

**MINUTES OF A REGULAR MEETING
OF THE
EULESS CITY COUNCIL
Tuesday, June 28, 2016**

A regular meeting of the Euless City Council was called to order by Mayor Linda Martin at 4:31 p.m. on Tuesday, June 28, 2016, in the Precouncil Conference Room of City Hall, 201 North Ector Drive. Those present included Mayor Linda Martin, Council Members Tim Stinneford, Jeremy Tompkins, Eddie Price, Linda Eilenfeldt, and Harry Zimmer. Mayor Pro Tem Perry Bynum was not present due to a scheduled absence.

During the Precouncil meeting:

- Council Member Jeremy Tompkins advised that the Town Hall meeting held Thursday, June 23, 2016, was great and recognized Deputy City Manager Bob Freeman for moderating the event.
- Deputy City Manager Bob Freeman provided an update on his wife's, Julie, recent surgery.
- City Manager Loretta Getchell informed the City Council that longtime employee and recent retiree John Ledbetter passed away last night.
- City Manager Getchell stated that the Euless Fire Local 3548 golf tournament will be held Wednesday, June 29, 2016, at Texas Star Golf Course.
- City Manager Getchell reviewed the regular agenda.
- Police Lieutenant Brandon Zachary presented the Code update for year to date through May 2016, and provided information regarding high grass and weeds cases.
- Director of Planning and Economic Development Mike Collins presented the Development update, including the current commercial and residential development.
- City Manager Getchell provided an update related to recommended changes to Chapter 78 of the Code of Ordinances relating to Hotel Occupancy Taxes.

City Attorney Wayne Olson clarified the recommended changes related to penalty and interest charges.
- Finance Director Janina Jewell presented the Financial update for the period ending May 31, 2016.

The City Council recessed the Precouncil meeting at 6:36 p.m.

COUNCIL CONSIDERATION OF SCHEDULED ITEMS – COUNCIL CHAMBERS

The Eules City Council continued their meeting in the Council Chambers at 7:00 p.m. for consideration of scheduled items.

STAFF MEMBERS PRESENT

City Manager Loretta Getchell
Deputy City Manager Bob Freeman
Assistant City Manager Chris Barker
City Attorney Wayne Olson
City Secretary Kim Sutter
Deputy City Secretary Lindsay Wells
Police Chief Mike Brown
Assistant Finance Director Jackie Theriot
Assistant Director of Public Works James Whitt
Director of Parks and Community Services Ray McDonald
Fire Chief Wes Rhodes
Assistant to the City Manager Betsy Deck
Information Services Administrator Scott Joyce
Library Administrator Sherry Knight
Human Resources/Risk Administrator Carolyn Marshall
Texas Star Manager Glenda Hartsell-Shelton
Senior Planner Stephen Cook

VISITORS

Mavae Anovelo	Debbie LaPenna	Barney Snitz
Heath Barber	Aisea Maafu	Charles Taufa
James Cabrenos	Ofa Maafu	Melinda Tevi
Cynthia Carrion	Don Martin	Lori Tompkins
Chris Fields	Sione Mohetan	David Vi
TeShay Flowers	John Monroe	Mavy Wright
Lee Ann Folau	Eric Pauni	
Sloane Hola	Judson Pedigo	

INVOCATION

Finance Director Janina Jewell gave the invocation.

PLEDGE OF ALLEGIANCE

Council Member Linda Eilenfeldt led the pledge of allegiance.

ITEM NO. 1. PRESENTATION OF EMPLOYEE OF THE MONTH FOR JULY

Police Chief Mike Brown introduced Dispatcher Darla Wilson. Darla was accompanied by her wife, Heather Wilson, mother-in-law, Lou Naylor, and members of the Police Department.

Mayor Martin presented Darla with a plaque and certificate commemorating her selection as employee of the month for July 2016.

ITEM NO. 2. PRESENTATION OF EMPLOYEE SERVICE PIN

Police Chief Mike Brown introduced Senior Police Officer Chase Lapenna. Chase was accompanied by his fiancé, Tiffany Tiliacos, mother, Debbie, father, Bob, and members of the Police Department. Mayor Martin presented Chase with a service pin commemorating his 5 years of service with the City.

Police Chief Mike Brown introduced Senior Police Officer Michael Moore. Michael was accompanied by members of the Police Department. Mayor Martin presented Michael with a service pin commemorating his 5 years of service with the City.

Police Chief Mike Brown introduced Senior Police Officer Derick Rogers. Derick was accompanied by members of the Police Department. Mayor Martin presented Derick with a service pin commemorating his 5 years of service with the City.

ITEM NO. 3. PRESENTATION AND RECOGNITION OF EULESS TEXANS RUGBY CLUB

Mayor Martin presented Eric Pauni and the Eules Texas Rugby Club with a certificate recognizing their accomplishment in placing second in the nation in the USA Rugby Club National Championship.

Mr. Pauni announced that their coach was unable to attend due to a death in the family and read prepared remarks from the coach. He introduced the team members in attendance and thanked Mayor Martin for the recognition for their team.

ITEM NO. 4. PRESENTATION OF DISTINGUISHED BUDGET PRESENTATION AWARD

Finance Director Jewell announced that the Government Finance Officers Association has awarded the City of Eules the Certificate of Recognition for Budget Preparation. The award is presented to those who have been instrumental in their government unit achieving a Distinguished Budget Presentation Award.

Finance Director Jewell stated that this is the 25th consecutive year the City has received the award which is looked upon favorably by other communities. The award recognizes that the budget document is understandable to the community, acts as a planning document and as a guide into the new budget year for staff. She

acknowledged the directors and administrators for their assistance in the budget preparation process.

ITEM NO. 5. PRESENTATION OF AMERICAN HEART ASSOCIATION MISSION LIFELINE AWARD

Mayor Martin presented the Mission: Lifeline® EMS – Silver Achievement Award to Fire Chief Wes Rhodes as awarded by the American Heart Association for demonstrating continued success in using the Mission: Lifeline® EMS program.

Assistant Fire Chief Jeff Morris advised the City Council of the criteria for the award.

CONSENT AGENDA (items 6 through 11)

Mayor Martin asked Assistant City Manager Chris Barker to read each item into the record.

Council Member Stinneford motioned to approve the consent agenda items number 6 through 11.

Council Member Eilenfeldt seconded the motion.

Ayes: Mayor Martin, Council Members Stinneford, Tompkins, Price, Eilenfeldt, and Zimmer

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 6. AUTHORIZED PURCHASE OF DIGITAL LIBRARY MATERIALS FROM BIBLIOTHECA, INC.

Authorized the purchase of digital library materials (e-books and e-audiobooks) from Bibliotheca, Inc., PO Box 38052, Edmondton, Alberta, Canada, the sole source provider of materials for the Cloud Library platform in use by the library. The estimated budget expenditure will be \$60,000.

ITEM NO. 7. AUTHORIZED PURCHASE OF TELEPHONE AND VOICEMAIL SYSTEM AND AUTHORIZED CITY MANAGER TO ENTER INTO A CAPITAL LEASE AGREEMENT

Authorized the purchase of a Cisco voice over IP (VoIP) telephone and voicemail system for use in City facilities to replace the current phone system that has reached the end of its useful life. The annual savings of \$100,000 will be used to purchase the Cisco VoIP telephone system, totaling \$275,000, financed at zero percent interest, over three years. At the end of the three-year term, the City will own the equipment outright

and realize the annual savings. The Cisco VoIP system and all installation services are included on the Texas DIR purchasing contract through CDW-G.

ITEM NO. 8. APPROVED RENEWAL OF RFP NO. 007-13

Renewed RFP No. 007-13, for re-insurance coverage for the City's health insurance program with HM Insurance Group to cover the time period of October 1, 2016 to September 30, 2017, for specific stop loss re-insurance coverage. HM Insurance has agreed to an extension of the contract with an increase of 9.69 percent, which is below the medical trend.

ITEM NO. 9. AWARDED REQUEST FOR PROPOSAL NO. 008-16 AND AUTHORIZED PURCHASE AND INSTALLATION OF MATERIALS THROUGH TIPS AND BUYBOARD PURCHASING PROGRAMS

Awarded RFP No. 008-16 for a construction contract to C. Green Scaping, LP., 2401 Handley Ederville Road, Fort Worth, for the Parks at Texas Star Phase V, in the amount of \$1,951,485.70, less Change Order No. 1 – Value Engineering and Reduction in Scope, a deduction of \$337,365.00, for a net contract amount of \$1,614,120.70, and authorized the City Manager to negotiate and execute the contract and providing for an additional contingency in the amount of \$25,000.

Additionally authorized the purchase and installation of sports turf and sports lighting from Geo Surfaces-Global Synthetics Environmental, LLC, 6326 Highland Road, Baton Rouge, Louisiana, through the TIPS Interlocal Purchasing System and authorized the purchase of a bleacher canopy from Site Source Inc., 1812 Kipling Drive, Flower Mound, through the BuyBoard Cooperative Purchasing Program. Miscellaneous other materials will be purchased through BuyBoard vendors at an estimated cost of \$84,708. The City's paving contractor will perform paving services estimated at \$54,000.

ITEM NO. 10. AWARDED BID NO. 011-16

Awarded Bid No. 011-16 for a construction contract to William J. Schultz Inc., dba Circle C Construction, 500 West Trammel Avenue, Fort Worth, for the replacement of sanitary sewer mains in portions of the Green Hills Park Addition in the amount of \$251,020. Bids were received from five companies and were opened on June 9, 2016. The low bid was submitted by King Solution Services of Houston; however, due to the significant difference in bid amounts (32 percent below the second bidder) and the vendor's experience record, staff has expressed concern regarding the contractor's ability to successfully complete the project for the unit prices bid. The scope of the project has been expanded to include a 240 foot section of pipe to the east of Aransas Drive which has increased the cost of the project by \$15,879.

ITEM NO. 11. APPROVED CITY COUNCIL MINUTES

Approved City Council minutes of the special called meeting of June 9, 2016, and the regular meeting of June 14, 2016.

REGULAR AGENDA

ITEM NO. 12. APPROVED FIRST AND FINAL READING OF ORDINANCE NO. 2115

Council Member Tompkins motioned to approve Ordinance No. 2115, amending the City of Euless Code of Ordinances, Chapter 34, "Fire Prevention and Protection," adopting the 2015 International Fire Code.

Council Member Price seconded the motion.

Ayes: Mayor Martin, Council Members Stinneford, Tompkins, Price, Eilenfeldt, and Zimmer

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 13. APPROVED FIRST AND FINAL READING OF ORDINANCE NO. 2124

Director of Planning and Economic Development Collins advised that the City currently uses the 2009 International Code Council (ICC) codes and the 2011 National Electric Code (NEC). Ordinance No. 2124 will adopt the 2014 NEC and the 2015 ICC codes with amendments, and Chapter 34 of the 2009 International Building Code (IBC).

Council Member Eilenfeldt motioned to approve Ordinance No. 2124, amending the City of Euless Code of Ordinances, Chapter 14, "Buildings and Building Regulations," adopting the 2015 International Code Council Codes, 2014 National Electric Code, and Chapter 34 of the 2009 International Building Code.

Council Member Price seconded the motion.

Ayes: Mayor Martin, Council Members Stinneford, Tompkins, Price, Eilenfeldt, and Zimmer

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 14. APPROVED FIRST AND FINAL READING OF ORDINANCE NO. 2125

Assistant City Manager Barker presented the item to the City Council and advised that Eules Junior High, located west of Himes Drive, east of North Ector Drive, and north of North Service Road State Highway (SH) 183, will experience a change in how students access the school due to the Midtown Express construction of SH 183. Ordinance No. 2125 will establish a new school zone and designate a one-way street to provide increased safety for school students, personnel and surrounding pedestrians.

Council Member Stinneford motioned to approve Ordinance No. 2125, amending the City of Eules Code of Ordinances, Chapter 82 "Traffic and Motor Vehicles," Article III, "Operation of Vehicle," Section 82-63, "Same – School zones," to establish a school zone for a certain area and designate a one-way street.

Council Member Zimmer seconded the motion.

Ayes: Mayor Martin, Council Members Stinneford, Tompkins, Price, Eilenfeldt, and Zimmer

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 15. HELD PUBLIC HEARING AND APPROVED FIRST AND FINAL READING OF ORDINANCE NO. 2122

Mayor Martin opened the public hearing at 7:36 p.m.

Director of Planning and Economic Development Collins presented the item (Zoning Change Case No. 16-01-ZC) to the City Council, and advised that the applicant, Jacob Sumpter, AICP (MMA) on behalf of W.R. Rose Investments Inc. Trust, is seeking to rezone an existing Neighborhood Business District (C-1) zoned property into Single Family Detached Dwelling District (R-1) zoning in the 900 block of North Main Street. Additionally, the Planning and Zoning Commission held a public hearing on May 17, 2016, and the case was tabled at the request of the property owner. The Planning and Zoning Commission held a second public hearing on June 21, 2016, and voted to recommend approval with a vote of 7-0-0.

Mayor Martin asked to hear from any proponents followed by opponents of the case. Seeing none, Mayor Martin closed the public hearing at 7:38 p.m.

Jacob Sumpter, representing W. R. Rose Investments Inc. Trust, was present to address any questions.

Council Member Stinneford motioned to approve the first and final reading of Ordinance No. 2122, a zoning change of Harwood Crossing Addition, Block 1, Lot 5 to be changed from Neighborhood Business District (C-1) into Single Family Detached Dwelling District (R-1).

Council Member Tompkins seconded the motion.

Ayes: Mayor Martin, Council Members Stinneford, Tompkins, Price, Eilenfeldt, and Zimmer

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 16. HELD PUBLIC HEARING AND APPROVED FIRST AND FINAL READING OF ORDINANCE NO. 2119

Mayor Martin opened the public hearing at 7:39 p.m.

Director of Planning and Economic Development Collins presented the item (Specific Use Permit No. 16-04-SUP) to the City Council and stated that the applicant, James Sosa, representing Hwy 10 Tire Shop, is seeking to renew the Specific Use Permit (SUP) for his business located at 116 West Euless Boulevard. This will be the third renewal of the SUP, with each renewal containing the same conditions of operation. Over the previous five years, there have been multiple occurrences in which Mr. Sosa has been out of compliance. These repeated violations include outdoor storage of tires and materials, and performing repairs to vehicles outside of the building. The outdoor storage of tires poses a potential health risk due to the creation of mosquito breeding areas. Additionally, the Planning and Zoning Commission held a public hearing on June 7, 2016, and voted to recommend approval with a vote of 6-0-0 with the following conditions:

- 1) The Specific Use Permit is tied to the Business Owner James Sosa;
- 2) The Specific Use Permit is tied to the Business Name: Hwy 10 Tire Shop;
- 3) All tires stored on site whether new or used, shall be stored in a manner that is screened from public view from the right-of-way and shall be stored under cover so as to not allow the collection of rainwater within the tires;
- 4) All repair of tires shall be conducted within the building or within the fenced area behind the building;
- 5) Outdoor storage is prohibited in front of the building;
- 6) The auto repair services provided by this establishment are tire repair and wheel-related repairs. Any other auto repair services are in violation of this Specific Use Permit;
- 7) The term of this Specific Use Permit shall be granted for a period of six (6) months in order to gauge the further appropriateness of the use at the specific location. At the end of this six month period the City Council shall determine whether to renew or extend the Specific Use Permit;
- 8) The Specific Use Permit may be revoked if one or more of the conditions imposed by this permit has not been met or has been violated; and
- 9) Upon revocation or expiration of the Specific Use Permit, all uses permitted hereunder shall cease.

Mayor Martin asked to hear from any proponents followed by opponents wishing to speak regarding the case. Seeing none, the public hearing was closed at 7:41 p.m.

James Sosa, representing Hwy 10 Tire Shop, was present to address any questions.

Council Member Tompkins addressed Mr. Sosa and advised that his business would soon be more visible due to the highway construction and asked for the conditions to be met and wished him success.

Council Member Tompkins motioned to approve the first and final reading of Ordinance No. 2119, a Specific Use Permit for a Tire Repair Shop on J. P. Halford Addition, Block D, Lot 7, 116 W. Eules Boulevard in the Texas Highway 10 Multi-Use District (TX-10).

Council Member Zimmer seconded the motion.

Ayes: Mayor Martin, Council Members Stinneford, Tompkins, Price, Eilenfeldt, and Zimmer

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 17. HELD PUBLIC HEARING AND APPROVED FIRST AND FINAL READING OF ORDINANCE NO. 2120

Mayor Martin opened the public hearing at 7:43 p.m.

Director of Planning and Economic Development Collins presented the item (Specific Use Permit No 16-08-SUP) to the City Council and stated that the applicant, Denelra Dorsett representing Real Life Ministries, is seeking approval of a Specific Use Permit (SUP) for a place of worship and intends to lease 4,000 square feet of space from the property owner at 1717 West Eules Boulevard. The remaining portion of the building is occupied by the property owner who runs a limousine service. Pastor Dorsett advised the Planning and Zoning Commission that approximately 95 to 150 members would attend services on a regular basis. The parking for the site has over 70 parking spaces outside of the area related to the transportation business. Additionally, the Planning and Zoning Commission held a public hearing on June 7, 2016, and voted to recommend approval with a vote of 6-0-0 with the following conditions:

- 1) Tied to the place of worship representative, Denelra Dorsett;
- 2) Tied to the place of worship name, Real Life Ministries C.O.G.I.C;
- 3) The term of this Specific Use Permit shall be granted for a period of one year in order to gauge the further appropriateness of the use at the specific location. At the end of this one year period the City Council shall determine whether to renew or extend the Specific Use Permit;
- 4) The Specific Use Permit may be revoked if one or more of the conditions imposed by this permit has not been met or has been violated; and

- 5) Upon revocation or expiration of the Specific Use Permit, all uses permitted hereunder shall cease.

Mayor Martin asked to hear from any proponents followed by opponents wishing to speak regarding the case. Seeing none, the public hearing was closed at 7:45 p.m.

Deneltra Dorsett, representing Real Life Ministries, was present to address any questions.

Council Member Price motioned to approve the first and final reading of Ordinance No. 2120, a Specific Use Permit for a Place of Worship on Eules Industrial Park Addition, Block 3, Lot 1, 1717 W. Eules Boulevard, Suite 200 in the Texas Highway 10 Multi-Use District (TX-10).

Council Member Stinneford seconded the motion.

Ayes: Mayor Martin, Council Members Stinneford, Tompkins, Price, Eilenfeldt, and Zimmer

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 18. HELD PUBLIC HEARING AND APPROVED FIRST AND FINAL READING OF ORDINANCE NO. 2121

Mayor Martin opened the public hearing at 7:46 p.m.

Director of Planning and Economic Development Collins presented the item (Specific Use Permit No 16-12-SUP) to the City Council and stated that the applicant, Judson Pedigo representing Autrey Motorsports LLC, is seeking a Specific Use Permit (SUP) to house vehicles for sale through an internet based appointment process. The company currently leases 10,000 square feet and the interior space will be subdivided with walls erected to meet all applicable building and fire codes. The floor space will be segregated into approximately 4,000 square feet of office space, 3,000 square feet of installation area, and 3,000 square feet for the vehicle display area. The square footage of the leased space would allow for up to 20 cars. Additionally, the Planning and Zoning Commission held a public hearing on June 7, 2016, and voted to recommend approval with a vote of 6-0-0 with the following conditions:

- 1) Tied to the business owner: Judson Pedigo;
- 2) Tied to the business name: Autrey Motorsports LLC;
- 3) No outdoor advertising display other than a permitted sign indicating the name of the business;
- 4) No outdoor storage or display of vehicles;
- 5) No on-site mechanical or auto body work to be performed on vehicles;

- 6) Applicable to the vehicles intended for sale, no more than five gallons of fuel stored per vehicle (including fuel in the vehicle gas tank) and no more than 50 gallons stored within the facility;
- 7) The Specific Use Permit may be revoked if one or more of the conditions imposed by this permit has not been met or has been violated, and
- 8) Upon revocation or expiration of the Specific Use Permit, all uses permitted hereunder shall cease.

Mayor Martin asked to hear from any proponents followed by opponents wishing to speak regarding the case. Seeing none, the public hearing was closed at 7:49 p.m.

Applicant Judson Pedigo, representing Autrey Motorsports LLC, was present to address any questions.

Council Member Tompkins inquired about the number of cars the applicant is planning to store on-site.

Judson Pedigo, 3832 Brookside Drive, Bedford, confirmed that, after speaking with the Fire Marshal, they will have 10 vehicles on display and five to six vehicles in the installation area.

Council Member Zimmer motioned to approve the first and final reading of Ordinance No. 2121, a Specific Use Permit for Online Auto Sales on Airport Business Park Addition, Block 1, Lot 1R, 1205 Texas Star Parkway, Suite 120 in the Heavy Industrial District (I-2).

Council Member Stinneford seconded the motion.

Ayes: Mayor Martin, Council Members Stinneford, Tompkins, Price, Eilenfeldt, and Zimmer

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 19. HELD PUBLIC HEARING AND APPROVED FIRST AND FINAL READING OF ORDINANCE NO. 2123

Mayor Martin opened the public hearing at 7:52 p.m.

Director of Planning and Economic Development Collins presented the item (Specific Use Permit No 16-10-SUP) to the City Council and stated that the applicant, John Monroe representing Korean Taekwondo Institute, is seeking a renewal of the Specific Use Permit (SUP) originally approved in October 2014. Classes are held between 3:00 p.m. and 9:00 p.m. and there is adequate parking to support all of the businesses within the center. Additionally, the Planning and Zoning Commission held a public hearing on

June 21, 2016, and voted to recommend approval with a vote of 7-0-0 with the following conditions:

- 1) Tied to the business owner, Mr. John Monroe;
- 2) Tied to the business name: Korean Taekwondo Institute;
- 3) The Specific Use Permit may be revoked if one or more of the conditions imposed by this permit has not been met or has been violated; and
- 4) Upon revocation or expiration of the Specific Use Permit, all uses permitted hereunder shall cease.

Mayor Martin asked to hear from any proponents followed by opponents wishing to speak regarding the case. Seeing none, the public hearing was closed at 7:53 p.m.

John Monroe, representing Korean Taekwondo, was present to address any questions.

Council Member Eilenfeldt motioned to approve the first and final reading of Ordinance No. 2123, a Specific Use Permit for a Sports Studio on Dorris Addition, Block 1, Lot 1, 501 North Main Street, Suite 121 in the Neighborhood Business District (C-1).

Council Member Tompkins seconded the motion.

Ayes: Mayor Martin, Council Members Stinneford, Tompkins, Price, Eilenfeldt, and Zimmer

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 20. PUBLIC COMMENTS

Christopher Fields, 901 River Oak Avenue, Euless, expressed his appreciation to the Police and Fire Departments for their service. He also asked that items discussed during the Precouncil session be discussed during the Regular Session as well, specifically the Midtown Express project.

Assistant City Manager Barker provided information regarding Midtown Express and advised of a new smart phone app with information and provided the website, www.drivemidtown.com.

Mr. Fields reiterated his concern regarding construction.

Lee Ann Folau, 800 Henslee Drive, Euless, expressed her concerns regarding the Hwy 10 Tire Shop (Agenda Item No. 16). Additionally, she inquired about the completion of the Main Street Bridge and when certain businesses may return.

City Manager Getchell confirmed that the replacement of the Main Street Bridge will be an 18 month project.

Vince Basset, 804 Peterstow Drive, expressed his appreciation to Police Chief Mike Brown and the entire City and staff for showing honor and professionalism following the death of Officer David S. Hofer. He also conveyed his appreciation to Fire Chief Wes Rhodes for the Kids Fire Academy his son recently attended and expressed a desire for a youth center in Euless.

ITEM NO. 21. REPORTS

City Manager

No report given.

City Attorney

No report given.

City Council

Mayor Martin wished everyone a happy and safe 4th of July.

Mayor Martin announced that the next City Council meeting will be held Tuesday, August 16, 2016.

ITEM NO. 22. ADJOURN

Mayor Martin adjourned the meeting at 8:12 p.m.

APPROVED:

ATTEST:

Linda Martin, Mayor

Kim Sutter, TRMC, City Secretary