

A regular meeting of the City Council was held at City Hall on Tuesday, August 20, 2013 at 6 pm.

1. Call to Order

Mayor Rodney Weems called the meeting to order.

2. Roll Call

Council Present: Gary Coker, Dale Lemon, Ray Bailey, Rachel Wells and Pat Moss. Also present: Cindy King, City Manager; Charlie Stevenson, City Attorney; John Barnard, Chief of Police; Homer Toscano, Dir. of Public Works.

3. Invocation

Invocation was given by Charlie Stevenson.

4. Pledge of Allegiance

Pledge of Allegiance was recited and lead by Mayor Pro-tem Gary Coker.

5. Presentation of Citizens:

Visitors: Brian and Paula Brooks, Evette Gregurek, Wayman Hutchings, Connie McAda, Dan Croft.

6. Consent Items

A. Approval of Minutes – July 16th, 22nd, August 5th and 15th, 2013

Dale Lemon made a motion to approve the minutes listed above as written. Gary Coker seconded. All were in favor, motion carried.

B. Approval of Bills \$26,061.73

Ray Bailey made a motion to pay the bills in the amount of \$26,061.73. Dale Lemon seconded. All were in favor, motion carried.

7. Public Hearings

8. Fire Department Report

Tim Webb gave the report.

9. Old Business

A. Update on Windstream Internet Services

Cindy King reported that the Internet Service should be faster by August 12, 2013. The Representative also agreed to work with SISD and hospital to get them their requested bandwidth within a timely manner.

B. Approve Amendments to Zoning Ordinance

Amending Section 110-69(11)(f), providing for maximum size and number of accessory buildings; amending section 110-69(9)(a) making changes to carport setback requirements for zone R2; amending section 110-69.2(9)(a) making changes to carport setback requirements for zone R2B.

Dale Lemon made a motion to approve the amendments to the Zoning Ordinance. Gary Coker seconded. All were in favor. Motion carried.

10. New Business

A. Proclamation: Sweeny Little League

Mayor Weems read the proclamation honoring the players and coaches of the 2013 Sweeny 12 and under Little League All Star Baseball Team State Runner-Up East Division.

B. Award Bid for New Ground Storage Water Tank

O'Malley Engineers received bids on August 14, 2103 for the New Peach Street Ground Storage Tank. The lowest bid was L.L. and F. Construction Management, Inc. from El Campo, Texas in the amount of \$218,070.00. O'Malley stated L.L. and F. are qualified and experienced in this type of work and they recommend L.L. and F.

Dale Lemon made a motion to award the bid to L.L. and F. in the amount of \$218,070.00. Ray Bailey seconded. All were in favor. Motion carried.

C. Discuss / Approve Rezoning of 1.655 acres of 1664 N. Main Street to C1 for the approved RV Park of Brian and Paula Brooks

Ray Bailey made a motion to approve the plat and the rezoning of 1.655 acres of 1664 N. Main Street to C1. Pat Moss seconded. All were in favor. Motion carried.

D. Sweeny Rotary / Industrial Park

Dan Croft with Sweeny Rotary asked council for approval to use the Industrial Park for a Rotary tailgate cook off fund raiser on Sept 28, 2013 and for a one time variance to allow alcohol.

Dale Lemon made a motion to approve Sweeny Rotary to have a tailgate cook off fund raiser on Sept 28, 2013 and to allow a variance to allow alcohol. Gary Coker seconded. All were in favor. Motion carried.

E. Approve Resolution to Approve Certified Tax Roll for 2013

Ray Baily made a motion to approve the certified tax roll for 2013. Dale Lemon seconded. All were in favor. Motion carried.

F. Discuss/Approve Tax Rate and Schedule Public Hearing

Ray Bailey made a motion which reads: I move that the property tax rate be increased by the adoption of a tax rate of 0.980000, which is effectively a 17.19 percent increase in the tax rate.

Gary Coker seconded. Roll call vote: Gary Coker voted yes, Dale Lemon voted no, Ray Bailey voted yes, Rachel Wells voted no, Pat Moss voted yes. Motion carried.

Dale Lemon made a motion to approve the dates and time of the two public hearings on the tax rate to be Sept 3rd, 2013 and Sept 10th, 2013 both at 6 pm at City Hall. Rachel Wells seconded. All were in favor. Motion carried.

G. Approve Raising Over 65 Tax Exemptions to \$30,000.00

Dale Lemon made a motion to approve raising the over 65 exemptions from \$20,000.00 to \$30,000.00. Pat Moss seconded. All were in favor. Motion carried.

H. Discuss / Approve Increase of Utility Rates

1. Increase of Minimum Bill

2. Increase Turn on / Reconnect Fees.

After much discussion Dale Lemon did not want to increase utility rates. Councilman Lemon stated he could not see the council increasing the utility rates without a plan in place to bring new people to the city of Sweeny. Mr. Lemon also stated we have no goal in place to bring revenue into the city.

Mayor Rodney Weems stated we need a motion for:

1. To increase the minimum water and sewer rates from \$11.00 to \$13.00 for the first 1500 gallons. No motion made.

Mayor Weems stated with no motion we will need to reschedule another budget workshop to address this item, due to the proposed budget is balanced with the minimum water and gas raised to \$13.00.

2. To increase turn on / reconnect fees.

Ray Bailey made a motion to increase turn on / reconnect fees \$5.00. Gary Coker seconded. Rachel Wells opposed. 4 yea's. Motion carried.

I. Discuss / Approve Changes to Mowing Fees

Cindy King stated with all the mowing for we do for properties that are non-compliant with our weed ordinance, raising the fee may deter property owners and they will take care of the property. The current rate is

\$201.00 for each property. The new fees will be \$750.00 for each property.

Dale Lemon made a motion to approve raising the mowing fees. Pat Moss seconded. All were in favor. Motion carried.

J. Approve Ordinance and Contract with Perdue for collections of delinquent utility accounts.

Dale Lemon made a motion to approve the ordinance and contract with Perdue for collections of delinquent utility accounts. Rachel Wells seconded. Pat Moss opposed. Four yeas. One opposed. Motion carried.

K. Discuss / Approve Way Company Proposal

Dale Lemon made a motion to not approve this proposal. Rachel Wells seconded. All were in favor. Motion carried.

L. SISD Property

1. Discuss Agreement on 21.8 acres of FM 524

Ray Bailey stated that providing utility services to this property would run about \$90,000.00. At this time he stated the city needs to address the infrastructure issues.

Ray Bailey made a motion to not pursue the in-kind services. Gary Coker seconded. Dale Lemon voted in favor of the motion. Pat Moss opposed. Rachel Wells abstained. Three yeas, motion carried.

2. Discuss Approve Annexation of South FM 524

No motion. No action taken.

M. Approve Gulf Coast State Planning Region Mutual Aid Agreement

Dale Lemon made a motion to approve the Gulf Coast State Planning Region Mutual Aid Agreement. Ray Bailey seconded. All were in favor. Motion carried.

ANNOUNCEMENTS

11. Closed Executive Session

OPEN MEETING

12. Discussion and action from Executive Session

13. Adjournment: 7:26 p.m.

PASSED AND APPROVED THIS _____ DAY OF _____, 2013

Reatta Minshev, City Secretary