

STATE OF TEXAS §

COUNTY OF TARRANT §

CITY OF BEDFORD §

The City Council of the City of Bedford, Texas, met in Work Session at 5:30 p.m. and Regular Session at 6:30 p.m. in the Council Chambers of City Hall, 2000 Forest Ridge Drive on the 14th day of June 2011 with the following members present:

Jim Story	Mayor
Chris Brown	Council Members
Ray Champney	
Roger Fisher	
Jim Griffin	
Roy Savage	
Roy W. Turner	

constituting a quorum.

Staff present included:

Beverly Queen Griffith	City Manager
David Miller	Deputy City Manager
Stan Lowry	City Attorney
Michael Wells	City Secretary
Cliff Blackwell	Administrative Services Director
Roger Gibson	Interim Police Chief
John Kubala	Public Works Director
Mirenda McQuagge-Walden	Managing Director of Community Services
James Tindell	Fire Chief

WORK SESSION

Mayor Story called the Work Session to order at 5:30 p.m.

- **Review and discuss items on the regular agenda and consider placing items for approval by consent.**

Council discussed placing the following items on consent: 3, 4, 5, 6, 8, 9, and 10. On Item #3, Council was of the consensus that the expiration date of the contract would be December 31, 2011. On item #10, Council was of the consensus to add language to Section 4, Item E of the contract that the amount shall not exceed \$65,000 per year for each year of the contract.

- **Discuss projects to be included in the July 2011 Bond Issue.**

This item was moved after the Update on planning for Blues and BBQ Fest.

City Manager Beverly Queen Griffith and Administrative Services Director Cliff Blackwell presented information on the July 2011 Bond Issue. Council met in January to go over some capital projects to fund this fiscal year by issuing certificates of obligation. The total amount of recommend capital improvement projects is \$5.2M and funding for these projects is split between the General Fund and water and sewer debt. Projects being funded by water and sewer debt include: I&I studies at \$220,000, Sulphur Branch rehab at \$491,000, sanitary sewer creek crossings at \$289,000, the Simpson Terrace Elevated Well Site at \$1.3M, and the design work for the North West Pressure Plane at \$200,000 for a total cost of \$2.5M. Projects funded by the General Fund include: matching funds for Traffic Signal

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Synchronization at \$182,000, a fire engine at \$560,000, the trunk radio system at \$669,000, a dump truck at \$36,000, a wood chipper at \$40,000, design work at the Bedford Boys Ranch, particularly the lake, at \$322,000, City facility repairs at \$351,000 and land and building improvements at \$453,000 for a total cost of \$2.6M. Council can revisit this list of projects and make any adjustments or changes before the Notice of Intent is issued.

Missing from the list of projects are the Sulphur Branch property purchases and the Schumac Lane drainage project. Staff is moving forward on the appraisals and some of the property purchases could be added to the issuance. Staff has also completed 90% of the design and engineering on the Schumac Lane drainage project and Council could move forward on construction for this project in the amount of \$1.3M. Another item not included were the Dora Street Improvements in the amount of \$1.7M.

In regards to the bottom line impact, all the projects currently included in the list would have a \$.015 impact on the property tax. On the water and sewer side, the impact would be 1.5% to the base water rates and 4% on the base sewer rates.

- **Update on planning for Blues and BBQ Festival.**

This item was moved before the July 2011 Bond Issue discussion.

Special Events Coordinator Wendy Hartnett presented an update on the planning for the Blues and BBQ Festival. She first listed many of the major changes and additions for this year. An urban challenge will be held Saturday morning before the gates open and will end at 2:00 p.m. Due to the high demand for more barbecue, ten of the regular vendor spots have been replaced by barbecue restaurants and another people's choice competition will be offered on Sunday from 2:00 to 5:00. Combo tickets will be offered as many people wanted to be in the party tent during the day and in reserve seats by night. There will be no merchandise tent and it will be replaced by a concierge-type tent. The biggest change is the venue. There will be three main entrances and the area will be divided into six sections. The main stage is booked and two spots are left on the second stage. 40 artisan vendors are anticipated to be there.

Behind the scenes, the old library will be used to its maximum capacity. It will be used as the barbeque tent on Sunday morning and as a staff area for meals the rest of the weekend. Instead of renting RV's, the old Bonnie Finn room and front area will be used for artists. The Finance Department will house out of their offices at City Hall, so there will be no cost for a trailer for them. Currently, there is no carnival booked at this time. The barbecue competition remains the same with 50 teams. The Chase and State National properties are secured.

Looking ahead, they are looking at removing a couple of trees and doing some trimming at the site. Staff is also working on additional sponsorships. A gate is being installed at the State National Property, as a second entrance for Police and Fire. There will be paid parking at the Old Bedford School, on-site and at the new Library and staff is looking at securing sites for free parking. Staff is requesting to change the hours of the Library that weekend to 9:00 a.m. to 1:00 p.m. as there is concern that it will be difficult to police who is parking for the festival and who is utilizing the Library. Council had no objections to changing the library hours for that weekend.

EXECUTIVE SESSION:

To convene before the Regular Session, if time permits, in the conference room in compliance with Section 551.001 et. Seq. Texas Government Code, to discuss the following:

- a) Pursuant to Section 551.071, consultation with City Attorney regarding pending or contemplated litigation – The Oaks of Landera Apartments.**
- b) Pursuant to Section 551.071, consultation with the City Attorney regarding pending or contemplated litigation - Holiday Inn.**

- c) Pursuant to Section 551.072, deliberation regarding the purchase, exchange, lease, or value of real property –1805 L. Don Dodson Drive, Bedford, TX 76021 and 2400 School Lane, Bedford, TX 76021.

Council convened into Executive Session pursuant to the Texas Government Code regarding Section 551.071, consultation with City Attorney regarding pending or contemplated litigation – The Oaks of Landera Apartments; Section 551.071, consultation with the City Attorney regarding pending or contemplated litigation - Holiday Inn; and Section 551.072, deliberation regarding the purchase, exchange, lease, or value of real property –1805 L. Don Dodson Drive, Bedford, TX 76021 and 2400 School Lane, Bedford, TX at 7:08 p.m.

Council reconvened from Executive Session at approximately 7:42 p.m.

Any necessary action to be taken as a result of the Executive Session will occur during the regular session of the Bedford City Council Meeting.

REGULAR SESSION 6:30 P.M.

Regular Session began at 6:30 p.m.

CALL TO ORDER/GENERAL COMMENTS

Mayor Story called the meeting to order. Mayor Story announced that he sent a letter and proclamation to the Dallas Mavericks on behalf of the City congratulating them on their championship.

INVOCATION (Dr. Stephen Rosser, Mid-Cities Bible Church)

Dr. Stephen Rosser of Mid-Cities Bible Church gave tonight's invocation.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was given.

OPEN FORUM

John DeLorme, 1129 Woodvale Drive, Bedford, TX – Mr. DeLorme requested to speak on Item #7 and the information presented during the Work Session. He understands that only two projects remaining that were part of the 2001 bond package. He lives in the northwest part of Bedford where there have been water pressure issues and he agrees with doing the northwest pressure plane. He believes that issuing debt without voter approval is not right when there are outstanding projects that have not been done from the 2001 bond issue, including Dora Street. He urges Council not to do the Simpson Terrace Well and the water plane before Dora Street. It was a voter approved project and the citizens are willing to pay for it.

CONSIDER APPROVAL OF ITEMS BY CONSENT

Motioned by Councilman Champney, seconded by Councilman Fisher, to approve the following items by consent: 3, 4, 5, 6, 8, 9, and 10 with the stipulation on Item #3 that the contract termination date be December 31, 2011 and on Item #10 a stipulation being for a cap of \$65,000 per year for each year of the contract.

Motion approved 7-0-0. Mayor Story declared the motion carried.

PERSONS TO BE HEARD

1. The following individuals have requested to speak to the Council tonight under Persons to be Heard:

- **Terry Purdom & James Mayer, Texas Harley-Davidson, 1839 Airport Freeway, Bedford, TX 76021 – Requested to speak to the Council regarding changing the name of Shoalmont to Don Smith Drive.**

James Mayer and Terry Purdom of Texas Harley-Davidson, 1839 Airport Freeway, Bedford, TX – Mr. Mayer and Mr. Purdom requested to speak to the Council regarding changing the name of Shoalmont Drive to Don Smith Drive. Don Smith opened up the business in 1977, originally as a Honda dealership, and converted it into a Harley-Davidson dealership in 1988. He has been a businessman for 35 years in the same location. Shoalmont is a quarter of a mile and there are no businesses or addresses on that street that will need to be changed or be disrupted. They would like to change the name to honor him for all of his years in doing business. Mr. Smith's son, Adam, acquired the dealership in January and is continuing the tradition of doing business within the City.

APPROVAL OF THE MINUTES

2. **Consider approval of the following City Council minutes:**
 - a) **May 24, 2011 special and regular meeting**

Motioned by Councilman Champney, seconded by Councilman Griffin, to approve the minutes of the May 24, 2011 special and regular meeting.

Motion approved 6-0-1. Mayor Story declared the motion carried. Mayor Story abstained due to not being at that meeting.

OLD BUSINESS

3. **Consider a resolution amending the Memorandum of Understanding (MOU) with Brenda Harris relative to 1725 Bedford Road by extending the expiration date.**

This item was approved by consent.

NEW BUSINESS

4. **Consider an ordinance amending Ordinance 383, authorizing the placement and enforcement of traffic control devices within the City of Bedford, Texas; providing a repealing clause; providing a penalty clause; and declaring an effective date.**

This item was approved by consent.

5. **Consider an ordinance amending the City of Bedford Code of Ordinances, Chapter 114, Article II, Traffic Control Devices, Section 114-37, "Ratification of existing devices," in its entirety and Section 114-38, "Installation of traffic lights," to add a specific location for traffic signals; providing a repealing clause; providing a severability clause; providing for a penalty; and declaring an effective date.**

This item was approved by consent.

6. **Consider an ordinance amending a previous ordinance imposing Hotel Occupancy Tax and providing for the administration and collection of such tax; establishing a penalty; repealing all ordinances in conflict herewith; providing a severability clause; and providing for an effective date.**

This item was approved by consent.

- 7. Consider all matters incident and related to approving and authorizing publication of notice of intention to issue certificates of obligation, including the adoption of a resolution relating thereto.**

Administrative Services Director Cliff Blackwell presented information regarding this resolution. This action is for certificates of obligation. If Council chose to fund the Dora Street and Sulphur Branch projects, those would be voter approved general obligation bonds and would not be included in this action tonight. As they are both drainage projects, they would not affect the tax rate. The Schumac drainage project could be included since the total would still be below the do not exceed amount of \$7M. Council has the opportunity to discuss these items further at the Strategic Planning Session on June 25 and possibly the Council meeting on June 28 before a number has to be finalized. Other items could be added as long as the total amount does not exceed \$7M. If a general obligation bond sale was to be included, final numbers would need to be done two weeks prior to the sale. Council requested that the Dora Street improvements and the Sulphur Branch property purchases be put on the agenda for discussion at the June 25, 2011 Strategic Planning Session.

Motioned by Councilman Turner, seconded by Councilman Champney, to approve a resolution approving and authorizing the publication of notice of intent to issue certificates of obligation in an amount not to exceed \$7M.

Motion approved 7-0-0. Mayor Story declared the motion carried.

- 8. Consider a resolution to authorize the City Manager to enter into an agreement with JP Morgan Chase Bank to provide bank depository and related banking services to the City of Bedford from September 1, 2011 through August 31, 2013, with an option for three one-year term extensions.**

This item was approved by consent.

- 9. Consider a resolution to reject the bid for the 2011/2013 Street Sweeping Program.**

This item was approved by consent.

- 10. Consider a resolution authorizing the City Manager to enter into a professional services contract with J. Richard Perkins, P.E., for the following: (1) periodic staff review of plats and construction/site plans for private developments within the City; (2) periodic review of construction plans from other engineering consultants under contract with the City for the design of public improvements; (3) consulting, review, oversight, design and general administration of ongoing City projects and other public works projects as determined by the Public Works Director.**

This item was approved by consent.

- 11. Consider setting dates for interviews for Bedford Citizen Boards and Commissions specifically the Cultural Commission.**

Council discussed setting dates for interviews for Bedford Boards and Commission interviews, specifically the Cultural Commission. Council was of the consensus to hold the interviews before or during the Council meeting on June 28, 2011.

- 12. Report on most recent meeting of the following Boards and Commissions:**

- ✓ **Animal Control Board- Councilman Griffin**

No report was given.

- ✓ **Animal Shelter Advisory Board- Councilman Griffin**

Councilman Griffin stated that the newest member of the Board, Dawn Schneider, provided him a list of ideas on how to promote the shelter and the pet fair. This list has been provided to the City Manager.

✓ **Beautification Commission- Councilman Turner**

No report was given.

✓ **Community Affairs Commission- Councilman Fisher**

Councilman Fisher stated that the Commission was hard at work pushing the Shop Bedford First Program. Commission members have physically gone door-to-door to meet with managers and owners. Over 100 businesses have signed up for the Program. The website is also being used as one more outlet to report on lane closures and traffic updates for the highway expansion.

✓ **Library Board- Councilman Brown**

No report was given.

✓ **Parks & Recreation Board- Councilman Griffin**

Councilman Griffin reported that the Board was continuing to pursue the dog park and were looking at utilizing Meadowpark. Their real intent is to repurpose part of the 13 acres that the City currently leases. The Board is putting together a package of information for the Council which will be brought back in the next few months. The Board wants to take advantage of the water and electricity already in the park to minimize the cost impact.

✓ **Senior Citizen Advisory Board- Councilman Savage**

No report was given.

✓ **Teen Court Advisory Board- Councilman Champney**

No report was given.

13. Council member reports

✓ **Mayor Story:**

a) Report on ICSC.

Mayor Story gave a report on ICSC. There was a lot more activity than there had been the last two years. However, retailers are still being very cautious and doing more due diligence. There were favorable responses to the change in sign ordinance. Several businesses were interested in Bedford but wanted to be careful not to siphon off customers from nearby store locations. There was one business looking for a franchisee in this area. The Mayor stated that everyone loves to do business with Texas. City Manager Griffith stated that one restaurant company owner stated it was refreshing to work and develop in this area. To give some perspective, the owner stated that in another state, it took a year to just get a building permit.

b) Report on June 6 Tarrant County Mayor's Council.

Mayor Story gave a report on the Tarrant County Mayor's Council held on June 6. The guest speaker was Congressman Michael Burgess who spoke about redistricting, transportation issues and health care. Also, in the legislative update, the main topic of discussion was S.B. 100, which would possibly affect elections. TML will have a webinar on June 29 at 10:30 a.m. on S.B. 100. This topic will need to be discussed in future work sessions. The workforce development board chairman announced that there is 8% unemployment in Tarrant County.

14. City Manager report

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City Manager Beverly Queen Griffith reminded Council about the public information forum on Tuesday, June 21 at 6:30 at the new Library regarding Allied Waste and their proposed recycling program.

15. Take any action necessary as a result of the Executive Session.

No action was necessary as a result of tonight's Executive Session.

ADJOURNMENT

Mayor Story adjourned the meeting at 7:44 p.m.

Jim Story, Mayor

ATTEST:

Michael Wells, City Secretary