



**WEST COLUMBIA CITY COUNCIL REGULAR MEETING AND
SUPPLEMENTAL TELEPHONE CONFERENCE**

Council Chambers, 512 E. Brazos
Monday, February 14, 2022 at 7:00 PM

MINUTES

INVOCATION & PLEDGES: Invocation was given by Alderman Biedenfeld.

ROLL CALL OF COUNCIL: PRESENT: Mayor, Laurie Kincannon, Aldermen Robert Thomas, Charley Tindol, Roy Maynor and Dietrich Biedenfeld. Also present were City Manager Sutherland, City Attorney Rutherford, City Secretary Kuban and Assistant City Secretary Avirett. ABSENT: Rory Burke

MAYOR AND CITY COUNCIL GREETINGS: Mayor Kincannon welcomed everyone and reported the completion of a successful meeting with TXDOT regarding the HWY 36 expansion. Tindol inquired about striping the intersection in front of the old Junior High on E. Bernard. Sutherland said a work order would be created. Biedenfeld reminded everyone that early voting has begun.

PRESENTATION(S).

1. **Consider Presentation by Fuel Maxx:** Ray Young presented council with plans for a convenience store, food truck park and an RV Park. Young asked for utilities to be extended as this proposal is outside the city limits but within the city's ETJ. Sutherland reported that the first step would be to find out if it is possible to annex. She will ask Adico to research annexation. Maynor stated that we should consider but to keep in mind the possibility of other developments.

CITIZEN'S COMMENTS.

There were none.

CITY MANAGER'S REPORT.

2. **Public Works, Code Enforcement, Grants, Parks, Housing, BCCA, Offices Closed, March City Council Meeting:** Sutherland reported Public Works cleaned/scraped ditches in Green Meadows, prepared and monitored public facilities for freezing weather and fire hydrant flushing begin will begin Monday, February 14th. The freezing weather did not pose any problems for the city. Generators are all working fine. There was one report of frozen pipes at a residence. * Brazoria County Environmental Health Department has agreed to continue inspections for eating establishments until the city consistently reaches 44-45 eating establishments. * Reimbursement for Emergency Preparedness expenses from the February 2021 Winter Storm were deposited. FEMA has since increased the expense threshold and such events may no longer qualify for reimbursement. * We continue pursuing the American Rescue Funds and the Hazard Mitigation Program Grants funds. * Supply chain shortages have delayed delivery of materials at the Downtown Pocket Park. Quarterly Reports have been submitted to Texas Parks and Wildlife and they are aware of the delays. * There are two houses nearing completion in the housing development on Ellis Lane. No more building permits will be issued until the drainage and site work are completed. * 1418 Papendorf Ln. and 404 Snow Dr. have both been demolished and the General Land Office funded construction will begin soon. * Brazoria is hosting the monthly Brazoria County Cities Association meeting in February. * City offices are closed Monday, February 21st for President's Day * Reminder that the March City Council meeting is Monday March 7 due to Spring Break the following week.

CONSENT AGENDA.

Biedenfeld motioned to approve the items on the consent agenda and the motion was seconded by Tindol. All voted Aye. Kincannon added that the EDC Business Incentive Grant Applications and Hotel Occupancy Tax Advisory Board Funding Recommendations are included in the Consent Agenda.

3. **Approval of Minutes from Previous Meeting** – Minutes were submitted in council packet.
4. **City Treasurer's Report** – Report was submitted in council packet.
5. **Police Department Report and Racial Profiling Report**– Report was submitted in council packet.
6. **Municipal Court Report** – Report was submitted in council packet.
7. **Code Enforcement and Fire Marshal's Reports**– Report was submitted in council packet.
8. **Public Works Report**– Report was submitted in council packet.
9. **Fire Department Report**– Report was submitted in council packet.
10. **Consider EDC Business Incentive Grant Applications**– Report was submitted in council packet.
11. **Consider HOT Advisory Board Funding Recommendations**– Report was submitted in council packet.

ITEMS REMOVED FROM CONSENT AGENDA.

There were none.

OLD BUSINESS.

12. **Progress Report on Demolitions: 701 E. Brazos Ave and 314 Bell St.:** Michael Azbell reported that 701 E. Brazos Ave. has completed the demolition. They demolished and cleared the building. Azbell reported that 314 Bell St. has been demolished but that they are still in the clean-up phase. He also reported that a house on E. Jackson that burned this month has already been demolished as well.

NEW BUSINESS.

13. **Consider Approval of Change Order to Construction Contract for GLO-CDBG-DR Sewer Replacement Project:** Kincannon reported the proposed \$25,072.03 change order is a net of decreases and increases due to manhole issues, driveway issues, trench issues and so on. She stated the total cost of the project is \$220,459.38. GLO's participation is \$159,795.00 and the City's part is \$60,664.38. Motion was made by Tindol to approve the change order and seconded by Thomas. All voted aye.

14. **Consider and Discuss Amendment to Tax Abatement - Roughneck Storage LLC, 1153 N. Columbia Dr.:** Tammy Bialeck spoke on behalf of Key Capture Energy to explain the delays the project has experienced due to COVID-19 and supply chain issues. Motion was made by Biedenfeld to amend the agreement with a new start date of January 1, 2023. Motion was seconded by Tindol. All voted aye.

15. **Consider and Discuss Award of Bid for New Ground Storage Tank No. 2 and Booster Pump Station**
Jason Ward of Freese and Nichols reported that the bid came in above the estimate. They sent out 14 bid invitations but there was only one bid. Ward said Freese and Nichols has a history with the bidder. Ward stated this bid includes a concrete tank. He reported the upfront cost is higher but the a concrete tank will only require minimal in-house maintenance. Tindol inquired about the thickness of the tank walls. Ward said they are 8-10 inches thick. Kincannon asked if Ward thinks we should re-bid. Ward said the scope of work would need to be changed to get different results from the bidding process. Maynor added that there is a price influx on everything. Tindol asked what the schedule will be. Amanda of Freese and Nichols said the completion date is February or 2023. Tindol asked Matthew Fisher if he has reviewed the bid and what his opinion is. Fisher stated it's a valid bid and that the style and brand of pumps are more compatible with less maintenance.

Tindol made a motion to award the bid to W.W. Payton for \$3,405,000 for a new ground storage tank number 2 and booster pump station. Motion was seconded by Tomas and all voted aye.

16. Consider and Discuss Change Order 1 New Ground Storage Tank No. 2 and Booster Pump Station: Ward reported that the change order includes a cinder block building being built onsite, instead of a pre-cast building being brought to the site. He said there are changes to the pumps and heaters. Motion was made by Biedenfeld to approve Change Order 1 to the GST2 construction project, and seconded by Tindol. All voted aye.

17. Consider Supplement to VCUD Waste Disposal Agreement: Rutherford reported they are working on the final draft of an updated agreement. Sutherland reported she is looking over that agreement. Maynor motioned to extend the contract through February 2023 and motion was seconded by Tindol. All voted aye.

18. Consider Resolution Calling the 2022 City General Election: Kincannon reported the Mayor's term, as well as Tindol and Biedenfeld's terms are due to expire in May. Tindol made a motion to call the 2022 City's General Election. Motion was seconded by Thomas and all voted aye. Biedenfeld thanked the citizens for the opportunity and encouraged those interested in running to meet with him to learn the job. Kincannon stated that Biedenfeld will definitely be missed.

19. Consider Agreement with Brazoria County to Conduct City's General Election: Biedenfeld made a motion to authorize the signing of the agreement with Brazoria County to conduct the City's General Election. Motion was seconded by Tindol and all voted aye.

20. Consider Capital Improvement Committee Project Recommendations: Kincannon read the Capital Improvement Committee project recommendations and stated the total proposed projects are \$583,185.51. Kincannon thanked the Capital Improvement Committee for their work in recommending these projects. Biedenfeld motioned to authorize the projects listed. Motion was seconded by Tindol. All voted aye. Maynor mentioned that is important for the citizens to know that they are going to save a significant amount of money with the city's crew doing these projects in-house.

21. Consider Resolution Authorizing Participation in National Opioid Settlement Against Additional Parties: Motion was made by Biedenfeld and seconded by Tindol. Rutherford reported that this resolution includes Endo and Teva as additional parties to the settlement and that the terms are identical to the prior resolution. All voted aye.

22. Consider and Discuss Resolution Authorizing Submission of an Application for State Participation in the Relocation of Certain Publicly Owned Utility Facilities: Kincannon reported that as Sutherland mentioned earlier this resolution is authorizing the city to apply for the SP2125 program to help us pay for the movement of utilities. Tindol motioned to approve the resolution and Thomas seconded the motion. All voted aye. Kincannon gave credit to Rep. Vasut's office for the assistance in this process.

ADJOURN.

Kincannon adjourned the meeting at 8:02 p.m.


Laurie B. Kincannon, Mayor

ATTEST:



Kaili Avirett, Assistant City Secretary