

**MINUTES OF A REGULAR MEETING
OF THE
EULESS CITY COUNCIL
Tuesday, February 23, 2016**

A regular meeting of the Euless City Council was called to order by Mayor Linda Martin at 4:31 p.m. on Tuesday, February 23, 2016, in the Precouncil Conference Room of City Hall, 201 North Ector Drive. Those present included Mayor Linda Martin, Mayor Pro Tem Tim Stinneford, Council Members Jeremy Tompkins, Eddie Price, Linda Eilenfeldt, and Harry Zimmer. Council Member Perry Bynum arrived at 4:43 p.m.

During the Precouncil meeting:

- Mayor Pro Tem Tim Stinneford announced that he and the City Council recently attended the Fire Department, Police Department, and Boards and Commissions awards banquets.
- Council Member Jeremy Tompkins expressed his appreciation to Mayor Martin for proclaiming February 11, 2016, as Myles Turner Day.
- Council Member Linda Eilenfeldt announced that the new Belk Department Store in Glade Parks will hold its Grand Opening celebration on Wednesday, March 9, 2016, at 9:00 a.m. Additionally, as part of the grand opening celebration activities, a Skechers Bobs shoe donation drive will be held Friday, March 11, 2016, benefitting the Hurst-Euless-Bedford Independent School District (HEB ISD) schools in conjunction with 6Stones.
- City Secretary Kim Sutter advised that early voting for the March 1, 2016 Primary Election will continue through Friday, February 26, 2016, at the Mary Lib Saleh Euless Public Library and all polling locations will be open 7:00 a.m. to 7:00 p.m.
- City Manager Loretta Getchell announced that Fire Chief Wes Rhodes was awarded the Texas Association of Fire Educators (TAFE) Educator of the Year. Additionally, she advised that Oncor will be performing extensive tree trimming along Industrial Boulevard, Ash Lane, and Main Street.
- City Attorney Wayne Olson introduced Andrea Russell, Associate Attorney, Taylor, Olson, Adkins, Sralla & Elam, LLP.
- City Manager Getchell reviewed the regular agenda.

Sara Dempsey, Audit Engagement Partner, Weaver, presented the Comprehensive Annual Financial Report (CAFR) for Fiscal Year Ending September 30, 2015. She advised that the firm has issued an unmodified (clean) opinion, and no audit adjustments or passed adjustments were noted (item #2).

Fiona Allen, Northern Region Manager, Trinity River Authority (TRA) provided an update to the estimated system-wide savings as a result of the proposed bond refunding. She stated that the system-wide savings is close to \$12 million (item #4).

- Assistant City Manager Chris Barker introduced Dr. Anita Kurian, Associate Director of Public Health, and David Jefferson, Manager of Environmental Quality, Tarrant County Public Health. Dr. Kurian provided an update related to changes to Tarrant County's mosquito response program for the West Nile and Zika Viruses.

Discussion ensued regarding the transmittal and incubation period of the viruses.

- Fire Chief Wes Rhodes presented the Fire Department, including total run statistics, dollar loss, response times, calls for service, and Fire Marshall statistics.

CLOSED SESSION

The City Council convened into closed session at 6:08 p.m. for deliberation regarding the following:

Concerning economic development as authorized by Section 551.087:

- Discuss or deliberate regarding commercial or financial information that the City has received from business prospects that the City seeks to have locate, stay, or expand in the City and with which the City is conducting economic development negotiations; deliberate the offer of a financial or other incentive to a business prospect.
 - Eules Midtown Development Agreement

The City Council recessed closed session at 6:59 p.m.

COUNCIL CONSIDERATION OF SCHEDULED ITEMS – COUNCIL CHAMBERS

The Eules City Council continued their meeting in the Council Chambers at 7:05 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
Director of Planning and Economic Development Mike Collins
Director of Public Works and Engineering Hal Cranor
Finance Director Janina Jewell
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
Fleet and Facility Administrator Kyle McAdams
Texas Star Manager Glenda Hartsell-Shelton

VISITORS

Sara Dempsey
Abby Morphew

Juliet Morphew
Kay Price

Lori Tompkins
Peggy Vandiver

INVOCATION

Finance Director Janina Jewell gave the invocation.

PLEDGE OF ALLEGIANCE

Council Member Harry Zimmer led the pledge of allegiance.

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

Police Chief Mike Brown introduced Corporal Brian Brennan. Brian was accompanied by members of the Police Department.

Mayor Martin presented Brian with a plaque and certificate commemorating his selection as employee of the month for March 2015.

ITEM NO. 2. PRESENTATION OF COMPREHENSIVE ANNUAL FINANCIAL REPORT (CAFR) FOR FISCAL YEAR ENDING SEPTEMBER 30, 2015

City Manager Getchell stated that independent auditors from Weaver, LLP performed the annual audit as required by City Charter and are in attendance to present the findings of the report.

Sara Dempsey, Audit Engagement Partner, Weaver, LLP, presented the results of the Comprehensive Annual Financial Report to the City Council, and stated that the report indicated a sound financial environment. She added that the auditor opinion was once again unmodified, which is the highest level of assurance they can provide and reiterated that no audit adjustments were made.

CONSENT AGENDA (items 3 through 6)

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

Mayor Pro Tem Stinneford motioned to approve the consent agenda items number 3 through 6.

Council Member Tompkins seconded the motion.

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

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 3. ACCEPTED THE CAPITAL IMPROVEMENTS ADVISORY COMMITTEE SEMI-ANNUAL REPORT

Accepted the Capital Improvements Advisory Committee Semi-Annual Report for the period of April 1, 2015 through September 30, 2015. The report details the impact fees collected during this period, the funds expended, and the available balance.

ITEM NO. 4. APPROVED RESOLUTION NO. 16-1485

Approved Resolution No. 16-1485, approving the Trinity River Authority Resolution authorizing the issuance, sale and delivery of Trinity River Authority of Texas (Tarrant County Water Project) Refunding Revenue Bonds. This refunding will result in an interest savings for TRA and its member cities. The TRA contract with the cities of Euless and Bedford requires approval by the Euless and Bedford City Councils for TRA bond sales.

ITEM NO. 5. ACKNOWLEDGED RECEIPT OF COMPREHENSIVE ANNUAL FINANCIAL REPORT (CAFR) FOR FISCAL YEAR ENDING SEPTEMBER 30, 2015

Assistant City Manager Barker stated that the City Charter requires an independent auditor conduct an audit of City accounts and advised that the City Council has been provided a hard copy of the report which will also be made available on the City's website.

ITEM NO. 6. APPROVED CITY COUNCIL MINUTES

Approved City Council minutes of the regular meeting of February 9, 2016.

REGULAR AGENDA**ITEM NO. 7. APPROVED SITE PLAN NO. 15-12-SP**

Director of Planning and Economic Development Mike Collins presented the case to the City Council. He advised that the applicant, 24 Hour Fitness, is seeking to construct a 37,021 square foot membership fitness club at 2401 Rio Grande Boulevard. The Planning and Zoning Commission considered this site plan at their February 2, 2016, regular meeting and voted to recommend approval with a vote of 6-0-0.

Council Member Price motioned to approve Site Plan No. 15-12-SP for Commercial Development proposed to be located on 3.76 acres of the Jesse Doss Survey, Abstract No. 441, located at 2401 Rio Grande Boulevard within the Glade Parks development.

Council Member Eilenfeldt seconded the motion.

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

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 8. APPROVED FIRST AND FINAL READING OF ORDINANCE NO. 2102

Police Chief Brown advised that the City Council previously adopted regulations requiring convenience stores and check cashing businesses to have surveillance camera systems to aid in prosecution of crimes. In order to properly utilize surveillance camera systems in connection with the detection and prosecution of crime, all systems installed from this point forward are required to be MP4 compatible. This requirement is driven by recent court rulings and the evidence processing requirements of the Tarrant County District Attorney.

Council Member Bynum asked for clarification that this requirement is for new systems or current systems that are being upgraded.

Police Chief Brown confirmed that this ordinance will only affect businesses installing a new system or upgrading an existing system.

Council Member Bynum motioned to approve the first and final reading of Ordinance No. 2102, amending the City of Euless Code of Ordinances, Chapter 60, "Robbery Crime Prevention," Article I, "Convenience Stores And Check Cashing Business,"

Section 60-8, "Surveillance camera system," providing requirements and procedures for registration and operation.

Mayor Pro Tem Stinneford seconded the motion.

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

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 9. HELD PUBLIC HEARING AND CONSIDERED RECOMMENDED PROJECT SELECTION FOR THE 42nd YEAR COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) PROJECT FOR FISCAL YEAR 2016-2017

Mayor Martin opened the public hearing at 7:27 p.m.

Director of Planning and Economic Development Collins explained that the Department of Housing and Urban Development (HUD) annually appropriates funds to entitlement communities through the Community Development Block Grant (CDBG) program. Funds benefit low to moderate income persons and are to be used for the development of viable urban communities by providing decent housing, a suitable living environment, and expanded economic opportunities.

The City has identified two projects for funding through CDBG which include the installation of 13 accessible sidewalk ramp locations compliant with the Americans with Disabilities Act (ADA). These are located along Fuller-Wiser Road. Sidewalk accessibility ramp installations are eligible for CDBG funding regardless of their location within the community. The engineer's opinion of probable cost for the project totals \$94,750.

Additionally, staff has also identified a wastewater line replacement project within an eligible Census Block Group. The wastewater line is approximately 1,580 feet in length and is located along the rear property line of homes facing onto Hollywood Boulevard and surrounding Reaves Court. The total estimated cost of the project is \$208,700 based on recent actual bids for similar work.

Total funding allocation for the 42nd Year CDBG program has not yet been finalized. Tarrant County Community Development (TCCD) has indicated that the city's estimated project available allocation should be approximately \$265,500. There is approximately \$37,950 in CDBG funds remaining from the 40th Year CDBG program.

Mayor Martin asked to hear from any proponents followed by opponents of the item, seeing none the public hearing was closed at 7:30 p.m.

Council Member Tompkins inquired if the funds utilized would include the cost of repairing any damage to backyards and fencing.

Mr. Collins confirmed that, yes, any damage incurred during the wastewater line replacement would be covered by the CDBG funding.

Mayor Pro Tem Stinneford motioned to approve the recommended project selection for the 42nd Year Community Development Block Grant (CDBG) project for Fiscal Year 2016-2017.

Council Member Price seconded the motion.

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

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 10. AUTHORIZED MAYOR TO NEGOTIATE AND EXECUTE AN AMENDED CONSTRUCTION, FUNDING AND DEVELOPMENT AGREEMENT BY AND BETWEEN THE CITY OF EULESS, THE BOARD OF DIRECTORS OF TAX INCREMENT REINVESTMENT ZONE NUMBER FOUR AND CADG 901 AIRPORT FREEWAY, LLC AND RESCINDING THE AGREEMENT AS APPROVED ON JANUARY 26, 2016

City Manager Getchell advised the City Council that staff is recommending that the Construction, Funding, and Development Agreement (CFDA) as approved by City Council on January 26, 2016, be rescinded and that the Mayor be authorized to negotiate and execute an amended agreement. She outlined the proposed amendments, including amending the agreement to include provisions regarding additional security and collateral, clarification in the agreement regarding the terms of delivery and payment for authorized improvements under Section 6.01 and the related requirement that funds be set aside for a debt service reserve. Staff is not recommending any change regarding the amount of the improvements to be funded or the nature of the improvements to be funded.

Council Member Tompkins motioned to authorize the Mayor to negotiate and execute an amended construction, funding and development agreement by and between the City of Eules, the Board of Directors of the Tax Increment Reinvestment Zone Number Four and CADG 901 Airport Freeway, LLC, and rescind the agreement as approved on January 26, 2016.

Council Member Zimmer seconded the motion.

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

Nays: None

Mayor Martin declared the motion carried.

ITEM NO. 11. PUBLIC COMMENTS

Abigail Morphew, 1902 Trailwood Drive, Euless, presented her concerns regarding a non-moving violation citation she received, and asked the City Council to review the allowed fines for these types of offenses.

ITEM NO. 12. REPORTS

City Manager

City Manager Getchell thanked Finance Director Janina Jewell, Assistant Finance Director Jackie Theriot, and Budget/Treasury Manager Diana Ayala for their efforts in assisting with the preparation of the audit.

City Attorney

No report given.

City Council

Council Member Eilenfeldt announced that Belk Department Store will hold a soft opening at its new location in Glade Parks next week. The Grand Opening for Belk will be held Wednesday, March 9, 2016, at 9:00 a.m.

Mayor Martin announced that Fire Chief Wes Rhodes was awarded the Texas Association of Fire Educators (TAFE) Educator of the Year.

Mayor Pro Tem Stinneford announced the recipients of the awards as presented at the February 19, 2016 Police Department banquet.

Officer of the Year 2015
Distinguished Service (Sworn) of the Year 2015
Civilian of the Year 2015 (Bill Harvell Award)
Distinguished Service (Civilian) of the Year 2015
Supervisor of the Year 2015
W.M. Blackie Sustaie Award of the Year 2015
Rookie of the Year 2015 (Michael Williamson Award)
Certificate of Merit of the Year 2015

Unit Citation of the Year 2015 (Code Services)

Cale Smith
Daniel Chism
Courtney Janes
Alisha Johnson
Mark Harris
Carla Voss
Jordan Sims
Casey Sanders
Ken Bennet
James Patterson

Certificate of Civic Achievement
Volunteer of the Year 2015 (Police)
Volunteer of the Year 2015 (ECPAAA)

Brian McGarry
Fred Struck
Goose Wall
Paul Shafer
George Poango
Robert Bryan
John Luna
Betty Overstreet

Council Member Price announced the recipients of the awards as presented at the February 20, 2016, Fire Department banquet.

Employee of the Year 2015
Supervisor of the Year 2015
Driver/Engineer of the Year 2015
Wayne Britt Award
EMS Provider of the Year 2015
Rookie of the Year 2015
Distinguished Unit Award 2015

Jeremy Goodman
Captain Jacob Smith
Chris Sutterfield
Brandon Herron
Adam Parkhurst
Daniel Flores
Michael Hanks
Jason Moon
Danny Flores
Ken Rawlinson
Josh Williams
Michael Van Pelt
Cody Skinner
Scott Evans
Josh Williams
Chris Williamson
Michael Troth
Keith Smith
Ben Saladino
Jeremy Goodman
Cody Skinner
Danny Flores
Chris Sutterfield
Michael Parks
Saul Padilla
Brandon Schroeder
George Grim
Rob Butler
Robert Hopkins
Adam Parkhurst

Public Safety Award 2015

Special Recognition Award 2015
Certificate of Appreciation
Life Saving Award

Mayor Martin announced the recipients of the awards as presented at the February 22, 2016, Boards and Commissions banquet and expressed her appreciation to City Secretary Kim Sutter, Deputy City Secretary Lindsay Wells, and Parks and Library staff for their efforts in planning the event.

Volunteer of the Year 2015
Youth Volunteer of the Year 2015
Business of the Year 2015

Dale Turns
Donia Nasereddin
Bloomfield Homes
Don Dykstra
Tim Stewart
Barry Crowley
George Zahn

Lifetime Achievement Award 2015

Mayor Martin announced the candidates as they will be listed on the ballot for the May 7, 2016 City of Eules General Election.

Councilmember, Place 1

Tim Stinneford
Tim St. Clair

Councilmember, Place 3

George Moore
Eddie Price
Aaron Lindeman

Mayor Martin announced that the next City Council meeting will be held Tuesday, March 8, 2016.

ITEM NO. 13. ADJOURN

Mayor Martin adjourned the meeting at 7:45 p.m.

APPROVED:

ATTEST:

Linda Martin, Mayor

Kim Sutter, TRMC, City Secretary