

COMMISSIONER'S COURT
Regular Session
April 11, 2023

The Hunt County Commissioner's Court met this day at 10:00 a.m. in regular session at 2700 Johnson Street, Greenville, Texas in the Auxiliary Courtroom.

I. CALL MEETING TO ORDER

This meeting of the Hunt County Commissioner's Court was called to order by Bobby Stovall, County Judge, at 10:00 a.m. Invocation was given by Commissioner Martin, and the Pledges to the Flags were led by Judge Stovall.

II. ROLL CALL

The following were called and present: Commissioners Mark Hutchins, Precinct 1, Commissioner David Monroe, Precinct 2, Commissioner Phillip Martin, Precinct 3; Commissioner Steven Harrison, Precinct 4; Bobby Stovall, County Judge, presiding. Stacy Sehl, County Auditor Interim and Becky Landrum, County Clerk were also present.

III. MINUTES

18,078 On the motion by Hutchins, second by Monroe, for the Court to approve the minutes of, March 24, 2023, Special Session as written; no one opposed, **Motion carries.**

IV. MINUTES

18,079 On the motion by Hutchins, second by Monroe, for the Court to approve the minutes of, March 28, 2023, Regular Session as written; no one opposed, **Motion carries.**

- V. PUBLIC TESTIMONY** Citizens are invited to address the Commissioner's Court on topics not already scheduled for a Public Hearing. Public Testimony may be made by e-mailing PublicComments@huntcounty.net. The public will be permitted to offer public comments telephonically as provided by the agenda and as permitted by the presiding officer during the meeting. A recording of the telephonic/video meeting will be made and will be available to the public in accordance with the Open Meetings Act upon written request. Speakers are limited to 3 minutes and should conduct themselves in a civil manner. The Commissioner's Court cannot take action on items not listed on the agenda in accordance with the Texas Open Meetings Act. Concerns will be addressed by County Staff; they may be placed on a future agenda or addressed by some other course of response.

Speakers: none

VI. OLD BUSINESS

ACTION ITEMS – Discuss and possibly take action on the following:

VII. NEW BUSINESS

A. CONSENT CALENDAR – All items listed are considered to be routine by the Commissioner's Court and will be enacted by one motion.

1. Amendment for the Consent Calendar Item #4 dated March 28, 2023. Please amend the description to "A Certificate of Compliance for Brittini Turner, Treasurer, as required by the Texas Government Code, for Texas Public Funds Investment Act hours for 2021 & 2022. And not 2 hours of PFIA as was stated on consent – Becky Landrum, County Clerk
2. Consent to purchase one (1) 2023 Erskine Mfg. Co. Inc. Dozerblade per Quote #1643056, from RDO Equipment Co., in the amount of \$11,471.88. Funding from Precinct #3 Equipment Funds 23-671-3700-4200 – Cheryl Lowry, Purchasing Agent
3. A budget adjustment to the Hunt County Sheriff's Office Crime Control Account transferring \$2,053.47 from Investigative Support category and adding to the other category line item, transferring \$16,914.14 from the Equipment category and add to the other category line item – Buddy Oxford, Chief Deputy
4. A total of 4 continuing education hours for Mark Hutchins, Precinct 1 Commissioner, from the V.G. Young Institute – Becky Landrum, County Clerk
5. A total of 4 continuing education hours for David Monroe, Precinct 2 Commissioner, from the V.G. Young Institute – Becky Landrum, County Clerk
6. A total of 4 continuing education hours for Phillip Martin, Precinct 3 Commissioner, from the V.G. Young Institute – Becky Landrum, County Clerk
7. A total of 4 continuing education hours for Steven Harrison, Precinct 4 Commissioner, from the V.G. Young Institute – Becky Landrum, County Clerk

18,080 On the motion by Harrison, second by Martin, for the Court to approve Items 1-7 on the Consent Calendar; no one opposed, **Motion carries. See attachments.**

B. ACTION ITEMS – Discuss and possibly take action on the following:

18,081 On the motion by Martin, second by Harrison, for the Court to approve the Accounts Payable; no one opposed, **Motion carries.**

18,082 On the motion by Harrison, second by Martin, for the Court to approve the Line-Item Transfers; no one opposed, **Motion carries. See attachments.**

18,083 On the motion by Harrison, second by Monroe and Martin, for the Court to approve the Budget Amendments; no one opposed, **Motion carries. See attachments.**

JAIL COUNT:287

PAYROLL & PERSONNEL:

<u>PRECINCT 1</u>	Remove Richard Johnson due to resignation effective 4-14-23
<u>PRECINCT 2</u>	Add Pat Wayne Bostick, Equipment Operator H1, part time hourly @ \$14.00 per hour effective 4-10-23. Add Hershell Leon Bowers, Equipment Operator, full time @ \$44,000.00 effective 4-17-23
<u>TAX OFFICE</u>	Add Rachel McCraw, Deputy Clerk G4, full time @ \$37,500.00 effective 4-17-23

18,084 On the motion by Hutchins, second by Monroe, for the Court to approve Payroll and Personnel; no one opposed, **Motion carries. See attachments.**

18,085 On the motion by Martin, second by Harrison, for the court to accept the quarterly report for the Boys and Girls Club of Northeast Texas- Brenda Cjavez and Samantha Carrell; no one opposed, **Motion carries. See attachments.**

Move item to Old Business for next meeting.

2. The Hunt County delinquent tax collections update by Perdue Brandon Fielder Collins and Mott LLP, Patrick S. McAuthur, Attorney

18,086 On the motion by Martin, second by Harrison, for the court to approve the re-appointment of Tom Brown to the Lakes Regional Community Center's Hunt County Board for a 2-year term beginning on April 11, 2023, through April 12,2025 – Bobby W. Stovall, County Judge; no one opposed, **Motion carries. See attachments.**

18,087 On the motion by Harrison, second by Martin, for the court to accept the Quote from JTS (Johnston Technical Services, Inc.) for the Sheriff's Office Tower Additions. Quote total amount \$64,107.28, per TIPS Contract #22010701. Funding from 45-631-6500-4100, L3 Harris Radio Contract – Cheryl Lowry, Purchasing Agent; no one opposed, **Motion carries. See attachments.**

18,088 On the motion by Hutchins, second by Monroe, for the court to accept the Formal Bid #232-23, Premix Oil and Sand, award to all responsive vendors as per Bid Award Attached and LGC§262.027(e). Twelve (12) month contract, effective April 13, 2023, through April 12, 2024 – Cheryl Lowry, Purchasing Agent; no one opposed, **Motion carries. See attachments.**

18,089 On the motion by Monroe, second by Hutchins, for the court to accept the Formal Bid #233-23, Clear Span Concrete Bridges and Concrete Box Culverts, award all items to Yoder Bridge, the only responsive vendor. Twelve (12) month contract, effective April 14, 2023, through April 13, 2024 – Cheryl Lowry, Purchasing Agent; no one opposed, **Motion carries. See attachments.**

18,090 On the motion by Martin, second by Harrison, for the court to accept the Formal Bid #234-23, Road Oil and Emulsion for Seal Coat, award to all responsive vendors as per Bid Award Attached and LGC§262.027(e). Twelve (12) month contract, effective April 23, 2023, through April 22, 2024 – Cheryl Lowry, Purchasing Agent; no one opposed, **Motion carries. See attachments.**

18,091 On the motion by Monroe, second by Hutchins, for the court to approve the request to construct electrical power distribution facilities which will be in the ROW of CR 2596 in Precinct 2, under normal stipulations – Farmers Electric Cooperative; no one opposed, **Motion carries. See attachments.**

18,092 On the motion by Martin, second by Harrison, for the court to approve the request to construct electrical power distribution facilities which will be in the ROW of CR 3111 in Precinct 3 – Farmers Electric Cooperative; no one opposed, **Motion carries. See attachments.**

18,093 On the motion by Monroe, second by Hutchins, for the court to approve the upgrade of approximately 680 feet of CR 2540 from dirt to rock in Precinct 2, money is in escrow – David Monroe, Precinct 2 Commissioner; no one opposed, **Motion carries. See attachments.**

18,094 On the motion by Martin, second by Harrison, for the court to approve widening the road 6 feet for approximately 450 feet of CR 3208 of dirt to rock and the rock to oil sand in Precinct 3, money is in escrow – Phillip Martin, Precinct 3 Commissioner; no one opposed, **Motion carries. See attachments.**

18,095 On the motion by Harrison, second by Martin, for the court to approve the upgrade of approximately 1,230 feet of CR 4906 from dirt to rock in Precinct 4, money is in escrow – Steven Harrison, Precinct 4 Commissioner; no one opposed, **Motion carries. See attachments.**

18,096 On the motion by Monroe, second by Hutchins, for the court to accept the amending plat of the replat of Lot 30 of Phase IV of Whispering Oaks to correct lot numbering for the Appraisal District in Precinct 2 – Owens Land Surveying

18,097 On the motion by Stovall, second by Monroe, for the court to approve a variance for the 7.6-acre tract as presented to the court today with the requirement that the building line must be 275 foot of frontage weather that is 55 feet of 72 feet whatever it is, if you want to go to an even foot, that's ok, but we want it to be at least the 275foot at the building line for Property ID# 31031 in Precinct 2 – Danny Crawford; no one opposed, **Motion carries.**

ADJOURN TO EXECUTIVE SESSION AS NEEDED

18,098 On the motion by Martin, second by Harrison, for the Court to Adjourn to Executive Session at 10:23 am; no one opposed, **Motion carries.**

VIII. EXECUTIVE SESSIONS

1. As permitted by Texas Government Code §551.071 (1) and (2) Consultation with County Civil Attorney on agenda items requiring confidential, attorney/client advice necessitated by the deliberation or discussion of said items; private road 1180 construction request; American Rescue Plan discussion; solar farm economic development negotiation; enterprise; office facility management; jail building discussion; exchange building leases; animal shelter; Spectrum; Frontier Communication; Big Rack Ranch; Legislative update; office infrastructure planning and land purchase; information management contract; architect RFQ; road damage & health & safety violations to County Road 4510 & surrounding areas; Hayes Estates Subdivision; APAR engineer consultant contract; Black Jack recycling variance request; Hunt County subdivision regulations; road naming policy resolution; County wide Radio Communications; window restoration; accounting office; election administration staff; purchasing; Human Resources; employee health insurance – Daniel Ray, County Civil Attorney

2. As permitted by Texas Government Code §551.071 (1) and (2), Consult with Attorney Concerning any Pending or Contemplated Civil or Administrative Litigation by or against Hunt County, including Volkswagen, Fiat, Lehman, Melton, and Johnson lawsuits, and discussion of action related to illegal subdivision and/or health and safety nuisances; CT Excavating; McAdow, Halbert; road damage & health & safety violations to County Road 4510 & surrounding areas – Daniel Ray, County Civil Attorney

3. As permitted by Texas Government Code §551.071 (1) and (2) Consultation with County Civil Attorney regarding the disposition of Hunt County property, and property which the County has a legal interest in – Daniel Ray, County Civil Attorney

4. As permitted by Texas Government Code §551.087 Consultation with County Civil Attorney regarding (1) 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 is conducting development negotiation's; (2) Deliberate the offer of a financial or other incentive to a business prospect – Daniel Ray, County Civil Attorney

ADJOURN TO REGULAR SESSION

 The Court exited Executive Session and returned to Regular Session at 12:04 pm

IX. Take Action on any Item Discussed in Executive Session as needed.

18,099 On the motion by Stovall, second by Martin, for the court to proceed to closing on what is known as the Martin Tract, approximately 60-acre tract, off I-30 at the end of Division next to the City of Greenville's Water Treatment facility. We authorize the money to be paid out of the Capital Improvement Account and authorize the auditors to cut the necessary funds to close the transaction per the contract; no one opposed, **Motion carries. See Attachment.**

18,100 On the motion by Stovall, second by Harrison, for the court to pay an additional \$300,000.00 nonrefundable earnest money for the purchase of the property known as the Puddin Hill property with the condition that we have further investigations on a drainage issue raised by Commissioner Martin to make sure that he is satisfied with that issue and that we are also authorizing to order a survey of the property from MTG-Stovall and to order an appraisal from the same firm that is doing the Martin Tract, which is also the same appraisal that did the City Of Greenville for their purchase of the land next to it. All this property is out on I-30 at Division Street and that we will pay for all the cost and expenses of the Puddin Hill Property out of the American Rescue Plan Fund; no one opposed, **Motion carries.**

18,101 On the motion by Stovall, second by Harrison, for the court to authorize the purchasing department to send out RFQ's for an architectural firm to be selected by a committee, to be selected at a later date for both of the properties, Puddin Hill and the Martin Tract, for both preliminary design on the Jail and the retro-fitting of the buildings known as Puddin Hill to retro fit is to be occupied by Hunt County Offices; no one opposed, **Motion carries.**

18,102 On the motion by Stovall, second by Hutchins, for the court to accept the proposed lease extension with the State of Texas for floors 4-7 of the Exchange Building and approve the low bidder, Acumen Enterprises for the remodeling work on the floors and appoint Judge Stovall to finalize the paperwork for those two items; no one opposed, **Motion carries.**

ADJOURN

18,103 On the motion by Martin, second by Harrison, for the Court to adjourn at 12:08 p.m. on April 11, 2023, no one opposed, **Motion carries.**

I hereby attest to the accuracy of this record.



Becky Landrum
Hunt County Clerk

