



City of Coppel, Texas

255 E. Parkway Boulevard
Coppel, Texas
75019-9478

Minutes City Council

Tuesday, March 26, 2024

5:30 PM

Council Chambers

WES MAYS
Mayor

JOHN JUN
Mayor Pro Tem

JIM WALKER
Place 1

KEVIN NEVELS
Place 4

BRIANNA HINOJOSA-SMITH
Place 2

BIJU MATHEW
Place 6

DON CARROLL
Place 3

MARK HILL
Place 7

MIKE LAND
City Manager

Present 8 - Wes Mays; Jim Walker; Brianna Hinojosa-Smith; Don Carroll; Kevin Nevels; John Jun; Biju Mathew and Mark Hill

Also present were Deputy City Managers Traci Leach and Kent Collins, City Attorney Bob Hager, and City Secretary Ashley Owens.

The City Council of the City of Coppel met in Regular Session on Tuesday, March 26, 2024, at 5:30 p.m. in the City Council Chambers of Town Center, 255 Parkway Boulevard, Coppel, Texas.

1. Call to Order

Mayor Wes Mays called the meeting to order, determined that a quorum was present and convened into the Executive Session at 5:30 p.m.

2. Executive Session (Closed to the Public) 1st Floor Conference Room

Section 551.074, Texas Government Code - Personnel Matters.

A. To deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee: City Manager.

Discussed under Executive Session

Section 551.087, Texas Government Code - Economic Development Negotiations.

- B.** Discussion regarding economic development prospects south of Bethel Road and east of Freeport Parkway.

Discussed under Executive Session

Section 551.071, Texas Government Code - Consultation with City Attorney.

- C.** Consultation with City Attorney regarding contract negotiations with municipal solid waste disposal provider.

Discussed under Executive Session

Councilmember Brianna Hinojosa-Smith left during Executive Session at 6:20 p.m.

- 3. Work Session (Open to the Public) 1st Floor Conference Room**
Citizen comments will not be heard during the Work Session, but will be heard during the Regular Session under Citizens' Appearance.

Mayor Wes Mays adjourned the Executive Session at 7:21 p.m. and convened into the Work Session at 7:23 p.m.

A. Discussion regarding agenda items.

Presented in Work Session

Regular Session

Mayor Wes Mays adjourned the Work Session at 7:39 p.m. and convened into the Regular Session at 7:43 p.m.

- 4. Invocation 7:30 p.m.**

Elder Bennion with Church of Jesus Christ of Latter-day Saints gave the Invocation.

- 5. Pledge of Allegiance**

Mayor Wes Mays led the audience in the Pledge of Allegiance.

Proclamations

- 6.** Presentation of a Proclamation designating April 13, 2024, as "Assistance League of Coppell Day".

Mayor Wes Mays read the Proclamation into the record and presented the same to Bobbie King and representatives from the Assistance League of Coppell.

Presentations

7. Presentation of award from Salvation Army to Mayor and City Council.

Lieutenant Cody Johns of Salvation Army presented the award to Mayor and City Council.

8. **Citizens' Appearance**

Mayor Wes Mays asked for those who signed up to speak:

- 1) Lynn Pence, 717 S. Coppell Rd., spoke in regards to issues with parking in Old Town.
- 2) Pam Montgomery-Fitz, 454 Houston St., spoke in regards to issues with parking in Old Town.
- 3) Michele Brianhurst, 454 Houston St., spoke in regards to issues with parking in Old Town.
- 4) Scharlene Gandet, 529 Houston St., spoke in regards to issues with parking in Old Town.

9. **Consent Agenda**

- A. Consider approval of the Minutes: February 27, 2024.

A motion was made by Councilmember Don Carroll, seconded by Mayor Pro Tem John Jun, that Consent Agenda Items A, B, D, E, F, G, H, I, and K be approved. The motion passed by an unanimous vote.

- B. Consider approval of award for Bid #Q-0224-01 to J.B. & Co. LLC for the construction of the Magnolia Park Trail Project, in the amount of \$1,537,705.00 as provided for in the American Rescue Plan Act (ARPA) fund; and authorizing the City Manager to sign any necessary documents.

A motion was made by Councilmember Don Carroll, seconded by Mayor Pro Tem John Jun, that Consent Agenda Items A, B, D, E, F, G, H, I, and K be approved. The motion passed by an unanimous vote.

- C. Consider approval to award TIPS Contract #2310402, to Next Gen Construction; for repair and recoating of the flat roof at the Grapevine Springs Community Center; in the amount of \$75,000.00; as budgeted in the Infrastructure Maintenance Fund (IMF); and authorizing the City Manager to sign any necessary documents.

Item C was considered separate from Consent Agenda. Facilities Manager Steve Shore was present to answer any questions of City Council.

A motion was made by Councilmember Mark Hill, seconded by Councilmember Don Carroll, that Consent Agenda Item C be approved. The motion failed by the following vote (2-4):

Aye: Councilmember Don Carroll, Councilmember Kevin Nevels

Nay: Mayor Pro Tem John Jun, Councilmember Jim Walker, Councilmember Biju Mathew, Councilmember Mark Hill

- D.** Consider approval of Change Order #1 to TD Industries for HVAC Controls upgrade at the Cozby Library; in the amount of \$79,278.00; as budgeted in the Infrastructure Maintenance Fund (IMF); and authorizing the City Manager to sign any necessary documents.

A motion was made by Councilmember Don Carroll, seconded by Mayor Pro Tem John Jun, that Consent Agenda Items A, B, D, E, F, G, H, I, and K be approved. The motion passed by an unanimous vote.

- E.** Consider approval to award contract with C&J's Design Solutions of East Texas, LLC; for the annual pavement crack and joint sealing; utilizing TIPS contract #22010701; in the amount of \$149,998.05; as budgeted in the Infrastructure Maintenance Fund (IMF); and authorizing the City Manager to sign any necessary documents.

A motion was made by Councilmember Don Carroll, seconded by Mayor Pro Tem John Jun, that Consent Agenda Items A, B, D, E, F, G, H, I, and K be approved. The motion passed by an unanimous vote.

- F.** Consider approval to award contract with KKE Concrete Lifting; for annual pavement leveling (mud-jacking); utilizing TIPS contract #23010401; in the amount of \$99,997.40; as budgeted in the Infrastructure Maintenance Fund (IMF); and authorizing the City Manager to sign any necessary documents.

A motion was made by Councilmember Don Carroll, seconded by Mayor Pro Tem John Jun, that Consent Agenda Items A, B, D, E, F, G, H, I, and K be approved. The motion passed by an unanimous vote.

- G.** Consider approval to purchase Police Equipment Upfits for 23 vehicles through City Term Contract with Defender Supply; in the amount of \$568,795.50; as provided for partially in the Capital Replacement Fund and partially in the Crime Control Prevention District (CCPD) Fund; and authorizing the City Manager to sign any necessary documents.

A motion was made by Councilmember Don Carroll, seconded by Mayor Pro Tem John Jun, that Consent Agenda Items A, B, D, E, F, G, H, I, and K be approved. The motion passed by an unanimous vote.

- H.** Consider approval to purchase two (2) Ford F250 Pickup Trucks from Silsbee Ford; through TIPS contract #210907; for replacement of existing vehicles; in the amount of \$113,700.00; as provided for in the Capital Replacement Fund; and authorizing the City Manager to sign any necessary documents.

A motion was made by Councilmember Don Carroll, seconded by Mayor Pro Tem John Jun, that Consent Agenda Items A, B, D, E, F, G, H, I, and K be approved. The motion passed by an unanimous vote.

- I.** Consider approval of Sole Source contract with Flock Safety for Automated License Plate Readers (LPRs), in the amount of \$116,650.00; as provided from the Crime Control and Prevention District (CCPD) Fund; and authorizing the City Manager to sign any necessary documents.

A motion was made by Councilmember Don Carroll, seconded by Mayor Pro Tem John Jun, that Consent Agenda Items A, B, D, E, F, G, H, I, and K be approved. The motion passed by an unanimous vote.

- J.** Consider approval of a Resolution of the City of Coppell, Texas terminating, ceasing and closing its affiliation with iChoosr, LLC., and authorizing the Mayor to sign.

Item J was considered separate from Consent Agenda. Deputy City Manager Traci Leach and iChoosr representative Fred Wu, via Zoom, were present to answer any questions of City Council.

A motion was made by Councilmember Don Carroll, seconded by Councilmember Kevin Nevels, that Consent Agenda Item J be approved. The motion passed by the following vote (5-1):

Aye: Mayor Pro Tem John Jun, Councilmember Jim Walker, Councilmember Don Carroll, Councilmember Kevin Nevels, Councilmember Bijou Mathew

Nay: Councilmember Mark Hill

Enactment No: RE 2024-0326.1

- K.** Consider approval to purchase Backup Services from Unique Digital - Converge Technology Solutions, DIR contract #DIR-TSO-4299 in the amount of \$674,730.00 as budgeted; and authorizing the City Manager to sign any necessary documents.

A motion was made by Councilmember Don Carroll, seconded by Mayor Pro Tem John Jun, that Consent Agenda Items A, B, D, E, F, G, H, I, and K be approved. The motion passed by an unanimous vote.

End of Consent Agenda

- 10.** PUBLIC HEARING:
Consider approval of a zoning change request from PD-108R5R-H (Planned Development 108 Revision 5 Revised - Historic) to PD-108R5R2-H (Planned Development 108 Revision 5 Revision 2 - Historic), to allow for an 8,664-sf building addition and associated parking to the Coppell Service Center, located at 816 S. Coppell Road.

Senior Planner Mary Paron-Boswell gave a presentation to City Council.

Mayor Wes Mays opened the Public Hearing and stated that no one had signed up to speak.

A motion was made by Councilmember Kevin Nevels, seconded by Mayor Pro

Tem John Jun, to close the Public Hearing and approve this agenda item subject to the following conditions:

1. To allow the landscaping as proposed.
2. Changes to the building elevations can be approved administratively by the Director of Community Development.
3. Approve the Site Plan as presented.

The motion passed by an unanimous vote.

Mayor Pro Tem John Jun left during the break between the Public Hearing and Agenda Item 11 at 8:50 p.m.

11. City Manager Reports, Project Updates, Future Agendas, and Direction from Work Session

The Duck Pond Park Ribbon Cutting - The ceremony will be on Tuesday, April 2 at 10:00 a.m. at 400 E Bethel School Rd. However, due to limited on-site parking at the park, ceremony attendees are asked to park at 425 S Heartz Rd. (First United Methodist Church Parking Lot). Shuttles will begin running at 9:30 a.m. to transport attendees to The Duck Pond Park and back to First United Methodist Church after the ceremony concludes.

S. Belt Line – All the street paving is complete. They are continuing on the signal work at Hackberry. They expect to open all lanes to traffic in the next couple of weeks. A ribbon cutting ceremony is being scheduled.

DART - Currently working on the Freeport Parkway Crossings as well as the Royal Lane crossing.

500 Southwestern (The Hangar, Art Annex)- The remodel is complete and the furniture from Moore Road is being moved to the new Art Annex the first week of April.

Woodhurst – The contractor is continuing to install utilities from the cul de sac to Duck Pond Park.

Village Parkway Ground Storage Tank Rehab – Power washing the exterior and cleaning the interior tank, the sidewalk repair is complete.

12. Mayor and Council Reports on Recent and Upcoming Events.

Budget season will be kicked off with the Budget Town Hall on Thursday, April 4th at 7pm here at Town Center. You're invited to engage and provide feedback about major projects for the upcoming fiscal year.

The solar eclipse watch party "Total Eclipse of the Park" hosted by Community Experiences will be on Monday, April 8th from noon to 3pm at Andy Brown Park East.

13. Public Service Announcements concerning items of community interest with no Council action or deliberation permitted.

There was no Public Service Announcement.

14. Necessary Action from Executive Session

There was no action resulting from Executive Session.

15. Adjournment

There being no further business before this Council, the meeting adjourned at 8:54 p.m.

Wes Mays, Mayor

ATTEST:

Ashley Owens, City Secretary