAL	ENTERPRISE	AFLAC	OTHER INSURANCE	50.55
			OTHER INSURANCE	50.55
			OTHER INSURANCE	32.40
			OTHER INSURANCE	32.40
		COMMUNITY NATIONAL BANK & TRUST OF TEX	FED WITHHOLDING TAX DEPOSIT	988.14
			FED WITHHOLDING TAX DEPOSIT	996.30
			FICA PAYROLL TAX DEPOSIT	838.36
			FICA PAYROLL TAX DEPOSIT	843.12
			MEDICARE TAX DEPOSIT	196.06
			MEDICARE TAX DEPOSIT	197.18
		TML EMPLOYEE BENEFITS POOL	DEPENDENT DENTAL	31.28
			DEPENDENT DENTAL	31.38
			DEPENDENT FAMILY MEDICAL	5.49
			DEPENDENT FAMILY MEDICAL	7.55
			DEPENDENT LIFE	1.60
			DEPENDENT LIFE	1.60
			DEPENDENT SPOUSE MEDICAL	193.00
			DEPENDENT SPOUSE MEDICAL	193.00
			LIFE INSURANCE	12.26
			LIFE INSURANCE	12.26
			FLEX SPENDING	109.20
			FLEX SPENDING	110.39
			VISION - DEPENDENT	44.13
			VISION - DEPENDENT	44.27
			VISION - EMPLOYEE	40.82
			VISION - EMPLOYEE	40.89
		TMRS	TMRS-PAYROLL	982.23
			TMRS-PAYROLL	987.86
			TOTAL:	7,423.53

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
SANITATION	ENTERPRISE	STATE COMPTROLLER	7.2020 GARBAGE TAX	830.33
			8.2020 GARBAGE TAX	828.15
		WASTE CONNECTIONS LONE STAR, INC	9.2020 RESIDENTIAL TOTERS	13,296.84
			9.2020 COMMERCIAL TOTERS	2,151.50
			9.2020 CITY DUMP	3,175.04
			TOTAL:	20,281.86
WATER OPERATIONS	ENTERPRISE	ATLAS UTILITY SUPPLY COMPANY	ENDPOINTS FOR WATER METERS	12,428.68
			GLOBAL PAYMENTS	
		BROOKSHIRE BROS. #10	5.2020 CREDIT CARD SYSTEM	53.82
			6.2020 CREDIT CARD SYSTEM	68.55
			7.2020 CREDIT CARD SYSTEM	68.55
			8.2020 CREDIT CARD SYSTEM	68.55
			WATER	79.80
		CAPPS TRUE VALUE HARDWARE	STOCK	24.24
			BARN SUPPLIES	64.74
			STOCK	29.97
		ACE HARDWARE & LUMBER COMPANY	PARK AND STOCK	9.00
			PAINTERS TAPE	7.05
			BARN REPAIR	217.91
			BARN REPAIRS	69.99
			BARN REPAIRS	59.09
		JOHNSON LAB & SUPPLY	AMMONIA	5.99
			BARN REPAIRS	2.39
			STOCK	1,664.04
			CALCIUM HYPOCHLORITE	948.00
			STOCK	1,663.47
		MID-EAST TEXAS GROUNDWATER CONSERVATIO	TOOLS	81.00
			WATER PRODUCTION FEES	6,895.84
			GOOD NEIGHBOR CLEANERS	8.20 UNIFORM CLEANING
			LONESTAR MAINTENANCE & SE	100.19
			PARKER AUTO SUPPLY	80.00
		COMMUNITY NATIONAL BANK & TRUST OF TEX	FOR PRESSURE WASHER	116.72
			FICA PAYROLL TAX DEPOSIT	207.78
			FICA PAYROLL TAX DEPOSIT	230.86
			MEDICARE TAX DEPOSIT	48.59
			MEDICARE TAX DEPOSIT	53.98
		ROB'S DRIVE INN	COFFEE	10.79
			TRASH BAGS, PAPER TOWELS	83.42
			DEPENDENT DENTAL	15.82
			DEPENDENT DENTAL	15.94
			DEPENDENT FAMILY MEDICAL	6.41
		TALLEY CHEMICAL & SUPPLY	DEPENDENT FAMILY MEDICAL	8.81
			HEALTH/LIFE INSURANCE-EMPL	865.51
			HEALTH/LIFE INSURANCE-EMPL	867.27
			EMPLOYEE DENTAL ONLY	52.04
			EMPLOYEE DENTAL ONLY	52.15
		TML EMPLOYEE BENEFITS POOL	HEALTH/LIFE INSURANCE-EMPL	3.24
			HEALTH/LIFE INSURANCE-EMPL	3.24
			TMRS	
			TMRS-PAYROLL	255.11
			TMRS-PAYROLL	282.92
		TXU ENERGY	8.20 USAGE	5,391.00
			7.2020 WATER BILLS	614.95
		U.S. POST MASTER	8.2020 WATER BILLS	616.00
			ELEVATED STORAGE TANK REPA	1,750.00
		WHOLESALE ELECTRIC SUPPLY	CITY BARN 300 LOVE STREET	199.98
			WATSON WELL	99.99
		NORTHLAND CABLE	STOCK	122.00
		CORE & MAIN LP		

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		**PAYROLL EXPENSES	9/01/2020 - 9/30/2020	7,231.59
			TOTAL:	43,896.97
WASTEWATER OPERATIONS	ENTERPRISE	CAPPS TRUE VALUE HARDWARE	RONNIE ST LIFT STATION	6.59
		J & H ELECTRIC	MIMS CREEK BREAKER	19.80
		ACE HARDWARE & LUMBER COMPANY	DIGESTER MOTOR	1,104.00
			NUTS AND BOLTS	6.38
		JOHNSON LAB & SUPPLY	FARRIS LAWNMOWER AT MIMS	11.99
		MID-AMERICAN RESEARCH CHE	STOCK	451.70
			CHEMICALS AND LAB SUPPLIES	1,096.50
		GOOD NEIGHBOR CLEANERS	CHEMICALS AND LAB SUPPLIES	626.79
		SMALL ENGINE SALES & SERVICE	8.20 UNIFORM CLEANING	100.21
		TCEQ - MC-214	GENERATOR FOR IVY WELL	83,333.00
		COMMUNITY NATIONAL BANK & TRUST OF TEX	DOCKET 2019-1337-MWD-E SEP	33,028.00
			FICA PAYROLL TAX DEPOSIT	630.57
			FICA PAYROLL TAX DEPOSIT	612.25
			MEDICARE TAX DEPOSIT	147.47
			MEDICARE TAX DEPOSIT	143.20
		RED HAT RENTALS	DRILL HAMMER	41.90
		ROB'S DRIVE INN	LAB SUPPLIES	14.92
		FAIRFIELD QUICK LUBE	#140 FULL SERVICE	122.83
		TML EMPLOYEE BENEFITS POOL	DEPENDENT DENTAL	57.14
			DEPENDENT DENTAL	57.25
			DEPENDENT FAMILY MEDICAL	6.41
			DEPENDENT FAMILY MEDICAL	8.82
			DEPENDENT SPOUSE MEDICAL	451.82
			DEPENDENT SPOUSE MEDICAL	451.82
			HEALTH/LIFE INSURANCE-EMPL	1,491.53
			HEALTH/LIFE INSURANCE-EMPL	1,493.29
			EMPLOYEE DENTAL ONLY	89.67
			EMPLOYEE DENTAL ONLY	89.78
			HEALTH/LIFE INSURANCE-EMPL	5.57
			HEALTH/LIFE INSURANCE-EMPL	5.58
		TMRS	TMRS-PAYROLL	788.86
			TMRS-PAYROLL	767.03
		TEXAS WATER UTILITIES ASSOCIATION	ONLINE BASIC WATER CLASS	375.00
		TXU ENERGY	8.20 USAGE	6,367.97
			8.20 USAGE	216.26
			8.20 USAGE	454.35
			8.20 USAGE	11.04
			8.20 USAGE	836.17
			8.20 USAGE	73.04
			8.20 USAGE	38.09
		WHOLESALE ELECTRIC SUPPLY	MIMS CREEK WWTP REPAIRS	1,750.00
			REPAIRS TO MISSION SYSTEM	108.98
		HAYTER ENGINEERING, INC.	TIME MARK RELAY WALNUT CRE	671.98
		MOODY BROS. INC.	MOODY ST SEWER PROJECT	1,512.48
		L & T WATERWORKS LLC	MIMS CREEK FLOW METER CALI	850.00
		O'REILLY AUTO PARTS	WATER BILL	798.00
		WASTE CONNECTIONS LONE STAR, INC	FERRIS LAWNMOWER	9.61
		USABBLUEBOOK	9.2020 MIMS CREEK SLUDGE	1,018.88
			LAB SUPPLIES	937.18

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
		**PAYROLL EXPENSES	9/01/2020 - 9/30/2020	20,912.73
			TOTAL:	164,204.43
DEBT SERVICE	DEBT SERVICE FUND	THE BANK OF NEW YORK MELLON.	ADMINISTRATION FEE 2002	802.50
			TOTAL:	802.50
NON-DEPARTMENTAL	TDCJ	COMMUNITY NATIONAL BANK & TRUST OF TEX	FED WITHHOLDING TAX DEPOSIT	261.08
			FED WITHHOLDING TAX DEPOSIT	247.69
			FICA PAYROLL TAX DEPOSIT	208.98
			FICA PAYROLL TAX DEPOSIT	201.54
			MEDICARE TAX DEPOSIT	48.88
			MEDICARE TAX DEPOSIT	47.14
		TMRS	TMRS-PAYROLL	235.95
			TMRS-PAYROLL	227.55
			TOTAL:	1,478.81
OPERATIONS & MAINTENAN	TDCJ	MID-AMERICAN RESEARCH CHE	CHEMICALS	790.64
			LAB SUPPLIES	329.65
		MID-EAST TEXAS GROUNDWATER CONSERVATIO	WATER PRODUCTION FEES	3,155.04
		GOOD NEIGHBOR CLEANERS	8.20 UNIFORM CLEANING	100.19
		LONESTAR MAINTENANCE & SE	CLZ BOTTLE RENT TDCJ	75.00
		MIKE WHEELER	ANNUAL BACKFLOW TESTS @ TD	188.36
		COMMUNITY NATIONAL BANK & TRUST OF TEX	FICA PAYROLL TAX DEPOSIT	208.98
			FICA PAYROLL TAX DEPOSIT	201.54
			MEDICARE TAX DEPOSIT	48.88
			MEDICARE TAX DEPOSIT	47.14
		TML EMPLOYEE BENEFITS POOL	HEALTH/LIFE INSURANCE-EMPL	313.02
			HEALTH/LIFE INSURANCE-EMPL	313.02
			EMPLOYEE DENTAL ONLY	18.82
			EMPLOYEE DENTAL ONLY	18.82
			HEALTH/LIFE INSURANCE-EMPL	1.17
			HEALTH/LIFE INSURANCE-EMPL	1.17
		TMRS	TMRS-PAYROLL	250.78
			TMRS-PAYROLL	241.85
		TEXAS WATER UTILITIES ASSOCIATION	ONLINE BASIC WATER CLASS	375.00
		TXU ENERGY	8.20 USAGE	4,219.04
		MOODY BROS. INC.	MIMS CREEK FLOW METER CALI	850.00
		WASTE CONNECTIONS LONE STAR, INC	9.2020 TDCJ SLUDGE	1,093.68
		**PAYROLL EXPENSES	9/01/2020 - 9/30/2020	6,621.44
			TOTAL:	19,463.23
NON-DEPARTMENTAL	HOTEL/MOTEL FUND	CITY OF FAIRFIELD	REIMBURSE FROM H/M EVENTS	51,902.54
		COMMUNITY NATIONAL BANK & TRUST OF TEX	FED WITHHOLDING TAX DEPOSIT	92.45
			FED WITHHOLDING TAX DEPOSIT	92.45
			FICA PAYROLL TAX DEPOSIT	90.31
			FICA PAYROLL TAX DEPOSIT	90.31
			MEDICARE TAX DEPOSIT	21.12
			MEDICARE TAX DEPOSIT	21.12
		TML EMPLOYEE BENEFITS POOL	VISION - EMPLOYEE	6.25
			VISION - EMPLOYEE	6.25
		TMRS	TMRS-PAYROLL	101.96
			TMRS-PAYROLL	101.96
			TOTAL:	52,526.72
HOTEL/MOTEL FUND	HOTEL/MOTEL FUND	DANNY COCKERELL	FIRST DRAW FOR GB ROOF	18,245.00
		POWER PLAY MARKETING	2020 USA TODAY	2,000.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
NON-DEPARTMENTAL	WESTWOOD WATER	FREESTONE COUNTY TIMES FREESTONE CTY HISTORICAL MUSEUM COMMUNITY NATIONAL BANK & TRUST OF TEX	DISC GOLF ADS	90.00
			9.2020 CONTRACT	1,250.00
			FICA PAYROLL TAX DEPOSIT	90.31
			FICA PAYROLL TAX DEPOSIT	90.31
			MEDICARE TAX DEPOSIT	21.12
		TML EMPLOYEE BENEFITS POOL	MEDICARE TAX DEPOSIT	21.12
			HEALTH/LIFE INSURANCE-EMPL	313.02
			HEALTH/LIFE INSURANCE-EMPL	313.02
			EMPLOYEE DENTAL ONLY	18.82
			EMPLOYEE DENTAL ONLY	18.82
		TMRS	HEALTH/LIFE INSURANCE-EMPL	1.17
			HEALTH/LIFE INSURANCE-EMPL	1.17
			TMRS-PAYROLL	108.37
			TMRS-PAYROLL	108.37
			9/01/2020 - 9/30/2020	2,963.28
			TOTAL:	25,653.90
		COMMUNITY NATIONAL BANK & TRUST OF TEX	FED WITHHOLDING TAX DEPOSI	92.72
			FED WITHHOLDING TAX DEPOSI	110.30
			FICA PAYROLL TAX DEPOSIT	91.36
			FICA PAYROLL TAX DEPOSIT	101.12
			MEDICARE TAX DEPOSIT	21.37
		TML EMPLOYEE BENEFITS POOL	MEDICARE TAX DEPOSIT	23.65
			DEPENDENT DENTAL	8.86
			DEPENDENT DENTAL	8.86
			DEPENDENT FAMILY MEDICAL	183.12
			DEPENDENT FAMILY MEDICAL	183.12
		TMRS	VISION - DEPENDENT	12.50
			VISION - DEPENDENT	12.50
			VISION - EMPLOYEE	6.25
			VISION - EMPLOYEE	6.25
			TMRS-PAYROLL	116.59
			TMRS-PAYROLL	127.61
			TOTAL:	1,106.18
WATER OPERATIONS	WESTWOOD WATER	MID-EAST TEXAS GROUNDWATER CONSERVATIO LONESTAR MAINTENANCE & SE COMMUNITY NATIONAL BANK & TRUST OF TEX	WATER PRODUCTION FEES	1,328.04
			CLZ BOTTLE RENT WW	30.00
			FICA PAYROLL TAX DEPOSIT	91.36
			FICA PAYROLL TAX DEPOSIT	101.12
			MEDICARE TAX DEPOSIT	21.37
		TML EMPLOYEE BENEFITS POOL	MEDICARE TAX DEPOSIT	23.65
			DEPENDENT DENTAL	20.67
			DEPENDENT DENTAL	20.67
			DEPENDENT FAMILY MEDICAL	427.28
			DEPENDENT FAMILY MEDICAL	427.28
		TMRS	HEALTH/LIFE INSURANCE-EMPL	313.02
			HEALTH/LIFE INSURANCE-EMPL	313.02
			EMPLOYEE DENTAL ONLY	18.82
			EMPLOYEE DENTAL ONLY	18.82
			HEALTH/LIFE INSURANCE-EMPL	1.17
			HEALTH/LIFE INSURANCE-EMPL	1.17
		TXU ENERGY WHOLESALE ELECTRIC SUPPLY	TMRS-PAYROLL	123.91
			TMRS-PAYROLL	135.63
			8.20 USAGE	40.14
			RELAY	104.90
			PLUG IN RELAY PATTERSON WE	50.00

DEPARTMENT	FUND	VENDOR NAME	DESCRIPTION	AMOUNT
			AUTOMATIC MONITOR AND TIME	796.66
			PATTERSON WELL REPAIRS	2,209.78
			FCR 1171 113 FCR 1171	643.31
		NAVARRO COUNTY ELECTRIC COOPERATIVE, I	CONTROLS FOR SENSAPHONE CA	535.50
		MARK HENDERSON ELECTRIC INC	9/01/2020 - 9/30/2020	3,488.52
		**PAYROLL EXPENSES	TOTAL:	11,285.81

===== FUND TOTALS =====		
01	GENERAL FUND	238,478.91
02	ENTERPRISE	235,806.79
04	DEBT SERVICE FUND	802.50
06	TDCJ	20,942.04
07	HOTEL/MOTEL FUND	78,180.62
23	WESTWOOD WATER	12,391.99

GRAND TOTAL:		586,602.85



TO: Mayor, City Council
FROM: Nate Smith, City Administrator
DATE: October 8, 2020
RE: City Administrator Report

Projects Update

Here is an overview of city projects.

1. Online Billing – Due to a security breach at Incode headquarters, the company suspended all remote interface with clients and we are waiting for the company to install our new credit card provider so we can use the new online portal. I will keep you all informed.
2. Green Barn – Roof replacement has been completed.
3. CDBG Progress – The city has received proposals from two grant administrators. We are reviewing the proposals and will have a selection before the council on October 27.

Budget Report

Here is an update on the city's budget for 2019-20. The General Fund revenue percentage is at 96.93 percent of budget without transferring end-of-year funds from the Enterprise Fund. **All of these numbers are preliminary until this fiscal year is closed out and audited.**

Revenue

- Property Tax – The city has received 76.95 percent of property tax payments, or \$361,641.96. Delinquent tax collection is above budget at 105 percent.
- Sales Tax – Sales tax for the fiscal year was 2.66 percent higher than the previous year and 102.33% percent of budget. Considering the bad month of June after the COVID-19 shutdown, the sales tax collections are outstanding.
- Other General Fund Revenues – Other revenues for the General Fund trended as expected.
- Enterprise Fund – Revenues for the Enterprise Fund is at 101.35 percent of budgeted revenue.
- TDCJ Fund – Revenues for the Boyd Unit facility is at 94.03 percent of budgeted revenue.
- Hotel/Motel Fund – Revenues are at 69.17 percent collected.

Expenditures

- General Fund – General Fund expenditures are at 111.23 percent. We will have to take a look at this and find bookkeeping errors, such as personnel allocations.
- Enterprise Fund – Enterprise Fund expenditures are at 88.10 percent.
- TDCJ Fund – Total expenditures are at 72.83 percent.
- Hotel/Motel Fund – Expenditures are at 76.04 percent.

DIRECTORS REPORT

October 8, 2020

Water and Wastewater Department:

1. City Wells in production are operating properly. Averaged 409 thousand gallons per day for the month of September. The water wells have produced 12.2 million gallons for the month of September.
2. Water Dept: A Monthly Report is attached for Mayor and Council review.
3. Water Dept: The City and Westwood meters were read on September 16. All went well.
4. The City had a total of 60 cut offs for the month of September, 4 customers are still off.
5. City of Fairfield Water System completed a TCEQ Compliance Investigation on September 9, 2020. Please note that the elevated storage tank located at 300 Love Street has been noted in the report. A letter from TCEQ is attached.
6. City Employees had a total of 56 Work Orders for the month of September. 17 have not been completed or processed. A Service Order Report is attached.
7. Ivy Well Generator: The generator is installed and operating properly.
8. Mims Creek WWTP: The WWTP is operating properly. A monthly Report is attached.
9. TDCJ Boyd Unit WWTP/ WTP: A complete TDCJ Monthly Report is attached.

**Director's Report
Cont.**

Westwood Water Plants:

1. Westwood Wells in production are operating properly. Averaged 77 thousand gallons per day for the month of September.
2. Westwood Utilities had a total of 19 cut offs for the month of September. 1 Customer is still off.
3. City Employees had a total of 4 Service Orders issued for the month of September. 3 Service Orders have not completed or processed.

Street and Construction Department:

1. Street Dept.: A complete report is attached from the Street Department from both Lead Men.
2. Fuel Report for the month of September is attached for the Mayor and Councils review.

Parks Department:

1. Park Dept.: A complete Parks Dept. Monthly Report is attached.
2. Green Barn: Contractors have completed the installation of the roof.
3. Green Barn: I have contacted contractors to install foam insulation, air conditioning, and lighting. I have not received any quotes yet.

Respectfully Submitted,



Clyde Woods
Director of Public Works

CITY OF FAIRFIELD - WATER SYSTEM
SEPTEMBER 2019 DAILY LOG

Date	#2	#2	#3	#8	Gallons	Combined	Combined	Combined	Capacity	Capacity	Capacity	INITIALS	TIME	CHLORINE	CHLORINE	CHLORINE
	Gal / Day Pumped	Gal / Day Pumped	Gal / Day Pumped	Gal / Day Pumped	Pumped	Capability @100% Duty	Capability @75% Duty	Capability @50% Duty	Actually Pumped @100% Duty	Actually Pumped @75% Duty	Actually Pumped @50% Duty			RESIDUAL LOVE	RESIDUAL WATSON	RESIDUAL DISTRIBUTION
1	96	179	130	98	503,000	2,368,800	1,776,600	1,184,400	21.23%	28.31%	42.47%	VR	0753	0.23	1.26	1.12
2	127	85	140	154	506,000	2,368,800	1,776,600	1,184,400	21.36%	28.48%	42.72%	VR	0823	0.51	1.58	1.21
3	110	67	117	73	367,000	2,368,800	1,776,600	1,184,400	15.49%	20.66%	30.99%	VR	0740	0.71	0.71	0.81
4	97	131	85	73	386,000	2,368,800	1,776,600	1,184,400	16.30%	21.73%	32.59%	VR	0720	1.23	1.47	1.19
5	62	40	124	143	369,000	2,368,800	1,776,600	1,184,400	15.58%	20.77%	31.16%	VR	0726	1.37	1.36	0.78
6	113	79	85	70	347,000	2,368,800	1,776,600	1,184,400	14.65%	19.53%	29.30%	VR	0832	1.36	1.10	1.26
7	123	117	86	146	472,000	2,368,800	1,776,600	1,184,400	19.93%	26.57%	39.85%	DD	0723	0.92	1.92	0.62
8	140	169	135	57	501,000	2,368,800	1,776,600	1,184,400	21.15%	28.20%	42.30%	VR	0751	0.56	1.81	1.31
9	84	75	122	141	422,000	2,368,800	1,776,600	1,184,400	17.81%	23.75%	35.63%	VR	0820	1.27	1.56	0.95
10	86	80	144	142	452,000	2,368,800	1,776,600	1,184,400	19.08%	25.44%	38.16%	VR	0715	1.20	1.28	1.66
11	82	126	146	62	416,000	2,368,800	1,776,600	1,184,400	17.56%	23.42%	35.12%	VR	0717	1.25	1.44	1.72
12	83	115	86	99	383,000	2,368,800	1,776,600	1,184,400	16.17%	21.56%	32.34%	DD	0530	0.77	0.79	0.62
13	119	74	123	130	446,000	2,368,800	1,776,600	1,184,400	18.83%	25.10%	37.66%	DD	1030	0.99	1.30	1.24
14	122	187	127	83	519,000	2,368,800	1,776,600	1,184,400	21.91%	29.21%	43.82%	JJ	0808	0.58	1.70	1.35
15	87	0	235	0	322,000	2,368,800	1,776,600	1,184,400	13.59%	18.12%	27.19%	VR	0754	0.86	1.69	1.80
16	82	52	161	124	419,000	2,368,800	1,776,600	1,184,400	17.69%	23.58%	35.38%	VR	0753	0.90	1.65	1.77
17	83	115	149	83	430,000	2,368,800	1,776,600	1,184,400	18.15%	24.20%	36.31%	JJ	0726	0.88	1.62	1.24
18	108	123	119	112	462,000	2,368,800	1,776,600	1,184,400	19.50%	26.00%	39.01%	VR	0728	0.79	1.71	1.38
19	128	106	102	76	412,000	2,368,800	1,776,600	1,184,400	17.39%	23.19%	34.79%	RF	0752	0.86	1.21	0.81
20	63	75	91	108	337,000	2,368,800	1,776,600	1,184,400	14.23%	18.97%	28.45%	RF	0840	0.93	1.50	1.13
21	138	139	90	46	413,000	2,368,800	1,776,600	1,184,400	17.43%	23.25%	34.87%	VR	0756	0.88	1.52	1.48
22	102	42	84	113	341,000	2,368,800	1,776,600	1,184,400	14.40%	19.19%	28.79%	VR	0750	0.63	1.60	0.93
23	87	122	95	72	376,000	2,368,800	1,776,600	1,184,400	15.87%	21.16%	31.75%	VR	0810	0.74	1.46	1.12
24	67	42	120	106	335,000	2,368,800	1,776,600	1,184,400	14.14%	18.86%	28.28%	VR	0712	0.79	0.41	0.93
25	113	119	120	61	413,000	2,368,800	1,776,600	1,184,400	17.43%	23.25%	34.87%	VR	0726	0.76	1.19	0.81
26	91	69	83	114	357,000	2,368,800	1,776,600	1,184,400	15.07%	20.09%	30.14%	VR	0749	0.65	0.67	0.84
27	115	106	107	71	399,000	2,368,800	1,776,600	1,184,400	16.84%	22.46%	33.69%	VR	0823	0.76	1.15	0.78
28	81	71	125	68	345,000	2,368,800	1,776,600	1,184,400	14.56%	19.42%	29.13%	VR	0758	0.58	1.31	1.03
29	85	98	123	123	429,000	2,368,800	1,776,600	1,184,400	18.11%	24.15%	36.22%	VR	0804	0.76	1.31	1.18
30	96	94	86	135	411,000	2,368,800	1,776,600	1,184,400	17.35%	23.13%	34.70%	VR	0803	0.75	1.58	1.43
31																
Sum	2,970	2,897	3,540	2,883	12,290,000	71,064,000	53,298,000	35,532,000	N/A	N/A	N/A					
Average	99	97	118	96	409,667	N/A	N/A	N/A	17.29%	23.06%	34.59%					

MONTHLY OPERATING REPORT

FOR GROUNDWATER TREATMENT PLANTS THAT ARE REQUIRED TO PROVIDE 4-LOG VIRAL INACTIVATION

WATER SYSTEM NAME:

CITY OF FAIRFIELD

PLANT NAME OR NUMBER:

Minimum Specified Residual:

0.2 mg/L

PWS ID No.:

0810001

Month:

September

Year:

2019

WATER PRODUCTION						
	Total Daily Production (G/D)	Measured Residual	Hours (decimal)	Flow Rate (gpm)	pH	Temp (°C)
1	503,000	1.12				
2	506,000	1.21				
3	367,000	0.81				
4	386,000	1.19				
5	369,000	0.78				
6	347,000	1.26				
7	472,000	0.62				
8	501,000	1.31				
9	422,000	0.95				
10	452,000	1.66				
11	416,000	1.72				
12	383,000	0.62				
13	446,000	1.24				
14	519,000	1.35				
15	322,000	1.80				
16	419,000	1.77				
17	430,000	1.24				
18	462,000	1.38				
19	412,000	0.81				
20	337,000	1.13				
21	413,000	1.48				
22	341,000	0.93				
23	376,000	1.12				
24	335,000	0.93				
25	413,000	0.81				
26	357,000	0.84				
27	399,000	0.78				
28	345,000	1.03				
29	429,000	1.18				
30	411,000	1.43				
31						
TOTAL	12,290,000					
AVG		1.15				
MIN		0.62				
MAX		1.80				
Any additional information you wish to provide: Information is not reported in MGD. It is reported as Actual gallons per day						
I certify that I am familiar with the information contained in this report and						
Operator's						
Signature		Date:				
Certificate No. and Class:		WO0028141 Class A				
TCEQ - ??? (0?-??-09)						MSRMOR

September Monthly Report 2020

- Water rounds for Fairfield and Westwood
- Lift station rounds
- All wells and water plants running good
- All lift stations running good
- Routine calls
 - Ind. – **13.1** HB. – **17.0**
 - 108 Sunset Dr – Repair leak.
 - Ind. – **14.8** HB. – **16.3**
 - Ind. – **8.0** HB. – **10.2**
 - Watch and check lift stations from heavy rain.
 - Ind. – **8.0** HB. – **12.1**
 - Ind. – **6.5** HB. – **12.4**
 - 443 Davis – Water main break. Repaired. **After hours**
 - Ind. – **11** HB. – **16.4**
 - 443 Davis – Clean up from leak Monday night.
 - Ind. – **5** HB. – **10.7**
 - Bac-T's Westwood and 2 from in town
 - Mow lift stations.
 - Ind. – **6.8** HB. – **12.0**
 - Ind. – **4.4** HB. – **12.3**
 - 100 Baliff Dr – Bac-T sample from new line
 - Ind. – **2.7** HB. – **12.8**
 - Industrial plant down. Henderson Electric out for repairs. Re prime plant.
 - Walnut Creek forced sewer main leak. Repaired.

September Monthly Report 2020

- Ind. – **11.7** HB. – **12.2**
- Work on Walnut Creek lift station floats.
- LCRA to collect samples in town, Westwood, and TDCJ
- Ind. – **2.9** HB. – **12.6**
- 125 Bond – Repair leak.
- Ind. – **9.6** HB. – **14.4**
- Repair leaks at park.
- Re-reads
- Ind. – **8.3** HB. – **12.3**
- Clean up shop and make stock up items.
- Ind. – **7.9** HB. – **14.1**
- Ind. – **5.8** HB. – **11.7**
- Cut off's Westwood
- TBO's Westwood
- Ind. – **5.9** HB. – **12.3**
- Cut off's Westwood
- TBO's Fairfield, Westwood
- Ind. – **8.4** HB. – **11.9**
- TBO's Fairfield and Westwood
- Ind. – **10.4** HB. – **11.6**
- TBO's
- Mow City Barn
- Ind. – **9.4** HB. – **14.5**
- Mow and weed eat wells and lift stations

September Monthly Report 2020

- Ind. – **5.9** HB. – **12.5**

- Finish mowing and weed eating

- Ind. – **9.2** HB. – **13.2**

- Flush dead ends Fairfield and Westwood

- Work Orders

- **#022406** – 330 Church St – Turn on. Read – **15558.40**

- **#022407** – 722 Dejay St – Get reading and leave on. Read – **57431.6**

- **#022405** – 634 Post Oak – Check meter, not reading on beacon. Reprogrammed checked good.

- **#022409** – 110 CR 236 – Get read and leave on. Read – **58494.36**

- **#022404** – 480 E Main St – Check for leak. No leak found

- **#022408** – 111 S Harmon St – Final billing. Off and locked. Read – 220688.3

- **#022410** – 825 E Main St – Get reading and leave on. Read – **85086.4**

- **#022412** – 225 E Commerce St – Verify correct meter.

- **#022413** – 110 PR 225 32.5 – Read meter and check for leak. Read – **10021. (old meter)**

- **#022366** – 905 Watson Ln – Check for leak. No Leak found.

- **#022397** – 340 S Fairway – Swap meter.

- Old meter # - **2825268**

- Old read – **845**

- New meter # - **200211197**

- Endpoint # - **120444422**

- New read – **0**

- **#022402** – 323 Wood St – Swap meter. Been reading wrong address.

- Old meter # - **88005675**

- Old read – **12887**

September Monthly Report 2020

New meter # - **200211195**

Endpoint # - **120457267**

New read – **0**

• **#022414** – 110 PR 225 32.5 – Swap meter.

Old meter # - **4083256**

Old read – **10022**

New meter # - **190133758**

Endpoint – **120444403**

New read – **0**

• **#022416** – 407 Anderson Ln – Change endpoint

Old endpoint – **110427014**

New endpoint – **120444581**

• **#022417** – 479 E Reunion – Change endpoints.

Old endpoint – **110428274**

New endpoint - **120457439**

• **#022418** – 782 Robindale Ln – Change endpoints.

Old endpoint – **110432393**

New endpoint – **120444531**

• **#022419** – 202 E Gregg St – Customer has no water. Turned on

• **#022348** – 417 Trinity River Rd – Leak on service. Spliced in repair.

• **#022424** – 333 Williford St – Shut off for repair. Turned back on.

• **#022425** – 501 N Mount – Get reading and leave on. Read from Beacon – **1194.30**

• **#022426** – 363 Renee St – Leak on FH valve. Marked for locates. Ticket still open.

• **#022427** – 315 W Commerce St – Turn service on. Read – **68928.32**

September Monthly Report 2020

- **#022428** – 308 Ike St – Check for leak. Leak on service. Marked for locates. Ticket still open.
- **#022433** – 108 CR 1260 – Get reading and leave on. Read from Beacon – **518.78**
- **#022430** – 803 S Fairway – Turn service. Turned back off, something on inside turned back off.
- **#022440** – 304 E IH 45 – Get read and leave on. Read – **189506.21**
- **#022428** – 308 Ike St – Check for leak. Leak on service on our side. Repaired.
- **#022446** – 514 N Fairway – Final billing. Off and locked. Read – **1718.75**
- **#022442** – 112 Love St – Mark water and sewer lines
- **#022444** - 415 Moody St – Replace meter box lid. Replaced box and lid.
- **#022445** – 465 Mockingbird Ln – Check water standing in backyard. On private drain.
- **#022450** – 154 Oak St – Final billing. Off and locked.
- **#022451** – 344 McDonald St – Final billing. Off and locked.
- **#022452** – 414 Church St – Final billing. Off and locked.
- **#022449** – 210 CR 1270 – Check for tap on vacant lot.
- **#022453** – 344 James St – Final billing. Off and locked.
- **#022464** – 822 Old Palestine Rd – Read only. Read – **48166.93**
- **#022458** – 635 N Fairway – Mark for 811.
- **#022460** – 155 Carter St – Final billing. Read – **72360.76**
- **#022467** – 583 Greenbriar Ln – Mark water and sewer line for a fence.
- **#022468** – 300 E Gregg St – Mark water and sewer line easement.
- Water production Fairfield – **12.290**
- Water production Westwood – **2.401**

James, Bubba, Vic, Ronnie, Dustin

Jon Niermann, *Chairman*
Emily Lindley, *Commissioner*
Bobby Janecka, *Commissioner*
Toby Baker, *Executive Director*

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

September 21, 2020

COPY

Mr. Kenneth Hughes, Mayor
City of Fairfield
222 S. Mount Street
Fairfield, TX 75840-1534

Re: Comprehensive Compliance Investigation Modified at:
City of Fairfield (Public Water Supply), Freestone County, Texas
TCEQ ID No. RN101231660, PWS ID No. 0810001

Dear Mayor Hughes:

On September 9, 2020, Mr. Joseph Hopkins, P.G., of the Texas Commission on Environmental Quality (TCEQ) Waco Region Office conducted an investigation of the above-referenced facility to evaluate compliance with applicable requirements for a public water supply. No violations are being alleged as a result of the investigation; however, please see the enclosed Additional Issue. At this time, your public water supply continues to merit recognition as a "Superior" system.

The TCEQ appreciates your assistance in this matter and your compliance efforts to ensure protection of the State's environment. If you or members of your staff have any questions regarding these matters, please feel free to contact Mr. Hopkins in the Waco Region Office at (254) 751-0335.

Sincerely,

Richard Monreal

Richard Monreal
Water Section Manager
Waco Region Office

RM/JLH/ed

Enclosure: Summary of Investigation Findings

Summary of Investigation Findings

CITY OF FAIRFIELD	Investigation #
222 S MOUNT ST	1673314
FAIRFIELD, FREESTONE COUNTY, TX 75840	Investigation Date: 09/09/2020
Additional ID(s): 0810001	

No Violations Associated to this Investigation

ADDITIONAL ISSUES

Description	Additional Comments
Are storage tanks designed and maintained as required?	Ensure all water storage tanks are maintained in good working condition. As required in 30 TAC §290.46(m), the maintenance and housekeeping practices used by a public water system shall ensure the good working condition and general appearance of the system's facilities and equipment. Specifically, the tank inspection report completed by Dunham Engineering on April 1 - 15, 2020 indicates the exterior coating of the 0.3 million gallon elevated storage tank at Love Street to be in poor condition. Additionally, the inspection report indicates that repairs are needed for the air vent screens for both the 0.3 million gallon I-45 elevated storage tank and the 0.4 million gallon Watson ground storage tank.

**** TOTALS BY GROUP ****

GROUP	TOTAL COMPLETED	TOTAL OUTSTANDING	TOTAL NEW	TOTAL PENDING	TOTAL VOID
OPERATOR	4	3	0	0	0
WATER/SEW	25	11	0	0	0
DIRECTOR	4	2	0	0	0
STREETS	5	1	0	0	0
PARKS	1	0	0	0	0
TOTAL ALL GROUP	39	17	0	0	0

MIMS CREEK WASTEWATER PLANT
September 2020

- 1. Pulled approximately 115,000 gallons of sludge from digester.
- 2. Average monthly flow through plant was .277 MGD.
- 3. Average blanket at Mims Creek was 4.5 feet.
- 4. Treated 8.3 MG through Mims Creek for the month.
- 5. Submitted monthly DMR to TCEQ.
- 6. Submitted yearly Sludge Reports to TCEQ.
- 7. Work being done but not completed by Kingdom Technologies for UV system.
- 8. Moody Bros. calibrated flow meters at Mims.

City of Fairfield

Public Works – TDCJ Boyd Unit

Date: 10-2-2020 (September report)

WWTP

1. Pulled Appx. 72,000 gallons of sludge from Digester.
2. Average Daily Flow .177 MGD
3. Average Blanket 73.9 inches
4. Treated 5.125 MG through Boyd Unit for the month.
5. Submit DMR report to TCEQ

WTP

1. Submit BacT samples
2. Average Daily Flow .236 MGD
3. Treated 7.085 MG
4. Roof Quotes to repair storm damage

CITY OF FAIRFIELD / WESTWOOD UTILITIES - WATER SYSTEM
SEPTEMBER 2019 DAILY LOG

Date	Master 1	Master 2	Total Gallons Pumped	Total Combined Capability @100% Duty	Total Combined Capability @75% Duty	Total Combined Capability @50% Duty	Percent of Daily Capability Actually Pumped @100% Duty	Percent of Daily Capability Actually Pumped @75% Duty	Percent of Daily Capability Actually Pumped @50% Duty			CHLORINE RESIDUAL Plant 1	CHLORINE RESIDUAL Plant 2	CHLORINE RESIDUAL
	Gal / Day Pumped	Gal / Day Pumped								HENRY BROWN	INDUSTRIAL	DISTRIBUTION		
	Initial	Time												
1	38,000	68,000	106,000	712,800	534,600	356,400	14.87%	19.83%	29.74%	VR	0816	1.28	1.67	1.17
2	46,000	65,000	111,000	712,800	534,600	356,400	15.57%	20.76%	31.14%	VR	0902	1.26	1.15	0.81
3	26,000	42,000	68,000	712,800	534,600	356,400	9.54%	12.72%	19.08%	VR	0813	1.18	0.67	1.03
4	24,000	49,000	73,000	712,800	534,600	356,400	10.24%	13.66%	20.48%	VR	0921	1.00	0.94	0.73
5	24,000	42,000	66,000	712,800	534,600	356,400	9.26%	12.35%	18.52%	VR	0801	1.29	2.05	1.25
6	27,000	48,000	75,000	712,800	534,600	356,400	10.52%	14.03%	21.04%	VR	0805	1.34	2.07	2.05
7	19,000	51,000	70,000	712,800	534,600	356,400	9.82%	13.09%	19.64%	DD	0745	1.18	1.78	1.12
8	29,000	67,000	96,000	712,800	534,600	356,400	13.47%	17.96%	26.94%	VR	0812	1.19	2.20	1.46
9	14,000	43,000	57,000	712,800	534,600	356,400	8.00%	10.66%	15.99%	VR	0812	0.97	2.20	1.46
10	20,000	50,000	70,000	712,800	534,600	356,400	9.82%	13.09%	19.64%	VR	0810	1.25	2.20	1.12
11	16,000	50,000	66,000	712,800	534,600	356,400	9.26%	12.35%	18.52%	VR	0852	1.30	1.37	1.04
12	13,000	41,000	54,000	712,800	534,600	356,400	7.58%	10.10%	15.15%	DD	0609	0.87	0.62	0.82
13	81,000	65,000	146,000	712,800	534,600	356,400	20.48%	27.31%	40.97%	DD	1015	1.06	1.75	1.62
14	9,000	52,000	61,000	712,800	534,600	356,400	8.56%	11.41%	17.12%	JJ	0759	1.04	0.29	1.01
15	41,000	51,000	92,000	712,800	534,600	356,400	12.91%	17.21%	25.81%	VR	0819	1.23	2.20	1.22
16	10,000	52,000	62,000	712,800	534,600	356,400	8.70%	11.60%	17.40%	JJ	0727	1.04	1.32	1.16
17	30,000	59,000	89,000	712,800	534,600	356,400	12.49%	16.65%	24.97%	JJ	0841	1.09	1.41	1.26
18	23,000	57,000	80,000	712,800	534,600	356,400	11.22%	14.96%	22.45%	VR	0855	1.33	2.00	0.96
19	28,000	48,000	76,000	712,800	534,600	356,400	10.66%	14.22%	21.32%	RF	0840	1.04	1.04	1.39
20	33,000	59,000	92,000	712,800	534,600	356,400	12.91%	17.21%	25.81%	RF	0905	1.17	0.29	0.27
21	34,000	56,000	90,000	712,800	534,600	356,400	12.63%	16.84%	25.25%	VR	0834	2.18	0.34	0.45
22	21,000	49,000	70,000	712,800	534,600	356,400	9.82%	13.09%	19.64%	JJ	0812	1.16	0.37	0.98
23	18,000	51,000	69,000	712,800	534,600	356,400	9.68%	12.91%	19.36%	JJ	0823	1.19	2.48	1.03
24	28,000	49,000	77,000	712,800	534,600	356,400	10.80%	14.40%	21.60%	JJ	0741	1.07	2.39	0.91
25	39,000	49,000	88,000	712,800	534,600	356,400	12.35%	16.46%	24.69%	VR	0832	1.53	2.20	0.85
26	20,000	52,000	72,000	712,800	534,600	356,400	10.10%	13.47%	20.20%	VR	0820	1.16	1.13	1.48
27	20,000	68,000	88,000	712,800	534,600	356,400	12.35%	16.46%	24.69%	VR	0756	1.04	1.41	1.00
28	27,000	60,000	87,000	712,800	534,600	356,400	12.21%	16.27%	24.41%	JJ	0813	1.11	1.39	0.96
29	17,000	52,000	69,000	712,800	534,600	356,400	9.68%	12.91%	19.36%	JJ	0731	1.17	1.42	1.03
30	27,000	54,000	81,000	712,800	534,600	356,400	9.36%	15.15%	22.73%	JJ	0741	1.05	2.01	0.91
				712,800	534,600	356,400	0.00%	0.00%	0.00%					
Sum	802,000	1,599,000	2,401,000	22,096,800	16,572,600	11,048,400	N/A	N/A	N/A					
Average	25,871	51,581	77,452	N/A	N/A	N/A	10.87%	14.49%	21.73%					
			Average (3) Highs							CL2 AVERAGE		1.19	1.48	1.09
			Average (3) Lows											
			MAX DAY	146,000						MIN DAY		0.87	0.29	0.27
										MAX DAY		2.18	2.48	2.05

MONTHLY OPERATING REPORT

FOR GROUNDWATER TREATMENT PLANTS THAT ARE REQUIRED TO PROVIDE 4-LOG VIRAL INACTIVATION

WATER SYSTEM NAME: CITY OF FAIRFIELD / WESTWOOD UTILITY PWS ID No.: 0810024
PLANT NAME OR NUMBER: Month: September
Minimum Specified Residual: 0.2 mg/L Year: 2019

WATER PRODUCTION						
	Total Daily Production (G/D)	Measured Residual	Hours (decimal)	Flow Rate (gpm)	pH	Temp (°C)
1	106,000	1.17				
2	111,000	0.81				
3	68,000	1.03				
4	73,000	0.73				
5	66,000	1.25				
6	75,000	2.05				
7	70,000	1.12				
8	96,000	1.46				
9	57,000	1.46				
10	70,000	1.12				
11	66,000	1.04				
12	54,000	0.82				
13	146,000	1.62				
14	61,000	1.01				
15	92,000	1.22				
16	62,000	1.16				
17	89,000	1.26				
18	80,000	0.96				
19	76,000	1.39				
20	92,000	0.27				
21	90,000	0.45				
22	70,000	0.98				
23	69,000	1.03				
24	77,000	0.91				
25	88,000	0.85				
26	72,000	1.48				
27	88,000	1.00				
28	87,000	0.96				
29	69,000	1.03				
30	81,000	0.91				
31						
TOTAL	2,401,000					
AVG		1.09				
MIN		0.27				
MAX		2.05				
Any additional information you wish to provide: Information is not reported in MGD. It is reported as Actual gallons per day!						
I certify that I am familiar with the information contained in this report						
Operator's						
Signature		Date:				
Certificate No. and Class:		WO0028141 Class A				
TCEQ - ??? (07-??-09)		MSRMOR				

**** TOTALS BY JOB CODE ****

JOB CODE	TOTAL COMPLETED	TOTAL OUTSTANDING	TOTAL NEW	TOTAL PENDING	TOTAL VOID
OFF - TURN SERVICE OFF	0	0	0	0	1
OC/CH - OCCUPANT CHANGE	1	0	0	0	0
INV - INVESTIGATION	0	1	0	0	0
WTP - SET WATER TAP	0	1	0	0	0
LK@M - LEAK @ METER	0	1	0	0	0
TOTAL ALL CODES	1	3	0	0	1

Clyde Woods

From: Claudis Measles [randymeasles@gmail.com]
Sent: Thursday, October 08, 2020 10:39 AM
To: clyde.woods@fairfieldtexas.net

9-1-20 worked on drainage for billy Schick. Put tire on 580L.

9-2-20 cut up limbs at cotton and Bradley and hauled to the dump. Cleared drainage around town. Rained most of the day.

9-3-20 Met with mr williams on talford about culvert. Cut up limbs

on access road. Cleared culverts in t-oaks. Hauled rock to ValVerde and put it on culvert.

9-8-20 picked up limbs on bond street and hauled to the dump. Picked up mud and asphalt and hauled to the dump. Filled the hole with sand and white rock. Put out asphalt. Super N had a bad drain plug had to drain the tank.

9-9-20 went to Mims ucreek and put channel iron down for a-frame to roll on.

9-10-20 worked on utley lane. Blew hydraulic line on super m. Replaced line on super m.

9-11-20 put plug in super n. Covered up water line in Westwood. Picked up dog on 75. Checked on dump truck.

9-14-20 scraped stardust and sprayed weed killer. Worked on culvert on talford hauled steel plate and put over culvert.

9-15-20 put out asphalt on ValVerde and troy. Dug ditch on troy.

9-16-20 started digging ditch for museum and church.

9-17-20 jetted culvert by museum (5 loads). Met with home owner at 579 reed street about digging her ditch.

9-18-20 washed and grease backhoes,met with bob Erwin about museum drainage. Burned papers for janna.

9-21-20 started putting culvert in on hall street. Picked up tree stumps on Dogan. Picked up brush in t-oaks.

9-22-20 raining. Cleared culverts around town.

9-23-20 Met with Randy Johnson about truck bed. Dug ditch at 579 reed street.

9-24-20 work orders. Picked up tractor for chamber.

9-25-20 deliver tractor to court house. Picked up pumpkins and hay and hauled to the courthouse. Helped Brenda decorate. Get frig out of dumpster at the park.

9-28-20 cover up culvert on hall street.

9-29-20 mowed streets. Get ready for spraying mosquitoes.

9-30-20 mowed streets. Get ready for spraying mosquitoes

Sent from my iPhone

Clyde Woods

From: Mark Taylor [marktaylor7m@gmail.com]
Sent: Tuesday, October 06, 2020 7:42 AM
To: Woods Clyde
Subject: September monthly- packed dumpsters and pushed up brush pile at north...

September monthly- packed dumpsters and pushed up brush pile at north plant every Monday and Tuesday. Cooper and Rodney took down ceiling tile out off Green Barn and cleaned it up, Mowed at park. Worked On Scaggs mower and changed bearing on idler pulley on deck , Picked Up two down trees and hauled off. Washed and greased -side boom tractor, Backhoes - Super M, White rocked hole behind Edwards Jones in alley way , 1.5 tons. Mowed Cotton st. Replaced left Hydraulic hose on Side Boom tractor. Put culvert together at museum and put into ditch.(not complete). Rain storm. Took refrigerator out of dumpster at park and moved it to the dump. Took tractor to square. Pick up pumpkins and other items and started decorating the square. Mowed streets, Four Days. Replaced cylinder fitting on Boom tractor. Mowed streets four days. Started moving old dump and North plant. Asphalt streets -Main, Cotton,Davis , Love,Bradley,Val Verde , Talford, Pecan, Walnut Creek, Shady ln , Awalt rd , Old Mexia rd , Robindale , South loop,Stardust, TalleyHo, 13 tons used

Sent from my iPhone

Monthly Report

Report Range: 09/01/2020 to 09/27/2020

DATA RANGE			
VEHICLE ID:	1	to	146
ACCT ID:	1	to	100

Transactions for Account: 1 W/WW

Date / Time	Seq #	Site	Island	Employee Name	Veh ID	Unq #	Class	Meter	Hours	Hose	Price	MPG	Quantity	Amount
09/01/2020 05:14:22	4440	1	1	Shane Reeves	138		1	77865	0	1	\$1.000	0.0	20.200	\$20.20
09/01/2020 06:35:12	4442	1	1	David Brackens	135		1	102574	0	1	\$1.000	0.0	20.800	\$20.80
09/03/2020 11:23:00	4445	1	1	Collin Puckett	132		1	164335	0	1	\$1.000	0.0	28.000	\$28.00
09/04/2020 08:12:54	4450	1	1	Gary Crook	132		1	1	0	1	\$1.000	0.0	32.300	\$32.30
09/05/2020 04:52:56	4453	1	1	Shane Reeves	138		1	78043	0	1	\$1.000	0.0	18.700	\$18.70
09/05/2020 09:16:20	4455	1	1	Bubba Taylor	133		1	3482	0	1	\$1.000	0.0	23.000	\$23.00
09/08/2020 20:27:08	4461	1	1	Clyde Woods	130		1	3170	0	1	\$1.000	0.0	16.400	\$16.40
09/09/2020 06:27:28	4463	1	1	David Brackens	135		1	102776	0	1	\$1.000	0.0	22.600	\$22.60
09/10/2020 05:12:12	4467	1	1	Shane Reeves	138		1	78181	0	1	\$1.000	0.0	16.500	\$16.50
09/10/2020 11:38:26	4471	1	1	Collin Puckett	140		1	27490	0	1	\$1.000	0.0	17.700	\$17.70
09/11/2020 09:04:31	4474	1	1	Bubba Taylor	133		1	3600	0	1	\$1.000	0.0	11.900	\$11.90
09/12/2020 07:42:03	4478	1	1	Gary Crook	132		1	1	0	1	\$1.000	0.0	29.300	\$29.30
09/12/2020 11:16:02	4479	1	1	Shane Reeves	138		1	78380	0	1	\$1.000	0.0	17.400	\$17.40
09/15/2020 05:10:58	4483	1	1	Collin Puckett	132		1	164501	0	1	\$1.000	0.0	10.000	\$10.00
09/15/2020 05:14:57	4484	1	1	Collin Puckett	140		1	27760	0	1	\$1.000	0.0	16.600	\$16.60
09/15/2020 06:43:23	4485	1	1	David Brackens	135		1	102989	0	1	\$1.000	0.0	22.600	\$22.60
09/15/2020 09:00:50	4486	1	1	Bubba Taylor	133		1	3682	0	1	\$1.000	0.0	3.500	\$3.50
09/15/2020 09:38:49	4487	1	1	Clyde Woods	130		1	3273	0	1	\$1.000	0.0	13.100	\$13.10
09/16/2020 05:15:12	4492	1	1	Shane Reeves	138		1	78512	0	1	\$1.000	0.0	14.300	\$14.30
09/16/2020 05:17:25	4492	1	1	Shane Reeves	138		1	1	0	1	\$1.000	0.0	15.000	\$15.00
09/19/2020 04:37:32	4505	1	1	Gary Crook	132		1	1	0	1	\$1.000	0.0	32.000	\$32.00
09/19/2020 05:21:20	4506	1	1	Shane Reeves	138		1	758	0	1	\$1.000	0.0	16.500	\$16.50
09/19/2020 05:23:09	4507	1	1	Shane Reeves	138		1	1	0	1	\$1.000	0.0	9.000	\$9.00
09/19/2020 05:27:56	4508	1	1	Clyde Woods	130		1	3437	0	1	\$1.000	0.0	14.900	\$14.90
09/19/2020 06:17:37	4509	1	1	Bubba Taylor	133		1	3731	0	1	\$1.000	0.0	18.100	\$18.10
09/19/2020 11:11:01	4511	1	1	David Brackens	135		1	102319	0	1	\$1.000	0.0	23.000	\$23.00
09/22/2020 04:52:20	4518	1	1	Collin Puckett	140		1	27978	0	1	\$1.000	0.0	16.200	\$16.20
09/22/2020 09:42:17	4521	1	1	Collin Puckett	132		1	16655	0	1	\$1.000	0.0	13.800	\$13.80
09/23/2020 13:58:12	4526	1	1	Collin Puckett	140		1	28165	0	1	\$1.000	0.0	10.900	\$10.90
09/24/2020 06:59:28	4528	1	1	David Brackens	135		1	103439	0	1	\$1.000	0.0	21.200	\$21.20
09/25/2020 05:04:57	4531	1	1	Shane Reeves	138		1	78798	0	1	\$1.000	0.0	16.100	\$16.10
09/25/2020 05:32:06	4533	1	1	Gary Crook	132		1	1	0	1	\$1.000	0.0	27.800	\$27.80
09/25/2020 08:51:06	4534	1	1	Bubba Taylor	133		1	3846	0	1	\$1.000	0.0	7.900	\$7.90
09/26/2020 04:52:57	4537	1	1	Clyde Woods	130		1	3573	0	1	\$1.000	0.0	14.100	\$14.10
09/26/2020 05:04:15	4538	1	1	Collin Puckett	140		1	28361	0	1	\$1.000	0.0	11.100	\$11.10

Monthly Report

Report Range: 09/01/2020 to 09/27/2020

DATA RANGE			
VEHICLE ID:	1	to	146
ACCT ID:	1	to	100

Subtotals for Acct: 1 W/WW

0.0 620.500 \$620.50
Transaction Count 35

PRODUCT SUBTOTALS	TOTAL QUANTITY	TOTAL AMOUNT
UNLEADED	620.50	\$620.50
TOTAL	620.50	\$620.50

584.80

Monthly Report

Report Range: 09/01/2020 to 09/27/2020

DATA RANGE			
VEHICLE ID:	1	to	146
ACCT ID:	1	to	100

Transactions for Account: 2 Streets

Date / Time	Seq #	Site	Island	Employee Name	Veh ID	Unq #	Class	Meter	Hours	Hose	Price	MPG	Quantity	Amount
09/01/2020 06:09:04	4441	1	1	Mark Taylor	134		1	639757	0	1	\$1.000	0.0	11.500	\$11.50
09/03/2020 08:19:48	4444	1	1	Mark Taylor	134		1	69815	0	1	\$1.000	0.0	11.800	\$11.80
09/04/2020 06:23:04	4449	1	1	Randy Measles	146		1	62590	0	1	\$1.000	0.0	33.300	\$33.30
09/09/2020 05:09:59	4462	1	1	Mark Taylor	134		1	69868	0	1	\$1.000	0.0	12.100	\$12.10
09/11/2020 05:19:48	4472	1	1	Mark Taylor	134		1	69918	0	1	\$1.000	0.0	11.600	\$11.60
09/12/2020 07:26:22	4477	1	1	Randy Measles	146		1	62800	0	1	\$1.000	0.0	32.400	\$32.40
09/15/2020 12:35:21	4490	1	1	Mark Taylor	134		1	70002	0	1	\$1.000	0.0	13.400	\$13.40
09/17/2020 05:25:41	4498	1	1	Mark Taylor	134		1	70058	0	1	\$1.000	0.0	8.500	\$8.50
09/19/2020 11:17:53	4512	1	1	Randy Measles	146		1	62999	0	1	\$1.000	0.0	34.600	\$34.60
09/22/2020 11:59:57	4523	1	1	Mark Taylor	134		1	70113	0	1	\$1.000	0.0	11.100	\$11.10
09/23/2020 13:28:03	4525	1	1	Randy Measles	146		1	1234	0	1	\$1.000	0.0	12.800	\$12.80
09/24/2020 13:55:36	4530	1	1	Randy Measles	146		1	111	0	1	\$1.000	0.0	1.900	\$1.90
09/25/2020 05:11:08	4532	1	1	Mark Taylor	134		1	70188	0	1	\$1.000	0.0	13.200	\$13.20
09/25/2020 13:58:48	4535	1	1	Randy Measles	146		1	111	0	1	\$1.000	0.0	12.900	\$12.90
Subtotals for Acct: 2 Streets												0.0	221.100	\$221.10

Transaction Count 14

PRODUCT SUBTOTALS	TOTAL QUANTITY	TOTAL AMOUNT
UNLEADED	221.10	\$221.10
TOTAL	221.10	\$221.10

Monthly Report

Report Range: 09/01/2020 to 09/27/2020

DATA RANGE			
VEHICLE ID:	1	to	146
ACCT ID:	1	to	100

Transactions for Account: 3 TDJC

Date / Time	Seq #	Site	Island	Employee Name	Veh ID	Unq #	Class	Meter	Hours	Hose	Price	MPG	Quantity	Amount
09/03/2020 11:31:23	4446	1	1	Vic Rutherford	141		1	40982	0	1	\$1.000	0.0	25.000	\$25.00
09/08/2020 18:38:44	4460	1	1	Vic Rutherford	141		1	41133	0	1	\$1.000	0.0	0.600	\$0.60
09/09/2020 09:41:57	4464	1	1	Vic Rutherford	141		1	41170	0	1	\$1.000	0.0	22.900	\$22.90
09/22/2020 09:00:51	4520	1	1	Vic Rutherford	141		1	41392	0	1	\$1.000	0.0	25.900	\$25.90
09/22/2020 11:45:46	4522	1	1	Vic Rutherford	141		1	41409	0	1	\$1.000	0.0	7.900	\$7.90
09/26/2020 05:22:28	4539	1	1	Vic Rutherford	141		1	41589	0	1	\$1.000	0.0	23.900	\$23.90
Subtotals for Acct: 3 TDJC												0.0	106.200	\$106.20

Transaction Count 6

PRODUCT SUBTOTALS	TOTAL QUANTITY	TOTAL AMOUNT
UNLEADED	106.20	\$106.20
TOTAL	106.20	\$106.20

141.70

Monthly Report

Report Range: 09/01/2020 to 09/27/2020

DATA RANGE			
VEHICLE ID:	1	to	146
ACCT ID:	1	to	100

Transactions for Account: 4 Parks

Date / Time	Seq #	Site	Island	Employee Name	Veh ID	Unq #	Class	Meter	Hours	Hose	Price	MPG	Quantity	Amount
09/04/2020 05:11:33	4448	1	1	Juan Rodriquez	139		1	120089	0	1	\$1.000	0.0	19.900	\$19.90
09/10/2020 05:13:53	4468	1	1	Juan Rodriquez	139		1	1234	0	1	\$1.000	0.0	4.700	\$4.70
09/10/2020 11:08:42	4470	1	1	Juan Rodriquez	139		1	1234	0	1	\$1.000	0.0	5.000	\$5.00
09/11/2020 05:27:18	4473	1	1	Jerry Hughes	137		1	19201	0	1	\$1.000	0.0	17.000	\$17.00
09/12/2020 06:28:13	4476	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	5.000	\$5.00
09/15/2020 09:53:16	4488	1	1	Juan Rodriquez	139		1	120191	0	1	\$1.000	0.0	24.500	\$24.50
09/15/2020 09:56:19	4489	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	9.900	\$9.90
09/16/2020 05:57:13	4494	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	5.000	\$5.00
09/17/2020 05:20:21	4496	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	5.900	\$5.90
09/17/2020 05:23:24	4497	1	1	Jerry Hughes	137		1	19290	0	1	\$1.000	0.0	11.900	\$11.90
09/17/2020 11:03:49	4499	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	4.900	\$4.90
09/18/2020 05:15:21	4501	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	4.900	\$4.90
09/18/2020 05:52:12	4502	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	4.900	\$4.90
09/18/2020 11:10:29	4503	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	5.000	\$5.00
09/19/2020 06:27:31	4510	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	4.900	\$4.90
09/19/2020 11:31:45	4513	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	7.000	\$7.00
09/23/2020 05:13:46	4524	1	1	Jerry Hughes	137		1	19385	0	1	\$1.000	0.0	12.400	\$12.40
09/24/2020 08:13:44	4529	1	1	Jerry Hughes	137		1	1234	0	1	\$1.000	0.0	13.400	\$13.40
09/26/2020 12:42:01	4541	1	1	Juan Rodriquez	139		1	1202	0	1	\$1.000	0.0	17.400	\$17.40
Subtotals for Acct: 4 Parks												0.0	183.600	\$183.60
Transaction Count														19

PRODUCT SUBTOTALS	TOTAL QUANTITY	TOTAL AMOUNT
UNLEADED	183.60	\$183.60
TOTAL	183.60	\$183.60

202.90

Monthly Report										DATA RANGE				
Report Range: 09/01/2020 to 09/27/2020										VEHICLE ID:	1	to	146	
										ACCT ID:	1	to	100	
Transactions for Account: 100 Police														
Date / Time	Seq #	Site	Island	Employee Name	Veh ID	Unq #	Class	Meter	Hours	Hose	Price	MPG	Quantity	Amount
09/01/2020 01:40:29	4439	1	1	Officer Alexander	8		1	63252	0	1	\$1.000	0.0	12.800	\$12.80
09/02/2020 19:47:20	4443	1	1	Officer Alexander	8		1	63289	0	1	\$1.000	0.0	5.700	\$5.70
09/03/2020 11:52:05	4447	1	1	Officer Weinmann	11		1	685	0	1	\$1.000	0.0	19.800	\$19.80
09/04/2020 16:55:57	4451	1	1	Officer Alexander	10		1	1042	0	1	\$1.000	0.0	20.600	\$20.60
09/05/2020 00:20:31	4452	1	1	Officer Alexander	8		1	63419	0	1	\$1.000	0.0	10.600	\$10.60
09/05/2020 05:25:39	4454	1	1	Collin Puckett	1		1	1	0	1	\$1.000	0.0	19.300	\$19.30
09/05/2020 09:43:31	4456	1	1	Officer Markham	7		1	63234	0	1	\$1.000	0.0	14.400	\$14.40
09/06/2020 11:07:15	4457	1	1	Officer Frasier	5		1	49021	0	1	\$1.000	0.0	13.700	\$13.70
09/08/2020 03:08:32	4458	1	1	Officer Alexander	8		1	63531	0	1	\$1.000	0.0	14.400	\$14.40
09/08/2020 07:19:28	4459	1	1	Officer Frasier	5		1	49126	0	1	\$1.000	0.0	13.900	\$13.90
09/09/2020 12:03:53	4465	1	1	Officer Frasier	5		1	49264	0	1	\$1.000	0.0	13.400	\$13.40
09/10/2020 02:17:46	4466	1	1	Officer Alexander	8		1	63656	0	1	\$1.000	0.0	7.500	\$7.50
09/10/2020 08:56:42	4469	1	1	Officer Weinmann	11		1	830	0	1	\$1.000	0.0	20.800	\$20.80
09/12/2020 05:42:23	4475	1	1	Chief Bulger	1		1	38345	0	1	\$1.000	0.0	23.800	\$23.80
09/12/2020 23:40:25	4480	1	1	Officer Alexander	8		1	63756	0	1	\$1.000	0.0	12.500	\$12.50
09/14/2020 08:31:54	4481	1	1	Officer Frasier	5		1	49392	0	1	\$1.000	0.0	13.100	\$13.10
09/15/2020 02:23:58	4482	1	1	Officer Alexander	8		1	63931	0	1	\$1.000	0.0	11.800	\$11.80
09/15/2020 14:30:22	4491	1	1	Officer Frasier	5		1	49539	0	1	\$1.000	0.0	13.600	\$13.60
09/17/2020 03:49:49	4495	1	1	Officer Alexander	8		1	64021	0	1	\$1.000	0.0	11.300	\$11.30
09/17/2020 12:43:47	4500	1	1	Officer Frasier	5		1	49701	0	1	\$1.000	0.0	15.000	\$15.00
09/19/2020 02:37:11	4504	1	1	Officer Alexander	8		1	64125	0	1	\$1.000	0.0	6.800	\$6.80
09/20/2020 07:37:21	4514	1	1	Officer Weinmann	11		1	952	0	1	\$1.000	0.0	19.700	\$19.70
09/20/2020 23:13:28	4515	1	1	Officer Alexander	9		1	445	0	1	\$1.000	0.0	18.200	\$18.20
09/21/2020 16:03:36	4516	1	1	Sgt. Utsey	2		1	38079	0	1	\$1.000	0.0	17.700	\$17.70
09/22/2020 04:16:46	4517	1	1	Officer Frasier	5		1	49851	0	1	\$1.000	0.0	17.600	\$17.60
09/22/2020 08:05:00	4519	1	1	Officer Frasier	6		1	65893	0	1	\$1.000	0.0	12.300	\$12.30
09/24/2020 01:20:41	4527	1	1	Officer Alexander	8		1	64244	0	1	\$1.000	0.0	12.700	\$12.70
09/26/2020 01:46:58	4536	1	1	Officer Alexander	8		1	64320	0	1	\$1.000	0.0	9.300	\$9.30
09/26/2020 12:01:19	4540	1	1	Officer Frasier	5		1	50010	0	1	\$1.000	0.0	15.100	\$15.10
09/26/2020 23:10:50	4542	1	1	Officer Alexander	10		1	1295	0	1	\$1.000	0.0	20.800	\$20.80
09/27/2020 22:48:24	4543	1	1	Officer Alexander	8		1	64497	0	1	\$1.000	0.0	12.300	\$12.30
Subtotals for Acct: 100 Police												0.0	450.500	\$450.50
Transaction Count													31	
PRODUCT SUBTOTALS														
TOTAL QUANTITY														
TOTAL AMOUNT														
UNLEADED														
450.50														
\$450.50														
TOTAL														
450.50														
\$450.50														
431.20														

Monthly Report

Report Range: 09/01/2020 to 09/27/2020

DATA RANGE			
VEHICLE ID:	1	to	146
ACCT ID:	1	to	100

Report Totals:	Total transactions	105	Average MPG	0.00
	Total Quantity	1,581.90	Total Amount	\$1,581.90

Daily Routine, clean bathrooms twice daily, pick up trash throughout entire park, change trash cans as needed, & water plants as needed the ones in the pots around square everyday

Put up disc golf signs by Hwy 84

Mowed park and weedeated

Sprayed poison where needed

Worked on flower beds

Worked on leaks in parks

Cleaned up hog pens and lke pav.

Danny started on new roof in green barn

Put up all sound equipment and council things so they were out the way for Danny to start on roof

Finished fixing another part on one of the scag mowers, had to re adjust a belt and idler pully arm, changed blades greased mowers and washed them

Helped out with getting fall decoration on square

Fixed the roof leak on top of the police department (hopefully it holds)

Changed air filters in police station and checked on the one at city hall, the one at city hall has been getting taking care of by an a/c guy by the people we rent from is what I was told. The air filters in the green barn are going to be replaced after the new roof gets finished A/C units are off for now.

Called Mr. Phillips ag teacher at the high school about the bridge project... he will get back with me as soon as the superintendent gets with them, we had to get more info. Me and Clyde got the measurement for the new bridge to be built by school and the design

Still have a relationship with sunbelt rentals and there still going to donate equipment for event and bring to us and honor the same price on lift rental for the city

Changed out the batteries in the thermostat at the police department David still had to call an air conditioning company because the units are freezing up (was fixed that afternoon)

Put some extra trash cans out for flag football and making sure field stays mowed and clean

Took out all insulation cleaned up and ceiling tiles out of green barn

Set green barn up for council meeting and other meetings and cleaned

Always working on mowers to keep them going

Helped out in other departments when needed

Over all maintaining the park

OFFICE OF COURT ADMINISTRATION

TEXAS JUDICIAL COUNCIL



OFFICIAL MUNICIPAL COURT MONTHLY REPORT

Month September

Year 2020

Municipal Court for the City FAIRFIELD MUNICIPAL COURT

Presiding Judge

If new, date assumed office

Court Mailing Address 222 S MOUNT ST

City FAIRFIELD

, TX Zip 7-5840

Phone Number (903) 389-2337

Fax Number

Courts Public Email

Court's Website

THE ATTACHED IS A TRUE AND ACCURATE REFLECTION OF THE RECORDS OF THIS COURT

Prepared by

Date Oct 6, 2020

Phone Number (903) 389-2337

PLEASE RETURN THIS FORM NO LATER THAN 20 DAYS FOLLOWING THE END OF THE MONTH REPORTED TO:

OFFICE OF COURT ADMINISTRATION

P O BOX 12066

AUSTIN, TX

78711-2066

PHONE: (512) 463-1625

FAX: (512) 936-2423

CRIMINAL SECTION

City of FAIRFIELD MUNICIPAL COURT

Month September Year 2020

	Traffic Misdemeanors			Non-Traffic Misdemeanors		
	Non-Parking	Parking	City Ordinance	Penal Code	Other State Law	City Ordinance
1. Total Cases Pending First of Month:	1,357	97	0	1	1,122	35
a. Active Cases	664	68	0	1	521	33
b. Inactive Cases	693	29	0	0	601	2
2. New Cases Filed	10	1	0	0	2	0
3. Cases Reactivated	3	0	0	0	1	0
4. All Other Cases Added	0	0	0	0	0	0
5. Total Cases on Docket	677	69	0	1	524	33
6. Dispositions Prior to Court Appearance or Trial						
a. Uncontested Dispositions	7	1	0	0	2	0
b. Dismissed by Prosecution	0	0	0	0	0	0
7. Dispositions at Trial:						
a: Convictions						
1) Guilty Plea or Nolo Contendere	1	0	0	0	0	0
2) By the Court	0	0	0	0	0	0
3) By the Jury	0	0	0	0	0	0
b: Acquittals:						
1) By the Court	0	0	0	0	0	0
2) By the Jury	0	0	0	0	0	0
c. Dismissed by Prosecution	0	0	0	0	0	0
8. Compliance Dismissals:						
a: After Driver Safety Course	0					
b: After Deferred Disposition	1	0	0	0	0	0
c: After Teen Court	0	0	0	0	0	0
d: After Tobacco Awareness Course					0	
e: After Treatment for Chemical Dependency				0	0	
f: After Proof of Financial Responsibility	0					
g: All Other Transportation Code Dismissals	0	0	0	0	0	0
9. All Other Dispositions	2	0	0	0	0	0
10. Total Cases Disposed	11	1	0	0	2	0
11. Cases Placed On Inactive Status	0	0	0	0	0	0
12. Total Cases Pending End of Month:	1,356	97	0	1	1,122	35
a: Active Cases	666	68	0	1	522	33
b: Inactive Cases	690	29	0	0	600	2
13. Show Cause Hearings Held	0	0	0	0	0	0
14. Cases Appealed:						
a: After Trial	0	0	0	0	0	0
b: Without Trial	0	0	0	0	0	0

JUVENILE / MINOR ACTIVITY

Court FAIRFIELD MUNICIPAL COURT	TOTAL
Month September Year 2020	
1. Transportation Code Cases Filed	0
2. Non-Driving Alcoholic Beverage Code Cases Filed	0
3. Driving Under the Influence of Alcohol Cases Filed	0
4. Drug Paraphernalia Cases Filed	0
5. Tobacco Cases Filed	0
6. Failure to Attend School Cases Filed	0
7. Education Code (Except Failure to Attend) Cases Filed	0
8. Violation of Local Daytime Curfew Ordinance Cases Filed	0
9. All Other Non-Traffic Fine-Only Filed	0
10. Transfer to Juvenile Court: a. Mandatory Transfer	0
b. Discretionary Transfer	0
11. Accused of Contempt and Referred to Juvenile Court (Delinquent Conduct)	0
12. Held in Contempt by Criminal Court (Fined and/or Denied Driving Privileges)	0
13. Juvenile Statement Magistrate Warning: a. Warnings Administered	0
b. Statements Certified	0
14. Detention Hearings Held	0
15. Orders for Non-Secure Custody Issued	0
16. Parent Contributing to Nonattendance Cases Filed	0

ADDITIONAL ACTIVITY

Court	FAIRFIELD MUNICIPAL COURT		Number Given	Number Requests For Counsel
Month	September	Year		2020
1. Magistrate Warnings:			0	
a. Class C Misdemeanors				
b. Class A and B Misdemeanors				
c. Felonies			0	
				TOTAL
2. Arrest Warrants Issued:			0	
a. Class C Misdemeanors				
b. Class A and B Misdemeanors				
c. Felonies			0	
3. Capiases Pro Fine Issued				0
4. Search Warrants Issued				0
5. Warrants for Fire, Health and Code Inspections Filed				0
6. Examining Trials Conducted				0
7. Emergency Mental Health Hearings Held				0
8. Magistrate's Orders for Emergency Protection Issued				0
9. Magistrate's Orders for Ignition Interlock Device Issued				0
10. All Other Magistrate's Orders Issued Requiring Conditions for Release on Bond				0
11. Driver's License Denial, Revocation or Suspension Hearings Held				0
12. Disposition of Stolen Property Hearings Held				0
13. Peace Bond Hearings Held				0
14. Cases in Which Fine and Court Costs Satisfied by Community Service:			0	
a. Partial Satisfaction				
b. Full Satisfaction				1
15. Cases in Which Fine and Court Costs Satisfied by Jail Credit				0
16. Cases in Which Fine and Court Costs Waived for Indigency				0
17. Amount of Fines and Court Costs Waived for Indigency				\$0.00
18. Fines, Court Costs and Other Amounts Collected:				
a. Kept by City				\$3,502.14
b. Remitted to State				\$1,318.18
c. Total				\$4,820.32

Totals By Cost

Cost Description	Amount
LTF	18.00
LTPF	45.00
MCBS	44.10
MCTF	36.00
SCF	0.90
SCF	587.00
ADMIN FEE	0.00
ARREST FEE	30.00
DEF BOND ACCT	36.06
SECURITY FUND	1.09
COLLECTION FEE	487.50
CCC-1123	240.00
TECH FUND	10.45
DPS FTA/PAY FEE	30.00
FUGITIVE APR	5.00
FINE - NT	532.40
FINE - TRAFFIC	2061.12
IDF	10.00
JUDICIAL FUND	30.00
JURY FEE	20.00
State Moving	0.20
OMNIBASE	180.00
OVER PAYMENT	80.00
STATE TRAF FEE	90.00
STF 50	300.00
TRUANCY PREVENT	6.00
TECH FUND	0.00
TP FEE - 0126-7	15.00
TFC	12.00
WARRANT FEE	400.00
Total Amount	\$5307.82

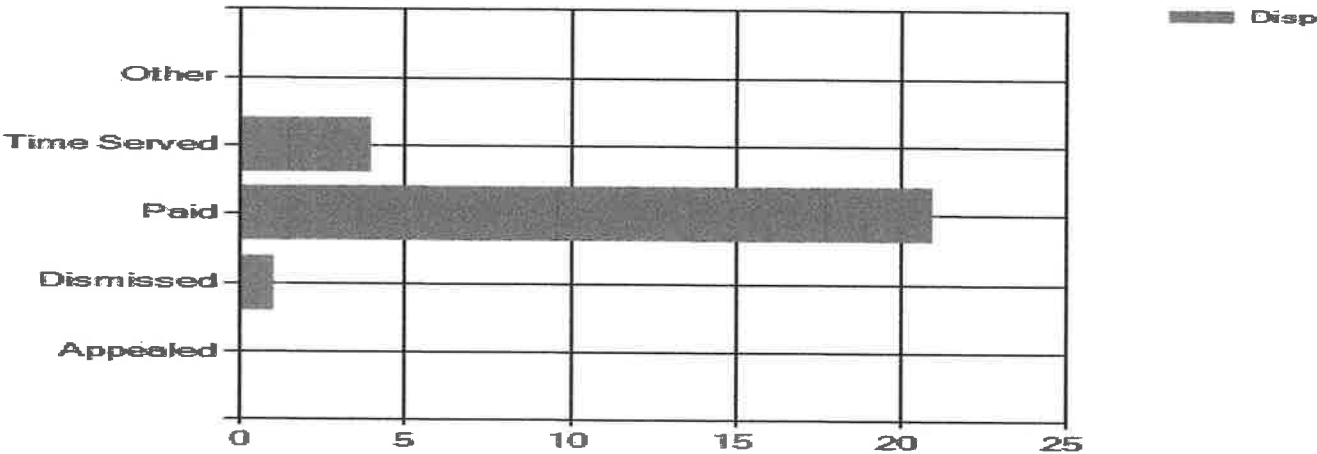
Totals By G/L Number

Account Number	Amount
00010141290000	731.00
111913073	3313.77
11000000000000	36.06
00022641290000	1.09
00000000000001	667.50
111313073	532.40
00004100000831	26.00
Total Amount	\$5307.82

Amount of Bond Transferred To Payment

Total Deposit \$5,307.82

FAIRFIELD MUNICIPAL COURT
Cases Disposed From Sep 1, 2020 through Sep 30, 2020



Disposition Method	Number.
Appealed	0
Dismissed	1
Paid	22
Time Served	1
Other	0
Total Dispositions	24

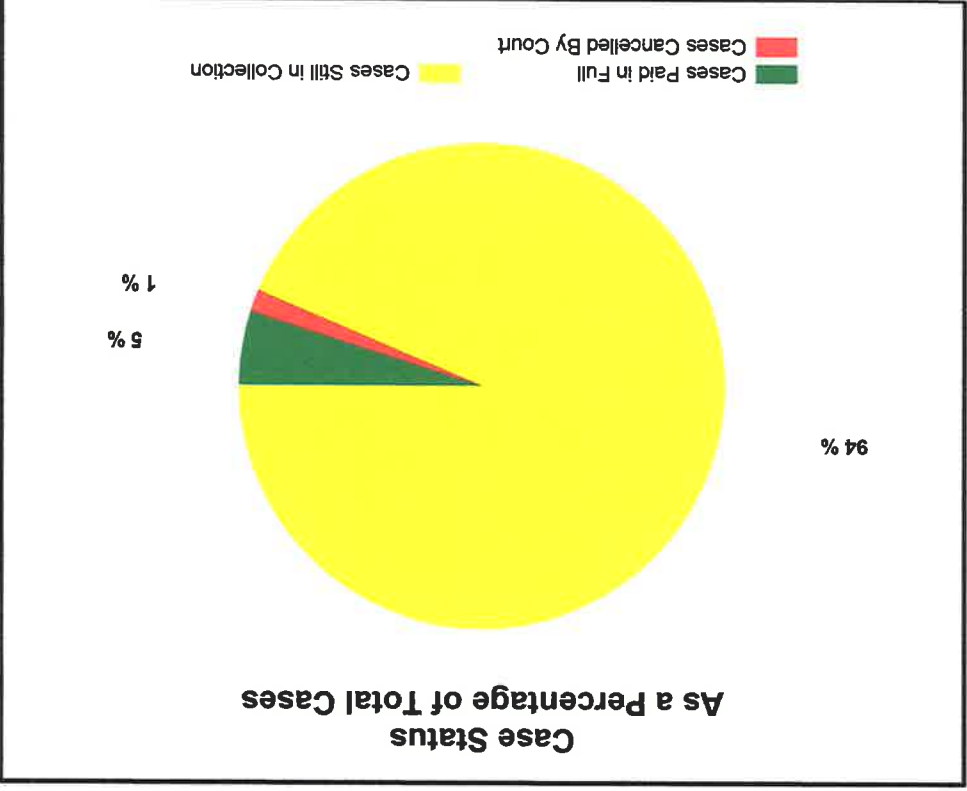
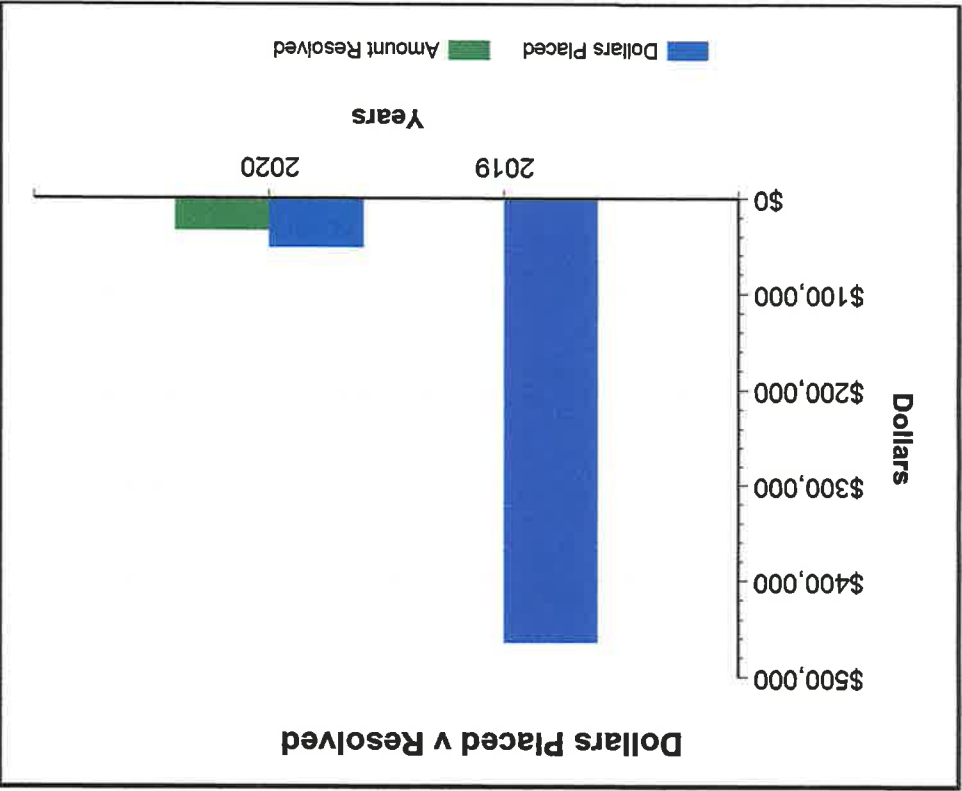
McCreary, Veselka, Bragg & Allen, P.C.
Collection of Delinquent Fines Fees
City of Fairfield Municipal Court
September 18, 2019 - September 30, 2020

FY: October - September	FY 2019	FY 2020	Total	%
Cases Placed	1,400	187	1,587	
Dollars Placed	\$464,052.06	\$50,802.03	\$514,854.09	
Cases With Partial Payment	0	3	3	
Partial Payments Reported	\$0.00	\$715.00	\$715.00	
Cases Paid in Full	0	78	78	4.91%
Dollars Paid in Full	\$0.00	\$25,651.26	\$25,651.26	4.98%
Cases Cancelled By Court	2	21	23	1.45%
Dollars Cancelled By Court	\$923.00	\$6,297.90	\$7,220.90	1.40%
Cases Resolved	2	99	101	6.36%
Dollars Resolved	\$923.00	\$33,015.23	\$33,938.23	6.59%
Cases Still in Collection			1,486	93.64%
Dollars Still in Collection			\$480,915.86	93.41%

McCreary, Veselka, Bragg & Allen, P.C.
 Collection of Delinquent Fines Fees
 Updates Received from Court
 City of Fairfield Municipal Court
 September 18, 2019 - September 30, 2020

	2019		2020	
	Payments	Adjustments	Payments	Adjustments
January			6	5
February			0	3
March			5	4
April			1	2
May			2	4
June			0	2
July			0	0
August			0	4
September	0	0	1	1
October	3	4		
November	4	10		
December	0	1		

McCreary, Veselka, Bragg & Allen, P.C.
Collection of Delinquent Fines Fees
City of Fairfield Municipal Court
September 18, 2019 - September 30, 2020



McCreary, Veselka, Bragg & Allen, P.C.
Collection of Delinquent Fines Fees
City of Fairfield Municipal Court
September 18, 2019 - September 30, 2020

For Fiscal Year 2020	Quarter 1	Quarter 2	Quarter 3	Quarter 4
Cases Placed	148	11	1	27
Dollars Placed	\$36,114.37	\$4,225.91	\$273.65	\$10,188.10
Cases With Partial Payment	0	3	0	0
Partial Payments Reported	\$0.00	\$715.00	\$0.00	\$0.00
Cases Paid In Full	17	33	14	14
Dollars Paid in Full	\$5,886.10	\$9,997.15	\$4,520.76	\$5,247.25
Cases Cancelled By Court	6	10	2	3
Dollars Cancelled By Court	\$2,084.45	\$2,808.95	\$669.50	\$735.00
Cases Resolved	23	43	16	17
Dollars Resolved	\$7,998.70	\$13,639.60	\$5,352.26	\$6,024.67

For Fiscal Year 2020	Quarter 1	Quarter 2	Quarter 3	Quarter 4
Number of Postcards Mailed	1,071	198	24	35
Number of Letters Mailed	447	1,439	273	881
Number of Calls Made	545	554	212	333
Number of Calls Received	36	70	33	36

McCreary, Veselka, Bragg & Allen, P.C.
Collection of Delinquent Fines Fees
City of Fairfield Municipal Court
September 18, 2019 - September 30, 2020

Phones	Number of Accounts	Amount Due
Accounts with at least one Good Phone	865	282,751.75
Accounts with no phone or only Bad Phones	621	198,029.89
Total	1,486	480,781.64

Addresses	Number of Accounts	Amount Due
Good Address	773	249,469.94
Bad/Incomplete Address	26	5,989.31
Bad/Returned Address	603	200,724.51
Outside of Texas Address	84	24,597.88
Total	1,486	480,781.64

Age of Offense	Number of Accounts	Amount Due
Less Than a Year	32	12,090.00
One To Three Years	51	18,826.47
Three To Five Years	85	29,492.97
More Than Five Years	1,318	420,372.20
Total	1,486	480,781.64

Age at time of Placement	Number of Accounts	Amount Due
Less Than a Year	67	24,778.52
One To Three Years	46	16,322.80
Three To Five Years	109	39,216.97
More Than Five Years	1,264	400,463.35
Total	1,486	480,781.64

McCreary, Veselka, Bragg & Allen, P.C.
Collection of Delinquent Fines Fees
City of Fairfield Municipal Court
September 18, 2019 - September 30, 2020

Status	Number of Accounts
ACT - ACTIVE ACCOUNT	1,443
CIA - CLIENT INQUIRY NEEDED	1
NEW - NEW STATUS	35
NSR - NO SKIP TRACE RESULTS	6
PPA - PARTIAL PAYMENT ARRANGEMENT	1
Total	1,486

CITY/CHAMBER/TOURISM UPDATE

September

Our visit Fairfield/Shop Local Promotions marketing is top priority. We released our first support local video 2 weeks ago and our Facebook insights tell us the post has reached 3.5K. We will release a Service and Industry Video and a Tourism Video in the next two weeks.

Tourism

We have 2 commitments on the Disc Golf Sponsorship Signage.

We placed Disc Golf entry signs on 84 so folks could locate the park. Seems there may be some concern because this is no physical address. We will be placing some warning signs in the area so that the community is aware of flying disc.

New Billboard on I-45 in the works.

Our Fall photo op at the Courthouse is lovely and we have enjoyed watching families take advantage of the Fall scene.

Business openings.

Pack and Mail/Gift Shop held ribbon cutting and grand opening on Oct.5
New restaurant will go in Padrinos

Events and Activities

Preparing for Boo Drive Thru Event- We have 15 vendors at this time that will give out candy for Boo in the Park. River of Life will be donating the candy. RAIN BACK UP PLAN FOR BOO, we have spoken to the schools about delivering candy to the schools for distribution should it rain on the evening of our BOO DRIVE THRU.

We will be highlighting Veterans on social media leading up to Veterans Day on November 11. We will be looking for stories and pictures if you have someone you would like to tell us about.

Christmas Planning is in the works. We will be working on a lighted evening parade. The Chamber Board chose the parade theme "A Celebration of Peace, Hope, Love and Joy". Considering our crazy year I feel it is a very appropriate theme.

Chamber

Scarecrow contest is underway. We have local businesses and organization decorating 19 lamp post. The public will vote on the winners. We will award the prizes for 1st, 2nd 3rd on October 24th.

September Newsletter was send out to the public and distributed to kiosk and local businesses.

Member of the Month is Fairfield Lions Club

New Chamber businesses, Uplight Digital Marketing, The Warehouse, Pack & Mail, TACHO Gunworks, Antioch Baptist Church.


We are in the process of electing a new board. Ballots will go out on November 2.

Banquet is in the planning stages

New Year's Eve Dance is being talked about.



**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	CRF Relief Fund Purchase of Fire Department PPE Gear
AGENDA SUBJECT:	Discussion and possible action on approving the purchase of nonbudgeted personal protective equipment, 30 sets of Tecgen-51 Multipurpose Gear, to be utilized by the Fairfield Volunteer Fire Department to help prevent the spread of COVID-19 and protect life and safety when responding to calls that have high patient contact, in the amount of \$29,440.10; and to be expended from the city's Coronavirus Relief Fund.		
PREPARED BY:	Nate Smith	Date Submitted:	October 7, 2020
EXHIBITS:	Casco Industries Quote		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL:			
SUMMARY:			
This gear will be used by firefighters as an alternate set of gear to lessen contamination of fire gear. It is able to be reimbursed by the Coronavirus Relief Fund, according to the Texas Department of Emergency Management. The Casco Industries Quote is BuyBoard Collective Purchasing pricing, eliminating the need for three quotes.			
RECOMMENDED ACTION:			
Recommend approval			



HEADQUARTERS: SHREVEPORT, LA 71148-8007

SERVING TEXAS AND NEW MEXICO


SOLD TO: FAIRFIELD FD 221 SOUTH KEECHI ST FAIRFIELD, TX 75840 ATTN: CHIEF BAGGERLY PHONE: EMAIL:		SHIP TO: FAIRFIELD FD 221 SOUTH KEECHI ST FAIRFIELD, TX 75840 ATTN: PHONE: EMAIL:	
---	--	--	--

CREDIT CARD:	QUOTE	DIST	CUST PO NUMBER		SALES REP	SALES REP REF #
NAME/EXP DATE			VERBAL		306	
NUMBER/CODE/ZIP			TERMS	FREIGHT	DATE	FORM TYPE
TRANSACTION ID#			30	ADD	9/18/2020	QUOTE

ITEM	LOC	DESCRIPTION		QTY	SHIPPED	PRICE	AMOUNT
		PGI FIRELINE MULTI-MISSION JACKET 6 OZ.NOMEX IIIA	\$ -	24		\$ 398.00	\$ 9,552.00
		BLACK-R/O TRIM, LETTERS	\$ -			\$ -	\$ -
		BLACK PATCH ON BACK	\$ -			\$ -	\$ -
		SQUISH ELBOW PAD	\$ -			\$ -	\$ -
		HOOK AND LOOP FF NAME PATCH	\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
2		2XLARGE	\$ -	4		\$ 438.00	\$ 1,752.00
			\$ -			\$ -	\$ -
3		4XLARGE	\$ -	2		\$ 518.00	\$ 1,036.00
			\$ -			\$ -	\$ -
4		2" R/O LETTERS FAIRFIELD,FFNAMES	\$ -	326		\$ 3.35	\$ 1,092.10
			\$ -			\$ -	\$ -
5		PGI FIRELINE MULTI-MISSION PANT 6 OZ.NOMEX IIIA	\$ -	24		\$ 368.00	\$ 8,832.00
		R/O TRIPLE TRIM	\$ -			\$ -	\$ -
		SQUISH KNEE PAD	\$ -			\$ -	\$ -
		SUSPENDER LOOPS	\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
6		3XLARGE	\$ -	4		\$ 442.00	\$ 1,768.00
			\$ -			\$ -	\$ -
7		4XLARGE	\$ -	2		\$ 479.00	\$ 958.00
			\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -
			\$ -			\$ -	\$ -

ADDITIONAL COMMENTS BELOW	DIST TOTAL: \$	24,990.10	Subtotal	\$ 24,990.10
		ADD	Tax	\$ -
			Freight	\$ -
			TOTAL	\$ 24,990.10

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	CRF Purchase for Ticket Writers
AGENDA SUBJECT:	Discussion and possible action on approving the purchase of nonbudgeted personal protective equipment, 14 licenses of eForce mobile e-citation software and necessary services for contract fulfillment, to be utilized by the Fairfield Police Department to help prevent the spread of COVID-19 and protect life and safety when responding to calls that have high patient contact, in the amount of \$15,495.00; and to be expended from the city's Coronavirus Relief Fund.		
PREPARED BY:	Nate Smith	Date Submitted:	October 7, 2020
EXHIBITS:	eForce Quote		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			
SUMMARY:			
This gear will be used by officers to limit contact with persons who could be spreading COVID-19. It is able to be reimbursed by the Coronavirus Relief Fund, according to the Texas Department of Emergency Management. This vendor is the same vendor that we received grant funding for our Report Management System and is compatible with this system and the Municipal Court reporting system.			
RECOMMENDED ACTION:			
Recommend Approval			

Fairfield Police Department

Date: 09/23/2020

To: Nate Smith

222 South Mount Street
Fairfield, TX 75840

Summary

E-CITATIONS	Total:	\$15,495.00
-------------	---------------	-------------

Quantity	Product	Price
1	Mobile Implementation Includes several services necessary for contract fulfillment.	\$4,995.00
14	Provides the ability to electronically complete and submit citations in a mobile environment.	\$750.00
		\$15,495.00
Total		\$15,495.00

2nd Year Forward: Annual License and Support Fee Base		
Annual License and Support Fees for year 2. Years 3+ will be based year 2 fees + a 3% annual increase.		\$2,324.00

Terms and Conditions


- All upgrades and feature releases for purchased licenses are included in the annual license and support fees
- Annual license and support fees are due on the 13 month from contract date and are recurring annually
- Pricing valid for 90 days from quote date above
- No other services, applications or hardware are included
- Third party products and hardware warranties are the sole responsibility of the manufacturer
- eFORCE® Does not warrantee third party products or services

Accepted By: _____ Date: _____

09/23/2020

Prepared by: Michon Covington

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	CRF Allocation to Fairfield ISD
AGENDA SUBJECT:	Discussion and possible action on approving the allocation of \$10,000 of Coronavirus Relief Funding to the Fairfield Independent School District, to be utilized by the school to refund purchase of remote learning equipment and to meet matching grant requirements set forth by the Texas Education Agency.		
PREPARED BY:	Nate Smith	Date Submitted:	October 7, 2020
EXHIBITS:	Letter of pledge; Information from Fairfield ISD		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			
SUMMARY: The Texas Education Agency has created a 1-1 matching grant program for Coronavirus Relief Funding for remote learning purchases. The city can allocate a pledged \$10,000 from its CRF allotment (\$163,900) for the grant program. Freestone County has pledged \$40,000 to the ISD.			
RECOMMENDED ACTION: Recommend approval			



CITY of FAIRFIELD

Name of City allocating Coronavirus Relief Fund (CRF) funding to the local educational agency (LEA):

CITY OF FAIRFIELD

Name of LEA:

FAIRFIELD ISD

Amount of City CRF Allocation to the LEA: \$10,000

The purpose of this CRF allocation to the LEA named above is to assist with the LEA's local share of the Operation Connectivity Bulk Purchase Program, pending approval from the City Council of the City of Fairfield.

By signing below, I certify that, once approved by the City Council, the city identified above will follow our procedures for allocating funds to the LEA. Any difference in the actual amount distributed to the LEA could result in the LEA being required to repay funding if the state has over reimbursed the LEA based on the amount provided in this form.


Signature of City Official

9/29/2020
Date

Aug 31, 2020

Pg 5 of 6

FAIRFIELD I S D

----- Checks listed in numerical order; (*) indicates gap in sequence -----

Check	Date	Amount	Check	Date	Amount
103537*	08/28	1,047.40 ✓	103554*	08/31	399.70 ✓
103541*	08/28	721.81 ✓	103556*	08/31	233.00 ✓
103543*	08/27	43.50 ✓	103557	08/26	21,136.58 ✓
103544	08/28	30.00 ✓	103558	08/26	2,337.89 ✓
103545	08/28	300.00 ✓	103562*	08/31	4,542.54 ✓
103546	08/28	5,629.72 ✓	103567*	08/31	60.00 ✓
103549*	08/31	5,643.88 ✓	103569*	08/28	2,212.18 ✓
103551*	08/28	489.85 ✓	103572*	08/31	4,079.12 ✓
103552	08/27	8,305.79 ✓			

----- Other Debits -----

08/06/2020 ACH Payment		203.42 ✓
FLEETCOR LOCKBOX CASH CONC		
08/11/2020 WIRE DEBIT		102,812.50
REGION 4 EDUCATION SERVICE CENTER Wires		
08/20/2020 ACH Payment		229.15 ✓
FLEETCOR LOCKBOX CASH CONC		
08/21/2020 Internet Trf W/D	Aug Payroll	1,000,000.00
08/25/2020 Internet Trf W/D	ADD'L AUGUST PAY	182,592.07
08/28/2020 ACH Payment		295.53 ✓
FLEETCOR LOCKBOX CASH CONC		

	Total For This Period	Total Year-to-Date
Total Overdraft Fees	\$.00	\$.00
Total Returned Item Fees	\$.00	\$.00

----- Daily Ending Balance -----

08/01	705,190.40	08/10	603,456.09	08/18	521,559.92
08/03	614,090.56	08/11	587,173.99	08/19	484,978.96
08/04	588,724.65	08/12	597,601.40	08/20	482,466.36
08/05	622,155.03	08/13	587,344.82	08/21	980,398.74
08/06	621,320.21	08/14	584,784.54	08/24	973,578.19
08/07	608,892.08	08/17	528,588.27	08/25	2,632,412.55



Region 4 ESC
7145 West Tidwell
Houston, Texas 77092
713-462-7708

Invoice: CV190844
Date: 08/10/2020
Service: RLOC-CV19
Customer PO: 0
Customer Phone: 903-389-2532x
Terms: N30
Due Date: 08/13/2020

Cust No: 081902
FAIRFIELD ISD
ATTN:BUSINESS OFFICE/ACCTS.PAYABLE
615 POST OAK ROAD
FAIRFIELD TX, 75840-2005

Service Address:
FAIRFIELD ISD
ATTN:BUSINESS
OFFICE/ACCTS.PAYABLE
615 POST OAK ROAD
FAIRFIELD TX, 75840-2005

Item Description	Quantity	Unit Price	Total Price	Tax Amount
AT&T HOTSPOT	75	\$120.00	\$9,000.00	\$0.00
CHROMEBOOK DELL 3100	800	\$114.00	\$91,200.00	\$0.00
VERIZON HOTSPOT	25	\$104.50	\$2,612.50	\$0.00

Total Charges:	\$102,812.50
Total Tax:	\$0.00
Total Invoice	\$102,812.50
Payments:	\$0.00
Adjustments	\$0.00
Total Due	\$102,812.50

A Guide to Operation Connectivity: How Municipalities and Counties Can Help



1.8 million students
lack technology
to learn from
home

With the rise of COVID-19 in Texas, **remote learning has become an essential** part of schools' academic offering. Yet, it is estimated that **over 1.8 million students in Texas lack the connectivity technology to learn from their homes**. This connectivity gap is a significant barrier to academic success and economic empowerment for these students.

In response to this critical need, Governor Abbott and Texas legislative leaders have allocated \$200M in CARES Act Coronavirus Relief Fund (CRF) funding to match \$200M in local district funding. This combined \$400M in bulk buying power will be used to cover the purchases of internet solutions such as hotspots and e-learning devices for Texas' School districts, with the goal of providing connectivity technology for all students who would not otherwise have them.



\$200M
in CARES Act
CRF funding

+

\$200M
in local district
funding

=

\$400M
bulk buying power for
connectivity technology

1 million
e-learning
devices

The **Operation Connectivity bulk order program** may leverage the majority of these funds to put over 1 million e-learning devices and nearly 500,000 hotspots in students' homes to enable learning, significantly reducing the connectivity gap.

Even with this historic investment, **we may still have hundreds of thousands of Texas students who lack reliable internet access.**

500,000
hotspots



Texas received \$11.24 billion in federal CARES Act CRF funding, of which over \$5 billion has been given to counties and cities to determine how they should be spent.



\$11.24B
in CARES Act
CRF funding

→

\$5B
to City and
County CRF grants

→

Allocate some portion
to "facilitate distance
learning"



LEAs are encouraged to work with their cities and counties to allocate some portion of their local CRF funds to reduce their cost.¹

Details of the local CRF match reimbursement process are described on the next page.

By assisting school systems with their local match **funding right now**, CRF contributions can enable purchases of devices and hotspots at **steeply discounted rates** that vendors have made available specifically for orders placed through Operation Connectivity.

Local governments will see a **dramatic return on this investment**, including smart procurement, increased access to online learning for students, and access to urgent family telehealth care.



1. U.S. Department of the Treasury's guidance on use of CARES funding lists examples of eligible use of funds, including "Expenses to facilitate distance learning, including technological improvements, in connection with school closings to enable compliance with COVID-19 precautions." Source: Coronavirus Relief Fund Guidance for State, Territorial, Local, and Tribal Governments, Updated June 30, 2020

Local CRF Matching Reimbursement: Information for LEAs



Details of Approach to CRF Matching Reimbursement

Local Education Agencies (LEAs) are eligible for additional state Coronavirus Relief Fund (CRF) fund matching if they receive funding from their local city or county CRF for TEA's bulk order program. TEA will increase its fund matching by \$1 for every \$1 of local CRF that LEAs receive, up to a maximum of 25% of the expenditure approved and allocated by TEA (based on number of economically disadvantaged students). This matching reimbursement will be executed per the details below.

Examples of CRF matching reimbursement allocations (Figures illustrative)

District A receives no match from local CRF <ul style="list-style-type: none">• LEA total bulk order: \$100,000• Local CRF contributes: \$0• TEA state CRF fund contributes: \$50,000 (LEA base match) + \$0 (local CRF match) = \$50,000 total• LEA contributes: \$50,000	District B receives 10% match from local CRF <ul style="list-style-type: none">• LEA total bulk order: \$100,000• Local CRF contributes: \$10,000• TEA state CRF fund contributes: \$50,000 (LEA base match) + \$10,000 (local CRF match) = \$60,000 total• LEA contributes: \$30,000	District C receives 25% match from local CRF <ul style="list-style-type: none">• LEA total bulk order: \$100,000• Local CRF contributes: \$25,000• TEA state CRF fund contributes: \$50,000 (LEA base match) + \$25,000 (local CRF match) = \$75,000 total• LEA contributes: \$0
--	---	--

Key information about local CRF matching reimbursement process

October 1st Deadline to submit requests for CRF matching reimbursement	LEAs must submit required documentation (see below) by October 1st to be considered for local CRF matching reimbursement and will be reimbursed on a rolling basis. ¹
--	--

Process for LEA submission for Local CRF Matching Reimbursement



To submit documentation of any local CRF that has been received, an LEA will provide TEA a completed CRF Reimbursement Application (to be provided) and accompanying documentation that states:

- ▷ Date of allocation from city or county
- ▷ Amount of allocation
- ▷ Purpose of grant (should say TEA bulk order)

The standard application and details of accompanying documentation requirements will be communicated the week of 8/17/2020. Please email customerservice@teabulkorder.com if you have any questions regarding this process.

Note on CARES ESSER Funds

The state has implemented a local matching requirement to this program in that the LEA must pay for an applicable percentage of the total costs of the program. This requires other fund sources available to the LEA to be used to pay for the remaining percentage of the program. This is not an in-kind match.

The LEA may use its CARES Act ESSER Grant allocation, TIMA, and other local sources to be approved later by TEA, in addition to other state and local funding to pay the LEA portion of this program and therefore split the total cost of the connectivity equipment between this program and its ESSER Grant.

LEA local documentation must be maintained to document 1) the percentage paid from the ESSER Grant, 2) inventory records and other appropriate safeguards to protect the equipment are in place, and 3) appropriate internal controls are being implemented.

¹ In the event all \$200M of state funds is expended the local CRF match will be awarded on a first come first serve basis.

City Council
City of Fairfield, Texas
Agenda Action Form

AGENDA DATE:	October 13, 2020	AGENDA ITEM	FEDC Budget Adjustments
AGENDA SUBJECT:	Discussion and possible action on approval of budget adjustments for the Fairfield Economic Development Corporation's 2019-20 Budget		
PREPARED BY:	Nate Smith	Date Submitted:	October 7, 2020
EXHIBITS:	Budget Adjustments		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			
SUMMARY:			
In September, the Fairfield Economic Development Corporation Board approved the attached list of budget amendments to its 2019-20 Budget.			
RECOMMENDED ACTION:			
Recommend approval			

FEDC FY 2020 Budget Amendment List
September 2, 2020

Account code	Description	Budget Amount	Amend Amount To	
8511	Associations And Dues	1,100.00	1,120.00	**1
8513	City Services	620.00	794.00	**2
8519	Training	2,000.00	3,400.00	**3
8527	Data Services	11,100.00	11,450.00	**4
8102	Computer Software	500.00	725.00	**5
8514	Legal Services (Ind. Park)	0.00	350.00	**6
8524	Debt Service Interest	51,058.00	56,058.00	**7
9210	Other Equipment	4,000.00	6,000.00	**8
	Project Emulsion		610.00	**9
	Project Fred's		250.00	**10
	Project Diesel Performance	0.00	15,000.00	**11
	Project Lott	0.00	111,000.00	**12
**1	increase due to increase in dues			
**2	increase due to change in rates for City Services			
**3	increase due to webinar training program			
**4	increase due to additional program added			
**5	increase due to update of Quickbooks program			
**6	to cover cost of services for Nextlink lease agreement			
**7	to correct error in original budget			
**8	replaced 2 computers and updated server due to Windows 7 software replacement			
**9	to fund Project Emulsion			
**10	to fund Project Fred's legal costs in FY2020			
**11	to fund Project Diesel Performance			
**12	to fund Project Lott			

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	FEDC Budget
AGENDA SUBJECT:	Discussion and possible action on the 2020-2021 Budget for the Fairfield Economic Development Corporation		
PREPARED BY:	Nate Smith	Date Submitted:	October 7, 2020
EXHIBITS:	FEDC Budget for 2020-2021		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			

SUMMARY:
In August, the Fairfield Economic Development Corporation presented and passed its 2020-21 budget. The budget remains partly unchanged from 2019-2020, except that \$10,000 is budgeted for a new Small Business Grant Program that is still under development.

RECOMMENDED ACTION:
Recommend approval

Fairfield Economic Development Corporation	FY 20 Budget	FY 21 Budget
Carry over of Unrestricted Funds	1,135,582.00	983,943.00
Reserves		
Reserves - Promotions	26,747.00	70,685.00
Reserves Total	26,747.00	70,685.00
Revenues		
9990 Sales Tax Receipts	425,000.00	431,250.00
9991 Chking Acct Int Inc	40.00	40.00
9992 CD Int Income	6,000.00	6,000.00
9993 Other Income	0.00	0.00
9995 ContructionAcct Interest	0.00	0.00
Revenues Total	431,040.00	437,290.00
Anticipated Funds Available	1,593,369.00	1,491,918.00
Expenses		
Personnel		
8880 Salary & Benefits	148,050.00	147,029.00
8883 Car Allowance	3,600.00	3,600.00
8885 Employee Incentive	10,765.00	10,765.00
Personnel Total	162,415.00	161,394.00
Operations		
8501 Public Employee Bond	326.00	326.00
8504 Website	1,400.00	1,400.00
8506 Travel	2,000.00	1,000.00
8507 Publications	300.00	100.00
8511 Associations & Dues	1,120.00	1,200.00
8512 Electric Utility	1,600.00	1,600.00
8513 City Services	794.00	794.00
8514 Professional Services	10,000.00	10,000.00
8516 Maintenance & Repairs	1,000.00	1,000.00
8519 Training	3,400.00	3,500.00
8520 Advertising	1,200.00	1,200.00
8523 Recognition	200.00	200.00
8526 Computer Tech	2,000.00	2,000.00
8527 Data Services	11,450.00	11,100.00
8528 Telecommunications	4,600.00	1,200.00
8535 Meeting Expense	2,500.00	2,000.00
8100 Paper/Printer Supplies	1,600.00	1,600.00
8101 Office Supplies	600.00	600.00
8103 Misc Supplies	700.00	700.00
8115 Postage	100.00	100.00

8102 Computer Software	725.00	800.00
Operations Total	47,615.00	42,420.00

Fairfield Economic Development	FY 20 Budget	FY 21 Budget
Industrial Park		
8536 Building and Structures	19,000.00	17,000.00
8537 Maintenance	10,000.00	12,000.00
8514 Legal Services	350.00	0.00
8521 FIP South Infrastructure	714,467.00	616,399.00
8524 Debt Service Interest	56,058.00	52,770.00
Industrial Park Total	799,875.00	698,169.00
Long Term Liabilities		
NP Debt Service Principal	78,216.00	81,505.00
Liabilities Total	78,216.00	81,505.00
Capital Purchase		
9201 Furniture & Fixtures	1,000.00	1,000.00
9210 Other Equipment	6,000.00	4,000.00
Capital Purchase Total	7,000.00	5,000.00
Promotions		
8517 Promotions	37,500.00	38,125.00
8520 Advertising	5,000.00	5,000.00
Promotions Total	42,500.00	43,125.00
Business Retention		
8111 NCCTC Fairfield Scholarships	10,000.00	0.00
8115 Business Retention	5,000.00	10,000.00
Business Retention Total	15,000.00	10,000.00
Projects - Capital Expenditures		
Project Fred's	250.00	200,000.00
Project Lott	111,000.00	0.00
Project Emulsion	610.00	0.00
Project Diesel Performance	15,000.00	
Small Business Grants	0.00	10,000.00
Future Projects	423,520.00	169,620.00
Projects Total	550,380.00	379,620.00
Reserves Promotions	26,747.00	70,685.00
Expenses Total	1,729,748.00	1,491,918.00

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 7, 2020	AGENDA ITEM	FEDC Work Plan for 2020-21 Fiscal Year
AGENDA SUBJECT:	Discussion and possible action on the 2020-21 Work Plan for the Fairfield Economic Development Corporation		
PREPARED BY:	Nate Smith	Date Submitted:	October 7, 2020
EXHIBITS:	2020-21 Work Plan		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			
SUMMARY: In September, the Fairfield Economic Development Corporation adopted its work plan for the 2020-21 Fiscal Year. A major change to the work plan is the addition of support for Type B projects, including retail development.			
RECOMMENDED ACTION: Recommend approval			



Strategic Work Plan FY 2021

David Fowler
President
dfowler@fairfieldtx.com
903-389-7059
903-388-2063

Grace Wathen
Administrative Assistant
gwathen@fairfieldtx.com
903-389-7059

About Fairfield EDC

We Are Here To Serve You!

The Fairfield Economic Development Corporation (FEDC), is a non-profit, Type A, economic development corporation whose mission is to promote, assist and enhance economic development opportunities in Fairfield, Texas. Our company is funded by a 1/2 of 1 percent sales and use tax collected in the City of Fairfield.

Our Economic Strategy is to focus on Primary Jobs!

FEDC's primary focus is on employers that sell a majority of their products and services to markets outside our regional economy. An economic growth factor is realized by the City of Fairfield's retail and services sectors as a result of primary business expansion and the in-bound revenue it generates.

We Are Here To Expand You!

FEDC works with local companies on an ongoing basis to assist and encourage expansion in the City of Fairfield in various ways, including but not limited to incentives for Job Retention, Job Creation, Workforce and Technical Training and Capital Infrastructure Improvements.

Board of Directors

Jason Hullum *Chairman*

Senior VP, Community National Bank
5 Years of Service

Justin Turner *Vice-Chairman*

Retired, Walmart Distribution
4 Years of Service

Andy Awalt *Secretary/Treasurer*

VP, Freestone County Title
8 Years of Service

Warren Davis

Retired, Oil & Gas Industry
2 Year of Service

Don McLeod

Owner, McLeod Construction
3 Years of Service

Mary Small

Owner, Accessories, Etc.
5 Years of Service

Danny Wren

Branch Manager, Texas Farm Credit
3 Years of Service



Economic Development Annual Strategic Work Plan FY 2021

Goal #1: Attraction and Recruitment - Recruit and secure business and industry that are a good fit for Fairfield, Texas

1. Develop marketing materials that respond to the needs of site selectors, real estate brokers, developers and targeted business prospects
2. Maintain and update a FEDC website that will provide accurate and current information
3. Maintain and increase social media strategies to target site selectors, real estate brokers, developers and targeted business prospects
4. Respond to all RFP's and RFI's that have made a request to FEDC or the City of Fairfield
5. Contract with third-party consulting firms that specialize in economic development business attraction and marketing
6. Participate in selected trade missions, tradeshow and industry events to attract targeted industry and Foreign Direct Investment
7. Participate in selected conferences and forums to engage and build relationships with site selectors, real estate brokers and commercial developers to promote the City of Fairfield as a viable location for business expansion and relocation
8. Identify target industries that have the highest probability of success while capitalizing on the regions strength

How will Goal #1 be measured?

- ⇒ Did we develop marketing materials and how have we made those available?
- ⇒ Did we maintain and update the FEDC website?
- ⇒ Did we increase social media strategies?
- ⇒ Did we respond to RFP's and RFI's?
- ⇒ Did we contract with third-party consulting firms?
- ⇒ Did we participate in industry events?
- ⇒ Did we participate in selected conferences and forums?
- ⇒ Did we identify target industries?

Goal #2: Business Retention and Expansion (BRE) - to continually engage and assist Fairfield businesses

1. Partner with the HOT Workforce Solutions, Fairfield ISD, Navarro College, TSTC, Fairfield Chamber of Commerce and local industries in roundtable discussions to insure training and education needs of industry are being met
2. Partner with Fairfield ISD in research and discussions of Career and Technical programs for high school students
3. Partner with HOT Workforce Solutions and the Chamber of Commerce and host a Job Fair
4. Conduct BRE onsite visits with businesses in Fairfield and follow up with any issue raised during those visits
5. Partner with the Navarro College SBDC and assist their clients with expansion and relocation plans
6. Educate local qualifying businesses about state and local incentives available for expansion or relocation in Fairfield, TX
7. Provide \$10,000 and develop a policy for a small business sign and beautification matching grant program for qualifying business.

How will Goal #2 be measured?

- ⇒ Did we partner with stakeholders and discuss and evaluate training and education needs?
- ⇒ Did we partner with Fairfield ISD and discuss technical programs?
- ⇒ Did we partner with HOT Workforce Solutions and the Chamber to host a Job Fair?
- ⇒ Did we conduct BRE on site visits?
- ⇒ Did we partner with Navarro SBDC and assist their clients?
- ⇒ Did we educate local business about expansion or relocation opportunities?
- ⇒ Did we provide \$10,000 and develop a grant program?

Goal #3: Fairfield Industrial Park South Marketing

1. Market the FIP South property as Shovel Ready to site selectors, developers, real estate brokers and prospective businesses
2. Discuss the availability of property in FIP South with existing businesses during BRE visits
3. Repair Old Mexia Rd and FCR 946 to a standard that will accommodate increased truck traffic to the industrial park
4. Apply for an EDA Grant for financial support to reconstruct the Old Mexia Rd and FCR 946 to accommodate increased truck traffic

How will Goal #3 be measured?

- ⇒ Did we market FIP South?
- ⇒ Did we discuss FIP South availability on BRE visits?
- ⇒ Did we repair Old Mexia Rd and FCR 946?
- ⇒ Did we apply for an EDA Grant

Goal #4: Retail Development—Assist the City of Fairfield with retail development consistent with Type A and B guidelines

1. Identify potential real estate that has the potential to attract retail development
2. Discuss development options with property owners and developers
3. Identify and discuss with property owners and the City of Fairfield needed infrastructure necessary for retail development
4. Partner with the City of Fairfield and develop retail incentive guidelines for existing and new business
5. Meet with retail attraction consultants to determine if Fairfield could benefit from such service

How will Goal #4 be measured?

- ⇒ Did we identify potential real estate and what is the location?
- ⇒ Did we meet with owners and developers and discuss terms, plans and options?
- ⇒ Did we determine what infrastructure is needed and how it would be constructed?
- ⇒ Did we develop retail incentive guidelines?
- ⇒ Did we met with retail attraction consultants and what was their findings?

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	City Reinvestment Zone Ordinance
AGENDA SUBJECT:	1. Hold a public hearing on the designation of a reinvestment zone for tax abatement. 2. Discussion and possible action on Ordinance No. 10-13-2020, designating a reinvestment zone in the City of Fairfield.		
PREPARED BY:	Nate Smith	Date Submitted:	October 8, 2020
EXHIBITS:	Ordinance, Metes and Bounds, map of Fairfield Reinvestment Zone Number 1.		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			
SUMMARY:			
Before any property tax abatement is granted, a reinvestment zone must be declared by ordinance and after a public hearing. The Fairfield Reinvestment Zone Number 1 is described by the property to be occupied by Project Travel.			
RECOMMENDED ACTION:			
1. Hold the public hearing for those speaking for the creation of the zone and for those against the creation of the reinvestment zone. 2. Adopt Ordinance 10-13-2020, designating the reinvestment zone.			

ORDINANCE NO. _____

**AN ORDINANCE OF THE CITY OF FAIRFIELD, TEXAS, DESIGNATING
AN REINVESTMENT ZONE.**

WHEREAS, the City of Fairfield, Texas, finds that the area described in Attachment A to this ordinance satisfies the requirements of Section 312.202 of the Texas Tax Code; and

WHEREAS, the City of Fairfield, Texas, finds that the improvements sought are feasible and practical and would be a benefit to the land to be included in the zone and to the City of Fairfield after the expiration of the agreement; and

WHEREAS, the City Council of the City of Fairfield deems it to be in the public interest to create a reinvestment zone covering the area designated in Attachment A.;

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF
THE CITY OF FAIRFIELD, TEXAS:**

I.

That there is hereby established a reinvestment zone as provided by Sections 312.201, et seq., of the Texas Tax Code, covering the property described in Attachment A.

II.

The area described in Attachment A substantially arrests or impairs the sound growth of the City of Fairfield, retards the provision of housing accommodations, or constitutes an economic or social liability and is a menace to the public health, safety, morals, or welfare in its present condition and use because of the presence of the predominance of defective or inadequate sidewalks or streets, faulty size, adequacy, accessibility, or usefulness of lots; unsanitary or unsafe conditions; the deterioration of site or other improvements; or a combination of these factors; is predominantly open and, because of obsolete platting, deterioration of structures or site improvements, or other factors, substantially impairs or arrests the sound growth of the municipality; or is reasonably likely as a result of the designation to contribute to the retention or expansion of primary employment or to attract major investment in the zone that would be a benefit to the property and that would contribute to the economic development of the municipality.

III.

That the Reinvestment Zone designation shall expire five years from the effective date, but may be renewed for additional periods not to exceed five years..

IV.

If for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgment of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of the ordinance, for it is the definite intent of this City Council that every section, paragraph, subdivision, clause, phrase, words or provisions hereof be given full force and effect for its purpose.

V.

This Ordinance shall become effective on and after the adoption and publication as required by law.

PASSED, APPROVED AND ADOPTED this ____ day of October, 2020.

CITY OF FAIRFIELD, TEXAS

Kenneth Hughes, Mayor

ATTEST:

Misty Richardson, City Secretary

EXHIBIT "A"



KNIFFIN SURVEYORS

REGISTERED PROFESSIONAL SURVEYORS

OFF: 903.593.1014
P.O. BOX 685
TYLER, TEXAS 75710

SURVEYING FIRM NO. 100581-00
ENGINEERING FIRM NO. F-10785

FAX: 903.593.1019
121 S. BROADWAY #851
TYLER, TEXAS 75702

September 7, 2017

**FIELD NOTES FOR 3.996 ACRES
I.H. REED SURVEY, ABSTRACT NO. 23
FREESTONE COUNTY, TEXAS**

All that certain tract or parcel of land, being 3.996 acres situated in the I.H. Reed Survey, Abstract No. 23, Freestone County, Texas, being part of that certain called 16.422 acre tract described in a deed from Flowers Baking Company of Tyler, Inc. to Gilbert A. Daniel recorded in Volume 1119, Page 492 and all of that certain called 2.000 acre tract described in a deed from Monte Cole and wife, Janice Cole to Gilbert A. Daniel recorded in Volume 1273, Page 778 of the Deed Records of Freestone County, Texas. Said 3.996 acres being more completely described as follows, to-wit:

Bearings are based on the monumented north line of the called 3.692 acre tract recorded in Volume 1205, Page 369.

BEGINNING at a 5/8" iron rod (found) for the southwest corner of the herein described tract, same being the northwest corner of a certain called 3.692 acre tract described in a deed to Paul and Glenna Sue Dubose recorded in Volume 1205, Page 369, being in the east right-of-way of Interstate Highway 45;

THENCE North 02 degrees 00 minutes 18 seconds East, with said east right-of-way line, same being the west line of said 16.422 acre tract, a distance of 126.37 feet to a 1/2" iron rod (set) for the southwest corner of said 2.000 acre tract, being an angle break in the west line of the herein described tract;

THENCE North 02 degrees 39 minutes 37 seconds East, with said right-of-way line, same being the west line of the Daniel 2.000 acre tract, a distance of 227.58 feet to a 1/2" iron rod (set) for the most westerly northwest corner of the herein described tract, being at the intersection of the east right-of-way line of Interstate Highway 45 and the south right-of-way line of F.M. No. 27;

THENCE North 73 degrees 31 minutes 36 seconds East, with said south right-of-way, a distance of 94.80 feet to a 1/2" iron rod (set) for an angle break in the north line of the herein described tract;

EXHIBIT "A"

Field Notes for 3.996 Acres
I.H. Reed Survey, Abstract No. 23
Freestone County, Texas

THENCE South 76 degrees 26 minutes 12 seconds East, with said south right-of-way line, being the north line of said 2.000 acre tract, a distance of 298.07 feet to a 5/8" iron rod (found) for the northeast corner of said 2.000 acre tract, being an angle break in the north line of the herein described tract;

THENCE South 76 degrees 56 minutes 44 seconds East, with said south right-of-way line, a distance of 128.88 feet to a 5/8" iron rod (found) for the northeast corner of the herein described tract, same being the northwest corner of a certain called 29.09 acre tract described in a deed to Burnett & Sons, Inc. recorded in Volume 1548, Page 527;

THENCE South 00 degrees 08 minutes 52 seconds West, with the most northerly west line of said Burnett tract, same being the east line of the herein described tract, a distance of 284.16 feet to a 5/8" iron rod (found) for the southeast corner of the herein described tract, same being the northeast corner of said Dubose 3.692 acre tract;

THENCE North 89 degrees 42 minutes 24 seconds West, with the north line of said 3.692 acre tract, a distance of 520.47 feet to the **POINT OF BEGINNING**, containing 3.996 acres of land more or less.

I, Cruse B. Sudduth, Registered Professional Land Surveyor No. 5308, do hereby certify that the above Field Notes were prepared from an actual survey made on the ground during the month of September (2017).

GIVEN UNDER MY HAND AND SEAL, this the 7th day of September, 2017.


REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5308

FILE: 17-170

EXHIBIT "A"

STATE OF TEXAS
COUNTY OF FREESTONE

Being 2.22 acres of land located in the I. H. Reed Survey, Abstract No. 23, Freestone County, Texas, being all of that certain 2.22 acre tract of land conveyed to Burnett & Sons, Inc by deed as recorded in Volume 1624, Page 210, Deed Records, Freestone County, Texas, and being more particularly described by metes and bounds as follows:

COMMENCING at an 1/2" iron rod set for corner, said point being in the east line of Interstate Highway 45 (a variable width right-of-way), same point being south line of F.M. No. 27 (W. Commerce Street) (a variable width right-of-way) said point being the northwest corner of said 18.048 acre tract of land being described, same point being the northwest corner of that certain 3.996 acre tract of land conveyed to Fairfield Land Management, LLC by deed as recorded in Volume 1726, Page 22, Deed Records, Freestone County, Texas;

THENCE North 73 degrees 24 minutes 39 seconds West, departing the east line of said Interstate Highway 45 and along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 3.996 acre Fairfield Land Management, LLC tract, a distance of 94.80 feet to a 1/2 inch iron set found for corner;

THENCE South 76 degrees 33 minutes 09 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 3.996 acre Fairfield Land Management, LLC tract, a distance of 298.07 feet to a 1/2 inch iron found for corner;

THENCE South 77 degrees 03 minutes 41 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 3.996 acre Fairfield Land Management, LLC tract, a distance of 128.88 feet to a 1/2 inch iron found for corner, said point being the northeast corner of said 3.996 acre Fairfield Land Management, LLC tract, same point being the northwest corner of that certain 29.09 acre tract of land conveyed to Burnett & Sons, Inc. by deed as recorded in Volume 1548, Page 527, Deed Records, Freestone County, Texas;

THENCE South 77 degrees 06 minutes 54 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 29.09 acre Burnett & Sons Inc. tract, a distance of 128.98 feet to a 1/2 inch iron set for corner, said point being the northeast corner of said 29.09 acre Burnett & Sons Inc. tract, same being the northwest corner of said 2.22 acre Burnett & Sons Inc. tract, said point also being the POINT of BEGINNING;

THENCE South 77 degrees 06 minutes 54 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 2.22 acre Burnett & Sons Inc. tract, a distance of 266.10 feet to a 3/8 inch iron found for corner, said point being the northeast corner of said 2.22 acre Burnett & Sons Inc. tract, same point being the northwest corner of that certain tract of land conveyed to Neal and Company, Inc. by deed as recorded in Volume 1326, Page 479, Deed Records, Freestone County, Texas;

THENCE South 02 degrees 16 minutes 28 seconds West, departing the south line of said F.M. No. 27 (W. Commerce Street) and along the common line of said Neal & Company, Inc. tract, and said 2.22 acre Burnett & Sons, Inc. tract, a distance of 339.99 feet to a 1/2 inch iron set for corner, said point being the southeast corner of said 2.22 acre Burnett & Sons, Inc. tract, same point being an el corner of said 29.09 acre Burnett & Sons, Inc. tract;

THENCE South 88 degrees 09 minutes 23 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said 2.22 acre Burnett & Sons, Inc. tract, a distance of 259.21 to a 1/2 inch iron rod set for corner, said point being the southwest corner of said 2.22 acre Burnett & Sons, Inc. tract;

THENCE North 01 degrees 56 minutes 31 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said 2.22 acre Burnett & Sons, Inc. tract, a distance of 407.64 feet to the POINT OF BEGINNING, and containing 96,493 square feet or 2.22 acres of computed land.

EXHIBIT "A"

STATE OF TEXAS
COUNTY OF FREESTONE

Being 11.84 acres of land located in the I. H. Reed Survey, Abstract No. 23, Freestone County, Texas, being a portion of that certain 29.09 acre tract of land conveyed to Burnett & Sons, Inc. by deed as recorded in Volume 1548, Page 527, Deed Records, Freestone County, Texas and being more particularly described by metes and bounds as follows:

COMMENCING at an 1/2" iron rod set for corner, said point being in the east line of Interstate Highway 45 (a variable width right-of-way), same point being south line of F.M. No. 27 (W. Commerce Street) (a variable width right-of-way), said point being the northwest corner of of that certain 3.996 acre tract of land conveyed to Fairfield Land Management, LLC, by deed as recorded in Volume 1726, Page 22, Deed Records, Freestone County, Texas:

THENCE North 73 degrees 24 minutes 39 seconds West, departing the east line of said Interstate Highway 45 and along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said Fairfield Land Management, LLC tract, a distance of 94.80 feet to a 1/2 inch iron rod found for corner.

THENCE South 76 degrees 33 minutes 09 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said Fairfield Land Management, LLC tract, a distance of 298.07 feet to a 1/2 inch iron found for corner.

THENCE South 77 degrees 03 minutes 41 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said Fairfield Land Management, LLC tract, a distance of 128.88 feet to a 1/2 inch iron found for corner, said point being the northwest corner of said 29.09 acre Burnett & Sons, Inc. tract, same point being the northwest corner of said 11.84 acre tract of land being described, said point also being the POINT OF BEGINNING.

THENCE South 77 degrees 06 minutes 54 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 29.09 acre Burnett & Sons, Inc. tract, a distance of 128.98 feet to a 1/2 inch iron set for corner, said point being the northeast corner of said 29.09 acre Burnett & Sons, Inc. tract, same point being the northwest corner of that certain 2.22 acre tract of land conveyed to Burnett & Sons, Inc. by deed as recorded in Volume 1624, Page 210, Deed Records, Freestone County, Texas:

THENCE South 01 degrees 56 minutes 31 seconds East, departing the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 29.09 acre Burnett & Sons, Inc. tract and along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said 2.22 acre Burnett & Sons, Inc. tract, a distance of 407.84 feet to a 1/2 inch iron set for corner, said point being the southwest corner of said 2.22 acre Burnett & Sons, Inc. tract, same point being an of corner of said 11.84 acre tract of land being described,

THENCE North 88 degrees 09 minutes 23 seconds East, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said 2.22 acre Burnett & Sons, Inc. tract, a distance of 259.21 feet to a 1/2 inch iron set for corner, said point being in the west line of that certain tract of land conveyed to Neal and Company, Inc. by deed as recorded in Volume 1326, Page 479, Deed Records, Freestone County, Texas,

THENCE South 02 degrees 16 minutes 28 seconds East, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Neal and Company, Inc. tract, a distance of 297.25 feet to 3/8 inch iron found for corner, said point being the southwest corner of said Neal and Company, Inc. tract, same point being the northwest corner of that certain tract of land conveyed to Larry Parker by deed as recorded in Volume 1680, Page 167, Deed Records, Freestone County, Texas:

THENCE South 02 degrees 07 minutes 09 seconds East, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Larry Parker tract, a distance of 188.73 feet to a 1/2 inch iron set for corner, said point being the northeast corner of that certain tract of land conveyed to the City of Fairfield by deed as recorded in Volume 745, Page 892, Deed Records, Freestone County, Texas:

THENCE South 88 degrees 44 minutes 39 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and City of Fairfield tract, a distance of 30.04 feet to a 1/2 inch iron rod set for corner, said point being the northwest corner of said City of Fairfield tract:

THENCE South 01 degrees 27 minutes 53 seconds East, continuing along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said City of Fairfield tract, a distance of 30.07 feet to a 1/2 inch iron rod set for corner, said point being the southwest corner of said City of Fairfield tract;

THENCE North 88 degrees 29 minutes 10 seconds East, continuing along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said City of Fairfield tract, a distance of 30.39 feet to a 1/2 inch iron rod set for corner, said point being the southeast corner of said City of Fairfield tract, same point being in the west line of said Larry Parker tract,

THENCE South 02 degrees 03 minutes 13 seconds East, continuing along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Larry Parker tract, a distance of 15.55 feet to a 1/2 inch iron rod set for corner, said point being the southwest corner of said Larry Parker tract,

THENCE North 88 degrees 18 minutes 17 seconds East, continuing along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Larry Parker tract, a distance of 600.79 feet to a 1/2 inch iron rod found for corner, said point being the southeast corner of said Larry Parker tract, same point being in the west line of Wilford Street (a variable width right-of-way):

THENCE South 02 degrees 15 minutes 40 seconds East, continuing along the west line of said Wilford Street, a distance of 113.34 feet to a 1/2 inch iron rod set for corner, said point being the northeast corner of that certain tract of land conveyed to City of Fairfield, Independent Account Receivables, by deed as recorded in Volume 1638, Page 785, Deed Records, Freestone County, Texas:

THENCE South 85 degrees 53 minutes 24 seconds West, departing the west line of said Wilford Street and along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said City of Fairfield tract, a distance of 430.18 feet to a 1/2 inch iron rod found for corner, said point being the northwest corner of said City of Fairfield tract,

THENCE South 00 degrees 13 minutes 28 seconds East, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said City of Fairfield tract, a distance of 264.39 feet to a to a 1/2 inch iron rod set for corner, said point being the north line of that certain tract of land conveyed to Kozad and Glenhills Ranch, LTD, by deed as recorded in Volume 1236, Page 505, Deed Records, Freestone County, Texas:

THENCE South 77 degrees 57 minutes 58 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Kozad and Glenhills Ranch, LTD tract, a distance of 430.06 feet to a 1/2 inch iron rod found for corner, said point being the southwest corner of said 29.09 acre Burnett & Sons, Inc. tract,

THENCE North 11 degrees 41 minutes 31 seconds West, departing the north line of said Kozad and Glenhills Ranch, LTD tract and through the interior of said 29.09 acre Burnett & Sons, Inc. tract, a distance of 867.28 feet to a 1/2 inch iron rod found for corner, said point being the southeast corner of that certain tract of land conveyed to Paul Dubose and Glenna Sue Dubose by deed as recorded in Volume 1205, Page 369, Deed Records, Freestone County, Texas,

THENCE North 00 degrees 01 minutes 55 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Dubose tract, a distance of 305.82 to a 5/8 inch iron rod found for corner, said point being the northeast corner of said Dubose tract, same point being the southeast corner of said 3.996 acre Fairfield Land Management, LLC tract:

THENCE North 00 degrees 01 minutes 55 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said 3.996 acre Fairfield Land Management, LLC tract, a distance of 284.16 feet to the POINT OF BEGINNING, and containing 515,598 square feet or 11.84 acres of computed land.

EXHIBIT "A"

Metes & Bounds Description to 0.946 Acre I.H. Reed Survey, A-23 Freestone County, Texas

BEING 0.946 acre, more or less, situated in the I.H. Reed Survey, A-23, Freestone County, Texas, and being part of that certain called 3.688 acre tract described in a deed from Paul and Glenna Sue Dubose to Burnett and Sons, INC., dated September 11, 2020, and recorded in Document No. 2002894, Deed Records, Freestone County, Texas. Said tract to be more particularly described by metes and bounds as follows:

BEGINNING at a ½" iron rod found at a pipe fence corner for the northeast corner of the referenced tract, being the southeast corner of a called 3.996 acre tract described in Volume 1726, Page 22, and being in a western line of the residue of a called 29.09 acre tract described in Volume 1548, Page 527;

THENCE SOUTH 00° 01' 29" WEST 305.65 feet, with the common line of the referenced tract and said 29.09 acre tract, to a ½" iron rod found at a pipe fence corner;

THENCE NORTH 89° 53' 50" WEST 131.96 feet, with the common line of the referenced tract and said 29.09 acre tract, to a ½" iron rod (set with cap marked "C-TEX"). From said point, a found ½" iron rod bears North 89° 53' 50" West 389.35 feet;

THENCE NORTH 01° 02' 42" WEST 305.87 feet, across the referenced tract, to a capped ½" iron rod set in the common line of the referenced tract and the above mentioned 3.996 acre tract. From said point, a ½" iron rod found at a pipe fence corner bears North 89° 49' 52" West 382.78 feet;

THENCE SOUTH 89° 49' 52" EAST 137.67 feet, with the common line of the referenced tract and said 3.996 acre tract, back to the place of beginning and containing 0.946 acre, more or less, as shown on the accompanying survey plat of even date herewith.

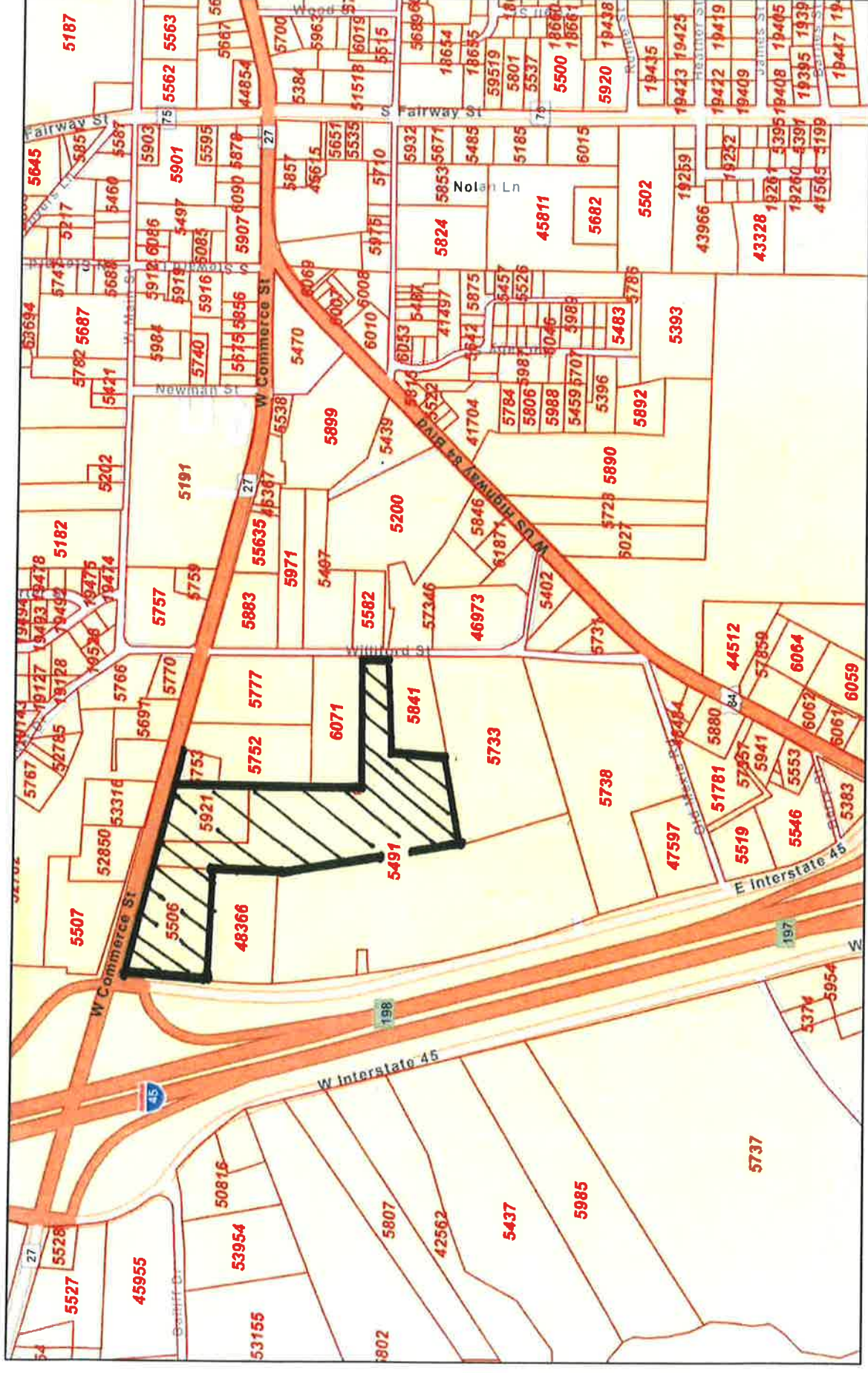
Bearings, distances, and acreage are based on the Texas State Plane Coordinate System NAD83, Texas Central Zone 4203, as derived by GPS observations.



Matt Franks, R.P.L.S. 6263
C-Tex Surveying & Mapping
Firm No: 10193825
September 24, 2020
File: H:2020/20036/20036 fn



FAIRFIELD REINVESTMENT ZONE NUMBER 1

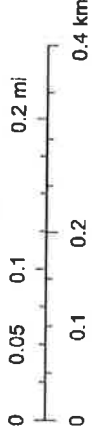


8/7/2020, 9:16:32 AM

- Parcels
Abstracts

EXHIBIT "A"

1:9,028




Sources: Esri, HERE, Garmin, FAO, NOAA, USGS, © OpenStreetMap

Freestone County Appraisal District, BIS Consulting - www.bisconsulting.com

Disclaimer: This product is for informational purposes only and has not been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of boundaries.

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	Burnett Subdivision Plat Approval
AGENDA SUBJECT:	Discussion and possible action on final plat of the Burnett Subdivision, Freestone County, Texas		
PREPARED BY:	Nate Smith	Date Submitted:	October 7, 2020
EXHIBITS:	Submitted plat		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			
SUMMARY: This plat will create more tracts on the land that will use a common driveway, hence the need for platting.			
RECOMMENDED ACTION: Recommend approval			



• NOTICE—SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF CITY ORDINANCE AND STATE LAW AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND BUILDING PERMITS.

I.H. REED SURVEY
ABSTRACT 23



STATE OF TEXAS
COUNTY OF DALLAS
VOLUME 241, PAGE 591

FRANK BANKS, ET UX
CALLED 7.555 ACRES
VOLUME 1557, PAGE 298

LOT 1
0.843 OF AN ACRE

CHRIS DALVEY
DANNY BURNETT AND MATTIE BURNETT
CALLED 0.79 OF AN ACRE
VOLUME 1753, PAGE 180
DATED: MARCH 31, 2012

FRANK BANKS, AND JEWEL BANKS
TO DANNY BURNETT
CALLED 0.54 OF AN ACRE
VOLUME 1753, PAGE 180
DATED: JANUARY 23, 2015

FRANK BANKS, AND JEWEL BANKS
TO DANNY BURNETT
CALLED 2.89 OF AN ACRE
VOLUME 1753, PAGE 180
DATED: JANUARY 23, 2015

WHEREAS, I, DANNY AND MATTIE BURNETT, DO HEREBY CERTIFY THAT I, AM THE OWNER OF THE TRACTS OF LAND SHOWN HEREON AND DO ACCEPT THIS AS SUCH FOR THE SUBDIVISION INTO LOTS AND BLOCKS AND DO DEDICATE TO THE PUBLIC THE SHOWN EASEMENTS AND RIGHTS OF WAY AND DO CERTIFY IT IS THE PROPERTY OWNERS RESPONSIBILITY TO VERIFY EASEMENTS PRIOR TO CONSTRUCTING ANY IMPROVEMENTS.

DANNY BURNETT

MATTIE BURNETT

GIVEN UNDER MY HAND AND SEAL OF OFFICE,
THIS THE _____ DAY OF _____, 2020.

NOTARY PUBLIC, STATE OF TEXAS

I, ROBERT A. WEDGEWORTH, REGISTERED PROFESSIONAL LAND SURVEYOR NO. 8791, DO HEREBY CERTIFY THAT THE PLAT SHOWN HEREON WAS PREPARED BY ME OR UNDER MY CLOSE PERSONAL SUPERVISION AND I AM AWARE OF THE DIRECTION AND SUPERVISION ON THE GROUND DURING THE MONTH OF SEPTEMBER, 2020.

GIVEN UNDER MY HAND AND SEAL THIS _____ DAY OF _____, 2020.

THIS MAP AND DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED AS EVIDENCE OR RELED UPON AS A FINAL SURVEY DOCUMENT.
ROBERT A. WEDGEWORTH
REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF TEXAS NO. 3751

LINE	BEARING	DISTANCE
L1	N 56°21'44" E	15.14'
L2	N 35°59'27" E	158.10'
L3	S 71°28'55" E	220.20'
L4	S 33°45'18" W	8.75'
L5	S 40°14'24" W	124.32'
L6	S 35°54'05" W	70.67'
L7	N 34°12'26" W	69.63'
L8	S 36°11'15" W	15.28'
L9	N 34°08'42" W	131.73'
L10	S 34°08'42" E	131.73'
L11	N 36°11'15" E	15.28'
L12	S 34°12'26" E	69.63'
L13	S 35°54'05" W	70.67'
L14	S 36°11'15" W	15.28'
L15	S 35°59'27" W	87.13'
L16	N 36°01'03" E	69.25'
L17	N 11°11'31" W	187.20'
L18	S 35°59'28" E	84.94'
L19	N 36°21'46" E	104.22'

LEGEND

BOUNDARY LINE

ADJACENT LINE

APPROX. SURVEY LINE

ROAD



FINAL PLAT
OF SUBDIVISION
THE BURNETT SUBDIVISION
FREESTONE COUNTY, TEXAS
SCALE: 1" = 40'



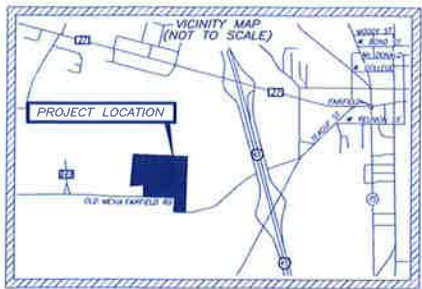
COPYRIGHT 2020
ALL RIGHTS RESERVED
STANGER SURVEYING PLLC
PLEAS, TEXAS
PREPARED BY
STANGER SURVEYING PLLC
1595 E. Grande Blvd.
Pleasanton, Texas 75703
(940) 504-0174

DRAWN BY: J.P. CHECKED BY: R.A.W. TBP/PP: 233/32 JOB NO: 1500411-SUBDIVISION PLAT.DWG

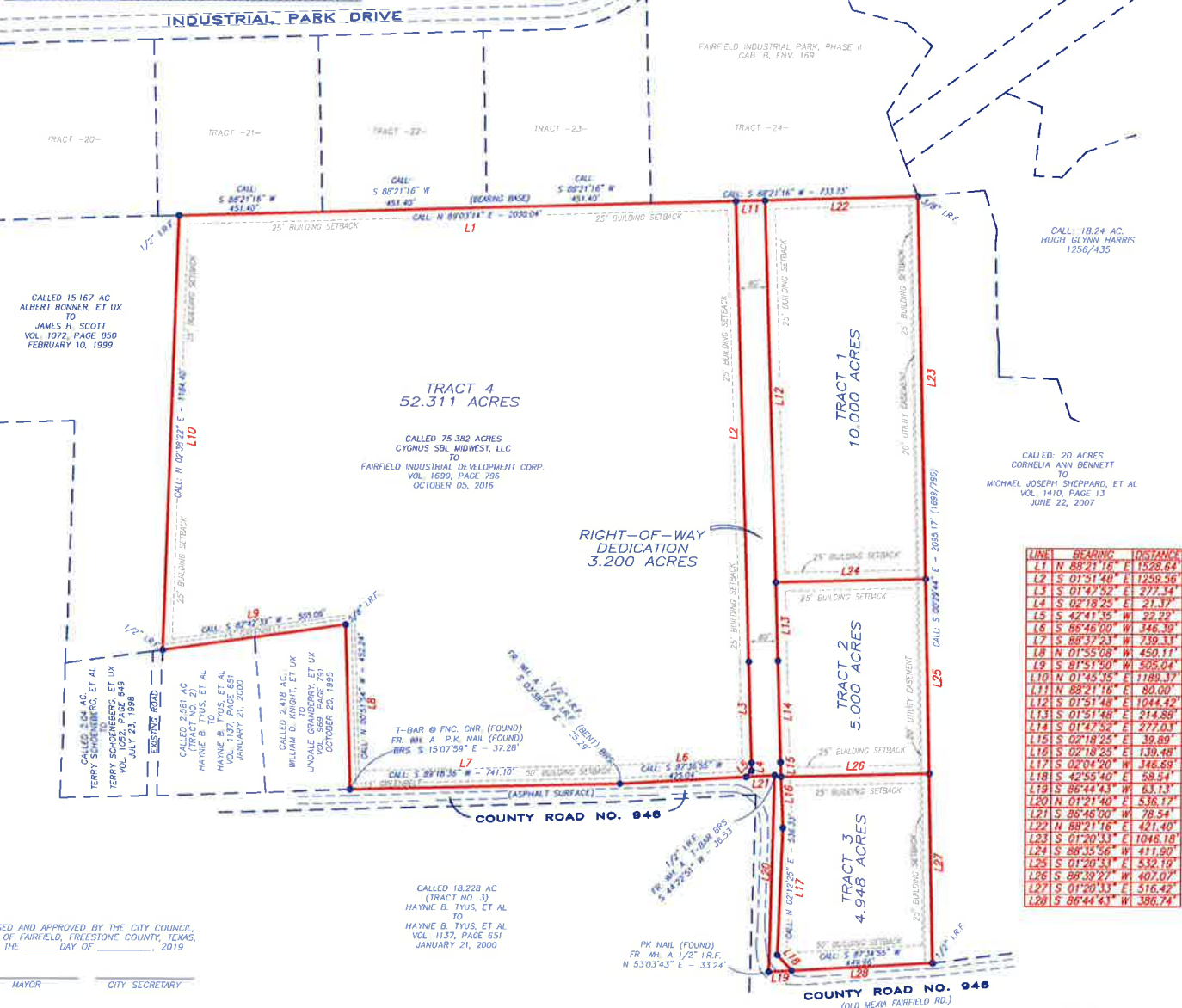
City Council
City of Fairfield, Texas
Agenda Action Form

AGENDA DATE:	October 13, 2020	AGENDA ITEM	Industrial Park South Plat Approval
AGENDA SUBJECT:	Discussion and possible action on final plat for Fairfield Industrial Park South, A Part of the I.H. Reed Survey, A-23, Freestone County, Texas.		
PREPARED BY: 	Nate Smith	Date Submitted:	October 7, 2020
EXHIBITS:	Submitted plat		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			
SUMMARY:			
The plat would dedicate four tracts of land at the Industrial Park			
RECOMMENDED ACTION:			
Recommend approval			

NOTICE—SELLING A PORTION OF THIS ADDITION BY METES AND BOUNDS IS A VIOLATION OF CITY ORDINANCE AND STATE LAW AND IS SUBJECT TO FINES AND WITHHOLDING OF UTILITIES AND BUILDING PERMITS.



I.H. REED SURVEY ABSTRACT-23



LINE	BEARING	DISTANCE
L1	N 88°21'16\"	E 1528.64'
L2	S 01°51'40\"	E 1259.36'
L3	S 01°47'59\"	E 277.14'
L4	S 02°18'25\"	E 21.37'
L5	S 42°41'35\"	E 22.22'
L6	S 86°46'00\"	W 346.39'
L7	S 88°37'23\"	W 739.11'
L8	N 01°55'08\"	W 450.71'
L9	S 81°51'50\"	W 505.02'
L10	N 01°45'35\"	E 1189.17'
L11	N 88°21'16\"	E 80.00'
L12	S 01°51'40\"	E 1044.42'
L13	S 01°51'40\"	E 214.88'
L14	S 01°47'52\"	E 277.03'
L15	S 02°18'25\"	E 39.89'
L16	S 02°18'25\"	E 139.48'
L17	S 02°02'20\"	W 146.69'
L18	S 42°55'40\"	E 58.54'
L19	S 86°44'43\"	W 63.13'
L20	N 01°21'40\"	E 538.17'
L21	S 86°46'00\"	W 78.54'
L22	N 88°21'16\"	E 421.40'
L23	S 01°20'33\"	E 1046.18'
L24	S 88°35'55\"	W 411.90'
L25	S 01°20'33\"	E 532.19'
L26	S 88°39'27\"	W 407.07'
L27	S 01°20'33\"	E 516.42'
L28	S 86°44'43\"	W 386.74'

CORNER LEGEND

I.R.F. = IRON ROD (FOUND)
I.P.F. = IRON PIPE (FOUND)
● = IRON ROD (SET WITH CAP MARKED "STANGER") UNLESS OTHERWISE NOTED

LEGEND

— BOUNDARY LINE
— ADJOINER LINE
— SURVEY LINE (APPROX.)
— ROAD
— BUILDING SETBACK LINE

PLAT OF SURVEY SHOWING FAIRFIELD INDUSTRIAL PARK SOUTH A PART OF THE I.H. REED SURVEY, A-23 FREESTONE COUNTY, TEXAS



COPYRIGHT 2020
ALL RIGHTS RESERVED
STANGER SURVEYING TYLER LLC
TYLER, TEXAS

PREPARED BY
STANGER
SURVEYING TYLER, LLC
1595 E. Grande Blvd.
Tyler, Texas 75703
(903) 534-0174
TIFPLS Firm No.: 10025700

PASSED AND APPROVED BY THE CITY COUNCIL,
CITY OF FREESTONE, TEXAS,
THIS THE ____ DAY OF _____, 2019.

MAYOR CITY SECRETARY

RECORDED IN CABINET _____ ENVELOPE _____
PLAT RECORDS OF FREESTONE COUNTY, TEXAS
DATE RECORDED: _____

CLIENT: FAIRFIELD ECONOMIC DEVELOPMENT CORP.
COUNTY ROAD NO. 948
FAIRFIELD, TEXAS 75840

NOTES:

1) THIS SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE, OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

2) THERE ARE NO VISIBLE OR APPARENT ENCROACHMENTS, PROTRUSIONS OR CONFLICTS, EXCEPT AS SHOWN

3) BEARINGS ARE BASED ON THE SOUTH BOUNDARY LINE OF THE FAIRFIELD INDUSTRIAL PARK, PHASE II AS RECORDED IN CABINET B, ENVELOPE 169, OF THE PLAT RECORDS OF FREESTONE COUNTY, TEXAS


I, ROBERT A. WEDGEWORTH, REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THIS PLAT TO REFLECT AN ACTUAL SURVEY MADE ON THE GROUND UNDER MY SUPERVISION DURING THE MONTH OF AUGUST & SEPTEMBER, 2019, AND AUGUST 2020.

GIVEN UNDER MY HAND & SEAL, THIS THE 27TH DAY OF AUGUST, 2020.

"PRELIMINARY" THIS DOCUMENT SHALL NOT BE RECORDED FOR ANY PURPOSE AND SHALL NOT BE USED OR VIEWED OR RELIED UPON AS A FINAL SURVEY DOCUMENT.

ROBERT A. WEDGEWORTH
REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF TEXAS NO. 5791
TIFPLS FIRM NO. 10025700

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	Abatement Agreement with Zippy J's Brenham Holdings
AGENDA SUBJECT: Discussion and possible action on a resolution of the city of Fairfield, Texas for the approval of an agreement for tax abatement with Zippy J's Brenham Holdings LLC for a commercial-industrial tax abatement relating to the proposed travel center and convenience store project located on 20 acre site near I-45 and W. Commerce Street			
PREPARED BY:	Nate Smith	Date Submitted:	October 8, 2020
EXHIBITS:	Agreement for Tax Abatement		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL:			

SUMMARY:
This abatement agreement is for 10 years at the Project Travel site. If the developer meets all requirements in terms of construction and jobs created, property taxes will be abated according to the following schedule: Year 1 – 100% Year 2 – 100% Year 3 – 100% Year 4 – 100% Year 5 – 100% Year 6 – 80% Year 7 – 60% Year 8 – 40% Year 9 – 20% Year 10 – 10%

RECOMMENDED ACTION:
Recommend approval

CITY OF FAIRFIELD

RESOLUTION NO. _____

A RESOLUTION OF THE CITY OF FAIRFIELD, TEXAS FOR THE APPROVAL OF AN AGREEMENT FOR TAX ABATEMENT WITH ZIPPY J'S BRENHAM HOLDINGS LLC FOR A COMMERCIAL-INDUSTRIAL TAX ABATEMENT RELATING TO THE PROPOSED TRAVEL CENTER AND CONVENIENCE STORE PROJECT LOCATED ON 20 ACRE SITE NEAR I-45 AND W. COMMERCE STREET

WHEREAS, on or about August 11, 2020, the City of Fairfield adopted those certain Tax Abatement Guidelines and Criteria ("Guidelines") pursuant to Section 312.002 of the Texas Tax Code, Property Redevelopment and Tax Abatement Act (the "Act") to permit the City to make tax abatements available in a designated reinvestment area for new facilities and structures as well as expansion or modernization of existing facilities and structures;

WHEREAS, the City has received an application from Zippy J's Brenham Holdings, LLC ("Company") for tax abatements for an economic development project to build and operate a full-service travel plaza and convenience store featuring a Whataburger Restaurant (the "Project") at an approximately 20 acre tract generally located on the southeastern side of the intersection of I-45 and W. Commerce Street, in the I. H. Reed Survey, A-23, City of Fairfield, Texas, and all or a portion of Freestone County Appraisal District Parcel ID Numbers 5506, 5921, 5491 and 4836, which are within the Fairfield Reinvestment Zone Number 1 in the city limits ("Property");

WHEREAS, the City has reviewed the application and staff has determined it is eligible for tax abatements under the Act and the City's Guidelines since the company has committed to investing approximately \$6.45 million to construct the project, which will create approximately 76 new jobs;

WHEREAS, after due consideration, the City Council has determined that it is appropriate to approve an Agreement for Tax Abatement with the Company for a period of 10 years.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FAIRFIELD THAT:

1. The Agreement for Tax Abatement with Zippy J's Brenham Holdings LLC for a commercial-industrial tax abatement for a period of ten (10) years for the travel center project at the Property further described in the recitals is hereby approved.
2. The City Council finds that the terms of the agreement and the property subject to the agreement meet the applicable Tax Abatement Guidelines and Criteria adopted by the City of Fairfield in August 2020;

3. The City Council also finds that the agreement conforms with the Comprehensive Plan and future land use plan set forth in such plan.
4. The City Council hereby determines that the meeting at which this resolution is passed is open to the public to the extent allowed by group gathering limitations during this disaster and that public notice of the time, place, and purpose of said meeting was given as required by law.


RESOLVED this the 13th day of October 2020.

Kenneth D. Hughes, Mayor

ATTEST:

Misty Richardson
City Secretary

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	Abatement Agreement with Zippy J's Brenham Holdings
AGENDA SUBJECT:			
Discussion and possible action on the approval of a tax abatement agreement with Zippy J's Brenham Holdings, LLC, the applicant, within Fairfield Reinvestment Zone Number 1 (which comprises approximately 20 acres in the I. H. Reed Survey, A-23, City of Fairfield, Texas, and all or a portion of Freestone County Appraisal District Parcel ID Numbers 5506, 5921, 5491, and 48366, owned by Fairfield Land Management, LLC; Burnett and Sons, Inc.; and Paul and Glenna Sue Dubose) for the purpose of constructing a TravelCenter of America full-service travel plaza and convenience store, featuring a 24-hour popular food restaurant at an estimated construction cost of \$6,451,930.00. entering into an abatement agreement with Zippy J's Brenham Holdings LLC.			
PREPARED BY:	Nate Smith	Date Submitted:	October 8, 2020
EXHIBITS:	Agreement for Tax Abatement		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			
SUMMARY:			
This abatement agreement is for 10 years at the Project Travel site. If the developer meets all requirements in terms of construction and jobs created, property taxes will be abated according to the following schedule:			
Year 1 – 100%			
Year 2 – 100%			
Year 3 – 100%			
Year 4 – 100%			
Year 5 – 100%			
Year 6 – 80%			
Year 7 – 60%			
Year 8 – 40%			
Year 9 – 20%			
Year 10 – 10%			
RECOMMENDED ACTION:			
Recommend approval			

APPLICATION FOR TAX ABATEMENT

FAIRFIELD, TEXAS

This application, along with a description of the company, description of the project, property description and map must be submitted to the City of Fairfield, City Administrator to be eligible for consideration for tax abatement by the City of Fairfield City Council. The mailing address and location for the Fairfield City Administrator is 425 W. Commerce St., PO Box 1149, Fairfield, Texas 75840.

Company Name Zippy J's Brenham Holdings, LLC

Owner/CEO/President Dr. J T Roberts

Address 602 W First Street, Brenham, TX 77833

Phone 903-983-9315

Email jtroberts@eyecarecenters.org

Contact Person Dr. J T Roberts

Title Manager

Phone 903-983-9315

Email jtroberts@eyecarecenters.org

Taxing Units at Project Site School District Fairfield City Fairfield

Hospital Fairfield Other Freestone County

Primary NAICS Code 447110

NAICS Code Description Gasoline Stations with Convenience Store

Description of Company (Use separate attachment)

Description of Project (Use separate attachment)

Maps & Property Description (Use separate attachment)

Construction Start Date Dec 1, 2020 **End Date** July 1, 2020

1. Appraised Value on January 1st preceding abatement (per FCAD records):

A) Real Property \$1,070,597

B) Personal Property 0

2. Current City ad-valorem taxes at the project location: \$4,974.00

3. Type and value of proposed improvements: (Use separate attachment if needed)

(must not be less than \$ 500,000) Construct new Travel Center of America (TA) with
\$5 Million in buildings and other real estate improvements and \$1,451,930 in furniture,
fixtures, and equipment.

4. Expected economic life of proposed improvements: 30 years

5. Number and type of existing permanent full-time jobs to be retained by the
proposed improvements: Zero - not built yet

6. Number and type of existing permanent part-time jobs to be retained by the
proposed improvements: Zero - Not built yet

7. Amount of current local annual payroll: Zero

8. Number and type of permanent new full-time jobs to be created by the
proposed improvements: 40 at Travel Center

26 at Whataburger

9. Number and type of permanent new part-time jobs to be created by the

proposed improvements: Travel Center hires only full time. Whataburger will hire 10 part-time employees

10. What is the hiring schedule and/or time frame for the new jobs to be created:

Training managers off site ahead of opening. When stores open, jobs will be in place.
Workforce Solutions will assist with staffing

11. Amount of additional local annual payroll after improvements: \$841,301 first year

12. Will the new jobs to be created be filled by persons residing or projected to

reside within the City: (Please explain) Yes, We will hire as many local Fairfield residents as possible. We will also partner with HOT Workforce Solutions for job fairs.

13. What is the amount of local sales taxes to be generated during construction:

Construction related - \$10,000
After construction: \$12,000

14. What costs, if any, will be incurred by the City or other public entities in

the City to provided facilities or services directly resulting from the new

improvements: None, we have only requested abatement.

Submitted by: Dr. J T Roberts

Phone: 903-983-9315 **Email** jtroberts@eyecarecenters.org

Signature: Dr. J T Roberts **Date** 6/8/2020

Zippy J's Brenham Holdings, LLC
Company Information

Zippy J's Brenham Holdings, LLC is a company made up of Dr. J. T. Roberts and Brenham Wholesale Grocery Company. Dr. Roberts has operated under the name of Zippy J's for a number of years and the corporate office is located in Kilgore, Texas.

Zippy J's and Brenham Wholesale Grocery are building another project similar to the Fairfield project in Brenham, Texas. Here is some background information about our stores and our service:

While the traditional name for businesses like ours has been "convenience stores", Zippy J's has always strived to be more than just convenient and traditional. Our business is focused on serving neighbors, empowering passionate workers, and supporting the local community we belong to – which is why we like to refer to Zippy J's as "Community Stores".

Since opening our first community store in Kilgore, Texas in 1986, Zippy J's success has been measured by the smiles we provide and the miles we fuel each and every day. When stopping at our stores, we hope you leave with a full stomach, tank, and spirit to fuel you wherever your day may lead.

In addition to opening more community store locations, we also opened a truck stop in Kilgore in 2008 named the Gateway Travel Plaza. Our Gateway Travel Plazas are the welcome sign to their respective towns and communities, offering spacious truck parking, expanded fuel pumps, delicious food, amusing novelties, and the cleanest restrooms around.

Over the years, the number of stores has grown to 18 Community Stores and 5 Gateway Travel Plazas scattered throughout East Texas, but our commitment to locally owned and operated stores that serve their community is as strong as it was back in 1986.

Whether you are on a road trip or commuting to work, remember Gateway Travel Plazas and Zippy J's Community Stores – **Where Travel Meets Convenience.**

Thank you,

Dr. J. T. Roberts
Zippy J's Brenham Holdings, LLC

Zippy J's Brenham Holdings, LLC

Project Description for Fairfield, Texas

Zippy J's Brenham Holdings, LLC has partnered with TravelCenters of America (TA) as a franchisee to build and operate a TA full-service travel plaza and convenience store featuring a 24-hour Whataburger Restaurant. The facility will be built on 19 plus acres at the intersection of Interstate 45 and FM 27, located in the city limits.

Auto travelers will have 82 parking spaces with a large fuel island. The store will feature a fried pie shop, that has been successful in Nacogdoches and Kilgore, as well as a fresh deli.

Commercial truck travelers will enter in the rear of the facility along FM 27 and will have access to 223 parking spots plus ample diesel fuel opportunities. Zippy J's is considering opening a TA truck shop on the property later.

Zippy J's will purchase the vacant property and construct a facility more than \$6 million with estimated taxable sales of \$5,482,000 per year providing the City of Fairfield, Texas with over \$100,000 in new sales tax to the City.

In addition to the City sales tax, Zippy J's and Whataburger will employ 76 new workers in the City of Fairfield with annual total salaries of \$841,301.

**AGREEMENT FOR TAX ABATEMENT WITH ZIPPY J'S
BRENHAM HOLDINGS, LLC AND THE CITY OF
FAIRFIELD, TEXAS FOR COMMERCIAL-INDUSTRIAL
TAX ABATEMENT**

THE STATE OF TEXAS §
 §
COUNTY OF FREESTONE §

This agreement entered into by and between the CITY OF FAIRFIELD, a Type A general law municipality incorporated under the laws of the State of Texas ("CITY"), acting herein by and through its Mayor, and ZIPPY J'S BRENHAM HOLDINGS, LLC ("OWNER"), acting herein by and through its duly authorized representative.

WITNESSETH:

The City Council of the City of FAIRFIELD, Texas (hereinafter referred to as COUNCIL) by Ordinance No. _____, established Fairfield Reinvestment Zone Number 1 within the City Limits of FAIRFIELD, for Commercial-Industrial Tax Abatement, as authorized by the Texas Property Redevelopment and Tax Abatement Act, Texas Tax Code, Sec. 312, as amended (the "Act").

WHEREAS, for the proper development of such property in compliance with the Tax Abatement Guidelines and Criteria adopted by the City Council of the City of Fairfield on August 11, 2020 (hereafter "Tax Abatement Guidelines"), and to aid in the conduct of the operation thereof, the parties do mutually agree as follows:

1. The property that is the subject of this agreement is an approximate 20-acre tract located on the property described as a portion of I.H. Reed Survey, A-23, City of Fairfield, Texas, and all or a portion of Freestone County Appraisal District Parcel ID Numbers 5506, 5921, 5491, and 4836 inside the city limits of FAIRFIELD, Texas (the entire tract is more fully described and depicted in the map attached in **Exhibit A**, attached hereto and incorporated herein by reference, which property is hereinafter referred to as PREMISES).
2. OWNER and CITY agree that, subject to the terms and conditions contained herein, and the Tax Abatement Guidelines the above described PREMISES shall be entitled to an abatement from taxation as provided for in this Agreement for a period of ten years, and that upon the expiration of such time this agreement shall terminate. Said ten-year period shall begin upon the date referenced in the Certificate of Compliance, which shall be provided by Owner to CITY and accepted by the City once all construction has been completed. The Certificate of Compliance is attached hereto as **Exhibit B**.
3. OWNER agrees that prior to commencement of construction of any improvement, the site plan, interior and exterior design drawings and materials ("PLANS") of an Eligible Facility specified in the Tax Abatement Guidelines identified by the American Industrial

Classification Code, as follows: Transportation and Warehousing (Sector 48-49), Retail Trade (Sector 44-45) and Accommodation and food services (Sector 72) for each improvement shall be submitted to CITY or its designated representative for its approval, which PLANS are incorporated herein for all purposes. A list of the kind, number and location of all proposed improvements is set forth in **Exhibit C**, Application, attached hereto and incorporated into this Agreement for all purposes, CITY's disapproval or approval shall be given in writing to OWNER within 30 days after receipt of the PLANS and acceptance by the City, plus any time necessary in addition to said thirty days within which to hold any public hearing or take other official actions that may be required. OWNER acknowledges that approval of the PLANS is a discretionary action of the CITY in accordance with the criteria set forth in state and local laws, including but not limited to the Tax Abatement Guidelines. If the PLANS are disapproved by CITY and OWNER does not reasonably believe it can construct the improvements pursuant to CITY'S suggested modification, and if CITY and OWNER are unable to reach final agreement upon the PLANS, OWNER may terminate this agreement by giving 15 days written notice to CITY of its election to do so. No material change or revision to PLANS approved and no material addition to or alteration of the improvements shall be commenced unless and until revised PLANS detailing such change, or revision, alteration, or addition shall have been first submitted to and approved by CITY in accordance with the procedures required by the City's current Tax Abatement Guidelines & Policy. Approval by CITY of any PLANS or revised PLANS shall not constitute a waiver or relieve OWNER of any duty of OWNER to comply with City's current Tax Abatement Guidelines & Policy.

4. OWNER agrees to build the improvements in accordance with all applicable laws, ordinances, codes, rules, and requirements of the CITY, Freestone County, the State of Texas and the United States, and any subdivision, agency, or authority thereof, within 12 months of the effective date of this agreement and prior to commencing construction of the improvements, to secure all permits, licenses, and authorizations required in connection therewith.

5. During the period when OWNER is constructing the improvements on PREMISES and during the term of this agreement, OWNER shall keep PREMISES insured with a Builders Risk policy for the full value of the improvements against loss or damage by fire or any other casualty. OWNER shall furnish CITY with certificates of all insurance required by this agreement. In the event PREMISES are damaged by fire or any other casualty, regardless of the extent of such damage or destruction, OWNER shall pursue diligent completion of such damages in order to repair, remodel, or renovate PREMISES as provided for in the PLANS or revised PLANS.

6.

(a) CITY, by approving the PLANS or any revised PLANS, assumes no liability or responsibility thereof or for any defect in any structure constructed from the PLANS or such revised PLANS. The relationship between CITY and OWNER at all times shall not be deemed a partnership or joint venture for purposes of this agreement.

(b) OWNER shall indemnify, hold harmless, and defend CITY, its members, agents, officials, attorneys, and employees, from and against any and all obligations, claims, suits, damages, and liability or alleged liability, on or with respect to PREMISES

and including costs of suit, attorney's fees, and other related costs and expenses of whatever kind or character arising directly or indirectly from the negligence, gross negligence, or intentional tortious act of OWNER or its members, agents, officials, or employees; provided, however, that OWNER shall not be required to indemnify and hold harmless any indemnified party for any such injury or harm caused by the gross negligence or willful misconduct of the indemnified party. The indemnity set forth herein shall specifically include, without limitations, all actions, damages, claims and liabilities for personal injury, death or property damage occurring on, or arising out of or resulting from the use of PREMISES by the OWNER, any sublessee or their representative agents, contractors, employees, licensees, or invitees.

7. At all reasonable times during the construction of PREMISES and upon its completion, CITY and its respective designees may inspect PREMISES in order to assure that all construction, work, workmanship, materials, and installations are in substantial compliance with the approved PLANS or revised PLANS thereof and that the conditions, including but not limited to the specifications and conditions of the agreement, and the applicable building permits and governmental regulations are complied with.

8. OWNER agrees to pay all ad valorem taxes and assessments owed to CITY (and any other applicable Taxing Entity) by it prior to such taxes and assessments becoming delinquent; provided, that OWNER shall have the right to contest in good faith the validity or application of any such tax or assessment and shall not be considered in default hereunder so long as such contest is diligently pursued to completion. In the event OWNER does contest any such tax or assessment, it shall nevertheless promptly pay to CITY, prior to its becoming delinquent, all taxes and assessments which it is not so contesting. If OWNER undertakes any such contest, it shall so notify CITY and keep CITY apprised of the status of such contest. Should OWNER be unsuccessful in any contest, OWNER shall promptly pay the taxes and penalties resulting therefrom.

9. CITY, by and through its governing body, reserves the right to declare this agreement void as to all parties to this agreement and to terminate the benefits of tax abatement as provided for in this agreement, if it finds that the OWNER has failed to abide by the requirements of this agreement or the Tax Abatement Guidelines. In the event OWNER does not diligently, faithfully, and conscientiously pursue the completion of the contemplated construction of PREMISES, fails to maintain PREMISES in the good condition, or fails to abide by the terms and conditions of this agreement, then CITY shall give OWNER written notice of such deficiencies or failures and if OWNER has not complied with the agreement or made efforts to comply with the agreement within 30 days of said written notice (or if efforts cannot be completed within such 30 days but are commenced, pursue such efforts with due diligence to completion), CITY shall have the authority, right, and privilege to terminate said agreement.

10. CITY and OWNER further agree that should the CITY terminate the agreement as provided for in **Section 9** of this agreement, OWNER shall pay to CITY the taxes that would have been paid to CITY had not OWNER'S taxes been reduced under the terms of this agreement, plus interest at the rate provided for delinquent taxes in accordance with Texas Tax Code Section 33.01, and that such payment of taxes and interest shall be due within 30 days of

CITY's termination of this agreement and notification to OWNER of the termination of this agreement and of the amount of taxes and interest then due. The taxes and interest are due and become delinquent and incur penalties and interest as provided by law for ad valorem taxes imposed by CITY if not paid before February 1st of the year following the year in which the termination of this agreement occurs.

11. Upon completion of the construction of PREMISES, OWNER will submit to the CITY the Certificate of Compliance attached hereto as **Exhibit B** stating that all construction of PREMISES have been completed in accordance with PLANS. Upon receipt of this Certificate of Compliance, the CITY shall make a final inspection of PREMISES to insure compliance with this agreement and upon so finding, CITY shall accept such Certificate and authorize the abatement from taxation to commence on January 1 of the year following the year indicated in said certificate (the "Commencement Date").

a. For the ten-year period following the Commencement Date, provided that the OWNER is in compliance with this agreement and has paid all applicable taxes due and payable to the CITY and any other taxing entity, including, but not limited to, the filing of Annual Assessment Reports and other requirements set forth in the Administration provisions of the Tax Abatement Guidelines, CITY shall provide the following abatement with regard to the applicable ad valorem taxes assessed by CITY on the PREMISES and the business personal property located on the PREMISES, which is in excess of the value of the PREMISES and the business personal property located on the PREMISES at the time of this Agreement:

Year 1	100%
Year 2	100%
Year 3	100%
Year 4	100%
Year 5 -	100%
Year 6 -	80%
Year 7 -	60%
Year 8 -	40%
Year 9 -	20%
Year 10 -	10%,

b. Pursuant to Section 312.204 (a) of the Act, this agreement exempting taxable real property or leasehold interests or improvements on tax-exempt real property may provide for the exemption of such taxable interests in each year covered by the agreement only to the extent its value for that year exceeds its value for the year in which the agreement is executed.

c. The Parties acknowledge that some portion of the business personal property subject to the tax abatement will be owned by one or more parties other than OWNER. The Parties intend that the benefits of the tax abatement will flow to the third parties. However, the continued availability of the tax abatement to the third parties will depend on the compliance of the OWNER with the requirements of this Agreement and the Assignment provisions of Section 9 of the Guidelines requiring transfer and assignment upon approval of the City Council and execution of appropriate documents.

12. The Parties further agree and acknowledge that, pursuant to Section 312.204(a) of the Act, as a condition of this agreement, OWNER'S minimum investment with respect to its business operations, the subject of this Agreement, shall be Six Million and no/100 Dollars (\$6,000,000.00.00). In addition, pursuant to Section 4, Tax Abatement Schedules, of the Tax Abatement Guidelines, the OWNER shall create and maintain the number of new full-time Direct permanent jobs at the PREMISES throughout the term of the agreement, as further set forth in the application submitted to the City as set forth in **Exhibit C**, and the Project Travel and Whataburger Combined – Impact Report as set forth in **Exhibit D**, attached hereto and incorporated into this agreement by reference.

13. Miscellaneous

a. If on account of any breach or default by OWNER of its obligations under the terms, conditions, or covenants of this agreement, it shall be necessary for CITY to employ an attorney or attorneys to enforce or defend any of the rights or remedies hereunder, and should CITY prevail, CITY shall be entitled to any reasonable attorney's fees, cost, or expenses incurred by it in connection therewith.

b. Severability. If any provision of this Agreement is held to be illegal, invalid, or unenforceable under present or future laws effective during the term of this Agreement, such provision shall be fully severable; this Agreement shall be construed and enforced as if such illegal, invalid, or unenforceable provision had never comprised a portion of this Agreement; and the remaining provisions of this Agreement shall remain in full force and effect and shall not be affected by the illegal, invalid, or unenforceable provision or by its severance from this Agreement. Furthermore, in lieu of such illegal, invalid, or unenforceable provision, there shall be added automatically as part of this Agreement a provision as similar in terms to such illegal, invalid, or unenforceable provision as may be possible and be legal, valid, and enforceable.

c. Texas Law to Apply. This agreement shall be construed under and in accordance with the laws of the State of Texas and all obligations of the parties created hereunder are performable in Freestone County, Texas.

d. Prior Agreements Superseded. This agreement constitutes the sole and only agreement of the parties hereto and supersedes any prior understandings or written or oral agreement between the parties.

e. Amendments. No amendment, modification, or alteration of the terms of this Agreement shall be binding unless the same shall be in writing and duly executed by the parties hereto.

f. Rights and Remedies Cumulative. The rights and remedies provided by this agreement are cumulative and the use of any one right or remedy by the parties shall not preclude or waive their rights to use any or all other remedies. Said rights and remedies are in addition to any other rights the parties may have by law, statute, ordinance or otherwise.

g. No Waiver. The Parties agree that a waiver of a breach or default under this Agreement shall not constitute a waiver of any subsequent breach or default. The Parties also agree that a failure to exercise, or a delay in exercising, any right under this Agreement on the part of either Party shall not operate as a waiver of such right.

h. Assignment. This agreement cannot be assigned by OWNER, except as provided in the Tax Abatement Guidelines and with the approval by resolution of the Fairfield City Council.

i. Pursuant to Section 312.204(a) of the Act, this tax abatement agreement is subject to the rights of holders of outstanding bonds of the municipality.

IMPORTANT NOTICE

The Freestone County Tax Appraisal District requires all tax abatement recipients to file for their tax abatement exemption with the Appraisal District annually. Please contact the Freestone County Tax Appraisal District for specific requirements. Failure to do so can result in loss of your tax abatement benefits

The parties hereto have executed or caused to be executed by its duly authorized officials, this agreement in multiple counterparts, each of equal dignity, on this the ____ day of _____, 2020.

CITY OF FAIRFIELD, TEXAS

Mayor

OWNER:

ZIPPY J'S BRENHAM HOLDINGS, LLC

Manager

EXHIBIT “A”

PROPERTY DESCRIPTION

EXHIBIT "A"



KNIFFIN SURVEYORS

REGISTERED PROFESSIONAL SURVEYORS

OFF: 903.593.1014
P.O. BOX 685
TYLER, TEXAS 75710

SURVEYING FIRM NO. 100581-00
ENGINEERING FIRM NO. F-10785

FAX: 903.593.1019
121 S. BROADWAY #851
TYLER, TEXAS 75702

September 7, 2017

**FIELD NOTES FOR 3.996 ACRES
I.H. REED SURVEY, ABSTRACT NO. 23
FREESTONE COUNTY, TEXAS**

All that certain tract or parcel of land, being 3.996 acres situated in the I.H. Reed Survey, Abstract No. 23, Freestone County, Texas, being part of that certain called 16.422 acre tract described in a deed from Flowers Baking Company of Tyler, Inc. to Gilbert A. Daniel recorded in Volume 1119, Page 492 and all of that certain called 2.000 acre tract described in a deed from Monte Cole and wife, Janice Cole to Gilbert A. Daniel recorded in Volume 1273, Page 778 of the Deed Records of Freestone County, Texas. Said 3.996 acres being more completely described as follows, to-wit:

Bearings are based on the monumented north line of the called 3.692 acre tract recorded in Volume 1205, Page 369.

BEGINNING at a 5/8" iron rod (found) for the southwest corner of the herein described tract, same being the northwest corner of a certain called 3.692 acre tract described in a deed to Paul and Glenna Sue Dubose recorded in Volume 1205, Page 369, being in the east right-of-way of Interstate Highway 45;

THENCE North 02 degrees 00 minutes 18 seconds East, with said east right-of-way line, same being the west line of said 16.422 acre tract, a distance of 126.37 feet to a 1/2" iron rod (set) for the southwest corner of said 2.000 acre tract, being an angle break in the west line of the herein described tract;

THENCE North 02 degrees 39 minutes 37 seconds East, with said right-of-way line, same being the west line of the Daniel 2.000 acre tract, a distance of 227.58 feet to a 1/2" iron rod (set) for the most westerly northwest corner of the herein described tract, being at the intersection of the east right-of-way line of Interstate Highway 45 and the south right-of-way line of F.M. No. 27;

THENCE North 73 degrees 31 minutes 36 seconds East, with said south right-of-way, a distance of 94.80 feet to a 1/2" iron rod (set) for an angle break in the north line of the herein described tract;

EXHIBIT "A"

Field Notes for 3.996 Acres
I.H. Reed Survey, Abstract No. 23
Freestone County, Texas

THENCE South 76 degrees 26 minutes 12 seconds East, with said south right-of-way line, being the north line of said 2.000 acre tract, a distance of 298.07 feet to a 5/8" iron rod (found) for the northeast corner of said 2.000 acre tract, being an angle break in the north line of the herein described tract;

THENCE South 76 degrees 56 minutes 44 seconds East, with said south right-of-way line, a distance of 128.88 feet to a 5/8" iron rod (found) for the northeast corner of the herein described tract, same being the northwest corner of a certain called 29.09 acre tract described in a deed to Burnett & Sons, Inc. recorded in Volume 1548, Page 527;

THENCE South 00 degrees 08 minutes 52 seconds West, with the most northerly west line of said Burnett tract, same being the east line of the herein described tract, a distance of 284.16 feet to a 5/8" iron rod (found) for the southeast corner of the herein described tract, same being the northeast corner of said Dubose 3.692 acre tract;

THENCE North 89 degrees 42 minutes 24 seconds West, with the north line of said 3.692 acre tract, a distance of 520.47 feet to the **POINT OF BEGINNING**, containing 3.996 acres of land more or less.

I, Cruse B. Sudduth, Registered Professional Land Surveyor No. 5308, do hereby certify that the above Field Notes were prepared from an actual survey made on the ground during the month of September (2017).

GIVEN UNDER MY HAND AND SEAL, this the 7th day of September, 2017.


REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5308

FILE: 17-170

EXHIBIT A

STATE OF TEXAS
COUNTY OF FREESTONE

Being 2.22 acres of land located in the I. H. Reed Survey, Abstract No. 23, Freestone County, Texas, being all of that certain 2.22 acre tract of land conveyed to Burnett & Sons, Inc by deed as recorded in Volume 1624, Page 210, Deed Records, Freestone County, Texas, and being more particularly described by metes and bounds as follows:

COMMENCING at an 1/2" iron rod set for corner, said point being in the east line of Interstate Highway 45 (a variable width right-of-way), same point being south line of F.M. No. 27 (W. Commerce Street) (a variable width right-of-way) said point being the northwest corner of said 18.048 acre tract of land being described, same point being the northwest corner of that certain 3.996 acre tract of land conveyed to Fairfield Land Management, LLC by deed as recorded in Volume 1726, Page 22, Deed Records, Freestone County, Texas;

THENCE North 73 degrees 24 minutes 39 seconds West, departing the east line of said Interstate Highway 45 and along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 3.996 acre Fairfield Land Management, LLC tract, a distance of 94.80 feet to a 1/2 inch iron set found for corner;

THENCE South 76 degrees 33 minutes 09 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 3.996 acre Fairfield Land Management, LLC tract, a distance of 298.07 feet to a 1/2 inch iron found for corner;

THENCE South 77 degrees 03 minutes 41 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 3.996 acre Fairfield Land Management, LLC tract, a distance of 128.88 feet to a 1/2 inch iron found for corner, said point being the northeast corner of said 3.996 acre Fairfield Land Management, LLC tract, same point being the northwest corner of that certain 29.09 acre tract of land conveyed to Burnett & Sons, Inc. by deed as recorded in Volume 1548, Page 527, Deed Records, Freestone County, Texas;

THENCE South 77 degrees 06 minutes 54 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 29.09 acre Burnett & Sons Inc. tract, a distance of 128.98 feet to a 1/2 inch iron set for corner, said point being the northeast corner of said 29.09 acre Burnett & Sons Inc. tract, same being the northwest corner of said 2.22 acre Burnett & Sons Inc. tract, said point also being the POINT of BEGINNING;

THENCE South 77 degrees 06 minutes 54 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 2.22 acre Burnett & Sons Inc. tract, a distance of 266.10 feet to a 3/8 inch iron found for corner, said point being the northeast corner of said 2.22 acre Burnett & Sons Inc. tract, same point being the northwest corner of that certain tract of land conveyed to Neal and Company, Inc. by deed as recorded in Volume 1326, Page 479, Deed Records, Freestone County, Texas;

THENCE South 02 degrees 16 minutes 28 seconds West, departing the south line of said F.M. No. 27 (W. Commerce Street) and along the common line of said Neal & Company, Inc. tract, and said 2.22 acre Burnett & Sons, Inc. tract, a distance of 339.99 feet to a 1/2 inch iron set for corner, said point being the southeast corner of said 2.22 acre Burnett & Sons, Inc. tract, same point being an el corner of said 29.09 acre Burnett & Sons, Inc. tract;

THENCE South 88 degrees 09 minutes 23 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said 2.22 acre Burnett & Sons, Inc. tract, a distance of 259.21 to a 1/2 inch iron rod set for corner, said point being the southwest corner of said 2.22 acre Burnett & Sons, Inc. tract;

THENCE North 01 degrees 56 minutes 31 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said 2.22 acre Burnett & Sons, Inc. tract, a distance of 407.64 feet to the POINT OF BEGINNING, and containing 96,493 square feet or 2.22 acres of computed land.

EXHIBIT "A"

STATE OF TEXAS
COUNTY OF FREESTONE

Being 11.84 acres of land located in the I. H. Reed Survey, Abstract No. 23, Freestone County, Texas, being a portion of that certain 29.09 acre tract of land conveyed to Burnett & Sons, Inc. by deed as recorded in Volume 1548, Page 527, Deed Records, Freestone County, Texas and being more particularly described by notes and bounds as follows

COMMENCING at an 1/2" iron rod set for corner, said point being in the east line of Interstate Highway 45 (a variable width right-of-way), same point being south line of F.M. No. 27 (W. Commerce Street) (a variable width right-of-way), said point being the northwest corner of of that certain 3.996 acre tract of land conveyed to Fairfield Land Management, LLC, by deed as recorded in Volume 1726, Page 23, Deed Records, Freestone County, Texas;

THENCE North 73 degrees 24 minutes 39 seconds West, departing the east line of said Interstate Highway 45 and along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said Fairfield Land Management, LLC tract, a distance of 94.80 feet to a 1/2 inch iron rod found for corner.

THENCE South 76 degrees 33 minutes 09 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said Fairfield Land Management, LLC tract, a distance of 236.07 feet to a 1/2 inch iron found for corner.

THENCE South 77 degrees 03 minutes 41 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said Fairfield Land Management, LLC tract, a distance of 128.88 feet to a 1/2 inch iron found for corner, said point being the northwest corner of said 29.09 acre Burnett & Sons, Inc. tract, same point being the northwest corner of said 11.84 acre tract of land being described, said point also being the POINT OF BEGINNING

THENCE South 77 degrees 06 minutes 54 seconds East, continuing along the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 29.09 acre Burnett & Sons, Inc. tract, a distance of 128.98 feet to a 1/2 inch iron set for corner, said point being the northeast corner of said 29.09 acre Burnett & Sons, Inc. tract, same point being the northwest corner of that certain 2.22 acre tract of land conveyed to Burnett & Sons, Inc. by deed as recorded in Volume 1624, Page 210, Deed Records, Freestone County, Texas;

THENCE South 01 degrees 56 minutes 31 seconds East, departing the south line of said F.M. No. 27 (W. Commerce Street) and the north line of said 29.09 acre Burnett & Sons, Inc. tract and along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said 2.22 acre Burnett & Sons, Inc. tract, a distance of 407.64 feet to a 1/2 inch iron set for corner, said point being the southwest corner of said 2.22 acre Burnett & Sons, Inc. tract, same point being an el corner of said 11.84 acre tract of land being described.

THENCE North 88 degrees 09 minutes 23 seconds East, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said 2.22 acre Burnett & Sons, Inc. tract, a distance of 239.71 feet to a 1/2 inch iron set for corner, said point being in the west line of that certain tract of land conveyed to Neal and Company, Inc. by deed as recorded in Volume 1326, Page 479, Deed Records, Freestone County, Texas;

THENCE South 02 degrees 16 minutes 28 seconds East, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Neal and Company, Inc. tract, a distance of 297.25 feet to 3/8 inch iron found for corner, said point being the southwest corner of said Neal and Company, Inc. tract, same point being the northwest corner of that certain tract of land conveyed to Larry Parker by deed as recorded in Volume 1580, Page 167, Deed Records, Freestone County, Texas;

THENCE South 02 degrees 07 minutes 09 seconds East, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Larry Parker tract, a distance of 188.73 feet to a 1/2 inch iron set for corner, said point being the northeast corner of that certain tract of land conveyed to the City of Fairfield by deed as recorded in Volume 745, Page 032, Deed Records, Freestone County, Texas;

THENCE South 88 degrees 44 minutes 39 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and City of Fairfield tract, a distance of 30.04 feet to a 1/2 inch iron rod set for corner, said point being the northwest corner of said City of Fairfield tract;

THENCE South 01 degrees 27 minutes 53 seconds East, continuing along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said City of Fairfield tract, a distance of 30.07 feet to a 1/2 inch iron rod set for corner, said point being the southwest corner of said City of Fairfield tract;

THENCE North 88 degrees 29 minutes 10 seconds East, continuing along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said City of Fairfield tract, a distance of 30.39 feet to a 1/2 inch iron rod set for corner, said point being the southeast corner of said City of Fairfield tract, same point being in the west line of said Larry Parker tract,

THENCE South 02 degrees 03 minutes 13 seconds East, continuing along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Larry Parker tract, a distance of 15.55 feet to a 1/2 inch iron rod set for corner, said point being the southwest corner of said Larry Parker tract,

THENCE North 88 degrees 18 minutes 17 seconds East, continuing along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Larry Parker tract, a distance of 600.79 feet to a 1/2 inch iron rod found for corner, said point being the southeast corner of said Larry Parker tract, same point being in the west line of Wilford Street (a variable width right-of-way);

THENCE South 02 degrees 15 minutes 40 seconds East, continuing along the west line of said Wilford Street, a distance of 113.34 feet to a 1/2 inch iron rod set for corner, said point being the northeast corner of that certain tract of land conveyed to City of Fairfield, Independent Account Receivables, by deed as recorded in Volume 1638, Page 785, Deed Records, Freestone County, Texas;

THENCE South 85 degrees 53 minutes 24 seconds West, departing the west line of said Wilford Street and along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said City of Fairfield tract, a distance of 430.18 feet to a 1/2 inch iron rod found for corner, said point being the northwest corner of said City of Fairfield tract;

THENCE South 00 degrees 13 minutes 29 seconds East, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said City of Fairfield tract, a distance of 264.39 feet to a to a 1/2 inch iron rod set for corner, said point being the north line of that certain tract of land conveyed to Kozad and Glenhills Ranch, LTD, by deed as recorded in Volume 1236, Page 505, Deed Records, Freestone County, Texas;

THENCE South 77 degrees 57 minutes 58 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Kozad and Glenhills Ranch, LTD tract, a distance of 430.06 feet to a 1/2 inch iron rod found for corner, said point being the southwest corner of said 29.09 acre Burnett & Sons, Inc. tract,

THENCE North 11 degrees 41 minutes 31 seconds West, departing the north line of said Kozad and Glenhills Ranch, LTD tract and through the interior of said 29.09 acre Burnett & Sons, Inc. tract, a distance of 967.28 feet to a 1/2 inch iron rod found for corner, said point being the southeast corner of that certain tract of land conveyed to Paul Dubose and Glenna Sue Dubose by deed as recorded in Volume 1205, Page 369, Deed Records, Freestone County, Texas;

THENCE North 00 degrees 01 minutes 55 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said Dubose tract, a distance of 305.82 to a 5/8 inch iron rod found for corner, said point being the northeast corner of said Dubose tract, same point being the southeast corner of said 3.996 acre Fairfield Land Management, LLC tract;

THENCE North 00 degrees 01 minutes 55 seconds West, along the common line of said 29.09 acre Burnett & Sons, Inc. tract and said 3.996 acre Fairfield Land Management, LLC tract, a distance of 284.16 feet to the POINT OF BEGINNING, and containing 515,599 square feet or 11.84 acres of computed land.

EXHIBIT "A"

Metes & Bounds Description to 0.946 Acre I.H. Reed Survey, A-23 Freestone County, Texas

BEING 0.946 acre, more or less, situated in the I.H. Reed Survey, A-23, Freestone County, Texas, and being part of that certain called 3.688 acre tract described in a deed from Paul and Glenna Sue Dubose to Burnett and Sons, INC., dated September 11, 2020, and recorded in Document No. 2002894, Deed Records, Freestone County, Texas. Said tract to be more particularly described by metes and bounds as follows:

BEGINNING at a ½" iron rod found at a pipe fence corner for the northeast corner of the referenced tract, being the southeast corner of a called 3.996 acre tract described in Volume 1726, Page 22, and being in a western line of the residue of a called 29.09 acre tract described in Volume 1548, Page 527;

THENCE SOUTH 00° 01' 29" WEST 305.65 feet, with the common line of the referenced tract and said 29.09 acre tract, to a ½" iron rod found at a pipe fence corner;

THENCE NORTH 89° 53' 50" WEST 131.96 feet, with the common line of the referenced tract and said 29.09 acre tract, to a ½" iron rod (set with cap marked "C-TEX"). From said point, a found ½" iron rod bears North 89° 53' 50" West 389.35 feet;

THENCE NORTH 01° 02' 42" WEST 305.87 feet, across the referenced tract, to a capped ½" iron rod set in the common line of the referenced tract and the above mentioned 3.996 acre tract. From said point, a ½" iron rod found at a pipe fence corner bears North 89° 49' 52" West 382.78 feet;

THENCE SOUTH 89° 49' 52" EAST 137.67 feet, with the common line of the referenced tract and said 3.996 acre tract, back to the place of beginning and containing 0.946 acre, more or less, as shown on the accompanying survey plat of even date herewith.

Bearings, distances, and acreage are based on the Texas State Plane Coordinate System NAD83, Texas Central Zone 4203, as derived by GPS observations.



Matt Franks, R.P.L.S. 6263
C-Tex Surveying & Mapping
Firm No: 10193825
September 24, 2020
File: H:2020/20036/20036 fn



EXHIBIT “B”

CERTIFICATE OF COMPLIANCE

**AGREEMENT FOR TAX ABATEMENT WITH ZIPPY J’S
BRENHAM HOLDINGS, LLC. AND THE CITY OF
FAIRFIELD, TEXAS FOR COMMERCIAL-INDUSTRIAL
TAX ABATEMENT**

THE STATE OF TEXAS §
 §
COUNTY OF FREESTONE §

 ZIPPY J’S BRENHAM HOLDINGS, LLC., (the “OWNER”), hereby certifies that the construction of the PREMISES, described within this agreement, has been completed and that all facilities and improvements have been constructed pursuant to said agreement.

Signed this__ day of _____, 202__.

PROPERTY OWNER

ZIPPY J’S BRENHAM HOLDINGS, LLC

By: _____
Its Authorized Representative
Dated:

APPROVED:

CITY OF FAIRFIELD

By: _____
Mayor

EXHIBIT C

APPLICATION FOR TAX ABATEMENT

APPLICATION FOR TAX ABATEMENT

FAIRFIELD, TEXAS

This application, along with a description of the company, description of the project, property description and map must be submitted to the City of Fairfield, City Administrator to be eligible for consideration for tax abatement by the City of Fairfield City Council. The mailing address and location for the Fairfield City Administrator is 425 W. Commerce St., PO Box 1149, Fairfield, Texas 75840.

Company Name Zippy J's Brenham Holdings, LLC

Owner/CEO/President Dr. J T Roberts

Address 602 W First Street, Brenham, TX 77833

Phone 903-983-9315

Email jtroberts@eyecarecenters.org

Contact Person Dr. J T Roberts

Title Manager

Phone 903-983-9315

Email jtroberts@eyecarecenters.org

Taxing Units at Project Site School District Fairfield City Fairfield

Hospital Fairfield Other Freestone County

Primary NAICS Code 447110

NAICS Code Description Gasoline Stations with Convenience Store

Description of Company (Use separate attachment)

Description of Project (Use separate attachment)

Maps & Property Description (Use separate attachment)

Construction Start Date Dec 1, 2020 **End Date** July 1, 2020

1. Appraised Value on January 1st preceding abatement (per FCAD records):

A) Real Property \$1,070,597

B) Personal Property 0

2. Current City ad-valorem taxes at the project location: \$4,974.00

3. Type and value of proposed improvements: (Use separate attachment if needed)

(must not be less than \$ 500,000) Construct new Travel Center of America (TA) with

\$5 Million in buildings and other real estate improvements and \$1,451,930 in furniture,

fixtures, and equipment.

4. Expected economic life of proposed improvements: 30 years

5. Number and type of existing permanent full-time jobs to be retained by the

proposed improvements: Zero - not built yet

6. Number and type of existing permanent part-time jobs to be retained by the

proposed improvements: Zero - Not built yet

7. Amount of current local annual payroll: Zero

8. Number and type of permanent new full-time jobs to be created by the

proposed improvements: 40 at Travel Center

26 at Whataburger

9. Number and type of permanent new part-time jobs to be created by the

proposed improvements: Travel Center hires only full time. Whataburger will hire 10 part-time employees

10. What is the hiring schedule and/or time frame for the new jobs to be created:

Training managers off site ahead of opening. When stores open, jobs will be in place.

Workforce Solutions will assist with staffing

11. Amount of additional local annual payroll after improvements: \$841,301 first year

12. Will the new jobs to be created be filled by persons residing or projected to

reside within the City: (Please explain) Yes, We will hire as many local Fairfield residents as possible. We will also partner with HOT Workforce Solutions for job fairs.

13. What is the amount of local sales taxes to be generated during construction:

Construction related - \$10,000

After construction: \$12,000

14. What costs, if any, will be incurred by the City or other public entities in

the City to provided facilities or services directly resulting from the new

improvements: None, we have only requested abatement.

Submitted by: Dr. J T Roberts

Phone: 903-983-9315 **Email** jtroberts@eyecarecenters.org

Signature: Dr. J T Roberts **Date** 6/8/2020

Zippy J's Brenham Holdings, LLC
Company Information

Zippy J's Brenham Holdings, LLC is a company made up of Dr. J. T. Roberts and Brenham Wholesale Grocery Company. Dr. Roberts has operated under the name of Zippy J's for a number of years and the corporate office is located in Kilgore, Texas.

Zippy J's and Brenham Wholesale Grocery are building another project similar to the Fairfield project in Brenham, Texas. Here is some background information about our stores and our service:

While the traditional name for businesses like ours has been "convenience stores", Zippy J's has always strived to be more than just convenient and traditional. Our business is focused on serving neighbors, empowering passionate workers, and supporting the local community we belong to – which is why we like to refer to Zippy J's as "Community Stores".

Since opening our first community store in Kilgore, Texas in 1986, Zippy J's success has been measured by the smiles we provide and the miles we fuel each and every day. When stopping at our stores, we hope you leave with a full stomach, tank, and spirit to fuel you wherever your day may lead.

In addition to opening more community store locations, we also opened a truck stop in Kilgore in 2008 named the Gateway Travel Plaza. Our Gateway Travel Plazas are the welcome sign to their respective towns and communities, offering spacious truck parking, expanded fuel pumps, delicious food, amusing novelties, and the cleanest restrooms around.

Over the years, the number of stores has grown to 18 Community Stores and 5 Gateway Travel Plazas scattered throughout East Texas, but our commitment to locally owned and operated stores that serve their community is as strong as it was back in 1986.

Whether you are on a road trip or commuting to work, remember Gateway Travel Plazas and Zippy J's Community Stores – **Where Travel Meets Convenience.**

Thank you,

Dr. J. T. Roberts
Zippy J's Brenham Holdings, LLC

Zippy J's Brenham Holdings, LLC

Project Description for Fairfield, Texas

Zippy J's Brenham Holdings, LLC has partnered with TravelCenters of America (TA) as a franchisee to build and operate a TA full-service travel plaza and convenience store featuring a 24-hour Whataburger Restaurant. The facility will be built on 19 plus acres at the intersection of Interstate 45 and FM 27, located in the city limits.

Auto travelers will have 82 parking spaces with a large fuel island. The store will feature a fried pie shop, that has been successful in Nacogdoches and Kilgore, as well as a fresh deli.

Commercial truck travelers will enter in the rear of the facility along FM 27 and will have access to 223 parking spots plus ample diesel fuel opportunities. Zippy J's is considering opening a TA truck shop on the property later.

Zippy J's will purchase the vacant property and construct a facility more than \$6 million with estimated taxable sales of \$5,482,000 per year providing the City of Fairfield, Texas with over \$100,000 in new sales tax to the City.

In addition to the City sales tax, Zippy J's and Whataburger will employ 76 new workers in the City of Fairfield with annual total salaries of \$841,301.

EXHIBIT D

PROJECT TRAVEL AND WHATABURGER COMBINED – IMPACT REPORT

Project Travel & Whataburger Combined - Impact Report

Tax Abatements

Prepared By: Navarro College SBDC



Purpose & Limitations

This report presents the results of an economic and fiscal analysis undertaken by Navarro College SBDC using Impact DashBoard, a customized web application developed by Impact DataSource, LLC.

Impact DashBoard utilizes estimates, assumptions, and other information developed by Impact DataSource from its independent research effort detailed in a custom user guide prepared for Navarro College SBDC.

This report, generated by the Impact DashBoard application, has been prepared by Navarro College SBDC to assist economic development stakeholders in making an evaluation of the economic and fiscal impact of business activity in the community. This report does not purport to contain all of the information that may be needed to conclude such an evaluation. This report is based on a variety of assumptions and contains forward-looking statements concerning the results of operations of the subject firm. Navarro College SBDC made reasonable efforts to ensure that the project-specific data entered into Impact DashBoard reflects realistic estimates of future activity. Estimates of future activity involve known and unknown risks and uncertainties that could cause actual results, performance, or events to differ materially from those expressed or implied in this report.

Navarro College SBDC and Impact DataSource make no representation or warranty as to the accuracy or completeness of the information contained herein, and expressly disclaim any and all liability based on or relating to any information contained in, or errors or omissions from, this information or based on or relating to the use of this information.

Introduction

This report presents the results of an economic impact analysis performed using Impact DashBoard, a model developed by Impact DataSource. The report estimates the impact that a potential project will have on the local economy and estimates the costs and benefits for local taxing districts over a 10-year period.

Description of the Project

A TravelCenter of America full service travel plaza and convenience store featuring a 24 hour Whataburger Restaurant. The facility will be built on 20 acres adjacent to I-45 and will offer parking for 223 trucks and 82 autos. The project may include a TA truck repair facility as well.

Economic Impact Overview

The table below summarizes the economic impact of the project over the first 10 years in terms of job creation, salaries paid to workers, and taxable sales.

SUMMARY OF ECONOMIC IMPACT OVER 10 YEARS IN CITY OF FAIRFIELD			
IMPACT	DIRECT	SPIN-OFF	TOTAL
Permanent jobs created	89.0	6.0	95.0
Salaries or wages paid to workers	\$796.83m	\$78,774,303	\$875.61m
Taxable sales and purchases expected in City of Fairfield	\$115.30m	\$4,923,394	\$120.22m
Totals may not sum due to rounding			

The Project may result in new residents moving to the community and potentially new residential properties being constructed as summarized below,

SUMMARY OF POPULATION IMPACT OVER 10 YEARS IN CITY OF FAIRFIELD			
IMPACT	DIRECT	SPIN-OFF	TOTAL
Workers who will move to City of Fairfield	5.4	0.4	5.8
New residents in City of Fairfield	14.1	1.0	15.1
New residential properties constructed in City of Fairfield	0.8	0.1	0.9
New students to attend local school district	2.7	0.2	2.9
Totals may not sum due to rounding			

The new taxable property to be supported by the Project over the next 10 years is summarized in the following table.

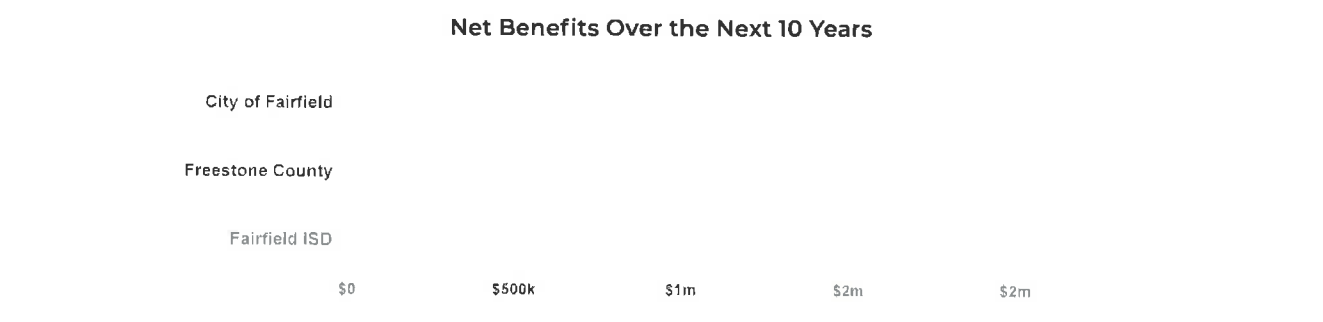
SUMMARY OF TAXABLE PROPERTY OVER THE FIRST 10 YEARS IN CITY OF FAIRFIELD							
YR.	NEW RESIDENTIAL PROPERTY	LAND	BUILDINGS...	FF&E	INVENTORIES	NON- RESIDENTIAL PROPERTY	TOTAL PROPERTY
1	\$67,496	\$2,000,000	\$5,000,000	\$1,451,930	\$112,641	\$8,564,571	\$8,632,067
2	\$72,470	\$2,040,000	\$5,100,000	\$1,338,897	\$114,331	\$8,593,228	\$8,665,697
3	\$77,615	\$2,080,800	\$5,202,000	\$1,226,488	\$116,046	\$8,625,334	\$8,702,948
4	\$83,880	\$2,122,416	\$5,306,040	\$1,114,129	\$117,786	\$8,660,371	\$8,744,251
5	\$85,557	\$2,164,864	\$5,412,161	\$1,002,715	\$119,553	\$8,699,293	\$8,784,850
6	\$87,268	\$2,208,162	\$5,520,404	\$842,285	\$121,346	\$8,692,197	\$8,779,465
7	\$89,014	\$2,252,325	\$5,630,812	\$681,855	\$123,167	\$8,688,158	\$8,777,172
8	\$90,794	\$2,297,371	\$5,743,428	\$521,425	\$125,014	\$8,687,239	\$8,778,033
9	\$92,610	\$2,343,319	\$5,858,297	\$360,995	\$126,889	\$8,689,500	\$8,782,110
10	\$94,462	\$2,390,185	\$5,975,463	\$345,758	\$128,793	\$8,840,199	\$8,934,661

Fiscal Impact Overview

The Project will generate additional benefits and costs, a summary of which is provided below. The source of specific benefits and costs are provided in greater detail for each taxing district on subsequent pages.

FISCAL NET BENEFITS OVER THE NEXT 10 YEARS				
	BENEFITS	COSTS	NET BENEFITS	PRESENT VALUE*
City of Fairfield	\$3,037,661	(\$556,982)	\$2,480,679	\$1,881,435
Freestone County	\$434,714	(\$128,630)	\$306,084	\$236,593
Fairfield ISD	\$1,101,793	(\$1,028,637)	\$73,156	\$56,366
Total	\$4,574,168	(\$1,714,249)	\$2,859,919	\$2,174,394

*The Present Value of Net Benefits expresses the future stream of net benefits received over several years as a single value in today's dollars. Today's dollar and a dollar to be received at differing times in the future are not comparable because of the time value of money. The time value of money is the interest rate or each taxing entity's discount rate. This analysis uses a discount rate of 5.0% to make the dollars comparable.



Public Support Overview

A summary of the total Public Support modeled in this analysis is shown below.

VALUE OF PUBLIC SUPPORT UNDER CONSIDERATION		
	PROPERTY TAX INCENTIVE	TOTAL
City of Fairfield	\$285,282	\$285,282
Freestone County	\$0	\$0
Fairfield ISD	\$0	\$0
Total	\$285,282	\$285,282

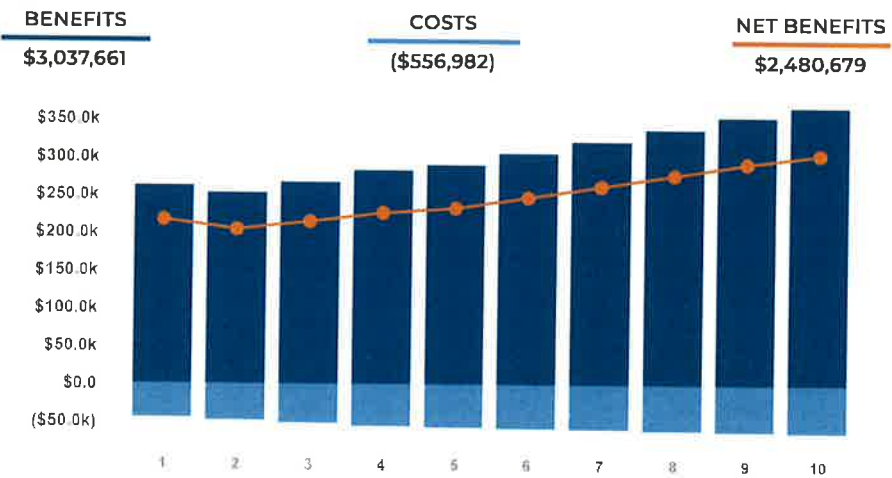
City of Fairfield Fiscal Impact

The table below displays the estimated additional benefits, costs, and net benefits to be received by City of Fairfield over the next 10 years of the Project.

NET BENEFITS OVER 10 YEARS: CITY OF FAIRFIELD			
BENEFITS	PROJECT	HOUSEHOLDS	TOTAL
Sales Taxes	\$1,309,876	\$1,094,508	\$2,404,385
Real Property Taxes*	\$109,706	\$0	\$109,706
FF&E Property Taxes*	\$6,291	\$0	\$6,291
Inventory Property Taxes*	\$1,700	\$0	\$1,700
New Residential Property Taxes	\$0	\$3,908	\$3,908
Building Permits and Fees	\$0	\$0	\$0
Utility Revenue	\$342,866	\$57,990	\$400,856
Utility Franchise Fees	\$53,987	\$9,192	\$63,179
Miscellaneous Taxes and User Fees	\$40,727	\$6,909	\$47,637
Benefits Subtotal	\$1,865,153	\$1,172,508	\$3,037,661
COSTS	PROJECT	HOUSEHOLDS	TOTAL
Cost of Utility Services	(\$337,183)	(\$57,003)	(\$394,186)
Cost of Government Services	(\$139,230)	(\$23,566)	(\$162,796)
Costs Subtotal	(\$476,413)	(\$80,569)	(\$556,982)
Net Benefits	\$1,388,740	\$1,091,939	\$2,480,679

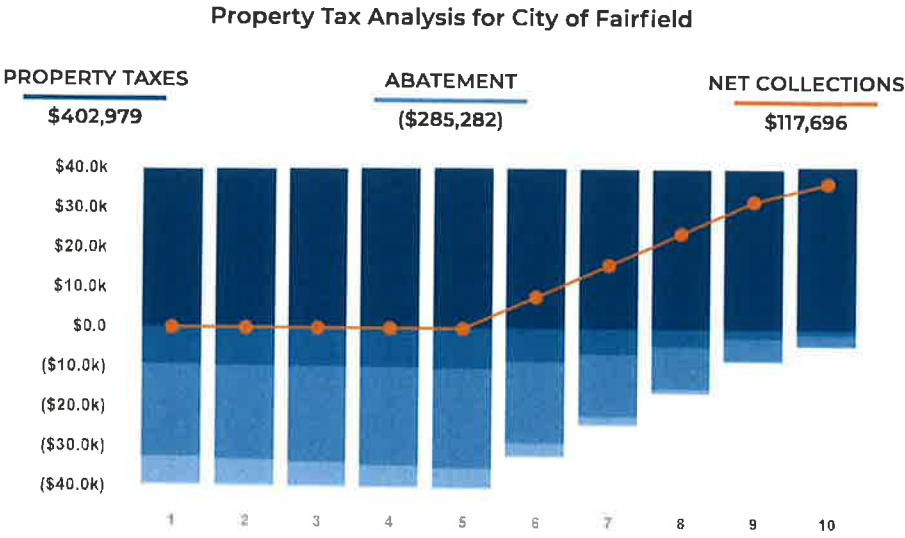
*Excludes Property Tax Abatement valued at \$285,282

Annual Fiscal Net Benefits for City of Fairfield



Tax Incentives

The following property tax incentive is modeled for City of Fairfield in this analysis.

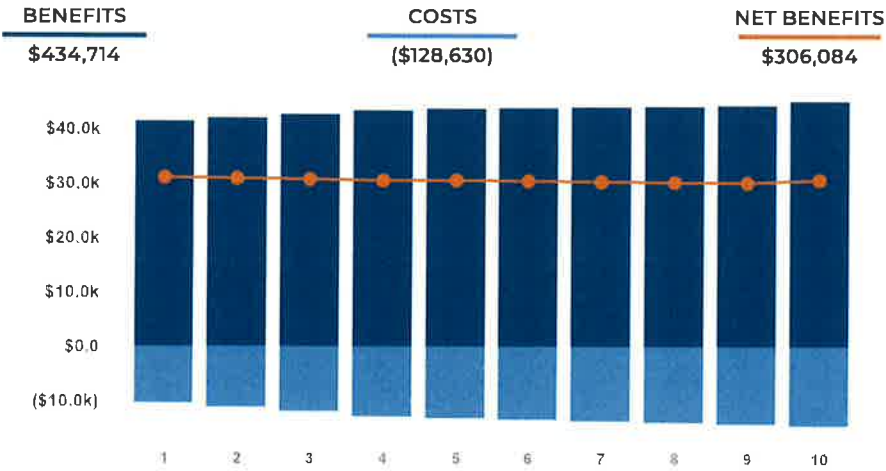


Freestone County Fiscal Impact

The table below displays the estimated additional benefits, costs, and net benefits to be received by Freestone County over the next 10 years of the Project.

NET BENEFITS OVER 10 YEARS: FREESTONE COUNTY			
BENEFITS	PROJECT	HOUSEHOLDS	TOTAL
Real Property Taxes	\$313,491	\$0	\$313,491
FF&E Property Taxes	\$36,346	\$0	\$36,346
Inventory Property Taxes	\$4,931	\$0	\$4,931
New Residential Property Taxes	\$0	\$5,803	\$5,803
Miscellaneous Taxes and User Fees	\$57,776	\$16,368	\$74,144
Benefits Subtotal	\$412,543	\$22,171	\$434,714
COSTS	PROJECT	HOUSEHOLDS	TOTAL
Cost of Government Services	(\$100,397)	(\$28,233)	(\$128,630)
Costs Subtotal	(\$100,397)	(\$28,233)	(\$128,630)
Net Benefits	\$312,146	(\$6,062)	\$306,084

Annual Fiscal Net Benefits for Freestone County

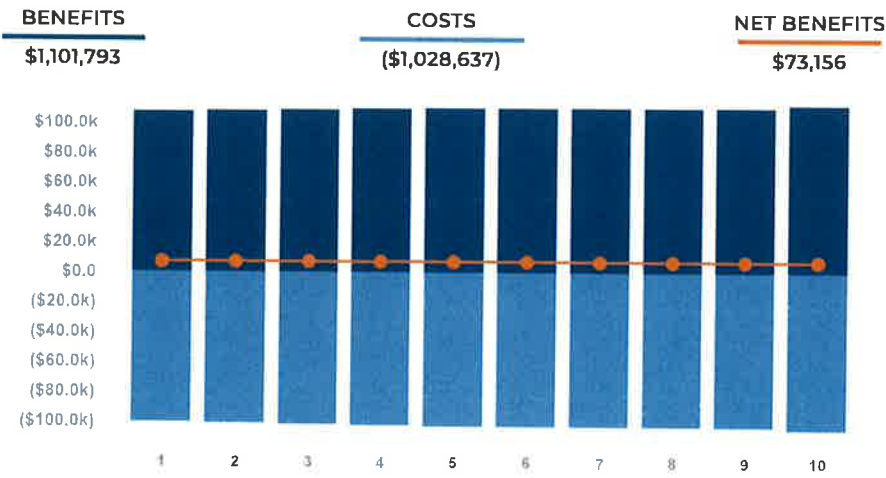


Fairfield ISD Fiscal Impact

The table below displays the estimated additional benefits, costs, and net benefits to be received by Fairfield ISD over the next 10 years of the Project.

NET BENEFITS OVER 10 YEARS: FAIRFIELD ISD			
BENEFITS	PROJECT	HOUSEHOLDS	TOTAL
Real Property Taxes	\$929,756	\$0	\$929,756
FF&E Property Taxes	\$107,795	\$0	\$107,795
Inventory Property Taxes	\$14,624	\$0	\$14,624
New Residential Property Taxes	\$0	\$8,416	\$8,416
Addtl. State & Federal School Funding	\$0	\$41,203	\$41,203
Benefits Subtotal	\$1,052,175	\$49,618	\$1,101,793
COSTS	PROJECT	HOUSEHOLDS	TOTAL
Cost to Educate New Students	\$0	(\$34,864)	(\$34,864)
Reduction in State School Funding	(\$985,888)	(\$7,886)	(\$993,773)
Costs Subtotal	(\$985,888)	(\$42,749)	(\$1,028,637)
Net Benefits	\$66,287	\$6,869	\$73,156

Annual Fiscal Net Benefits for Fairfield ISD



Overview of Methodology

The Impact DashBoard model combines project-specific attributes with community data, tax rates, and assumptions to estimate the economic impact of the Project and the fiscal impact for local taxing districts over a 10-year period.

The economic impact as calculated in this report can be categorized into two main types of impacts. First, the direct economic impacts are the jobs and payroll directly created by the Project. Second, this economic impact analysis calculates the spin-off or indirect and induced impacts that result from the Project. Indirect jobs and salaries are created in new or existing area firms, such as maintenance companies and service firms, that may supply goods and services for the Project. In addition, induced jobs and salaries are created in new or existing local businesses, such as retail stores, gas stations, banks, restaurants, and service companies that may supply goods and services to new workers and their families.

The economic impact estimates in this report are based on the Regional Input-Output Modeling System (RIMS II), a widely used regional input-output model developed by the U. S. Department of Commerce, Bureau of Economic Analysis. The RIMS II model is a standard tool used to estimate regional economic impacts. The economic impacts estimated using the RIMS II model are generally recognized as reasonable and plausible assuming the data input into the model is accurate or based on reasonable assumptions. Impact DataSource utilizes adjusted county-level multipliers to estimate the impact occurring at the sub-county level.

Two types of regional economic multipliers were used in this analysis: an employment multiplier and an earnings multiplier. An employment multiplier was used to estimate the number of indirect and induced jobs created or supported in the area. An earnings multiplier was used to estimate the amount of salaries to be paid to workers in these new indirect and induced jobs. The employment multiplier shows the estimated number of total jobs created for each direct job. The earnings multiplier shows the estimated amount of total salaries paid to these workers for every dollar paid to a direct worker. The multipliers used in this analysis are listed below:

447110 GASOLINE STATIONS WITH CONVENIENCE STORES		CITY OF FAIRFIELD
Employment Multiplier	(Type II Direct Effect)	1,0678
Earnings Multiplier	(Type II Direct Effect)	1,0989

Most of the revenues estimated in this study result from calculations relying on (1) attributes of the Project, (2) assumptions to derive the value of associated taxable property or sales, and (3) local tax rates. In some cases, revenues are estimated on a per new household, per new worker, or per new school student basis.

The company or Project developer was not asked, nor could reasonably provide data for calculating some other revenues. For example, while the city will likely receive revenues from fines paid on speeding tickets given to new workers, the company does not know the propensity of its workers to speed. Therefore, some revenues are calculated using an average revenue approach.

This approach uses relies on two assumptions:

1. The taxing entity has two general revenue sources: revenues from residents and revenues from businesses.
2. The taxing entity will collect (a) about the same amount of miscellaneous taxes and user fees from each new household that results from the Project as it currently collects from existing households on average, and (b) the same amount of miscellaneous taxes and user fees from the new business (on a per worker basis) will be collected as it collects from existing businesses.

In the case of the school district, some additional state and federal revenues are estimated on a per new school student basis consistent with historical funding levels.

Additionally, this analysis sought to estimate the additional expenditures faced by local jurisdictions to provide services to new households and new businesses. A marginal cost approach was used to calculate these additional costs.

This approach relies on two assumptions:

1. The taxing entity spends money on services for two general groups: revenues from residents and revenues from businesses.
2. The taxing entity will spend slightly less than its current average cost to provide local government services (police, fire, EMS, etc.) to (a) new residents and (b) businesses on a per worker basis.

In the case of the school district, the marginal cost to educate new students was estimated based on a portion of the school's current expenditures per student and applied to the headcount of new school students resulting from the Project.

Additionally, this analysis seeks to calculate the impact on the school district's finances from the Project by generally, and at a summary level, mimicking the district's school funding formula.

According to the Texas Education Agency, any property added to local tax rolls, and the local taxes that this generates, reduces the amount of state funding equivalent to local taxes collected for maintenance and operations. The school district retains local taxes received for debt services and the corresponding state funding is not reduced. However, according to the Texas Education Agency, the school district will receive state aid for each new child that moves to the District. The additional revenues for the school district are calculated in this analysis.

About Impact DataSource

Established in 1993, Impact DataSource is an Austin, Texas-based economic consulting firm. Impact DataSource provides high-quality economic research, specializing in economic and fiscal impact analyses. The company is highly focused on supporting economic development professionals and organizations through its consulting services and software. Impact DataSource has conducted thousands of economic impact analyses of new businesses, retention and expansion projects, developments, and activities in all industry groups throughout the U.S.


For more information on Impact DataSource, LLC and our product Impact DashBoard, please visit our website www.impactdatasource.com

Appendix

CITY OF FAIRFIELD PROPERTY TAX ABATEMENT					
YR.	LAND	BUILDINGS...	FF&E	INVENTORIES	TOTAL
1	\$9,292	\$23,229	\$6,745	\$523	\$39,789
2	\$9,477	\$23,694	\$6,220	\$531	\$39,923
3	\$9,667	\$24,168	\$5,698	\$539	\$40,072
4	\$9,860	\$24,651	\$5,176	\$547	\$40,235
5	\$10,058	\$25,144	\$4,658	\$555	\$40,415
6	\$8,207	\$20,517	\$3,130	\$451	\$32,306
7	\$6,278	\$15,696	\$1,901	\$343	\$24,218
8	\$4,269	\$10,673	\$969	\$232	\$16,144
9	\$2,177	\$5,443	\$335	\$118	\$8,074
10	\$1,110	\$2,776	\$161	\$60	\$4,107
Total	\$70,396	\$175,991	\$34,994	\$3,901	\$285,282

CITY OF FAIRFIELD PROPERTY TAX ABATEMENT SCHEDULE				
YR.	LAND	BUILDINGS...	FF&E	INVENTORIES
1	100.0%	100.0%	100.0%	100.0%
2	100.0%	100.0%	100.0%	100.0%
3	100.0%	100.0%	100.0%	100.0%
4	100.0%	100.0%	100.0%	100.0%
5	100.0%	100.0%	100.0%	100.0%
6	80.0%	80.0%	80.0%	80.0%
7	60.0%	60.0%	60.0%	60.0%
8	40.0%	40.0%	40.0%	40.0%
9	20.0%	20.0%	20.0%	20.0%
10	10.0%	10.0%	10.0%	10.0%

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	Virginia Street Discussion
AGENDA SUBJECT:	Discussion on accepting Virginia Street into the city street inventory		
PREPARED BY:	Nate Smith	Date Submitted:	October 8, 2020
EXHIBITS:	Letter from Mike Tibbets, Hayter Engineering		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			

SUMMARY:
<p>Brian Mannen, one of the developers of the subdivision on Virginia Street, is asking the city to adopt the street into the city street inventory. The reason for the adoption is for title purposes.</p> <p>According to Benny Middleton, the builder on the project, the concrete was poured six inches deep, with rebar support laid 12 to 16 inches on center. There was also a moveable divider used for settling. There were no plans for the road.</p> <p>City Administrators Mike Gokey and Jeff Looney also had engineers assess the road for strength and found issues. Mike Tibbets, engineer with Hayter Engineering, wrote in a letter that structural issues were evident and presented options.</p>

RECOMMENDED ACTION:
Seeking council guidance on next steps



August 13, 2020

HEI # 039009-10.01

Mr. Nate Smith, City Administrator
City of Fairfield
425 Commerce Street
Fairfield, Texas 75840

Re: Virginia Street in the Lott Addition

Mr. Smith –

This letter is a follow-up on our discussion of Wednesday, August 12, 2020 concerning the above-referenced issue. It is my understanding that some difficulty has arisen between the homeowners and their title company as it relates to the ownership of the road.

You asked Project Manager Kevin Vanhoozier and me to accompany Public Works Director Clyde Woods to the site to see if conditions had changed since my last site visit back in the fall of 2016.

The three of us walked the street from the north end to the south end and back again. I took the following photographs:



I reviewed the letters that I sent back in 2016 (October 24 and November 5). These letters are attached for your convenience.

It appears that the crack down the middle of the street may be wider than it was back in 2016. Additionally, we noticed construction defects that I don't remember noticing four years ago. Furthermore, Mr. Woods stated that he witnessed loaded concrete trucks driving on the concrete only a day or so after being poured. (Since concrete typically takes a month to reach full strength, driving a heavy concrete truck on the concrete before it reached its design strength may have damaged the street).

Practical Infrastructure Solutions

4445 SE Loop 286 | Paris, TX 75460 | haytereng.com

TX: 409-513-1111 | TX Sales: 409-513-1111 | OSBP# 13-0001 | A&B# 12521 | LA #EF8529
Texas | Oklahoma | Arkansas | Louisiana

Given the overall poor construction evidenced on the surface, it makes me think that there exists other deficiencies that are not visible (pavement thickness, rebar size, rebar placement, subgrade preparation, concrete strength, etc.).

For these reasons, I stand by the recommendations made in the aforementioned letters.

Although this street is better than many existing streets in town, I do not recommend that Fairfield accept this street as a City street (with all the associated responsibility and maintenance). Considering all the visible deficiencies and all the unknowns listed above, it would not be in the City's best long-term interests to accept the street.

If the homeowners are willing to form a homeowner's association to maintain the street, or if the homeowners are willing to put up a maintenance bond, then I think the City should consider cooperating in that regard.

Otherwise, accepting such a risk would be poor judgement in my opinion.

Please review the attached letters, and let me know if you want us to do anything else at this time.

Sincerely,

HAYTER ENGINEERING

Michael N. Tibbets  *TBPE #F-315*

Michael N. Tibbets, P.E.
Vice President

8/13/2020

attachments: October 24, 2016 letter to City Manager Jeff Looney
November 5, 2016 letter to City Manager Jeff Looney



November 5, 2016

HEI # 039009-10.01

Mr. Jeff Looney, City Administrator
City of Fairfield
222 South Mount Street
Fairfield, Texas 75840

Re: Lott Village Addition Street Assessment

Mr. Looney –

This letter is a follow-up on my letter of October 24th and our site visit of October 27th concerning the above-referenced issue. I offer the following summary of my understanding of the situation up to this point:

- The concrete street was installed in 2004.
- There are no records of the design of the street, and very few records of how the street was actually constructed.
- The street was never accepted by the City. Therefore, the City is not responsible for its maintenance at this point.
- The City would like to encourage houses to be built in this subdivision, but the City does not want to be responsible for repair and / or replacement of the street should it begin to fail after heavy construction traffic starts up again.
- The north end of the street appears to be in better shape than the middle and south ends. Few cracks were noted on the north end during our site visit, but more cracks were noted in the other portions. There were some areas near the middle that had been completely replaced.
- The curb appears to have been built monolithically (or built at the same time) as the rest of the street. This means that the curb is connected to the pavement.
- The east and west halves of the street appear to have pulled away from the centerline. This indicates to me that reinforcing does not connect the two halves. If reinforcing does cross the centerline, the two halves have pulled away nonetheless—possibly due to lack of backfill against the curb.
- Vegetation has covered the curbs on the middle and south end, as well as the expansion joint in some areas.
- The curb does not have backfill against it for support in the middle and south ends.



Since we don't have good records of the design or construction, and since only a few houses have been constructed on the north end of the street, Hayter Engineering recommends the following joint repairs should be performed by the developer before additional building permits are issued for this area:

1. All of the construction ("contraction") joints and all of the expansion joints should be cleaned out by a professional company equipped and experienced in this type of street rehabilitation. Joint sealing needs to be done as soon as possible before another round of freeze / thaw cycles occurs.



This work will include the removal of all vegetation before a high pressure air hose is used to blow out all dirt and gravel. The joints should then be covered with a sealant designed for road construction (unaffected by UV rays and flexible over a wide range of temperatures).

2. Any visible cracks should be treated in like manner.
3. All vegetation should be removed from the curbs. All curbs should be backfilled behind the curb with compacted soil for four feet or until the existing ground behind the curb is the same level as the top of the curb, whichever occurs first.
4. Any damaged areas remaining should be saw-cut, removed, and replaced. The resulting hole in the pavement should have #4 rebar reinforcing installed on 12" centers both ways by drilling into the existing pavement. 3,500 PSI minimum strength concrete should be installed at each location.
5. The City should decide how many lots are left to be developed. A performance bond or cashier's check for the amount it will take to replace the entire street should be issued by the developer for a year beyond the length of time it takes for the remaining lots to be developed. If a cashier's check is issued, then the City could put the money into an interest-bearing account so that any remaining money at the end of the warranty period could be issued to the developer – plus interest.
6. If the City feels that #5 is too restrictive, or if the developer balks at the cost, then a less restrictive compromise could be discussed. This compromise would be less costly to the developer and result in more risk to the City, but it might allow development to move forward. In this scenario, the developer would pay for testing of the street (concrete strength, subgrade density, radiographic location of rebar, etc. If the results indicate favorable conditions for a stable street, then maybe a two or three year extended warranty could be attained from the developer.

In this manner, the City can issue building permits for the construction of houses in this subdivision, but can feel the assurance of knowing that the City is protected in the event of failure of the pavement.

If this concept is generally acceptable to the City, then we can begin working on the details of what constitutes failure of the street, how long the developer has to carry out

Mr. Jeff Looney, City Administrator
City of Fairfield
Page 4

the repairs or replacement, legal issues, etc. The developer needs to be a part of this discussion so that we can all work towards a solution that is mutually beneficial.

Think it over and let me know how you wish to proceed.

Sincerely,

HAYTER ENGINEERING

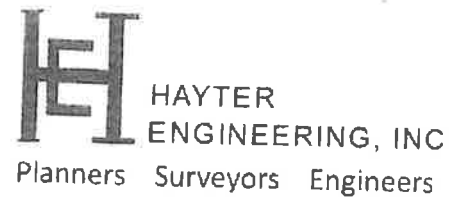
Michael N. Tibbets



Michael N. Tibbets, P.E.
Principal / Senior Project Manager

MNT: mnt

11-5-16
TBPE #F-315



October 24, 2016

Mr. Jeff Looney, City Administrator
City of Fairfield
222 South Mount Street
Fairfield, Texas 75840

Re: Lott Village Addition (Lots 37 through 62) / March 9, 2004

Mr. Looney –

This letter is in response to your request for a recommendation concerning the existing street on the above-referenced subdivision. It is my understanding that there have only been a few houses built in this subdivision, despite that fact that it appears to have been developed back in 2004. The City agreed to bring the development into the city limits and to provide services. However, the construction of the street was never accepted by the City, and the current owner would like for the City to accept the street so that the City will be responsible for its on-going maintenance.

Understandably, you are concerned about accepting the responsibility of the maintenance of this street, but you would also like to encourage the construction of new homes within the development if it is feasible for the City. I have reviewed the documentation that you sent to me concerning the construction of this street:

- Municipal Service Plan dated March 9, 2004
- Subgrade density testing in 14 locations
- Four moisture / density investigations ("Proctor Tests")
- Two invoices for concrete

I have also reviewed the four photographs of the street that were sent to me by Public Works Director Clyde Woods.

Based upon my review of the information and the photographs, I make the following observations:

1. According to the reports, four of the fourteen subgrade density tests failed.
2. There is no indication from the information what the design of the street was, and whether or not the engineer of record ever accepted the construction. For example, we don't know what the *required* concrete strength, slump, batch design, rebar size, rebar placement, expansion joint location, contraction joint location, subgrade density, subgrade moisture, etc. were for the street.
3. We don't know what the *actual* concrete strength, slump, batch design, rebar size, rebar placement, expansion joint location, contraction joint location, subgrade density, subgrade moisture etc. really was for the street.
4. I have never seen an engineer require an expansion joint down the centerline of the street. Every street that I have seen designed or I have designed myself have had expansion joints perpendicular to the centerline. The street appears to have moved away from the centerline. I can't tell if this movement was recent or not, or if the movement occurs on a regular basis or not.

I understand you to say that there is very little cracking of the concrete pavement, despite the fact that garbage collection trucks run on the road once a week. In the absence of any on-site visit to see the existing conditions myself, I offer the following recommendations:

Mr. Jeff Looney, City Administrator
City of Fairfield
Page 2

1. The owner should put up a performance bond (in the form of an insurance document, a cashier's check made out to the City, or some similar legal instrument) that will pay for the repair or reconstruction of the street should it fail within a certain length of time.
2. The length of time that the performance bond stays in effect should be the amount of time that it takes for 90% of the lots to be built out plus one year, or the time it takes to completely replace the street with an acceptable design and construction, whichever comes first, plus one year.

In this manner, the City can allow the construction of houses in this subdivision, but can feel the assurance of knowing that they are protected in the event of failure of the pavement.

Of course, some definite criterion would have to be developed that specifically defines what constitutes failure of the pavement. My concern is that the street may appear to be in good shape now, but there are very few houses in the subdivision now. Once the subdivision is opened up for construction, there will be very heavy concrete delivery trucks and brick delivery trucks that will load the road very heavily. The destruction of the road may occur during this time period, but if it doesn't, then the City can have some assurance that the road was designed and built well.

Of course, there are other more definite steps that can be taken to determine the suitability of the existing road:

- Radiographic ("X-ray") testing to determine the spacing of the rebar.
- Saw-cutting the concrete to determine the size of the rebar.
- Concrete core-drilling to determine the concrete strength.
- Density testing of the existing subgrade.

We would still require a performance bond, but at least we could have a better idea of the existing conditions as they pertain to the adequacy of the street.

However, I think that the best, and less expensive, solution would be to simply require the aforementioned performance bond, allow the concrete trucks and brick delivery trucks to run up and down the streets, and see how the street performs. If it does well, then the City can accept the street for perpetual maintenance once the one-year warranty period has been completed.

Think it over and let me know what you want me to do next. I can make a site visit if you want me to do so. Thank you for this opportunity to be of service.

Sincerely,

HAYTER ENGINEERING



Michael N. Tibbets, P.E.
Principal / Senior Project Manager

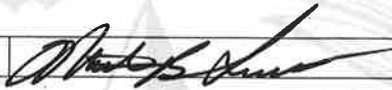
MNT:mnt



10/24/16

TBPE # F-315

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	Sewer Line Repair
AGENDA SUBJECT:	Discussion and possible action on award for contractor work repairing wastewater line on Steward property.		
PREPARED BY:	Nate Smith	Date Submitted:	October 8, 2020
EXHIBITS:	Quotes		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL:			

SUMMARY:	<p>Earlier this year, Clyde Woods and I had been in discussions with Councilman David Steward on a spillway on his property off of Texas 75 eroding and exposing a wastewater main. The erosion could compromise the main's integrity. The Stewards have offered to help defray some of the costs associated with this repair.</p>
-----------------	--

RECOMMENDED ACTION:	<p>Recommend awarding bid to Kent Trucking for \$19,745.</p>
----------------------------	--

KENT TRUCKING & CONST. LLC
P.O. BOX. 256, FAIRFIELD, TEXAS. 75840
OFFICE: 903-389-7497 FAX: 903-389-9655

QUOTE

DATE: 8/24/2020 QUOTE# 2173

TO: CITY OF FAIRFIELD
ATT: CLYDE WOODS PAGE: 1 OF 1

We propose hereby to furnish material and labor necessary for the completion of the project described below.

**REPAIR SPILLWAY & LINE WITH RIP RAP ROCK , FILL IN WASH OUTS
STEWARTS PROPERTY HWY 75**

ITEM

- 1 REBUILD SPILLWAY
- 2 INSTALL BURM ON BOTH SIDES
- 3 LINE BOTTOM OF NEW SPILLWAY WITH 1 X 3 RIP RAP ROCK
- 4 FILL IN WASHED OUT AREAS BELOW DAM AND AROUND PIPE

We are pleased to offer the Amount of \$19,745.00
NINETEEN THOUSAND SEVEN HUNDRED FOURTY FIVE DOLLARS AND 00/100
For the described Project.

Note: This proposal may be withdrawn by us if not accepted within 30 days.

Glick Excavation

Office 903-389-0099
Cell 903-388-7727

City of Fairfield


Fairfield Texas 75840

Amount

[illegible]

THANK YOU FOR YOUR BUSINESS!

**City Council
City of Fairfield, Texas
Agenda Action Form**

AGENDA DATE:	October 13, 2020	AGENDA ITEM	Purchase Request for Walking Trail
AGENDA SUBJECT:	Discussion and possible action on purchase request for rehabbing the park walking trail for disc golf park considerations.		
PREPARED BY:	Nate Smith	Date Submitted:	October 8, 2020
EXHIBITS:	Purchase request, Quotes		
BUDGETARY IMPACT			
CITYADMINISTRATOR APPROVAL: 			
SUMMARY:			
Per the mayor's direction, Clyde Woods received two quotes with separate line items for moving part of the Walking Trail on the east side of the creek to accommodate the Disc Golf Park. City workers will also work on repairing sections of the west side of the trail.			
RECOMMENDED ACTION:			
Recommend awarding bid to To Him Be the Glory construction for \$16,110.00			

**222 South Mount Street
Fairfield, Texas 75840
Telephone: (903) 389-2633
Fax: (903) 389-6327**

FUND/DEPT CODE:	02-5-04-6105	BALANCE:	
------------------------	--------------	-----------------	--

PURCHASING: _____ **DATE:** _____

TO HIM BE GLORY

Concrete Construction

Ronald Cooksey, Owner

Elkhart, Texas

(903)343-1071

House Foundations
Metal Buildings
Garages, Carports
Steel Awnings

Driveways
Entryways
Patios
Sidewalks

TO: City of Fairfield

FROM: Ronald Cooksey

RE: Walking paths in park

537' of walking path 5' wide, 4" thick.....	\$16,110.00
1,588.5' of walking path, 5' wide, 4" thick.....	47,655.00
Gutter and sidewalk by bridge, 8' x 8.5' x 4".....	4,760.00
	<hr/>
	\$68,525.00

This bid includes removing old sidewalks and transporting to designated area.

This proposal is good for 30 days and would require 50% down and balance due upon job completion. I would greatly appreciate your consideration for this project.

Ronald Cooksey

04/20/2020

Ronald Cooksey

Date

I can do all things through Christ who strengthens me."
Philippians 4:13

TERRY VAUGHAN CONSTRUCTION
14312 ACR 404
PALESTINE, TEXAS 75803
PHONE # 903-549-2983
CELL # 903-391-7000

PROPOSAL FOR Clyde Woods
City of Fairfield
Replace city sidewalk at park
clyde.woods@fairfieldtexas.net

East side of creek: replace concrete
sidewalk - no removal included.
565 x 5
Total \$ 19650.⁰⁰

Replace all concrete sidewalks except
areas that are still good, price includes east side
Approx 11,200 sq ft total \$ 77,840.⁰⁰

Remove old concrete sidewalks
and pile for the city to haul
off. Price does not include dirt
if needed.
Total \$ 14,500

Thank You,
Terry Vaughan

4-26-20