

**CITY OF SULPHUR SPRINGS, TEXAS
REGULAR MEETING OF THE
CITY COUNCIL**

JUNE 2, 2020

7:00 p.m.

Mayor Sellers called the regular meeting of the Sulphur Springs City Council to order at 6:30 p.m. Councilman Moore moved to adjourn to executive session in accordance with Texas Government Code, Title 5, Chapter 551.072, Deliberations regarding Real Property. Councilman Aguilar seconded and the vote was unanimous. There was no one present to speak to the issue.

The following council members and staff were present:

Mayor John A. Sellers
Mayor Pro Tem Freddie Taylor
Councilman Doug Moore
Councilman Harold Nash Sr.
Councilman Oscar Aguilar

Absent: None

Staff: Marc Maxwell, City Manager
Gale Roberts, City Secretary
Jim McLeroy, City Attorney
Gordon Frazier, Director of Human Resources
Lesa Smith, Finance Director
Tory Niewiadomski, Community Development Director
James Jordan, Director of Utilities

RECONVENE

Mayor John A. Sellers reconvened the regular meeting of the Sulphur Springs City Council to order at 7:05 p.m. after a few minutes of streaming issues.

PLEDGE AND INVOCATION

Mayor Sellers led in the pledge of allegiance to the United States Flag and the Pledge to the Texas Flag, and the invocation was led by Councilman Nash.

PRESENTATIONS, PROCLAMATIONS, AND ANNOUNCEMENTS

Mayor Sellers commented that it was great for all of us to be back together and to have Councilman Aguilar back as well. We have spent the last two meetings conducting business via Zoom and Utube. He was hopeful that some may have watched.

Councilman Aguilar thanked the City Council for the appointment and stated he would definitely vote for himself in November. Mayor Sellers said he had better.

MANAGER'S REPORT WILL INCLUDE A STATUS REPORT OF CAPITAL IMPROVEMENTS, WASTEWATER TREATMENT PLANT OPERATIONS, ACCIDENTS AND CLAIMS FOR THE MONTH, AND A REVIEW OF EXPENDITURES AND REVENUES

COVID-19 RESPONSE –

- Most City Offices have reopened. Police Department, Fire Department, Water Treatment Plant and Wastewater Treatment Plant remain closed. The Municipal Library has partially reopened.
- Police and Fire continue to implement new procedures for dealing with persons suspected of COVID-19.
- Police and Fire employees still have their temperature taken when arriving at work.
- Department Heads, the City Manager and the Mayor meet each week (virtually) to coordinate our efforts.
- Mayor, City Manager, Police Chief and Fire Chief attend weekly EOC briefings.

WASTEWATER TREATMENT PLANT – The Wastewater Treatment Plant is finally completed. It is a few months late, but it is \$256,000 under budget. We had several change orders during construction, but most reduced the cost of the project rather than increase it. Congratulations to Utilities Director James Jordan for a job well done!

GRAYS BUILDING – Staff is still fine tuning the specifications for this project in an effort to keep costs down and quality up. We are leaning toward utilizing the construction manager method of construction.

BELLVIEW STREET – Atmos is still replacing their gas line on this project. I don't expect Atmos to be finished for 60 days.

MCCANN STREET – HOLIDAY DRIVE - We still haven't done much on these two streets since we are still trying to understand the extent of the economic impact of COVID.

CONNALLY STREET – Construction continues on the sidewalk on the south side of Connally Street. The Capital Construction Division poured 102 cubic yards of concrete on Connally Street in May.

STREET IMPROVEMENT PROGRAM –The Street Improvement Program (SIP) is in full swing. Below is a list of the streets to be paved this year. The streets that were completed in May have been struck through. I expect the remainder to be completed in June. The SIP is funded by a combination of General Fund revenues and the Street Maintenance Fee on the water bill. Streets funded by the Street Maintenance fee are highlighted in yellow.

<u>Street</u>	<u>Between</u>	<u>Length</u>
Asphalt Repair	Various soft spot repairs	1000
Barbara	Tate to Camp	649
Cedar Springs	Hollie and Cedar Spring	3364
CMH Rd.	Hwy 67 to I-30	2535
Debord	Park to Cemetery	570
Graham	Gilmer to Oak	338
Harred	Alabama to College	470
Lake Shore	Jill to Lewis	1362
Linda	Fisher to Gilmer	1410
Longino	Middle to Park	1452
Lou and Jonas		2650
Middle	Jackson to Church	1140
Mockingbird	Shannon to Posey	3560
Myndi	Helm to dead end	898
Nicholson	Locust to Moore	1072
Oak Grove	Jefferson to End	702
Park Cir.	Bill Bradford to all	1563
Plano/Pampa	Texas to Brinker	1362
Rosemont	Jefferson to Houston	1072
Seventh	RR to Park	1584

CLAIMS – We had 2 minor worker’s compensation claims in May. Both claims were minor. One was in the Police Department, and the other was in the Fire Department.

We received 2 liability claims in May. One person injured her knee in Buford Park. That claim was denied by TML. Another person is claiming the vibrations from a house demolition performed by the city caused their floor to buckle. That claim has also been submitted to TML. Another citizen reported damages from a sewer overflow, and they were paid \$1,670 for damages by TML.

REVENUES AND EXPENDITURES – Finance Director Lesa Smith will give a year-to-date report of revenues and expenditures.

Elsewhere around the city, employees:

- Prepared downtown for another summer season.
- Fertilized all athletic fields.
- Removed all weeds from Kids Kingdom.
- Burned the brush pile at Coleman Park, actually an arsonist beat us to it.
- Trimmed up trees at Buford Park to a minimum 10' clearance.
- Trimmed shrubs at the library and the senior citizens center.
- Made major street repairs following 7 utility repairs.
- Repaired 247 potholes.
- Cleaned storm drains 3 times.
- Replaced a downtown streetlight and a seat wall after a wreck.
- Replaced a stop sign that had been run over.
- Hauled 7,600 tons of broken concrete from Thermo to Hilltop.
- Replaced one washed-out culvert on CR 2307.
- Removed concrete at the site of the proposed senior citizen center.
- Conducted 24 building inspections, 29 electrical inspections, 15 plumbing inspections, 7 mechanical inspections and issued 24 building permits,
- Responded to 182 fire/rescue calls including 4 structure fires, 2 vehicle fires and 6 grass fires.
- Sent out 42 notices for weed violations.
- Performed preventative maintenance on 80 fire hydrants.
- Sold 1,360 gallons of AvGas and 4,480 gallons of JetA fuel.
- Checked out 2,236 books from the library.
- Replaced the lamps on the Peavine Pinion boardwalk.
- Treated Wastewater to a daily average total suspended solids reading of .21 mg/L. our limit this time of year is 12 mg/L. This is a new record for the plant. Once the new plant has been in service for a year, we should have it re-rated for a flow greater than 5.4 MGD.
- Repaired 10 water main ruptures. Replaced 10 water meters.
- Unstopped 17 sewer mains.
- Repaired 4 sewer mains.

- Washed 75,000 feet of sewer mains.
- Treated 143 million gallons of potable water.
- Flushed 36 dead-end water mains.
- Responded to 26 accidents including 2 deaths, wrote 469 citations, recorded 78 offenses, made 55 arrests, and responded to 2,221 calls for police service.
- Made 8 felony arrests on the special crimes unit.
- Responded to 192 animal control calls and achieved an 84% adoption rate.

DISCUSSION/ACTION ON THE CONSENT AGENDA

Consider for approval the regular City Council meeting minutes of May 5, 2020; the Planning and Zoning Commission meeting minutes of April 29, 2020; the Zoning Board of Adjustments and Appeals meeting minutes of April 21, 2020; and the Economic Development Corporation meeting minutes of April 27, 2020. There was no one to speak to the issue. Councilman Aguilar made a motion to approve the minutes as presented. Mayor Pro Tem Taylor seconded the motion and the vote was unanimous.

The motion carried.

DISCUSSION/ACTION ON A MOTION TO APPROVE RESOLUTION NO. 1194 AUTHORIZING THE CITY'S PARTICIPATION IN THE OFFICE OF THE GOVERNOR, PUBLIC SAFETY OFFICE CRIMINAL JUSTICE DIVISION CORONAVIRUS EMERGENCY SUPPLEMENTAL FUNDING (CESF) PROGRAM

The Office of the Governor of the State of Texas has made funds available through Coronavirus Emergency Supplemental Funding (CESF) program. Funds must be utilized to prevent, prepare for, and respond to the coronavirus. Allowable projects and purchases include, but are not limited to, overtime, equipment (including law enforcement and medical personal protective equipment), hiring, supplies (such as gloves, masks, sanitizer), training, travel expenses (particularly related to the distribution of resources to the most impacted areas), and addressing the medical needs of inmates in local and tribal jails and detention centers. There are multiple avenues available to the City for reimbursement of coronavirus expenses. As coronavirus reimbursement programs are updated and changed, staff is trying to decide which programs to participate in. This resolution would allow staff to seek reimbursement through this program if deemed necessary. There was a brief discussion. There was no one else to speak to the issue. Mayor Pro Tem Taylor moved to approve the resolution as presented. Councilman Moore seconded the motion and the vote was unanimous.

The motion carried.

DISCUSSION/ACTION ON MOTION TO APPROVE THE PURCHASE OF A NEW SEWER TRUCK

The Utilities Department requests authorization to purchase a replacement sewer truck at a cost of \$125,000.00. The proposed truck has 1700 hours and is a 2009 model. By comparison, the City's existing truck is the same model and year and it has over 8,400 hours of use. The City's current truck has reached the end of its life, and the Utilities Department has been operating without it for over a year. A new truck would cost approximately \$380,000.00. Staff believes the better option is the used truck. The Utilities Department utilizes sewer cleaning trucks to remove roots, grit, grease, and other debris for the wastewater collection system including sewer mains, manholes and lift stations. In addition to routine collection system maintenance, the existing truck was used in combination with the City's CCTV trailer to clean sewer mains prior to video inspection. Staff plans to keep our current truck and use it for parts as the need arises. There was a brief discussion. There was no one else to speak to the issue. Councilman Nash moved to approve the purchase of the sewer truck from Highland Village. Councilman Aguilar seconded the motion and the vote was unanimous.

The motion carried.

DISCUSSION/ACTION ON A MOTION TO APPROVE RESOLUTION NO. 1195 TO SELECT AN ARCHITECTURAL FIRM FOR THE NEW SENIOR CITIZENS BUILDING AND AUTHORIZING THE CITY MANAGER TO EXECUTE SAID DOCUMENTS

City Manager Maxwell presented the staff report. Staff sent out requests for qualifications to numerous architectural firms in north/northeast Texas on April 29th. Nine firms responded with statements of qualifications. A selection committee composed of the mayor, city manager, city secretary, director of finance, director of community development, director of parks and recreation and the senior citizens program director narrowed the field of candidates down to two. The preferred architectural firm is REES Architects, and the second choice is Magee Architects. Staff seeks authorization to negotiate a contract with REES, and if negotiations fail to negotiate a contract with Magee. Typical fees for architectural services are about 3% of the project cost. Staff plans to negotiate a flat fee for architectural services to eliminate the incentive to grow the project costs. There was a brief discussion. There was no one else to speak to the issue. Councilman Moore moved to approve the resolution as presented. Councilman Nash seconded and the vote was unanimous.

The motion carried.

DISCUSSION/ACTION ON APPROVAL OF A FEE SCHEDULE FOR THE USE OF THE CITY COUNCIL CHAMBERS

Finance Director Smith presented the staff report. Currently, the City allows the use of the Council Chamber for events, classes, meetings, and more at no cost. City staff recommends that the Council authorize a fee for the use of the facility in an effort to cover the cost of employee time spent setting up and resetting the room, providing utilities, and other associated costs. Staff also recommends approval of a \$65.00 cleaning fee to cover the cost of cleaning the room, kitchen, and bathrooms by an outside contractor after each rental.

Staff has compiled the three options below for the facility rental fee.

Option #1	
Refundable Deposit	\$100
Monday - Friday, 8 A.M. - 5 P.M.	\$75 for up to 6 hours
After 5 P.M. and Weekend/Holiday	\$150 for up to 6 hours
Hourly rate after 6 hours	\$25 per hour
Option #2	
Refundable Deposit	\$100
Daily Rental	\$200
Option #3	
Refundable Deposit	\$100
Hourly Rental	\$25
Cleaning/Sanitizing Fee	\$65

Fees charged by other area venues.

Area Facilities	Hourly Use	Daily Use	Deposit
Civic Center- 1/3 of the hall	\$ -	\$ 650.00	\$ -
Venue at 219	\$ 200.00	\$ 1,500.00	\$ -
Rustic O	\$ 150.00	\$ -	\$ -
The Savannah	\$ -	\$ 750.00	\$ -
Clarion Pointe	\$ -	\$250/\$450	\$ -
Best Western	\$ -	\$ 500.00	\$ 100.00
Hampton Inn	\$ -	\$ 180.00	\$ -
LaQuinta	\$ -	\$ 200.00	\$ -

City Owned Facilities	Hourly Use	Daily Use	Deposit
Grays Building	\$ -	\$ 50.00	\$ 100.00
Buford Park Pavilion	\$ 12.50	\$ 75.00	\$ 100.00
Senior Center	\$ -	\$ 25.00	\$ -

There was a lengthy discussion. Emily Glass addressed the City Council regarding not for profit groups. There was no one else to speak to the issue. Councilman Aguilar moved to approve Option #2 along with the cleaning and sanitizing fee. Mayor Pro Tem Taylor seconded and the vote was unanimous.

The motion carried.

The City Council would like to see a policy at the next meeting if possible.

DISCUSSION/ACTION ON EXECUTIVE SESSION ITEM

Councilman Moore moved to approve Resolution No. 1196 authorizing the City Manager to negotiate and contract with Dixon & Dixon Insurance Agency, LLC, for the purchase of Lot 5, Block 38 of the Original Town Addition, also known as 331 Oak Avenue. This property is located adjacent to the proposed site of the Sulphur Springs Senior Citizens Activity Center. There was no one to speak to the issue. Councilman Nash seconded and the vote was unanimous.

The motion carried.

VISITORS AND PUBLIC FORUM

Dani Saunders spoke regarding Police Safety and Protesting. The City Manager stated that peaceful protests are welcome, and our Police Department is very fair. Councilman Nash stated that Chief Ricketson is an incredibly open person and he even has the Police Chief's personal cellphone number. He added that the Chief is level minded and concerned about the people. He also follows the law. Councilman Moore stated that the Police Chief treats everyone the same and he would be shocked to learn anything to the contrary. City Attorney McLeroy stated that we all get along very well and mentioned the peaceful protest of PETA last summer during the Dairy Festival which went very well. The PETA folks made friends while they were here. City Manager Maxwell added that the Police Department is one of the best and it is because of exceedingly high character of our officers and the character and leadership of Chief Ricketson.

ADJOURN

With all business complete the meeting was adjourned at 7:56 p.m.