

CITY OF BLUE RIDGE  
CITY COUNCIL MINUTES  
October 3, 2017

THE BLUE RIDGE CITY COUNCIL MET IN SPECIAL SESSION AT 7:00 P.M. ON TUESDAY, OCTOBER 3, 2017 AT THE BLUE RIDGE COMMUNITY CENTER, LOCATED AT 200 W. TILTON, BLUE RIDGE, TEXAS 75424 AT 7:00 P.M. WITH THE FOLLOWING ITEMS ON THE AGENDA FOR CONSIDERATION AND/OR ACTION.

1. Mayor Williams called the meeting to order at 7:00 p.m.
2. Roll was called with the following members present, Mayor Rhonda Williams, Christina Porath, Amber Wood, Gerald Young, Allen Cunyngnam and Kevin Bell.
3. Proclamation for National Breast Cancer Awareness Month during October was presented by Mayor Williams.
4. Consent Agenda: a) Discuss, approve or disapprove the minutes from Regular Session held on September 5, 2017; b) Public Works Update; c) City Financial Report; d) Fire Department Report; and e) Collin County Calls for Service.

City Secretary Edie Sims reported Collin County Calls for Service was not included as we have not received documentation from Collin County Sheriff's Office. Kevin Bell stated the minutes from September 5, 2017 reflect Collin County Sheriff's Office patrols 880 square feet rather than miles and asked to have this correction made. With no further questions or changes, Christina Porath motioned to approve the Consent Agenda with Amber Wood seconding the motion. Motion carried unanimously.

5. Consider, discuss and act upon accepting an offer to the Blue Ridge Economic Development Corporation for purchase of the BREDC Office Complex located at 408 W FM 545.

Council was advised the offer made to purchase the BREDC Office Complex was withdrawn. No action to be taken on this item.

6. Consider, discuss and act upon a request to re-plat Lot 38a, Blue Ridge Original Donation, and located North of Bratcher Street where the lot currently meets North Main and North Morrow Streets. Two public hearings have been previously held

David Apple, surveyor for this project, spoke on Stephen Mills' behalf requesting the re-plat be reconsidered and approved. At the last meeting, the motion died for lack of a second. All drainage issues are felt to have been resolved and no other issues are known. Christina Porath motioned to approve the re-plat as presented with Allen Cunyngnam seconding the motion. Motion carried unanimously.

7. Consider, discuss and act upon a Preliminary Plat for property located within the City of Blue Ridge's Extra Territorial Jurisdiction off FM 1562 approximately  $\frac{3}{4}$  of a mile from FM 981. A portion of this property will be located in Hunt County

The Preliminary Plat is presented to inform Council of the intent of the Developer. A portion of this property is located in Hunt County who is working on whether to release all rights to the City of Blue Ridge since the entirety of this property is located within the City of Blue Ridge's Extra Territorial Jurisdiction. The Developer intends to have 12 lots, of which the City of Blue Ridge will receive all building permit fees. No action is required at this time as this is not a Public Hearing.

8. Consider, discuss and act upon an agreement between the City of Blue Ridge and Frankum Ltd., i.e. JoAnn Frankum, to surface Pruett and Scott Streets

Council was informed of the years of discussion for this project, yet the project has still not been completed. A spreadsheet was issued to Council as well as Ms. Frankum detailing various surface cost estimates and included the 1/4 cost from the Developer. According to the Facilities Agreement signed in December 2002. In the Facilities Agreement, the agreement states: "DEVELOPER shall place in escrow an amount equal to one-fourth (1/4) of the cost of the reconstruction..." With this agreement, and the cost estimates, Council agreed the time for this project has extended over the limit and the most cost effective measure would be the chip and seal. Kevin Bell motioned to spend the \$70,000 from City funds dedicated to this project along with the Developer's 1/4 cost in addition to the City's funds to have the Pruett/Scott Street project completed by the end of this year and include engineering fees with Christina Porath seconding the motion. Motion carried unanimously.

9. Consider, discuss and act upon a Resolution approving the sale of real property located at 301 W Heap Street, Blue Ridge, Texas

The property being presented is on the struck off list for all taxing entities, including the City of Blue Ridge. By approving the sale of this property, the purchaser intends to build a home on the property which will bring tax dollars back into the City's funds. Christina Porath motioned to approve the Resolution as presented with Amber Wood seconding the motion. Motion carried unanimously.

10. Consider, discuss and act upon Resolution approving the sale of real property located at 203 Church Street, Blue Ridge, Texas

The property being presented is on the struck off list for all taxing entities, including the City of Blue Ridge. By approving the sale of this property, the purchaser intends to build a home on the property which will bring tax dollars back into the City's funds. The address is incorrect as this property is not located directly on Church Street. Information will be submitted to the tax attorney's office. Christina Porath motioned to approve the Resolution as presented with Amber Wood seconding the motion. Motion carried unanimously.

11. Consider, discuss and act upon speed bumps on Pecan Street per two resident's request

Council discussed the dangers from drivers speeding on Pecan Street. Kevin Bell noted he has been very pleased with the other speed bumps on other streets within the City; however for this area, the speed bumps need to be closer together or have a staggered position. Christina Porath motioned to approve placing the same style of speed bumps as previously purchased on Pecan Street in 2 locations with Kevin Bell seconding the motion. Motion carried unanimously.

12. Consider, discuss and act upon a Request for Proposals for solid waste services

Council was given the Request for Proposals for solid waste services. The contract with Waste Management will end July 2018. A pre-proposal conference is scheduled for October 10 at 3pm to answer potential bidder questions. The proposals are due November 9th at which time a spreadsheet will be made to help Council compare each bidder. Christina Porath motioned to approve the RFP as presented with Amber Wood seconding the motion. Motion carried unanimously.

13. Consider, discuss and act upon employee ongoing training of Dual License of Water and Wastewater and proposed conditional employment contract

Council discussed the Employment Agreement with Dwayne Stailey who wishes to pursue a dual license in Water and Wastewater. Council expressed gratitude for employees who are wanting to better themselves and put forth their knowledge into the City. However, we, as a City, do not want to be a stepping stone for those to attain licenses and leave for other opportunities. The agreement enclosed with the packet has a term of 24 calendar months, but Kevin Bell stated he would like to see the agreement term to be for 60 months. Mr. Stailey's salary will remain the same and will be renegotiated after licenses have been attained. Christina Porath motioned to approve the Employment Agreement with Dwayne Stailey with the noted changes. Amber Wood seconded the motion. Motion carried unanimously.

14. Consider, discuss and act upon bad debt write-offs for water/sewer accounts

The write-offs presented date back to January 2016. All efforts were made for collections, but since we do not have collection policies in place, the only option is to write-off these bad debts. Kevin Bell questioned if these figures were accommodated in our budget with City Secretary Edie Sims stating no. So the changes made will not affect our budget. Changes are already being made to improve collections for future bad debts. Christina Porath motioned to approve writing off the bad debts presented with arrangements for future collections with Amber Wood seconding the motion. Motion carried unanimously.

15. EXECUTIVE SESSION – In accordance with Texas Government Code, Section 551.001, et seq., the City Council will recess into Executive Session (closed meeting) to discuss the following: a) § 551.071 (1): Consultation with the City Attorney on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act regarding: (i) IRS claim: 100351245486, and (ii) IRS claim: 100351247093, and (iii) employment agreement re conditional contract with employees; b) § 551.071 (2): Consultation with the City Attorney regarding pending or contemplated litigation; or a settlement offer regarding (i) IRS claim: 100351245486, and (ii) IRS claim: 10035127093; c) § 551.072: Deliberate the purchase, exchange, lease, or value of real property; and, d) § 551.074: Personnel matters regarding a conditional employment contract with reference to Educational Advancement Training

Mayor Williams called an Executive Session to order at 7:51pm.

16. RECONVENE INTO OPEN SESSION – In accordance with Texas Government Code, Chapter 551, the City Council will reconvene into Open Session to consider action, if any, on matters discussed in Executive Session

Council reconvened into Open Session at 8:14pm with Kevin Bell motioning to make an offer to the IRS as discussed with Christina Porath seconding the motion. Motion carried unanimously.

17. Citizen Participation. No one spoke during Citizen Participation.

18. Adjournment. Christina Porath motioned to adjourn with Amber Wood seconding the motion. Council adjourned at 8:16pm.

APPROVED:

ATTEST:

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Rhonda Williams, Mayor

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Edie Sims, City Secretary

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