

STATE OF TEXAS
 COUNTY OF BRAZORIA
 CITY OF WEST COLUMBIA

CITY COUNCIL MINUTES
 OF A REGULAR MEETING
 MONDAY, JANUARY 13TH, 2020

The City Council of the City of West Columbia, Texas, convenes this the 13th day of January 2020, at 7:00 p.m. in a regular meeting in the Council Chambers, 512 E. Brazos, West Columbia, Texas.

1. INVOCATION & PLEDGE. Invocation was given by Alderman Biedenfeld.
2. ROLL CALL. City Secretary Kuban called the roll of the Council.
 Present: Mayor Kincannon, Aldermen Tindol, Maynor, Walker and Biedenfeld.
 Also present were City Manager Sutherland, City Secretary Kuban and City Attorney Caleb Villarreal.
 Absent: Alderman Thomas.
3. MAYOR AND CITY COUNCIL GREETINGS AND PRESENTATIONS: Kincannon greeted everyone and Biedenfeld reported on the initial West Columbia Tax Committee meetings, but will give a full report at next month's meeting.
4. CITIZENS' COMMENTS: There were none.
5. CITY MANAGER'S REPORT: Sutherland reported on the following – * Well No. 4 is still delayed waiting on Mercer Controls to finish various items. Injection system is still being worked on. * The relocation of the sewer line at the new Subway property is being completed by the City crew. * Three manholes will be replaced at Meadow Ln. and Rev. Swinney, E. Meadow Ln. in the backyard of a private property, and at 1042 S. Columbia Dr. * Water meters are being tested for accuracy. * Pre-construction meeting was held on the Hwy. 36 project and construction has began. * New way-finding signage is being installed. * Texas – New Mexico Power representatives met to discuss LED street lighting. The City currently has high pressure sodium lighting. The only cost savings to switch would be on the provider side. * Street repair update from Harvey was given and estimated costs are 2-3 times higher than the FEMA estimate. Kincannon stated she didn't want the City to lose the opportunity to make repairs in the area of Ringgold, Mattson, and Lee. * The WWTP renewal permit was received from TCEQ and is valid for five years. * Meeting was held with Chevron Phillips, Waste Management and other area city and school officials to discuss recycling options. All viable options are expensive. Update of the transition of picking up the green recycle carts and delivery of extra blue trash carts was given. * Still awaiting word on approval of GLO grant for sewer line project in Lee St. area as well as Safe Routes to School sidewalk project grant. TP&W contract requirements on Pocket Park are being completed and construction will begin once notice of compliance is received. * There will be a meeting on January 23 to go over a housing study conducted in conjunction with The Alliance of Brazoria County. * The auditors have completed their field review and should make presentation at February meeting. * Police Department hosted their annual Blue Santa event and took 31 children shopping at Walmart spending an average of \$125 on each. The items will be wrapped and distributed by Santa at the Civic Center on Sunday. * City offices will be closed January 20th in honor of Martin Luther King Day.
6. CONSENT AGENDA:
 - A. APPROVAL OF MINUTES FROM PREVIOUS MEETING(S). Minutes were submitted in Council packet.
 - B. CITY TREASURER'S REPORT. Reports were submitted in Council packet.
 - C. POLICE DEPARTMENT REPORT. Reports were submitted in Council packet.
 - D. MUNICIPAL COURT REPORT. Reports were submitted in Council packet.
 - E. FIRE MARSHAL REPORT. Report was submitted in Council packet.

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F. FIRE DEPARTMENT REPORT. Reports were submitted in Council packet.

G. PUBLIC WORKS REPORT. Reports were submitted in Council packet.

Motion was made by Biedenfeld and seconded by Tindol to approve all consent agenda reports. All voted Aye.

7. ITEMS REMOVED FROM CONSENT AGENDA: There were none.
8. PUBLIC HEARING – AMENDMENT TO CHAPTER 17 – SUBDIVISIONS OF THE CITY OF WEST COLUMBIA, TEXAS CODE OF ORDINANCES: Kincannon entered into a public hearing at 7:22 PM. It was reported that the City’s Subdivision Ordinance was adopted in 1976 and in need of updating. A draft copy was distributed for council review and adoption at the next meeting. There were no public questions or comments. Kincannon closed the public hearing and returned to an open meeting at 7:24 PM.
9. NEW BUSINESS.
 - A. CONSIDER SET-BACK VARIANCE REQUEST – LINCOLN HEIGHTS SUBDIVISION BY SCOTT MCKAY: It was discussed that the plat was recorded prior to the deed restrictions and the 20’ back set-back was more than the city’s required 10’. Mr. McKay was requesting a variance to the front of the property from 25’ to 20’ in order to keep the footprint of the proposed home within the deed restriction’s 20’ back set-back. The shape of the property makes it a hardship. Motion was made by Walker to grant the variance due to this hardship and the motion was seconded by Biedenfeld. All voted Aye.
 - B. CONSIDER SUBDIVIDING A PORTION OF THE SOUTH KAISER TRACT IN THE JH BELL 1 ½ LEAGUE GRANT, ABSTRACT 40, BRAZORIA COUNTY, TEXAS, CR 467 – RONALD A. CARROLL, OWNER: Sutherland reported that Mr. Carroll’s property is within the City’s ETJ and Council must approve the subdivision. Motion was made by Walker and seconded by Biedenfeld to approve subdivision of Mr. Carroll’s property. All voted Aye.
 - C. CONSIDER ADOPTING AMENDMENT TO CHAPTER 17 – SUBDIVISIONS OF THE CITY OF WEST COLUMBIA, TEXAS CODE OF ORDINANCES: It was reported that the new ordinance would be more developer friendly. Council is to review and adopt at next meeting. Item tabled with no action necessary.
 - D. CONSIDER PURCHASING POLICY REVISIONS: Sutherland requested that the Purchasing Policy be revised to allow department heads a higher spending level before requiring her approval. The level is currently \$500. It was discussed that \$2,500 is in line with the State guidelines. Motion was made by Walker to revise Purchasing Policy limit for department heads to \$2,000 before city manager approval. Motion was seconded by Tindol and all voted Aye.
 - E. CONSIDER REPAIRS AT WELL NO. 1: It was discussed that Well No. 1 repairs were above the \$25,000 spending authority of the city manager and that Layne Texas had submitted a quote below the \$30,000 threshold requiring advertisement of bids. Sutherland recommended Layne Texas do the maintenance on the well and a budget adjustment be approved in the amount of \$29,996. Motion was made by Biedenfeld to authorize the repairs and approve the budget adjustment. Tindol seconded the motion and all voted Aye.
 - F. CONSIDER AUTHORIZING ADVERTISEMENT OF BIDS FOR REPAIRS AT WELL NO. 2: It was reported that booster pump No. 2 at Well No. 2 is not working properly and the can it sits in is leaking. The repairs are estimated to be above the amount that

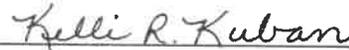
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- require advertisement of bids. Motion was made by Biedenfeld that was seconded by Tindol to authorize the advertisement of bids for repairs to Well No. 2. All voted Aye.
- G. CONSIDER AUTHORIZING ADVERTISEMENT OF BIDS FOR REPAIRS TO WATER STORAGE TANKS: It was discussed that the City's storage tanks were inspected in July and the estimated repairs were in excess of \$2,000,000. There are immediate repairs necessary for safety at the elevated tanks and ground storage tank at Well No. 2 is near to being taken off-line if not repaired soon. Fisher stated that TCEQ has required the bare minimum necessary repairs be completed. Motion was made by Tindol and seconded by Walker to authorize the advertisement of bids for necessary repairs to water storage tanks. All voted Aye.
- H. CONSIDER 2020 CITY COUNCIL MEETING SCHEDULE: Motion was made by Tindol to approve the 2020 City Council meeting schedule. Motion was seconded by Walker and all voted Aye.
10. ADJOURN: Mayor Kincannon adjourned the meeting at 7:56 P.M.


LAURIE B. KINCANNON, Mayor

ATTEST:


KELLI R. KUBAN, City Secretary