

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

**NOVEMBER 5, 2019**

**7:00 p.m.**

Mayor Norman R. Sanders called the regular meeting of the Sulphur Springs City Council to order at 7:00 p.m. The following council members and staff were present:

Mayor Norman R. Sanders  
Councilwoman Erica Armstrong  
Councilman Jimmy D. Lucas  
Councilman Freddie Taylor  
Councilman Jeff Sanderson  
Councilman Doug Moore

Absent: Councilman John A. Sellers

Staff: Marc Maxwell, City Manager  
Gale Roberts, City Secretary  
Jim McLeroy, City Attorney  
Lesa Smith, Finance Director  
Tory Niewiadomski, Community Development Director  
Gordon Frazier, HR Director  
Jason Ricketson, Chief of Police

**CALL TO ORDER**

Mayor Sanders called the meeting to order at 7:00 p.m.

**PLEDGE AND INVOCATION**

Mayor Sanders 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 Lucas.

**PRESENTATIONS, PROCLAMATIONS, AND ANNOUNCEMENTS**

There was a reminder of the Veterans Day parade and the monument dedication. Also, City manager Maxwell made a presentation regarding urban sprawl.

## **MANAGER'S REPORT**

**SUNSET STREET** – The Capital Construction crew has installed 500' of new curb and gutter, 5 new driveway approaches, 240' of the concrete street, approach for Houston Street, asphalt for the tie-in at Finney Street and Van Sickle Street. The project is now complete.

**CONNALLY STREET** – Approximately 2,150' or 80% has been cement stabilized. The excavation is completed and approximately 1,600' or 60% of the full width of concrete street has been completed with the exception of the intersections, driveways, and sidewalks. Work has begun on the sidewalks on the north side of the street.

**CROSTOWN TRAIL** – There are 36 solar lights installed from Coleman Lake Dam to the north side of Peavine Pinion Lake.

**CANTEX LIFT STATION** – The lift station is in operation, but there is still work to be done.

**BELLVIEW STREET** – The Capital Construction Division began installing the sewer main on Monday.

**CLAIMS** – We had one liability claim in October. A front door was damaged while serving a felony warrant, the claim was submitted and denied by TML. We had two workers' compensation claims, one for a dog bite and the other for a fall from a ladder. A property claim for the veteran's memorial was filed when a juvenile pushed it causing it to fall and break into pieces.

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

Elsewhere around the city, employees:

- Treated wastewater to a daily average total suspended solids reading of .55 mg/L.
- Repaired 14 water main ruptures.
- Replaced 14 water meters.
- Unstopped 33 sewer mains.
- Repaired 21 sewer main.
- Washed 75,000 feet of sewer mains.
- Flushed 36 dead end water mains.
- Treated 146 million gallons of potable water.
- Sold 2,887 gallons of AvGas and 12,334 gallons of JetA fuel.
- Checked out 3,479 items from the library plus 761 eBooks.

- Conducted 40 building inspections, 25 electrical inspections, 19 plumbing inspections, 5 mechanical inspections and issued 35 building permits.
- Responded to 217 animal control calls and achieved an adoption rate of 58%.
- Made 12 felony arrests in the Special Crimes Unit.
- Responded to 2,365 police calls, made 76 arrests, recorded 58 offences, wrote 537 citations, and responded to 49 accidents in the Patrol Division.
- Responded to 208 fire/rescue calls including 1 vehicle fire and 2 grass fires.
- Conducted 35 fire inspections and reviewed 34 pre-fire plans.
- Performed preventative maintenance on 62 fire hydrants.
- Replaced ropes and flags at Veteran’s Memorial.
- Reestablished grade on 400’ of sidewalk.
- Planted rye seed grass on the Plaza.
- Prepared Buford Park for the Stew Festival.
- Winterized the fountains.
- Made 5 major street repairs following utility repairs.
- Patched 98 potholes.
- Replaced 1 “Loading” sign downtown, 2 “Stop” signs, 5 street signs, and installed 9 “No Parking within 30’ of intersection signs on Azalea Lane.
- Demolish and remove 1815 Church Street.

**DISCUSSION/ACTION ON THE CONSENT AGENDA**

Consider for approval the special City Council meeting minutes of September 16 and 24, 2019; the regular City Council meeting minutes of October 1, 2019; and the Economic Development Corporation meeting minutes of September 16, 2019. There was no one to speak to the issue. Mayor Pro Tem Armstrong made a motion to approve the minutes as presented. Councilman Sanderson seconded the motion and the vote was unanimous.

**The motion carried.**

***City Secretary Roberts gave an update on the Proposition “A” election for Early Voting results.***

**DISCUSSION/ACTION ON FIRST READING OF ORDINANCE NO. 2761, AMENDING THE CODE OF ORDINANCES BY RENAMING CHAPTER 8 TO “CITY PARKS AND LAKES” AND ADDING ARTICLE IV TITLED CITY PARKS**

City Attorney McLeroy presented the staff report. This ordinance prohibits drilling and mining in any city parks. We cannot receive a grant from Texas Parks & Wildlife for Pacific Park without having this ordinance in place. It is critical to be competitive with grant applications to the Texas Parks & Wildlife. There was no one to speak to the issue.

Councilman Taylor made a motion to approve the ordinance on the first reading. Councilman Lucas seconded the motion and the vote was unanimous.

**The motion carried.**

**DISCUSSION/ACTION ON RESOLUTION NO. 1182 ESTABLISHING A FUND BALANCE POLICY**

Finance Director Smith presented the staff report. We have been doing this but having a policy to ensure financial security through the maintenance of a healthy reserve fund. There was a brief discussion. There was no one else to speak to the issue. Councilman Taylor moved to pass the resolution as presented. Mayor Pro Tem Armstrong seconded and the vote was unanimous.

**The motion carried.**

**DISCUSSION/ACTION ON RESOLUTION NO. 1183 SUPPORTING LPM HOUSING'S APPLICATION TO THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS FOR HOUSING TAX CREDITS AND DIRECT LOAN FUNDS FOR THE TRINITY OAKS APARTMENTS IN WOODLAWN STREET**

City Manager Maxwell presented the staff report. Dan Allgeier also addressed the City Council and shared the plans for the potential work should the project be approved. LPM Housing would like to perform some renovations of the apartments, particularly the quadplexes, and is seeking housing tax credits and direct loans to help pay for the renovations. Trinity Oaks Apartments are a low to moderate income apartment complex for seniors. There was a brief discussion. There was no one else to speak to the issue. Councilman Moore moved to pass the resolution as presented. Councilman Sanderson seconded the motion and the vote unanimous.

**The motion carried.**

**DISCUSSION/ACTION ON MOTION TO APPROVE AN AMENDMENT TO OUR DEVELOPMENT AGREEMENT WITH LUMINANT ASSUMING LUMINANT'S OBLIGATIONS REGARDING THE OVERPASS AND INDEMNIFYING LUMINANT**

City Manager Maxwell presented the staff report. Under the development agreement with Luminant that was approved and signed October 16, 2018, the city must relieve Luminant of its responsibilities with respect to the overpass on FM 1870. With this amendment the City assumes responsibility for the overpass and indemnifies Luminant from any further responsibility. There is already an agreement with TxDOT that they will take the overpass onto their system and maintain it going forward. The city will pay \$100,000 to TxDOT to perform repairs initially so that when they assume responsibility

for the overpass it is up to their standards. Sid Stroud and Del McCade were available to answer any questions. There was no one else to speak to the issue. Councilman Taylor moved to approve the amendment as presented. Councilman Moore seconded and the vote was unanimous.

**The motion carried.**

**DISCUSSION/ACTION ON A MOTION TO APPROVE AN INTERLOCAL AGREEMENT WITH HOPKINS COUNTY FOR THE COLLECTION AND PROCESSING OF SCRAP TIRES**

City Manager Maxwell presented the staff report. Under the proposed contract the County would collect the tires, remove the sidewalls and transport the tire cylinders to the city's Hilltop Site near the wastewater treatment plant. The city would store the cylinders at Hilltop and share in the cost of the machinery to remove the sidewalls. Tire retailers would pay \$1 per tire to the city/county partnership. The revenue would be used to pay a jailer to oversee trustees while they are removing sidewalls, licensing fees for use of the tires in road construction, and disposal of sidewalls. The City would also provide a roll-off container for sidewall disposal. The Commissioners approved the proposed agreement with one exception; they changed the term of the agreement from 5 years to 1 year. There was a brief discussion. There was no one else to speak to the issue. Councilman Moore moved to approve the agreement for one year. Mayor Pro Tem Armstrong seconded and the vote was unanimous.

**The motion carried.**

**VISITORS AND PUBLIC FORUM**

Jameison Dial addressed the City Council regarding the great job the Police Department was doing in getting rid of controlled substances. He was also concerned about his neighbor's door.

**EXECUTIVE SESSION WILL BE HELD IN ACCORDANCE WITH THE TEXAS GOVERNMENT CODE, TITLE 5, CHAPTER 551.074. PERSONNEL MATTER SPECIFICALLY RELATING TO THE CITY MANAGER**

Councilman Moore moved to adjourn into executive session. Councilman Sanderson seconded and the vote was unanimous.

**RECONVENE INTO OPEN SESSION**

Mayor reconvened into open session at 8:18 p.m.

**ADJOURN**

With all business complete the meeting was adjourned at 8:19 p.m.