



## **City of Pattison**

**P.O. Box 223**

**Pattison, TX 77466**

**281-934-3715**

**Website: [www.pattison.texas.gov](http://www.pattison.texas.gov)**

**City Council Meeting Minutes: December 3, 2019**

---

### **I. Call Meeting to Order**

A regular meeting of the Pattison City Council was called to order by Mayor Joe Garcia at 7:05 p.m. in the Royal ISD Administration Building, located at 3714 FM 359, Pattison, Texas 77466.

#### **Members Present:**

Mayor Joe Garcia, Councilmember: Wayne Kircher, Robert MacCallum, Seth Stokes, Frank Cobio and Fred Branch

**Also, Present:** City Attorney, Lora Lenzsch; City Secretary, Christa Molloy; Planning Commission Chair Rick MacDonald; Planning Commission Vice Chair Heidi Gregory; City Engineer Jared Biermann

### **II. Pledge of Allegiance**

Mayor Garcia asked Councilmember MacCallum to lead the pledges.

### **III. Citizens Comments – No action can be taken:**

None

### **IV. Council to approve agenda**

Mayor Garcia asked for a motion for the Council to approve the agenda as presented. Councilmember MacCallum made a motion that the agenda be approved as presented, seconded by Councilmember Kircher. The motion passed unanimously.

### **V. Declare Conflicts of Interest**

None

### **VI. Consent Agenda**

Items listed under the consent agenda are considered routine and are generally enacted in one motion. There will be no separate discussion of these items unless a councilmember requests one or more items to be removed from consent agenda for a separate discussion and action.

- A.** Consent and approval of Minutes from the November 12, 2019 regular meeting.
- B.** Consent and approval of the finance report for December 2019.
- C.** Consider and approval of checks paid and payables.

Mayor Garcia sought a motion to approve the Consent Agenda. Councilmember Branch made the motion that the Consent Agenda be approved as presented. The motion was seconded by Councilmember MacCallum. The motion passed unanimously.



## **City of Pattison**

**P.O. Box 223**

**Pattison, TX 77466**

**281-934-3715**

**Website: [www.pattison.texas.gov](http://www.pattison.texas.gov)**

**City Council Meeting Minutes: December 3, 2019**

---

### **VII. Business**

#### **1. Report from the Planning Commission on November 21, 2019 meeting**

Chairman Rick MacDonald shared that the main order of business dealt with the Bala de Plata Ranch Plat and that it was the first action item for the Planning Commission. Chairman MacDonald shared that the current subdivision ordinance was reviewed in relation to a variance request. Based on the current subdivision ordinance the Planning Commission recommended disapproval of the Plat because the pursuant to city ordinance section 8, the Planning Commission does not have the authority to review a variance request, therefore, the Planning Commission could not approve the plat with the variance on the plat. Chairman MacDonald shared the City Engineer's recommendations to the plat and the responses from the Land Surveyor, Cory DeForest regarding the variance request.

Chairman MacDonald also shared that he had a homework assignment to review the Ordinances related to the Planning Commission (116, 124, 124A and 125) and would be forwarding recommendations to bring all of these ordinances into one consolidated ordinance.

Mayor Garcia thanked Chairman MacDonald and the Planning Commission for their work on the plat.

#### **2. Council to discuss and taken action, if any, on the final plat and variance request for the Bala de Plata Ranch subdivision**

Mayor Garcia asked Cory DeForest, the land surveyor, representing the property owner, Frank Peterek, to present the information on the subdivision of the property. The property is 31.574 acres and they are looking to split it into 3 lots. There is currently a driveway (existing since 1961) on this property for the front lot and they want to extend this driveway to the proposed second and third lots with a turnaround at the third lot. The property owner is asking City Council for a variance on the width of the access and utility easement for the property to be split into 3 residential lots. Mayor Garcia verified that the owner was not seeking the city to take responsibility for the easement as a city street associated with the subdivision of the property. Councilmember Kircher asked for confirmation that the three lots would only have one house per lot. Kristi Stone, the realtor associated with sale of the property, also confirmed to the City Council that the two additional lots are pending sale as residential lots for one home each. Councilmember Stokes shared his concern about drainage and City Engineer Jared Biermann noted that there is a drainage easement across the third lot and should not cause any issues for the Oak Meadows residents.

Mayor Garcia sought a motion on this item. Councilmember Stokes motioned the approval of approval the final plat and the variance request for the easement from the current subdivision ordinance requirement of 70 feet to 60 feet. Seconded by Councilmember Kircher, the motion passed unanimously.



## **City of Pattison**

**P.O. Box 223**

**Pattison, TX 77466**

**281-934-3715**

**Website: [www.pattison.texas.gov](http://www.pattison.texas.gov)**

**City Council Meeting Minutes: December 3, 2019**

---

3. Council to discuss and take action, if any, reviewing the current Ordinance 123 Prohibiting Manufactured Homes.

Mayor Garcia noted that the Council had previously discussed the ordinance at the last meeting and sought any additional comments from City Council. Mayor Garcia stated that he intended to speak with the City Attorney about he concerns before the City Attorney comes back with a final ordinance.

No action taken by the City Council.

4. Council to discuss and taken action to adopt the 2020 budget for January 1 through September 30, 2020.

Mayor Garcia asked for a motion on this matter noting that there had been a public hearing with no questions. Councilmember MacCallum motioned that the 2020 budget for the period from January 1 through September 30, 2020 be approved as presented. The motion was seconded by Councilmember Cobio. The motion passed unanimously.

5. Council to discuss and taken action on ordering the City's General Election on May 2, 2020.

The City Secretary noted that notices on the process for applying for the May 2, 2020 election must be posted by December 16, 2019. She shared that she had spoken with the Secretary of State's office about the process for accepting applications for a position on the ballot and that office hours can be by appointment. The Mayor's position, Councilmember Place 1 (Wayne Kircher) and Councilmember Place 2 (Frank Cobio, Jr.) are the positions that will be up for election.

Mayor Garcia sought a motion on this matter. Councilmember Stokes motioned that the City move forward with the process for the City's General Election on May 2, 2020. The motion was seconded by Councilmember Kircher. The motion passed unanimously.

6. Council to discuss and take action on accepting a proposal from Sealy Paving and authorize Mayor to execute a contract with Sealy Paving.

Mayor Garcia stated that the proposal was to seal new cracks on Ave E and Ave F and to reseal cracks sealed previously at no additional cost. Mayor Garcia asked City Engineer Jared Biermann to help the Council better understand why there are cracks on this road as is it is just a little over a year old. The City Engineer explained that quick shifts in weather patterns can affect asphalt roads. The City Engineer stated the warranties on the road are geared toward workmanship and that Jones & Carter confirmed that workmanship standard was met. The Mayor and City Councilmembers expressed their concern about the quality of the project and their disappoint that there are new cracks that must be addressed on the road and that there are no warranties available to the City.



## City of Pattison

P.O. Box 223

Pattison, TX 77466

281-934-3715

Website: [www.pattison.texas.gov](http://www.pattison.texas.gov)

### City Council Meeting Minutes: December 3, 2019

---

After the discussion, Mayor Garcia sought a motion. Councilmember Kircher motioned to accept the proposal from Sealy Paving and authorize the Mayor to execute the contract with Sealy Paving for sealing the new cracks in Ave E & Ave F. The motion was seconded by Councilmember Cobio. The motion passed unanimously.

7. Council to discuss and take action on **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PATTISON, TEXAS, AUTHORIZING THE MAYOR TO EXECUTE AN AGREEMENT BY AND BETWEEN SAID CITY AND HGACBUY AN INTERLOCAL CONTRACT FOR COOPERATIVE PURCHASING; REPEALING ANY POLICIES AND PRACTICES, WRITTEN OR ORAL, INCONSISTENT OR IN CONFLICT WITH THIS RESOLUTION.**

Mayor Garcia explained to the Council that HGACBUY is a national cooperative purchasing program similar to the State of Texas Department of Information Resources (DIR) purchasing program. Participation in this program will allow the City of Pattison to benefit from lower pricing for future purchases to possibly include electricity.

Mayor Garcia sought a motion to approve this item. Councilmember Stokes motioned to Authorize the Mayor to execute an agreement with HGACBUY. The motion was seconded by Councilmember MacCallum. The motion passed unanimously.

8. Council to discuss and taken action on **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PATTISON, TEXAS, AUTHORIZING THE MAYOR TO COMPLETE AND EXECUTE A VERIFIED AUTHORIZATION FORM FROM MORGAN STANLEY; REPEALING ANY POLICIES AND PRACTICES, WRITTEN OR ORAL, INCONSISTENT OR IN CONFLICT WITH THIS RESOLUTION.**

The City Secretary noted Morgan Stanley forwarded this form for approval as none of the current signatures on file are now members of the City Council. In order for Morgan Stanley to release the City's funds the form must be signed.

Mayor Garcia sought a motion to approve this item. Councilmember MacCallum motioned to authorize the Mayor to execute the Authorization Form with Morgan Stanley. The motion was seconded by Councilmember Branch. The motion passed unanimously

9. Report on preparation for Clean Up Day on Saturday, December 7<sup>th</sup>

Mayor Garcia shared the preparations being made for the Clean Up of Morton and Durkin Roads for December 7<sup>th</sup>. He shared that a dumpster has been procured from EnviroTex, a local company in Brookshire. The dumpster will be located at the Waller County Recycling Center. The Waller County Recycling Center has agreed to assist with the disposal of the tires at cost. The Waller County District Attorney's office will be providing community service probationers to assist with the cleanup. He also noted that community members will be providing their trucks and trailers to assist with hauling the trash to the Recycling Center.



## City of Pattison

P.O. Box 223

Pattison, TX 77466

281-934-3715

Website: [www.pattison.texas.gov](http://www.pattison.texas.gov)

### City Council Meeting Minutes: December 3, 2019

---

10. Report from the City Secretary on permits, website updates, Drainage Project, Pothole Project; and Speed Limit Changes.

The City Secretary provided her written report of actions sent the last meeting. Noting that the email migration had been completed and that the City cellphones for the Mayor and City Secretary should arrive before the end of the month.

11. Request from council for future agenda items and upcoming community events.
- Morton and Durkin Road Clean Up Day, December 7, 2019 from 8:00 AM – 12:00 PM
  - Pattison Community Christmas, Dec. 12, 2019 from 5:30 – 8:00 PM at Mamie's Kitchen
  - Houston Galveston Area Council Livable Centers Presentation, Thursday, January 16 at 7:00 PM

Mayor Garcia asked the City Council for their attendance at all of the above events.

Mayor Garcia shared that the General Land Office was anticipating grant funding to come available and that the City may be able to take seek these grant funds when they come available. He would share more information as it became available.

Councilmember Kircher asked about having the owners of the LP Gas remove the old tanks that are an eyesore on FM 359.

### VIII. Adjourn meeting

The meeting was adjourned at 7:57 PM.

  
\_\_\_\_\_  
Mayor, Joe Garcia

Attest:

  
\_\_\_\_\_  
City Secretary, Christa M. Molloy