

**Interim City Manager**  
Shirley Holm

**City Secretary**  
D'Ann Lane

**City Attorney**  
Epi Ysassi

# City of George West



**Mayor**  
Andrew J. Garza

**Mayor Pro-Tem**  
Jearl Rannefeld

**Council**  
Tim Humphrey  
Patricia Clifton  
John Walker

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## REGULAR SESSION CITY COUNCIL MEETING MINUTES 7/28/2022

- I. Call Meeting to Order- Mayor Garza called the meeting to order at 5:00 p.m.
- II. Roll Call- Roll call by City Secretary D'Ann Lane. All council was present.
- III. Invocation- Mayor Andrew Garza gave the invocation.
- IV. Pledge of Allegiance to the Flag of the United States- Pledge to the United States Flag was led by City Secretary D'Ann Lane.
- V. Pledge of Allegiance to the Flag of Texas- Pledge to the Texas Flag was led by City Secretary D'Ann Lane.
- VI. Public Comments

NONE

### VII. Announcements and Correspondence

- a) George West ISD starts school on August 17, 2022.
- b) The City of George West Municipal Pool will be closing July 30, 2022.
- c) The Splashpad will stay open for now and we will see how it goes when school starts.
- d) We have two freshly Seal Coated streets in George West. The city has received numerous compliments on the work done on Lagarto and Houston St.

## CONSENT AGENDA:

1. **Consideration and Action** to change the time of the August City Council Regular Session Meeting to 5:00 p.m.
2. **Consideration and Action** to approve the following minutes:
  - a) **Regular Session City Council Meeting Minutes June 28, 2022.**
3. **Consideration and Action** to approve Accounts Payable for June 2022.
4. **Consideration and Action** to adopt of Resolution No. 2022-10 approving the submission

of an application for FY2023 Operation Lone Star Grant.

Mayor Garza asked if anyone wanted to pull anything for the consent agenda. Patricia Clifton would like to pull agenda item #2 the Regular Session City Council Minutes from June 28, 2022. Mayor Garza called for a vote on agenda items number 1, 3 and 4. All in favor. Partial consent agenda is passed.

Agenda item #2 Consideration and Action to approve the following minutes:  
Regular Session City Council Meeting Minutes June 28, 2022.

Move as read by Patricia Clifton. Seconded by Tim Humphrey. Open for discussion. Patricia Clifton thinks it would be more courteous to make a correction to the minutes. City Attorney Epi Ysassi suggested we add "for the record the mayor clarified...". Mayor Garza wanted to make sure that the public knew there was no walking quorum to make this decision. Mayor Garza suggested we add that sentence to the very bottom of the public comment. "For the record the mayor clarified there was no offer prior to this meeting for his appointment to the Economic Development Commission". Mayor Garza entertained a motion to postpone the agenda item #2 until the next council meeting. Move as read by Patricia Clifton. Seconded by Tim Humphrey. All in favor. Agenda item is postponed.

#### ORDINANCE:

5. **Consideration and Action** approve the Second Reading of Ordinance No. 915, an amendment to Ordinance No. 886, amending the garbage rates beginning August 1, 2022.

Move as read by Jearl Rannefeld. Seconded by Patricia Clifton. Open for discussion. Interim City Manager would like to postpone the effective date. Ms. Holm would like to get a letter out to the customers to inform them of the rate increase. Mayor Garza informed Attorney Epi Ysassi of the clause that changed churches from commercial to residential. Mayor Garza entertained a motion to table agenda item #5. Move as read by Patricia Clifton. Seconded by Tim Humphrey. All in favor. Agenda item is tabled until later in the meeting.

#### BUSINESS

6. **Consideration and Action** to approve the Building Standard's Board recommendation to demolish the structure at 108 Menchaca St., George West, Texas and place a lien on said property for any expenses incurred.

Move as read by Jearl Rannefeld. Seconded by Patricia Clifton. Open for discussion. Bob Crank informed the council that a demolition permit was pulled about a year ago. The demolition was started but it was never finished. Mayor Garza asked if the permit was still valid. Mr. Crank said no permits are only valid for 6 months. The owner would have to apply for another permit. Mr. Crank has sent the owner letters, but he has never responded. Patricia Clifton stated he has had double time. John Walker asked Bob Crank if once the council approves this if the owner could pull a permit. Mr. Crank said the owner technically

has time to do it himself until the city hires someone else to do it. Mayor Garza called for a vote. All in favor. Motion carried.

7. **Consideration and Action** to approve the attendees as indicated on Exhibit A for the TML Annual Conference and Exhibition October 5-7, 2022, in San Antonio, Texas.

Move as read by Jearl Rannefeld. Seconded by Tim Humphrey. Open for discussion. Shirley Holm informed the council that the total for TML this year will be \$953.00 per person for a total of \$6,671.00 this year. The total is divided among the different departments. Mayor Garza called for a vote. All in favor. Motion carried.

8. **Consideration and Action** to set the date and time 2022-2023 Budget Workshop.

Move as read by Patricia Clifton. Seconded by Jearl Rannefeld. Open for discussion. Shirley Holm pulled out the proposed meeting dates we put in the packet. Next week we need to meet on setting the 2022-2023 Proposed Tax Rate. It needs to be published in the newspaper before we have our hearings. Ms. Holm thinks we should be able to do our Proposed Tax Rate next week. Right now, we cannot meet on the 3<sup>rd</sup> for the Budget Workshop. She stated that we could have a workshop between now and August 23, 2022. She just started on the budget, and it will not be ready by next week. Last year our workshop was held before a City Council meeting. This year there will need to be more discussion on the budget. The council discussed possible meeting times. Mayor Garza entertained a motion to amend agenda item #8 by at the end of Workshop insert on August 10, 2022, at 4:00 p.m. Move as read by Jearl Rannefeld. Seconded by Tim Humphrey. All in favor. Amendment carried.

Amended Agenda item #8 Consideration and Action to set the date and time for the 2022-2023 Budget Workshop on August 10, 2022, at 4:00 p.m. All in favor. Motion carried.

9. **Consideration and Action** to set the date and time for determining the Proposed FY 2022-2023 Tax Rate.

Move as read by Jearl Rannefeld. Seconded by Patricia Clifton. Open for discussion. Ms. Holm mentioned the Live Oak Appraisal District will be responsible for placing the notice in the local paper and we will post to our website. Mayor Garza entertained a motion by at the end of Tax Rate insert on August 3, 2022, at 5:30 p.m. Move as read by Patricia Clifton. Seconded by Tim Humphrey. All in favor. Amendment carried.

Amended agenda item #9 Consideration and Action to set the date and time for determining the Proposed FY 2022-2023 Tax Rate on August 3, 2022, at 5:30 p.m. All in favor. Motion carried.

10. **Consideration and Action** to set the dates and times for Public Hearings on the Proposed FY 2022-2023 Tax Rate.

Move as read by Patricia Clifton. Seconded by Tim Humphrey. Open for discussion. Mayor Garza asked when the council meeting was for this month. Mayor Garza said that whenever we do this first hearing is when we need to have the council meeting. The council members checked their calendars and discussed their availability. Mayor Garza entertained a motion to amend agenda item #10 by at the end inserting August 23, 2022, at 5:00 p.m. and September 7, 2022, at 5:00 p.m. Move as read by Jearl Rannefeld. Seconded by Tim Humphrey. All in favor. Amendment carried.

Amended Agenda item #10 Consideration and Action to set the dates and times for Public Hearings on the Proposed FY 2022-2023 Tax Rate on August 23, 2022, at 5:00 p.m. and September 7, 2022, at 5:00 p.m. All in favor. Motion carried.

11. Consideration and Action to set dates and times for Public Hearings on the Proposed FY 2022-2023 Budget.

Move as read by Patricia Clifton. Seconded by Jearl Rannefeld. Open for discussion. Mayor Garza entertained a motion to amend agenda item #11 by at the end inserting on August 23, 2022, at 5:00 p.m. and September 7, 2022, at 5:00 p.m. Move as read by Patricia Clifton. Seconded by Tim Humphrey. All in favor. Amendment carried.

Amended Agenda item #11 Consideration and Action to set dates and times for Public Hearings on the Proposed FY 2022-2023 Budget on August 23, 2022, at 5:00 p.m. and September 7, 2022, at 5:00 p.m. Mayor Garza called for a vote. All in favor. Motion carried.

12. Consideration and Action to surplus certain property owned by the City of George West as described in Exhibit B.

Move as read by Patricia Clifton. Seconded by Tim Humphrey. Open for discussion. Ms. Holm let the council know she also had a list for Public Works along with what was presented by the Police Department. Chief David Perkins informed the council that lots of items on the list can be thrown away with the council's approval. The computers that are on the list are all obsolete they will have to go in a pull the hard drives out and destroy those. The last time we sent computers to get wiped it cost the city money. Mayor Garza stated that they could pull the disk out and destroy it. Chief stated that they also have 4 or 5 vehicles in the impound that have been awarded to the Police Department. There are a few vehicles that he is anticipating will also be awarded to the Police Department. There is no way for the Police Department to check what is on the body cameras they have due to them being so obsolete. So, he would like to have those destroyed along with the computers. There are a few things on the list that are good. There is a television stand that is useful so it could be sold. Mayor Garza suggested that the city could have an online auction. Ms. Holm presented the Public Works list. There are two backhoes, a maintainer and 6 vehicles that are not operational. There has been an individual that has come by the yard that is interested in purchasing these vehicles. A few council members asked about

sealed bids. City Attorney Epi Ysassi does not think sealed bids would be a good idea considering the items on the list. Mayor Garza would like to combine both lists and have an auction. Mayor Garza called for a vote. All in favor. Motion carried.

**13. Consideration and Action** on setting a method of disposal or sale of the aforementioned surplus property.

Move as read Patricia Clifton. Tim Humphrey. Open for discussion. Mayor Garza would like Chief to come back with different lists that have what they are going to destroy and what they are going to keep. If they do not have a list like that, they would have to go down the list and amend each item. Mayor Garza entertained a motion to postpone agenda item number 13 until a list of disposition has been presented to the council. Move as read by Patricia Clifton. Seconded by Tim Humphrey. All in favor. Motion carried.

**14. Consideration and Action** to approve the electing of the "standard allowance" provision detailed in the State and Local Fiscal Recovery Funds Final Rule (American Rescue Plan Act) dated April 01, 2022.

Move as read by Patricia Clifton. Seconded by Jearl Rannefeld. Ms. Holm explained that this rule came up as an option when reporting funds used in the portal for the American Rescue Plan Act. She explained that the standard allowance rule best fit our city for the revenue lost during 2020-2021 in the annual reporting. Mayor Garza entertained a motion to amend by inserting after the word to ratify the approval of. Move as read by Jearl Rannefeld. Seconded by Tim Humphrey. All in favor. Amendment carried.

Amended agenda item #14 **Consideration and Action** to ratify the approval of the electing of the "standard allowance" provision detailed in the State and Local Fiscal Recovery Funds Final Rule (American Rescue Plan Act) dated April 01, 2022. All in favor. Motion carried.

**15. Consideration and Action** to approve using Fund 11 in INCODE to record the accounting of revenue and expenditures for the State and Local Fiscal Recovery Funds (American Rescue Plan Act).

Move as read by Patricia Clifton. Seconded by Jearl Rannefeld. Open for discussion. Mayor Garza called for a vote. All in favor. Motion carried.

**16. Consideration and Action** to approve a publication for the sale of the City of George West Natural Gas Utility System.

Move as read by Jearl Rannefeld. Seconded by Tim Humphrey. Ms. Holm would like to postpone this agenda item. Mayor Garza entertained a motion to postpone. She would like a little more time to make sure she has more information. Move as read by Jearl Rannefeld. Seconded by Patricia Clifton. All in favor. Motion carried and agenda item was postponed.

**17. Discussion on Oakwood Addition Subdivision.**

Shirley Holm has sent this information to our engineers at ARDURRA for them to look at. She would like to discuss more in the future if the city will consider entertaining a city utility agreement to provide utilities to this area. They are days away from closing on this subdivision, so will consider at a future meeting.

Mayor asked Shirley Holm if she heard anything back from Mike Reeves. Mayor Garza entertained a motion to bring back agenda item #5 to the table. Move as read by Patricia Clifton. Seconded by Tim Humphrey. All in favor. Agenda item is back on the table and Mayor Garza opened a hearing at 6:59 p.m. There was nobody present to discuss the rates. Mayor Garza closed the hearing at 6:59 p.m. Mayor Garza called for a vote. All in favor. Motion carried.

**BRIEFINGS:**

**18. Interim City Manager's Report:**

- a) Revenue and Expense Report for June 2022.
- b) City and Project Updates
- c) Road Project Matrix

**19. Questions or Briefings at the City Council's Request:**

- a) Code Enforcement
- b) Municipal Court Report
- c) Public Works
- d) Police Chief Report
- e) Animal Control

Ms. Holm gave her updates on the financials we are sitting at a deficit in the General Fund of \$ 52,410.00. Some of the factors that contributed to this were the Seasonal Splashpad and Swimming Pool expenditures occurring this month. The city also paid two electric bills in the same month and a significant increase in fuel prices. The general revenue is down for the month as well. The Utility Fund is at a positive \$ 46,980.00. The bottom-line tonight is that between the general fund and the utility fund we are sitting at a deficit of 5,430.00. She did some investigating and the fuel and the electricity, inflation has finally caught up with us. For the year we budgeted 49,100.00 for fuel and we have expended \$ 68,796.00, which is an increase of 54%. Ms. Holm will have to propose a budget amendment to the current budget to increase for the fuel by 91,728.00 for FY 2021-2022. The good news is we are able to transfer reserve funds cover for inflation. Our bank accounts are sitting at 2,528,469.00.

- Lyssy & Eckel's neighborhood enhancement project is scheduled for completion by August 31, 2022.
- GWISD approved an increase to (3) police officers for School Resource Officers for the 2022-2023 school year. They will pay 100% pay/benefits for 42 weeks annually if

**City Council agrees.**

- **Matt Deal, Contracted Appraiser for the Wastewater Treatment Plant will have a site visit on Monday, August 1, 2022. City Council agreed that Sue Ayers, Attorney will attend meeting too.**
- **Council Member, Patricia Clifton would like to have a flag put up at Menchaca Park.**
- **Ms. Holm received the 2022 Certified Live Oak County Property Appraisal Roll and the City of George West values have decreased by \$ 16 million, which will reduce revenue by \$ 88,000 if we use the same tax rates in 2022 as 2021.**

**20. Adjournment.**

**Mayor Garza entertained a motion to adjourn. All in favor. Council meeting was adjourned at 7:39 p.m.**

ATTEST: \_\_\_\_\_  
D'Ann Lane, City Secretary

SIGNED: \_\_\_\_\_  
Andrew Garza, Mayor