



City of Coppel, Texas

255 E. Parkway Boulevard
Coppel, Texas
75019-9478

Meeting Agenda

City Council

Tuesday, May 27, 2025

5:30 PM

Council Chambers

WES MAYS
Mayor

DON CARROLL
Mayor Pro Tem

JIM WALKER
Place 1

RAMESH PREMKUMAR
Place 5

BRIANNA HINOJOSA-SMITH
Place 2

BIJU MATHEW
Place 6

KEVIN NEVELS
Place 4

MARK HILL
Place 7

MIKE LAND
City Manager

Notice is hereby given that the City Council of the City of Coppel, Texas will meet in Regular Called Session at 5:30 p.m. for Executive Session, Work Session will follow immediately thereafter, and Regular Session will begin at 7:30 p.m., to be held at Town Center, 255 E. Parkway Boulevard, Coppel, Texas.

As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein.

As authorized by Section 551.127, of the Texas Government Code, one or more Councilmembers or employees may attend this meeting remotely using videoconferencing technology.

The City of Coppel reserves the right to reconvene, recess or realign the Work Session or called Executive Session or order of business at any time prior to adjournment.

The purpose of the meeting is to consider the following items:

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

Section 551.087, Texas Government Code - Economic Development Negotiations.

- A. Discussion regarding economic development prospects located south of E. Belt Line Road and east of S. MacArthur Boulevard.

Section 551.072, Texas Government Code - Deliberation regarding Real Property.

- B. Discussion regarding property located north of Southwestern Boulevard and west of Denton Tap Road.

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.

- A. Council Committee Liaison Assignments.
- B. Service Organization Discussion.
- C. DART Silver Line Update.
- D. Verdunity Presentation.

Attachments: [2025 Council Liaison Rankings.pdf](#)

[Service Org Council Memo FY26.pdf](#)

[GF- FY26 Service-Art Org. Funding Requests.pdf](#)

[HOT Fund- FY26 Service-Art Org. Funding Requests.pdf](#)

[2-Service Organizations Funding Management Process Addendum \(Updated 2025-05-13\).pdf](#)

[DART Silver Line Memo.pdf](#)

[Verdunity Memo.pdf](#)

Regular Session

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

5. **Pledge of Allegiance**

6. **Presentations**

- A. Presentation of the Good Neighbor Award Program and Award Recipients.
- B. Presentation by Tracy Eubanks and Metrocrest Services for funding request.

7. **Citizens' Appearance**

8. **Consent Agenda**

- A. Consider approval of the Minutes: May 13, 2025.

Attachments: [Minutes 2025-05-13.pdf](#)

- B. Consider approval of a Resolution of the City of Coppell, Texas approving

the terms and conditions of the Advance Funding Agreement for project funds held in the State Highway 121 subaccount between the State of Texas, acting by and through the Texas Department of Transportation and the City of Coppell, which attached hereto and incorporated herein as Exhibit A; authorizing the Mayor to execute such agreement subject to the approval of the City Attorney; and providing an effective date.

Attachments: [Advanced Funding Agreement Memo.pdf](#)
[Exhibit.pdf](#)
[Advanced Funding Agreement Resolution.pdf](#)

- C. Consider approval to award Bid #Q-0425-01 Wastewater Rehab; to Excel 4 Construction; for the construction/rehabilitation of thirteen wastewater pipeline reaches through the City of Coppell; in the amount of \$1,854,590.00; as provided for through Series 2018 Water/Sewer bond funds and Utility Operations WS Division budget; and authorizing the City Manager to sign any necessary documents.

Attachments: [Wastewater Rehab Project Memo.pdf](#)
[Exhibit.pdf](#)
[Bid Tab.pdf](#)

- D. Consider approval of an Amendment to the Master Agreement with Gallagher Construction Services, for the construction management of the City of Coppell Justice Center Improvements, in the amount of \$231,000.00, funded from the Crime Control and Prevention District Fund; and authorizing the City Manager to sign any necessary documents.

Attachments: [1 Memo-Gallagher Justice Center Award Memo.pdf](#)
[5-9-2025 Amendment - Justice Center.pdf](#)

- E. Consider approval of a Guaranteed Max Price Agreement between the City of Coppell and MDI General Contractors, for the construction of the City of Coppell Justice Center Improvements, in the amount of \$5,399,238.00, to be funded from the Crime Control and Prevention District Fund; and authorizing the City Manager to sign any necessary documents.

Attachments: [1-Memo - Justice Center MDI GMP Award.pdf](#)
[City of Coppell A133 - Justice Center Additions.pdf](#)
[City of Coppell A201 - Justice Center Addition - 10.10.24.pdf](#)

- F. Consider approval to award bid #Q-0525-01 to Knight Erosion Control, Inc.; for the construction of the 1004-1008 Creek Crossing Drainage Outfall Reconstruction Project; in the amount of \$416,655.00; utilizing the Drainage Utility District (DUD) Fund, Fund Balance; and authorizing the City Manager to sign any necessary documents.

Attachments: [Creek Crossing Drainage Outfall Memo.pdf](#)
[Creek Crossing Exhibit.pdf](#)

- G.** Consider approval of a Resolution of the City of Coppell, Texas approving the First Amendment to the Interlocal Agreement (ILA) between DART and the City of Coppell for the Silver Line Regional Rail Project, which is attached hereto and incorporated herein as Exhibit A; at a cost of \$1,008,485 funded with assigned fund balance of the General Fund; and authorizing the Mayor to sign.

Attachments: [DART ILA Memo.pdf](#)

[DART Resolution Approving Amendment.pdf](#)

- H.** Consider approval of a Resolution amending Resolution No. 0.10996.3, amending the Master Fee Schedule for the Rolling Oaks Memorial Cemetery fee details, Donation Receptacles, and the Village Collective fees; and authorizing the Mayor to sign.

Attachments: [Council Memo - Master Fee Update.pdf](#)

[Master Fee Resolution.pdf](#)

End of Consent Agenda

- 9.** PUBLIC HEARING:
Consider approval of a Resolution granting a variance of twenty feet (20') feet to The Silk Road Indian Cuisine and Bar from the 300-foot prohibited requirement for the sale of alcoholic beverages for on premise consumption, with a business address being 160 W. Sandy Lake Road, Suite 100; and authorizing the Mayor to sign.

Attachments: [Silk Road PH Memo.pdf](#)

[Distance Requirements Memo-Silk Road.pdf](#)

[Variance Resolution \(Silk Road\).pdf](#)

[Notice for Public Hearing.pdf](#)

[Silk Road Distance Requirements Map.pdf](#)

- 10. City Manager Reports, Project Updates, Future Agendas, and Direction from Work Session**

- 11. Mayor and Council Reports on Recent and Upcoming Events.**

- 12. Council Committee Reports concerning items of community involvement with no Council action or deliberation permitted.**

Report on Dallas Regional Mobility Coalition - Councilmember Don Carroll

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

- 14. Necessary Action from Executive Session**

Adjournment

Wes Mays, Mayor**CERTIFICATE**

I certify that the above Notice of Meeting was posted on the bulletin board at the City Hall of the City of Coppell, Texas on this 23rd day of May, 2025, at _____.

Phoebe Stell, Interim City Secretary**PUBLIC NOTICE - STATEMENT FOR ADA COMPLIANCE**

The City of Coppell acknowledges its responsibility to comply with the Americans With Disabilities Act of 1990. Thus, in order to assist individuals with disabilities who require special services (i.e. sign interpretative services, alternative audio/visual devices, and amanuenses) for participation in or access to the City of Coppell sponsored public programs, services and/or meetings, the City requests that individuals make requests for these services seventy-two (72) hours – three (3) business days ahead of the scheduled program, service, and/or meeting. To make arrangements, contact Kori Allen, ADA Coordinator, or other designated official at (972) 462-0022, or (TDD 1-800-RELAY, TX 1-800-735-2989).

This publication can be made available in alternative formats, such as Braille or large print, by contacting Kori Allen, ADA Coordinator, or other designated official at (972) 462-0022, or (TDD 1-800-RELAY, TX 1-800-735-2989).