



MINUTES

CITY COUNCIL REGULAR MEETING

January 20, 2022 | 7:00 PM

Council Chambers | Video Conference

City Hall | 665 Country Club Road, Lucas, Texas

City Councilmembers Present:

Mayor Jim Olk
Mayor Pro Tem Kathleen Peele
Councilmember Tim Johnson
Councilmember Tim Baney
Councilmember David Keer
Councilmember Phil Lawrence (*attending remotely*)
Councilmember Debbie Fisher

City Staff Present:

City Manager Joni Clarke
City Secretary Stacy Henderson
City Attorney Joe Gorfida
Development Services Director Joe Hilbourn
Public Works Director Scott Holden
Assistant to the City Manager Kent Souriyasak

The regular City Council meeting was called to order at 7:00 pm.

Citizen Input

3. Citizen Input

There was no citizen input at this meeting.

Community Interest

4. Items of Community Interest

Mayor Olk discussed candidate filing for the May 7, 2022, election, upcoming repairs to the McGarity water tower, and the tentative TxDOT public meeting regarding Country Club improvements scheduled for February 24, 2022.

Consent Agenda

5. Consent Agenda:

- A. Approval of the minutes of the December 16, 2021, City Council meeting.
- B. Approval of Resolution R 2022-01-00525 designating the Allen American as the official newspaper of the City of Lucas for 2022 beginning January 20, 2022, through December 31, 2022.
- C. Approval of Resolution R 2022-01-00524 supporting the proposed trail project and authorizing participation in the Recreational Trails Grant Program of the Texas Parks and Wildlife.

MOTION: A motion was made by Councilmember Johnson, seconded by Councilmember Baney to approve the Consent Agenda as presented. The motion passed unanimously by a 7 to 0 vote.

Regular Agenda

4. Receive a presentation by Republic Services on Industry Updates of Municipal Recycling and Waste.

Rick Bernas with Republic Services gave a presentation regarding current recycling trends, trends occurring within the City of Lucas, number of subscribers, volumes collected, and how items are collected and disbursed from their facility into reusable products.

There was no motion on this item, it was for discussion purposes only.

5. Consider a Development Agreement with Liberty Bankers Life Insurance Company for roadway improvements to the first 0.28 miles of Blondy Jhune Road east of FM 1378 and appropriating funds in an amount not to exceed \$306,489 from cash account 11-1009 General Fund Roadway Impact Fees to account 21-8210-491-300 Blondy Jhune Road Alignment and credit the owner for calculated roadway and water impact fees of \$289,374 per Section 3.2 of the Development Agreement.

Development Services Director Joe Hilbourn gave a presentation and discussed with the City Council roadway improvements and associated line of site improvements proposed with this project.

MOTION: A motion was made by Mayor Pro Tem Peele, seconded by Councilmember Baney to approve a Development Agreement with Liberty Bankers Life Insurance Company for roadway improvements to the first 0.28 miles of Blondy Jhune Road east of FM 1378 and appropriating funds in an amount not to exceed \$306,489 from cash account 11-1009 General Fund Roadway Impact Fees to account 21-8210-491-300 Blondy Jhune Road Alignment and credit the owner for calculated roadway and water impact fees of \$289,374 per Section 3.2 of the Development Agreement. The motion passed unanimously by a 7 to 0 vote.

6. Consider recommendations from the Lemontree Country Estates and Kingwood Estates Drainage Improvements Study dated January 12, 2022, provided by Birkhoff, Hendricks & Carter, LLP and provide direction to the City Manager.

Joe Carter with Birkhoff, Hendricks & Carter discussed with the Council their recommendations to assist with drainage in the Lemontree/Kingswood neighborhood.

The City Council discussed at length the recommendations proposed, the cost associated with each recommendation, reducing the water flow in the neighborhood associated with each recommendation, upcoming meetings with Lovejoy High School regarding improvements to their detention pond, creating an oversized detention pond as part of the Farmstead development to alleviate flooding issues, and raising the embankment around the detention pond at Claremont Springs to alleviate their pond from flooding.

The following individuals spoke related to moving forward with a plan to alleviate flooding in the area, suggested improvements, and groundwater concerns:

- Jeff Maddox, 12 Kingswood
- Bill Gunn, 3 Kingswood
- Brad Livingston, 9 Orchard
- Jim Iannucci, 9 Kingswood

MOTION: A motion was made by Councilmember Johnson, seconded by Councilmember Baney to approve obtaining a design proposal from Birkhoff, Hendricks & Carter for Recommendations 4, 5, and 6, moving forward with Recommendations 1, 2, and 3, include the source of funding with the proposal; and determine from TxDOT if water can be diverted to Estates Parkway. The motion passed unanimously by a 6 to 1 vote with Councilmember Lawrence abstaining due to a conflict of interest.

7. Receive the Limited Bridge Evaluation Report for the Winningkoff Bridge from BCC Engineering, LLC dated December 2021 and provide direction to the City Manager.

Chris Meszler with BCC Engineering discussed with the City Council the various options available for repairs to the Winningkoff bridge and reviewed Alternate proposals 1 through 4. The City Council was in favor of moving forward with Alternative No. 2 and include Alternatives 3 and 4 as part of the City's Capital Improvement Plan.

MOTION: A motion was made by Mayor Olk, seconded by Councilmember Fisher to direct the City Manager to proceed with Alternative No. 2, long-term scour protection in the amount of \$32,000. The motion passed unanimously by a 7 to 0 vote.

8. Consider receiving a donation of a house located at 525 Stinson Road and relocating to city-owned property for a future public use.

City Councilmembers discussed the proposed house donation and its historical value, the cost associated with relocating the home, additional costs associated with renovations and repairs, at an additional \$200 per square foot. After some discussion, the Council thanked Mr. Ruckel for his generous offer but declined the donation due to the funding required to relocate and update the home.

There was no motion or action on this item.

9. Consider authorizing the City Manager to enter into a contract with Records Consultants, Inc. (RCI) in the amount of \$26,606.50 for scanning the City's permanent records appropriating funds from Unrestricted General Fund Reserves to account 11-6110-239 Records Management.

City Secretary Stacy Henderson gave a presentation discussing the City's records that were being maintained in a paper format that required permanent retention. A proposal was presented that proposed electronic scanning of the paper documents creating a permanent electronic file.

MOTION: A motion was made by Mayor Pro Tem Peele, seconded by Councilmember Baney to authorize the City Manager to enter into a contract with Records Consultants, Inc. (RCI) in the amount of \$26,606.50 for scanning the City's permanent records appropriating funds from Unrestricted General Fund Reserves to account 11-6110-239 Records Management. The motion passed unanimously by a 7 to 0 vote.

10. Consider nominations for 2022 Service Tree Awards and appoint Councilmembers to serve on the Service Tree Subcommittee.

The City Council appointed Councilmember Keer to the Service Tree Committee. The committee agreed to meet and bring forward a recommendation to the City Council at their February 17, 2022, meeting.

MOTION: A motion was made by Mayor Pro Tem Peele, seconded by Councilmember Lawrence to appoint Councilmember Keer to the Service Tree Committee. The motion passed unanimously by a 7 to 0 vote.

Executive Session Agenda

11. Executive Session:

An Executive Session was not held at this meeting.

12. Reconvene from Executive Session and take any action necessary as a result of the Executive Session.

There was no Executive Session held at this meeting; therefore, no action was taken.

13. Adjournment.

MOTION: A motion was made by Councilmember Johnson seconded by Mayor Olk to adjourn the meeting at 10:06 pm. The motion passed unanimously by a 7 to 0 vote.

APPROVED:



Mayor Jim Olk

ATTEST:



City Secretary Stacy Henderson

