

COUNCIL MINUTES
April 22, 2025

Stratford City Council met in regular session with Mayor Wright presiding and the following:

Council: Joe Zak, Michael Hood, Misti McBryde, Ray Lerman, Brad Reed
City Manager: Tommy Bogart
City Secretary: Kathy Rendon
Police Chief: Richard Coborn
PW: Tracie Bogart

Guests: Kathy Allen, Justin Lanning, Rodrigo Galvez, Brandy Jones, Roberto Olmos

Call to Order, Pledge of Allegiance, Prayer

- Mayor Wright called the meeting to order at 6 pm and led the Pledge of Allegiance and prayer was given.

Consent Agenda Items

- a. Minutes from March 25, 2025
- b. Accounts Payable for March 2025
 - Joe Zak motioned to approve as presented, Ray Lerman seconded, all else in favor, motion carried.

Council Business

- a. Discuss and consider action re: permit request by Texas Agriplex for an AirBnB at 420 N. Grace – Rodrigo Galvez to present
 - This permit request was to operate this property as an AirBnB. Chief Coborn advised that the first permit request was denied because the mother is not the property owner. Chief also reported that a notarized letter from the mother was received stating that the property would be sold. Also offered rent discount for City personnel. Chief Coborn considered this a bribe and could choose to move forward with charges.
 - Mr. Galvan stated that he is applying for this permit on behalf of himself, not Tx Agriplex. He misunderstood the form. He reported that he has already invested money in this property for this purpose. He says he is the owner of this property and is contracted with AirBnb.
 - The City will look into the requirements of the City for owners who present as short-term rental property owners. Ray Lerman stated that the City needs to be advised of any changes to the AirBnB status. After discussion, Joe Zak motioned to approve with a requirement to advise the City of any change in status with AirBnB to this property, Brad Reed seconded the motion, all else in favor, motion carried.
- b. Discuss and consider action re: livestock permit request for 301 Stickney – Roberto Olmos to present
 - Mr. Olmos advised that he currently only has sheep. He also noted that he does not have a water hose connection for water services for the sheep, he uses the bulk water pump station. A backflow device is required for any hose connections to City services and Code Enforcement is allowing a six (6) month period for installation. Brad Reed motioned to approve, Ray Lerman seconded the motion, all else in favor, motion carried.
- c. Discuss and consider action re: possibly award bid for financing for the purchase of 2024 Chevrolet Silverado for Fire Department
 - Fire Chief Justin Lanning advised that the vehicle chosen is a 6500 Chevrolet Silverado in black. He states that Duncan Chevrolet has agreed to pay to have the vehicle wrapped in white. A bumper will also be installed. After reviewing the submitted bids by both Happy State Bank and First State Bank, Joe Zak motioned to accept the bid by First State Bank with a rate of 6%, 5-year note, quarterly payments, Ray Lerman seconded the motion, Misti McBryde abstained, all else in favor, motion carried.
- d. Discuss and consider action re: **RESOLUTION #2025-04R** authorizing the City to obtain financing for the 2024 Chevrolet Silverado
 - Brad Reed motioned to approve, Ray Lerman seconded the motion, all else in favor, motion carried.
- e. Discuss and consider action re: audit report from Doshier Pickens and Francis
 - Joe Zak motioned to approve, Ray Lerman seconded the motion, all else in favor, motion carried.

- f. Discuss and consider action re: appointment of Sales Tax Board members
 - o Brad Reed motioned to appoint Tommy Bogart, Greg Wright, Misti McBryde, Joe Zak, Becky Frizzell, Bryan Wardroup, and Ronnie Brooks, Michael Hood seconded the motion, all else in favor, motion carried.
- g. **EXECUTIVE SESSION**
Council will convene into closed session in accordance with the Government Code 551.087 to deliberate regarding Economic Development
- h. Council will reconvene into open session to consider action, if any, on matters discussed in Executive Session
 - o Executive Session was not necessary, so all discussion was held in open session. It was reported that three (3) local investors have retracted their interest in a local hotel.
 - o Kathy Allen reported that Aspen Woods is still moving forward and that there was never a plan for AI, manufacturing only. CM Bogart stated that Aspen Woods is working with their engineers for a rendering (drawing) of the facility. Kathy Allen reported that Xcel is their back-up from batteries. Misti McBryde questioned about no contract as of yet, but their business name is mounted on the wall and their office is set up. Kathy Allen said that SCDC owns both buildings and always offers free rent to any new business for an agreeable of time. February 1st is the deadline for hiring employees for their business, otherwise they are required to backpay for use of the office space. Michael Hood commented that he would like to see an economic impact report for this project. Ray Lermon questioned “ballot vs city approval” for this project. CM Bogart advised that the City is not financing any part of this project. No information is being withheld and all that has been reported is currently known.

City Manager Report

- Chief Coborn reported that CM Bogart asked Code Enforcement to take over enforcement of livestock permits and the TCEQ mandate for backflow device requirements. TCEQ demands that all who are required to have this device can install the device themselves, but it is required to be inspected by a certified inspector. This mandate also includes swimming pools.
- CM Bogart is looking into leasing vehicles for fleet management. More information will be presented when available. Ray Lermon asked about looking into leasing a skid loader vs purchase.
- CM Bogart reported that the last issue with the water dock is getting the card reader to work.

Citizen Comment Period: there were none

Items from the Council

- Misti McBryde thanked ACCE Officer Kristin Elam for the notice regarding tree limbs. She thanked PW Tracie Bogart for taking care of the dumpster issue. She thanked Alex Spurlock for his quick response to her water/sewer issue. She asked if there is a schedule for picking up cardboard and yard waste containers. City staff notified her that the yard waste container from 211 Kay Avenue was removed for repairs.
- Ray Lermon asked about an update on repairs on S. 5th. He was advised that it is currently running. However, it will cost approximately \$100,000 for the complete repair. He also reported that 287 and Cemetery Road on 3rd Street needs some patching.
- Brad Reed asked if there is a date set for the joint meeting with the County regarding the Fire Department. He was advised there is not.
- Michael Hood reported that a citizen was upset about not being able to turn off/on their own water meter. PW Tracie Bogart reported that only City employees should be able to turn on/off the valves. Many valves are getting broken by someone other than a City employee getting in the meter cans. He also reported that the property at Purnell and SW 2nd is in dire need of being mowed.
- Joe Zak would like to see a regular schedule for the Street Sweeper. He also noted the need to spray weeds again. He did offer appreciation for the patching.

Adjourn

- Misti McBryde motioned to adjourn at 6:57 pm, Michael Hood seconded the motion, all else in favor, motion carried.