



MINUTES OF THE WORKSHOP MEETING OF THE CITY COUNCIL OF THE CITY OF MEADOWS PLACE, TEXAS HELD ON FEBRUARY 27, 2018 AT 6:00 P.M. AT THE MEADOWS PLACE CITY HALL, 1 TROYAN DRIVE, MEADOWS PLACE, TX 77477

A. Call to Order

The meeting was called to order by Mayor Charles Jessup, at 6:03 p.m. with the following present:

Mayor, Charles D. Jessup, IV	City Secretary, Courtney Rutherford
Mayor Pro Tempore, Terry J. Henley	Alderman, John F. Isbell
Alderman, Steven H. Bezner	Alderman, Rick J. Staigle
Alderman, Kelle K. Mills	

Also in attendance: Anna-Maria Weston, Finance Director, and Jennifer Day, CPA, Audit Manager, McCall Gibson Swedlund Barfoot, PLLC.

B. Discussion regarding resale certificates

Mayor Jessup explained that at the last EDC meeting there was discussion regarding Resale Certificates for the homes in the City of Meadows Place. The EDC wanted to consider this option, because they recently heard that some Home Owner Associations issue them. Mayor Jessup checked with legal and the City cannot issue resale certificates, therefore Code Enforcement needs to be strictly enforced. The Code Enforcement Officer will start tracking driveway violations and issue Notices of Violation to keep it on file.

C. Discussion regarding road work on Dorrance near Texas Direct Auto

Mayor Jessup, Alderman Staigle, and Public Works Director, Danny Segundo, had a phone conference regarding the driveway issues along Dorrance. Trucks are bottoming out due to the layout over Dorrance. The City then had a conversation with VROOM representatives, new owners of Texas Direct Auto, regarding options to fix the driveways. They proposed, and stated that would pay, to widen the driveways and then feathering out into the street. Alderman Staigle stated that the change should not affect the asphalt, but if we see raveling VROOM will pay for the repair.

D. Discussion regarding in-house warrants

City Secretary, Courtney Rutherford, explained that she recently issued and served an Inspection Warrant for a property in the City and briefly explained the process. First of all the process began when a neighbor called in with the complaint and allowed the Code Enforcement Officer in his backyard to view the violation. This is the probable cause that allowed staff to contact the Judge and get an Inspection Warrant. The Code Enforcement completed an Affidavit for Inspection Warrant for Fire, Health, & Code Violations, the Judge then Judge then issued an Inspection Warrant for Fire, Health, and Code Violations, the Code Enforcement Officer then completed a return and went to the property to inspect with a Police Officer. Code Enforcement then followed up with the proper notice of violations and/or citations.

E. Discussion regarding a possible Substandard Housing Hearing

Mayor Jessup stated that the City may have a Substandard Housing Hearing in the near future. He hopes to get the home owner re-engaged and to repair the house; if not staff will move forward with the hearing.

F. Review items on the February 27, 2018 Regular Agenda

Council reviewed the upcoming agenda items scheduled to be discussed at tonight's regular meeting.

At this time Anna-Maria Weston, Finance Director, and Jennifer Day, CPA, Audit Manager, McCall Gibson Swedlund Barfoot, PLLC, entered the meeting to review the City's audit report. Ms. Day explained that this is a draft report and the City's audit was unmodified and there were no issues that needed to be addressed. She explained that there were two numbers that needed to be changed on page 32 and she would have them corrected in the final report. She suggested that Council accepts the report tonight as amended and the final copy will have the corrections.

Council then briefly reviewed the remaining items on the upcoming agenda.

G. Discussion regarding eliminating the Workshop Meeting prior to the Regular City Council Meeting.

Alderman Bezner requested for this item to be added to the agenda. He said that the majority of Council's discussion happens in the Workshop meeting and believes that is the real action. He thinks if Council moves all of the discussion to the Regular Council Meeting provides more transparency and more public may attend.

There was discussion among Council that that the Workshop is a more relaxed and casual atmosphere for discussion, but it might be more efficient to read the agenda items once

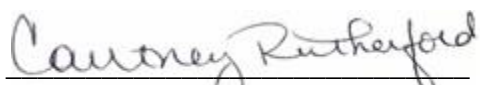
Council agreed to review an item at the next Regular meeting to amend the City ordinance moving the Regular Council meeting to 6:30 p.m. and eliminating the workshop.

H. Adjourn

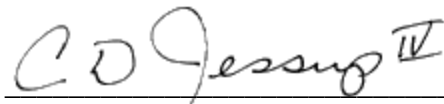
There being no further business to discuss, Alderman Staigle moved to adjourn the meeting. The motion was seconded by Alderman Henley seconded the motion and with unanimous approval the meeting was adjourned at 7:21 p.m.

These minutes were approved by the City Council on Tuesday, March 27, 2018.

ATTEST:



Courtney Rutherford, City Secretary



Charles D. Jessup, IV, Mayor

