

CITY OF COOPER
CITY COUNCIL MEETING – REGULAR
JULY 11, 2022 – 5:00 PM

MEMBERS PRESENT: DARREN BRADY; MAYOR, DAVID PHILLIPS, AMANDA L'ESPERANCE, DIANE STEGALL AND JOSH HOSKISON

CITY ATTORNEY: JAY GARRETT

OTHERS PRESENT: KAREN CHESHIRE, DONNA JOHNSON, SHAUNA HOLLOWAY, JEFF HOLLOWAY, SUSAN RASER, KAREN ATKINS, THOMAS FINTO, LINDA BARNES, DONNA THOMASON, KASEY BRITTON, JUDY FALLS AND JEB SAYED

ABSENT: ALLEN FOSTER

AGENDA ITEM #1

Mayor Darren Braddy called the meeting to order and Darren also voiced the prayer.

AGENDA ITEM #2

Mayor Braddy asked for public comments. Darren also stated that in the past comments were allowed during each item but from here forward all comments needed to be addressed from the public at the public comments section unless invited by the council or Mayor. Mayor Braddy also stated that all comments need to be stopped.

No comments were made.

AGENDA ITEM #3

Diane Stegall made the motion to approve the June 13, 2022 minutes as written. Amanda L'Esperance seconded. David Phillips abstained. Vote unanimous.

AGENDA ITEM #4

Mayor Darren Braddy presented that the contractor award of demolition and reconstruction of the houses participating in the HOME Program was at hand. Mayor Braddy introduced Donna Johnson, with Grant Works, to discuss this item. Donna stated that there was only bid for this project. The one and only bid came from RM Quality Construction, LLC. Donna stated that RM Quality Construction, LLC was a reputable company and, in her opinion, they would do a great quality job. Donna stated that the hard cost total construction could total \$133,440.00 which is approximately \$120.00 per square feet. It was the consensus of the council to award the bid to RM Quality Construction, LLC.

David Phillips made the motion to award the demolition and reconstruction of houses participating in the HOME Program to RM Quality Construction, LLC. Amanda L'Esperance seconded. Vote unanimous.

AGENDA ITEM #5

Mayor Darren Braddy presented Ordinance #01-07-22 which would allow the rezoning of 400 S.W. 1st from R1 (Single Family) to R3 (Multi Family) that was discussed in the public hearing that was held immediately before this regular meeting. Mayor Braddy stated that the Planning and Zoning had met and approved this change and all steps required had been taken by the owner, Karen Cheshire.

Diane Stegall made the motion for City Attorney, Jay Garrett, to read Ordinance #01-07-22 by caption. Amanda L'Esperance seconded. Vote unanimous.

City Attorney, Jay Garrett, read:

ORDINANCE #01-07-22

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF COOPER TO REZONE A TRACT OF LAND (LEGAL: 0003 J B ANDERSON, TRACT 72, ACRES 1.0, PROPERTY ID #1237), COMMONLY KNOWN AS 400 S.W. 1ST, COOPER, TEXAS, FROM R1 TO R3; PROVIDING FOR A REPEALING CLAUSE, A SEVERABILITY CLAUSE, A PENALTY CLAUSE AND PROVIDING AN EFFECTIVE DATE.

Amanda L'Esperance made the motion to approve Ordinance #01-07-22 allowing the rezoning of 400 S.W. 1st from R1 to R3. David Phillips seconded. Vote unanimous.

AGENDA ITEM #6

Mayor Braddy stated that there was no information on the Mason Building at this time.

Amanda L'Esperance made the motion to table this item until a later time. David Phillips seconded. Vote unanimous.

AGENDA ITEM #7

Mayor Braddy presented to the council Resolution #01-07-22 authorizing the opening of a new bank account for the General Obligations Refunding Bond Series 2022 transactions.

David Phillips made the motion to read the resolution by caption. Amanda L'Esperance seconded. Vote unanimous.

City Attorney, Jay Garrett, read:

RESOLUTION #01-07-22

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COOPER, TEXAS, AUTHORIZING A BANK ACCOUNT TO BE OPEN IN THE NAME OF THE CITY OF COOPER AND ALLOWING CERTAIN CITY OFFICIALS TO DEPOSIT AND WITHDRAW MONIES ON DEPOSIT WITH THE FIRST NATIONAL BANK IN COOPER; AND SETTING AN EFFECTIVE DATE.

Diane Stegall made the motion to approve Resolution #01-07-22 as read. Josh Hoskison seconded. Vote unanimous.

AGENDA ITEM #8

Mayor Braddy presented to the council Resolution #02-07-22 authorizing the joint purchase of election equipment with The City of Cooper, Cooper ISD, and Delta County MUD.

David Phillips made the motion to read Resolution #02-07-22 by caption. Diane Stegall seconded. Vote unanimous.

City Attorney, Jay Garrett, read:

RESOLUTION #02-07-22

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COOPER, DELTA COUNTY, TEXAS AUTHORIZING THE MAYOR TO NEGOTIATE AN INTERLOCAL AGREEMENT BETWEEN COOPER INDEPENDENT SCHOOL DISTRICT, DELTA COUNTY MUD, AND THE CITY OF COOPER FOR THE PURCHASE OF ELECTION MACHINES AND SOFTWARE.

Josh Hoskison made the motion to approve Resolution #02-07-22 as read. David Phillips seconded. Vote unanimous.

AGENDA ITEM #9

Mayor Braddy presented Resolution #03-07-22. Mayor Darren Braddy stated that it was time for the city to look into contracting with a company that was qualified to do state mandated inspections. Darren stated that Cooper is beginning to see substantial growth and he wants to ensure that the city is protected. Mayor Braddy stated that he had spoken to surrounding cities and some have their own hired and some contract out. Mayor Braddy stated that he has spoken with Bureau Veritas North America Inc. Bureau Veritas is located in Plano. Mayor Braddy also stated that the cost, to hire Bureau Veritas, would have to be passed on to the person obtaining a permit that required an inspection. After much discussion, it was the consensus of the council to enter into a contract for state mandated inspections.

Josh Hoskison made the motion to read Resolution #03-07-22 by caption. David Phillips seconded. Vote unanimous.

City Attorney, Jay Garrett, read:

RESOLUTION #03-07-22

A RESOLUTION OF THE CITY OF COOPER APPROVING A MUNICIPAL ADVISOR SERVICES AGREEMENT BY AND BETWEEN THE CITY OF COOPER AND BUREAU VERITAS; AND SETTING AN EFFECTIVE DATE.

Josh Hoskison made the motion to approve Resolution #03-07-22 authorizing to enter into a contract with Bureau Veritas North America, Inc., to perform inspections of which the cost of such would be passed on to the person obtaining a permit. Diane Stegall seconded. Vote unanimous.

Agenda item #10

Mayor Darren Braddy presented to the council that his company, 4D's Real Estate, had property at 441 W. Terrell DCAD Property ID # 5300 that they wished to replat. Darren stated that the cost to replat was substantial and they did not want to obtain a company to do the replat without council consent. It was the consensus of the council to allow the replat. When the replat is complete the plan will be presented for approval at a future meeting.

Josh Hoskison made the motion to allow the replat process to begin for 441 W. Terrell. Amanda L'Esperance seconded. Vote unanimous.

AGENDA ITEM #11

Mayor Darren Braddy presented to the council Resolution #04-07-22 updating easement details for 1801 W. Dallas Avenue. Kevin Carter had asked in a previous meeting that the easement details be changed to remove the clause of the city being able to tear down his building to access sewer utility lines that the city allowed to be built over in 1987. It was the consensus of the council to approve this change.

David Phillips made the motion to read Resolution #04-07-22 by caption. Amanda L'Esperance seconded. Vote unanimous.

City Attorney, Jay Garrett, read:

RESOLUTION NO. 04-07-22

A RESOLUTION OF THE CITY OF COOPER APPROVING AN AMENDMENT TO THE AGREEMENT DATED FEBRUARY 3, 1987 RESPECTING A SEWER EASEMENT, MODIFYING SUCH AGREEMENT BY REMOVING CERTAIN PROVISIONS OF SAID AGREEMENT; AND SETTING AN EFFECTIVE DATE.

David Phillips made the motion to approve Resolution #04-07-22 amending the agreement dated February 3, 1987 which will be recorded at the Delta County Courthouse. Josh Hoskison seconded. Vote unanimous.

AGENDA ITEM #12

Mayor Braddy presented Resolution #05-07-22. Mayor Braddy presented to the council that the Cotton Harvest Festival wished to change the previously approved date that the festival is held to October 8, 2022. Documentation has to be sent to TXDOT and they prepare an agreement for the closing of state roadways stating the dates of closure. Mayor Braddy stated that the Cotton Harvest Festival date was originally moved due to the conflict with Pecan Gap's festival. Diane Stegall stated that they have spoken to Pecan Gap and they agreed that if the Cotton Harvest Festival would start at 12:00 PM that there would not be a conflict. It was the consensus of the council to approve the Cotton Harvest Festival date be changed to October 8, 2022.

Diane Stegall made the motion to read Resolution #05-07-22 by caption. Amanda L'Esperance seconded. Vote unanimous.

City Attorney, Jay Garrett, read:

RESOLUTION #05-07-22

A RESOLUTION AUTHORIZING ENTRY INTO AN AGREEMENT BETWEEN THE CITY OF COOPER, TEXAS, AND THE STATE OF TEXAS FOR THE TEMPORARY CLOSURE OF STATE RIGHT-OF-WAY; AND PROVIDING AN EFFECTIVE DATE.

David Phillips made the motion to approve Resolution #05-07-22 authorizing the date change for the Cotton Harvest Festival to October 8, 2022 beginning at 12:00 PM. Diane Stegall seconded. Vote unanimous.

AGENDA ITEM #13

Mayor Braddy presented the Delta County Appraisal District 2023 preliminary budget. No action was taken on this item.

AGENDA ITEM #14

Mayor Braddy presented to the council that the owner of DCAD Property ID # 1213 located north of the city dumpsite was inquiring about utility access for potential buyers. Mayor Braddy stated that this property is not in the city but was in the city's utility service area. He stated that if they annexed it would be costly for the city to get water and sewer utilities to this property. Mayor Braddy stated that Delta County Municipal Utility District could and were willing to supply utilities to this location if the council allowed. After much discussion on this matter, it was the consensus of the council to not force this location to annex and to allow Delta County Municipal Utility District to supply DCAD property ID #1213 only, with water.

Diane Stegall made the motion to authorize DCAD Property ID #1213 not to have to annex and to authorize Delta County Municipal Utility District to service DCAD Property ID #1213 only, with utilities. Josh Hoskison seconded. Vote unanimous.

AGENDA ITEM #15

Mayor Braddy welcomed Judy Falls to present payment requests from the Frankie McKinney Arts Alliance. Judy presented seven new applications. One request for Cooper Band in the amount of \$300.00 was previously approved on November 8, 2021.

1. Misc. Expense ~~\$200.00~~
2. Cooper Band ~~\$300.00~~

3. Custodian for McKinney House Mary Savage \$75.00 and Brenda Reynolds \$75.00
4. Catering for Paris Community Theater Jan Moore Lewis \$200.00
5. Set Up for Paris Community Theater Lane Blakley \$100.00
6. Rent for CISD Building \$90.00
7. Custodian for Paris Community Theater Mary Savage \$100.00 and Brenda Reynolds \$100.00

Amanda L'Esperance made the motion to approve all seven new Frankie McKinney Arts Alliance Fund request. Josh Hoskison seconded. Vote unanimous.

AGENDA ITEM #16

Mayor Braddy updated the council on things happening in the city.

AGENDA ITEM #17

Monthly budget reports were reviewed.

AGENDA ITEM #18

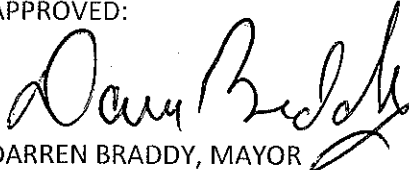
Accounts payable were reviewed.

AGENDA ITEM #19

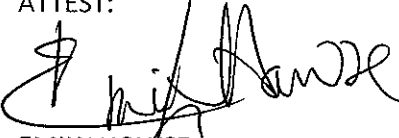
Diane Stegall made the motion to adjourn. Amanda L'Esperance seconded. Vote unanimous.

TIME: 6:38 PM

APPROVED:


DARREN BRADDY, MAYOR
CITY OF COOPER

ATTEST:


EMILY HOWSE
CITY SECRETARY