

**MINUTES OF THE REGULAR MEETING  
OF THE OAK LEAF CITY COUNCIL  
HELD ON APRIL 08, 2008, 7:00 P.M.  
AT OAK LEAF CITY HALL**

**I. CALL TO ORDER & ROLL CALL**

Council members present:

Mayor Paul Klooster

Mayor Pro Tem Pat Mahlstedt

Councilman Ron Spurlock

Councilman Jim Tuma

Councilman Ray Brindle

Councilwoman Susan Walker

**II. MAYOR KLOOSTER CALLED THE REGULAR CITY COUNCIL MEETING TO ORDER AT 7:15 P.M. AND ANNOUNCED A QUORUM PRESENT.**

**III. PROCLAMATION – NONE**

**IV. INVOCATION & PLEDGE OF ALLEGIANCE**

Mayor Klooster gave the invocation followed by the Pledge of Allegiance.

**V. GUEST LIST ATTACHED**

**VI. CONSENT ITEMS**

Minutes of the Regular meeting of March 11, 2008 were reviewed. Walker made a motion to accept the minutes as submitted. Mahlstedt seconded the motion. With no discussion presented, council was asked to vote on the motion.

Ayes: All present voted aye.

Nays: None.

The motion was passed.

**VII. AUDIENCE PARTICIPATION**

**VIII. OLD BUSINESS**

**A. Consideration and Approval – City of Oak Leaf Personnel Handbook**

Mayor Klooster tabled until the June meeting.

**B. City of Oak Leaf 2007-2008 Annual Road Maintenance Project**

Klooster identified that estimates received for the City's 2007-2008 road maintenance project were in excess of monies budgeted. Klooster identified that this was largely due to shoulder and drainage issues along E. Highland. Klooster identified that as an alternative the city could a) resurface Elm, as planned b) resurface E. Highland, as planned and c) apply the balance of the budgeted funds to the extension of Indian Trail to Highland; as planned on the city's thoroughfare plan. Klooster identified that, with Council's permission, he would contact the owner of the property to inquire about acquiring the necessary right-of-way for this street extension.

Council discussion followed. Re-surfacing contractor B.G. Williams recommended that the city include Red Oak Creek Drive in this year's project list. Council discussion continued. Brindle asked B. G. Williams if Red Oak Creek Drive and the northern portion of Elm Drive would be done what the cost estimate would be. Williams

identified that he would not exceed \$45,000. Williams also identified that, in his opinion, the deterioration of the streets was in part due to the dual tandem trash trucks.

Klooster asked City staff to produce a map of the City identifying the areas where annual roadwork was done within the past couple of years.

Williams identified previous temporary repairs done at the Indian Hills subdivision needed more base and gravel, about fifty tons, and the cost would be approximately \$5,000.

A motion was made by Brindle for Williams to do road resurfacing on Red Oak Creek Drive, the northern portion of Elm Drive, and for additional base and gravel for temporary repair work done at the Indian Hills subdivision. Spurlock seconded the motion. With no discussion presented, council was asked for a vote on the motion.

Ayes: All present voted aye.

Nays: None.

The motion was passed.

**C. For Council Discussion – Financial Policy, Article 1.700 Oak Leaf Code of Ordinances**

This item was tabled.

**D. Consideration and approval for expenditure for additional temporary repairs to the Indian Hills roadways – Indian Trail and Indian Ridge**

See item VIII (B) above.

**E. Grants**

Klooster identified that the expiration of the grant contract with the Office of Rural Community Affairs is 1-13-2010.

**IX. NEW BUSINESS**

**A. Ordinance 0802 – An Ordinance canceling the May 10, 2008 General Election and declaring each unopposed candidate elected to office**

Klooster identified that if there was no opposition from Council he would be looking for a motion from Council to cancel the May 10, 2008 General Election, as each candidate is unopposed. Mahlstedt made a motion to approve Ordinance 0802. Walker seconded the motion. With the motion made, and seconded, Klooster asked Council if there were any questions. With no further questions or discussion, Klooster called for a vote.

Ayes: All present voted aye.

Nays: None.

The motion was passed.

**B. Allied Waste – rate increase request – increase amount \$5.01 per quarter (\$1.67 per month)**

Klooster identified the requested rate increase was a three (3) phase increase, which includes a monthly CPI rate adjustment of 4.33%, a disposal rate increase of 12.5% and an additional 5% for fuel cost and environmental expenses. Klooster identified that the

request for the 5% fuel cost is at Council's discretion whereas the other two were permissible per the existing contract. Klooster identified that Oak Leaf's current contract with Allied Waste expires on September 30, 2008. Klooster identified that this increase would cost citizens approximately \$20.00 per year or approximately \$8.33 through the end of the current contract term.

Klooster identified that he was looking for a motion. Spurlock made a motion to approve the requested rate increase of a \$1.67 per month. Tuma seconded the motion. With the motion made, and seconded, Klooster asked Council if there were any questions. With no further questions or discussion, Klooster called for a vote.

Ayes: All present voted aye.

Nays: None.

The motion was passed.

#### **X. MAYOR'S UPDATE**

Mayor Klooster updated Council on the items listed below.

- Website  
Klooster identified that the new city website [www.oakleaftexas.org](http://www.oakleaftexas.org) was up and running, although the web content and presentation was subject to modifications in the future.
- Grass and Weed Killer – Eraser Product  
Klooster identified that the product cost had gone up from \$55 to \$71 (per gallon). He asked Cortes how many orders were needed before the company would deliver. Cortes said she would find out.

#### **XI. REPORTS AND ACTION BY COUNCIL**

##### **LAND/BUILDING**

- Subdivisions  
No update.
- Pictometry Program  
Klooster asked city staff to contact the Ellis Central Appraisal District and offer the use of Oak Leaf's City Hall for another training session on this program.
- Nuisance Property
  - 701 Locust Drive  
Klooster identified that construction at this property has resumed.
  - 105 Wood Haven Court  
Klooster identified that the property has sold and the lien has been paid in full.
  - 2035 Willow Bend  
A permit was pulled for a fence to enclose the swimming pool.

Winding Creek Trail

Issues with property in the 500 Block of Winding Creek Trail still not resolved; Klooster identified that he was in contact with various law enforcement agencies.

Lariat Circle

It was identified that there was a home in the 1100 block of Lariat Circle with an excessive amount of vehicles, not parked on an improved surface, and City staff was asked to look into the possible violation.

- Fire  
Walker asked about the condition of the 1902 S. Westmoreland residence where a house fire had recently occurred. It was identified that the City building inspector had done an inspection at the site and that renovation had started.

**LEGAL AND PUBLIC RELATIONS**

- Spring Cleanup Day  
Klooster identified that cleanup day is scheduled for April 26, 2008 from 8:00a.m. – Noon.
- City of Glenn Heights ETJ/Annexation suit  
No update.
- Long Term Planning for the City  
Klooster identified that a 5 – 10 year plan was needed for the City. As previously mentioned, this process would involve a citizen committee, council discussion, and public hearing(s). Citizen volunteers needed to be solicited and meetings scheduled.
- City of Ovilla  
Klooster identified that the Ovilla City Manager, John McDonald has resigned.
- Library Services for Oak Leaf residents  
Klooster identified that he is still looking into adjacent cities library systems to see if this is an amenity that could be offer to Oak Leaf citizens. Klooster identified the annual cost to the City could be approximately \$10,000. Council discussion followed. Klooster discussed the possibility of adding this expense to next year's City budget.
- City of Glenn Heights Water Rate Increase  
Klooster identified that he had been in contact with the City's water attorney, Mr. Phil Haag, and has sent him the Glenn Heights' rate increase support documentation. Klooster identified that he has asked Haag to confirm the legitimacy of the two-tiered rate structure.

- Indian Hills Subdivision Streets  
Klooster identified there has been discussion on setting up a meeting between legal counsel, engineering companies involved in the suit, and the developer but as this date no meetings had been scheduled.
- Newspaper article – Ellis County real estate  
Klooster identified he would like to identify the source used to compile the per capita income for Oak Leaf in a recent *Chronicle* article. He asked Assistant Secretary Ellis to look into getting this information.

#### City Council

- Klooster identified that the May 13, 2008 meeting would be Councilwoman Susan Walker's last meeting. Craig Wilson, our new Place 5 Council Member will be sworn in at the June meeting.

### **PUBLIC WORKS**

- Bid specifications for trash companies  
Spurlock, the point person for the competitive bidding process for the next trash contract, passed out bid specifications that were used during the last bidding process and asked Council members to look over the specifications and to give their input on any possible changes and/or additions at the May meeting.
- Drainage issues  
Klooster identified during the rain event on March 18th Walker and Tuma did onsite visual inspections throughout the City, mapping out where drainage problems were occurring. Klooster identified that he has requested the City's consulting engineer to review the data and to submit a proposal to the City for a drainage survey. This survey will map out what (and where) drainage issues are happening, and what steps would be necessary to address the issues. Tuma expressed his concern pertaining to the I 35 bridge and the lack of capacity displayed in funneling the creek/rain runoff downstream during a heavy rain storm. Klooster identified that he had spoken with the Red Oak City Manager regarding this issue and the response was that he would look into it.
- Debris in creek at four area bridges  
Walker identified that another source of drainage problems was debris being dumped into the creek. Klooster identified that various tree service companies had been contacted to solicit prices for removing debris in the creek at the four bridges in our area. Klooster identified the thought process in getting these bids was to take that cost and to seek financial participation from the adjacent municipalities and the county. Klooster identified with Council's acknowledgement and direction he would pursue this matter. This item will likely be on the May agenda as an action item.
- Fire Hydrant – Willow Bend  
Klooster identified that the driveway at this particular residence was not built as submitted on the building permit drawings. As a result, the existing fire

hydrant was later determined to be unusable due to the driveway location, as built. Klooster identified that Ovilla Fire Chief Donnie Pickard was asked to give us a name of a company out of Corsicana that he thought might be able to move the fire hydrant. Once we have the estimate to move the fire hydrant we will send another letter to the property owner to address this issue or, if not, face the responsibility of reimbursing the City for that expense.

**SECRETARY'S REPORT**

- City's Official Website  
Brindle asked for city staff to look into a website visitor "counter".
- Oak Leaf annual celebration  
Cortes asked if the City would be holding any type of celebration this year. (2008 is the 25th anniversary of its incorporation). Council discussion followed. It was decided that we would solicit citizen volunteers to organize a celebration, but if no citizen volunteers sign up to organize, then we will not have a celebration this year. City staff will post this volunteer request on the City website.

**ORDINANCE REVIEW/UPDATE**

- Weight Restrictions – City roadways – no update
- Excavation Ordinance – no update.

**XII. ADJOURNMENT FROM REGULAR COUNCIL MEETING**

A motion to adjourn was made by Spurlock, and seconded by Brindle.

Ayes: All present vote aye.  
Nays: None.  
The motion passed.

PASSED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2008

\_\_\_\_\_  
Paul Klooster, Mayor

ATTEST: \_\_\_\_\_  
Patricia Cortes, Secretary