

Regular Meeting Minutes—City of Plantersville
June 17, 2024

The Board of Aldermen of the City of Plantersville, Grimes County, Texas, met in Regular Session at 7:00 p.m. on Monday, June 17, 2024, in Town Hall, 11335 Lodge Lane, Plantersville, Texas.

Members Present:

Karen Hale, Mayor	Sonya Brewer, Alderman (arrived 7:05 p.m.)
Kim Allphin, Mayor Pro-Tem	John Greenwood, IV, Alderman
Marilyn Bettes, Alderman, Secretary	Dedrick Mallard, Alderman

Visitors: Deen Miller, Tony Mock, Laura Robey, Ron Robey and Linda Eppley.

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: May 20, 2024
Motion to Approve: Alderman Greenwood
Second: Alderman Allphin
Voting: Yes: Unanimous
Final Resolution: Motion carries

Minutes of Special Meeting: June 11, 2024
Motion to Approve: Alderman Allphin
Second: Alderman Mallard
Voting: Yes: Unanimous
Final Resolution: Motion carries
3. Public Comments: None
4. Invoices and items currently due and payable.
Discussion: Mayor Hale reviewed the 2 invoices, Olsen & Olsen and the Grimes County Election (\$2,025.17) which is considerably less than in the past)
Action – Motion to Approve: Alderman Greenwood
Second: Alderman Allphin
Voting: Yes: Unanimous
Final Resolution: Motion carries
5. Discuss/consider/approve: Items to be placed on future Agendas. 1) City Bank Accounts changed to interest bearing accounts, 2) Further discussion/consideration of action on IRC and/or development requirements by the city, 3) Speed Limit reduction on FM 1774 (Cedars to CR 203 or beyond)
6. Discuss/consider/approve: Amend Ordinance 07-18 Rules of Procedures to change Section 3.12.a and 3.12.b. Change Media personnel section to state “No media personnel or equipment or any other person’s equipment may be placed less than eight (8) feet from the Aldermen’s Table without prior approval.” Changes were approved by the City Attorney.
Discussion: Mayor Hale reviewed reason for the change to explain to the three new Aldermen why wording change was recommended.
Action – Motion to Approve: Alderman Greenwood-motion to approve Amendment to Ordinance 07-18
Second: Alderman Brewer
Voting: Yes: Unanimous
Final Resolution: Motion carries
7. Discuss/consider/approve: City Office/Secretary
Discussion: Mayor Hale explained the office space being considered is in the Plantersville Stoneham Volunteer Fire Department with an entrance on the north side of the building (formerly the entrance vestibule to the Dobbin

Plantersville Water Supply Corporation). The office space is 11'x8' with a closet that is 5'x8' which is very small but would accommodate City needs at the present. The monthly rent is \$150, utilities included, to be paid yearly. The City would have a separate address, has a 36" door, should meet ADA requirements or one could call ahead for special accommodations. Flexible number of days weekly and pay for own City phone number. Alderman Brewer questioned approval for ADA. Approval Vote contingent on ADA approval.

Motion to Approve: Alderman Bettes-motion to approve renting the PSVFD office space for 1 year at \$150 month

Second: Alderman Allphin

Voting: 4 in favor; 1 abstention (Alderman Greenwood is on the PSVFD Board)

Final Resolution: Motion carries

8. Discuss/consider/approve: Salvage/junkyard/nuisance ordinance. (number to be determined)

Discussion: City Attorney updated the ordinance and included our suggestions. Alderman Greenwood questioned wording in Exhibit 1, Section 1—missing word “need” between “in” and “of”. He then asked if ordinance could be approved with note of word addition. Mayor Hale stated that Aldermen could approve it with corrections. According to City Attorney, submission date of Application/Fee Payment cannot be set until information is posted in newspaper

Action: Motion to Approve Application/Permit with Changes: Alderman Greenwood-motion to approve Salvage/Junkyard/Nuisance Ordinance with noted corrections

Second: Alderman Mallard

Voting: Yes: Unanimous

Final Resolution: Motion carries

9. Discuss/consider/approve: Billboard ordinance discussed at Workshop Meeting

Action – Motion to Approve: Alderman Greenwood-motion to approve Billboard Ordinance

Second: Alderman Brewer

(Visitor spoke up asking to be heard after Motion was made and seconded, but before the vote. Rules of Procedure regarding Public Comments were explained; Mayor Hale asked Board if they wanted to vote to allow his comments and approval was granted. Mayor Pro-Tem Allphin explained on premise/off premise permits and the rules were explained. Comment regarded devaluation of property without ability to rent for off premises billboard.

Voting: Yes: Unanimous

Final Resolution: Motion carries

10. Discuss/consider/approve: Reminder to review 2023-2024 budget and make notes of proposed changes. Mayor Hale put it on the Agenda as a reminder that the 2024-2025 Budget has to be submitted by September 29, 2024. Alderman Brewer asked for explanation of some item acronyms.

11. Discuss/consider/approve: Speed limit on SH 105 from Relay Station to Dollar General

Discussion: Alderman Brewer stated she has done research on the issue and will contact Chad Bohne with TXDoT regarding previous Speed Test; however, if another required, it is much quicker and more likely to be approved if we pay for the Speed Test and submit it to TXDoT. She will ask Chad for recommendations on who can do the Speed Test. Alderman Greenwood suggested contractor; Mayor Hale has contact person with Bleyl Engineering.

Information will be presented at the next regular meeting. Alderman Brewer will be contact person to follow up.

12. Discuss/consider/approve: Vape Shop Ordinance

Discussion: In addition to Bettes request to add to Agenda, the Mayor also had email from concerned citizen. Should we pursue and investigate what we can do? Mayor Hale will talk with the Attorney regarding procedure, etc.

Action—Motion to Approve: Alderman Brewer-motion to investigate further and ask Attorney for guidance

Second: Alderman Bettes

Voting: Yes: Unanimous

Final Resolution: Motion carries

13. Discuss/consider/approve: RV Park Ordinance

Discussion: Several cities have ordinances; accessible telephones, lot size per type of RV, septic systems, entrances, water. What are state guidelines and what if not rules not followed. Were TECQ rules followed? Investigate with attorney and proceed. Include manufactured homes with inquiry

Action—Motion to Approve: Alderman Bettes-motion to investigate with Attorney

Second: Alderman Brewer

Voting: Yes: Unanimous
Final Resolution: Motion carries

- 14: Discuss/consider/approve: Municipal Court
Discussion: Any Justice of the Peace, etc. can hold position. Todd Mission has Municipal Court and would they allow interlocal agreement; other people Judge Gruner, Judge Fauth, etc. We need to have one. Investigate further.
- 15. PSVFD Report: Chief Waters unable to attend. Alderman Greenwood presented report. Two trucks are out for repair; when these are back in service, all vehicles owned by PSVFD will then be in service. Training certifications are continuing. (Another issue brought to our attention: High Point Elementary has a KNOX Box for fire department and first responders to have accessibility to building in case of fire, etc. with a key for entrance. The key was given to Navasota FD and they will not give it to Plantersville. Consideration needs to be given to how PSVFD can purchase its own KNOX Box and therefore, its own key. It is obvious that PSVFD can get there much quicker than Navasota FD.)
- 16. Board Update discussion: Items of community interest (no action may be discussed, except to put on an agenda).
TXDoT virtual public meeting—check website for dates/times
Grimes County Hurricane Preparedness Meeting—4-7 CAT 3 or higher Hurricanes
I Warn—major disaster information goes to all cell phones GC Emergency Managements posts on their Facebook
Reverse 911 calls-have to sign up with Grimes County on their website
STEER—help available for homebound person, requires registration

Closed Session

- 17. The Aldermen may meet in closed session pursuant to the Texas Government Code

Open Session

- 18. Return to open meeting: take action on items discussed in closed session
- 19. Mayor Hale adjourned the meeting at 9:03 p.m.

Approved:

Attest:

Karen Hale, Mayor

Marilyn Bettles, Secretary

Date: _____

Date: _____