

710 EAST SAN AUGUSTINE STREET

DEER PARK, TEXAS 77536

Minutes

of

A WORKSHOP MEETING OF THE CITY COUNCIL OF THE CITY OF DEER PARK, TEXAS HELD AT CITY HALL, 710 EAST SAN AUGUSTINE STREET, DEER PARK, TEXAS ON JANUARY 19, 2021 BEGINNING AT 6:45 P.M., WITH THE FOLLOWING MEMBERS PRESENT:

JERRY MOUTON, JR.
SHERRY GARRISON
TJ HAIGHT
TOMMY GINN
BILL PATTERSON
RON MARTIN
RAE SINOR

MAYOR
COUNCILWOMAN
COUNCILMAN
COUNCILMAN
COUNCILMAN
COUNCILMAN
COUNCILWOMAN

OTHER CITY OFFICIALS PRESENT:

JAMES STOKES
GARY JACKSON
SHANNON BENNETT
JIM FOX

CITY MANAGER
ASSISTANT CITY MANAGER
CITY SECRETARY
CITY ATTORNEY

1. MEETING CALLED TO ORDER – Mayor Mouton called the workshop to order at 6:45 p.m.
2. COMMENTS FROM AUDIENCE – No comments received.
3. PRESENTATION OF ROSCOE'S FISHING ADVENTURE – Parks and Recreation Marketing/Technical Coordinator Nikki Garvis presented a short video and then introduced Athletics/Aquatics Coordinator Debra Culp that presented Council an overview of Roscoe's Fishing Adventure that started seven years ago. Ms. Culp gave details of the program that included the types of fish, trout and catfish, availability of bait and fishing rods for the registered guests and advised Council that the Texas Parks and Wildlife comes out to test the pool before the 500-700 fish are dumped to make sure the pool is safe and completely clean without chemicals. One of the nights is specially scheduled for Veterans and Special Needs guests. This will involve Parks and Recreation Staff assisting the guests for that evening. This event is free, but does require registration. Due to COVID-19 and to adhere to the social distancing guidelines, limited spaces for registration were available.

4. DISCUSSION OF ISSUES RELATING TO A POSSIBLE GENERAL OBLIGATION BOND ELECTION ON MAY 1, 2021 – City Manager James Stokes recognized and thanked Assistant City Manager Gary Jackson and Finance Director Donna Todd for the work they did in putting this together.

Assistant City Manager Gary Jackson gave an overview of the potential propositions for possible inclusion in a General Obligation Bond election. This was as a result of the work from Staff addressing various strategies contained within the City's Strategic Plan, based on the capacity analysis prepared by the City's Financial Advisor, BOK Financial Securities that indicates approximately \$65,900,000 could be sold in General Obligation debt over a 3-year period without requiring an ad valorem tax increase to support to the debt. Mr. Jackson advised Council that the estimated cost given in September 2020 did not include inflation, but since the bonding capacity will not allow all of the debt to be sold in one year, the projects can be prioritized so that bond sales will be within capacity for each year to include inflation. The potential propositions are as follows:

Proposition A: \$19,500,000 for the design, construction, acquisition, and equipment of drainage improvements and the acquisition of land and rights-of-way.

Proposition B: \$16,900,000 for the design, construction, acquisition, and equipment of fire department facilities, including a new Fire Station #1, Fire Station #2, training room and all architectural costs.

Proposition C: \$7,200,000 for the design, construction, acquisition, and equipment of streets and sidewalks, including related, storm drainage improvements, and paving improvements, and the acquisition of rights-of-way.

Proposition D: \$22,300,000 for design, construction, acquisition, and equipment of a new Jimmy Burke Activity Center. (Exhibit A1)

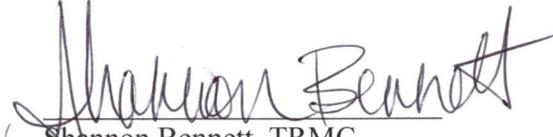
5. DISCUSSION OF ISSUES RELATING TO AN AGREEMENT WITH COBB FENDLEY FOR PROFESSIONAL ENGINEERING SERVICES FOR DRAINAGE PROVEMENTS FOR DEER PARK GARDENS - NORWOOD STREET – City Engineer Adam Ballesteros gave a presentation of the area overview of the Deer Park Gardens locations that will be serviced for drainage improvements that included a map of regularly flooded areas, effective FEMA flood zones, drainage area map, existing storm sewer map, 2018 LiDAR map, existing 2 year ponding map, existing 100 year ponding map, inundated structures, 10 year overflow from Boggy Bayou during 100 year storm and proposed improvements. Mr. Ballesteros advised Council the total cost for these improvements estimates at \$6,942,000. (Exhibit B1-B9)

City Manager James Stokes commented, "The main thing we want Council to understand is, this drainage improvement is going to help some, but it is not the long term, large need."

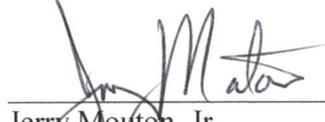
6. ADJOURN – Mayor Mouton adjourned the workshop meeting at 7:30 p.m.

ATTEST:

APPROVED:



Shannon Bennett, TRMC
City Secretary



Jerry Mouton, Jr.
Mayor