



CITY OF MEADOWS PLACE
Conference Room, City Hall
One Troyan Drive
Meadows Place, TX 77477

**CITY COUNCIL REGULAR MEETING
MINUTES
AUGUST 26, 2014**

Present were Mayor Charles D. Jessup, IV, Mayor Pro Tempore Terry J. Henley, and Aldermen John F. Isbell, Kelle K. Mills, and Rick J. Staigle. Also present was City Secretary Janice M. Moore, Police Chief Gary Stewart, Captain Jack Ashton, and Code Enforcement Official Jerry Parker, and Administrative Clerk Amy Duncan. Alderman Steven H. Bezner was absent.

1. Call to Order:

Mayor Jessup called the meeting to order at 7:38 p.m. The Pledge of Allegiance was led by John Isbell, and the Invocation was led by Mayor Jessup.

2. Presentations:

- a. Introduction of the New Administrative Clerk Amy Duncan

Mayor Jessup introduced Amy Duncan, spoke about her background, and welcomed her to the City of Meadows Place.

3. Reports:

- a. Police Department

Police Chief Stewart provided an overview of the monthly statistics and activities report, which was distributed to the Council and filed with City records. Alderman Isbell recognized Police Officer Larry Eissler for his work at the last Neighborhood Watch meeting. Mayor Jessup agreed with Alderman Isbell and encouraged residents to attend future meetings. He then recognized Police Officer Yonathan Mezegabe for his night patrol.

- b. West Airport Blvd. Reconstruction Project

Public Works Director Dan McGraw provided a detailed PowerPoint presentation on the progress of the project. A copy was filed in City Records.

- c. Fire Department Response Statistics – July 2014 – Mayor Charles D. Jessup IV

Mayor Jessup provided an overview of the report for July, which was filed in City records.

4. Mayor's Comments:

- a. Kid Fish

Mayor Jessup reported the following:

- 490 fish caught by 67 kids in 1.5 hours.
- Aldermen Isbell and Bezner were cutting bait.
- One (1) kid caught 65 fish.
- A nine (9) inch brim was caught.

b. Renovations to the Front of City Hall

Mayor Jessup recognized the Economic Development Corporation for their contribution to the renovations. He also thanked Public Works Director McGraw for coordinating the project.

c. Formation of Substandard Housing Committee

Mayor Jessup noted that he would announce the formation of committee next month. He further noted that this committee would work with City, Council, the Economic Development Corporation, and Code Enforcement in deciding whether or not a residence should be redeveloped or torn down. He then explained the process of the committee's involvement.

Code Enforcement Official Jerry Parker reported the following:

1. Quarterly numbers of quarterly code enforcement issues have been up 390 from 370. Even though the rental registry project took a lot of time from the overall workload, he worked to 92% compliance, 71 of 78.
2. There were at least 12 unoccupied homes in various condition. This number fluctuates as properties move on and off of the sales market. Fortunately, most are in good condition, so much that they are not easily recognized as unoccupied, nor do they meet the criteria of the unoccupied ordinance. There are five (5) homes in bad enough condition to warrant unoccupied notice service. These also may well fit the criteria to be set for by the charter of a Substandard Building/Urban renewal Committee. (Scarcella, Blair Meadow, Brighton and 2 on Scottsdale)
3. This committee would consider if it would be in the best overall interest of the citizens and the city for a recommendation to the EDC with funding the purchase and refurbishment of the property in question, or to purchase and raze the substandard building.
4. This process will run in conjunction with the current substandard building ordinance procedures and separate from any citations already issued.
5. Flow Chart shows that the committee would be notified at the time of the first public hearing so that they could determine if the property meets the conditions of the committee.
6. The Committee would provide their decision to the council upon the necessity of a final public hearing. This means that the property owner has failed to meet the conditions of the code of ordinances.

7. The Mayor and Mr. Parker will be meeting with the city attorneys to draft out the ordinance, procedures and policies for the committee, as well as ensure the legality of the process to protect the City, the property owners and neighboring citizens.

Mayor Jessup spoke about the City's struggle to keep pools in compliance and that he was receiving positive responses from homeowners. Alderman Henley provided a detailed concept of the EDC's involvement.

- d. Sterling McCall Nissan Update

Mayor Jessup reported that Sterling McCall Nissan permits and drawings have been received for its \$5.3 million project. He also added that Texas Direct Auto turned in plans for the front of the shopping center.

5. New Business:

- a. Discuss Proposed Tax Rate and Take a Record Vote

Mayor Jessup thanked Alderman Staigle, Accountant Anna-Maria, Council, and all department heads for their work on the budget.

M&O	.72687	General Fund
I&S	.16813	Debt Service
Rate	.0895	

Mayor Pro Tempore Henley, Alderman Mills, Alderman Isbell and Alderman Staigle all voted in favor of the proposed tax rate.

- b. Announcement of Budget Public Hearing Dates, Times and Locations

Mayor Jessup announced the following upcoming meetings:

September 9th at 7:00 p.m. Budget Public Hearing
September 23rd at 7:30 p.m. Adoption of Budget and Tax Rate

- c. Certification of 2014 Tax Year Appraisal Roll & New Property Value

Motion: Alderman Henley moved to **accept the** certification of 2014 Tax Year Appraisal Roll & New Property Value. Alderman Isbell seconded the motion. Mayor Jessup noted that the City was down overall by 2% percent in the previous year. The motion passed unanimously.

6. Ordinances: None

7. Resolutions: None

8. Consent Agenda:

- a. Minutes:

July 22, 2014 Regular
July 22, 2014 Workshop

b. Presentation of Invoices:

Concrete Raising Corporation \$7,395.36

Motion: Alderman Staigle moved to **approve** the Consent Agenda as presented. Alderman Mills seconded the motion, which passed unanimously

9. Audience Comments:

Bob Dybala, new president of the Meadows Home & Garden Club, noted that the first meeting was Sept. 9th. He spoke about events for the upcoming season and the scholarship fund. He encouraged residents to attend the meeting. Mayor Jessup congratulated Mr. Dybala as the new president and thanked him in advance for his efforts.

Kelle Mills spoke about the Fort Bend Strong Scholarship Fund with the deadline being the 29th of this month. She added that a senior was guaranteed to win this scholarship from the City of Meadows Place.

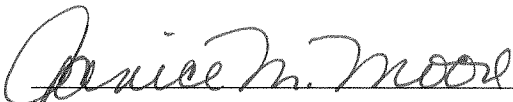
Mark McGrath expressed appreciation for the substandard ordinance. Mayor Jessup spoke positively about the Home & Garden Show.

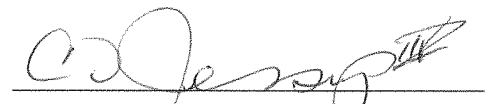
10. Adjournment:

Alderman Henley moved to **adjourn** the meeting at 8:19 p.m. Alderman Mills seconded the motion, which carried unanimously.

**These minutes were approved by the
City Council on Tuesday, September 23, 2014.**

ATTEST:


Janice M. Moore, City Secretary


Charles D. Jessup, IV, Mayor

{SEAL}