

Minutes
Hurst City Council
Work Session
Tuesday, January 14, 2025

On the 14th day of January 2025, at 5:10 p.m., the City Council of the City of Hurst, Texas, convened in Work Session at City Hall, 1505 Precinct Line Road, Hurst, Texas, with the following members present:

Henry Wilson	)	Mayor
John Miller	)	Mayor Pro Tem
Cathy Brotherton	)	Councilmembers
Jon McKenzie)	
Jimmy Meeks)	
Trasa Cobern)	
Gary N. Waldron)	
Clay Caruthers	)	City Manager
Matthew Boyle	)	City Attorney
Natalie Gullo	)	Assistant City Attorney
Clayton Fulton	)	Assistant City Manager
Malaika Marion Farmer	)	Assistant City Manager
Rita Frick	)	City Secretary
Shelly Klein	)	Assistant to the City Manager
Kyle Gordon	)	Executive Director of Community Services
Michelle Lazo	)	Executive Director of Planning and Development
Greg Dickens	)	Executive Director of Public Works
Sunny Patel	)	Director of Information Technology
Steve Niekamp	)	Police Chief

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 5:10 p.m.

The work session items were discussed in the following order: II, XI, VIII, IX, X, XII, and XIII. The remaining items were not discussed in work session.

II. Informational Items

- **Update and discussion of upcoming Calendar Items** – City Manager Caruthers reviewed upcoming calendar items.
- **Update and discussion of community standards regarding window signage** – City Manager Clay Caruthers noted the handout from Assistant City Manager Malaika Marion Farmer regarding Code Enforcement and Community Standards for Council’s information for additional discussions regarding community standards with the upcoming joint meeting with the Planning and Zoning Commission and Strategic Planning meeting.
- **Update and discussion of North Tarrant Express (NTE) expansion project** – Assistant City Manager Clayton Fulton provided an update of the NTE expansion project and the long-term project’s completion date of 2027. He noted closure of the access road

in front of Bell High School and change order to add back the slip ramp for Hurstview and Norwood.

- **Update and discussion of 89th Legislative Session** – City Secretary Rita Frick provided a draft of the 89th Legislative Session summary.

III. Update and discussion of Regular Agenda Items

IV. Discussion of Agenda Item(s) 3

Consider Ordinance 2591, second reading, SITE-2024-00027 L.D. Bell High School, a site plan revision for Lot 1, Block 1 L.D. Bell Addition, being 57.32 acres located at 1601 Brown Trail

V. Discussion of Agenda Item(s) 4

Consider authorizing additional funding for the purchase of four (4) vehicles from approved vendors

VI. Discussion of Agenda Item(s) 5

Consider authorizing the city manager to enter into an agreement with iPay Smart Inc. for payment services related to customer utility bills and other ancillary payment services

Assistant City Manager Clayton Fulton briefed Council on the proposed agreement with iPay Smart Inc. noting the City currently utilizes Invoice Cloud for payment processing of customer utility bills through the existing payment system. He explained logistical challenges related to the upcoming smart meter project and maintaining services with Invoice Cloud while customers utilize the SEW customer portal and that it makes sense to move to one platform. City Manager Caruthers noted the linkage of the meters, data towers and software.

VII. Discussion of Agenda Item(s) 6

Consider authorizing the city manager to proceed with the Recreation Center Front Entrance Repair Project with approved City contractors

VIII. Discussion of Agenda Item(s) 7

Conduct a Public Hearing and consider Ordinance 2592, first reading, SP-2024-00024 Hurst Business Park, a site plan for Lot 11, Block 13 Billy Creek Estates, being 2.80 acres located at 920 W. Hurst Blvd

City Manager Caruthers briefed Council on the proposed site plan noting the applicant's request to continue this item to the March 11th Council meeting.

IX. Discussion of Agenda Item(s) 8

Consider Plat, P-2022-00008, Hurst Archway Addition, a final plat of Tract 2A3A Gulaver Wilson Survey, A 1626 to Lot 1 Block 1 Archway Addition, being 8.40 acres located at 615 W Hurst Boulevard

Executive Director of Planning and Development Michelle Lazo briefed Council on the proposed plat noting the site plan was approved in 2022. She stated engineering plans have been reviewed and accepted and that final approval from TxDOT does not impact the platting approval.

X. Discussion of Agenda Item(s) 9

Consider Plat, P-2024-00013, The Haven Addition, a replat of Lot 5 to Lots 5A and 5B, Block A The Haven Addition, being 1.90 acres located at 200 Grapevine Highway

Executive Director of Planning and Development Michelle Lazo briefed Council on the proposed plat by EREP Sprouts Crossing LLC, a replat to subdivide the Sprouts Crossing and that this will void the existing 380 agreement. She stated they will have the same access and engineering plans have been reviewed and accepted.

XI. Discussion of Agenda Item(s) 10

Consider Resolution 1877 calling the May 3, 2025 General Election of Officers

City Secretary Rita Frick reviewed the proposed Resolution calling the May 3, 2025 General Election of Officers.

XII. Discussion of Agenda Item(s) 11

Consider authorizing the city manager to enter into an Engineering Services Contract with Burgess & Niple, Inc., for engineering services for 2025 Water Main Replacements

XIII. Discussion of Agenda Item(s) 12

Consider authorizing the city manager to ratify an emergency purchase of an uninterruptable power supply (UPS) replacement and approve future UPS replacements

EXECUTIVE SESSION in Compliance with the Provisions of the Texas Open Meetings Law, authorized by Tex. Government Code Section 551.087 deliberation and conducting of economic development negotiations regarding financial information relative to prospective business expansion in the City, Section 551.072 deliberation of the purchase, exchange, lease, or value of real property (Pipeline Road Project) and to reconvene in Open Session at the conclusion of the Executive Session

As stated by the City Attorney, Mayor Wilson recessed the meeting to Executive Session at 5:54 p.m. pursuant to the provisions of the Texas Open Meetings Law, authorized by Tex. Government Code Section 551.087 deliberation and conducting of economic development negotiations regarding financial information relative to prospective business expansion in the City, Section 551.072 deliberation of the purchase, exchange, lease, or value of real property (Pipeline Road Project) and reconvened open session at 6:16 p.m.

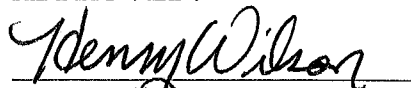
XIV. ADJOURNMENT –The Work Session adjourned at 6:17 p.m.

APPROVED this the 28th day of January 2025.

ATTEST:


Rita Frick, City Secretary

APPROVED:


Henry Wilson, Mayor