



Hutchins City Hall
321 N. Main Street
Hutchins, TX 75141
www.cityofhutchins.org

Mayor Mario Vasquez
Mayor Pro Tem Steve Nichols
Councilmember Brenda Campbell
Councilmember Dominic Didehbani
Councilmember Raymond Elmore
Councilmember Demarcus Odom

CITY OF HUTCHINS
NOTICE OF CITY COUNCIL MEETING
Monday, December 5, 2022 - 6:00 PM
Hutchins City Hall - Council Chamber
321 N. Main St.
Hutchins, Texas 75141

Pursuant to Section 551 of the Texas Government Code, notice is hereby given of a Regular Meeting of the Hutchins City Council to be held on December 5, 2022 at 6:00 p.m. at the Hutchins City Hall - Council Chamber located at 321 N. Main Street, Hutchins, Texas, at which time the following items will be discussed and considered:

Notice is hereby given that one or more council members may participate remotely and a quorum of the governing body and the presiding officer will be present at the above-named location in compliance with the Texas Open Meetings Act.

Telephonic/Video Meeting hosted through RingCentral.

To access the meeting via telephone/video conference click the below link:

<https://webinar.ringcentral.com/j/1494393092>

Participate by Telephone:

Dial: +1 (469) 445-0100

Webinar ID: 149 439 3092

As authorized by Section 551.071 of the Texas Government Code, the city council reserves the right to convene in Executive Session for the purpose of seeking confidential legal advice from the city attorney on any agenda item listed herein.

WORK SESSION - 6:00 p.m.

- A. Discussion - Plan of Finance for Long-Term Financing**
Presented by: William Wooten, Finance Director

REGULAR SESSION

- A. CALL TO ORDER:** *The Mayor will call the meeting order and declare a quorum.*
 - 1. *Roll Call*
 - 2. *Invocation*
 - 3. *Pledge of Allegiance*
- B. CITIZEN COMMENTS** - This agenda item provides an opportunity for citizens to address the City Council on any matter that is not posted on the agenda. Anyone wishing to address the City Council should complete a Citizen Comments Form and submit it to the City Secretary prior to the start of the City Council meeting. There is a three (3) minute time limit for each citizen to speak. However, in accordance with the Texas Open Meetings Act, the City Council cannot discuss issues raised or make any decision at this time.
- C. CONSENT AGENDA** - *All items presented in the Consent Agenda require no deliberation by the*

Council. Each Council member has the opportunity of removing an item from this agenda so that it may be considered separately.

1. Consider approval of the city council meeting minutes for November 2022.
2. Consider Resolution R2022-1072 OF THE CITY OF HUTCHINS, TEXAS, APPROVING THE EXECUTION OF A TITLE III FEDERAL SERVICE AGREEMENT WITH THE DALLAS AREA AGENCY ON AGING FOR THE TIME PERIOD OF OCTOBER 1, 2022, THROUGH SEPTEMBER 30, 2023; AUTHORIZING THE CITY ADMINISTRATOR AND PROVIDING FOR AN EFFECTIVE DATE.
3. Consider Resolution R2022-1073 OF THE CITY COUNCIL OF THE CITY OF HUTCHINS, TEXAS, RESCHEDULING AND/OR CANCELING REGULAR CITY COUNCIL MEETINGS THAT CONFLICT WITH HOLIDAYS FOR 2023; AND PROVIDING AN EFFECTIVE DATE.
4. Resolution R2022-1074 OF THE CITY COUNCIL OF THE CITY OF HUTCHINS, TEXAS, APPROVING THE TERMS AND CONDITIONS OF THE AMBULANCE SERVICES AGREEMENT BY AND BETWEEN DALLAS COUNTY AND THE CITY OF HUTCHINS FOR THE CITY TO PROVIDE AMBULANCE SERVICES TO THE UNINCORPORATED AREAS OF DALLAS COUNTY AT AND/OR NEAR THE CORPORATE LIMITS OF THE CITY; AND PROVIDING FOR AN EFFECTIVE DATE.

D. PRESENTATIONS

1. Introduction of Police Department new hires
Presented by: Steve Perry, Police Chief
2. Recognition of Robert McWayne, Assistant Public Works Director. Department of Public Works
Presented by: Greg McCaffery, Public Works Director
3. September 2022 - Financial Reporting & Analysis
Presented by: William Wooten, Finance Director
4. Capital Projects Update
Presented by: Greg McCaffery, Public Works Director
5. Texas Department of Transportation I-45 Feasibility Study Concepts - City of Hutchins (Wintergreen and Fulghum Roads)
Presented by: Greg McCaffery, Public Works Director

E. PUBLIC HEARINGS

1. Public Hearing regarding 4B Economic Development Project at 801 W. Palestine
Presented by: Guy Brown, EDC Director

F. REGULAR AGENDA

1. Discuss and consider Resolution R2022-1075 OF THE CITY COUNCIL OF THE CITY OF HUTCHINS, TEXAS, APPROVING A 4B PROJECT FOR THE PURPOSE OF INFRASTRUCTURE IMPROVEMENTS FOR PROPERTY LOCATED AT 801 WEST PALESTINE STREET HUTCHINS, TEXAS; AUTHORIZING THE HEDC EXECUTIVE DIRECTOR TO EXECUTE THE FINAL AGREEMENT; AND PROVIDING FOR AN EFFECTIVE DATE.
Presented by: Guy Brown, EDC Director
2. Discuss and consider the Ordinance 2022-1156 AN ORDINANCE OF THE CITY OF HUTCHINS, TEXAS, AMENDING ORDINANCE NO. 2022-1153 WHICH ADOPTED THE OPERATING BUDGET FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2022, AND

ENDING SEPTEMBER 30, 2023, BY APPROVING ADDITIONAL APPROPRIATIONS FOR THE FUNDING OF THE HUTCHINS ECONOMIC DEVELOPMENT CORPORATION.

Presented by: Guy Brown, EDC Director

3. Discuss and consider Resolution R2022-1076 OF THE CITY COUNCIL OF THE CITY OF HUTCHINS, TEXAS, AMENDING THE CITY OF HUTCHINS PERSONNEL MANUAL BY AMENDING CHAPTER 3, TITLED "LEAVE", BY AMENDING SECTION 3.02 TITLED "VACATION LEAVE" BY AMENDING SUBSECTION 2, TO ALLOW CITY EMPLOYEES TO CARRY FORWARD A MAXIMUM OF 140 HOURS OF VACATION TIME FROM ONE CALENDAR TO ANOTHER; AND PROVIDING FOR AN EFFECTIVE DATE.

Presented by: Karen Steward, Director of Human Resources

4. Discuss and consider Resolution R2022-1077 OF THE CITY COUNCIL OF THE CITY OF HUTCHINS, TEXAS, APPROVING AND AUTHORIZING THE CITY ADMINISTRATOR OR HIS DESIGNEE TO ENTER INTO AN INTERLOCAL AGREEMENT BETWEEN THE CITY OF HUTCHINS POLICE DEPARTMENT AND THE DALLAS INDEPENDENT SCHOOL DISTRICT. THE AGREEMENT CLARIFIES JURISDICTIONS, DEFINES PARAMETERS AND AREAS OF RESPONSIBILITY, AND ESTABLISHES A SPIRIT OF COOPERATION TO ENHANCE THE SERVICES THAT BOTH AGENCIES PROVIDE TO THE CITIZENS RESIDING WITHIN THE CITY LIMITS OF HUTCHINS; AND PROVIDING FOR AN EFFECTIVE DATE.

Presented by: Steve Perry, Police Chief

5. Discuss and consider Resolution R2022-1078 OF THE CITY COUNCIL OF THE CITY OF HUTCHINS, TEXAS, APPROVING AND AUTHORIZING THE CITY ADMINISTRATOR OR HIS DESIGNEE TO ENTER INTO THE MASTER INTERLOCAL AGREEMENT BETWEEN DALLAS COUNTY AND THE CITY OF HUTCHINS PERTAINING TO ROAD AND BRIDGE TRANSPORTATION-RELATED IMPROVEMENTS AND/OR MAINTENANCE ON OR ABOUT CERTAIN DESIGNATED ROADWAYS SITUATED WITHIN THE TERRITORIAL LIMITS OF THE CITY OF HUTCHINS; AND PROVIDING FOR AN EFFECTIVE DATE.

Presented by: Greg McCaffery, Public Works Director

6. Discuss and Consideration of Resolution R2022-1079 OF THE CITY COUNCIL OF THE CITY OF HUTCHINS, TEXAS, APPROVING THE REPLAT OF A 7.685 ACRE TRACT OF LAND BEING LOT 1, BLOCK A, SHIPPERS ADDITION PHASE 3 AND BEING A PORTION OF A CALLED TRACT OF LAND DESIGNATED AS "PARCEL 5" IN A SPECIAL WARRANTY DEED TO WHL DALLAS 45, LLC., RECORDED IN INSTRUMENT NO. 201100339298, OFFICIAL PUBLIC RECORDS, DALLAS COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS (1005 W WINTERGREEN RD.)

Presented by: Tim Rawlings, Building Official

7. Discuss and consider Resolution R2022-1080 approving participation in Texas Class governmental pool investment services

Presented by: William Wooten, Finance Director

8. Discuss and consider Ordinance 2022-1157 OF THE CITY OF HUTCHINS, TEXAS, TO PROVIDE A RATE MODIFICATION STRUCTURE FOR SOLID WASTE COLLECTION FOR EACH RESIDENTIAL UNIT AND COMMERCIAL HAND-COLLECTED UNIT SERVED WITHIN THE CITY LIMITS; AND PROVIDING AN EFFECTIVE DATE OF DECEMBER 5, 2022.

Presented by: William Wooten, Finance Director

G. EXECUTIVE SESSION

1. Pursuant to Texas Government Code § 551.087, Deliberation regarding economic development negotiations: (1) to discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the

governmental body and with which the governmental body is conducting economic development negotiations; (2) to deliberate the offer of a financial or other incentive to a business prospect described by Subdivision to a business prospect: PROJECT PHOTON DISTRIBUTION CENTER.

H. RECONVENE INTO REGULAR SESSION

1. Take any action as a result of Executive Session regarding Project Photon Distribution Center

Presented by: Guy Brown, EDC Director

I. ITEMS OF COMMUNITY INTEREST

1. Atwell Public Library Board meeting, Tuesday, December 6, 2022, at 6:30 p.m. at the Hutchins City Hall - Council Chamber, 321 N. Main St., Hutchins, TX 75141.
2. Christmas Parade and Tree Lighting - Saturday, December 10, 2022, beginning at 6:00 pm at the Hutchins Community Center, 500 W. Hickman St., Hutchins.
3. Planning and Zoning Commission meeting, Thursday, December 15, 2022, at 6:00 p.m. at the Hutchins City Hall - Council Chamber, 321 N. Main St., Hutchins, TX 75141.
4. City Offices will be closed Friday, December 23, and Monday, December 26, 2022, in observance of Christmas Eve and Christmas Holiday.
5. City Offices will be closed on Monday, January 2, 2023, in observance of the New Year Holiday.
6. City Council Meeting, Tuesday, January 3, 2023, at 6:30 p.m. at the Hutchins City Hall - Council Chamber, 321 N. Main St., Hutchins, TX 75141.

J. ADJOURNMENT

CERTIFICATION

I certify that a copy of the December 5, 2022 agenda of items to be considered by the Hutchins City Council was posted on the City Hall bulletin board, a place convenient and readily accessible to the general public at all times, and to the City's website www.cityofhutchins.org, in accordance with Chapter 551 of the Texas Government Code. Posted on Friday, December 2, 2022, before 6:00 p.m.

Cynthia Olguin

Cynthia Olguin
City Secretary

