

State of Texas

County of Brazoria

City of Freeport

BE IT REMEMBERED, that the City Council of Freeport, Texas met on Monday, August 6, 2018 at 6:00 p.m. at the Freeport Police Department, Municipal Court Room, 430 North Brazosport Boulevard, Freeport Texas for the purpose of considering the following agenda items:

City Council:

- Mayor Troy T. Brimage
- Councilman Brooks Bass
- Councilman Green
- Councilwoman Sandra Loeza
- Councilman Roy E. Yates

Staff:

- Bob Welch, Finance Director / Interim City Manager
- Wallace Shaw, City Attorney
- Ursula Reyes, City Secretary
- Nat Hickey, Property Manager
- David Hoelewyn, Streets Director
- Leann Strahan, Museum Director
- Ray Garivey, Police Chief
- Laura Tolar, Special Projects Coordinator
- Kim Townsend, Parks and Rec. Director
- Chris Motley, Freeport Fire Chief
- Billy Shoemaker, Building Official

Visitors:

Melanie Oldham	Doug Dominguez
Margaret McMahan	Christina Rivas
Maria Rollerson	Moby Burrige
Evelyn Burrige	Nicole Mireles
Jerry Meeks	Sandra Barnett
James Barnett	Tommy Pearson
Desiree Pearson	Kenny Hayes
Angie Williams	Edmeryl Williams
Erin Callahan	Willie Garcia
Darlene Wier	Paul Spier

Call to order.

Mayor Troy T. Brimage called the meeting to order at 6:00 p.m.

Invocation.

Wallace Shaw offered the invocation.

Pledge of Allegiance.

Mayor Troy T. Brimage led the Pledge of Allegiance.

Attending citizens and their business.

There were none.

Consideration of approving the minutes for January 30, 2018, March 8, 2018, July 16, 2018, July 17, 2018, July 19, 2018 and July 26, 2018 meetings.

On a motion by Councilman Bass, seconded by Councilwoman Loeza, with all present voting "Aye", Council unanimously approved the minutes for January 30, 2018, March 8, 2018, July 16, 2018, July 17, 2018, July 19, 2018 and July 26, 2018 meetings.

Consideration of Resolution No. 2018-2554 approving change in CenterPoint Energy Resources DBA CenterPoint Energy Entex rates as a result of the reduction in the federal corporation tax rate.

On a motion by Councilwoman Loeza, seconded by Councilman Yates, with all present voting "Aye", Council unanimously approved Resolution No. 2018-2554 approving change in CenterPoint Energy Resources DBA CenterPoint Energy Entex rates as a result of the reduction in the federal corporation tax rate.

Consideration of setting a bid date and authorizing City Secretary to advertise for bids for Contract mowing, Flower Bed maintenance, etc.

Kim Townsend went over the mowing contract and flower bed maintenance. She stated that it would consist of 38 mows out of 52 weeks.

Councilman Green how many contractors do we have bid. Kim stated that three contractors bid, the same ones that bid last year.

Councilman Yates asked if we did this every year. Kim said every three years. Councilman Yates asked how much it cost. Kim said \$85,000 per year. Kim said they maintain the spraying, mowing, edging and weed eating.

On a motion by Councilwoman Loeza, seconded by Councilman Green, with all present voting "Aye", Council unanimously approved setting September 4, a bid date and authorizing City Secretary to advertise for bids for Contract mowing, Flower Bed maintenance, etc.

Mayor Brimage stated the bid date and time would be September 4, 2018 at 2 PM.

Larry Fansher asked if the contractor would be responsible for spraying. Kim said yes.

Consideration of authorizing preparation of documents for sale of Lots 23, Block 729 Velasco Townsite, Known locally as 1321 N Avenue M and authorizing Mayor to sign and City Secretary to attest such documents.

Mr. Welch stated that Willie Garcia was the only bidder and his bid was for \$3,500.00 dollars and the tax appraisal market value was for \$2,340.00.

On a motion by Councilman Bass, seconded by Councilwoman Loeza, with all present voting "Aye", Council unanimously approved authorizing preparation of documents for sale of Lots 23, Block 729 Velasco Townsite, Known locally as 1321 N Avenue M and authorizing Mayor to sign and City Secretary to attest such documents.

Discuss and consider the sale of city's interest in Lot 22, Block 727 a/k/a 1319 North Avenue Q, Velasco Townsite Tax ID 8110-3208-000 to RWPH Freeport LLC and authorizing Mayor to sign and City Secretary to attest a deed of the City's interest in such lot.

On a motion by Councilman Bass, seconded by Councilman Green, with all present voting "Aye", Council unanimously approved the sale of city's interest in Lot 22, Block 727 a/k/a 1319 North Avenue Q, Velasco Townsite Tax ID 8110-3208-000 to RWPH Freeport LLC and authorizing Mayor to sign and City Secretary to attest a deed of the City's interest in such lot.

Consideration of authorizing acting City Manager to sign Wastewater discharge permit for Rivana Foods, Inc.

On a motion by Councilman Bass, seconded by Councilman Green, with all present voting "Aye", Council unanimously approved acting City Manager to sign Wastewater discharge permit for Rivana Foods, Inc.

Councilman Bass asked if it had continuously been a five year agreement. Mr. Welch said yes. Councilman Bass asked if they were paying the proper amount like all other entities pay in regards to usage of the sewage. Mr. Welch said yes.

Consideration of approving Audit for the 2016-2017 fiscal year.

On a motion by Councilman Bass, seconded by Councilwoman Loeza, with all present voting "Aye", Council unanimously approved Audit for the 2016-2017 fiscal year.

Discuss and consider the sale of city's interest in Lot 18, Block 5, South View Garden subdivision, a/k/a 914 West 11th Street and authorizing Mayor to sign and City Secretary to attest a deed of the City's interest in such lot.

On a motion by Councilman Yates, seconded by Councilwoman Loeza, with all present voting “Aye”, Council unanimously approved the sale of city’s interest in Lot 18, Block 5, South View Garden sub-division, a/k/a 914 West 11th Street, which the City had acquired as trust property, and authorizing Mayor to sign and City Secretary to attest a deed of the City’s interest in such lot.

Consideration of authorizing Mayor to sign an amendment to Section 9.1.5 changes in scope pursuant to the Agreement, operations, maintenance and management services dated September 14, 2015 by and between the City of Freeport and Veolia Water North American-Central, LLC to authorize rehabilitation of Lift Station #5 and #13.

Jerry Meeks talked about the agreement and he stated that this was part of the Sanitary Sewer Program. Lift Station #5 is by 11th Street and Velasco Street and #13 is by the Park on Avenue O.

Councilman Bass asked what types of normal routine maintenance you do on these lift stations. Mr. Meeks said normally clean them out and bring out some of the stuff that is stuck for being in there for so long. He said some of the pumps have been there since the 1980’s. One set of motors have been changed out but the pumps have not. Councilman Bass asked if this project would replace the pumps. Mr. Meeks said replace pumps and they will do some by pass pumping and changing out the piping.

Councilman Yates asked what the change in scope was and what the original scope was. Mr. Meeks said this is just additional work to the contract. Councilman Yates asked what the original contract was for. Mr. Meeks stated it was just the up keep and maintenance.

Councilman Bass asked Mr. Meeks what exactly were the lift stations doing. Mr. Meeks said you flush it and it pumps it to us at the waste water plant.

On a motion by Councilman Bass, seconded by Councilwoman Loeza, with all present voting “Aye”, Council unanimously approved authorizing Mayor to sign an amendment to Section 9.1.5 changes in scope pursuant to the Agreement, operations, maintenance and management services dated September 14, 2015 by and between the City of Freeport and Veolia Water North American-Central, LLC to authorize rehabilitation of Lift Station #5 and #13.

Consideration of authorizing Mayor to sign an amendment to Section 9.1.5 changes in scope pursuant to the Agreement, operations, maintenance and management services dated September 14, 2015 by and between the City of Freeport and Veolia Water North American-Central, LLC to authorize payment of engineering services toward the rehabilitation of the Skinner elevated water tower.

Jerry Meeks that there would be some rehab to the tower inside and out. They will be putting on two new logos. The City of Freeport and the High School Logo.

On a motion by Councilman Bass, seconded by Councilwoman Loeza, with all present voting “Aye”, Council unanimously approved authorizing Mayor to sign an amendment to Section 9.1.5 changes in scope pursuant to the Agreement, operations, maintenance and management services dated September 14, 2015 by and between the City of Freeport and Veolia Water North American-Central, LLC to authorize payment of engineering services toward the rehabilitation of the Skinner Street elevated water tower.

Discuss and consider preparation of documents for the sale of East ½ of Lot 2, Lots 3,4,5,6 and 7, Block 52, Freeport Townsite, authorizing publication of notice and setting bid date.

Mayor Brimage stated that this could be valuable parking for the sportsplex.

Councilwoman Loeza asked if someone was inquiring about it. Mr. Welch said yes Manuel Gonzalez requested to put it up for bid.

Tabled

Discuss transfer 0.291 acre tract adjoining 0.212 acre tract known as Lot 2B, Block 211, in the C. Henninger Subdivision known locally as 200 Front Street.

Mayor Brimage said that Mr. Crow and Mr. Spier want the city to transfer or sale the property to build two houses. The property was not sold to the city it was given to the city by Velasco Drainage District. Mayor Brimage stated that his recommendation to council was to deed the property to them with a revision clause that they build the two houses they are going to build within a certain about of time if not it gets reverted back to the city.

Councilman Bass stated that he didn’t think that we could just give city property away that it would be a bad policy to do.

Councilman Yates stated that he thinks the city should get something for it but not astronomical.

Mayor Brimage said that the way it looks to me to the Velasco Drainage District when they deeded it to us they could have kept it and held it back and it could have never gone on the tax roll or they could have sold it themselves.

Councilman Bass said they city has received properties throughout the years and we sale it. I think there has to be some remuneration because we have an obligation to the tax payers.

Councilman Yates said there is only one buyer for the property and no one else would be able to get to it so we should make them a fair price.

Mayor Brimage said to think about it and we would put it back on the agenda in two weeks.

Executive Session:

Consideration of taking action on any items discussed in Executive Session.

No Action Taken.

Work Session:

Mayor Troy T. Brimage announcements and comments.

Mayor Brimage said the Texas Bill Fish Classic had a total of 21 boats and gave away prize money.

Mayor Brimage commended Kim Townsend and David Hoelewlyn on the Parks and Street Department.

Mayor Brimage asked Chief Garivey to call Principal White because they wanted to move the school crossing guard from 4th Street and Dixie to down by the Valero Store.

Mayor Brimage said we are still having trouble with the beach.

Mayor Brimage also said that the downtown restaurant is staying busy on a daily basis.

Councilman Green Ward A.

Councilman Green stated that David Hoelewlyn allowed him to ride around with him and he said that some of the streets are ok but some streets have serious problems.

Councilman Bass Ward B.

Councilman Bass stated that the 1300 and 1400 Block on West 11th Street the sidewalk are dangerous and have trees hanging in the city Right of Way.

Councilman Bass said Yaupon and 2nd Street has a stripping issue.

Councilman Bass asked for me to call every one of the committees within the next month and see what we can start working together.

Councilwoman Loeza Ward C.

Councilwoman Loeza complimented on the kidfest and said that it was getting huge and a great family event.

Councilwoman Loeza said that she has had a few people ask her about the old Church's Chicken building. Billy Shoemaker saying they are waiting on the engineer's to get back with them.

Councilwoman Loeza thanked Chief Garivey for putting the speed meter by the school.

Councilman Yates Ward D.

Councilman Yates said that he would like to see the money spent in Ward B spent in Ward D.

Kenny Hayes thanked the Mayor and his wife for the job they have done at Hook's.

Mr. Welch said that we would be setting two dates for the tax rate hearings and we will be meeting with Mr. Shaw to get those two dates set up and it will have to be in August. He said that the budget has to be passed by September 20th to get approved.

Updates on current infrastructure.

Commerce Street water and sewer project- Engineering phase
Lift Station and Force main – South Avenue A
SSO plan camera inspection - hasn't started
1200 Block of Avenue S - water and sewer line
Engineer estimate water tower improvements – CDBG Grant funds
Sewer replacement – 900 Block West Second Street
Beach road improvement FEMA funds – J.P. Bryan Road
Alley pothole repairs / concrete work / drainage
Zapata ditch and 288 – Hayes property
1600 Block of North Ave T – Driveway pipes for new homes completed
1500 Block of Broad – alley improvements (Need to add rock)
1600 Block 5th Street – curb, gutter and sidewalk
1600 Block 6th Street – curb, gutter and sidewalk
Yaupon and 11th Street – replacing concrete
4th Street between Dixie and 288 – Street improvement (replace concrete street)
5th Street between Pecan and Mesquite, asphalt and Raise Street (use tiller)
212 West Park – Hickey building – drainage work inside fence - complete

Update on reports / concerns from Department heads.

David Hoelwyn said he would be putting the asphalt down on 5th and Pecan this Thursday and pouring concrete on the curb on 6th Street also.

Kim Townsend said that the last of the playground swings have been put up. The county has emailed her the drawings about the parking lot at the splash pad.

Kim said she is still getting calls about a walking trail at Stephen F. Austin Park.

Kim stated they are still having issues with the beach and all the trash. Councilwoman Loeza asked who patrolled the beach. Mayor Brimage said we do. Councilwoman Loeza asked how much it would cost to put a third barrel.

Darlene Wier asked if the beach was privately owned and is it a Texas public beach. Mayor Brimage said it is not privately owned and some of it can be public and the other part we could charge.

Leann Strahan thanked everyone who participated in Kidfest. She said she has a Market Day and booking signing event this weekend.

Leann gave details about what she had in mind for Christmas Plans.

Mr. Hickey said that Mike Sorrell found a skull 35ft. underground and he is letting Mr. Hickey take it so he can reconstruct the face. The digital reconstruction is \$6,000.00 dollars. Billy Shoemaker has donated \$1,000.00 dollars. Billy Shoemaker and Councilman Yates are willing to donate \$3,000.00 dollars apiece to cover the reconstruction of the face.

Mayor Brimage said we have about two and a half to three more weeks before we have a City Manager.

Executive Session:

Section 551.074, Personnel Matters

Deliberations concerning the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee.

No executive session was held.

Adjourn

On a motion by Councilwoman Loeza, seconded by Councilman Bass, with all present voting "Aye", Mayor Brimage adjourned the meeting at 7:20 PM.

Mayor, Troy T. Brimage
City of Freeport, Texas

City Secretary, Ursula Reyes
City of Freeport, Texas