

Regular Meeting Minutes—City of Plantersville
May 20, 2024

The Board of Aldermen of the City of Plantersville, Grimes County, Texas, met in Regular Session at 7:00 p.m. on Monday, May 20, 2024, in Town Hall, 11335 Lodge Lane, Plantersville, Texas.

Members Present:

Karen Hale, Mayor

Kim Allphin, Mayor Pro-Tem

*Marilyn Bettes, Alderman, Secretary

*John Greenwood, IV, Alderman

*Dedrick Mallard, Alderman

*Newly elected Aldermen were officially sworn in by Grimes County Judge Joe Fauth, III prior to the meeting.

Members All Present: Alderman Position Vacancy

Visitors: Sherry Fauth, Joe Fauth, Justin Correa, Lucy Ybarra, David Lilly, Linda Eppley, Jon Steiber, Sandra Kuta, Charles Collins and Trenia Collins

1. Call to Order: Quorum established. Mayor Hale called the meeting to order at 7:00 p.m. The invocation was given by Alderman Kim Allphin with pledges led by Mayor Hale.
2. Minutes of Regular Meeting: April 15, 2024
Motion to Approve: Alderman Greenwood
Second: Alderman Allphin
Voting: Yes: Unanimous
Final Resolution: Motion carries

Minutes of Special Meeting: May 14, 2024
Motion to Approve: Alderman Greenwood
Second: Alderman Allphin
Voting: Yes: Unanimous
Final Resolution: Motion carries
3. Public Comments: Sandra Kuta offered congratulations to newly elected Alderman. Comments included: good Candidate Forum, positive vibes for the community, bad weather on Election Day and need to promote the November election.
4. Invoices and items currently due and payable.
Discussion: Mayor Hale reviewed the invoices.
Action – Motion to Approve: Alderman Greenwood
Second: Alderman Mallard
Voting: Yes: Unanimous
Final Resolution: Motion carries
5. Discuss/consider/approve: Items to be placed on future Agendas. There were none.
6. Discuss/consider/approve: Election Canvass was held. Mayor Hale and Alderman Allphin reviewed the results. Only two are required as quorum for the Canvass. Mayor Hale reported 288 total votes cast with an unofficial estimate of 100 voters. She also alerted newly elected officials that they are required to take the Open Meetings and the Open Records courses. Upon completion Certificates will be sent from Texas Secretary of State to participants and are to be given to the Mayor as verification of course completion.
7. Discuss/consider/approve: After each election, a new Mayor Pro-Tem and Secretary have to be elected. Alderman Bettes nominated Alderman Allphin to serve as Mayor Pro-Tem, and Alderman Allphin nominated Alderman Bettes to serve as Secretary.

Action: Motion to Approve: Alderman Bettes. (Alderman Allphin for Mayor Pro-Tem. (There were no other nominees.)

Second: Alderman Mallard

Voting: Yes: Unanimous

Action: Motion to Approve: Alderman Allphin. (Alderman Bettes for Secretary. (There were no other nominees.)

Second: Alderman Mallard

Voting: Yes: Unanimous

8. Discuss/consider/approve: Letter to the Commissioners and GC Engineer Jonathan Steiber, PE as requested by Assistant Fire Chief Justin Correa, supporting adoption of 2015 IRC Code (Inspectors Residential Code). Mr. Steiber explained the county has no employees trained for this job. Builders are asked to build in accordance with the code and to certify their work after which fire codes can be set and sent to Commissioners Court. These rules would apply to new homes built on less than 5 acres (subdivisions, not acreage that has Agriculture Exemption). Mr. Steiber stated Appraisal Districts are stricter; contractors or sub-contractors.
Action – Motion to Approve: Letter to Commissioners Court: Alderman Greenwood
Second: Alderman Mallard
Voting: Yes: Unanimous
Final Resolution: Motion carries
9. Discuss/consider/approve: Discussion: Road maintenance: GC Engineer Jonathan Steiber. Mayor Hale stated that this is an ongoing issue in Plantersville. She has repeatedly asked for ditching, since 2017, and the answer has always been “you are on the list”. After 7 years why aren’t we at the top of the list? His response was that all cities have the same interlocal agreements with the county—the funds are limited and there are not enough to go around. Mayor Hale enforced that ditches are primary before actual road work can be done. Ten “hot spots” have been identified. The plan is to begin with County Road 203, but almost no ditches are in existence. Requests can be called in to Road and Bridge by the Mayor. Smoothing out roads is at no cost to the city. Mayor suggested that since 2017 lists are redone each year instead of rolling over. No ditches have been dug in Plantersville since the city was incorporated. Hot spots are identified because they wash out regularly (no properly dug ditches). Once CR 203 is addressed, the next road project will be CR 311. All gravel roads in Plantersville will be bladed Alderman Allphin pointed out that no real work to repair roads can be done until culverts and ditches are addressed. Mr. Steiber emphasized that Mayor Hale repeatedly makes requests for repairs/maintenance of Plantersville roads. Alderman Mallard asked if a list of hot spots on CR 203 was available? Alderman Greenwood questioned if county has its own contractors? The reply was no, not contractors, but work crews. The county crews cost approximately \$5000 a day; an outside contractor would cost approximately 25% more.
10. Discuss/consider/approve: Discussion: Hazard Mitigation Plan: GC Emergency Management Coordinator David Lily. Mayor Hale stated that the city has an interlocal agreement for this plan with the Emergency Management Department. We are part of the 5-year plan which determines which hazards are most or least likely to affect the county. For instance, a “hot spot” might be designated, and the county would then seek Hazardous Mitigation Grant Funds to cover some of the costs. The plan was designed in 2020, followed by Covid which further slowed the process. As the grant was processed FEMA asked questions which had to be investigated and answered. It is now back in FEMA’s hands. The city can adopt a “conditional plan”. It has to be a 5 year workable plan to reduce the impact of the stated hazard, which in Grimes County the greatest hazard is flooding, but includes wind, rain and wildfires. Individual landowners should mitigate issues by removing dangers when possible. Alderman Greenwood asked for clarification regarding the term “deferred” in the grant response from FEMA. Mr. Lily explained either identified but unable to get grant funds, but still identified as necessary. Education for the public as to potential dangers is necessary. Mayor Hale spoke to the city’s objection to the changes in Subdivision Rules specifically addressing the smaller lot sizes and resulting impossibility of fire protection. Alderman Allphin asked why Plantersville was not listed on the wildfire list with all the other cities in the county? Mr. Lily said it might have been an oversight, but he would check on the omission. The PSVFD is also not listed. Mayor Hale attended the Stakeholder Meeting two years ago and there have been others since then (virtual or in person).
Action—Motion to Approve: Conditional Adoption of the FEMA Plan for the Grimes County Hazard Mitigation Plan: Alderman Bettes
Second: Alderman Greenwood
Voting: Yes: Unanimous

Final Resolution: Motion carries

11. Discuss/consider/approve: Engine Brake Ordinance: Discussion: Mayor Hale contacted Grimes County Sheriff for assurance that the Sheriff's Department would enforce. TxDOT will direct the ordering of signs, installation and determine location of signs (possibly at each of the City Limits Signs).
Action—Motion to Approve: Alderman Greenwood
Second: Alderman Mallard

Voting: Yes: Unanimous
Final Resolution: Motion carries (Ordinance #3424)
12. Discuss/consider/approve: Salvage/junkyard/nuisance ordinance. Discussion: Mayor Hale stated that this has been discussed in past meetings, Alderman Greenwood questioned how would it be enforced? There are 2-4 locations that might fit the category description at this time. The attorney gave some clarification as to how businesses would fit the qualifications as designated. She brought information to be considered as City proceeds. Alderman Greenwood also suggested that we might consider a Workshop meeting for both this ordinance and also Billboard Ordinance.
Action—Motion to Approve: Alderman Greenwood (Include both the Salvage/Junkyard/Nuisance Ordinance and the Billboard Ordinance to the Workshop Meeting; date and time TBD)
Second: Alderman Mallard
Voting: Yes: Unanimous
Final Resolution: Motion carries
13. Discuss/consider/approve: Billboard ordinance workshop meeting: set date. Discussion: Move consideration of both the Salvage/Junkyard/Nuisance Ordinance and the Billboard Ordinance to the Workshop Meeting. Date: Tuesday, June 11, 6:30 pm.
Action—Motion to Approve: Alderman Greenwood
Second: Alderman Mallard
Voting: Yes: Unanimous
Final Resolution: Motion carries
14. Discuss/consider/approve: City Office/Secretary: Mayor Hale has been informed by the GC Elections Administrator that the next election sign-up of City Official Candidates will have to sign up with the City Secretary. There might be an AARP grant to partially fund a secretary salary, available with help from the Chamber of Commerce Executive Director, Lucy Ybarra. The main stipulation is the person has to be at least 55 years of age; training plan, job description and work site. Alderman Greenwood said there had been discussion within the PSVFD for rental of former Water Department office.
Action—Motion to Approve: Move forward with a City Secretary/City Clerk position search with the help of the Chamber to pursue the AARP Grant. Alderman Bettes
Second: Alderman Greenwood
Voting: Yes: Unanimous
Final Resolution: Motion carries
In further Action—
Motion to approve: Allow Alderman Greenwood to pursue possibility of City rental of former Water Department Office on north side of the PSVFD facility. Alderman Mallard
Second: Alderman Allphin
Voting: Yes: Unanimous
Final Resolution: Motion carries
15. PSVFD Report: No grass fires—slow month due to wet conditions; Awarded \$5,000 Grant for Gear Washer-no need to send equipment out; Awarded Recruiting Grant. for \$3,000-- purpose is recruiting and retention; another Grant from NFSA for \$50,000 from the state to pay for full physicals for 7 firefighters. Four members are in a Driver Training Class. Budweiser awarded PSVFD a grant for one pallet of water. Submitted grant, waiting for approval for pancake supplies to host community breakfasts. One of the newly acquired “bigger” trucks can transport six firemen so not necessary to take multiple vehicles to needed site. Currently have eleven (11) members and two (2) trained rehab individuals. There have been a couple of resignations and a promotion of Catlin Correa to Lieutenant.

Alderman Greenwood is also President of the PSVFD Board of Directors, and he interjected that a community committee is being formed to assist with community involvement and fundraising activities. Volunteers are always needed as well as grants to bring in financial assistance. New software has been adopted that will reduce submittal time for an hour to ten minutes. Cost recovery is also being investigated.

16. Board Update discussion: Items of community interest (no action may be discussed, except to put on an agenda).

St. Joseph's Annual Bazaar—May 26

Grimes County Fair—May 31-June 8

Closed Session: 8:24 pm

17. The Aldermen may meet in closed session pursuant to the Texas Government Code to deliberate the appointment of an Alderman, (55102—appointment of position)

Open Session: 8:42

18. Return to open meeting: take action on items discussed in closed session

Action—Motion to Approve: Alderman Greenwood moved to Appoint Sonya Brewer to fill Otis Greenwood's unexpired term.

Second: Alderman Mallard

Voting: Yes: Unanimous

Final Resolution: Motion carries

13. Mayor Hale adjourned the meeting at 8:43 pm.

Approved:

Attest:

Karen Hale, Mayor

Marilyn Bettes, Secretary

Date: _____

Date: _____