

MINUTES OF WORKSHOP MEETING  
OF OCTOBER 26, 2010  
CITY COUNCIL OF THE CITY OF MEADOWS PLACE, TEXAS

The workshop meeting of the Meadows Place City Council was called to order at 6:06 p.m. by Mayor Charles Jessup, Meadows Place City Hall, One Troyan Drive, Meadows Place, Texas, with notice of said meeting giving the time, place, date and subject thereof having been posted as prescribed by Section 551.041, TGC with the following members present and in attendance:

Mayor: Charles Jessup

Aldermen: Heidi Case  
Shirley Isbell  
Dave Wilkens

and the following absent:

Terry Henley  
Rick Staigle

thus constituting a quorum.

Council discussed the water and wastewater contract. The old contract called for a \$0.72 per meter charge to be included in the monthly bill. This charge was inadvertently dropped off starting last November. While it is recognized that the City still owes this charge, negotiations are taking place as to how it can be paid without the City taking a large, one time "hit". A second issue is a charge incurred while renovating the sewer treatment plant. An estimate of \$93,900 was received but the actual charge was 21% higher - at \$113,500. Mayor Jessup feels this charge is in excess of what a normal 10% overage might be and hopes to negotiate a lower charge that would be more in line with a 10% overage. Southwest Water is also asking for a 5.6% increase in the new contract and Mayor Jessup hopes that he and Dan McGraw can negotiate that cost downwards.

Council then discussed the landscape maintenance item that is on tonight's regular agenda to reject all bids received for landscaping maintenance on October 13, 2010. While two companies bid on the project, it has been determined that the bid notice was incorrectly placed in the newspaper (time restrictions) and in order to let the bid legally, we will reject the two bids received and advertise the bid notice properly. The two companies that previously bid will be contacted to bid again.

Council then discussed the Code of Ordinances. A deadline of October 28<sup>th</sup> had been received but the company is extending this deadline to the first part of January to give the City additional time needed to approve the draft code.

Mayor Jessup said he needed help with structuring the duties of the Board of Directors of the MCIA. If the only duty they will have is to adopt approved paint colors, is a Board actually needed? Even in that capacity, however, they would be acting as a second set of eyes for the Code Enforcement Officer. Of immediate need is an updated book of approved paint colors for City Hall employees to help residents when they need to choose an approved paint color for their residence. Council members Isbell and Case were asked to come up with a color chart and meet with City employees to determine how to enforce the procedure.

Council then discussed the reasons for denying CenterPoint Electric's rate request increase. We suspended the rates almost 90 days ago and if we don't want an immediate automatic rate increase, we must deny the rate increase tonight to wait for the PUC's determination of what a fair rate increase might be.

There being no further business to consider, Councilmember Isbell made a motion, seconded by Councilmember Wilkens, to adjourn the meeting. With unanimous approval, the meeting was adjourned at 6:58 p.m.

---

Elaine Herff, City Secretary