

STATE OF TEXAS

COUNTY OF BRAZORIA

CITY OF LAKE JACKSON

BE IT KNOWN that the City Council of the City of Lake Jackson met on Tuesday, July 5, 2022, at 6:30 p.m. in Regular Session at 25 Oak Drive, Lake Jackson, Texas, Lake Jackson City Hall with the following in attendance:

Gerald Roznovsky, Mayor
Rhonda Seth, Mayor Pro-Tem
Matt Broaddus, Councilmember
Vinay Singhania, Councilmember
Chase Blanchard, Councilmember
Jon "J.B." Baker, Councilmember

Modesto Mundo, City Manager
Meagan Borth, Asst. City Manager
Sherri Russell, City Attorney
Sally Villarreal, City Secretary
Sal Aguirre, City Engineer
Robin Hyden, Parks, and Rec Director
James Bryson, Finance Director
Sabrina England, PW Director
Chris Anderson, Asst. Police Chief
David Walton, Building Official
Milford John-Williams, Asst. to the CM
Lora-Marie Bernard, PIO

PLEDGE OF ALLEGIANCE

Councilmember Blanchard led the pledge of allegiance.

INVOCATION

Mayor Roznovsky led the invocation.

VISITORS COMMENTS

There were no visitor comments.

PRESENTATIONS

Mayor Roznovsky proclaimed July as Parks and Recreation Month. Robin Hyden was presented a proclamation.

Mr. Mundo presented council with the Proposed FY 2023 Budget. Below is the information that was presented.

Financial Status

- Current Tax rate – 0.3390
- Proposed Tax Rate – 0.3232

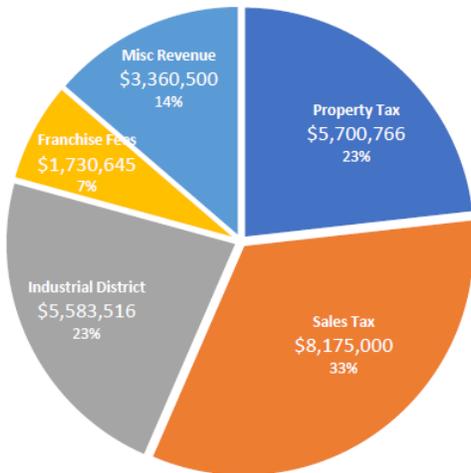
FY 2023 Budget Highlights

- **8.8% increase in operating revenues** as compared to FY 2022 budget.
- The budget is **balanced** without using any budgeted fund balance
- Lowered tax rate to **32.32 cents**
- **Property tax revenues** are anticipated to **increase \$274,299.**
- **Sales tax revenues** are anticipated to **increase \$1,986,015**
- Industrial revenues are anticipated to **increase \$303,516**

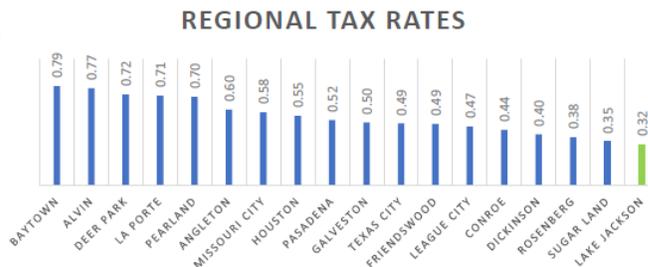
General Information

- Position request:
 1. **Animal Control Manager, \$110,000**
 2. **Kennel Manager, \$72,000**
 3. **Humane Officer, \$72,000**
 4. **Upgrade Crossing Guards, \$50,500**
 5. **Upgrade PT Custodian, \$24,000**
- **Pay for performance and market increases, approximately \$744,200**
- Increase in Fuel, **\$231,000**
- Employee Insurance, **\$175,000**

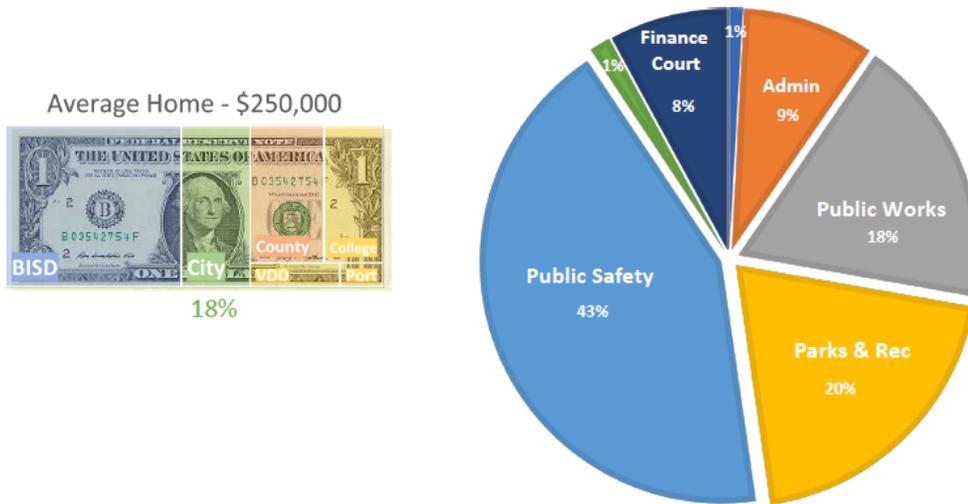
General Fund Revenues - \$ 24,550,427



86th of 90 cities surveyed
< 20,000 pop.



General Fund Expenditures \$ 24,550,427



FY 2023 Budget Highlights

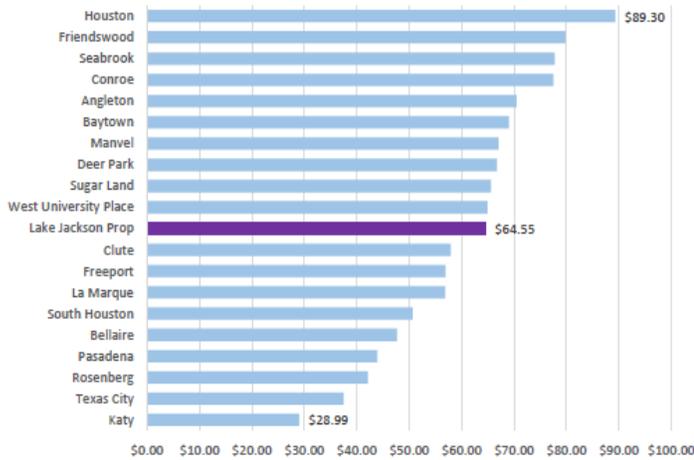
- **10.2% increase in operating expenditures** as compared to FY 2022 budget.
- Utility base rate **increase \$2** per month.
- Per gallon rate **increase of 55c** per 1,000 gallons.
- Residential garbage and recycling total rate **increase \$3** per month
- Commercial garbage rate **increase of 11%**.

General Information

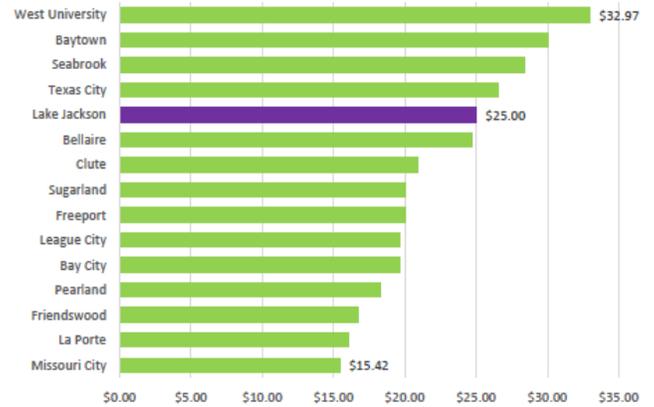
- BWA Increase, \$306,600
- **Pay for performance and market increases, approximately \$324,000**
- Increase in Chemicals, **\$185,000**
- Increase in Recycling, **\$163,800**
- Landfill Tipping Fees, **\$94,610**
- Electricity, **\$73,000**
- Fuel, **\$42,250**

Utility Rate Comparison

Water & Sewer 5,000 gal Monthly Cost



Household Garbage & Recycling Monthly Bill - 2 wk pickup



4B Half-Cent Sales Tax Projects - \$1,492,500

- Begin Playground and Restroom Improvements - \$3.5M

Capital Projects Fund - \$3,805,000

- 31 projects funded with cash savings
- Lift Station 1 & Force Main, estimated at \$13,500,000

Equipment Replacement Fund - \$2,186,200

American Relief 1st Tranche - \$1,593,908

- Fire Truck Tower 1 down payment, \$900,000
- Business façade grant, \$200,000
- Unassigned Balance, \$493,908

American Relief 2nd Tranche - \$3,372,366

Texas CDBG-MIT Harvey - \$2,138,700

Budget is Balanced

- Sales Revenue has rebounded strongly
- Increase in Industrial District revenues
- Tax base continues to grow

American Relief Fund has provided additional funding for Capital Projects

- Long-term debt issuance savings

Budgets focus on maintaining service levels by investing in our employees and our infrastructure.

Continue to maintain one of the lowest tax rates in the state by staying under the 3.5% cap

DECLARATION OF CONFLICTS OF INTEREST

There were no declarations of conflicts of interest.

CONSENT AGENDA

1. Approval of minutes – June 20, 2022
2. Accept Board and Commission minutes:
 - a) Parks 030122
3. Consider Ordinance No. 2250 designating the intersection of Larkspur and Dogwood as a two-way stop – Second Reading
4. Award Bid No. 20-06-003 for a one-year extension to Napco Chemical Company for Zinc Orthophosphate for approximately 500 gallons per month at \$9.50 a gallon
5. Approve Resolution No. 898 amending TexPool authorized representatives by adding new Finance Director James Bryson and removing Pamela Eaves
6. Authorize City Manager to execute a contract with WGA Engineering to provide engineering services for street panel repairs in an amount not to exceed \$110,000 – Sabrina England

On motion by Councilmember Seth, seconded by Councilmember Broaddus with all present members voting "aye," the consent agenda was approved as follows:

1. Approval of minutes – June 20, 2022 - *approved*
2. Accept Board and Commission minutes: *accepted*
 - a) Parks 030122
3. Consider Ordinance No. 2250 designating the intersection of Larkspur and Dogwood as a two-way stop – Second Reading - *adopted*
4. Award Bid No. 20-06-003 for a one-year extension to Napco Chemical Company for Zinc Orthophosphate for approximately 500 gallons per month at \$9.50 a gallon- *awarded*

5. Approve Resolution No. 898 amending TexPool authorized representatives by adding new Finance Director James Bryson and removing Pamela Eaves - *approved*
6. Authorize City Manager to execute a contract with WGA Engineering to provide engineering services for street panel repairs in an amount not to exceed \$110,000 – *approved*

DISCUSS AND CONSIDER FEE WAIVER/ REDUCTION POLICY FOR CIVIC CENTER – ROBIN HYDEN

Ms. Hyden reviewed the proposed fee waiver/reduction policy for the Civic Center.

Ms. Hyden stated there is already a nonprofit fee reduction that is offered.

With the proposed policy, an application would be filled out and turned in to the Parks Director or a member of staff. The Parks Director would review it with the City Manager who would make the decision through the guidelines outlined in the policy.

Mr. Mundo noted that the requests for the waivers usually come from nonprofit groups that have worthy causes. There are times that the events could meet the requirements, but the Public Purpose Test does not reflect it.

A nonprofit organization could have a meeting open to the public for a legitimate cause and other times they are having a fundraiser. This is when you must determine if it is a public purpose.

The proposed policy does not allow fundraising events. The only time it could be considered is if it is raising money for a city facility.

Mr. Mundo is comfortable waiving fees for events raising community awareness such as hurricane awareness, highway expansions or Vow22 raising awareness on suicide. This is information that the city wants to get out to the community and does not pertain to one particular group.

Councilmember Singhania noted tax dollars and how it impacts the city budget as well. For example, if the civic center has a budget for operations and rental fees are waived, eventually it can hinder the ability to meet the budget.

Mr. Mundo stated even though a fee is waived, there are costs associated with an event such as cleaning and setup.

Mr. Mundo said that when waiving fees, tax dollars are being provided for that event. Councilmember Singhania wanted to clarify if it was to benefit Lake Jackson or Brazoria County.

Councilmember Seth noted this is a great start that gives the City Manager something to go by. Mr. Mundo shared that if a request comes up that he was unsure of, he will bring it to city council for guidance.

Mayor Roznovsky noted that requests will go to Parks, then Mr. Mundo but the citizen can always appeal the decision and come to City Council.

Ms. Hyden studied other cities with Civic Center type facilities and found that most cities do not offer waiving fees. Out of eight cities, she found only two that offered waivers.

On motion by Councilmember Singhania, seconded by Councilmember Seth with all present members voting “aye,” the fee waiver/reduction policy for the Civic Center was adopted.

DISCUSS AND CONSIDER APPROVING THE PROPOSED MACLEAN SKATE PARK RULES RECOMMENDED BY THE PARKS ADVISORY BOARD – ROBIN HYDEN

Ms. Hyden noted there are people from all over the area coming to the skate park already. The construction is completed with a few minor items left.

Councilmember Seth asked if there was any input from local bike shops. Ms. Hyden stated she has been in contact with a couple of local people that will be helping with the grand opening.

The skate park hours are the same hours as MacLean Park. The park has lights.

Councilmember Singhania asked if there should be an item added to give the Parks Director latitude to make changes if necessary. Ms. Russell stated the Parks Director has the authority to make changes. Mayor Roznovsky also noted if there is a need to make changes, it could be taken to the Parks Board.

Ms. Hyden indicated a grand opening is planned for some time in September.

On motion by Councilmember Broaddus, seconded by Councilmember Singhania with all present members voting “aye,” the proposed MacLean Skate Park rules recommended by the Parks Advisory Board were approved.

UPDATE ON NEW BUSINESS – DAVID WALTON

Mr. Walton gave a quick update on new business. He noted most are progressing quickly.

New applications in plan check:

- Regal storage expansion
- Chuck E Cheese remodel
- Polypop’s moving to a new location
- Brazosport CHI Hospital IT department
- Harmony Park permits have been issued and waiting to be picked up

Councilmember Seth asked if the downtown construction has impacted any of the downtown businesses or openings. Mr. Walton did not think so.

Mr. Walton updated council on the Lakewood Manor development, Northwood Phase 4, and The Villa’s.

CONSTRUCTION UPDATES

Mr. Aguirre gave council an update on the downtown projects.

Ms. Borth shared that she had a meeting with downtown business owners, and it went well. There will be future meetings with those affected by the downtown construction.

ITEMS OF COMMUNITY INTEREST

Councilmember Blanchard shared that he attended the fireworks and concert for July 4th. He received a lot of positive feedback. He also shared that he has received positive feedback for the skatepark.

Mayor Roznovsky mentioned that there is one more concert on the Plaza.

Mayor Roznovsky shared that he received a letter about a new grant program with applications being taken as of today. The program is for small businesses to apply at state level for federal funds. There is a total of \$180,000,000 of grants for small businesses only. If requirements are met, they can qualify for a \$20,000 grant. Mayor Roznovsky suggested putting the information out on social media. Mr. Mundo stated he sent to the chamber for them to get the word out as well.

Budget Workshop starts at 8:00 a.m. on Saturday.

EXECUTIVE SESSION - The City Council will adjourn into Executive Session to receive advice on a legal matter that is protected by the attorney-client privilege, under section 551.071(2) of the Texas Government Code

Mayor Roznovsky convened the meeting to executive session at 7:36 p.m.

RECONVENE TO OPEN SESSION

Mayor Roznovsky reconvened to regular session at 7:53 p.m.

ADJOURNMENT

There being no further business the meeting adjourned at 7:53 p.m.

These minutes read and approved this 18th day of June, 2022.

Gerald Roznovsky, Mayor

Sally Villarreal, City Secretary