



7019 Pleasant Ridge Road CR 4217 * Coffee City, TX 75763 Phone: (903) 876-3414 * Fax: (903) 873-2433

CITY OF COFFEE CITY
City Council Meeting Minutes
April 10, 2023 @ 6 pm
7019 CR 4217/Pleasant Ridge Rd
Coffee City, TX 75763

NOTICE IS HEREBY GIVEN OF A COUNCIL MEETING OF THE CITY COUNCIL OF COFFEE CITY. TO BE HELD ON **MONDAY, April 10, 2023, at 6:00 PM AT THE COFFEE CITY HALL, 7019 CR 4217, COFFEE CITY, TEXAS.** FOR THE PURPOSE OF CONSIDERATION OF THE FOLLOWING AGENDA ITEMS. THE CITY COUNCIL RESERVES THE RIGHT TO MEET IN A CLOSED SESSION ON ANY AGENDA ITEM SHOULD THE NEED ARISE AND APPLICABLE PURSANT TO AUTHORIZATION BY TITLE 5, CHAPTER 551, OF THE TEXAS GOVERNMENT CODE.

Council Members

Jeff Blackstone – Mayor (P)

Carrie Ousley - Place 3 (P)

Ruthie Seward - Place 1 (P)

Keith Skender - Place 4 (P)

Marquis Castleberry – Mayor Pro-Tem (P)

Ollie Harmon - Place 5 (P)

1. Call Meeting to Order:

Mayor, Jeff Blackstone called the meeting to order at 6:02 PM.

2. Roll Call and Announce if quorum is present:

Mary McDonald announced roll call and a quorum was present.

3. Opening remarks:

Mr. Blackstone stated that there was quiet a few people there and that he liked seeing everyone show up. He then mentioned that the city had a very successful neighborhood cleanup and that all the dumpsters were completely full to the top. He then mentioned that a budget workshop would be coming up and that he would be meeting with each department individually and try to get numbers together for everyone and once those were compiled, they would get together and discuss it.

He then mentioned that they needed to start looking into permits and zoning because there were areas that people are wanting to start doing some developing and building so they need to start looking into that before it's too late and people get grandfathered in.

4. Consider and Act upon approving items 5 & 6.

5. Approving City financials for March 2023.

Mr. Skender asked about the payment to Cypress Fleet Service. Mary McDonald explained that it was the company that came out and removed the equipment from unit 5 that was wrecked and installed it in another unit and that it would be reimbursed by TML. Chief Portillo confirmed this and stated that he got two bids, one for \$7,500.00 and then \$6,000.00 and he submitted both to TML and they said to go with whoever he wanted.

Mr. Castleberry asked Chief Portillo if there was a way to lower the gas usage other than lower gas prices. Chief Portillo stated that they have reduced the total amount being used as much as they can and that the

officers do not leave the vehicles running anymore.

Mrs. Seward asked about the propane and that he seemed like it was almost \$1,000.00 each month. Mary McDonald stated that they come out about every two weeks and just fill up our tank and that she didn't expect for them to have to come back out again. Mrs. Seward asked if we thought someone could just check the tank and call them to come out, Mary McDonald stated no, they've always just been assigned to come out and fill us up so we don't run out.

Mr. Blackstone stated that they will notice the propane bill will go away soon because it's only for the heater to keep the fire department warm and the building and only used during the cold months. He also stated that it was something they can address because eventually it will start to fail because it's so old and when that happened it would be a good idea to try to get this building all with new more efficiency system that's electric heat and leave the fire department only on propane.

Mrs. Ousley asked if there was an extra charge for each time they come out, Mr. Blackstone confirmed that there was not and city was only charged for the amount of propane needed.

Marquis Castleberry made a motion to approve the City's financials for March 2023. Carrie Ousley seconds the motion. Motion carries.

6. Approving meeting minutes for the March 6, 2023 Special Called meeting.

Ruthie Seward made a motion to approve the meeting minutes for the March 6, 2023 special called meeting. Keith Skender second the motion. Motion carries.

7. Consider and Act upon renewing the City's contract with republic services. (Current contract included)

Mr. Blackstone stated that our current contract expires next week and city received 12% franchise fee that are received quarterly and then they had it set at \$1.00 per costumer per month that the city was getting. He stated that with the increase in costs of everything around, they should consider increasing the admin fee and that the current total amount is a little under \$20.00. Gene Keenon with Republic spoke and stated that it was currently at \$15.52 and would go up to roughly \$18.62 with the city getting about \$23.00 back including the 12% franchise fee. He stated that the admin fee can be set anything the city wanted and that it would still be a deal compared to what other pay outside of the city limit.

Mr. Blackstone stated that they needed to consider agreeing to this franchise thing and potentially raise an extra dollar of \$1.50 per month to help with the increased cost of everything and they could use as much money to help with our roads. He stated that they could see the monthly intake of around \$2,400.00 a month towards roads and the cost to fix potholes would eat that amount up in just one stretch of road. He stated that if they increased the municipal fee that it would actually help our roads quite a bit. He also stated that he thought they should just round the overall total to an even \$22.00 and that not a massive increase the inflation rate that's going around on everything around and that it wasn't going to get any cheaper to fix our roads.

Mr. Castleberry asked if they were to change to a total of \$22.00 a month then how much the city would get back. Mr. Blackstone stated that instead of \$2.00 or whatever it's that we are currently getting it would go up to \$4.00. Mr. Keenon spoke and said that if they increased the \$1.00 admin fee to \$2.50 it would be almost \$5.00 coming back to the city.

Mr. Blackstone stated once again that this increase would help fund the roads and that they have a lot of things that need to be taken care of and trimming trees ate up 70% of the road budget.

Carrie Ousley made a motion to renew the city's contract with Republic Services by increasing the total cost to \$22.00 even. Ruthie Seward second the motion. Motion carries.

8. Consider and Act upon approving one of the two quotes received for a new copier.

Mr. Blackstone stated that we had a very old copier and asked Mary McDonald how old it was. Mary stated that the city has had it for 6 years and the copier was already 5 years old when we got it. Mr. Blackstone stated that they aren't making parts anymore for the current machine so now that it's starting to fail, we can't repair it any longer and they're faced with either purchasing a new unit or leasing. He stated that based on what he saw on the quotes, leasing a new unit was the only option that made sense.

Mr. Skender stated that a 48-month lease with Epic would be \$194.72 with what it includes they could beat that with buying a machine and paying for each copy and repairs.

Mr. Skender made a motion to accept the contract with Epic office solutions for the 48-month copier lease. Ruthie Seward seconds the motion. Motion carries.

9. Consider and Act upon approving EDC expenditure of grant funds in the amount of \$20,000.00 for business funding and facade improvement for local businesses.

Mr. Blackstone stated that we would move this item to the EDC report and do the fire report next.

10. Fire Dept. Report:

Fire Chief, Chris Moore gave the report. He stated that the mayor had asked him to look into paving for the roads and that they were still looking for a smaller company that would take on smaller jobs. He also gave an update that he met with county and the lady on royal forest regarding a culvert being put in for her. They gave her an option of 30 or 40 foot and they chose 30 foot and that he explained that they could do work on her property and the 40 foot would require about 18 inches of raising on her property that they didn't want to do right now. He stated that while county was there, they went to look at Mr. Lacy's neighbor and they could do the drive way with half a load of asphalt and the rest they could use to fill potholes starting with Stevenson Road.

Chief Moore continued with his report on calls. They had 30 calls for service, 14 medicals, 1 structure fire, 1 grass and 3 false alarms. He stated that they had 12 senior fire fighters and 1 explorer and they he discussed the past easter egg hunt and upcoming events.

11. Police Dept. Report:

Chief John Jay Portillo gave the police report. He stated that they had 1,562 calls for service. The department had 9 felony arrest, 12 misdemeanor arrest. He stated they had 772 traffic stops and 439 of those were warnings. He discussed vehicle maintenance that was done and needed.

He stated that they have had an increase in calls for dogs. He stated that if you had dogs you need to keep them put up because they were starting to seize them. He stated they have 2 orders getting ready to go seize someone's dogs and they will be euthanized because we can't have them attacking the postal people and kids getting off the bus. He stated that they are addressing the issues on Stevenson Road regarding ordinance violation and he has spoken to the owner.

Mr. Blackstone stated that he wanted to add on to the dog issue and that he had gone down to the Frankston post office to see about getting a blue box installed at city hall when the postmaster asked to speak with him. He stated that he was very upset because one of his postmen was severely injured by dogs down one of our roads and postman don't want to go down our roads anymore.

Chief Portillo stated that they do get a lot of dumped dogs and since we do not have a pound and county can not help and said we were pretty much on our own. Chief Portillo stated that if a dog comes on their property and is being aggressive, to shoot it.

12. Municipal Court Report:

Mary McDonald gave the court report. A total of \$76,980.39 was collected for the month of March and \$34,101.97 of it went to the city. She also stated that 29 warrants were cleared.

13. EDC Report:

GeoJan Hunter gave the EDC report. She asked if anyone had questions on the financials, no one did. She then moved forward with discussing awarding grants to local business. She stated that the EDC in the last budget session has approved to award some grants. And we have two categories there. And one of those is business opportunity funding and in our budget. We allocated \$60,000 For to promote new business helping businesses with their startup etc. That and they have to meet certain criteria in order to apply for those grants. The other one is infrastructure improvements such as signage. The mayor has expressed a desire to help with cleaning up especially on highway 155 Getting when rid of the signs that we no longer be and we assigned \$20,000 that's available for grant money. We've had two applications the one farmer asking for in this for the city to approve is the expenditure of grant funds in the amount of \$20,000. The grants that we have accepted are each \$10,000 the one that has been approved by the EDC that we're forwarding and asking approval for is for Mr. Hos pizza and he was supposed to open or projected an opening I think in March, but I was by there the other day and he is still getting him his inventory and

there's still some construction going on and I think you have the information in your packets regarding all of the information. He did check all the boxes. They do have matching funds available. They've got a lot of work in the business center, and we're very happy to be able to assist them in a grant in allowing them to have a branch with the City Council's approval. The second one which this EDC has not been able we are kind of projecting that head has not been able to approve is for kilos and Jerry is here from pilose if you want to introduce himself, he is the one that's asking for infrastructure \$10,000 for sign improvement, signage improvement.

Jerry Ivy, owner of Kilo's discount beverage, stated that the business has been in his family since the 80's and he has owned it the last 5 years. He stated that he's done some improvements on his own replacing the big sign and fixing the boat dock in the back but he's looking to reface the whole building by changing the signage and new paint making it look newer and that he hopes to have that done soon.

Mrs. Hunter stated that the requirements for this type of funding is they have to publish in the newspaper which starts the clock ticking for 60 days. She stated that disbursement of these funds will not be until May 25th before they could extend any money to them. She stated that they were asking for the city at this point to approve the \$10,000.00 expenditure to Mr. Hos'.

Mr. Castleberry asked if the \$10,000.00 they're asking for approval for tonight was for refacing the building. Mrs. Hunter stated no, this was business funding to help him get up and running and the signage would be for Kilo's, and those were two separate categories.

Mrs. Seward asked if this was a grant that they don't pay back, Mrs. Hunter confirmed that it was.

Keith Skender made a motion to approve EDC expenditure of \$10,000.00 to Mr. Hos' Pizza. Ollie Harmon seconds the motion. Motion carries.

14. Open Forum:

- Open Forum is limited to items currently on the agenda.
- Speakers must sign in 5 minutes before the beginning of the meeting.
- Speakers will be given 3 minutes to speak.

Any person that is unable to attend and wishes to submit questions to the council can e-mail the questions to the City Secretary at citysecretary@cityofcoffeecity.com

Mr. Blackstone stated the rules for open forum.

First speaker was Lionel Ware. Mr. Ware. He stated that he was going to speak on the paving of Stevenson Road but fire chief had already cover that. The next thing he discussed was the trash in the yard of his next-door neighbor and stated something needed to be done. Mr. Blackstone stated that was the place Chief Portillo spoke on as well. Mr. Ware next mention a ditch on Stevenson Road that needed to be cleaned out so that water can flow through.

Next Albert Lacy spoke. He spoke on his neighbor's driveway that he had speaking with the Mayor and Fire chief about, and needing some asphalt work done, and what the time frame for that was now. Mr. Blackstone stated, from what the commissioner said is that they're starting to run hot mix trucks now that it's getting warmer. And so it's just a matter of them, letting us know, hey, we're going to be coming through your area but we really don't know. You know, they're not going to give us a date or anything. And that's one of the reasons why I asked the chief to reach out to some smaller companies that do like parking lot patching and things like that with hot mix to get a get the city some estimates because in the interim time while we're waiting on it, if we can find a company that will do it for us at a price that we can fit in our budget. We'll just do it ourselves and then we'll use all the rest of that hot mix when they finally bring it to patch more potholes, so we're working on it as quickly as we can.

Next Anthony Vrba spoke. He asked what the timeframe for city ordinances regarding nuisance for junk in yard, how long before something is done. Chief Portillo spoke and stated that it's up to the code enforcement officer. He stated that when she goes out there, she talks to them and issue a warning. When she returns in 2 or 3 weeks and they still haven't made progress she issues a citation where she gives them 30 days and after that and nothing is done, she gets with the courts and starts rolling with the abatement process.

Mr. Vrba next asked about open septic systems. Mr. Blackstone stated that he would need to call the TCQ and that he can actually forward him the name of the guy he spoke to when he had the issue of septic draining coming on his property.

Ray VerHey asked about the blue mailbox that was mentioned earlier in the evening and if it was approved. Mr. Blackstone stated that the postmaster submitted the application and we just have to see if it's approved.

15. Adjournment:

Ruthie Seward made a motion to adjourn the meeting. Ollie Harmon second the motion. Motion carries. Meeting adjourned at 6:55 PM.


The City Council of the City of Coffee City reserves the right to adjourn into Executive Session at any time during the course of this meeting to discuss any matters listed on the agenda, as authorized by the Texas Government Code, including, but not limited to, Section 551.071 (Deliberation about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), 551.087 (Economic Development), 418.175-183 (Deliberations about Homeland Security Issues) and as authorized by the Texas Tax Cod, including, but not limited to, Section 321.3022 (Sales Tax Information).

CERTIFICATION

I CERTIFY THAT A COPY OF THE MONDAY, APRIL 10, 2023, CITY COUNCIL MEETING AGENDA BY THE COFFEE CITY, CITY COUNCIL WAS POSTED AT THE CITY HALL PUBLIC NOTICE BOARD AND THE CITY WEBSITE ON THURSDAY, APRIL 6, 2023 BY 5:00 PM.



JEFF BLACKSTONE
MAYOR



MARY MCDONALD
CITY SECRETARY