

CITY OF PINE FOREST
305 NAGEL STREET
VIDOR, TX 77662
MAYOR: Cathy Nagel



PHONE: 409-786-4100
FAX: 409-786-4100
EMAIL: Cnagel@cityofpineforest.com

City of Pine Forest

REGULAR MEETING: Monday AUGUST 14, 2023 at 6:00 PM, held at Pine Forest City Hall.

Council Present: Mayor Cathy Nagel, Council Member Place 1 Jesse Santana, Council Member Place 3 Pauline Brown, Council Member Place 4 Cynthia Worsham, and Council Member Place 5 Wesley Brown

Council Absent: Mayor Pro-Tem/Council Member Place 2 James McCullar

Others Present: Connie Stanton-CFO, Lacey Turner- City Secretary, City Attorney Paul Fukuda, Kate Leverett with Germer PLLC OCWCD1, Frank Inzer-President OCWCD1, Chris Serres- General Manager OCWCD, Chief Bill Meza, Officer Kenneth Hobbs

Item 1: Meeting Called to order at 6:00 PM.

Item 2: Invocation.

Item 3: Pledges to the Unites States Flag and Texas State Flag.

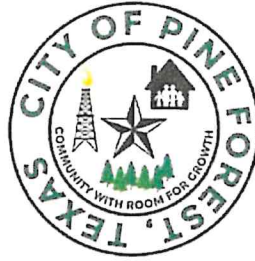
Item 4: Citizen/Visitor's Forum: None

Item 5: Mayors Comments:

Mayor reminded Council about upcoming council meetings to discuss Budget & Tax rate.

Item 6: Place 4 Council Member Cynthia Worsham made a motion to accept the Consent Agenda. Place 3 Council Member Pauline Brown 2nd the motion. **MOTION CARRIED BY ALL PRESENT**

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Item 7:

A. Report from Chief Bill Meza:

See attached Police logs for June and July 2023.

B. Report from Grant Coordinator (Lacey Turner):

See attached Report. Spoke about Current Grant Updates.

C. Report from the CFO (Connie Stanton):

Connie Stanton spoke about budget amendments.

D. Report from Road Committee:

Nothing to report.

Please see attached Affidavit. Mayor Nagel abstained from this item due to conflict of Interest regarding upcoming Grant with Traylor & Associates. Item was passed to Council Member Place 5 Wesley Brown.

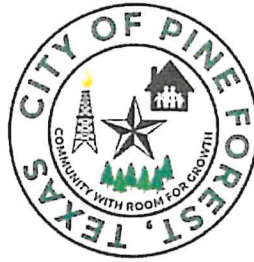
Item 8: Presentation from Orange County Water & Sewer Department.

Frank Inzer -Board of Directors with Orange County Board of Directors at the Orange County Water District spoke to council regarding their responsibilities to their consumers and to the State of Texas. The Orange County Water District is an Independent Taxing Authority.

Kate Leverett a partner with Germer Law Firm representing Orange County Water District introduced herself and passed around handouts of current CCN maps and information. She discussed the current CCN's within the City and wanted council to know they "their CCN" were already here within the area and would love to partner with the City to provide better water services.

Place 5 Council Member Wesley Brown asked about current systems within the City that were paid for with City Grant Funds and turned over to the County at no cost to Orange County Water District. Chris Serres agreed and stated they are just offering services. Council Member Wesley Brown asked if we tried to go with Mauriceville Mud if they would block it, Chris Serres commented "absolutely not". Kate Leverett said when the CCN was originally applied for when the Water District was first created, The water district had to provide notice to the residents within the City when the CCN came to Pine Forest and the residents had the opportunity to petition against it. Wesley Brown spoke about the high cost of the water bills for our residents, and claimed that Mauriceville Mud

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talked to the City about installing a well within the city. Kate said the water district already has the capacity here in pine forest and are in the works of building another well on their penny to provide better water for their customers.

Kate Leverett spoke regarding water bills and on an annual basis the water district entertains petitions into the Water District based off of the value of your home. The Water district does access Ad Valorem Tax. Kate Leverett spoke to council regarding a resolution to petition to be included into "The District" on a city-wide basis which would have to be voted on by Pine Forest Voters. Chris Serres stated approx. 81% of Pine Forest Residents would actually benefit by being included "In District". Lacey Turner asked if the city decided not to do it as whole, residents can do it on an individual basis? Kate Leverett stated "yes", the Water District prepares the petition and presents it to the water board and then once approved provides it to the tax office for Ad Valorem.

Council Member Place 4 Cynthia Worsham asked about the letters she receives in the mail and the condition of the drinking water. Frank stated that water from wells is a lot more unsafe due to not being checked often vs the water you get from a municipality by law has to be checked daily so the cost is always higher to maintain. Kate Leverett Thanked council for having them.

Item 9: Discussion and possible action to increase Council Members & Mayors salaries by \$35 a month making total salaries \$75 per council member and \$160 for Mayor a month.

NO ACTION- PLACE ON NEXT AGENDA- GET MORE INFORMATION

Item 10: Place 5 Council Member Wesley Brown made a motion that we authorize the City to purchase as needed from local box stores Rock Asphalt repair product. Place 4 Council Member Cynthia Worsham 2nd the motion. **MOTION CARRIED BY ALL PRESENT**

Item 11: Place 5 Council Member Wesley Brown made a motion to place a proposal to adopt an ad valorem tax rate on September 18, 2023, for the 2023 Tax year of \$0.0500 per \$100.00 valuation of the City of Pine Forest, Texas (consisting of a debt rate of \$0 and a maintenance and Operations rate of \$0.0500). Place 3 Council Member Pauline Brown 2nd the motion. **MOTION CARRIED BY ALL PRESENT**

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Item 12: Place 5 Council Member Wesley Brown made a motion to schedule a Public Hearing for Tuesday, September 5, 2023 at 6 PM to hear and consider public comments regarding the proposed 2023-2024 Budget for the City of Pine Forest, Texas. Place 4 Council Member Cynthia Worsham 2nd the motion. **MOTION CARRIED BY ALL PRESENT**

Item 13: Place 5 Council Member Wesley Brown made a motion to adopt Ordinance 08142023-1: An ordinance by the City of Pine Forest, Texas ("City") authorizing the settlement of the proposed fuel reconciliation of Entergy Texas, Inc.; finding that the meeting complies with the open meetings act; making other findings and provisions related to the subject; and declaring and effective date. Place 1 Council Member Jesse Santana 2nd the motion. **MOTION CARRIED BY ALL PRESENT**

Item 14: Discussion and possible action regarding the road damages to the mapped well site travel route on Lakeview Cutoff and Sugar mill Road and the role of responsibilities between Vantage and the City of Pine Forest.

NO ACTION- Discussion only

Item 15: Discussion and possible action regarding bid from i3 Verticals for municipal court software. **ITEM TABLED- GET MORE INFORMATION- PLACE ON NEXT AGENDA**

Item 16: Place 5 Council Member Wesley Brown made a motion to accept the resignation for the Chief to step down to a lesser position with the City of Pine Forest Police department effective 8/31/2023. Place 4 Council Member Cynthia Worsham 2nd the motion. **MOTION CARRIED BY ALL PRESENT**

Item 17: Place 5 Council Member Wesley Brown made a motion to place Ken Hobbs as Interim Chief of Police effective September 1, 2023 until we decide how we are going to fill that position. Place 4 Council Member Cynthia Worsham 2nd the motion. **MOTION CARRIED BY ALL PRESENT**

Item 18: Place 4 Council Member Cynthia Worsham made motion to adjourn. Place 5 Council Member Wesley Brown 2nd the motion. **MOTION CARRIED BY ALL PRESENT**

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Adjournment @ 7:16 PM

SAMPLE AFFIDAVIT

THE STATE OF TEXAS

COUNTY OF Orange

I, Cathy Nagel (printed name of affiant), a local public official, make this affidavit and hereby on oath state the following:

I have a substantial interest in a business entity or real property that may receive a special economic effect that is distinguishable from the effect on the public by an action contemplated by the City of Pine Forest

The business entity or real property in which I have a substantial interest is: [name and address of business and/or description of property] Traylor Associates

I or a person that is related to me within the first degree of consanguinity (blood) or affinity (marriage) as defined by state law has a substantial interest in this business entity or real property for the following reasons [circle all that apply]:

- (1) own 10% or more of the voting stock or shares of the business entity;
- (2) own 10% or more of the fair market value of the business entity;
- (3) own \$15,000 or more of the fair market value of the business entity;
- (4) receive from the business entity funds that exceed 10% of my [my, his, her] gross income for the previous year;
- (5) have/has an equitable or legal ownership of real property with a fair market value of \$2,500 or more.

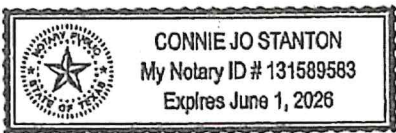
Upon filing of this affidavit with the official record keeper of the city, I affirm that I shall abstain from voting or further participating in any matter involving the business entity or real property, unless allowed by law.

Signed this 14th day of August, 2023

Cathy Nagel
Signature of Affiant
Cathy Nagel
Affiant

BEFORE ME, the undersigned authority, this day personally appeared Cathy Nagel [name of affiant] and by oath stated that the facts herein stated are true and correct.

SWORN TO AND SUBSCRIBED BEFORE ME before me on this 14th day of August, 2023.



Connie Jo Stanton
Notary Public in and for the State of Texas
My commission expires: 6-1-26

Current Grants Council Meeting 8/14

Infrastructure:

We received the draft archy report and all findings were negative. The RROF was signed by the Mayor and posted in the paper. We are approx. 60 days out for AUGF. Work should begin in September.

ARPA: American Rescue Plan Act:

We currently have a balance of \$29,090.92 left in the account.

CDBG 23-24

Based on LMI surveys that were completed, Langford determined Hulett & Labouve would be our 2 targeted streets that met qualifications based on LMI surveys. We had Clarence Street also on the list, but due to qualifications based from GLO criteria, there had to be at least 5 residents living on a street in order for it to be eligible, so we had to remove that one from our application. The application was submitted in the TDA system on May 3rd, just waiting for approval of application. The Grant amount is for \$500,000.

CDBG 2019 Floods & Hurricane Imelda:

Both Applications were approved by GLO. A Copy of the award letters were emailed to council for review.

Project Information:

Applicant: City of Pine Forest
CDBG-DR Amount: \$1,000,000.00
Project Title: Street/Drainage Improvements
Application #: CDR17-1446-APP

Project Information:

Applicant: City of Pine Forest
CDBG-DR Amount: \$ 1,000,000.00
Project Title: Water System Improvements
Application #: CDR17-1447-APP

The projects we determined and placed on the applications were application #1 Street/Drainage improvements along Hulett Street & Kilmer Drive. The 2nd application was for development and construction for a water plant to provide water to the City in the amount of 1 million 10 thousand. We procured Traylor & Associates and Fittz & Shipman to work with on this Grant.

The projects for these applications were brainstormed with Traylor and associates' staff during our monthly meeting was determined as possible city needs/projects that may benefit the city and its citizens. It is council's decision to determine if they want to move forward with either of these applications.

FMA Grant (County Grant)-

Pine Forest submitted 1 household on this county grant that was eligible, 140 Nagel Street due to excessive flooding. A walk-through has been completed. They will be the 1st household that was purchased after Harvey, so they are having to take extra measures as far as the paperwork, but the paperwork is in process. At this time, they are not sure if demolition/buyout will take place or raising of the property to meet elevation requirements. Waiting for an update from the County.

June 2023

18 HRS

- 6-2-23 Radar e Lakeview C.O. 2 HR
FRI 4^{PM} - 6^{PM} 2 WARRANTS
- 6-5-23 Radar e Lakeview C.O. 2 HR
WED 3^P - 5^P 3 WARRANTS
- 6-9-23 Radar e Lakeview C.O. 2 HR
FRI 4^{PM} - 6^{PM} 1 WARRANT TICKET
2 VERBAL WARRANTS
- 6-12-23 Radar e Lakeview Co. 2 HR
MON 4^{PM} - 6^{PM} 2 verbal warning
- 6-15-23 Radar e Lakeview Co. 2 HR
THURS 4^{30 PM} - 6^{30 PM} 3 verbal warning
- 6-20-23 Radar e Lakeview C.O. 2 HR
3^{30 PM} - 5^{45 PM} 1 WARRANT TICKET
3 VERBAL WARRANTS
- 6-23-23 Radar e Lakeview C.O. 2 HR
FRI 4^{PM} - 6^{PM} 2 VERB WARRANTS
- 6-27-23 Radar e Lakeview C.O. 2 HR
TUES 3^{30 PM} - 5^{30 PM} 2 VERB WARRANTS
- 6-30-23 Radar e Lakeview Co. 2 HR
FRI 4^{PM} - 6^{PM} 1 VERB WARRANT

July 2023

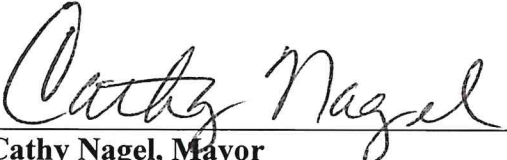
16.5 HRS

- 7-4-23 Radar @ Lakeview C.O. 2 HRS
TUES - 4^{pm} - 6^{pm} 2 VERB WARR
- 7-6-23 - City Hall - Monthly Reports - 1 WARR TICKET
THURS 10³⁰ for Police Activity 1 1/2 HRS
- 7-10-23 - City Hall - Council Meeting - Cancelled
WED 6^{pm} - 7^{pm} due to not enough members for meeting 1 HR
- 7-13-23 Radar @ Lakeview C.O. - 2 verbal warrs
THURS 4³⁰ - 6³⁰ 2 HR
- 7-18-23 Radar @ Lakeview C.O. 2 VERB WARR
TUES 4^{pm} - 6^{pm} 2 HR
- 7-20-23 Radar @ Lakeview C.O. 2 VERB WARR
THURS 4^{pm} - 6^{pm} 2 HR
- 7-22-23 Radar @ Lakeview C.O. 2 HR
SAT 4^{pm} - 6^{pm} 2 VERB WARR
- 7-26-23 Radar @ Lakeview C.O. 1 WARR TICKET
WED 4^{pm} - 6^{pm} 2 VERB WARR 2 HR
- 7-29-23 Radar @ Lakeview C.O. 2 HR
SAT 3:30 - 5:30 2 WARRING

City of Pine Forest



Signed and agreed this 11th day of September, 2023.


Cathy Nagel, Mayor


Pauline Brown, Council Place 3


Jesse Santana, Council Place 1

Cynthia Worsham, Council Place 4


James McCullar, Council Place 2/ Mayor Pro Tem


Wesley Brown, Council Place 5

Attest: 
City Attorney, Paul Fukuda

