

MINUTES OF WORKSHOP MEETING
APRIL 23, 2013
CITY COUNCIL OF THE CITY OF MEADOWS PLACE, TEXAS

The workshop meeting of Meadows Place City Council was called to order at 6:07 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: Terry Henley
John Isbell
Terry Morgan
John Whiteman
Dave Wilkens

thus constituting a quorum.

Also present was resident Shirley Isbell.

Mayor Jessup opened the meeting. The second item for discussion was Smoking in Parks. Mayor Jessup stated the City of Stafford recently adopted a non-smoking ordinance. Cesar Deleon, Parks employee spends hours picking up cigarette butts in the park. The City should not be responsible for picking up cigarette butts and it should be the responsibility of the smoker who smoked the cigarette. The smokers need to be acclimated to placing cigarette butts in the appropriate place. Councilmember Henley stated to think of the cigarette butts that are thrown in the lake so it may also be an environmental issue. Possibly placing cigarette disposable receptacles in certain locations throughout the park may reduce littering. Councilmember Wilkens agreed that placing receptacles may be effective alternative. Mayor Jessup stated the park has improved during baseball season however every smoker that visits the park should be sensitive to appropriately disposal of cigarette butts.

The third item on the agenda was discussion of Solar Panels. Mayor Jessup stated that Solar Energy devices are the proper term that used now for Solar Panels. Texas passed legislation that Homeowners Associations no longer have authority to regulate solar panels but cities do provide. After a lengthy discussion about placement of the panels, it was council's consensus to adopt the ordinance this evening with a recommendation to send the ordinance to the Planning and Zoning Commission to review and make recommendations for possible revisions.

The fourth item on the agenda was discussion of Police vehicles. Gary Stewart, Chief of Police put a matrix together that lists all the police vehicles. Chief Stewart

categorized by year, odometer readings, mileage, average amount of fuel per mile as well as the average amount of repair cost. The issue is not officers having to drive long distances but starting and stopping. The cost of the repair increases, once the warranty expires. A Tahoe's maintenance is lower while it is under warranty, and has a 5-year, 60,000 mile driving track record compared to other vehicles. Life expectancy on some of these vehicles can be unpredictable. Joe McCann is fixing one of the police vehicles right now. Nissan provides loaner cars however up to 4,000 miles. After it reaches that level, it has to be returned. Captain Jack Ashton uses this type of car due to being on-call and is expected to respond at a moment's notice. Officer Kelly Davis logs in all the repairs and mileage for all police vehicles. Councilmember Whiteman stated if the City focused on the warranty versus the mileage, it would possibly save money on repairs. Possibly track the average amount of miles so vehicles can be switched out based on the average amount of miles and the cost of repairs on that mileage. The issue is to be addressed during budget time.

The fifth item on the agenda was Situs addresses for Meadows Place. Mayor Jessup asked if everyone realizes what has happened with the Central Appraisal District (CAD). In the past, Meadows Place residents were identified as Stafford residents versus Meadows Place. Councilmember Morgan asked if this will allow Meadows Place to get its own zip code. Mayor Jessup stated that the City will never get its own zip code and it is not necessary. Councilmember Whiteman stated that it will make a difference with taxes in that now when a purchase is done in Meadows Place with this transition, the City of Meadows Place will get sales tax credit for it. Mayor Jessup stated that once the government starts taxing internet sales, this could make a difference. Councilmember Henley stated those taxes collected will be allocated back to the state and not the cities. Mayor Jessup stated that those taxes will state "Meadows Place". Realtors will start seeing it and the assessors would not accept it in the past but now they will be able to close on a house with it all stating, Meadows Place.


The sixth item on the agenda was Councilmember email addresses. Mayor Jessup stated that all councilmembers should receive email through their assigned City email addresses. Mayor Jessup stated that if councilmembers have not received information from the city over a period of time, they should contact either him or Yolanda Wilson, City Secretary.

The seventh item on the agenda was discussion of a Building Official. Mayor Jessup stated that Dan McGraw who currently serves in that capacity has been listed in several instances as the building official. Mayor Jessup met with Billy Burge who is the owner of the corner of West Airport and Kirkwood. Mr. Burge is optimistic about this site. The other developers who were looking at the site wanted to build apartments but no one wants that to happen. The representative that is coming to meet with Mayor Jessup tomorrow is interested in developing apartments.

The last item on the agenda was upcoming Council meeting agenda items. Mayor Jessup requested that Council walk around to enter in the front of council chambers to see the new light pole banners that Monya Keenen, Parks Director order to

place in McGrath Park. There will be three proclamations read tonight, which is a lot however this is a unique situation and all of them are equally important. There will be a motion to amend the item on Solar panels and John Whiteman will share information that he received from his son-in-law who works in the industry. Council will vote on authorizing the Mayor and City Secretary to enter into a contract with AVR to upgrade utility billing system as well as entering into a contract with Badger Meters for water meter replacement.

There being no further business to consider, Councilmember Whiteman made a motion, seconded by Councilmember Wilkens, to adjourn the meeting. With unanimous approval, the meeting was adjourned at 7:19 p.m.


Yolanda Wilson, City Secretary