

CITY OF BELLVILLE

MINUTES OF A REGULAR MEETING OF THE CITY COUNCIL

AUGUST 20, 2024

1. 5:30 P.M. CALL TO ORDER

Mayor James Harrison called the meeting to order at 5:45 p.m.

2. INVOCATION AND PLEDGES OF ALLEGIANCE

Mayor Harrison led all in prayer and Pledges of Allegiance.

3. CERTIFICATION OF A QUORUM

Present-to-wit: Mayor James Harrison, Council Members Arlie Kendrick, Monte Richardson, and Betty Hollon; thereby a quorum was established. Also, present was, City Administrator Shawn Jackson, City Secretary Rachael Lynch and City Attorney Luke Cochran. Council Member Ashley Slater was absent.

4. CONSIDERATION/ACTION TO ADOPT AGENDA

The motion was made by Council Member Richardson and seconded by Council Member Kendrick to approve the Agenda of the Regular Meeting of August 20, 2024, moving agenda item # 17 to the next meeting. Motion carried unanimously.

5. CONSIDERATION TO APPROVE MINUTES OF PREVIOUS MEETING

The motion was made by Council Member Hollon and seconded by Council Member Dornon to approve the minutes for the Regular Meeting July 16, 2024. Motion carried unanimously.

6. CITIZEN'S FORUM (*Any public comment that is made on an item that is not on the posted final agenda will only be heard by the City Council. No formal action, discussion, deliberation, nor comment will be made by the Council.*)

No Public Comments.

7. REPORT OR REQUEST(S) FROM CITY ADMINISTRATOR/DEPARTMENT HEADS

Shawn updated Council on the E. Glenn sewer replacement and street rehab. The W. Austin Street rehab will start after E. Glenn is completed. The drainage ditch project has begun.

8. QUESTIONS AND COMMENTS FROM MAYOR/COUNCIL MEMBERS/CITY ATTORNEY (DISCUSSION IS LIMITED TO STATEMENT OF POLICY OR STATEMENTS OF FACTUAL MATTERS, OR THE REQUEST THAT A MATTER BE PLACED ON THE NEXT MEETING'S AGENDA)

Council Member Richardson inquired about a tree on FM 529 and about TxDOT cleaning up the Park. Council Member Kendrick thanked Ben and his crew for the valley gutters. He inquired about mini park drain, AT&T pole rental, financials, turnverein and the beer barn.

Council Member Hollon thanked everyone for attending the Fire Department Celebration. She inquired about the striping on the square, limbs at S. Thomas. and W. Austin, stop sign leaning, storm debris, when mowing make sure clippings are blown off sidewalk, website update, final numbers for police department building. Mayor Harrison presented a Certificate of Appreciation to City Attorney Luke Cochran.

9. **PUBLIC HEARING - CITY COUNCIL WILL HOLD A PUBLIC HEARING FOR THE PURPOSE OF RECEIVING PUBLIC COMMENTS AND TESTIMONY REGARDING ANNEXATION OF THE 5.240 ACRE TRACT OF LAND OWNED BY BELLVILLE SELF STORAGE, LLC AND LOCATED AT 12413 HIGHWAY 36 REQUESTING ANNEXATION.**

Public Hearing Opened at 5:46 p.m.

No Comments

Public Hearing Closed at 5:47 p.m.

10. **DISCUSSION AND POSSIBLE ACTION REGARDING AN ORDINANCE APPROVING ANNEXATION ON THE 5.240 ACRE TRACT OF LAND OWNED BY BELLVILLE SELF STORAGE, LLC AND LOCATED AT 12413 HIGHWAY 36 REQUESTING ANNEXATION.**

The motion was made by Council Member Kendrick and seconded by Council Member Hollon to approve AN ORDINANCE APPROVING ANNEXATION ON THE 5.240 ACRE TRACT OF LAND OWNED BY BELLVILLE SELF STORAGE, LLC AND LOCATED AT 12413 HIGHWAY 36 REQUESTING ANNEXATION.

Motion carried unanimously.

Council went into Executive Session at 5:49 p.m. to also discuss agenda items 11-13. Action as follows:

11. **DISCUSSION AND POSSIBLE ACTION REGARDING BEDC NON-PROFIT GRANT APPLICATION SUBMITTED BY BELLVILLE LITTLE LEAGUE INC NOT TO EXCEED \$35,000.**

The motion was made by Council Member Richardson and seconded by Council Member Kendrick to approve BEDC NON-PROFIT GRANT APPLICATION SUBMITTED BY BELLVILLE LITTLE LEAGUE INC NOT TO EXCEED \$35,000.

Motion carried unanimously.

12. **DISCUSSION AND POSSIBLE ACTION REGARDING BEDC BUSINESS IMPROVEMENT GRANT PROGRAM APPLICATION SUBMITTED BY FORGE 317 LLC, PHENIX KNIVES AND ROCKING B NOT TO EXCEED \$50,000.**

The motion was made by Council Member Richardson and seconded by Council Member Dornon to approve BEDC BUSINESS IMPROVEMENT GRANT PROGRAM APPLICATION SUBMITTED BY FORGE 317 LLC, PHENIX KNIVES AND ROCKING B NOT TO EXCEED \$43,000. Motion carried unanimously

13. **DISCUSSION AND POSSIBLE ACTION REGARDING BEDC BUSINESS IMPROVEMENT GRANT APPLICATION SUBMITTED BY JL HOLDING GROUP/THE BULL PEN ATHLETICS LLC NOT TO EXCEED \$60,000.**

The motion was made by Council Member Dornon and seconded by Council Member Richardson to approve BEDC BUSINESS IMPROVEMENT GRANT APPLICATION SUBMITTED BY JL HOLDING GROUP/THE BULL PEN ATHLETICS LLC NOT TO EXCEED \$40,000.
Motion carried unanimously.

14. DISCUSSION AND POSSIBLE ACTION REGARDING A RESOLUTION DECLARING CERTAIN PERSONAL PROPERTY SURPLUS AND AUTHORIZING SALE OF SURPLUS PROPERTY.

The motion was made by Council Member Dornon and seconded by Council Member Kendrick to approve A RESOLUTION DECLARING CERTAIN PERSONAL PROPERTY SURPLUS AND AUTHORIZING SALE OF SURPLUS PROPERTY TO BE SOLD THOROUGH SWITZER
Motion carried unanimously.

15. DISCUSSION AND POSSIBLE ACTION ON AN ORDINANCE AMENDING FEE SCHEDULE FOR ACCESSORY BUILDINGS OVER 1,000 SQ. FT.

The motion was made by Council Member Kendrick and seconded by Council Member Hollon to approve AN ORDINANCE AMENDING FEE SCHEDULE FOR ACCESSORY BUILDINGS OVER 1,000 SQ. FT. Motion carried unanimously

16. DISCUSSION AND POSSIBLE ACTION ON A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELLVILLE ESTABLISHING SEPTEMBER 24, 2024, AS THE PUBLIC HEARING DATE FOR PUBLIC HEARING FOR LAND USE ASSUMPTIONS AND CAPITAL IMPROVEMENTS PLAN RELATING TO THE POSSIBLE ADOPTION OF IMPACT FEES.

The motion was made by Council Member Dornon and seconded by Council Member Kendrick to approve A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELLVILLE ESTABLISHING SEPTEMBER 24, 2024, AS THE PUBLIC HEARING DATE FOR PUBLIC HEARING FOR LAND USE ASSUMPTIONS AND CAPITAL IMPROVEMENTS PLAN RELATING TO THE POSSIBLE ADOPTION OF IMPACT FEES. Motion carried unanimously

17. DISCUSSION AND POSSIBLE ACTION REGARDING AWARDING THE REQUEST FOR QUALIFICATIONS FOR AUDIT SERVICES.

This agenda item was moved to the next meeting.

18. DISCUSSION AND POSSIBLE ACTION REGARDING AWARDING THE REQUEST FOR PROPOSALS FOR BANK DEPOSITORY SERVICES.

The motion was made by Council Member Richardson and seconded by Council Member Hollon to approve both RFP submitted AWARDING THE REQUEST FOR PROPOSALS FOR BANK DEPOSITORY SERVICES. Motion carried unanimously

19. EXECUTIVE SESSION: The city council adjourned into executive session at 5:49 p.m.

A. PURSUANT TO § 551.087 – TEXAS GOVERNMENT CODE –THE CITY COUNCIL WILL CONVENVE IN EXECUTIVE SESSION FOR DELIBERATION REGARDING COMMERCIAL OR FINANCIAL INFORMATION THAT THE CITY HAS RECEIVED FROM A BUSINESS PROSPECT AND THE OFFER OF FINANCIAL OR OTHER INCENTIVES TO A BUSINESS PROSPECT THAT THE CITY SEEKS TO HAVE LOCATE IN OR NEAR THE CITY OF BELLVILLE AND WITH WHICH THE CITY IS CONDUCTING ECONOMIC DEVELOPMENT NEGOTIATIONS

B. PURSUANT TO § 551.072 - TEXAS GOVERNMENT CODE – THE CITY COUNCIL WILL CONVENE IN EXECUTIVE SESSION FOR DELIBERATION REGARDING REAL PROPERTY – DELIBERATE THE EXCHANGE, LEASE OR VALUE OF REAL PROPERTY OWNED BY THE CITY - TURNVEREIN PAVILION

20. **RECONVENE INTO OPEN SESSION:** The city council reconvened into regular session at 6:38 p.m. No Action was taken.

A. DISCUSSION AND POSSIBLE ACTION REGARDING THE OFFER OF FINANCIAL OR OTHER INCENTIVES TO A BUSINESS PROSPECT.

B. DISCUSSION AND POSSIBLE ACTION REGARDING THE LEASE OF THE TURNVEREIN PAVILION.

21. ADJOURNMENT

The motion was made by Council Member Kendrick and seconded by Council Member Richardson to adjourn at 6:52 p.m. Motion carried unanimously.

ATTEST:


James Harrison, Mayor


Rachael Lynch, TRMC, CMC
City Secretary