

TUESDAY, SEPTEMBER 20, 2016
PUBLIC HEARING & REGULAR COUNCIL MEETING
6:30 P.M.

PUBLIC HEARING AND REGULAR COUNCIL MEETING

1. CALL TO ORDER: Mayor Herron called the City of Hilshire Village Public Hearing and Regular Council Meeting to order at 6:30 P.M. at 8301 Westview, Houston, Texas 77055.

1.1 Invocation: was given by Mayor Pro Tem Maddock.

1.2 Pledge of Allegiance:

1.3 Present: were Mayor Russell Herron, Mayor Pro Tem Paul Maddock, Council Members Mike Gordy, Robert Byrne, Robert Swanson and David Gunn. Also present were City Administrator Susan Blevins and City Attorney Kim Mickelson, Olson & Olson, Fire Commissioner Shannon Whiting, Spring Valley Police Sergeant Schulze and City Engineer Efrain Him, P.E., HDR Inc.

2. REPORTS TO COUNCIL:

2.1 Police Report: Sergeant Schulze reported there were 265 calls for service in August of which there were no major incidents to report. There were 19 traffic violations written.

2.2 Fire Commissioner: Commissioner Whiting stated the Fire Commissioners met last month to review the budget. They are currently 3.1% under the budget for the current year. They issued the purchase order for the new ladder truck for \$976,956 with delivery being spring of next year. The Fire Department is looking for an administrative assistant. Cheryl Easley will be retiring. The department has received their protective vests.

2.3 Engineers Report – Efrain Him stated in regard to the **Pine Creek/Bridle Spur Lane/Friarcreek Reconstruction Project** the Friarcreek water line has been completed. During the construction meeting the contractor forecasted that the completion of the project should be the middle of October. They are working on arranging their subcontractor to move the vault. CenterPoint met with Conrad to coordinate the asphalt repairs that need to be done on Pine Creek Lane after CenterPoint's subcontractor damaged the street. City Engineer Him stated that Conrad is still the low bidder on the Pine Creek Storm Sewer Outfall Area Improvements. Mayor Herron asked about abandoning the existing storm sewer and City Engineer Him stated it was not feasible at this time. City Engineer Him stated he strongly recommended the City not wait to do this project because of the root intrusion and joint separation. Mayor Herron stated that the work could be paid for with Metro Funds.

3. ACTION ITEMS:

3.1 Mayor Pro Tem Maddock made a motion to authorize payment of Conrad Construction Company Limited for services provided to the City for the Pine Creek and Bridle Spur Reconstruction Project, Invoice # 11, in the amount of \$106,558.65, seconded by Council Member Gordy. **A vote was taken to approve the motion authorizing payment of Conrad Construction Company Limited for services provided to the City for the Pine Creek & Bridle Spur Reconstruction Project, Invoice # 11, in the amount of \$106,558.65. The vote passed unanimously.**

3.2 Mayor Pro Tem Maddock made a motion to authorize payment of HDR invoice for engineering services provided to the City for the Pine Creek/Bridle Spur/Friarcreek Reconstruction Project, Invoice # 22, in the amount of \$11,009.81, seconded by Council Member Byrne. **A vote was taken to approve the motion authorizing payment of HDR invoice for engineering services provided to the City for the Pine Creek/Bridle Spur/Friarcreek Reconstruction Project, Invoice # 22, in the amount of \$11,009.81. The vote passed unanimously.**

3.3 Mayor Pro Tem Maddock made a motion to authorize payment of HDR invoice for engineering services provided to the City for the Pine Creek/Bridle Spur/Friarcreek Reconstruction Project, Invoice # 23, in the amount of \$10,568.20, seconded by Council Member Gordy. **A vote was taken to approve the motion authorizing payment of HDR Invoice for engineering services provided to the City for the Pine Creek/Bridle Spur/Friarcreek Reconstruction Project, invoice # 23, in the amount of \$10,568.20. The vote passed unanimously.**

3.4 Mayor Pro Tem Maddock made a motion to discuss and possibly give authorization to perform storm sewer outfall area improvements and cleanup of the Ravine between 1209 Pine Chase and Ridgeley Drive, seconded by Council Member Gordy. City Engineer Him stated he asked Champions Hydro Lawn who cleaned the ravine the last time and DonMar Grading to also quote the job. DonMar stated they were not equipped to do this type work. The City Engineer stated the ravine was not as bad as it was in 2014. There are several tree stumps and a cut up tree that was left in the ravine near 1209 Pine Chase and it should be removed. The Bravenec' s have shown concern regarding standing water, mosquitos and erosion. After walking the ravine, the proposed work would be to clear the channel and adjacent areas, harden the bottom of the channel from the end of the inlet pipe out approximately 12 inches and harden the slope facing the end of the inlet pipe to minimize future erosion. The Engineer recommends the work be done. Mayor Pro Tem Maddock asked what funds could be used for the project. Mayor Herron stated that Metro Funds could be used.

Bill Bristow, 1233 Pine Chase, discussed the ravine cleaning and was concerned that Council did not watch the inlet area of the pipes at 1209 Pine Chase because the pipes were overgrown with vegetation. He stated it should not be his job to watch and report issues, that it was Councils' responsibility.

Mayor Pro Tem Maddock amended his motion to authorize the ravine cleaning at 1209 Pine Chase and Ridgeley Drive, seconded by Council Member Swanson. **A vote was taken to approve the amended motion authorizing the ravine cleaning at 1209 Pine Chase and Ridgeley Drive. The vote passed unanimously.**

3.5 Mayor Pro Tem Maddock made a motion to discuss and possibly give authorization to perform repairs/rehabilitation of existing 12-inch storm sewer outfall pipe on the west end of the Pine Creek Subdivision, seconded by Council Member Byrne. City Engineer recommended that Council issue a change order to Conrad. Mayor Pro Tem Maddock withdrew his original motion. Mayor Pro Tem Maddock amended his original motion to read “authorize a change order to Conrad Construction to perform repairs/rehabilitation of existing 12-inch storm sewer outfall pipe on the west end of the Pine Creek Subdivision”, seconded by Council Member Byrne. **A vote was taken to approve the amended motion to authorize a change order to Conrad Construction to perform repairs/rehabilitation of existing 12-inch storm sewer outfall pipe on the west end of the Pine Creek Subdivision. The vote passed unanimously.**

The City Engineer was excused at this time.

4. CITIZENS COMMENTS:

Bill Bristow, 1233 Pine Chase, stated as he drives around the Village everyday he sees violations against the City’s Ordinances. Schwab’s property is allowed to be overgrown, contractor’s signs are out in the right-of-way. He stated that Council should be driving around and addressing these issues. Mr. Bristow said he was not going to do it and he was going to get his elected officials to do it.

Katherine Wheeler, 1114 Glourie, stated she was a tax accessor and that she elected to live in Hilshire Village and she also felt Council should be reporting issues but that Hilshire Village is a community and that it is up to everyone to address the problems in the community. As a homeowner, she needs to make sure her neighbors are safe and the community is kept clean and safe. Ms. Wheeler plans on doing her part and thanked Council for their service.

Recess the Regular Council Meeting at 7:32 P.M.

5. PUBLIC HEARING:

5.1 CALL TO ORDER: Mayor Herron called the Public Hearing to order at 7:32 PM.

5.2 Citizens Comments:

Katherine Wheeler, 1114 Glourie, stated she was a tax accessor and she was under the understanding that the City wanted to go to the Rollback Rate to build the Capital Improvement Funds. She asked if there was any Commercial Area generating sales tax. Ms. Wheeler explained where the rollback term came from.

Bill Bristow, 1233 Pine Chase, stated the City should have had hard copies of everything for the citizens. He was told everything would be on the projector.

Adjourn the Public Hearing at 7:41 PM

Reconvene the Regular Council Meeting at 7:42 P.M

6. COUNCIL DISCUSSION: Regarding Budget, Tax Rate and Water Rates. Mayor Herron stated the City has three (3) other meetings going over the budget in detail. If anyone wants to go over any particular part of the budget, please let him know. He went over the items that Council had questions from the last meeting. He showed a chart showing the component of the tax rates showing the base and the debt rate. Mayor Herron said that the City went \$.01 over the effective rate last year and he felt that it should have been slightly higher. Ms. Wheeler stated that the City could probably see a four (4) year trend with the property values rising. Mayor Herron stated that Debt tax goes down as the loan goes down. He also showed a chart showing how going with the Rollback rate would affect individuals. Mayor Herron said using a 10% value increase that a \$500,000 home would have a tax increase of \$212 a year and a \$1,500,000 home would have an increase of \$637 a year. Mayor Herron said that if the City goes with the Rollback rate the City could put \$109,000 into a fund for Capital Improvement.

Mayor Herron discussed the Utility Rates stating the City cannot continue to take in less money than its expenses. The City can raise water rates and the City can only use the funds for water and sewer and it is not a tax deduction for the residents. He stated if the City goes with the Rollback rate the City can use the funds for any Capital Improvement and it is tax deductible whereas the water bills are not.

Bill Bristow, 1233 Pine Chase, stated he wanted to see all documents made available to the public prior to the meeting. He also wanted to know what the policy was for using the Utility Fund for the General Fund. City Administrator said that approximately eight (8) years ago Council voted that the Utility Funds could not be used for anything other than for Utility infrastructure. She stated no funds had been transferred out of Utility Fund since that date.

7. DISCUSSION:

7.1 Solar Panels: City Administrator Blevins stated that she has had two (2) residents come to the City wanting to install solar panels. She said that the Building Official said he could not approve the request because it was not in the City's Ordinances. She was asking for direction from Council. City Attorney Mickelson said she felt it was a utility and there was an electrical permit for a solar panel. The City Attorney said the Board of Adjustment can clarify an interpretation of the ordinance.

Council Member Gunn said that it could be put on the Agenda as a policy or it could go to the Board of Adjustment. Council had concerns with their location and with cutting down trees to accommodate. They also discussed if they were a fire hazard.

7.2 Planning and Zoning: The Committee is working on the Fence and Tree Ordinance and will bring it to the next Regular Council Meeting.

7.3 Parking issues update: Mayor Herron said he sent an email to the residents requesting their help with the parking issues. He also said there are areas near the ravines that should be “no parking”. Mayor Herron said that could be something the City should look into. City Attorney Mickelson said the City would need to have signs posted and there would have to be an ordinance to enforce it.

The City Attorney was excused at this time.

8. ACTION ITEMS:

8.1 CLOSED EXECUTIVE SESSION: None

OUT OF ORDER

11. CONSENT AGENDA:

11. Mayor Pro Tem Maddock made a motion to approve the Consent Agenda as presented including the disbursements presented to Council, the Minutes from the Council Workshop and Special Council Meeting of August 9, 2016, Regular Council Meeting of August 16, 2016, Special Council Meeting of August 30, 2016, Proclamation recognizing Halloween Night, Sunday, October 31, 2016 and a Proclamation recognizing National Night Out, Tuesday, October 4, 2016, seconded by Council Member Gunn.

A vote was taken to approve the motion approving the Consent Agenda disbursements presented to Council, the Minutes from the Council Workshop and Special Council Meeting of August 9, 2016, Regular Council Meeting of August 16, 2016, Special Council Meeting of August 30, 2016, Proclamation recognizing Halloween Night, Sunday, October 31, 2016 and a Proclamation recognizing National Night Out, Tuesday, October 4, 2016. The vote passed unanimously.

9. REPORTS TO COUNCIL:

9.1 City Administrator Blevins stated she and the Mayor had interviewed and offered the clerk position to a candidate out of Gonzales, Texas. She had given Council a copy of her resume and looked forward to her starting on October 17th.

10. REPORTS FROM COUNCIL:

10.1 Mayor Herron: stated at the Mayor's luncheon Representative Culberson was the guest speaker.

12. ADDITIONAL COUNCIL COMMENTS: None

13. ANNOUNCEMENTS: There will be another Public Hearing and Special Council Meeting on September 26th for the budget and tax rates. Mayor Herron said that both he and Council Member Gunn will both be out for the October Meeting. They discussed changing the date.

14. ADJOURNMENT: Mayor Pro Tem Maddock made a motion to adjourn the meeting, seconded by Council Member Byrne. **A vote was taken to approve the motion to adjourn the meeting. The vote passed unanimously. The meeting was adjourned at 8:46 P.M.**

Russell Herron, Mayor

ATTEST:

Susan Blevins, City Secretary