

City Council Chamber
2821 Washington Street

City Council
David L. Dreiling, Mayor

Place 1 Jerry Ransom, Mayor Pro Tem
Place 4 Holly Gotcher

Place 2 Al Atkins
Place 5 Brent Money

Place 3 John Turner
Place 6 Cedric Dean

Work Session Minutes

1. Call to Order

Mayor Dreiling called the Work Session to order at 5:00 p.m. and noted for the record that Mayor Pro Tem Ransom and Councilmembers Atkins, Turner, Money, and Dean were present. Also present were City Manager Summer Spurlock, City Attorney Daniel Ray, and City Secretary Carole Kuykendall. Councilmember Gotcher arrived at 5:23 p.m.

2. Items to be Discussed

1. Systematic Pothole and Striping Program (*Press Tompkins, Interim Director of Public Works*)

Pothole Patching Procedures

- ▶ Standard details have been developed for the proper procedures for pothole patching.
- ▶ Major Arterials, Minor Arterials, Residential Collectors, Commercial Collectors, Industrial Roads, and Residential Streets will be evaluated in this order.
- ▶ Once the evaluation is completed, then a work plan will be put in place to fix the potholes on the heaviest traveled roads first as listed above.
- ▶ One (1) two-man crew has been assigned to fix potholes; additional manpower will be available for larger potholes that cannot be fixed with the two-man crew.
- ▶ Emergency work will be assigned and scheduled depending on how severe the pothole is.
- ▶ Pothole patching is not the same as fixing utility cuts for water, sewer, drainage infrastructure. Utility cuts are left open for a period of 30-45 days to get as much compaction over the utility cut before the final wearing surface is installed.

Pothole Repair (Asphalt)

1. Excavate/Clean out to stable material.
2. Remove water as much as possible.
3. Wet conditions – use a minimum of 2" Aquaphalt or approved equal.
4. Fill remainder of hole with HMAC compacted to match existing grade.

Pothole Repair (Concrete)

1. Excavate/Clean out to stable material.
2. Remove water as much as possible.
3. Dowel into existing concrete or tie to existing rebar.
4. Curing compound shall be applied to the entire surface after it has set.
5. Concrete: Min. 2" – 4" Max. Slump

City of Greenville Street Classifications

TxDOT Highways				
Interstate 30		All		
Highway 34 / Wesley		O'Neal	to	South
Highway 69 / Joe Ramsey		All		
Highway 380 / Lee / Spur 302		All		
FM 1570 / Jack Finney		Highway 69	to	Highway 380
Johnson Street		Sockwell	to	Park
Stonewall Street		Sockwell	to	O'Neal
Sockwell Blvd.		Stonewall	to	Highway 69
Highway 224 / Commerce Drive		All		
Highway 34 / Wolfe City Drive		All		
FM 499 / Forrester		All		
FM 118 / Fannin		All		
Park Street		Johnson	to	Moulton
Moulton Street		Park	to	Highway 69
Highway 66		All		
FM 2101		All		
Major Arterial				
Stonewall Street		Park	to	IH 30 Service road
Sayle Street		Horsley	to	Kari Lane
Roy Warren		Hwy. 69	to	Traders Road
Traders Road		FM 1570	to	Hwy. 34
Wellington Street		Lee	to	Joe Ramsey
Walnut Street		Sockwell	to	Lee
Monty Stratton		IH 30 Service road	to	Lions Lair
Minor Arterial				
Shelby Street		Sayle	to	Hwy. 66
Terrell Road		Lions Lair	to	IH 30 Service road
Wellington		Joe Ramsey	to	Shelby
Residential Collector				
Old Mill Road		Jack Finney	to	CR 3310
Edgewood		Jack Finney	to	Royal Oaks
Aerobic		Jack Finney	to	Mathew
Cedar Creek Drive		Traders	to	Comanche
Traders		Jack Finney	to	Teakwood
Robin Road		Wesley	to	Sayle
Nashville		Sayle	to	Nevada

O'Neal		Joe Ramsey	to	Seventh
Wesley		Sockwell	to	O'Neal
Kingston		Sockwell	to	Harris
Wright		Sockwell	to	Lee
Stanford		Moulton	to	Walnut
Division		IH 30 Service Road	to	Moulton
Commercial Collector				
Center Point Road		IH 30 Service Road	to	Jack Finney
Kari Lane		Wesley	to	Sayle
Sayle		Kari Lane	to	IH 30 Service Road
Industrial				
Long Mile Road		All		
Ed Rutherford		All		
Industrial Drive		All		
Jackson Street		All		
Walter Grady Drive		All		
Enterprise Drive		All		
Air Park Drive		All		
Technology Blvd.		All		
Residential				
All others				

2. Where We Are: 2019/2020 Goals and Objectives (*Summer Spurlock, City Manager*)

Goal #1 – City Infrastructure

Complete:

- Center Point Pump Station(95% Complete)
- Filter Rehabilitation (100% Designed)
- Additional Water Treatment Plant (consulting with engineer)

Still to be completed:

- Continue the process of analyzing the raw water line upgrades
- Continue the process of analyzing wholesale water contracts
- Continue replacement of aging water transmission lines
- Evaluate the need for additional water sources in Industrial Park

Goal #2 – Quality of Life

Complete:

- Competitive Tax Rate of \$0.6422
- Hosted Halloween on the Square in October

- Hosted the Downtown Christmas Parade of Lights
- Completed the remodel of Reecy Davis Recreation Center (currently open)
- Hired Engagement Coordinator (Feb. 3, 2020)
- Completed SportsPark Shade Structure
- Installed Library Circulation Desk

Still to be completed:

- Special Event and Concession Trailer (will be delivered in the coming weeks)
- Microform Reader and Scanner (being installed)
- Main St. benches and banners (being ordered for Spring)
- Downtown Historical Figures Project (in progress)
- Promote tourism at the GMA: Steve Wariner, Johnny Bush & Johnny Rodriguez, Gene Watson, The Gatlin's, and The Oak Ridge Boys

Goal #3 – Future Planning and Growth

Complete:

- Comprehensive Plan (in progress, 25% complete)
- Airport GA area Taxiway Extension (consulting with engineer)
- IT Incode Cloud Based hosting (went live week of Feb. 3, 2020)
- Property Maintenance Specialist (hired 12-9-2019)

Still to be completed:

- Adopt new zoning and sub-division ordinances (to be completed in next 3 months)
- Discuss tree planting policy
- Evaluate opportunities in growing areas
- Assess the need for a neighborhood sidewalk program

Goal #4 – Public Service and Safety

Complete:

- Radio Infrastructure Project (working with Council sub-committee and consultant to move to the RFP process)
- Informational Programming by the Fire and Police Departments

Still to be completed:

- Residential to Retail Alternative Transportation
- Neighborhood Rehabilitation Program
- Focus on Drug and Homelessness situation by assessing current Police presence and staffing

Goal #5 – Build Infrastructure that Lasts

Complete:

- Systematic pothole program (presented to City Council February 11, 2020)
- Currently evaluating all maintenance procedures for all infrastructure (roads, buildings, etc.)

Still to be completed:

- Present the 2020 Street Improvement Program to Council (coming in the 2nd quarter)
- Thorough review of all Construction Specifications
- Institute a plan for future curb, gutter, and sidewalk replacement
- Continued work with TxDOT Aviation on grant to address Majors Field drainage

Considerations for Future Planning

- 3.5% revenue cap (established by Senate Bill 2 passed June 12, 2019)
- \$119,715,042 capital needs the next 5 years
- Capital to consider beyond 5 years: Service Center, Fire Administration Building, and Public Safety radio infrastructure
- Continued residential growth of the City (subdivisions-1500 lots in next 2 years, and project restore-80+ lots remaining - started with 388)
- Downtown development
- Street improvements
- Increased competition within job market

3. Items on the Regular Agenda of February 11, 2020

None discussed.

4. EXECUTIVE SESSION AS NEEDED FOR AGENDA ITEMS OR EXECUTIVE SESSION ITEMS AS LISTED ON THE REGULAR AGENDA - SECTIONS 551.071, 551.087, 551.072, 551.074, 551.089, OR 551.073

The City Council convened into Executive Session at 5:29 p.m.

5. Adjourn

The City Council reconvened into Open Session at 6:00 p.m., and being no further discussion, adjourned the Work Session by unanimous consent of the City Council.

Regular Session Minutes

1. Call to Order

Mayor Dreiling called the Regular Session to order at 6:04 p.m. and noted for the record that Mayor Pro Tem Ransom and Councilmembers Atkins, Turner, Money, Gotcher, and Dean were present. Also present were City Manager Summer Spurlock, City Attorney Daniel Ray, and City Secretary Carole Kuykendall.

2. Invocation

Pastor Mike Haner from Living Word Church gave the invocation.

3. Pledge of Allegiance

Mayor Dreiling led the Pledge of Allegiance.

4. Presentations

GPD Supervisors were introduced by Police Chief Scott Smith.

Mayor Dreiling congratulated Cedric Dean for receiving a Greenville Legacy Award.

5. Citizens to be Heard

Betty Franklin spoke.

6. Public Hearings

- A. Public hearing, consideration and action on an ordinance approving the City to enter into a Memorandum of Understanding (MOU) with Hunt County regarding a traffic study for the thoroughfares within the Greenville East sub-area bound by US 69 (Joe Ramsey Blvd) on the north, IH-30 and SH-34 on the west, and FM 1570 on the south and east and providing for a budget amendment (*Summer Spurlock, City Manager*)

Mayor Dreiling opened the Public Hearing. No one spoke. Mayor Dreiling closed the Public Hearing.

Councilmember Turner moved, Councilmember Dean seconded for the enactment of Ordinance 20-007: **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GREENVILLE, TEXAS, AUTHORIZING ENTRY INTO A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF GREENVILLE AND HUNT COUNTY; PROVIDING FOR A BUDGET AMENDMENT; AND PROVIDING AN EFFECTIVE DATE.** Motion carried by unanimous vote of the City Council.

- B. Public hearing, consideration and action on an ordinance authorizing proposed amendments to the project plan and financing plan of Reinvestment Zone Number One, City of Greenville and its benefits to the City of Greenville and to provide a reasonable opportunity for any citizen and any owner of property within the reinvestment zone to protest the inclusion of additional project costs and other amendments to the project plan and financing plan; the zone consists of approximately ±1904 acres located in the city of Greenville, Texas in Hunt County, and described in ordinance no. 08-132 (*Daniel W. Ray, City Attorney*)

Mayor Dreiling opened the Public Hearing. No one spoke. Mayor Dreiling closed the Public Hearing.

Mayor Pro Tem Ransom moved, Councilmember Turner seconded for the enactment of Ordinance 20-008: **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GREENVILLE, TEXAS, APPROVING THE PROJECT PLAN AND REINVESTMENT ZONE FINANCING PLAN FOR REINVESTMENT ZONE NUMBER ONE, CITY OF GREENVILLE, TEXAS; AUTHORIZING THE CITY SECRETARY TO DISTRIBUTE SUCH PLANS; CONTAINING VARIOUS PROVISIONS RELATED TO THE FOREGOING SUBJECT; AND PROVIDING AN EFFECTIVE DATE.** Motion carried by unanimous vote of the City Council.

Public Testimony - *Public Testimony occurs when citizens are invited to address the Council on topics already on the agenda. Speakers will be invited to speak at the time of Council discussion for the item. Present your completed "Citizen's Comment Card" to the City Secretary prior to the meeting. Speakers are limited to 2 minutes for each agenda item.*

7. Ordinances

- A. Consideration and action on an ordinance authorizing the City to enter into a long-term payback agreement with the Texas Comptroller of Public Accounts to pay back sales and use taxes paid in error to the City (*Summer Spurlock, City Manager*)

Councilmember Atkins moved, Mayor Pro Tem Ransom seconded for the enactment of Ordinance 20-009:

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GREENVILLE, TEXAS, APPROVING A PAYBACK AGREEMENT FOR A SALES AND USE TAX REFUND PAID IN ERROR TO THE CITY BY THE TEXAS COMPTROLLER OF PUBLIC ACCOUNTS; AND PROVIDING AN EFFECTIVE DATE.
Motion carried by unanimous vote of the City Council.

8. Resolutions

- A. Consideration and action on a resolution calling a Special Election on May 2, 2020 for the purpose of submitting to the qualified voters of the City of Greenville, for adoption or rejection, a proposition to legalize the legal sale of all alcoholic beverages for off-premise consumption only; designating polling places; ordering notices of election to be posted and published as prescribed by law in connection with such election; providing an effective date; and finding and determining that the meeting at which this resolution was passed was open to the public as required by law (*Daniel W. Ray City Attorney*)

Mayor Pro Tem Ransom moved, Councilmember Dean seconded for the enactment of Resolution 20-13: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENVILLE, TEXAS, ORDERING A SPECIAL ELECTION ON MAY 2, 2020 FOR THE PURPOSE OF SUBMITTING TO THE QUALIFIED VOTERS OF THE CITY OF GREENVILLE, FOR ADOPTION OR REJECTION, A PROPOSITION TO LEGALIZE THE LEGAL SALE OF ALL ALCOHOLIC BEVERAGES FOR OFF-PREMISE CONSUMPTION ONLY; DESIGNATING POLLING PLACES; ORDERING NOTICES OF ELECTION TO BE POSTED AND PUBLISHED AS PRESCRIBED BY LAW IN CONNECTION WITH SUCH ELECTION; PROVIDING AN EFFECTIVE DATE; AND FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION WAS PASSED WAS OPEN TO THE PUBLIC AS REQUIRED BY LAW.**
Motion carried by unanimous vote of the City Council.

- B. Consideration and action on resolutions appointing/reappointing members to the Main Street Advisory Board; Parks and Recreation Board; Planning and Zoning Commission; Substandard Structures Rehabilitation Board; and TIRZ Board (*City Council Subcommittee-Councilmembers Money, Atkins, Gotcher*)

Councilmember Gotcher moved, Councilmember Atkins seconded for the adoption of the following resolutions:

Resolution 20-14: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENVILLE, TEXAS, APPOINTING/REAPPOINTING MEMBERS TO SERVE IN PLACES 3, 4, 5, AND 6 ON THE MAIN STREET ADVISORY BOARD; AND SETTING AN EFFECTIVE DATE.**

Resolution 20-15: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENVILLE, TEXAS, REAPPOINTING MEMBER TO THE PARKS AND RECREATION ADVISORY BOARD TO SERVE IN PLACE 3; AND SETTING AN EFFECTIVE DATE.**

Resolution 20-16: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENVILLE, TEXAS, REAPPOINTING MEMBERS TO THE PLANNING AND ZONING COMMISSION IN PLACES 2, 4, 5, AND 6; AND SETTING AN EFFECTIVE DATE.**

Resolution 20-17: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENVILLE, TEXAS, APPOINTING MEMBERS TO SERVE IN PLACES 3 AND 4 AND ALTERNATE 2 ON THE SUBSTANDARD STRUCTURES REHABILITATION BOARD; AND SETTING AN EFFECTIVE DATE.**

Resolution 20-18: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENVILLE, TEXAS, REAPPOINTING MEMBERS TO THE TAX INCREMENT REINVESTMENT ZONE (TIRZ) BOARD IN**

PLACES 1, 3, AND 7; AND SETTING AN EFFECTIVE DATE. Motion carried by unanimous vote of the City Council.

- C. Consideration and action on a resolution authorizing the City Manager to take appropriate action in securing the premises of the former Henson Building (*Steve Methven, Director of Community Development*)

Mayor Dreiling moved subject to adding health, safety, and welfare of the public to the Resolution, Councilmember Gotcher seconded for the adoption of Resolution 20-19: **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GREENVILLE, TEXAS, MAKING FINDINGS RELATED TO AND AUTHORIZING THE CITY MANAGER TO TAKE APPROPRIATE ACTION IN SECURING THE PREMISES OF THE FORMER HENSON BUILDING; AND SETTING AN EFFECTIVE DATE.** Motion carried by unanimous vote of the City Council.

9. Consent Calendar

- A. City Council Meeting Minutes – January 28, 2020

Councilmember Turner moved, Councilmember Atkins moved for the adoption of the Consent Calendar. Motion carried by unanimous vote of the City Council.

10. City Staff/City Council Reports

Impact Fee Process (*Steve Methven, Director of Community Development*)

Henson Building Process (*Steve Methven, Director of Community Development*)

11. City Council Discussion/Proposed Agenda Items

Mayor Pro Tem Ransom – Begin zoning and implications, locations, and size of potential package stores; extension of Roy Warren Parkway.

Councilmember Gotcher – Traffic areas around the Anderson Street and Stonewall Street around new store; streets around King Street; next steps for former Henson Building.

Councilmember Money – Proposal for Speed Change around Chili's and Home Depot – accident count and signage.

Councilmember Dean – Street lights.

12. Board and Commission Minutes

13. Executive Session

Section 551.071 (1) & (2) Consultation with City Attorney on any regular session agenda item requiring confidential, attorney/client advice necessitated by the deliberation or discussion of said items as needed; consultation with City Attorney regarding pending or contemplated litigation, settlement offers, or matters deemed subject to the Code of Professional Responsibility of the State Bar of Texas: also discuss: TIRZ Project and Financing Plan; Henson Building Planning

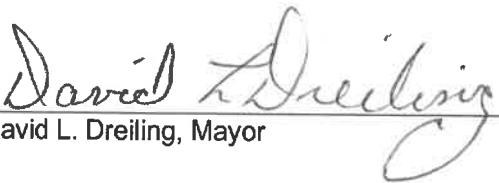
Section 551.087: (1) Discussion or deliberation regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body is conducting

development negotiations; (2) Deliberate the offer of a financial or other incentive to a business prospect described by Subdivisions: Project Rounder

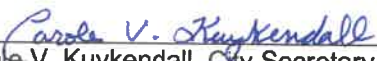
14. **Take action on any item discussed in Executive Session**

15. **Adjourn**

Being no further business, the City Council adjourned at 7:07 p.m. by unanimous consent of the City Council.


David L. Dreiling, Mayor

ATTEST:


Carole V. Kuykendall, City Secretary