

MINUTES OF A CITY OF PINEY POINT VILLAGE REGULAR COUNCIL MEETING MONDAY, NOVEMBER 27, 2023, 6:00 P.M. AT CITY HALL CHAMBERS, 7676 WOODWAY DRIVE, SUITE 300, HOUSTON, TEXAS.

Councilmembers Present: Mayor Mark Kobelan, Michael Herminghaus, Dale Dodds, Joel Bender (*by Zoom*), Aliza Dutt, and Jonathan Curth.

City Representatives Present: Bobby Pennington, City Administrator; David Olson, City Attorney; Jim Huguenard, Police Commissioner; Ray Schultz, Police Chief; Zeb Nash, Fire Commissioner; Howard Miller, Interim Fire Chief; Joe Moore, City Engineer; Annette Arriaga, Planning Director; and Michelle Yi, Finance Director.

I. Call To Order

- At 6:00 p.m., Mayor Kobelan declared a quorum and called the meeting to order. Present in person were Herminghaus, Dodds, Dutt, and Curth, while Bender joined virtually via Zoom.

II. Pledge Of Allegiance

- Council led the Pledge of Allegiance to the United States of America Flag.

III. Citizens Wishing to Address Council

- There were no other general comments.

IV. New Business

1. Consideration and possible action on the Memorial Villages Police Department Monthly Report.

- Chief Schultz reported the activities of the MVPD for October.
- No action was taken.

2. Consideration and possible action on the Village Fire Department Monthly Report.

- Interim Chief Miller reported the activities of the VFD for October.
- Alternate Commissioner Dutt reported that the Commission will discuss the financial position/assistance during Wednesday's meeting.
- City Administrator Pennington provided a summary of VFD ambulance billing based on data provided to the city by VFD.
- No further action was taken.

3. Consideration and possible action on the Village Fire Department Budget Amendment 2023-05.

- The VFD Commission approved a \$146,651 intra-budgetary transfer requiring council approval. It was noted that no budget adjustment is required to the City's annual budget as this change does not impact the total participation assessment.
- Councilmember Herminghaus motioned to approve the Village Fire Department Budget Amendment 2023-05, seconded by Dutt.
 - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
 - NAYS: None.
- The motion carried.

4. Consideration and possible action on the Mayor's Monthly Report, including Arbor Day Landscape Improvements, and Beautification Committee Updates.

- It was noted that the city of Piney Point Village hosted its Arbor Day celebration on Saturday, November 11th. The event took place at Ecclesia. As part of the celebration, 50 mixed hardwood trees were given to residents.
 - No action was taken.
- 5. Consideration and possible action on a Resolution suspending the effective date of the proposed rate increase by CenterPoint.**
- Resolution allows the city to join CenterPoint Gas Coalition, delaying company rate hike. The Coalition of Cities is to review the application and approve fair rates.
 - Councilmember Bender motioned to approve a Resolution suspending the effective date of the proposed rate increase by CenterPoint, seconded by Herminghaus.
 - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
 - NAYS: None.
 - The motion carried.
- 6. Consideration and possible action on the Interlocal Agreement with SBISD for Joint Elections.**
- The Texas Election Code allows joint elections for multiple political subdivisions in the same area and on the same day. SBISD sent an updated Interlocal Cooperation Agreement, which will be renewed automatically and can be terminated by providing a 90-day written notice in advance.
 - Councilmember Bender motioned to approve the Interlocal Agreement with SBISD for joint elections, seconded by Herminghaus.
 - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
 - NAYS: None.
 - The motion carried.
- 7. Consideration and possible action on an ordinance regarding the city of Piney Point Village's Texas Municipal Retirement System benefits: (1) adopting non-retroactive repeating COLAs for retirees and their beneficiaries under TMRS Act §853.404(f) and (f-1) and (2) authorizing annually accruing updated service credits and transfer updated service credits.**
- TMRS retirees and beneficiaries can receive annuity increases under H.B. 2464. Credits based on the base percentage from the law may be allowed by a local ordinance. Approving an ordinance that formulates a contribution increase could balance recent benefit offerings by nearby entities.
 - The council tabled this item to gather additional information for further discussion in December.
- 8. Consideration and possible action on the City Administrator's Monthly Report, including financial and tax reports, authorize disbursements over \$10,000, update merchant card services, updates on specific use permit projects, update on ground maintenance RFP, meeting signage proposals, and upcoming Events.**
- Financial-related items, including disbursements of \$38,771 for maintenance, plant replacements, and tree installation projects, were presented along with a copy of the signed contract with OpenEdge Payments LLC that had amended rates.
 - St. Francis Episcopal Church's Specific Use Permit is ongoing. The final walkthrough is pending due to changes in drainage and tree detail. The estimated completion date is the end of December.
 - The City requested sealed bids for a ground maintenance contract. We received a single qualified proposal for evaluation from Westco.

- The Beautification Committee has recommended installing portable meeting signs to inform the public before public meetings. This suggestion is in line with the practices of neighboring villages. The packet includes a quote for aluminum signs. The Council has requested that the staff explore and compare the prices of the hanger and ground spike to ensure that we are receiving the best value for our investment.
 - Councilmember Herminghaus motioned to approve the disbursement of \$38,321.00 for Tree Service and Design and to accept Westco's bid for annual ground maintenance, seconded by Dutt.
 - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
 - NAYS: None.
 - The motion carried.
- 9. Consideration and possible action on quotes for the second batch of tree plantings in public right-of-way landscape areas.**
- During the September Council meeting, authorization was granted to purchase 100 trees, up to \$25,000, to enhance public landscaping. A total of 125 trees were procured within the allocated authorization. Additional funding is available for landscaping due to reduced costs on the 96-inch drainage replacement project. Staff proposed the purchase of 75 additional trees to compensate for the loss of vegetation.
 - Councilmember Bender motioned to approve the second batch of tree plantings as presented, seconded by Herminghaus.
 - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
 - NAYS: None.
 - The motion carried.
- 10. Consideration and possible action on a quote joint sealing of an existing storm sewer on Blalock at Quail Hollow.**
- Engineer Moore reported on the storm pipe problem under Blalock. The pavement subsided, possibly due to joint leakage. The recommended solution entails the sealing of joints and filling of cavities with a polymer injection.
 - Councilmember Bender motioned to approve the Uretex ICR Gulf Coast quote of \$8000.00 to seal the existing storm sewer and sinkhole at Blalock and Quail Hollow, seconded by Dodds.
 - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
 - NAYS: None.
 - The motion carried.
- 11. Consideration and possible action on the Engineer's Report.**
- Moore presented updates on the 96-inch CMP Replacement Project, Piney Point Circle easement drainage, Williamsburg drainage cost share, the status of Green Oaks drainage, status of second Country Squire drain blockage, and exploring the possibility of a sidewalk along Piney Point Road at Soldiers Creek.
 - Dodds expressed concern about the emergency utility repair on Wickwood and requested an update from the Water Authority.
 - No other action was taken.
- 12. Consideration and possible action on approval of the minutes for the Regular Session Council Meeting held on October 23, 2023.**

- Councilmember Dodds motioned to approve the minutes for the Regular Session Council Meeting held on October 23, 2023, seconded by Councilmember Bender.
 - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
 - NAYS: None.
- The motion carried.

13. Consideration and possible action on future agenda items, meeting dates, and similar matters.

- The regular council meeting has been rescheduled to December 18, the third Monday, due to the holidays. Beautification and Engineering are scheduled for December 11 and December 13, respectively.

V. EXECUTIVE SESSION UNDER TEXAS GOVERNMENT CODE

14. The City Council executive meeting pursuant to the provision of Chapter 551, Texas Government Code, in accordance with the authority contained in Section 551.071, Consultation with City Attorney and Section 551.072, Real Estate Property, specifically to deliberate office lease, Section 551.074, Personnel, specifically to deliberate employee salaries.

- The council convened into executive session at 7:56 p.m.
- The council reconvened into the regular public meeting at 9:23 p.m.

15. Consideration and possible action on items discussed in the Executive Session.

- Councilmember Dodds motioned to authorize the City Administrator to adjust salaries as requested by the Council, seconded by Councilmember Herminghaus.
 - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
 - NAYS: None.
- The motion carried.

VI. ADJOURNMENT

16. Adjourn.


- Councilmember Dodds made a motion for adjournment, seconded by Councilmember Herminghaus.
- Mayor Kobelan adjourned the meeting at 9:24 p.m.

PASSED AND APPROVED this 18th day of December 2023.



 Mark Kobelan
 Mayor





 Robert Pennington
 City Administrator / City Secretary