

THE CITY OF EASTLAND
CITY COMMISSION REGULAR MEETING

September 20, 2021

EASTLAND, TEXAS §

EASTLAND, COUNTY §

The City Commission of the City of Eastland, Texas, met in Open Session at Eastland City Hall as scheduled, and notice was posted 72 hours in advance and prior to the meeting.

CITY COMMISSIONERS PRESENT:

Chairman	Larry Vernon
Commissioner	Ben McNabb
Commissioner	Cecil Funderburgh
Commissioner	Richard Rossander
Commissioner	Zac Darr

PERSONNEL PRESENT:

City Manager	J.J. Oznick
Finance Director	Leslie Zander
Planning & Zoning Director	Tony Stubblefield
City Secretary	Roma Holley
Police Chief	David Hullum
Fire Chief	Joe Williamson
Code Enforcement	Terry Simmons

Guests: Julie Elrod, H.V. O'Brien, Sam Williams

I. MEETING CALLED TO ORDER

Chairman Larry Vernon called the meeting to order at 6:00 p.m.

II. INVOCATION AND PLEDGE OF ALLEGIANCE

Commissioner Cecil Funderburgh offered the invocation and Chairman Larry Vernon led the Pledge of Allegiance.

III. PUBLIC COMMENT ON ANY SUBJECT NOT LISTED ON THIS AGENDA (Limited to Five Minutes Per Speaker)

No comment

IV. APPROVE MINUTES OF THE AUGUST 16, 2021 and AUGUST 31, 2021, SEPTEMBER 7, 2021, SEPTEMBER 9, 2021 Meetings

Ayes: Commissioners Darr, Funderburgh, McNabb, Rossander

Nays: None

Absent: None

V. FINANCIAL REPORT

Finance Director Leslie Zander stated that the sales tax is still doing well and we are right where we should be in other income and expenses.

No action at this time.

VI. Public Hearing: Annexation

Commencement: 6:05 p.m.

No public comment. Discussion among the Commissioners and Planning / Zoning Director Tony Stubblefield regarding exactly where the boundaries are. It is noted that this is a Voluntary Annexation, requested by Marcus Bartee, Bartee Metals.

Conclusion: 6:17

VII. Annual Report Eastland Economic Development

Executive Director Tom Bailey informed the board about the progress of the projects that EEDI is involved with. He also had a slide presentation of “before and after” photos.

EEDI Business Park: showed the progress of the businesses coming into the Business Park, including Bartee Metal and U.S. Sand and Gravel.

Red Star / Topline: showed the progression of the old Red Star building, through the completion of the new Topline Travel Center.

Morgan Buildings / MIRA Enterprises: showed the old Morgan Building property and the newly remodeled building and the property that has been cleaned up.

Maverick Townhomes: Progress from a year ago is that one phase of 56 units is complete and they are now building a second phase. They are also in the process of preparing to build another phase on the south side of the property, which will double the number of units.

VIII. The Board of City Commissioners May Discuss and Take Action on the Following Agenda Items:

1. Discussion and Consideration closing the streets of Commerce, Olive, Lamar, and Mulberry for Rip Fest which will be held on October 2, 2021

Commissioner Cecil Funderburgh made a motion, seconded by Commissioner Richard Rossander, to approve closing the aforementioned streets for Rip Fest, October 2, 2021. Motion prevailed by the following vote:

Ayes: Commissioners Darr Funderburgh, McNabb, Rossander
Nays: None
Absent: None

2. Discussion and Consideration of EEDI 2021-2022 Budget

EEDI Executive Director Tom Bailey gave an overall explanation of the upcoming budget.

Commissioner Richard Rossander made a motion, seconded by Commissioner Cecil Funderburgh, to approve the 2021-2022 EEDI Budget as presented. Motion prevailed by the following vote:

Ayes: Commissioners Darr, Funderburgh, McNabb, Rossander
Nays: None
Absent: None

3. Discussion and Consideration reappointment of EEDI Board Members

EEDI Executive Director Tom Bailey advised the City Commissioners that the three-year terms of Vicki Bradley and Jason Cochran will expire on September 30, 2021. He stated that the EEDI board members had voted to reappoint them and Bradley and Cochran agreed to serve another term. Bailey asked the board to approve their reappointment.

Commissioner Richard Rossander made a motion, seconded by Commissioner Cecil Funderburgh, to reappoint Vicki Bradley and Jason Cochran to the board of directors of the Eastland Economic Development Inc for another three-year term. Motion prevailed by the following vote:

Ayes: Commissioners Darr, Funderburgh, McNabb, Rossander
 Nays: None
 Absent: None

4. Discussion and Consideration of Awarding of Contract to Construct Bowie Street.

EEDI Executive Director Tom Bailey gave the following explanation to the Commissioners: He stated that this is a “rebid” of this project in an effort to obtain more competitive bids. In a letter from Jonathan Baum, Engineer with Enprotec / Hibbs & Todd, he stated the following: Bids for the referenced project were opened on September 17, 2021 and three (3) bids were received. A summary of the bids is as follows: Raydon, Inc bid of \$342,435.70 with an additional alternate bid to curb and gutter \$11,235.00 equals a total bid of \$353,670.70; Bo Simon, Inc bid of \$383,514.00 with an additional alternate bid to curb and gutter \$12,840.00 equals a total bid of \$396,354.00; XIT Paving & Construction, Inc bid of \$436,220.00 with an additional alternate bid to curb and gutter \$14,445.00 equals a total bid of \$450,665.00.

The responsiveness of Raydon Inc. for conformity with all material conditions of the Advertisement to Bid and the Information to Bidders has been evaluated. Based upon positive responses from references, responsiveness to requests for information and recent first-hand experience, eHT engineers recommend that the referenced project be awarded to Raydon, Inc., as the lowest qualified bidder, with a total contract price of \$353,670.60, which includes the base bid and the Additional Alternate Bid.

Discussion between the Commissioners and Director Bailey centered around exactly where and how the road will be constructed.

Commissioner Richard Rossander made a motion, seconded by Commissioner Cecil Funderburgh, to accept the bid from Raydon, Inc. Motion prevailed by the following vote:

Ayes: Commissioners Darr, Funderburgh, McNabb, Rossander
 Nays: None
 Absent: None

5. Discussion and Consideration of Second reading of Ordinance **21-877** *authorizing the issuance of City of Eastland, Texas, General Obligation Refunding Bonds, Series 2021; appointing a Pricing Officer and delegating to the Pricing Officer the authority to approve the sale of the Bonds; levying an annual ad valorem tax and providing for the security for and payment of said Bonds; and enacting other provisions relating to the subject.*

Commissioner Cecil Funderburgh made a motion, seconded by Commissioner Richard Rossander, to Approve Ordinance **21-877**. Motion prevailed by the following vote:

Ayes: Commissioners Darr Funderburgh, McNabb, Rossander
 Nays: None
 Absent: None

6. Discussion and Consideration of Approval of Grant Applications for 2022 Historical Preservation Grant.

Terry Simmons presented a worksheet that provided the 3 applicants and the amounts of their grant requests. The requests are as follows:

EASTLAND HISTORIC HOTEL – Roof replacement at a total cost of \$46,518. Insurance is covering \$40,000 of the cost. The Birds requested \$6,518. The board approved a 100% grant in the amount of **\$6,518**.

EASTLAND COMMUNITY FOUNDATION – ECF submitted three different applications for:

- 1) Connellee Hotel First Floor Flat Roof for roof repair for a total of \$9,500. The EHP board approved a 50% match of **\$4,750**;
- 2) Connellee Hotel 8th, 7th & 1st Floor Roof Repairs for a total of \$6,500. The EHP board approved a 50% match of **\$3,250**;
- 3) Lumberyard Gutter and Concrete Pad for a total of \$697. The EHP board approved a 50% match of **\$348.50**.

FIRST BAPTIST CHURCH STATES OIL BUILDING – FBC is requesting funding for roof repair to the main structure as well as to the radio room on the roof. Total project cost is \$23,900. The EHP board approved a 50% match of **\$11,950**.

The total dollars awarded for the grants are **\$26,816**.

The \$8,184 balance remaining from the \$35,000 Historic Preservation Budget will be held as contingency, should issues arrive, until the five projects are completed. Once all projects are completed, the board will bring a recommendation for Commission approval on expending the remaining funds.

Commissioner Cecil Funderburgh made a motion, seconded by Commissioner Zac Darr, to Approve the Grant Applications for 2022 Historical Preservation Grant. Motion prevailed by the following vote:

Ayes: Commissioners Darr, Funderburgh, McNabb, Rossander
 Nays: None
 Absent: None

7. Discussion and Consideration of Approval Ordinance **21-878** *AN ORDINANCE ANNEXING THE HEREINAFTER DESCRIBED TERRITORY TO THE CITY OF EASTLAND, EASTLAND COUNTY, TEXAS; EXTENDING THE BOUNDARY LIMITS OF SAID CITY TO INCLUDE SAID PROPERTY WITHIN SAID CITY LIMITS; AND GRANTING TO ALL THE INHABITANTS OF SAID PROPERTY ALL THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING SAID INHABITANTS BY ALL OF THE ACTS, ORDINANCES, RESOLUTIONS, AND REGULATIONS OF SAID CITY.*

City Manager J.J. Oznick advised the Commissioners that this property is on the east side of the EEDI Business Park. Marcus Bartee, with Bartee Metal, requested several months ago to have his property annexed by the City. He signed a service agreement and is using City services. This annexation must happen before January 2022 in order to put this business on the tax roll for the City of Eastland.

Commissioner Richard Rossander made a motion, seconded by Commissioner Zac Darr, to Approve the voluntary annexation of this property. Motion prevailed by the following vote:

Ayes: Commissioners Darr, Funderburgh, McNabb, Rossander
Nays: None
Absent: None

8. Discussion and Consideration to Approve a Cooperative Ambulance Service Contract.

City Manager J.J. Oznick stated that we are contracting to pay the same amount as last year which is \$65,000.

Commissioner Richard Rossander made a motion, seconded by Commissioner Zac Darr, to Approve the Cooperative Ambulance Service Contract. Motion prevailed by the following vote:

Ayes: Commissioners Darr, Funderburgh, McNabb, Rossander
Nays: None
Absent: None

9. Discussion and Consideration of Second Reading of **Ordinance 21-874**

AN ORDINANCE OF THE CITY OF EASTLAND, TEXAS CHANGING THE ZONING USE DESIGNATION OF PROPERTY DESCRIBED AS THE SOUTH HALF OF LOT 5 AND ALL OF LOT 6 OF BLOCK 4 OF THE BURKETT ADDITION TO THE CITY OF EASTLAND FROM SINGLE-FAMILY RESIDENCE DISTRICT (“SF”) TO MANUFACTURED HOUSING DISTRICT (“MH”); AMENDING THE ZONING DISTRICT MAP FOR THE CITY OF EASTLAND TO REFLECT SUCH CHANGE; AND ADOPTING THE ZONING DISTRICT MAP SO AMENDED.

Planning and Zoning Director Tony Stubblefield reminded the Commission about this Ordinance and recommended to approve the rezone of the parcel to MH – Manufactured Home zoning district, on second reading.

Commissioner Cecil Funderburgh made a motion, seconded by Commissioner Richard Rossander, to approve the second reading of Ordinance **21-874**. Motion prevailed by the following vote:

Ayes: Commissioners Darr, Funderburgh, McNabb, Rossander
Nays: None
Absent: None

10. Discussion and Consideration of First Reading of **Ordinance 21-879**

AN ORDINANCE BY THE CITY COMMISSION OF EASTLAND, TEXAS ADJUSTING AND AMENDING THE CITY’S FISCAL YEAR 2020/2021 BUDGET

Finance Director Leslie Zander explained to the Commission that this adjustment is a result of the 3% salary increase that was made in March 2021.

Commissioner Richard Rossander, made a motion, seconded by Commissioner Zac Darr to approve the first reading of Ordinance **21-879**. Motion prevailed by the following vote:

Ayes: Commissioners Darr, Funderburgh, McNabb, Rossander
Nays: None
Absent: None

11. Discussion and Consideration of Resolution **2021-13** Authorizing City Manager and Mayor to negotiate and execute all leases of hangars and ground space at the Eastland Municipal Airport.

City Manager J.J. Oznick stated that there is some unclear language in the Lease Agreement of 2006, which had any lease or sale coming before the Commission for approval. Mr. Oznick said he thinks that this business can be handled more efficiently by the City Manager and Mayor upon the recommendation of the Airport Director. If there are any conflicts then the commission can be involved.

Discussion centered around the wording in the resolution and it was decided to rework the resolution. The Mayor tabled this item until the next meeting.

IX. City Manager's Briefing

City Manager J.J. Oznick briefly covered the report that the commissioners have in their packet.

Mr. Oznick stated that the GLO contract is in Austin for review. Regarding the Flood Infrastructure Grant: we have received the first round of paperwork asking for banking details, the final contract should be here shortly.

Mr. Oznick and EEDI Director Tom Bailey had a meeting with Tx DOT representative Jordon Perry who stated that he believes the downtown sidewalk repairs will be completed this year.

A meeting was held at the Airport on August 24, 2021 They are conducting geotechnical surveying at this time in preparation for the upcoming construction.

Regarding the new generator at the ground storage tanks, the pad has been poured and the generator was moved there today. Now they are waiting for it to be wired in.

Mr. Oznick stated that 87 potholes (parts of town) were repaired this last month. Hopefully we can get the Durapatcher ordered soon and begin utilizing it.

X. Code Enforcement Report

Planning and Zoning Director Tony Stubblefield reported the Code Compliance Report for August 2021. There were 41 open cases at the beginning of the month, 26 new cases were opened and 17 cases were closed which ended the month with 50 cases open. 1 citation was issued and fines assessed were \$256 and \$462 was paid.

XI. Police Report

Chief David Hullum stated there were 206 calls for service in August. 21 cases were filed with the District Attorney. There were 37 offense reports generated. He noted 17 arrests. A total of 603 traffic stops were initiated. This resulted in 449 warning citations and 154 citations issued. Chief Hullum highlighted some of the department's activities during August. He shared about the Active Shooter Training that occurred at both Eastland High School and Cisco High School. This training involved multiple agencies including Cisco Police Department, Eastland County Sheriff Department, and the Department of Public Safety. He also stated that all of our officers have been recertified in Field Sobriety Testing.

XII. Fire Chief Report

Fire Chief Joe Williamson gave the following activity report for the month of August for the Volunteer and Paid Firefighters. Total call volume: 62 which was an average of 2 calls per day. 44 of these were in the City Limits and 16 of them were in the county and they responded to 2 calls for mutual aid to other county fire departments. There were 7 incidents between 10 p.m. and 7 a.m. They responded to 1 structure fire, 3 grass fires and 0 vehicle fires. They responded to 31 Medical calls, 7 Motor Vehicle accidents and 7 Public Service assists and 13 false alarms/investigations.

Chief Williamson said they are looking forward to the month of October. It will be considered Fire Prevention Month. They will be helping with Rip Fest on October 2 by raising the flag with the ladder truck. They will also have a “first aid gator” (4x4 Polaris ATV) running around offering assistance if needed.

This same “gator” is being utilized at the home football games. They are partnering with the EMS crews to transport them with their supplies to an injured player on the field. They will also transport them off the field if necessary.

They plan to have an Open House on October 9, 2021 at the Fire Department. They will have several types of activities for different age groups. They will also be offering free hot dogs to the public.

The Burn Ban is back in place and we want to be extra vigilant due to the lack of rain and the extremely low humidity.

They also want to remind the public that with Dove Hunting Season beginning in September, Guns and Alcohol Do Not Mix. They want this to be the Public Announcement moving forward through the upcoming Deer Hunting season.

All of this information is available on the Fire Department’s FACEBOOK page.

XIII. Adjournment

Commissioner Richard Rossander made a motion, seconded by Commissioner Zac Darr, to adjourn at 7:40 p.m. Motion passed unanimously.

APPROVED

Larry Vernon, Chairman
Board of City Commissioners

ATTEST

Roma Holley, City Secretary