

**RICHLAND HILLS CITY COUNCIL  
REGULAR MEETING  
NOVEMBER 8, 2021  
MINUTES**

Roll Call:

Council present

Edward Lopez, Mayor  
Douglas Knowlton, Place 1  
Stacey L. Morse, Place 2  
Curtis A Bergthold, Mayor Pro Tem  
Javier Alvarez, Place 4  
G.W. Estep, Place 5

Council absent

Staff present

Candice Edmondson, City Manager  
Karen Evans, Human Resource Specialist  
Betsy Elam, City Attorney

**CITY COUNCIL WORK SESSION – 6:01 PM**

1. **Executive Session:** Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sections 551.071, 551.072, 551.073, 551.074, 551.076, 551.087, 418.183(f) and 418.106(d) & (e). Refer to posted list attached hereto and incorporated herein. **Executive Session may be held, under these exceptions, at any time during the meeting that a need arises for the City Council to seek advice from the City Attorney as to the posted subject matter of this City Council meeting.**

**Motion:** Motion was made by Councilmember Bergthold and seconded by Councilmember Alvarez to convene into Executive Session. Time: 6:02 p.m.

Motion carried by a vote of 3-0. Councilmember Knowlton and Councilmember Estep absent from Chamber.

2. **Discuss Items listed on tonight's City Council agenda. No action will be taken and each item will be considered during the Regular Session.**

None

**REGULAR SESSION – Mayor Lopez Called to Order – Time 7:00 p.m.**

**Invocation** – Mayor Lopez

## **PRESENTATIONS**

### **1A. New Business Spotlight: Primerica**

Hannah Meeks and Rushel Jester introduced their business, Primerica located at 7083 Baker Boulevard.

### **1B. Employee Service Award**

Mayor Lopez presented a 5-year Service Award to Chantele Hancock, Library Director.

### **1C. Citizen Appearances/Public Comments**

**Citizen comments emailed to Cathy Bourg (cbourg@richlandhills.com) on an item either listed on this agenda or not listed on this agenda will be heard at this time. Citizens in attendance at the meeting who have signed a card to speak to the City Council will also be heard at this time. In compliance with the Texas Open Meetings Act, unless the subject matter of the presentation is on the agenda, the city staff and City Council members are prevented from discussion of the subject and may respond only with statements of factual information or existing city policy. Public comment will not be taken on items that the Council has previously considered in a public hearing.**

Ron Avery, 2716 Ash Park spoke regarding potholes on the service road and other areas of the city.

## **CONSENT AGENDA**

### **2A. Approve minutes from the October 25, 2021 City Council Regular Meeting**

**Motion:** Motion was made by Councilmember Knowlton and seconded by Councilmember Morse to approve the consent agenda.

Motion carried by a vote of 5-0.

## **PUBLIC HEARINGS, MEETINGS, AND OTHER RELATED ITEMS**

### **3A. Consider a final plat of Lot 9, Block 10, Richland Hills Addition, an addition to the City of Richland Hills, Tarrant County, Texas otherwise known as 7116 Dover Lane, Richland Hills, Texas 76118. Texas PUBLIC**

Logan Thatcher, Assistant to the City Manager presented a final plat of Lot 9, Block 10, Richland Hills Addition, an addition to the City of Richland Hills, Tarrant County, Texas otherwise known as 7116 Dover Lane, Richland Hills, Texas 76118.

The property at 7116 Dover Lane is a 35,683 square foot lot owned by Thi Sua Vang. Mr. Vang purchased the property in 2015.

Lot 9 was previously platted as one full lot in 1948. However, through metes and bounds, the top portion has been sold numerous times without a proper plat being filed at that time of the portion being divided.

Mr. Vang would like to build a main structure on his property. With the lot being platted it would leave his lot at 0.819 of an acre. This lot is currently zoned as SF-E. Mr. Vang will not be able to meet the minimum lot size of 1 acre. He is requesting a variance along with the replat.

City Council discussed and asked questions of staff.

Mayor Lopez opened the Public Hearing: Time: 7:16 p.m.

Trey Fowler, 7117 Hovenkamp spoke against the final plat.

The applicant Thi Sua Vang spoke regarding his request and answered questions.

Mayor Lopez closed the Public Hearing: Time: 7:25 p.m.

City Council discussed and asked questions of staff and the City Attorney.

**Motion:** Motion was made by Councilmember Estep and seconded by Councilmember Knowlton to approve a final plat of Lot 9, Block 10, Richland Hills Addition, an addition to the City of Richland Hills, Tarrant County, Texas otherwise known as 7116 Dover Lane, Richland Hills, Texas 76118.

Motion carried by a vote of 5-0.

**3B. Consider Ordinance 1439-21 a zoning change on the property described as Popplewell, S Survey Abstract 1241 Tract 1E, Tarrant County, Texas otherwise known as 7100 Baker Boulevard, Richland Hills, Texas 76118 and Greenfield Subdivision-Rchlnl Lots 4, 5, 6 and 7, Tarrant County, Texas otherwise known as 3209 Ash Park Drive, Richland Hills, Texas 76118 from Mixed Use (MX) to Planned Development No. 2021-0639 with MF-2 multiple family residential medium density uses and with certain modifications to the Code of Ordinances PUBLIC HEARING (Developer has requested to table item until December 13, 2021)**

Item tabled at the request of the applicant.

#### **ORDINANCES & RESOLUTIONS AND OTHER RELATED ITEMS**

**4A. Consider Resolution 545-21 authorizing the City Manager to execute Global Opioid Settlement Documents and adopting the Texas Term Sheet**

Kim Sylvester, Police Chief presented Resolution 545-21 authorizing the City Manager to execute Global Opioid Settlement Documents and adopting the Texas Term Sheet.

The State of Texas, along with a broad coalition of states and subdivisions, has reached final agreements with four companies to resolve legal claims for their roles in the opioid crisis. One agreement is with opioid manufacturer Johnson & Johnson (J&J). The other is three major pharmaceutical distributors: AmerisourceBergen, Cardinal Health, and McKesson.

The two agreements provide for \$26 billion in payments over 18 years, with \$23.9 billion available in opioid abatement and significant amounts front loaded. Funding will be distributed to states according to the allocation agreement reached among the Attorneys General.

Subdivisions can only participate in the agreement if their state participates. Texas' combined share is almost \$1.5 billion: \$1.17 billion from the distributors and \$268 million from J&J. Distribution within Texas is handled through an intrastate agreement between the state and litigating subdivisions. The funding must be used to support strategies to fight the ongoing opioid crisis.

Texas has agreed to participate and is asking subdivisions to join in on the settlement agreement. The dollar amount to the State of Texas will rely on the amount of participating subdivisions. If Texas receives maximum funds from all parties, Richland Hills has the potential to receive up to \$24,438 through these agreements based on the calculations of the term sheet.

This payment would be allocated for purposes that shared a nexus with opioid abatement or enforcement which could include, for example, law enforcement or emergency services. The Texas Opioid Council has developed an approved list of abatement strategies based on, but not limited to, the existing national list of opioid abatement strategies.

City Council discussed and asked questions of staff.

**Motion:** Motion was made by Councilmember Morse and seconded by Councilmember Knowlton to approve Resolution 545-21 authorizing the City Manager to execute Global Opioid Settlement Documents and adopting the Texas Term Sheet.

Motion carried by a vote of 5-0.

**4B. Consider Resolution 546-21 authorizing the casting of the City of Richland Hills' allocated votes for appointment on the Tarrant Appraisal District Board of Directors**

**Motion:** Motion was made by Councilmember Bergthold and seconded by Councilmember Knowlton to table the item to the December 13, 2021 meeting.

Motion carried by a vote of 5-0.

**CONTRACTS, AGREEMENTS, BID AWARDS AND OTHER RELATED ITEMS**

- 5A. Consider Development Agreement for the Baker Landing Planned Development (PD) at 7100 Baker Boulevard and 3209 Ash Park Drive Richland Hills, Texas 76118 (Developer has requested to table item until December 13, 2021)**

Item tabled at the request of the applicant.

- 5B. Consider insurance renewal with United Healthcare for annual Group Health and MetLife for annual Dental and Vision Insurance for FY 2022**

Dawn Brinson with Brinson Benefits and Patricia Albrecht, Director of Finance and Administration Services presented the insurance renewal for FY 2022.

Group Health Insurance

On October 19, 2021, the City received the medical insurance renewal from UnitedHealthcare (UHC) for the plan year beginning January 1, 2022 and bids from AMWINS, The Health Plan and Texas Municipal League (TML). Our current provider, UHC, presented an 18% increase in premiums to renew our current plan. Neither AMWINS nor The Health Plan were competitive in rates, but Texas Municipal League did present a competitive bid. With the TML rate in mind, staff requested Brinson, our benefits broker, go back to UHC and negotiate a more competitive rate and/or provide alternative plan options.

After renegotiating, UHC provided a renewal of 10% for our current plan and four (4) alternative plan options, as well as a premium holiday credit worth one (1) month's premium payment (discount of around \$50,000). After thorough analysis of both the UHC and TML plan options, staff selected UHC Alternate 1 which was a 2.6% increase in premiums. Alternate 1 does include changes across all three (3) medical plan options the City provides, but it also allowed staff to consider additional contributions to dependent medical benefits which is a strategy included in the Compensation Plan adopted by City Council.

As a reminder, the City pays 100% of employee only medical benefits and, in the past, has contributed additional funds towards dependent coverage based on the premium rate of the highest employee only plan. That allowed for a variety of percentage contributions (from less than 1% to 30%) across the various medical plan options. In a continued effort to achieve more internal equity across our compensation plan and to be more competitive in the market, staff has taken the approach of contributing the same percentage to all dependent medical plans. The proposed renewal includes a 50% contribution from the City to dependent medical coverage, a significant benefit towards retaining and recruiting quality employees.

Based on our employee census at the time of renewal, the estimated cost to the City for group medical insurance, including the 50% contribution to dependent medical coverage, is \$532,063 or a 13.8% increase for the year. After adjusting for the premium holiday

credit offered by UHC, the estimated cost for group medical insurance is \$483,000 or a 6% increase for the year.

#### Dental and Vision Insurance

On October 19, 2021, the City also received the dental insurance renewal from MetLife for the plan year beginning January 1, 2022 and bids from Standard, Principal and Guardian. MetLife offered a one-year renewal for a 0.27% increase. The renewal was packaged with vision, basic life and disability insurance, so the City would be committing to renewing those benefits with MetLife as well.

Based on our employee census at the time of renewal, the estimated cost to the City is \$32,388. The City would continue to offer two (2) dental plans and pay the employee only portion of the benefit. Employees would pay the premium to enroll their family members. The vision benefit will continue to be a voluntary benefit paid by the employee.

#### Life and Disability Insurance

MetLife offered a renewal at the same rate the City is currently paying, \$8,817 for life insurance and \$10,371 for disability insurance bundled with dental and vision benefits.

#### Summary

In summary, staff recommends remaining with UHC as the City's group medical insurance provider offering three (3) medical plan options and providing a 50% contribution to dependent coverage. Staff also recommends remaining with MetLife as our dental insurance provider offering two (2) dental plan options, and as our vision, life and disability insurance provider.

**Motion:** Motion was made by Councilmember Bergthold and seconded by Councilmember Morse to approve the insurance renewal with UnitedHealthcare for annual Group Medical Insurance and MetLife for annual Dental, Vision, Life and Disability Insurance for 2022.

Motion carried by a vote of 5-0.

### **OTHER ITEMS FOR CONSIDERATION**

#### **6A. Consider purchase of 2022 Caterpillar 926M Wheel Loader**

Scott Mitchell, Director of Neighborhood Services presented the purchase of a 2022 Caterpillar 926M Wheel Loader.

Richland Hills Public Works currently operates a 2003 Case 521D Wheel Loader for use on construction and repair projects. It is also utilized by other City departments for heavy lifting utilizing fork attachments. This machine is at the end of its life cycle, requiring significant ongoing repairs to maintain its operability. The machine also does not have the standard safety features that are included with newer models.

This proposal is to purchase a new wheel loader with a slightly larger weight carrying capacity than the current machine. MSRP for the new wheel loader is \$241,304. Utilizing

Sourcewell Cooperative Purchasing Contract 032119, the City will receive a \$57,913 discount. In addition, Holt Caterpillar is offering a customer loyalty discount of \$8,464 reducing the total price of the new wheel loader to \$174,927. Holt Caterpillar has also offered a \$33,000 trade-in allowance for the City's current machine, leaving a balance of \$141,928.

Holt advised that the delivery time is estimated at 16 weeks from placement of the order. The old wheel loader will remain in service until the new machine is delivered

**Motion:** Motion was made by Councilmember Knowlton and seconded by Councilmember Morse to approve the purchase of 2022 Caterpillar 926M Wheel Loader from Holt Caterpillar in the amount of \$141,928 utilizing Sourcewell Contract 032119.

Motion carried by a vote of 5-0.

## **REPORTS & DISCUSSIONS**

### **7A. Street Improvement Projects Update**

Scott Mitchell, Director of Neighborhood Services presented a Street Improvement Project Update and answered questions from City Council.

## **COMMUNITY INTEREST ITEMS**

- Richland Hills Literary Society Adult Book Club –Tuesday, November 9<sup>th</sup>; 6:30 PM
- Veterans Day Ceremony & Patriotic Picnic – Thursday, November 11<sup>th</sup>; 11:00 AM – 1:00 PM; Veterans Memorial & Link Plaza Pavilion
- Senior Lunch Bunch – Indoor Seating & To Go Orders - Thursday, November 11<sup>th</sup>; 12 noon – 1 PM; The Link
- Tarrant County Food Pantry - Thursday, November 11<sup>th</sup>; 5:30 PM – 7PM; The Link Parking Lot
- Library Family Programming – Every Thursday, 6:30 PM; The Link Pavilion
- Christmas Tree Lighting Event – Friday, December 3<sup>rd</sup>, 6:00 PM – 9:00 PM; The Link Plaza

8. **Executive Session: Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sec. 551.071, Sec. 551.072, Sec. 551.073, Sec. 551.074, Sec. 551.076, Sec. 551.087 and Sec. 418.0183 (f) and 418.106 (d) & (e) of the Texas Government Code (Texas Disaster Act).**

None

9. **A motion was made by Councilmember Bergthold and seconded by Councilmember Knowlton to adjourn.**

Motion carried by a vote of 5-0.

There being no further business to come before the City Council, Mayor Lopez declared the meeting adjourned at 8:28 p.m.

**ATTEST**

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Cathy Bourg, City Secretary

**APPROVED**

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Edward Lopez, Mayor