COMMISSIONER'S COURT
Regular Session
September 10, 2024

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. Mary Corcoran, County Auditor and Becky Landrum, County Clerk were also present.

III. MINUTES

19,022 On the motion by Harrison, second by Martin, for the Court to approve the minutes of, August 27, 2024, Regular Session as written; no one opposed, Motion carries.

IV. MINUTES

19,023 On the motion by Martin, second by Harrison, for the Court to approve the minutes of, September 3, 2024, Special 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 [redacted] 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: Rene Shelton, Kelly Jones, Greg? Jeff Phillips, Mr. Hewitt, Daniella Morrow, Nancy Crandall, Morgan Martinez, Cassidy Taylor, Jana Rose - Tax Increase
John Kelsoe, Precinct Budgets

Steve Ekerson, Richard Williams, Andy Howell – Tax Increase
Online: Shannon Manley, Steve Vaughan – Tax Increase

VI. OLD BUSINESS

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

1. A resolution approving assignment of private activity bond authority to Texas Department of Housing and Community Affairs – Mark Malveaux, MPH legal

2. The final plat of Vazquez Estates, in Precinct 1 – Ramon Vazquez, Owner

Table Items 1 & 2

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. Consent to approve the sixty (60) month contract with Pitney Bowes for the Entry Level SendPro C Auto Mailstation Postage Machine, Return Kit for Mailstation and SendPro Mailstation 5lb Scale located in Voters Administration for the Elections Administrator. Effective September 2024, billing will begin in December 2024, with initial payment amount of $165.71 cost of $41.4275, monthly, or $497.13, quarterly – Tammy Himes, Purchasing

2. To recognize the completion and certification of Basic Texas Purchaser: Class Date: August 20, 2024, Time: 9:00 am - 5:00 pm (Texas Comptroller of Public Accounts) by Amber Martel – Tammy Himes, Purchasing Agent

3. The Sheriff's Office has requested a new category for the Crime Control Budget. The category is "Facility Cost, remodeling, renovating and maintenance. The office has received $5,985.36 from the District Attorney's Office. It is requested that this be placed in the Facility Cost, remodeling, renovating and maintenance category – Buddy Oxford, Chief Deputy

19,024 On the motion by Martin, second by Hutchins, for the Court to approve Items 1-3 on the Consent Calendar; no one opposed, Motion carries. *See attachments.*

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

19,025 On the motion by Martin, second by Harrison, for the Court to approve the Accounts Payable; no one opposed, Motion carries.

19,026 On the motion by Harrison, second by Martin, for the Court to approve the Line-Item Transfers; no one opposed, Motion carries. *See attachments.*

19,027 On the motion by Hutchins, second by Monroe, for the Court to approve the Budget Amendments; no one opposed, Motion carries. *See attachments.*

JAIL COUNT: 294
PAYROLL & PERSONNEL:

JUSTICE OF THE PEACE 1-1	Raise Elizabeth Armendariz from $16.50 hourly to $18.00 hourly effective 10-1-2024
PCT 2 ROAD AND BRIDGE	Move Allen Salmans, Equipment Operator from hourly to fulltime @ $47,840.00 effective 10-1-2024
SHERIFF'S OFFICE	Remove Brianna Klopfenstein, Detention Officer due to termination effective 8-27-2024 Remove Julio Gil, Detention Officer due to resignation effective 8-27-2024
TAX OFFICE	Add Nichole Chreene, Deputy Clerk, fulltime @ $42,000.00 effective 9-9-2024

19,028 On the motion by Monroe, second by Hutchins, for the Court to approve Payroll and Personnel; no one opposed, Motion carries. *See attachments.*

1. Public hearing, consideration and action on adopting, approving and/or ratifying proposed Fiscal Year 2024/2025 Budget that does raise more Property Taxes than the Fiscal Year 2023-2024 Budget, and all related issues – Bobby W. Stovall, County Judge

Public hearing Open: 10:36 Public Hearing Closed: 10:42
Speakers: Paul Fry, J.L. Shelton, Ivy Pitts, John Kelsoe

19,029 On the motion by Hutchins, second by Monroe, for the court to postpone consideration and action on adopting, approving and/or ratifying proposed Fiscal Year 2024/2025 Budget that does raise more Property Taxes than the Fiscal Year 2023-2024 Budget, and all related issues to

Tuesday, September 17, 2024, at 6:00pm – Bobby W. Stovall, County Judge; no one opposed, Motion carries.

2. Public hearing, discussion and action on adopting and/or approving the proposed Fiscal Year 2024/2025 Tax Rate that will not exceed the voter-approval tax rate but will exceed the no-new-revenue tax rate, and all related issues, and record the vote – Bobby W. Stovall, County Judge

Public hearing Open: 11:15 Public Hearing Closed: 11:15
Speakers: Jeff Phillips, Small Business Owner, Steve Anderson

19,030 On the motion by Martin, second by Monroe, for the court to postpone a discussion and action on adopting and/or approving the proposed Fiscal Year 2024/2025 Tax Rate that will not exceed the voter-approval tax rate but will exceed the no-new-revenue tax rate, and all related issues, and record the vote to Tuesday, September 17, 2024 at 6:00 pm – Bobby W. Stovall, County Judge; no one opposed, Motion carries.

19,031 On the motion by Martin, second by Harrison, for the court to approve the Treasurer's Monthly Report for July 2024 – Brittni Turner, Treasurer; no one opposed, Motion carries. *See attachments.*

4. To discuss and possibly take action on the Hunt County Radio Committee Report – Mark Hutchins, Precinct 1 Commissioner

Skip to #5

5. Update on ARPA funding – Grant Works

Update only

4. To discuss and possibly take action on the Hunt County Radio Committee Report – Mark Hutchins, Precinct 1 Commissioner

19,032 On the motion by Hutchins, second by Martin, for the court to designate, approve whatever the technical term is $2,411,950.00 for purchase of the radios and installation as proposed by the Hunt County Radio Committee to be paid for subject to be paid for from the restricted portion of ARPA funds; no one opposed, Motion carries.

19,033 On the motion by Martin, second by Harrison, for the court to approve the Formal Bid #253-24, Asphalt Hot & Cold Mix, twelve (12) Month Contract effective September 24, 2024, through September 23, 2025, awarded to all qualified bidders per attached bid award tabulation and LGC§262.027(e) – Tammy Himes, Purchasing Agent; no one opposed, Motion carries. *See attachments.*

19,034 On the motion by Hutchins, second by Monroe, for the court to approve a request for permission to do work within the county ROW along CR 1094. Oncor is looking to install a single phase OH distribution line 5' inside the East ROW of CR 1094 in Precinct 1, under normal stipulations - Oncor; no one opposed, Motion carries. *See attachments.*

19,035 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 2716 in Precinct 2, under normal stipulations – Farmers Electric Cooperative; no one opposed, Motion carries. *See attachments.*

19,036 On the motion by Monroe, second by Hutchins, for the court to approve the upgrade of approximately 5,280 feet of CR 2716 from rock to oil sand in Precinct 2, money is in escrow – David Monroe, Precinct 2 Commissioner; no one opposed, Motion carries. *See attachments.*

19,037 On the motion by Monroe, second by Hutchins, for the court to approve a variance request for road frontage in Precinct 2 – James Gumpert, Owner; no one opposed, Motion carries.

19,038 On the motion by Monroe, second by Martin, for the court to approve a variance request for acreage variance in Precinct 2 – Elliot & Tracy Barrett, Owners; no one opposed, Motion carries.

19,039 On the motion by Harrison, second by Martin, for the court to Deny a variance request for road frontage in Precinct 4 – McIlrath properties, Owner; no one opposed, Motion carries.

13. The replat of Lots 1, 2, & 5 of Cash Business Park, Phase 1, in Precinct 2 – Rahul Vasudeva, Owner

Public hearing Open: 12:09 Public Hearing Closed: 12:09
Speakers: None

19,040 On the motion by Monroe, second by Hutchins, for the court to approve the replat of Lots 1,2, & 5 of Cash Business Park, Phase 1, in Precinct 2 – Rahul Vasudeva, Owner; no one opposed, Motion carries.

14. The replat of Lot 1 of CPMG Venue Addition, in Precinct 2 – CPMG Venu, LLC, Owner

Public hearing Open: 12:10 Public Hearing Closed: 12:10
Speakers: none

19,041 On the motion by Monroe, second by Hutchins, for the court to approve the replat of Lot 1 of CPMG Venue Addition, in precinct 2 – CPMG Venu, LLC, Owner; no one opposed, Motion carries.

19,042 On the motion by Hutchins, second by Monroe, for the court to postpone the final plat of Hughes Acres, in Precinct 1, postpone until September 24, 2024, meeting – Stephen & Claudia Hughes, Owners; no one opposed, Motion carries.

19,043 On the motion by Harrison, second by Martin, for the court to approve the final plat of Wildwood No. 2, in Precinct 4 – JDC TX Contractor, LLC, Owner; no one opposed, Motion carries.

15. FY 2024/2025 Budget

Typo on agenda, should not have been put on

ADJOURN TO EXECUTIVE SESSION AS NEEDED

19,044 On the motion by Martin, second by Harrison, for the Court to Adjourn to Executive Session at 12:14 pm; 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; FY 2024/2025 Budget; American Rescue Plan discussion; jail building discussion; Town of Poetry private civil action; town of Merit incorporation petition; Oncor Utility Damage Claim; Odyssey Software; Harvest Bend drainage; Ramboll; Castlerock/Oakridge addition; Retaining real estate professional to appraise Hunt County real property Hayes Estates Subdivision; County wide Radio Communications; Texas Parks & Wildlife trail grant; purchasing; Human Resources; employee health insurance; TCEQ notices; speed limits on county roads – 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; DC4/Quad; Rock; Yellow; Lariat; Bubble; Decker; Window 2; Project 200 Newmark – 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 12:35 pm

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

None

ADJOURN

19,045 On the motion by Martin, second by Monroe, for the Court to adjourn at 12:35 p.m. on September 10, 2024, no one opposed, Motion carries.

I hereby attest to the accuracy of this record.

Becky Landrum
Hunt County Clerk

