



Sherry Garrison, Council Position 1
TJ Haight, Council Position 2
Tommy Ginn, Council Position 3

Bill Patterson, Council Position 4
Ron Martin, Council Position 5
Rae A. Sinor, Council Position 6

James Stokes, City Manager
Gary Jackson, Assistant City Manager

Jerry Mouton Jr., Mayor

Shannon Bennett, TRMC, City Secretary
Jim Fox, City Attorney

Ordinance # 4122

Resolution # 2019-13

CALL TO ORDER

The 1744th meeting of the Deer Park City Council.

INVOCATION

PLEDGE OF ALLEGIANCE

PRESENTATIONS

1. Municipal Court Week Proclamation.

[PRO 19-017](#)

Attachments: [Municipal Court Week 2019](#)

PUBLIC HEARINGS

2. Public hearing from the request of 739 Independence Parkway, LLC for a voluntary annexation of four tracts of land totaling 12.0163 acres undeveloped land in the City's ETJ located along the west side of Independence Pkwy and North of State Highway 225 into the Deer Park city limits.

[PH 19-048](#)

Recommended Action: Hear citizen comments for or against the request.

Attachments: [ETJ Independence Pkwy 11.5.19](#)
[739 Independence Parkway LLC Annexation request](#)

COMMENTS FROM AUDIENCE

The Mayor shall call upon those who have registered to address Council in the order registered. There is a five minute time limit. A registration form is available in the Council Chambers and citizens must register by 7:25 p.m.

CONSENT CALENDAR

The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.

-
3. Approval of minutes of joint meeting on September 23, 2019. [MIN 19-146](#)
- Recommended Action:** Approval
- Attachments:** [CDC MW 092319.JOINT CC PARC 9.23.19.pdf](#)
4. Approval of minutes of workshop meeting on October 15, 2019. [MIN 19-163](#)
- Recommended Action:** Approval
- Attachments:** [CC MW 101519.pdf](#)
5. Approval of minutes of regular meeting on October 15, 2019. [MIN 19-164](#)
- Recommended Action:** Approval
- Attachments:** [CC MR 101519.pdf](#)
6. Approval of tax refund to James Piper in the amount of \$1,130.62 due to a homestead exemption, an over-65 exemption, and a freeze change granted by Harris County Appraisal District. [TAXR 19-081](#)
- Recommended Action:** Approve the tax refund to James Piper.
7. Approval of tax refund to James Piper in the amount of \$ 1,091.77 due to a homestead exemption, an over-65 exemption, and a freeze change granted by Harris County Appraisal District. [TAXR 19-082](#)
- Recommended Action:** Approve the tax refund to James Piper.
8. Approval of tax refund to James Piper in the amount of \$884.88 due to a homestead exemption, an over-65 exemption, and a freeze change granted by Harris County Appraisal District. [TAXR 19-083](#)
- Recommended Action:** Approve the tax refund to James Piper.
9. Approval of tax refund to Ryan K. & Melissa A. Sweezy in the amount of \$598.70 due to a homestead exemption granted by Harris County Appraisal District. [TAXR 19-084](#)
- Recommended Action:** Approve the tax refund to Ryan K. & Melissa A. Sweezy.
10. Approval of tax refund to James Piper in the amount of \$1,186.39 due to a homestead exemption, an over-65 exemption, and a freeze change granted by Harris County Appraisal District. [TAXR 19-085](#)
- Recommended Action:** Approve the tax refund to James Piper.
11. Approval of tax refund to Ryan K. & Melissa A. Sweezy in the amount of \$598.70 due to a homestead exemption granted by Harris County Appraisal District. [TAXR 19-086](#)
- Recommended Action:** Approve the tax refund to Ryan K. & Melissa A Sweezy.
-

The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.

-
- | | |
|--|--|
| 12. Approval of tax refund to Clay Partners in the amount of \$3,783.18 due to a value decrease granted by Harris County Appraisal District.

<u>Recommended Action:</u> Approve the tax refund to Clay Partners. | <u>TAXR</u>
<u>19-087</u> |
| 13. Approval of tax refund to Clay Partners in the amount of \$1,845.56 due to a value decrease granted by Harris County Appraisal District.

<u>Recommended Action:</u> Approve the tax refund to Clay Partners. | <u>TAXR</u>
<u>19-088</u> |
| 14. Approval of tax refund to Clay Partners 314 in the amount of \$2,021.76 due to a value decrease granted by Harris County Appraisal District.

<u>Recommended Action:</u> Approve the tax refund to Clay Partners 314. | <u>TAXR</u>
<u>19-089</u> |
| 15. Approval of tax refund to Clay Partners in the amount of \$1,558.35 due to a value decrease granted by Harris County Appraisal District.

<u>Recommended Action:</u> Approve the tax refund to Clay Partners. | <u>TAXR</u>
<u>19-090</u> |
| 16. Approval of tax refund to Clay Partners in the amount of \$1,785.23 due to a value decrease granted by Harris County Appraisal District.

<u>Recommended Action:</u> Approve the tax refund to Clay Partners. | <u>TAXR</u>
<u>19-091</u> |
| 17. Approval of tax refund to Clay Partners in the amount of \$615.47 due to a value decrease granted by Harris County Appraisal District.

<u>Recommended Action:</u> Approve the tax refund to Clay Partners. | <u>TAXR</u>
<u>19-092</u> |
| 18. Approval of tax refund to Clay Partners Deerwood Office III LP in the amount of \$7,287.28 due to a value decrease granted by Harris County Appraisal District.

<u>Recommended Action:</u> Approve the tax refund to Clay Partners Deerwood Office III LP. | <u>TAXR</u>
<u>19-093</u> |
| 19. Approval of tax refund to Conroe Hospitality LLC in the amount of \$2,448.62 due to a value decrease granted by Harris County Appraisal District.

<u>Recommended Action:</u> Approve the tax refund to Conroe Hospitality LLC. | <u>TAXR</u>
<u>19-094</u> |
| 20. Approval of tax refund to Cla CMBS No. 2 LP in the amount of \$1,004.24 due to a value decrease granted by Harris County Appraisal District.

<u>Recommended Action:</u> Approve the tax refund to Cla CMBS No. 2 LP. | <u>TAXR</u>
<u>19-095</u> |
| 21. Approval of tax refund to Clay CMBS No. 2 LP in the amount of \$2,119.31 due to a value decrease granted by Harris County Appraisal District.

<u>Recommended Action:</u> Approve the tax refund to Clay CMBS No. 2 LP. | <u>TAXR</u>
<u>19-096</u> |
-

The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.

-
22. Approval of tax refund to Clay CMBS No. 2 LP in the amount of \$2,135.15 due to a value decrease granted by Harris County Appraisal District. [TAXR 19-097](#)
Recommended Action: Approve the tax refund to Clay CMBS No. 2 LP.
23. Approval of tax refund to Clay CMBS No. 5 LP in the amount of \$812.88 due to a value decrease granted by Harris County Appraisal District. [TAXR 19-098](#)
Recommended Action: Approve the tax refund to Clay CMBS No. 5 LP.
24. Approval of tax refund to Michael L. & Karen A. Knight in the amount of \$569.02 due to a homestead granted by Harris County Appraisal District. [TAXR 19-099](#)
Recommended Action: Approve the tax refund to Michael L. & Karen A. Knight.
25. Approval of tax refund to James Piper in the amount of \$1,217.55 due to a homestead exemption, an over-65 exemption, and a freeze change granted by Harris County Appraisal District. [TAXR 19-100](#)
Recommended Action: Approve the tax refund to James Piper.
26. Approval of tax refund to Alberto & Claudia L Baez in the amount of \$548.45 due to a homestead exemption granted by Harris County Appraisal District. [TAXR 19-101](#)
Recommended Action: Approve the tax refund to Alberto & Claudia L. Baez.
27. Acceptance of completion of the Waterline Rehabilitation on Georgia Avenue, East P Street and installation of new 12-inch valves on Center Street. [ACT 19-033](#)
Recommended Action: Staff recommends City Council accept completion of this project.
28. Acceptance of completion of Regency Park Sanitary Sewer Rehabilitation Project. [ACT 19-035](#)
Recommended Action: Staff recommends City Council accept completion of this project.
29. Acceptance of the completion of Tyler Technologies INCODE 10 Upgrade Phase I Project [ACT 19-036](#)
Recommended Action: Staff recommends acceptance of Phase I of this project.
Attachments: [Tyler Invoice](#)
[Tyler PSLO](#)
[Tyler Invoice 025274984](#)
30. Acceptance of Quarterly Investment Report for the quarter ended September 30, 2019. [RPT 19-054](#)
Recommended Action: Accept the Investment Report for the Quarter Ended September 30, 2019.
Attachments: [2019 4Q Investment Report](#)
-

The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.

31. Acceptance of the Deer Park Community Development Corporation's quarterly report for the period of July 1, 2019 - September 30, 2019. [RPT 19-055](#)

Recommended Action: Accept the Deer Park Community Development Corporation's quarterly report for the period of July 1, 2019 - September 30, 2019.

Attachments: [DPCDC 4th Q Report Cumulative 102819](#)

32. Authorization to purchase a John Deere 310L Backhoe loader via the Buyboard Contract #515-18 [PUR 19-029](#)

Recommended Action: Recommendation is to approve authorization to purchase a John Deere 310L Backhoe loader via the Buyboard Contract #515-18

Attachments: [John Deere Backup.pdf](#)

NEW BUSINESS

33. Consideration of and action on a referral to the Planning and Zoning Commission for a Specific Use Permit from the request of Reformation Temple Church to conduct church services at 2033 Pickerton Drive. [SUP 19-008](#)

Recommended Action: Refer to Planning and Zoning to schedule a Public Hearing.

Attachments: [2033 Pickerton \(Reformation Temple Church\)](#)

34. Authorization to purchase through the Buy-Board the services of Fuquay, Inc. for the Jefferson Ave. Drainage Rehabilitation Project. [PUR 19-027](#)

Recommended Action: Authorize staff to purchase through the Buy-Board the services of Fuquay, Inc. for the Jefferson Ave. Drainage Rehabilitation Project.

35. Consideration of and action on the authorization to purchase from Vaught Services, Inc., through the TIPS Cooperative Purchasing Program to perform Storm Sewer Rehabilitation on New Orleans St. [PUR 19-028](#)

36. Consideration of and action on authorization to purchase a 2019 Freightliner M2-106 (Garbage Truck) for the Sanitation Division through the Houston-Galveston Area Council Cooperative Purchasing Program. [PUR 19-026](#)

Recommended Action: Approve the purchase of a 2019 Freightliner M2-106 (Garbage Truck) for the Sanitation Division through the Houston- Galveston Area Council Cooperative Purchasing Program.

Attachments: [HGAC Worksheet City of Deer Park 2021 M2-106 Rear Loader - Sanitation](#)

[Deer Park DP5000 10-14-19 - Sanitation](#)

[City of Deer Park 2021 M2-106 Freightliner Rear Loader - Sanitation](#)

The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.

37. Authorization to seek bids to obtain lease-purchase financing for a new 2019 Freightliner M2-160 Garbage Truck for the Sanitation Division. [AUT 19-057](#)

Recommended Action: Authorize the City to seek bids to obtain lease-purchase financing for a new 2019 Freightliner M2-160 Garbage Truck for the Sanitation Division.

38. Consideration and action on purchasing a Heating, Ventilation and Air Conditioning Building Automation System and Outside Air and Return Air Dampers for the Deer Park Police Department from Johnson Controls through the TIPS (The Interlocal Purchasing System) (CCPD Funded). [PUR 19-024](#)

Recommended Action: Approve purchase.

Attachments: [City of Deer Park Police Station - JCI Controls Proposal rev04 \(2-20-2019\)](#)

39. Consideration of and action on authorization to purchase a 2019 Ford F-550 Chassis 4x2 SD Regular Cab with a Versa Lift SST-40-EIH (40 ft. telescopic aerial platform lift) through the BuyBoard Cooperative Purchasing Program. [PUR 19-025](#)

Recommended Action: Authorization to purchase a 2019 Ford F-550 Chassis 4x2 SD Regular Cab with a Versa Lift SST-40-EIH (40 ft. telescopic aerial platform lift) through the BuyBoard Cooperative Purchasing Program.

Attachments: [Bucket Truck - Traffic department](#)

40. Authorization to seek bids to obtain lease-purchase financing for a new 2019 Ford F-550 Chassis 4x2 SD Regular Cab with a Versa Lift SST-40-EIH (40 ft. telescopic aerial platform lift) for the Traffic Division. [AUT 19-055](#)

Recommended Action: Authorize the City to seek bids to obtain lease-purchase financing for a new 2019 Ford F-550 Chassis 4x2 SD Regular Cab with a Versa Lift SST-40-EIH (40 ft. telescopic aerial platform lift) for the Traffic Division.

41. Consideration of and action on entering into an agreement for engineering services for the Rehabilitation of the Pasadena Blvd Ground Storage Tank. [AGR 19-040](#)

Recommended Action: Staff recommends entering into an agreement with Dunham Engineering for a cost of \$65,000 for their services on this project.

Attachments: [2018 Pasadena Blvd. GST Rehab LOA](#)

42. Consideration of and action on entering into an agreement with Ardurra Group, LLC for engineering services for installation of residual control systems at the P Street and Avon sites. [AGR 19-039](#)

Recommended Action: Staff recommends entering into the agreement with Ardurra Group, LLC.

Attachments: [Agreement with Arudra](#)

The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.

43. Consideration of and action on an agreement with Burditt Consultants, LLC [AGR 19-041](#)
for professional services for the development of construction design
services for Phase I of the Hike and Bike Trails (Type B Funded).

Recommended Action: Authorize entering into an agreement with Burditt Consultants, LLC for professional services for the development of construction design services for Phase I of the Hike/Bike Trails project.

Attachments: [Phase 1 Hike and Bike-Trail AGREEMENT FOR ARCHITECTURAL SERVICE](#)

44. Consideration of and action on an agreement with Community Center [AGR 19-042](#)
Preschool for a one year contract extension for school year 2020-2021.

Recommended Action: Approve the one year contract extension with Community Center Preschool for school year 2020-2021.

Attachments: [Signed Preschool Contract renewal 20-21.pdf](#)

45. Consideration of and action on the selection of one of the options for the [AUT 19-054](#)
repair/placement of the arches/columns at the entrance to the Court and
Theatre Building from Carnes Engineering, Inc.

Recommended Action: Approval of repair option from Carnes Engineering, Inc.

Attachments: [Deer Park Courthouse Inspection Report and Analysis final](#)

46. Consideration of and action on the adoption of a policy regarding [ADT 19-004](#)
fundraisers at Parks and Recreation Department facilities.

Recommended Action: Approve the adoption of a policy regarding fundraisers at Parks and Recreation Department facilities.

Attachments: [CITY OF DEER PARK fundraising application](#)

47. Consideration of and action on an ordinance authorizing the issuance and [ORD 19-100](#)
sale of the City of Deer Park, Texas, Certificates of Obligation, Series
2019; levying a tax and providing for the security and payment thereof; and
enacting other provisions relating thereto.

Recommended Action: Approve the ordinance authorizing the issuance and sale of the City of Deer Park, Texas, Certificates of Obligation, Series 2019.

Attachments: [2019 CO - Draft Ordinance 11.05.19](#)

48. Consideration of and action on an ordinance appointing one member of the [ORD 19-101](#)
Crime Control and Prevention District of the City of Deer Park.

Recommended Action: Approve the ordinance.

Attachments: [Crime Control and Prevention-1 Member-11-2019](#)

The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.

49. Consideration of and action on an ordinance appointing one member of the Fire Control, Prevention and Emergency Medical Services District of the City of Deer Park.

[ORD 19-102](#)

Recommended Action: Approve the ordinance.

Attachments: [Appt Fire Control Emergency Medical Service-1 member-Nov 2019](#)

50. Consideration of and action on an ordinance approving revisions to the Leadership and Part Time Employee Pay Range Charts of the City of Deer Park.

[ORD 19-104](#)

Recommended Action: Approval of the ordinance.

Attachments: [Ord-Revised Leadership and Part Time Classification and Pay Scales_11-05-19](#)
[FINAL 19_20 PAY SCALES_10_24 VERSION](#)

ADJOURN

Shannon Bennett, TRMC
City Secretary

Posted on Bulletin Board
November 1, 2019

City Hall is wheelchair accessible and accessible parking spaces are available. Hearing assistance devices are available. Requests for accommodations services must be made 72 hours prior to any meeting. Please contact the City Secretary's office at 281-478-7248 for further information.

The Mission of the City of Deer Park is to deliver exemplary municipal services that provide the community a high quality of life consistent with our history, culture and unique character.