



THE STATE OF TEXAS §

July 13, 2021

COUNTY OF GRAYSON §

BE IT REMEMBERED THAT A Regular Meeting of the City Council of the City of Bells, Grayson County, Texas was held in the Council Chambers of City Hall on July 13, 2021.

Members Present: Terry Crumby – Mayor
Bill Richtermeyer - Councilman
Aaron Mallory - Councilman
Roger Goodwin – Mayor Pro-Tem
Allen Polk - Councilman
Jeff Cockrill - Councilman

Staff Present: Beth Woodson – City Administrator
Pam Winkler – City Secretary
Nick Williamson – Public Works
Lee Culley – Chief of Police

AGENDA

1. Call to Order at 6:00 pm with a full quorum
2. Pledge to the United State Flag
- 3.

Public Hearing

For the purpose of a zoning change/specific use request by Smith Real Estate Development at 410 W McFarland St. in the City of Bells, Grayson County, Texas as shown as being a track of land known as: Property ID#138225, Geo ID #B001 5550043, Bailey Junction, Block 18, Lot 14 thru 19, being 0.6612 acres by the Grayson County Appraisal District presently zoned as Single Family SF2, requesting a zoning change to Double Family Residential District with specific use for Two-family dwellings.

- A. Citizens Comments: ***Candy Nelson lives next door and has for 26 years and is not happy with the coming of the new development.***
- B. Commissioners Comments: ***Jeff Cockrill asked what are the Smiths wanting to do. Mayor responded that they are building a 2 story double dwelling.***

Action Items

4. Consider and act on Resolution PZ 06212021 for the City Council on a zoning change/specific use request by Smith Real Estate Development at 410 W McFarland St. in the City of Bells, Grayson County, Texas as shown as being a track of land known as: Property ID#138225, Geo ID #B001 5550043, Bailey Junction, Block 18, Lot 14 thru 19, being 0.6612 acres by the Grayson County Appraisal District presently zoned as Single Family SF2, requesting a zoning change to Double Family Residential District with specific use for Two-family dwellings.
Bill Richtermeyer made a motion to act on Resolution PZ a zoning charge/specific use request by Smith Real Estate Development at 410 W. McFarland St. Aaron Mallory seconded the motion, motion carried 5-0
5. **Citizens Forum:** *At this time, any person may address the Council regarding an item on this meeting agenda that is not scheduled for public hearing. Also, at this time any person may address the Council regarding an item that is not on this meeting agenda. Each person will be allowed up to three (3) minutes to speak. No discussion or action may be taken at this meeting on items not listed on this agenda, other than to make statements of specific factual information in response to a citizen's inquiry. (Sec. 551.042 and 551.007 of Open Meeting Act).*
Jack Duncan lives at 315 S. Broadway and is concerned with not being able to reach the turn off valve in case he has a leak, and he is concerned about the trees that the City asked him to trim back, he doesn't believe they are his trees.

6. **Reports from Department Heads.**

- a. Fire Department b. Police Department c. Public Works

- a. **The BVFD Report left at each Council's seat.**
b. **Chief Culley presented the Police Dept. Report to the Council.**
c. **Nick Williamson presented the Public Works Report to the Council.**

Bill Richtermeyer asked about the leak on 1897/82. Nick said there was no leak there. Jeff Cockrill asked about the leak at Hwy 56 & Denison. Nick was unaware of this leak and said he'd look into it.

Action Items

7. **CONSENT AGENDA** *All consent agenda items listed are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Councilmember so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.*

- a. Consider and approve monthly financial report.
b. Consider and approve regular session minutes on June 8, 2021, and special workshop session on June 16, 2021, and June 22, 2021

Roger Goodwin made a motion to approve the monthly financial report and approve the minutes on June 8, 2021, and June 16, 2021, and June 22, 2021. Bill Richtermeyer seconded the motion, motion carried 5-0

8. Consider and discuss inquiry by Randy Rush in reference to city seeking funds for a storm warning siren.

City Administrator stated that Texas New Mexico Power has a grant for Non-Profits. Tom Bean VFD got theirs that way, but our VFD is not a Non-Profit. Randy Rush asked why they were not. Mayor stated they were working on it. Bells on Broadway has theirs and maybe they could contact Ann Dicken about seeing if they could apply for this grant.

Allen Polk made a motion check with Bells on Broadway regarding this grant and a storm warning siren. Roger Goodwin seconded the motion, motion carried 5-0.

9. Consider and act on Ordinance 07132021A Emergency Management.

Roger Goodwin made a motion to approve Ordinance 07132021A Emergency Management. Bill Richtermeyer seconded the motion, motion carried 5-0

10. Consider and approve Memorandum of Understanding with Grayson County for Multijurisdictional Hazard Mitigation Plan Update.

Bill Richtermeyer made a motion to approve Memorandum of Understanding with Grayson County for Multijurisdictional Hazard Mitigation Plan Update. Allen Polk seconded the motion, motion carried 5-0

11. Consider and appoint representation to Planning Team under the Grayson County MOU for Multijurisdictional Hazard Mitigation Plan Update.

Allen Polk made a motion to appoint Chief Lee Culley, Mayor, Councilman Aaron Mallory, and City Administrator to Planning Team under the Grayson County MOU for Multijurisdictional Hazard Mitigation Plan Update. Roger Goodwin seconded the motion, motion carried 5-0.

12. Consider and act on Ordinance 07132021 amending Personal Policy Manual adding a Drug and Alcohol-Free Workplace Policy.

Roger Goodwin made a motion to act on Ordinance 07132021 amending Personal Policy Manual adding a Drug and Alcohol-Free Workplace Policy. Jeff Cockrill seconded the motion, motion carried 5-0

13. Consider and act on bid from Shearer Express for:

- a. mowing of the infields of ballfields at the Kimball-Carter Sports Complex
b. application of MSMA to ballfield fencing and surrounding area at the Kimball-Carter Complex..

Bill Richtermeyer made a motion to act on bid from Shearer Express for the mowing of the infields of ballfields at the Kimball-Carter Sports Complex and the application of MSMA to ballfields fencings and surrounding area at the Kimball-Carter Complex. Allen Polk seconded the motion, motion carried 5-0

14. Consider and act on bid from Shearer Express for the removal of tree in the city park in the amount of \$600.00.
Roger Goodwin made a motion to act on bid from Shearer Express for the removal of tree in the city park in the amount of \$650.00. Allen Polk seconded the motion, motion carried 5-0.
15. Consider and act on proposal from Shearer Express for the extension of mowing contract till September 30, 2023.
Bill Richtermeyer made a motion to act of proposal from Shearer Express for the extension of mowing contract until at the current rate until September 30, 2023. Roger Goodwin seconded the motion, motion carried 5-0.
16. Consider and act on the future of the Cemetery Advisory Board.
Roger Goodwin made a motion to disband the Cemetery Advisory Board. Jeff Cockrill seconded the motion, motion carried 5-0.
17. Consider and review fees for city owned cemeteries.
Roger Goodwin made a motion to increase the price of plots for people who live within the city limits to \$600.00 and to increase the grave opening fee to \$200.00. Bill Richtermeyer seconded the motion, motion carried 5-0.
18. Consider and discuss the option of adding an Urn Garden to Everheart Cemetery.
Jeff Cockrill made a motion for the city to look into the possibilities of adding a Urn Garden to Everheart Cemetery. Roger Goodwin seconded the motion, motion carried 5-0.
19. Consider and discuss recommendations for repairs of streets from A1 Paving.
Roger Goodwin made a motion to accept a portion of the bid for the 2021 Budget in repairing the Entrance to Vernon Street, Fire Station Entrance, Section of Shelby Trail, Denison Circle, and Norma Circle in the amount of \$ 53,590.00; then for the 2022 Budget cycle to approve the repairs to Stephens Drive and Catalina Drive in the amount of \$123,920.00, seeking an Interlocal Agreement with City of Whitewright to repair N. Denison Street in the 2022 Budget cycle. Bill Richtermeyer seconded the motion, motion carried 5-0.
20. Consider and approve a schedule payout for Engineering for the TWDB D-Funding through January 2022 until funding is awarded.
City Administrator presented a schedule for the payout for Engineering for the TWDB D-Funding.
Roger Goodwin made a motion to approve the presented schedule for payout of Engineering for the TWDB D-. Bill Richtermeyer seconded the motion, motion carried 5-0.
21. Consider and act on repairs or replacement of aerator at the WWTP.
Nick Williamson explained that the paddles on the current aerator were falling apart, so it isn't getting enough air into the system. Can replace with a good used one that is 6-7 years old.
Roger Goodwin made a motion to act on the replacement of the aerator at the WWTP. Allen Polk seconded the motion, motion carried 5-0.
22. Consider and discuss Ordinance on food truck regulations.
Roger Goodwin made a motion to proceed with getting an ordinance together and bring back to the council. Jeff Cockrill seconded the motion, motion carried 5-0.
23. Consider and approve repairs to the 1992 Freightliner Fire Truck for the rear-end seals and brake replacements.
Allen Polk made a motion to approve repairs to the 1992 Freightliner Fire Truck for the rear-end seals and brake replacements at Bells Quality Auto Repair. Bill Richtermeyer seconded the motion, motion carried 4-1 with Roger Goodwin voting against.
24. Consider and approve calendar for Budget and Proposed Tax Rate.
Roger Goodwin made a motion to approve calendar for Budget and Proposed Tax Rate. Bill Richtermeyer seconded the motion, motion carried 5-0.
25. Consider and approve the app Evertel for the Police Department in lieu of cell phones.
Chief Culley presented the information on the Evertel app. Explaining you can use your personal phones and use the app for business. In the event of an open records request, you would not have to give up your phone, all information would be kept on the app.
Roger Goodwin made a motion to the app Evertel for the Police Department in lieu of cell phones. Allen Polk seconded the motion, motion carried 5-0.
26. Consider and act on adding Presidents Day as a holiday for the City of Bells employees.
Bill Richtermeyer made a motion to act on adding Presidents Day as a holiday for the City of Bells employees. Roger Goodwin seconded the motion, motion carried 5-0

27. **Informational Reports:** *These reports are for information only. No discussion is appropriate unless there is a specific item listed below or there is a request that the item be placed on a subsequent agenda as a discussion and action item. Sec. 551.0415 of Open Meetings Act):*
- a. Mayor's Report: **Still working on Code Enforcement. Cleaned up city property and the fence by the railroad. Thank you to council for all you do.**
 - b. Council's Report: **none.**
28. Adjournment: **7:43 pm.**

ATTEST BY:

Pam Winkler, City Secretary

Terry Crumby, Mayor