



MINUTES OF THE SPECIAL SESSION MEETING OF THE CITY COUNCIL OF THE CITY OF MEADOWS PLACE, TEXAS HELD ON TUESDAY, AUGUST 15, 2023, AT 6:30 P.M., AT THE MEADOWS PLACE CITY HALL, 1 TROYAN DRIVE, MEADOWS PLACE, TEXAS 77477.

A. Call to order and announce a quorum is present.

The meeting was called to order by Mayor, Charles D. Jessup IV, at 6:30 p.m. with the following present.

Mayor, Charles D. Jessup, IV
David Mertins, Alderman
Kurt Kopczynski, Alderman

Tia Baker, Mayor Pro Tem
Rick J. Staigle, Alderman
Kelle Mills, Alderman

Nick Haby, City Administrator

Courtney Rutherford, City Secretary

The following staff were also in attendance: Communications Director, Cameron Miller; Finance Director, Anna-Maria Weston; Police Chief Gary Stewart; Parks and Recreation Directors, Colene Cabezas; and Public Works Director, Rod Haaney.

B. Conduct a Public Hearing before the City Council of the City of Meadows Place, Texas to hear any and all persons desiring to be heard concerning City of Meadows Place Municipal Budget for Fiscal Year 2023-2024.

Mayor Jessup opened the Public Hearing at 6:30 p.m. He then explained that the purpose of this hearing was to give all interested parties the right to appear and to be heard.

Mike Bezner, resident at 11842 Mulholland Dr, spoke on the budget concerning the road and sidewalk maintenance budget. He questioned why the line items were not increased for fiscal year 2023-2024. Mayor Jessup stated Council is trying to keep a balanced budget. He stated that we should close the Nature Center.

Alderman Staigle stated that would include closing the summer camps and if that is what the residents want, they can bring that to Council. He also encouraged residents to attend the budget workshops to voice concerns at that time.

Alderman Mertins stated that staff and Council prepared a budget with a 3% increase to put more funding towards infrastructure repairs.

Mr. Bezner stated that he wanted to be included in the departmental budget meetings.

Alderman Mertins stated that staff brings the proposed budget to the workshops and that is when Council and staff work together to review and set a proposed budget. Residents are encouraged to attend these workshops and be a part of the process.

Terry Henley, resident at 12201 Alston Dr, stated that discussions continue regarding money set aside for infrastructure and should have been discussed in this budget process.

Alderman Staigle stated that \$280,000 has been set aside last year and this year for infrastructure repairs. He also stated that Council discussed and higher tax rate and did not want to cover the current rate.

Mr. Henley also questioned why the ad valorem is budgeted so under budget. Mr. Haby explained that the ad valorem comes in close to the actual number collected.

Alderman Staigle stated the original budget presented by staff did not including funding for infrastructure. Staff had to rework the numbers and brought back a balanced budget with \$280,000 for infrastructure.

With no one else signing up to speak, Mayor Jessup closed the Joint Public Hearing at 7:04 p.m.

C. Discussion and consideration of Ordinance No. 2023-31 approving and adopting the City of Meadows Place Municipal Budget for fiscal year 2023-2024.

Alderman Staigle moved to approve Ordinance No. 2023-31 approving and adopting the City of Meadows Place Municipal Budget for fiscal year 2023-2024. Alderman Mertins seconded the motion. The record vote follows:

Alderman Baker	Aye
Aldermen Mills	Aye
Alderman Staigle	Aye
Alderman Kopczynski	Aye
Alderman Mertins	Aye

Mayor Jessup was present but did not vote.

The motion passed unanimously.

D. Discussion and consideration of Resolution No. 2023-15 authorizing the Mayor to enter into a subrecipient agreement with Fort Bend County for the City to receive \$1,500,000 in ARPA State and Local Fiscal Recovery Funds to be dedicated to the City for the rehabilitation of the City’s wastewater treatment plant.

Alderman Staigle made a motion to approve Resolution No. 2023-15 authorizing the Mayor to enter into a subrecipient agreement with Fort Bend County for the City to receive \$1,500,000 in ARPA State and Local Fiscal Recovery Funds to be dedicated to the City for the rehabilitation of the City’s wastewater treatment plant. Alderman Baker seconded the motion.

The vote follows:

Ayes: Aldermen Mertins, Baker, Staigle, Kopczynski, and Mills

Nays: None

The motion passed unanimously.

E. Discussion, receive public comment, and consideration regarding the addition of a Utility Infrastructure Fee to monthly utility bill.

Mayor Jessup explained the purpose of the fee. Alderman Staigle stated that this is not state mandated and presented by Council to help with infrastructure repairs to the water and sewer system.

Mr. Haby stated that during the budget process last year staff and council realized that revenue would not meet budgeted expenditures and would continue to fall short each year. This is when staff and council came up with a plan to increase rates 10% per year over the next 5 years. He gave a brief presentation on upcoming capital improvement projects over the next 10-15 years. He stated these projects average a little over \$600,000 per year over the day-to-day operations of water and sewer. The current budget does not have excess funds to cover these projects, therefore staff and council decided to create a Utility Infrastructure Fund to fund those additional capital improvement projects.

Jesse Rodriguez, resident at 11707 Brook Meadows, stated that this fee is a tax regardless of what the city calls it. He stated that residents are also dealing with inflation same as the city, so he would be in favor of a fee up to \$10 per month.

Council explained that this would be a restricted fee that can only be used for water and sewer infrastructure repairs and maintenance.

Alderman Baker asked when road use fee was first adopted. Alderman Staigle stated it was adopted approximately 10 years ago.

Mike Bezner, resident at 11842 Mulholland, questioned what we can do to prevent these failures. He asked if there is a maintenance plan for the infrastructure. Alderman Staigle stated that the city has a maintenance plan, but there have been unforeseen failures. Mr. Bezner stated that he would rather see this fee in his taxes. Alderman Mertins explained that if the fee is in the taxes, it cannot be dedicated to infrastructure. This fee would be set by ordinance specifically for utility infrastructure.

Mayor Jessup read an email from Connie Rogers resident at 12307 Scarcella Ln, she understands the need to replace/maintain water/sewer lines. She asked **the following questions**: Will this fee be "in perpetuity" or is there an end budget goal? Or will it be like the "road fee" that has crept up over time? How has the utility infrastructure been funded

in the past? Mayor Jessup stated that there is not a set goal, and he would imagine this fee would stay in place to maintain infrastructure.

Elaine Herff, resident at 11815 Amblewood Dr., spoke for the residents on fixed incomes. She is not in favor of additional fees. She congratulated staff and council on their work on the budget,

Alderman Baker stated that council is very sensitive to the residents on fixed incomes and are trying to find a balance to repair and maintain infrastructure.

Terry Lindquist, resident at 11507 Scottsdale Dr, stated that the presentation answered a lot of her questions. She is newly retired and on a fixed income. She thinks \$10 is a good rate to start with and maintain. She also likes that it is dedicated to infrastructure.

Randall Miller, resident at 11822 Amblewood, stated he is there to represent families with small children. He agrees in principle with the fee and asks that council keep the yearly amount in mind when implementing these fees.

Mayor Jessup thanked everyone in attendance.

Kelle Mills, Alderman and resident at 12123 Scottsdale, stated that she moved her to due to the age diversity. She stated that she unexpectedly became a fixed income family, and she knows that \$5 a month is a big expense.

Mayor Jessup proposed a rate of \$10 per month for all residents. Alderman Baker stated that she would not go above \$10, and she was leaning towards to \$5, but she knows the work that needs to be done. Alderman Mills says no more than \$10. Alderman Staigle stated that he was in favor of \$5 to \$10 per month. Alderman Kopczynski stated that he is in favor of \$10 per month due to the amount of work to be done. Alderman Mertins stated that \$10 is a good start.

Council asked staff to bring an ordinance to the next meeting with a \$10 Utility Infrastructure Fee.

F. Adjourn

There being no further business to discuss the meeting adjourned at 8:08 p.m.

These minutes were approved by City Council on September 26, 2023.



ATTEST:

Courtney Rutherford
Courtney Rutherford, City Secretary

Charles D. Jessup IV
Charles D. Jessup IV, Mayor