

CITY OF COOPER  
CITY COUNCIL MEETING – REGULAR  
MAY 12, 2025 – 5:30 PM

COUNCIL MEMBERS PRESENT: DARREN BRADDY; MAYOR, DAVID PHILLIPS, SCOTTY DEATHERAGE, LINDA BARNES, DIANE STEGALL VIA ZOOM AND JOSH HOSKISON

CITY ATTORNEY: JAY GARRETT

OTHERS PRESENT: EMILY HOWSE CAROLYN BACY-ROBERTS, KAREN ATKINS, SUSAN RASER, JUDY FALLS, SAM FALLS, SHAUNA HOLLOWAY, JEFF HOLLOWAY, LASHAUNDA MARTIN, VEITUS WILSON, DAVID SHECHTMAN, WILLIE WILKINS, CECIL DUCKWORTH, ELMO ROBINSON, LUCAS HAMRICK AND LESLIE'S I-PHONE VIA ZOOM

AGENDA ITEM #1

Mayor Darren Braddy called the meeting to order and Darren also voiced the prayer.

AGENDA TIEM #2

Josh Hoskison made the motion to read the canvass totals for the May 3, 2025 election. David Phillips seconded. Vote unanimous. Emily Howse read:

**CANVASS OF GENERAL ELECTION  
FOR POLITICAL SUBDIVISIONS**

I, Emily Howse, City Secretary of City of Cooper, Texas, met with the Early Voting Ballot Board sitting as the canvassing board to canvass the general election for political subdivisions of May 3, 2025, on May 5, 2025 at CISD Administration Office 759 FM 1528 Cooper, Texas I certify that the figures on the tally sheets correspond with the figures on the returns. Witness my hand this 5 day of May, 2025.

Emily Howse  
Presiding Officer of Canvassing Authority

MAYOR	CANDIDATE NAME	EARLY VOTING	MAIL	ELECTION DAY	PROVISIONAL	TOTAL VOTES
	DARREN BRADDY	49	0	18	0	67
COUNCIL	LUCAS HAMRICK	21	0	2	2	25
	BEN NEWTON	6	0	4	0	10
	LINDA STEGALL-BARNES	34	0	13	0	47
	LAFRECEIA ROBINSON	15	0	3	0	18
	JAMES SCOTT DEATHERAGE	29	0	11	2	42
	PARTICK D WILLIAMS	25	0	5	0	30

**\*\*\*NOTE: THERE WAS A TOTAL OF 1,192 REGISTERED VOTERS FOR THE CITY OF COOPER, ONLY 93 CITY VOTERS VOTED\*\*\***

**AGENDA ITEM #3**

David Phillips made the motion to read Resolution #01-05-25 certifying the canvassed totals by caption. Josh Hoskison seconded. Vote unanimous. City attorney, Jay Garrett, read:

**RESOLUTION #01-05-25**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COOPER, TEXAS, CANVASSING THE GENERAL ELECTION RETURNS, INCLUDING THE RETURNS OF EARLY VOTING BALLOTS CAST IN CONNECTION THEREWITH, AND DECLARING THE RESULTS OF THE GENERAL ELECTION HELD ON MAY 3, 2025, FOR THE PURPOSE OF ELECTING ONE (1) MAYOR AND TWO (2) CITY COUNCIL MEMBERS FOR TWO (2) YEAR TERMS; AUTHORIZING THE ISSUANCE OF A CANVASS OF GENERAL MUNICIPAL ELECTION; AND AN EFFECTIVE DATE.**

Josh Hoskison made the motion to approve Resolution #01-05-25 certifying the canvassed totals. David Phillips seconded. Vote unanimous.

**AGENDA ITEM #4**

City Attorney, Jay Garrett, gave the statement of officer to the newly elected officials.

**AGENDA ITEM #5**

City Attorney, Jay Garrett gave the oath of office to the newly elected officials.

**AGENDA ITEM #18**

Josh Hoskison made the motion to move agenda item #18, Frankie McKinney Arts Alliance updates up to be discussed due to prior commitments of Judy Falls. Linda Barnes seconded. Vote unanimous.

Judy falls stated that the refrigerator at the McKinney House was not working. Judy stated that she had a used one that she would donate. She asked that the city remove the old one and Sam Falls would install the used one that she was donating. Judy also stated that there were two table cloths that had been ruined one of which was an antique. Judy stated that she would try to clean and repair them but, in the meantime, she had bought one that would suffice for the time being. Judy also stated that some of the shrubs were dead and needed removal. It was the consensus of the council for Mayor Darren Braddy to handle all issues that have arisen at the McKinney House.

**AGENDA ITEM #19**

Linda Barnes made the motion to move agenda item #19, city status report updates up to be discussed due to prior commitments of City Foreman, Cecil Duckworth. Scotty Deatherage seconded. Vote unanimous. Cecil updated the council on multiple water, sewer and street issues that were going on. Cecil said a lot of the water leaks have been caused by contractors. Cecil stated that the fire hydrant on W. Terrell was on the priority list as soon as possible. Cecil stated that he had got the old backhoe running and also made

repairs to an old pump. Cecil stated that his education pertaining to license was on hold due to all of the much-needed work to be done. Mayor Darren Braddy stated that Cecil must work under a licensed person for two years before he could get his license to operate alone, therefore putting the trainings off at this time was totally acceptable.

#### AGENDA ITEM #6

Mayor Darren Braddy asked for public comments on the agenda items. There were no comments.

#### AGENDA ITEM #7

Linda Barnes made the motion to approve the April 14, 2025 minutes as presented. Scotty Deatherage seconded. Vote unanimous.

#### AGENDA ITEM #8 AND AGENDA ITEM #9

Scotty Deatherage made the motion to table agenda items #8 and #9 until next month, as the auditor was not finished with the annual audit. David Phillips seconded. Vote unanimous.

#### AGENDA ITEM #10

Mayor Darren Braddy introduced David Shechtman, with Hilltop Securities and JP Morgan Chase, to present the option for the City of Cooper to invest in TexSTAR and Logic, two government investment pools. David thanked the council for allowing him to present this option. David stated that TexStar and Logic were two highly rated government investing pools. David stated that these pools offer Texas cities, counties and school districts, and other municipalities investment options for their cash management programs that provide preservation of principal, daily liquidity, portfolio diversification, and competitive yield along with commitment to service. David stated that the pools are conservatively managed in full compliance with the Texas Public Funds Investment Act and maintain a weighted average maturity of 60 days or less. TexSTAR invests in treasury and agency securities and repurchase agreements fully collateralized by government securities. He stated that Logic provides additional diversification by investing in treasury and agency securities and repurchase agreements as well as commercial paper. David stated that the pools offer participants the flexibility and the technology to access funds daily with no penalties and interest is accrued daily and paid monthly. David stated that there is no minimum balance and no limit on the number of individual accounts. David stated that funds can be drawn the same day of request as long as it is requested by 4:00 pm. David stated that there are three things to remember, 1. Preservation of capital, 2. 100% liquidity, and 3. Yield of 4.34-4.44% at this time. Linda Barnes asked if this was risk free. David hesitantly stated no, nothing is risk free, but this is one of the most non risk investments around. Diane Stegall stated that a local CD could be a better choice for funds that do not need to be accessed readily. Diane stated that we need to keep things local. City Attorney, Jay Garrett stated that the contract that the city has with First National Bank stated that funds must be pledged. David stated that there is no risk to principle therefore pledges are not needed because the US Treasury backs funding. Linda Barnes stated that there needed to be a special meeting

in order for the council to become familiar with the city's finances and have time to consider this issue. Emily Howse stated that all the finances are in there packet each month. Mayor Darren Braddy asked if this could be discussed at the next regular council meeting. Linda Barnes stated that a special meeting was needed. Emily Howse asked what date did they want to have the special meeting. Diane Stegall stated that May 19 at 5:30 pm would work.

Josh Hoskison made the motion to table this item and call a special meeting for May 19, 2025 at 5:30 pm. Linda Barnes seconded. Vote unanimous.

#### AGENDA ITEM #11

Mayor Darren Braddy presented to the council Resolution #03-05-25 authorizing the sale of 550 S.E. 5<sup>th</sup> DCAD Property ID #5669 and executing the special warranty deed that was bid on an awarded to Lozada Construction & Remodeling LLC, at the April 14, 2025 regular council meeting.

David Phillips made the motion to read Resolution #03-05-25 by caption. Scotty Deatherage seconded. Vote unanimous. City Attorney, Jay Garrett, read:

**CITY OF COOPER, TEXAS  
RESOLUTION #03-05-25**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF COOPER, TEXAS, AUTHORIZING THE SALE OF REAL PROPERTY; PROVIDING FOR THE TERMS AND CONDITIONS OF SUCH VACATION AND ABANDONMENT; AUTHORIZING THE MAYOR TO PERFORM ACTIONS ON BEHALF OF THE CITY OF COOPER IN EXECUTION OF DEED BY AND FROM CITY OF COOPER, TEXAS ON PROPERTY VACATED AND ABANDONED BY CITY OF COOPER, TEXAS; AND GRANTING AUTHORITY TO THE MAYOR TO EXECUTE SAID RESOLUTION AND AUTHORIZING CITY SECRETARY TO AUTHENTICATE MAYOR'S SIGNATURE TO THIS RESOLUTION AND AUTHORIZING THE MAYOR TO EXECUTE ALL INSTRUMENTS REQUISITE TO THIS RESOLUTION AND AUTHORIZING CITY SECRETARY TO AUTHENTICATE MAYOR'S SIGNATURE TO SAID INSTRUMENTS.**

Josh Hoskison made the motion to approve Resolution #03-05-25 authorizing the sale of 550 S.E. 5<sup>th</sup> DCAD Property ID #5669 and executing the special warranty deed that was bid on an awarded to Lozada Construction & Remodeling LLC. Linda Barnes seconded. Vote unanimous.

#### AGENDA ITEM #12

Mayor Darren Braddy introduced Veitus Wilson to appeal to the council for the lack on one signature needed to place a mobile home at 1049 S.E. 2<sup>nd</sup> DCAD Property ID #6495. Veitus stated that she only lacked one signature and asked the council to approve for her to place it. Diane Stegall asked if this was one of the ones approved for discounted incentives for water and sewer taps. Mayor Darren Braddy stated that Veitus' previous mobile home placement was approved for discounted incentives and the incentive request was not on



the agenda for discussion at this time only the request to appeal to the council for the lack of one signature was at hand. Diane Stegall asked if this was a new mobile home. Darren replied yes.

Josh Hoskison made the motion to allow the mobile home to be placed at 1049 S.E. 2<sup>nd</sup> DCAD Property ID #6495 with the lack of one signature. David Phillips seconded. Vote unanimous.

#### AGENDA ITEM #13

Mayor Darren Braddy introduced Willie Williams to discuss the re-plat of DCAD Property ID #5402. Mayor Braddy stated that Planning & Zoning had met on May 5, 2025 and approved the re-plat. Willie Williams stated that he needed it to be re-platted in order for him to purchase one of the homes that was on the property. It was the consensus of the council to allow the re-plat. Mayor Darren Braddy stated that Willie Williams would need to get a survey and then present the survey to the city for approval by ordinance.

Josh Hoskison made the motion to approve the re-plat of DCAD Property ID #5402. Scotty Deatherage seconded. Vote unanimous.

#### AGENDA ITEM #14

Mayor Darren Braddy presented to the council that the U.S. Economic Development Administration Economic Adjustment Assistance Grant was at hand for discussion. Mayor Braddy stated that this grant was only for something that had a great economic impact. Mayor Braddy stated that when he told them about all of the times that the entire city was out of water due to major water line repairs, they stated that that definitely qualified for the grant. Mayor Braddy stated that this was a \$2 million dollar grant and was an 80%-20% match. Mayor Braddy stated that he thought that loans could be made and paid for the city's 20% match. Mayor Braddy stated that this grant would replace water or sewer lines that were in much need of repair and replace the street if it was destroyed while repairing the utility lines. Emily Howse asked if this could be declined if it was determined that the city could not meet the 20% match. Darren replied yes. Mayor Darren Braddy stated that if the council thought this was a good idea to apply for this grant, then authorization to issue requests for proposals for administrative services (RFP) and requests for qualifications (RFQ) for engineering services for the U.S. Economic Development Administration Economic Adjustment Assistance Programs, Planning and Local Technical Assistance Programs, Disaster Recovery Programs and American Relief Act of 2025 was needed. It was the consensus of the council to apply for this grant.

Josh Hoskison made the motion to authorize to issue requests for proposals for administrative services (RFP) and requests for qualifications (RFQ) for engineering services for the U.S. Economic Development Administration Economic Adjustment Assistance Programs, Planning and Local Technical Assistance Programs, Disaster Recovery Programs and American Relief Act of 2025. David Phillips seconded. Vote unanimous.

#### AGENDA ITEM #15

Mayor Darren Braddy presented to the council Resolution #04-05-25 to award the FEMA PA Administrative proposal was at hand. Emily Howse stated that this was the FEMA/PA Pre-

Positioning for disaster recovery grant that was for five years for future use when and if a disaster happened. Mayor Darren Braddy stated that two companies had responded to the RFP, GrantWorks and Human Resources Administration (HRA). The city is required to complete a scoring sheet for each proposal. Mayor Braddy stated that HRA's proposed costs were considerably higher than GrantWorks therefore GrantWorks scored higher on the rate sheet. It was the consensus of the council to award the administrative bid to GrantWorks.

Scotty Deatherage made the motion to read Resolution #04-05-25 by caption. Linda Barnes seconded. Vote unanimous. City Attorney, Jay Garrett, read:

### **RESOLUTION #04-05-25**

**A RESOLUTION OF CITY OF COOPER, TEXAS AUTHORIZING PROFESSIONAL SERVICE PROVIDER(S) SELECTION FOR FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) PUBLIC ASSISTANCE (PA)/HAZARD MITIGATION ASSISTANCE (HMA) PROGRAM(S) FUNDED THROUGH THE FEDERAL EMERGENCY MANAGEMENT AGENCY, TEXAS DIVISION OF EMERGENCY MANAGEMENT (TDEM) AND/OR TEXAS WATER DEVELOPMENT BOARD (TWDB).**

David Phillips made the motion to approve Resolution #04-05-25 awarding the professional service provider(s) selection for Federal Emergency Management Agency (FEMA) Public Assistance (PA)/Hazard Mitigation Assistance (HMA) Program(s) funded through the Federal Emergency Management Agency, Texas Division of Emergency Management (TDEM) and/or Texas Water Development Board (TWDB) to GrantWorks. Scotty Deatherage seconded. Vote unanimous.

### **AGENDA ITEM #16**

Mayor Darren Braddy presented to the council Resolution #05-05-25 to award the FEMA PA Engineering proposal was at hand. Emily Howse stated that this was the FEMA/PA Pre Positioning for disaster recovery grant that was for five years for future use when and if a disaster happened. Mayor Darren Braddy stated that two companies had responded to the RFQ, Hayter Engineering and Shaumburg & Polk, Inc (SPI). The city is required to complete a scoring sheet for each proposal. Mayor Braddy stated that Hayter Engineering scored higher on the rate sheet. It was the consensus of the council to award the engineering bid to Hayter Engineering.

Josh Hoskison made the motion to read Resolution #05-05-25 by caption. David Phillips seconded. Vote unanimous. City Attorney, Jay Garrett, read:

### **RESOLUTION #05-05-25**

**A RESOLUTION OF CITY OF COOPER, TEXAS AUTHORIZING PROFESSIONAL SERVICE PROVIDER(S) SELECTION FOR FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) PUBLIC ASSISTANCE (PA)/HAZARD MITIGATION ASSISTANCE (HMA) PROGRAM(S) FUNDED THROUGH THE FEDERAL EMERGENCY MANAGEMENT AGENCY, TEXAS DIVISION OF EMERGENCY MANAGEMENT (TDEM) AND/OR TEXAS WATER DEVELOPMENT BOARD (TWDB).**

Josh Hoskison made the motion to approve Resolution #05-05-25 awarding the professional service provider(s) selection for Federal Emergency Management Agency

(FEMA) Public Assistance (PA)/Hazard Mitigation Assistance (HMA) Program(s) funded through the Federal Emergency Management Agency, Texas Division of Emergency Management (TDEM) and/or Texas Water Development Board (TWDB) to Hayter Engineering. David Phillips seconded. Vote unanimous.

AGENDA ITEM #17

Mayor Darren Braddy presented to the council that the Texas Parks and Wildlife (TPWD) wastewater contract was up for renewal. Mayor Braddy stated that there were no changes to the proposed contract other than the prices that are changed whenever the city raises their charges and the action to raise the charges are stated in the contract.

David Phillips made the motion to approve the updated TPWD contract #345-0313. Scotty Deatherage seconded. Vote unanimous.

ITEMS #18 & 19 ARE DISCUSSED ABOVE

AGENDA ITEM #20

Monthly Budget Reports were reviewed.

AGENDA ITEM #21

Accounts paid were reviewed.

AGENDA ITEM #22

Josh Hoskison made the motion to adjourn. David Phillips seconded. Vote unanimous.

TIME: 7:07 PM

APPROVED:



DARREN BRADDY, MAYOR  
CITY OF COOPER

ATTEST:



EMILY HOWSE  
CITY SECRETARY