

**MINUTES OF THE WORK SESSION AND REGULAR MEETING  
OF THE CITY COUNCIL OF THE CITY OF NORTH RICHLAND HILLS, TEXAS  
HELD IN THE CITY HALL 4301 CITY POINT DRIVE  
JULY 25, 2022**

**WORK SESSION**

The City Council of the City of North Richland Hills, Texas met in work session on the 25th day of July at 6:00 p.m. in the City Council Workroom prior to the 7:00 p.m. regular City Council meeting.

Present:	Oscar Trevino	Mayor
	Tito Rodriguez	Mayor Pro Tem, Place 1
	Rita Wright Oujesky	Place 2
	Suzy Compton	Place 3
	Mason Orr	Place 4
	Scott Turnage	Associate Mayor Pro Tem, Place 6
	Kelvin Deupree	Deputy Mayor Pro Tem, Place 7

Vacant: Place 5

Staff Members:	Mark Hindman	City Manager
	Paulette Hartman	Deputy City Manager
	Karen Manila	Assistant City Manager
	Jimmy Perdue	Director of Public Safety
	Alicia Richardson	City Secretary/Chief Governance Officer
	Maleshia B. McGinnis	City Attorney

**CALL TO ORDER**

Mayor Trevino called the meeting to order at 6:00 p.m.

**1. DISCUSS ITEMS FROM REGULAR CITY COUNCIL MEETING.**

City Council had no questions for staff.

**2. DISCUSS NOVEMBER 8, 2022 SPECIAL ELECTION**

City Secretary/Chief Governance Officer Alicia Richardson stated the item before them this evening is to discuss early voting polling locations for the November 8, 2022 Special Election. Staff is in receipt of Tarrant County's draft early voting polling locations, which includes one site in North Richland Hills located at St. Paul Presbyterian Church on Rufe Snow Drive. Staff seeks direction from City Council to determine if an additional early

voting polling location should be requested for North Richland Hills. Ms. Richardson shared with City Council that Dan Echols is not an early voting polling location due to the Glenview East project and associated gas line relocation by Atmos. Due to this project, staff determined the location would not be used during 2022. Typically, the library is a location for early voting during city elections. However, that would not be likely for this election, with two locations less than two miles from the library. Ms. Richardson shared that the city, should City Council decide to add an additional voting location, will be responsible for the additional cost of the location. City Council discussed the need to have an additional location in the northern portion of the city. City Council directed staff to request the use of Former Bursey Senior Center as an early voting polling location.

### **3. FISCAL YEAR 2022-2023 BUDGET WORK SESSION.**

City Manager Mark Hindman informed City Council the discussion for this budget work session focuses on the projects proposed in the Fiscal Year 2022-2023 Capital Budget.

Deputy City Manager Paulette Hartman provided an overview of the proposed Fiscal Year 2022-2023 Capital Budget. The proposed projects include \$1,000,000 for preventive street maintenance funded by General Fund reserves; \$50,000 for sidewalk rehabilitation and replacement funded by General Fund reserves; \$120,000 for Acts Court retaining wall funded by General Capital Improvements Project reserves; \$250,000 for pavement marking improvements funded by General Capital Improvements Project reserves; \$175,000 for pedestrian connectivity enhancements funded by General Capital Improvements Project reserves; \$140,000 for street assessment project funded by General Capital Improvements Project reserves; \$195,550 for transportation management equipment (upgrade and synchronize traffic signals) funded by General Capital Improvements Project reserves; and \$15,000 for Sao Paulo Court funded by Community Development Block Grant and General Capital Improvements Project reserves.

Ms. Hartman provided an update on the 2020 street bond program. The projects underway include Glenview Drive East; Glenview Drive West; Bedford Euless Road; Iron Horse West; Iron Horse East; Lariat Trail; Meadow Oak Drive; Pearl Street; Southampton Drive; and Diamond Loch West Courts. Projects scheduled to begin in fiscal year 2022-2023 include Stonybrooke Drive; Nob Hill Drive; Dawn Drive; Main Street; and Windhaven Road. Projects scheduled to begin in fiscal year 2023-2024 include Kirk Lane; Wood View Drive; South Crest; Sierra Drive; Harmonson; and North Richland Boulevard. Projects scheduled to begin in 2024-2025 include Crystal Lane, Daniel Drive, and Post Oak Drive.

Ms. Hartman provided an overview of the proposed Fiscal Year 2022-2023 Drainage Capital projects to be funded by Drainage Utility reserves. The proposed projects include \$1,200,000 for Meadow Lakes BFC-7 drainage improvements; \$212,000 for Northwest Stonybrooke Drive drainage improvements; \$325,000 for Stream LB-1 bank restoration;

and \$100,000 for street drainage improvement projects.

Ms. Hartman provided an overview of the proposed Fiscal Year 2022-2023 Utility Capital projects. The proposed projects include \$250,000 for wastewater manhole replacement and rehabilitation funded by Utility Fund reserves; \$4,855,500 for cellular meter reading replacement funded by Certificates of Obligation Bonds; \$160,000 for Impact Fee Update funded by Utility Capital Improvements Project reserves; \$775,000 for lead and copper service line assessment funded by Utility Capital Improvements Project reserves; \$275,000 sewer main replacement (Lowery Lane) funded by Utility Capital Improvements Project reserves; and \$6,150,000 for Watauga Road 24" transmission main funded by Certificates of Obligation Bonds.

Ms. Hartman provided an operations budget summary of the proposed Fiscal Year 2022-2023 Parks & Recreation Facility Development Fund. The proposed operating revenue is \$7,005,662 (does not include NRH Centre) and proposed total operating expenses is \$6,140,858 (includes debt service, transfers and indirect cost/reserves). The proposed projects include \$25,000 for annual tree planting funded by Park Fund reserves; \$45,000 for Cross Timbers bleacher shade replacement funded by Parks Fund reserves; \$200,000 for Dr. Pillow playground replacement funded by Parks Fund reserves; \$150,000 for Green Valley fence and drainage funded by Parks Fund reserves; \$220,000 for park infrastructure maintenance 2023 funded by Park Fund reserves; \$120,000 NRH Centre equipment replacement funded by NRH Centre reserves; and \$101,689 for weather stations alert system funded by American Rescue Plan Spending Act ("ARPA") grant funds.

Ms. Hartman provided an overview of the proposed Fiscal Year 2022-2023 Aquatic Fund Capital projects. The proposed projects include \$100,000 for general facilities improvements 2023 funded by NRH20 reserves; \$200,000 for Green Xtreme replacement design funded by NRH20 reserves; and \$85,000 for attraction and facility analysis funded by NRH20 reserves.

Director of Public Safety Jimmy Perdue provided an overview of the proposed Fiscal Year 2022-2023 Facilities Capital projects. The proposed projects include \$710,325 for two generators funded by Hazard Mitigation Grant Program (\$568,260) and Facilities Fund; \$77,500 for carpet replacement funded by ARPA grant funds; \$72,500 for building improvement projects funded by ARPA grant funds; \$25,000 for library roof repair funded by ARPA grant funds; \$22,000 to replace and add LED lighting at fire maintenance funded by ARPA grant funds; \$59,000 to replace overhead doors at Fire Station #2 funded by Building Services reserves; \$98,000 to replace carpet in Grand Hall, Grand Hall lobby and hallway funded by NRH Centre's reserve fund; \$150,000 for new lighting controller at NRH Centre funded by NRH Centre Fund reserves; \$600,000 to replace HVAC system at the library funded by ARPA grant funds; and \$90,000 to replace

corroding lighting with new LED equipment funded by NRH Centre Capital Improvements Project reserves.

Director of Public Safety Jimmy Perdue provided an overview of the proposed Fiscal Year 2022-2023 major capital equipment. The proposed equipment includes \$986,000 to replace 2003 American LeFrance fire engine funded by Certificates of Obligation; \$184,500 to replace 2003 GMC Kodiak crew dump truck funded by Certificates of Obligation; and \$201,750 to replace 2003 GMC Kodiak tandem dump truck funded by Certificates of Obligation.

Assistant City Manager Karen Manila provided an overview of the proposed Fiscal Year 2022-2023 Information Technology Fund. The proposed projects include \$200,000 for GIS infrastructure update funded by ARPA grant funds; \$50,000 for field data collection equipment for Public Works funded by ARPA grant funds and \$160,000 for network switches update funded by IT budget.

## **EXECUTIVE SESSION**

- 1. SECTION 551.072: DELIBERATE THE PURCHASE, EXCHANGE, LEASE OR VALUE OF REAL PROPERTY - LOT 1, BLOCK 3, SMITHFIELD ADDITION**
- 2. SECTION 551.074: PERSONNEL MATTERS TO DELIBERATE THE EMPLOYMENT, EVALUATION, AND DUTIES OF PUBLIC EMPLOYEES - MUNICIPAL JUDGE**
- 3. SECTION 551.087: DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS - 8358 DAVIS BOULEVARD**

Mayor Trevino announced at 6:48 p.m. that the City Council would adjourn into Executive Session as authorized by Chapter 551, Texas Government Code, Section 551.072: Deliberate the purchase, exchange, lease or value of real property - Lot 1, Block 3, Smithfield Addition, Section 551.074: Personnel matters to deliberate the employment, evaluation, and duties of public employees - Municipal Judge and Section 551.087: Deliberation regarding Economic Development negotiations - 8358 Davis Boulevard. Executive Session began at 6:51 p.m. and concluded at 7:12 p.m.

Mayor Trevino announced at 7:12 p.m. that City Council would convene to the regular City Council meeting.

## **REGULAR MEETING**

### **A. CALL TO ORDER**

Mayor Trevino called the meeting to order July 25, 2022 at 7:17 p.m.

July 25, 2022

City Council Meeting Minutes

Page 4 of 11

Present:	Oscar Trevino	Mayor
	Tito Rodriguez	Mayor Pro Tem, Place 1
	Rita Wright Oujesky	Place 2
	Suzy Compton	Place 3
	Mason Orr	Place 4
	Scott Turnage	Associate Mayor Pro Tem, Place 6
	Kelvin Deupree	Deputy Mayor Pro Tem, Place 7

Vacant: Place 5

Staff Members:	Mark Hindman	City Manager
	Alicia Richardson	City Secretary/Chief Governance Officer
	Maleshia B. McGinnis	City Attorney

#### **A.1 INVOCATION**

Council member Compton gave the invocation.

#### **A.2 PLEDGE**

Council member Compton, with the assistance of Anderson Spisak with Boy Scout Troop 1910, led the Pledge of Allegiance to the United States and Texas flags.

#### **A.3 SPECIAL PRESENTATION(S) AND RECOGNITION(S)**

There were no items for this category.

#### **A.4 CITIZENS PRESENTATION**

There were no requests to speak from the public.

#### **A.5 PUBLIC COMMENTS**

There were no requests to speak from the public.

#### **A.6 REMOVAL OF ITEM(S) FROM CONSENT AGENDA**

No items were removed from the consent agenda.

#### **B. CONSIDER APPROVAL OF CONSENT AGENDA ITEMS**

**APPROVED**

A MOTION WAS MADE BY COUNCIL MEMBER WRIGHT OUJESKY, SECONDED BY COUNCIL MEMBER ORR TO APPROVE THE CONSENT AGENDA AS PRESENTED.

MOTION TO APPROVE CARRIED 6-0.

- B.1 APPROVE MINUTES OF THE JULY 11, 2022 REGULAR CITY COUNCIL MEETING.
- B.2 PLAT22-0023 CONSIDERATION OF A REQUEST FROM MANHARD CONSULTING FOR A REPLAT OF LOTS 1R1 AND 1R2, BLOCK B, HOMETOWN-DOLCE ADDITION, BEING 5.19 ACRES LOCATED AT 6021 PARKER BOULEVARD.
- B.3 CONSIDER AN AGREEMENT FOR ENGINEERING SERVICES WITH FREESE & NICHOLS, INC. IN AN AMOUNT NOT TO EXCEED \$128,620.00 FOR A GENERATOR FEASIBILITY STUDY FOR 9 CITY FACILITIES.
- B.4 CONSIDER RESOLUTION NO. 2022-031, AUTHORIZING SUBMISSION OF THE GRANT APPLICATION AND ACCEPTANCE OF ALLOCATED FUNDS IF AWARDED FOR THE 2022 WALMART LOCAL COMMUNITY GRANT PROGRAM.
- B.5 CONSIDER RESOLUTION NO. 2022-032, AUTHORIZING SUBMISSION OF THE GRANT APPLICATION AND ACCEPTANCE OF ALLOCATED FUNDS IF AWARDED FOR ADVANCED DNA ANALYSIS UTILIZING SEASON OF JUSTICE GRANT FUNDING.
- B.6 CONSIDER RESOLUTION NO. 2022-030, APPOINTING ANTHONY BRIDGES TO PLACE 6 ON THE PLANNING AND ZONING COMMISSION AND CAPITAL IMPROVEMENT ADVISORY COMMITTEE.
- C. PUBLIC HEARINGS
  - C.1 CONDUCT A PUBLIC HEARING AND CONSIDER RESOLUTION NO. 2022-033, ADOPTING THE COMMUNITY DEVELOPMENT BLOCK GRANT CARES ACT PROGRAM AND APPROVING THE PROJECT TO REPLACE A WATER LINE ALONG CYNTHIA CIRCLE.

**APPROVED**

Mayor Trevino opened the public hearing and called on Assistant Director of Neighborhood Services Kristin James to introduce the item.

Ms. James shared that the Department of Housing and Urban Development (HUD)

allocated special Community Development Block Grant (CDBG) funds under the Coronavirus Aid, Relief, and Economic Security (CARES) Act. The funds are intended to respond to COVID-19. As a Direct Entitlement City, North Richland Hills will be awarded approximately \$250,000. Similar to the CDBG program, North Richland Hills must propose a project for the funds. Staff proposes to replace a two-inch water line with a six-inch line along Cynthia Circle to address maintenance issues and meet current standards for domestic flow and fire protection.

Mayor Trevino asked the City Secretary to call on those who completed a public meeting appearance form to speak during the public hearing. There being no forms submitted, Mayor Trevino asked if there was anyone in the audience wishing to speak on the item to come forward. There being no one wishing to speak, Mayor Trevino closed the public hearing.

**A MOTION WAS MADE BY COUNCIL MEMBER COMPTON, SECONDED BY DEPUTY MAYOR PRO TEM DEUPREE TO APPROVE RESOLUTION NO. 2022-033, ADOPTING THE COMMUNITY DEVELOPMENT BLOCK GRANT CARES ACT PROGRAM AND APPROVING THE PROJECT TO REPLACE A WATER LINE ALONG CYNTHIA CIRCLE.**

**MOTION TO APPROVE CARRIED 6-0.**

**D. PLANNING AND DEVELOPMENT**

There were no items for this category.

**E. PUBLIC WORKS**

There were no items for this category.

**F. GENERAL ITEMS**

**F.1 CONSIDER ORDINANCE NO. 3749, APPOINTING THE PRESIDING JUDGE AND SUBSTITUTE JUDGE OF THE MUNICIPAL COURT OF RECORD.**

**APPROVED**

City Manager Mark Hindman shared that City Council met in Executive Session to discuss the appointment of the Presiding Judge and Substitute Judge. Ordinance No. 3749 appoints Stewart Bass as the Presiding Judge of the Municipal Court of Record for a term of two years and paid a salary of \$90,105. The ordinance also appoints Lorraine Irby to serve as the Substitute Municipal Judge when the Presiding Judge of the Municipal Court of Record is temporarily absent for any reason.

**A MOTION WAS MADE BY COUNCIL MEMBER WRIGHT OUJESKY, SECONDED BY ASSOCIATE MAYOR PRO TEM TURNAGE TO APPROVE ORDINANCE NO. 3749, AS PRESENTED.**

**MOTION TO APPROVE CARRIED 6-0.**

**F.2 AUTHORIZE REJECTION OF ALL BIDS RECEIVED FOR BID NO. 22-014 FOR CONSTRUCTION OF THE FIRE AND POLICE TRAINING CENTER WROUGHT IRON FENCE LOCATED AT 7204 DICK FISHER DRIVE.**

**APPROVED**

Director of Facilities and Construction Chris Amarante presented the item. The city requested bids for additional fencing on the east side of the Fire and Police Training Center. The city received three bids, all of which exceed the original budget. City management recommends rejecting all bids and evaluate alternative options.

Council member Orr asked what other alternative options are available. Mr. Amarante stated that staff will match the style of the south side of Dick Fisher South. The city has received bids that have come within and below the budget. The dollar amount is within the City Manager's signing authority and therefore will not come back for action by City Council.

**A MOTION WAS MADE BY DEPUTY MAYOR PRO TEM DEUPREE, SECONDED BY COUNCIL MEMBER ORR TO APPROVE AND AUTHORIZE REJECTION OF ALL BIDS RECEIVED FOR BID NO. 22-014 FOR CONSTRUCTION OF THE FIRE AND POLICE TRAINING CENTER WROUGHT IRON FENCE LOCATED AT 7204 DICK FISHER DRIVE.**

**MOTION TO APPROVE CARRIED 6-0.**

**F.3 RATIFY THE PAYMENT TO MOTOROLA SOLUTIONS, INC. FOR EIGHTEEN (18) PUBLIC SAFETY PORTABLE RADIOS USING HOUSTON-GALVESTON AREA COUNCIL (HGAC) COOPERATIVE AGREEMENT HGAC RA05-21, AS AN END USER UNDER CITY OF FORT WORTH CONTRACT CSC NO. 50054, IN THE AMOUNT OF \$99,909.63.**

**APPROVED**

Fire Chief Stan Tinney presented the item. Staff seeks City Council's action to ratify the payment to Motorola Solutions, Inc. for the purchase of 18 public safety portable radios in the amount of \$99,909.63. The funding for this purchase is in the Fiscal Year 2021-2022 budget. Staff received a quote from Motorola that expired July 21, 2022. Staff requested an extension to allow City Council to approve the purchase at tonight's meeting



and allow time to process payment. Motorola did not extend the quote, staff was informed the cost for the equipment would increase by 30%. Staff purchased the equipment due to the unanticipated cost increase and to address immediate need to replace "end of support" radios.

**A MOTION WAS MADE BY ASSOCIATE MAYOR PRO TEM TURNAGE, SECONDED BY MAYOR PRO TEM RODRIGUEZ TO APPROVE AND RATIFY THE PAYMENT TO MOTOROLA SOLUTIONS, INC. FOR EIGHTEEN (18) PUBLIC SAFETY PORTABLE RADIOS USING HOUSTON-GALVESTON AREA COUNCIL (HGAC) COOPERATIVE AGREEMENT HGAC RA05-21, AS AN END USER UNDER CITY OF FORT WORTH CONTRACT CSC NO. 50054, IN THE AMOUNT OF \$99,909.63.**

**MOTION TO APPROVE CARRIED 6-0.**

**F.4 APPROVE RESOLUTION NO. 2022-035, CALLING A SPECIAL ELECTION FOR NOVEMBER 8, 2022 TO FULFILL THE REMAINDER OF AN UNEXPIRED TERM ON CITY COUNCIL, PLACE 5, AUTHORIZING A JOINT ELECTION AGREEMENT WITH OTHER TARRANT COUNTY POLITICAL SUBDIVISIONS AND CONTRACT WITH TARRANT COUNTY FOR ELECTION SERVICES.**

**APPROVED**

City Secretary/Chief Governance Officer Alicia Richardson presented the item. Resolution No. 2022-035 orders a Special Election for November 8, 2022 to fulfill the vacancy on City Council, Place 5. The resolution authorizes the city to hold its election jointly with other Tarrant County entities, contract with Tarrant County to administer the joint election and establishes voting locations. The candidate filing period begins July 26 and continues through August 25. The City Secretary's Office will accept applications during business hours. Early voting by personal appearance will be conducted October 24 through November 4. The main early voting location is Tarrant County Elections Center at 2700 Premier, Fort Worth. Qualified voters will be able to vote at any early voting polling location in Tarrant County. North Richland Hills has one early voting location at St. Paul Presbyterian Church on Rufe Snow Drive. Per direction provided by City Council during their work session, staff will request an additional early voting location at Former Bursey Senior Center. Additional locations close to North Richland Hills include Northeast Courthouse, Tarrant County College Northeast Campus and Keller Town Hall. On Election Day the polls will be open from 7:00 a.m. - 7:00 p.m. As information becomes available, the city's website will be updated with polling locations. Staff recommends City Council approve Resolution No. 2022-035.

**A MOTION WAS MADE BY COUNCIL MEMBER ORR, SECONDED BY DEPUTY MAYOR PRO TEM DEUPREE TO APPROVE RESOLUTION NO. 2022-035.**

**MOTION TO APPROVE CARRIED 6-0.**

**G. EXECUTIVE SESSION ITEMS - CITY COUNCIL MAY TAKE ACTION ON ANY ITEM DISCUSSED IN EXECUTIVE SESSION LISTED ON WORK SESSION AGENDA**

**APPROVED**

Mayor Trevino announced there was action necessary as the result of discussion in Executive Session pursuant to Section 551.087: Deliberation regarding Economic Development negotiations - 8358 Davis Boulevard.

Director of Economic Development Craig Hulse presented the item. The city owns 9.405 acres of property at the northwest corner of Davis Boulevard and Main Street. The city published notification of accepting bids for the appraised value of the property in the Fort Worth Star Telegram. The city received one bid that meets the bid specifications. Staff defers to City Council to take action.

**A MOTION WAS MADE BY COUNCIL MEMBER WRIGHT OUJESKY, SECONDED BY COUNCIL MEMBER COMPTON TO AUTHORIZE THE CITY MANAGER TO NEGOTIATE AND EXECUTE A PURCHASE AND SALE AGREEMENT AND ANY NECESSARY AND RELATED DOCUMENTS WITH PG INVESTCO, LLC FOR 9.405 ACRES AT LOT 1, BLOCK 3, SMITHFIELD ADDITION IN THE AMOUNT OF \$4,500,000.**

**MOTION TO APPROVE CARRIED 6-0.**

**H. INFORMATION AND REPORTS**

**H.1 ANNOUNCEMENTS**

Council member Wright Oujesky made the following announcements.

The NRH Police Department invites you to meet their team. The department is hosting informal public meetings from 6:00 p.m. to 7:00 p.m. on Tuesday, Wednesday and Thursday this week. Visit the city's website or call the Police Department at 817-427-7000 to find the meeting nearest you.

The Mayor's Summer Reading Club continues through Saturday, August 6 with special events and activities for all ages at the NRH Library. Stop by the library or visit their

website for complete details.

The City of North Richland Hills reminds all residents and businesses of our twice-per-week watering schedule. Please water lawns and landscaping only on your designated days. You can go online to [nrhtx.com/conservation](http://nrhtx.com/conservation) for more information.

Kudos Korner - Richard Whitt, Darren Lance, Jacob Williams, Brent Blevins, John Hipol and Austin Sanders in the Fire Department, and Dispatcher Diane Skaggs in the Police Department - Medical City North Hills recently presented these employees with a Lifesaving Recognition Award for their efforts in saving a 65-year-old man who had suffered a heart attack. When the call came into 9-1-1, Diane provided detailed instructions that allowed bystanders to perform CPR until paramedics arrived. Paramedics had the patient stable and handed him off to the team waiting at the hospital within 24 minutes from the call being placed. Thanks to their quick work, the man survived and is making an excellent recovery.

## **I. ADJOURNMENT**

Mayor Trevino adjourned the meeting at 7:42 p.m.

---

Oscar Trevino, Mayor

---

Alicia Richardson  
City Secretary/Chief Governance Officer