



City of Coppel, Texas

255 Parkway Boulevard
Coppel, Texas 75019-9478

Meeting Agenda City Council

Tuesday, April 22, 2014

5:30 PM

Council Chambers

KAREN HUNT
Mayor

BILLY FAUGHT
Mayor Pro Tem

TIM BRANCHEAU
Place 1

BOB MAHALIK
Place 2

WES MAYS
Place 3

GARY RODEN
Place 4

MARVIN FRANKLIN
Place 6

AARON DUNCAN
Place 7

CLAY PHILLIPS
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 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.

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 south of Bethel Road and west of S. Coppel Road.

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

- B. Seek legal consultation regarding pending litigation.

Work Session (Open to the Public) 1st Floor Conference Room

3. A. Discussion regarding the Building Remodel of the Police Department.
B. Discussion regarding Retail Recruitment Strategy.
C. Discussion regarding Fund Balance Guideline for Economic Development.
D. Update on the Old Town Marketing Plan.
E. Discussion of Agenda Items.

Regular Session

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

5. **Pledge of Allegiance**

6. Consider approval of a proclamation naming April 22, 2014, as Sam Houston Campsite Oak Appreciation Day in the City of Coppel; and authorizing the Mayor to sign.

7. Consider approval of a proclamation naming the month of May 2014, as Lupus Awareness Month in Coppel; and authorizing the Mayor to sign.

8. Consider approval of a proclamation naming May 2, 2014, as Wilson Elementary Day in Coppel; and authorizing the Mayor to sign.

9. Report by the Library Board.

10. **Citizens' Appearance**

11. **Consent Agenda**

- A. Consider approval of minutes: April 8, 2014.

- B. Consider approval of a Resolution approving an Interlocal Agreement between the City of Coppel, the City of Carrollton, the Town of Addison, the City of Farmers Branch and the North Texas Emergency Communications Center, Inc., relating to payment of rent and other obligations in the Lease Agreement for the NTECC Communications Center; and authorizing the Mayor to sign.

- C. Consider approval of a Lease Agreement between the City of Coppel and the Wilson Family for land located at the southeast corner of Bethel Road and S. Coppel Road, and authorizing the City Manager to sign.

- D. Consider approval of an Ordinance of the City of Coppel amending Chapter 3, Section 3-1-12 of the Code of Ordinances by amending the

daily Water Conservation and Drought Contingency Plans; and authorizing the Mayor to sign.

- E.** Consider approval of Change Order 1 in the amount of \$23,496.00 to Smith Pump Company. Inc.; for the procurement of water pumps for the Village Parkway Pump Station; and authorizing the City Manager to sign any necessary documents.
- F.** Consider approval of a Development Agreement between the City of Coppell and CSE Commercial Real Estate, L.P., providing funding in the amount of \$84,645.00 for city improvements; and authorizing the City Manager to sign all necessary documents.
- G.** Consider approval of entering into a contract with GEE Consultants, Inc. for Materials Engineering and Testing for the reconstruction of Freeport Parkway from Ruby Rd. to West Sandy Lake Rd; in the amount of \$100,953.00; and authorizing the City Manager to sign any necessary documents.

End of Consent Agenda

- 12.** Consider approval of a Resolution approving the Bylaws and Restated Certificate of Formation with New Amendments for the Coppell Recreation Development Corporation; and authorizing the Mayor to sign.
- 13.** Consider approval of an agreement with Hidell Associates Architects for design services related to the expansion and renovation of the William T. Cozby Public Library in the amount of 9.5% of the construction and furnishings cost not to exceed \$477,185.00, and authorizing the City Manager to sign.
- 14.** Consider approval of a Development Agreement between the City of Coppell and the Billingsley Company, providing funding in the amount of \$347,503.83 for roadway and related improvements to Chartwell Drive within the City of Coppell; and authorizing the City Manager to sign any necessary documents.
- 15.** Consider approval to award a TXMAS Agreement to Johnson Controls in the amount of \$405,289.00 for HVAC upgrades to the Justice Center facility located at 130 Town Center Boulevard; and authorizing the City Manager to sign any necessary documents.
- 16.** Consider award of bid and approve an Agreement with Core Construction in the amount of \$676,476.00 for the construction and remodeling of the Police Department facility located at 130 Town Center Boulevard; and authorizing the City Manager to sign and execute any necessary documents.

City Manager Reports

17. Project Updates and Future Agendas.
18. **Mayor and Council Reports**
- A. Report by Mayor Hunt regarding upcoming Spring events.
 - B. Report by Councilmember Mays regarding the Biodiversity Center Opening.
19. **Council Committee Reports concerning items of community involvement with no Council action or deliberation permitted.**
20. **Public Service Announcements concerning items of community interest with no Council action or deliberation permitted.**
21. **Necessary Action from Executive Session**

Adjournment

Karen Selbo Hunt, 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 18th day of April, 2014, at _____.

Christel Pettinos, 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 makes requests for these services forty-eight (48) hours ahead of the scheduled program, service, and/or meeting. To make arrangements, contact Vivyon V. Bowman, ADA Coordinator or other designated official at (972) 462-0022, or (TDD 1-800-RELAY, TX 1-800-735-2989).