

July 7, 2022

The Graham City Council met in REGULAR SESSION in the Council Chambers at 9:00 a.m. on Thursday, July 7, 2022, with the following members present:

MEMBERS:	Mayor:	Neal Blanton
	Mayor Pro-Tem:	Alex Heartfield
	Council Members:	Shana Weatherbee-Wolfe
		Jack Little
		Randy Cantin
	Interim City Manager:	Larry Fields
	City Secretary:	Sharon McFadden
	Municipal Judge:	Jim Reeves
	Police Chief:	Brent Bullock
	Fire Chief:	Jim Don Laurent (absent)
	Public Works Director:	Randall Dawson

VISITORS: Jimmy McLeroy, Heather Allen, Lisa Shook, Mr. Bivens, Thomas Wallner, Sarah Lundgren, Michael Williams, Sonya Ramos, Tony Ramirez, and Cathy Partridge.

LEGISLATIVE PRAYER: Mayor Blanton called the meeting to order and opened with a prayer.

PUBLIC FORUM: Mayor Blanton asked if anyone would like to speak in the Public Forum. No comments were made.

#### REPORTS:

- Randall Dawson, Public Works Director, said the water line “burn-out” has been completed, the process went well, and there were very few calls received. There has been an increase in water leaks due to the dry weather. The plant that provides “hot mix” for street repairs is currently down and it is pushing the street repairs schedule into the end of July or August 2022. Mayor Blanton asked if the plant was in Wichita Falls. Randall said the supplier is the Burkett plant. Randall Dawson said everything else is going well.
- Cathy Partridge, CEO of the Chamber and CVB, said they are excited there are new businesses opening on the square. Things are progressing in a positive way for the Chamber and CVB. They are working on Airbnb hotel/motel taxing in the area. Casyn Smith is on vacation this week.
- Chamber Manager, Lisa Shook, said their next event is Teacher Appreciation scheduled for Friday, August 12, 2022. The Chamber is accepting raffle items and “goody bag” items for the Teacher Appreciation event.
- Interim City Manager, Larry Fields, said he appreciates the confidence the Council and Mayor have in bringing him back to assist. He is more than happy to be here (with the City of Graham) and has been working for three (3) days. He came into the office several times last week (June 27 to July 1, 2022) and he thinks everything is in order. He is looking forward to keeping the City (of Graham) headed in the right direction the next 90 days. He said anytime anyone (referring to Council and Mayor) has questions, he encouraged phone calls or office visits. Randy Cantin told Larry Fields his acceptance (of Interim City Manager) is appreciated.

#### APPROVAL OF MINUTES:

Minutes for the Regular Council Meeting held on Thursday, June 23, 2022, were considered. Alex Heartfield made the first motion approving the minutes and Randy Cantin seconded. The minutes were unanimously approved 4-0.

#### CONSIDER AND ACT ON THE FINANCIAL REPORTS FOR MAY 2022:

Sharon McFadden briefly reviewed the revenues and expenditures of the general fund, water enterprise fund, and the sewer enterprise fund. Mayor Blanton asked how many replacement water meters were ordered. Randall Dawson said the nodes (batteries) for the meters are back-ordered and has been told to expect delivery in December 2022. Mayor Blanton asked if the \$1,100,000 was from the State (of Texas) for the lift station. Randall Dawson said there has been no work started and he is waiting on the pumps to come in order to start construction. Alex Heartfield said there will need to be a budget amendment made for parks to correct expenditures and the gas heat expenditures will work-out by the end of fiscal year so a budget adjustment will not be necessary. Alex Heartfield made the first motion to approve the financials. Jack Little made the second motion, and the financials were unanimously accepted 4-0.

#### CONSIDER AND ACT ON CHANGES TO ORDINANCES RELATED TO ANIMALS AND FOWL (CHAPTER 5):

Mayor Blanton apologized for tabling the changes, but the City Attorney very recently provided the suggestions for changes. All the Council members will be reviewing and determining what action to take at the next Council meeting (July 21, 2022). Mayor Blanton asked Heather Allen if she had anything she would like to add and apologized to Ms. Allen for the length of time the process is taking. The potential changes for Chapter 5 ordinances were tabled.

#### CONSIDER AND ACT ON RESOLUTION # 133 FOR THE LOCAL PARK GRANT PROGRAM FOR FIREMAN'S PARK AND NEW PARK AND AUTHORIZING MAYOR BLANTON TO SIGN THE RELATED DOCUMENTS:

Mayor Blanton asked Alex Heartfield if this is applying for additional funds for next year (2023). Alex Heartfield said this is applying for the phase two (2) of the parks grant. Alex Heartfield said the City (of Graham) was approved for phase one (1) and it is currently on hold. Texas Parks and Wildlife Department (TPWD) approved the grant, but they are using some federal funds, so the federal process has to take place. Alex Heartfield said they (TPWD) is waiting on the approval from Indian tribes. When that part is complete, the phase two (2) funding will be applied for at the recommendation of the architect that said it is better not to skip a year. Alex Heartfield said the request is due by August 1, 2022. Phase one (1) will include the ball fields, new park area, and lighting on the trails. Jack Little asked if phase one (1) has been completed. Alex Heartfield said phase one (1) has not started. Mayor Blanton said the funding for phase one (1) has been approved and nothing can be done until the federal government moves forward. Mayor Blanton said if any work is done prior to federal government approval, then jeopardizes the funding on the deal. Alex Heartfield said Mayor Blanton's comment is correct. Jack Little said we are waiting on the government for phase one (1), but we are going to carry on for phase two (2). Alex Heartfield said the application is being made for phase two (2). Mayor Blanton said phase one (1) has already been approved and there is a Facebook-

type promotion started by Laura Taylor of the parks board. Jack Little asked how many phases are in the parks plan. Alex Heartfield said there will be as many as five (5) phases to the park system. Mayor Blanton said that could be up to ten (10) to twelve (12) years down the road. Alex Heartfield said by the time it gets to phase four (4), there will be a need for private funds. Mayor Blanton said there is an excellent opportunity, and the resolution needs to be passed to support phase two (2). Alex Heartfield made the motion to pass Resolution # 133 and allow Mayor Blanton to sign documents. Randy Cantin made the second motion, and the motion was unanimously passed 4-0.

CONSIDER AND ACT ON A REQUEST FROM THE ROTARY CLUB FOR USE OF SALT CREEK AND FIREMAN'S PARK TO HOST THEIR FIFTH ANNUAL DUCK DERBY ON SATURDAY, SEPTEMBER 17, 2022. THE REQUEST INCLUDES USE OF THE PARK BEGINNING AT NOON ON FRIDAY, SEPTEMBER 16, 2022, AND ENDING THE EVENING OF SEPTEMBER 17, 2022. ALSO REQUESTED IS USE OF THE AG BARN ON THURSDAY, SEPTEMBER 15, 2022, FOR THE DUCK STICKERING PARTY. THE ROTARY CLUB IS REQUESTING PERMISSION TO HAVE A SMALL BEER GARDEN THAT WILL COMPLY WITH TABC. REQUEST LETTER IS IN THE COUNCIL PACKET:

Randy Cantin made the first motion, and Jack Little seconded. The request from the Rotary Club were unanimously approved 4-0.

**ENTERED INTO EXECUTIVE SESSION:**

Mayor Blanton announced the entrance into Executive Session at 9:14 a.m.

**551.072 Deliberations Regarding Real Property**

-Discuss bids received for Lake Lots, to purchase their lease land from the City of Graham

Lots # 45  
Lot # 168

Lot # 176  
Lot # 238

Lot # 512

-Discuss land use at Lake Eddleman

**551.074 Personnel Matters**

-Discuss Employee Transition  
-Discuss Appointments to Committees

**EXIT FROM EXECUTIVE SESSION**

Mayor Blanton announced the exit from Executive Session at 10:38 a.m.

CONSIDER AND ACT ON BIDS RECEIVED ON A LAKE LOTS TO PURCHASE THEIR LEASE FROM THE CITY OF GRAHAM:

Alex Heartfield said he wanted to address Lake Lots # 162 and # 163. Alex Heartfield said those lots have been tabled a few times. The request is being denied at this time due to the bid not conforming to the appraised values. Alex Heartfield said he wants to authorize City staff to contact the lease holder and have the bid resubmitted. Shana Weatherbee-Wolfe seconded the motions by Alex Heartfield. The request was denied by a vote of 4-0.

Alex Heartfield said Lake Lot # 204 that has been previously tabled, and he made a motion to authorize Larry Fields to contact the lease holder to discuss the options available. Jack Little made the second motion, and motion passed 4-0.

Alex Heartfield said for Lake Lot # 168, he was making a motion to deny the request since the bid does not conform to the appraised value. Shana Weatherbee-Wolfe made the second motion, motion passed 4-0.

Alex Heartfield said for Lake Lot # 238, he was making a motion to approve pending the survey and replat correcting the boundary lines. Randy Cantin made the second motion, motion passed 4-0.

Alex Heartfield said for Lake Lots # 45, # 176, and # 512, he was making a motion to approve the requests. Jack Little made the second motion, and motion passed 4-0.

CONSIDER AND ACT ON A LAND USE AT LAKE EDDLEMAN:

Mayor Blanton said that is pending at this time.

CONSIDER AND ACT ON AFFAIRS RELATED TO EMPLOYEE TRANSITION:

Mayor Blanton said that is currently in process.

CONSIDER AND ACT ON APPOINTMENTS TO COMMITTEES:

Mayor Blanton said he recommends replacing David Norman on the Graham Economic Improvement Corporation with Toby Reddell. Alex Heartfield made the motion to approve the appointment and Jack Little seconded. Toby Reddell was unanimously appointed to serve on the Graham Economic Improvement Corporation board.

CONSIDER AND ACT (IF NEEDED) ON ANY OTHER ITEMS DISCUSSED IN EXECUTIVE SESSION:

Not applicable.

ADJOURNMENT:

Mayor Blanton said there is no further action. Jack Little said he was making a motion to adjourn the meeting and Mayor Blanton said, "So moved."

  
Neal Blanton, Mayor

ATTEST:

  
Sharon McFadden, City Secretary