



October 20, 2010

This is a true and correct copy of the Minutes of the **Regular Meeting** of the Simonton City Council on October 19, 2010.

1. Mayor McJunkin called the meeting to order at 6:32 PM.

Council present:

Lou Boudreaux
Daniel McJunkin

Jane Stockton
Sandy Bohannon

Kathy Nida

A quorum was present.

Public Present:

Elaine Wleczyk Sain
Larry Sain

Sam Blustein
Craig Kalkomey

Charles Whited

2. Invocation and Pledge was said by Councilman Lou Boudreaux

3. Approve Consent Agenda*

- a. Minutes of Budget Workshop & Special Meeting on AUG 25, 2010 and the Regular Council Meeting on SEPT 21, 2010
- b. Financials for SEPTEMBER including the Year End Report
- c. Payment of Bills for SEPTEMBER

Councilman Lou Boudreaux made a motion to accept the consent agenda; Councilwoman Sandy Bohannon seconded – MOTION PASSED.

4. Announcements and Public Comments

- a. NONE

5. Council Information Sharing

- a. The AC is in and operational; the ceiling grid had to be cut to put in new AC unit in, but it is expected to be fixed this week.
- b. There have been a couple of staff meetings with Twin Wood – to introduce Bill Knesek to them; The Mayor and Mayor Pro Tem attended the GHBA meeting.
- c. The Resource Guide is due to be delivered tomorrow.
- d. There was a meeting with Ron Drusenberg talking about future potential roads.
- e. Kathy Nida talked to a CPA and he mentioned the possibility of using a bond conduit as a means of a little extra income. He also mentioned using TexPool as a place to keep city funds as an alternative to CDs. It is guaranteed by the State and funds are available overnight.
- f. Councilman Lou Boudreaux mentioned that there is a rain gage on the river. The information is also on the website for people to review the data.
- g. This weekend is the dedication of the new Precinct 3 Building.

6. Old Business

- a. Report from the Sains' on property at 215 Wagon*: while waiting on the Sain's to arrive, the Mayor moved to New Business 8.a. The Public Hearing on CenterPoint rates.

7. New Business*

- a. Public Hearing on CenterPoint rates.
 - Mr. Charles Whited spoke on behalf of CenterPoint Energy.
 - Attorney David Olson addressed the council; as members of the Coalition he would recommend following the recommendation of the Coalition and adopt the ordinance. There

were no other comments and the Mayor closed the hearing and moved to the next item of business.

b. Consider and Take Action on Ordinance No. 10-1020 Requiring CenterPoint to Reduce their rates*

AN ORDINANCE FINDING THAT THE EXISTING ELECTRIC DISTRIBUTION RATES OF CENTERPOINT ENERGY HOUSTON ELECTRIC LLC ("CENTERPOINT" OR "COMPANY") ARE UNREASONABLE AND SHOULD BE REDUCED; ORDERING CENTERPOINT TO REDUCE ITS EXISTING RATES WITHIN THE CITY; ORDERING CENTERPOINT TO SUBMIT TARIFFS CONSISTENT WITH THE RECOMMENDATION OF THE GULF COAST COALITION OF CITIES' CONSULTANTS IN PUBLIC UTILITY COMMISSION OF TEXAS DOCKET NO. 38339; ORDERING CENTERPOINT TO REIMBURSE THE CITY FOR ITS REASONABLE COSTS INCURRED IN THIS RATE CASE AND ANY RELATED RATEMAKING PROCEEDINGS OR APPEALS OF SAID PROCEEDINGS; AUTHORIZING THE GULF COAST COALITION OF CITIES TO ACT ON BEHALF OF CITY AND INTERVENE IN ANY PROCEEDINGS BEFORE ADMINISTRATIVE OR JUDICIAL BODIES; REQUIRING DELIVERY OF THIS ORDINANCE TO THE COMPANY AND LEGAL COUNSEL.

Councilwoman Jane Stockman made a motion to accept Ordinance 10-1020; Councilwoman Sandy Bohannon seconded – MOTION PASSED.

The Mayor returned to the written order of the agenda:

8. Old Business

a. Pumps; Maintenance Start Up

- The pumps were started two weeks ago. Now that the weather is cool, Councilman Boudreaux will set up an exercise to take the pumps to Twin Wood and start them and run the full operation of the pumps.

b. Status of Ordinance Violation Letters*

- There is no status report at this time.

c. Removal of Trees in front of City Hall*

- There were 3 bidders to remove the trees in front of City Hall.

Councilman Lou Boudreaux made a motion to using Garcia Professional Tree Service including up to \$150 to trim the oak tree near the flag pole; Councilwoman Sandy Bohannon seconded – MOTION PASSED.

d. Status Report on Outfall Ditches & Drainage in Valley Lodge

- Craig Kalkomey from Jones & Carter, Inc. presented a report on the protest as a result of the FEMA Map Study and a study of the outfall ditches.
- The City has the opportunity for a Flood Mitigation Grant through FEMA. It's the same type of grant that got the City the flood gates. Now there are concerns about the outfall ditches. Councilman Lou Boudreaux has submitted a Notice of Interest for a grant to deal with the outfall ditches. Jones and Carter have given the city an estimated cost of \$150,000 which includes \$35,000 where they are challenging some of the data in the flood maps and replacement of culverts.
- Craig Kalkomey reported that the map study shows FEMA extending the Oxbow incorrectly. It raises the base flood elevation of .02 of an inch. What was found was in Simonton's favor. Jones & Carter recommends a flap gate to keep the rising river from backing up into the outfall ditches in three different locations. There is no action required by Council at this time.

The Mayor returned to Old Business Item a. Report from the Sains:

9. Old Business

a. Report from the Sains' on property at 215 Wagon*:

- Mr. Sam Blustein presented four folders to share with Mr. David Olson and the Council.
- The packet includes:
 1. labor and cost estimates of \$11,061.56 for materials they will purchase, and 3 bids from contractors:
 2. \$28,700 Hubert Construction – seemed more professional
 3. \$26,051 Novack Construction
 4. \$24,600 LG Roberts
 5. Picture of the front of the house

6. Timeline; believe they can finish all of the work in six (6) month – 3 for the interior and 3 for the exterior
 7. Supporting documents and specifications
 8. Letter from the plumber where he inspected the plumbing.
- In the report from the city engineer, all sheetrock needs to be removed to inspect inside walls. There is a cushion built into the cost to cover this.
 - Mr. Blustein suggests if there are any questions, that the Council contact Mrs. Sain directly. He would prefer not to have to come back for another meeting. He and Mr. Olson could take care of business over the phone.
 - Mr. Sain said the city engineer was only on site for one hour.
 - The Sain's have satisfied the requirements. The council will review the information presented – possibly at a special meeting to expedite the process.
 - Mr. Olson said the Sain's do not need to be at the meeting to review all the information, but they can be if they would like. Mr. Olson will send all of the final findings and the order to Mr. Blustein.
 - An order will be issued with attachments.

10. Report from Animal Control Officer*

- a. There was a loose dog nipping at a bike rider; a repeat offender
- b. Loose dog on Comanche
- c. Loose dog across from the Mayor
- d. The Mayor has set up an educational workshop regarding Municipal Court with Judge Richter on NOV 18th from 9:00-11:00 AM.

11. New Business*

- a. Child Safety Programs; Possibly purchase a defibrillator for Simonton Community School*
 - The Mayor said Councilman Jeff Young had contacted the director of Simonton Community Church asking for items the school needed relating to school safety. At the time of the meeting, he had not heard back from her.
 - No one had gotten any prices on defibrillators. Councilman Lou Boudreaux volunteered to investigate the prices.
 - Move this item to next month's agenda.
- b. Consider purchase of defibrillator for City Hall*
 - Councilman Lou Boudreaux pointed out that there are rarely any people in City Hall to warrant a defibrillator, but it would be a good idea to have one as part of the emergency management center.
 - Put this item on next month's agenda.
- c. Consider purchase and installation of "Building Permits Required" Signs at city limits*
 - Councilman Lou Boudreaux called Fort Bend County Roads and Bridges to talk about the signs, but no one has returned his call. Councilman Boudreaux estimates that the signs will not cost more than \$100 each.

Councilman Lou Boudreaux made a motion to purchase four (4) "Building Permits Required" signs, not to exceed \$400; Councilwoman Sandy Bohannon seconded – MOTION PASSED.

- d. ¼ % Sales Tax Expires September 2011*
 - The ¼% sales tax is due to expire in September 2011. The cost of an election is around \$5,500 and the tax return is approximately \$12,000. The ¼% is designated for repair of roads and must be renewed by citizen vote every four years. The Council can consider dropping this ¼% and putting a proposition on the ballot to have City of Simonton Corporation (4A) use that money.

- e. Upgrade QuickBooks Pro to the 2011 version for \$199.95*

Councilman Lou Boudreaux made a motion to purchase the software upgrade to QuickBooks Pro 2011; Councilwoman Jane Stockton seconded – MOTION PASSED.

12. Adjournment*

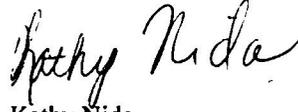
Councilwoman Jane Stockman made a motion to adjourn; Councilman Lou Boudreaux seconded – MOTION PASSED.

The meeting ended at 8:30 p.m.

Respectfully submitted,



Daniel McJunkin
Mayor



Kathy Nida
City Secretary