

Council Minutes October 28, 2014

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 28th day of October, 2014 with the following members present:

Jim Griffin	Mayor
Michael Boyter	Council Members
Ray Champney	
Jim Davisson	
Steve Farco	
Roy W. Turner	

constituting a quorum.

Councilmember Turner was absent from the meeting.

Staff present included:

Beverly Griffith	City Manager
David Miller	Deputy City Manager
Stan Lowry	City Attorney
Michael Wells	City Secretary
Chuck Carlisle	Risk and Contract Services Manager
Natalie Foster	Marketing Specialist
Roger Gibson	Police Chief
Tom Hoover	Public Works Director
Mirenda McQuagge-Walden	Managing Director

**WORK SESSION**

Mayor Griffin 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: 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 17, 18, 19, 20, 21 and 22.

Police Chief Roger Gibson presented information regarding Item #6. He requested this item be tabled previously for staff to come back with final numbers as far as potential costs. The two primary funds that will be utilized are a shared grant between Bedford and the City of Hurst for approximately \$60,000 and a remodeling agreement Hurst negotiated with the lease for \$63,000. Small ancillary costs will be paid out of drug seizure asset funds. In answer to questions from Council, he stated that it would be optimum for construction to be complete and the location operable by the first of the year; and that construction would take approximately a month and a half.

Deputy City Manager David Miller presented information regarding Item #7, which is a renewal of the 380 agreement with 6Stones for this fiscal year and includes the additional \$15,000 authorized by Council during the budget process. This would pay 6Stones for their Fall Blitz and staff is working with them on another more extensive agreement for increased neighborhood revitalization.

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Public Works Director Tom Hoover presented information regarding Item #9, which is in the budget to replace a non-functional hydromulch seeder. It will be used by Public Works to prevent erosion and to get turf back to where it was. He stated the item came in \$201 under budget and will be funded out of the Stormwater budget.

Mr. Hoover presented information regarding Items #10 and 11, which is in the budget to replace a camera van and equipment. The equipment would provide Public Works with a new apparatus to film sewer lines and locate problems in storm drain lines. The equipment would mainly be used by the Sewer Department, which is required to film and inspect 14,000 linear feet a year to remain compliant with their Texas Commission on Environmental Quality (TCEQ) program. He stated that the vehicle is a new Ford transit vehicle and is totally finished out. There were savings of \$4.78. In answer to questions from Council, he stated that it saved the City money by splitting the items in two; and that the camera equipment provider will provide the equipment and install it.

Mr. Hoover presented information regarding Items #12 and 13. He stated that during the last three ice events, it became obvious that there was a need for a smaller piece of equipment to clean off public buildings for safe access. The equipment can be used on places that TxDOT does not sand. During the summer, the pieces can be removed and the truck used by the Stormwater crew. In answer to questions from Council, he stated that BuyBoard has already gone through the process of writing specifications and going out to bid, and is compliant with State regulations; that if the City did the process on its own, there would be man hours and costs involved, and the City may not have received as good a deal; and that this item came in \$817 under budget.

Mr. Hoover presented information regarding #14. Currently, there is a pedestrian crossing on Central Drive at a blind curve and there have been several incidents. This equipment would include a pedestrian button and flashing beacons at the crossing and further down the curve. This item came in \$339 under budget. In answer to questions from Council, he stated that the City does not currently have this equipment elsewhere; that the equipment is solar powered with a battery backup; and that there is no reason to integrate it with the street signal control at this time.

Mr. Hoover presented information regarding Item #15. He stated that when preparing for the Boys Ranch Master Plan, it became obvious that there would be work done on the lake. There is currently a sewer line next to the lake and a main that crosses the lake, and the pipe would be hit when the lake is dredged. He asked for an adjustment to the City's Sanitary Sewer Overflow Initiative (SSOI) project and this branch falls within the zone presented to the TCEQ where the City would try to increase and improve stoppage of infiltration into the sewer lines. Several brick manholes and an old sewer main would be replaced. The design for this project would be incorporated with the park's design. Where they cross the lake, an encasement pipe would be installed and there would be no exposed aerial crossings. Two bids were received with the low bid being submitted by Saber Development. In answer to questions from Council, Mr. Hoover stated this item came in under budget by \$54,000 and that their goal is to be little bit ahead of the other Boys Ranch project but that they could be run concurrently. He discussed how inflows are tracked and that they suspect there is inflow and infiltration problem coming from the lake.

There was discussion that no action was to be taken on Item #16.

Mr. Hoover presented information regarding Item #17. The painting of the inside of the Simpson Terrace Elevated Service tank was included in the previous year's budget. Pacheco Koch performed the design but it became obvious that by the time they were finished, the tank would be drained during the summer, so the project was pushed back. Money was taken from the previous year's budget and transferred to the Utility Maintenance Fund. Five bids were received with the low bid coming from A&M Construction and Utilities Company at approximately \$137,000. The City's engineer has reviewed their qualifications and bonding, and has recommended awarding the contract. The company was told that they cannot start until November 15. In answer to questions from Council, he stated that the item came in \$15,204 under budget; and that residents would not notice any difference in taste, pressure or quality.

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Mr. Hoover presented information regarding Item #19. He stated that Tarrant County could not do the milling but that the City would utilize their contract with TexOp Construction.

Mr. Hoover presented information regarding Item #20. He stated that the State requires testing of drinking water and effluents for certain characteristics and qualities. Trinity River Authority (TRA) has been providing this service to the City and had a three year contract that expired on September 30. This item falls under Water Maintenance but shows up as a Wastewater project. The contract is for three years at \$13,500 a year.

Risk and Contract Services Manager Chuck Carlisle presented information regarding Item #21, which is for an agreement with All Mighty Cleaning for janitorial services. The City received three bids with All Mighty Cleaning the low bidder at \$49,980. The company has been cleaning the Library since it opened. This item is under budget by \$2,300 and two additional facilities have been added and services increased. In answer to questions from Council, Mr. Carlisle stated that the owner of the company lives in Bedford.

Managing Director Mirenda McQuagge-Walden presented information regarding Item #22, which is a resolution to authorize the City Manager to execute a contract with C. Green Scaping in the amount of \$3,156,397 for the voter approved Boys Ranch Phase 1 project. There were eight bidders and C. Green Scaping was the lowest qualified bidder. The hope is to have the project started by Thanksgiving with a 300 day contract schedule. The bonds were in the amount of \$3.2M, which leaves approximately \$140,000 in contingency. In answer to questions from Council, Ms. McQuagge-Walden stated that the company constructed the channel next to the Post Office and other cities, including North Richland Hills, spoke very highly of them. There was discussion on savings and alternate scopes; what is included in Phase 1; and that the contractor would be obligated to fulfill the contract in accordance with the City's specifications without a change order. There was further discussion on the other bidders wanting the job; adding a not to exceed amount to the contract; and the City's Change Order Policy.

Mayor Griffin adjourned the Work Session at 6:10 p.m.

### **EXECUTIVE SESSION**

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

- a) Pursuant to Section 551.087, deliberation regarding economic development negotiations relative to "Project Flamingo."**
- b) Pursuant to Section 551.087, deliberation regarding economic development negotiations relative to Block 1, Lot 1RB, Bedford Meadows Shopping Center.**
- c) Pursuant to Section 551.071, consultation with City Attorney regarding pending or contemplated litigation regarding 533 Bedford Road.**
- d) Pursuant to Section 551.087, deliberation regarding economic development negotiations relative to Block 1, Lot 1D, Shops at Central Park.**
- e) Pursuant to Section 551.087, deliberation regarding economic development negotiations relative to Block 1 Lot 1, First State Bank Plaza.**
- f) Pursuant to Section 551.087, deliberation regarding economic development negotiations with the City of Euless.**

Council convened into Executive Session pursuant to Texas Government Code Section 551.087, deliberation regarding economic development negotiations relative to "Project Flamingo"; Section 551.087, deliberation regarding economic development negotiations relative to Block 1, Lot 1RB, Bedford Meadows Shopping Center; Section 551.071, consultation with City Attorney regarding pending or contemplated litigation regarding 533 Bedford Road; Section 551.087, deliberation regarding economic development negotiations relative to Block 1, Lot 1D, Shops at Central Park; Section 551.087, deliberation regarding economic development negotiations relative to Block 1 Lot 1, First State Bank Plaza; and Section 551.087, deliberation regarding economic development negotiations with the City of Euless at 6:12 p.m.

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Council reconvened from Executive Session at 6:39 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.**

The Regular Session began at 6:47 p.m.

### **CALL TO ORDER/GENERAL COMMENTS**

Mayor Griffin called the meeting to order. He stated that Councilmember Turner was unable to attend the meeting and that Councilmember Fisher had to leave the meeting after Executive Session.

### **INVOCATION (Senior Pastor Nosa Onaiwu, Arise & Shine International Ministries)**

Senior Pastor Nosa Onaiwu of Arise & Shine International Ministries gave the invocation.

### **PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was given.

### **ANNOUNCEMENTS/UPCOMING EVENTS**

Marketing Specialist Natalie Foster invited everybody to the ribbon cutting event for the new trail extension project starting at 10:00 a.m. Saturday, November 8 at 3200 Meadow Park Drive. There will be the ribbon cutting followed by coffee and walking the new trail. There will be a Holiday Storefront Event at the Bedford Meadows Shopping Center on Saturday, November 15 from 6:00 p.m. to 9:00 p.m. There will be food trucks, live music and artists to both discuss and sell their art. She reminded everybody that most City offices will be closed on November 11 for a complete day of training.

### **OPEN FORUM**

Nobody chose to speak during Open Forum.

### **CONSIDER APPROVAL OF ITEMS BY CONSENT**

Motioned by Councilmember Champney, seconded by Councilmember Davisson, to approve the following items by consent: 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15, 17, 18, 19, 20, 21 and 22, with no action being taken on Item #16.

Motion approved 5-0-0. Mayor Griffin declared the motion carried.

### **COUNCIL RECOGNITION**

#### **1. Employee Service Recognition.**

The following employees received recognition for dedicated service and commitment to the City of Bedford:

Cathy Haskell, Community Services - 10 years of service  
Robert Greenwade, Fire Department - 15 years of service  
Stephen Hines, Public Services - 30 years of service  
Scott Brown, Fire Department - 30 years of service

#### **2. Proclamation declaring October 20, 2014 as Goodwill Industries of Fort Worth Helping People with Disabilities Day in the City of Bedford.**

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Mayor Griffin read a proclamation declaring October 20, 2014 as Goodwill Industries of Fort Worth Helping People with Disabilities Day in the City of Bedford. Michelle Craviotto from Goodwill Industries of Fort Worth was present to accept the proclamation.

### **3. Proclamation recognizing October 23 - 31, 2014 as Red Ribbon Week in the City of Bedford.**

Mayor Griffin read a proclamation recognizing October 23 - 31, 2014 as Red Ribbon Week in the City of Bedford. Deputy Police Chief Eric Griffin and Sergeant Doug Crowell were present to accept the proclamation.

### **4. Proclamation recognizing November 2 - 8, 2014 as National Animal Shelter Appreciation Week in the City of Bedford.**

Mayor Griffin read a proclamation recognizing November 2 - 8, 2014 as National Animal Shelter Appreciation Week in the City of Bedford. Deputy Police Chief Griffin and Animal Control Supervisor Mark Bellinghausen were present to accept the proclamation.

## **APPROVAL OF THE MINUTES**

### **5. Consider approval of the following City Council minutes:**

- a) September 15, 2014 special meeting
- b) September 16, 2014 special meeting
- c) September 23, 2014 regular meeting
- d) September 30, 2014 special meeting

This item was approved by consent.

## **OLD BUSINESS**

### **6. Consider a resolution authorizing the City Manager to enter into an interlocal agreement with the City of Hurst for the space sharing arrangement of a police sub-station.**

This item was approved by consent.

## **NEW BUSINESS**

### **7. Consider a resolution approving an amendment to the Economic Development Agreement, pursuant to Chapter 380 of the Texas Local Government Code and the City's Economic Development Incentive Policy and Program, with 6 Stones L.L.C. ("6 Stones").**

This item was approved by consent.

### **8. Consider a resolution authorizing the City Manager to purchase an upgrade to the current fleet management software from CFAWin6 to CFAWin8 in the amount of \$24,870 through CFA Software, Inc.**

This item was approved by consent.

### **9. Consider a resolution authorizing the City Manager to purchase a Turfmaker Hydroseeder in the amount of \$17,799 through Turfmaker Corporation.**

This item was approved by consent.

### **10. Consider a resolution authorizing the City Manager to purchase a Rovver X 130 Truck Mount Camera System from Green Equipment Company in the amount of \$122,017.22 through the Houston-Galveston Area Council (HGAC), a cooperative purchasing network.**

This item was approved by consent.

- 11. Consider a resolution authorizing the City Manager to purchase a 2015 Ford Transit in the amount of \$29,978 from Chastang Ford through the Houston-Galveston Area Council (HGAC), a cooperative purchasing network.**

This item was approved by consent.

- 12. Consider a resolution authorizing the City Manager to purchase a 2015 Ford F350, to be used with a sander and snow plow in the amount of \$39,444.75 from Silsbee Ford through BuyBoard, a Local Government Purchasing Cooperative.**

This item was approved by consent.

- 13. Consider a resolution authorizing the City Manager to purchase a sander and snow plow attachment in the amount of \$14,638.10 from Equipment Southwest, Inc. through BuyBoard, a Local Government Purchasing Cooperative.**

This item was approved by consent.

- 14. Consider a resolution authorizing the City Manager to purchase a pedestrian crossing warning system with installation in the amount of \$23,661 from Consolidated Traffic Controls, Inc. through the Houston-Galveston Area Council (HGAC), a cooperative purchasing network.**

This item was approved by consent.

- 15. Consider a resolution authorizing the City Manager to enter into a contract with Saber Development Inc. for the Bedford Boys Ranch Sanitary Sewer Renewal and Rehabilitation Project in the amount of \$391,778.60.**

This item was approved by consent.

- 16. Consider a resolution authorizing the City Manager to enter into a Construction Administration Agreement Amendment with Kimley-Horn and Associates, Inc. in the amount of \$19,000 for additional work needed for the Northwest Pressure Plane Project.**

No action was taken on this item.

- 17. Consider a resolution authorizing the City Manager to enter into a contract with A & M Construction and Utilities Inc. for the Simpson Terrace Elevated Tank Interior Coating Project in the amount of \$137,350.**

This item was approved by consent.

- 18. Consider a resolution authorizing the City Manager to enter into an Interlocal Agreement with Tarrant County for street improvements on Schumac Lane from Central Drive to Forest Ridge Drive and Carolyn Drive from Brown Trail to the Bedford/Hurst City Limits.**

This item was approved by consent.

- 19. Consider a resolution authorizing the City Manager to authorize a contract in the amount of \$32,395.50 to TexOp Construction, LP for asphalt milling work.**

This item was approved by consent.

- 20. Consider a resolution authorizing the City Manager to enter into a Contract for Technical Services with Trinity River Authority of Texas, (TRA) Central Regional Wastewater System from December 1, 2014 to November 30, 2017, in an amount not to exceed \$13,500 per annum, for the term of the contract.**

This item was approved by consent.

- 21. Consider a resolution authorizing the City Manager to enter into a contract with Almighty Cleaning Inc. to provide janitorial services to ten city facilities in the amount of \$49,980.**

This item was approved by consent.

- 22. Consider a resolution authorizing the City Manager to execute a contract in the amount of \$3,156,397 to C. Green Scaping, LP for the construction of Phase I of the Boys Ranch Park.**

This item was approved by consent.

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

- ✓ **Animal Shelter Advisory Board - Councilmember Fisher**

No report was given.

- ✓ **Beautification Commission - Councilmember Turner**

No report was given.

- ✓ **Community Affairs Commission - Councilmember Boyter**

Councilmember Boyter reported that the Commission had their first meeting since their reboot. The Commission held a block party on Thursday, September 25, which was a fantastic event with quite a few people in attendance. He commended the Commission for conducting the event and Council for participating. He recognized Commission members Roy Savage, Gary Morlock and Sal Caruso who were in attendance.

- ✓ **Cultural Commission – Councilmember Champney**

Councilmember Champney reported that the Commission met on October 20 and the entire meeting was devoted to planning for the November 15 storefront art display. Art has been selected and discussion was held on preparing other display items. They will have a nice showing with art and events in the parking lot.

- ✓ **Library Board - Councilmember Davisson**

Councilmember Davisson reported that the Board approved the revised version of the Reference Service Policy, which includes a book-a-librarian program. The Library Foundation will hold its annual ChristmasFest on November 8 from 9:00 a.m. to 4:00 p.m. Dustin Stephens, the world jousting champion, will be putting on demonstrations. The Library Friends held their Bazaar the previous Saturday making approximately \$1,800, and he thanked Ms. Foster for helping with advertising.

- ✓ **Parks & Recreation Board - Councilmember Davisson**

Councilmember Davisson reported that there will be a ribbon cutting for the trails extension on November 8 at 3200 Meadow Park Drive at 10:00 a.m. with coffee and walking.

- ✓ **Teen Court Advisory Board - Councilmember Farco**

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Councilmember Farco reported that the Board is looking for adult volunteers to help on Monday nights and that the next meeting is scheduled for the following Thursday at 6:30 p.m.

**24. Council member Reports**

Mayor Griffin presented a proclamation for Public Works Day to Mr. Hoover in honor of having 12 items on the agenda.

**25. City Manager/Staff Reports**

City Manager Beverly Griffith reminded everybody that several City offices will be closed on November 11 for training. She stated that it is the first City-wide in-service training day. Human Resources Director Jill McAdams did a phenomenal job putting together a collection of educational sessions for employees and there will be a wonderful keynote speaker. Staff appreciated Council's support for this event.

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

No action was necessary as a result of the Executive Session.

**ADJOURNMENT**

Mayor Griffin adjourned the meeting at 7:16 p.m.

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Jim Griffin, Mayor

ATTEST:

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Michael Wells, City Secretary