

**Minutes  
Hurst City Council  
Work Session  
Tuesday, November 8, 2016**

On the 8th day of November 2016, at 5:20 p.m., the City Council of the City of Hurst, Texas, convened in Work Session at Hurst City Hall, 1505 Precinct Line Road, Hurst, Texas, with the following members present:

Richard Ward	)	Mayor
Larry Kitchens	)	Mayor Pro Tem
Bill McLendon	)	Councilmembers
Henry Wilson	)	
Nancy Welton	)	
David Booe	)	
Trasa Cobern	)	
Clay Caruthers	)	City Manager
John Boyle	)	City Attorney
Allan Heindel	)	Deputy City Manager
Rita Frick	)	City Secretary
Greg Dickens	)	Executive Director of Public Works
Clayton Fulton	)	Executive Director of Fiscal Service
Steve Bowden	)	Executive Director of Development
Matia Messemer	)	Executive Director of Human Resources
Malaika Farmer Marion	)	Executive Director of Administrative Services
Michelle Lazo	)	Managing Director of Development
Stephen Moore	)	Police Chief
Duane Hengst	)	City Engineer
Vince King	)	Building Official
Sunny Patel	)	Director of Information Technology
Kyle Gordan	)	Managing Director Community Services

With the following Councilmembers absent: none, constituting a quorum; at which time, the following business was transacted:

**I. Call to Order** – The meeting was called to order at 5:20 p.m.

**II. Informational Items**

- **Update and Discussion of Justice Center facility repairs** - City Manager Clay Caruthers briefed Councilmembers on the HVAC failure to the electrical room at the Justice Center and advised of emergency purchases necessary to repair the damage.
- **Update and Discussion on hiring of Hurst Conference Center Chef** - City Manager Clay Caruthers briefed Councilmembers on the employment offer to the new Chef for the Hurst Conference Center.
- **Update and Discussion on Morash Development Agreement** - City Manager Clay Caruthers briefed Councilmembers on an offer by Mr. Morash's attorney for a land

swap instead of the \$460,000 cash owed and now due per the agreement with the City. Mr. Caurthers explained he advised the City Attorney staff believes the current agreement is the best option for the City.

- **Update and Discussion of 2017 Townhall Forum format** - City Manager Clay Caruthers advised Councilmembers the date for the Townhall Forum, February 27, 2017, will be published in the next magazine. Councilmembers discussed leaving the name Townhall Forum, but possibly discussing a new format at a later date.
- **Update and Discussion of Traffic Uniform Safety Standards** - Director of Public Works Greg Dickens provided Councilmembers a revised proposed Ordinance 2344, Agenda Item 7, concerning changes to school speed limit zones times and explained additional school zone times are included. City Manager Caruthers briefed Councilmembers on citizen concerns including speed, curves and a school zone on Harrison Lane. Mr. Caruthers stated the concerns have been addressed to the best of staff's ability and citizens have the ability to take concerns to the Traffic Safety Commission. In response to Councilmembers' questions, Mr. Dickens stated staff tries to put in a couple of school flashers each year. City Manager Caruthers also noted the fire department will survey Redbud to see if the street parking presents a problem for public safety.

Also under public information, City Manager Caruthers reviewed plans to close the Recreation Center for gymnasium floor repairs the week of Thanksgiving.

### **III. Discussion of Agenda Item(s) 13 and 14**

Conduct a Public Hearing to consider Z-16-04 Sandstone Cove, a zoning change from R-1 to R1-PD with a concept plan for Lot A and B, Block 11, Wintergreen Acres and Tract 4B John H. Duncan Survey, being 10.42 acres located at 600 Heneretta and 600 Taylor Court.

Consider Ordinance 2346, first reading, to consider Z-16-04 Sandstone Cove, a zoning change from R-1 to R1-PD with a concept plan for Lot A & B, Block 11 Wintergreen Acres and Tract 4B John H. Duncan Survey, being 10.42 acres located at 600 Heneretta and 600 Taylor Court.

Managing Director of Development Michelle Lazo briefed Councilmembers on the public hearing and proposed ordinance to consider Z-16-04 Sandstone Cove, a zoning change from R-1 to R1-PD with a concept plan for Lot A & B, Block 11 Wintergreen Acres and Tract 4B John H. Duncan Survey, being 10.42 acres located at 600 Heneretta and 600 Taylor Court. Ms. Lazo reviewed the current zoning lot size and noted the development could be built with this zoning, but it will be a nicer development with one less lot. She stated the homes will be valued between \$450,000 and \$500,000 with a minimum of 2,500 square feet. She stated the developer is requesting small side lots and the development is comparable to the Grayson Villas development. Also reviewed were the retention pond, walking trails and open access areas. Councilmembers discussed the current zoning and the new zoning, which is more to the City's benefit.

### **IV. Discussion of Agenda Item(s) 15**

Consider Ordinance 2347, first reading, amending Chapter 5 and Chapter 8 of the Hurst Code of Ordinances, pertaining to Building and Fire regulations adopting the 2015

International Codes and the 2014 National Electrical Code.

Building Official Vince King briefed Councilmembers on the proposed Ordinance amending Chapter 5 and Chapter 8 of the Hurst Code of Ordinances, pertaining to Building and Fire regulations adopting the 2015 International Codes and the 2014 National Electrical Code. He explained the adoption process and stated staff and City Attorney Cathy Cunningham spent approximately 200 hours of staff time to make sure the codes meet the needs of the citizens.

**V. Discussion of Agenda Item(s) 16**

Consider Ordinance 2348, first reading, clarifying when inspection of rental units are required.

Building Official Vince King briefed Councilmembers on the proposed Ordinance clarifying when inspections of rental units are required, and noted the clarification includes when a change of occupancy has occurred at a rental unit.

**VI. Discussion of Agenda Item(s) 17**

Consider authorizing the city manager to enter into a contract with A & M Construction & Utilities, Inc., for the Renovation and Repainting of the Tarrant County College Elevated Storage Tank (TCC EST).

Executive Director of Public Works Greg Dickens briefed Councilmembers on a contract with A & M Construction & Utilities, Inc., for the Renovation and Repainting of the Tarrant County College Elevated Storage Tank (TCC EST) and noted the tank will be fully contained to help with any drift.

**VII. Discussion of Agenda Item(s) 18**

Consider authorizing the City Manager to proceed with the Chisholm Park Improvements Project Phase II.

Deputy City Manager Allan Heindel briefed Councilmembers on the Chisholm Park Improvements Project Phase II, which includes repairs to the pond retaining wall and improvements to two of the parks' pavilions.

**VIII. Discussion of Agenda Item(s) 19**

Consider authorizing the city manager to purchase equipment required to re-align soccer fields at the Hurst Athletic Complex.

Deputy City Manager Allan Heindel briefed Councilmembers on the request to purchase equipment required to re-align soccer fields at the Hurst Athletic Complex noting the project is to meet the new U.S. Soccer New Player Development Program, which requires the fields to be smaller

**IX. Discussion of Agenda Item(s) 20**

Consider authorizing the city manager to enter into contracts to migrate the City's email system.

Director of Information Technology Sunny Patel briefed Councilmembers on the contracts to migrate the City's email system noting staff is recommending Microsoft Exchange for the new email system, the Retain product from GWAVA and the cloud based spam filtering system from Cisco, to provide archiving, records retention, and spam/virus filtering capabilities. Discussed were security features, timeline and the migration process.

**X. Adjournment - The work session adjourned at 6:22 p.m.**

**APPROVED** this the 13th day of December 2016.

**ATTEST:**

  
Rita Frick, City Secretary

**APPROVED:**

  
Richard Ward, Mayor