



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, City Secretary  
Jim Fox, City Attorney

*On Tuesday, May 18, 2021 Governor Greg Abbott issued Executive Order GA-36 prohibiting government entities from mandating masks or face coverings. Please be advised that effective immediately, the use of masks or face coverings within City of Deer Park facilities is no longer required on the part of visitors.*

*In order to help prevent the spread of the virus that causes COVID-19, the City of Deer Park continues to encourage the public attending the meeting to:*

- 1. Maintain at least 6 feet separation from other individuals.*
- 2. Self-screen before going into the meeting for any of the following new or worsening signs or symptoms of possible COVID-19: (Cough, Shortness of breath or difficulty breathing, Chills, Repeated shaking with chills, Muscle pain, Headache, Sore throat, Loss of taste or smell, Diarrhea, Feeling feverish or a measured temperature greater than or equal to 100.0 degrees Fahrenheit, Known close contact with a person who is lab confirmed to have COVID-19, Wash or disinfect hands upon entering the building and after any interaction with others in the building.*
- 3. Consider wearing cloth face coverings (over the nose and mouth) when entering the building, or when within 6 feet of another person who is not a member of the individual's household.*

*This Executive Order does not prevent visitors from voluntarily continuing to wear face coverings/masks.*

*Ordinance #4248*

*Resolution #2021-06*

## **CALL TO ORDER**

*The 1783rd meeting of the Deer Park City Council.*

## **INVOCATION**

## **PLEDGE OF ALLEGIANCE**

## **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.*

## **PRESENTATIONS**

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*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.*

1. Presentation - Recognition of the San Jacinto United Soccer Club's 2020-2021 accomplishments.

[PRE 21-022](#)

**Recommended Action:** Wild applause.

**Department:** City Council

2. Proclamation for Safety Week.

[PRO 21-009](#)

**Recommended Action:** Proclaim National Safety Week in Deer Park: June 28 - July 2, 2021.

**Attachments:** [Safety Week 2021](#)

3. Presentation to Kristin Edwards.

[PRE 21-025](#)

**Recommended Action:** Express appreciation to Kristin for a job well done!

## PUBLIC HEARINGS

4. Joint Public Hearing from the request of Zhiyong Liu and Lin Lin to rezone 1812 Center Street TR 143A, Deer Park Outlots, from General Commercial (GC) to Office and Professional (OF) to build a multi-tenant building for general professional offices.

[JPH 21-004](#)

**Recommended Action:** Hear comments for or against the request

**Department:** City Secretary's Office

**Attachments:** [Liu \(1812 Center\)](#)

[1812 Center St.](#)

## AWARDING/REJECTING BIDS

5. Awarding bid for the Yard Pipe Painting Project at the Surface Water Treatment Plant.

[BID 21-018](#)

**Recommended Action:** Staff recommends awarding the project to D&M Tank, LLC based on their low bid.

**Department:** Public Works

## CONSENT CALENDAR

6. Approval of minutes of workshop meeting on June 1, 2021.

[MIN 21-064](#)

**Recommended Action:** Approval

**Attachments:** [CC\\_MW\\_060221](#)

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7. Approval of minutes of regular meeting on June 1, 2021.

[MIN 21-065](#)

**Recommended Action:** Approval

**Attachments:** [CC MR 060221](#)

8. Approval of tax refund to TTT Bayou Business Park LLC in the amount of \$2,809.49 due to a value decrease granted by Harris County Appraisal District.

[TAXR  
21-055](#)

**Recommended Action:** Approve the tax refund to TTT Bayou Business Park LLC.

**Department:** Finance

9. Approval of tax refund to TTT Bayou Business Park LLC in the amount of \$1,466.56 due to a value decrease granted by Harris County Appraisal District.

[TAXR  
21-056](#)

**Recommended Action:** Approve the tax refund to TTT Bayou Business Park LLC.

**Department:** Finance

10. Approval of tax refund to Framo Houston Inc. in the amount of \$1,704.80 due to a value decrease granted by Harris County Appraisal District.

[TAXR  
21-057](#)

**Recommended Action:** Approve the tax refund to Framo Houston Inc.

**Department:** Finance

11. Approval of tax refund to W. D. Phylas Lawther EST/PSP in the amount of \$521.93 due to a value decrease granted by Harris County Appraisal District.

[TAXR  
21-058](#)

**Recommended Action:** Approve the tax refund to W. D. Phylas Lawther EST/PSP.

**Department:** Finance

12. Approval of tax refund to Prdpark Holdings LLC in the amount of \$1,351.87 due to a value decrease granted by Harris County Appraisal District.

[TAXR  
21-059](#)

**Recommended Action:** Approve the tax refund to Prdpark Holdings LLC.

**Department:** Finance

13. Approval of tax refund to Herbert P. & Connie C. Woitena in the amount of \$775.31 due to a homestead exemption, a disability, and a freeze change granted by Harris County Appraisal District.

[TAXR  
21-060](#)

**Recommended Action:** Approve the tax refund to Herbert P. & Connie C. Woitena.

**Department:** Finance

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14. Approval of tax refund to Refund Advisory Corp. in the amount of \$673.49 due to a homestead exemption, an over-65 exemption, and a freeze change granted by Harris County Appraisal District. [TAXR 21-061](#)
- Recommended Action:** Approve the tax refund to Refund Advisory Corp.
- Department:** Finance
15. Approval of tax refund to Lifting Gear Hire Corporation in the amount of \$2,136.74 due to a value decrease granted by Harris County Appraisal District. [TAXR 21-062](#)
- Recommended Action:** Approve the tax refund to Lifting Gear Hire Corporation.
- Department:** Finance
16. Approval of tax refund to Interurban Wilshire, LLC in the amount of \$11,423.00 due to a value decrease granted by Harris County Appraisal District. [TAXR 21-063](#)
- Recommended Action:** Approve the tax refund to Interurban Wilshire, LLC.
- Department:** Finance
17. Approval of tax refund to Victory Park LLC in the amount of \$16,144.32 due to a value decrease granted by Harris County Appraisal District. [TAXR 21-064](#)
- Recommended Action:** Approve the tax refund to Victory Park LLC.
- Department:** Finance
18. Approval of tax refund to Partnership Underwood LP in the amount of \$4,809.08 due to a value decrease granted by Harris County Appraisal District. [TAXR 21-065](#)
- Recommended Action:** Approve the tax refund to Partnership Underwood LP.
- Department:** Finance
19. Approval of tax refund to Partnership Underwood LP in the amount of \$5,806.82 due to a value decrease granted by Harris County Appraisal District. [TAXR 21-066](#)
- Recommended Action:** Approve the tax refund to Partnership Underwood LP.
- Department:** Finance
20. Approval of tax refund to Stockard Realty Partnership LTD in the amount of \$2,664.82 due to a value decrease granted by Harris County Appraisal District. [TAXR 21-067](#)
- Recommended Action:** Approve the tax refund to Stockard Realty Partnership LTD.
- Department:** Finance
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21. Approval of tax refund to Corelogic in the amount of \$1,137.47 due to an overpayment granted by Harris County Appraisal District.

[TAXR  
21-068](#)

**Recommended Action:** Approve the tax refund to Corelogic.

**Department:** Finance

22. Authorization to seek Request for Qualifications (RFQ) for professional engineering services for the planning, design and construction phase services for the 2021 Street Improvement project.

[AUT 21-026](#)

**Recommended Action:** Approval to seek Requests for Qualification (RFQ) for 2021 Street Bond project.

23. Acceptance of completion of the renovations to the golf course bunkers at the Battleground Golf Course by Fusion Golf, LTD.

[ACT 21-013](#)

**Recommended Action:** Recommendation is to accept of the renovations to the golf course bunkers at the Battleground Golf Course by Fusion Golf, LTD.

24. Acceptance of the Quarterly Financial Report for the Fiscal Year 2020-2021 second quarter ended March 31, 2021.

[ACT 21-014](#)

**Recommended Action:** Accept the quarterly financial report for the Fiscal Year 2020-2021 second quarter ended March 31, 2021.

**Department:** Finance

**Attachments:** [2021 2Q Financial Report](#)

## NEW BUSINESS

25. Consideration of and action on an ordinance to amend the Fiscal Year 2020-2021 Budget for the Police Department for additional funds related to the emergency generator.

[ORD 21-047](#)

**Recommended Action:** Approve the ordinance to amend the Fiscal Year 2020-2021 Budget for the Police Department for additional funds related to the emergency generator.

**Attachments:** [Ord - Amend Budget FY21 PD Generator](#)

[Proposal - Waukesha-Pearce \(PD\)](#)

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26. Consideration of and action on authorization for the purchase and installation of various capital improvement items at: 1) Public Works - Transfer Station and 2) Police Department Station. [PUR 21-016](#)

**Department:** Public Works

**Attachments:** [Generac 80 KW - spec sheet](#)

[New Shower Floor Plan](#)

[New Shower Floor Plan \(1\)](#)

[Transfer Station Shower Remodel](#)

[Transfer Station Restroom Below Stairs](#)

27. Consideration of and action on seeking a grant from Shell USA in the amount of \$5000 to provide funding for the upcoming Deer Park Animal Shelter Woofstock pet adoption event. [GRT 21-002](#)

**Recommended Action:** Recommend Approval.

**Department:** Chief of Police Grigg and Police

28. Consideration of and action on seeking a grant from Shell USA in the amount of \$5000 to provide funding for the purchase of tactical gunshot and trauma kits for marked Police patrol units. [GRT 21-003](#)

**Recommended Action:** Recommend approval.

**Department:** Chief of Police Grigg and Police

**Attachments:** [trauma kit.pdf](#)

29. Consideration of and action on an ordinance establishing a new Article IV-“Wireless Network Providers” for the purpose of regulating wireless network providers in City right-of-way. [ORD 21-049](#)

**Recommended Action:** Staff recommend approval

**Attachments:** [ord210525 Cell Nodes\\_revised CLEAN final](#)

[3e9b73f6-7799-47a3-a532-5f9b4b13f8c5](#)

[17dbd758-8f1e-4f79-87cd-a0838c8f326f](#)

30. Consideration of and action on an ordinance amending Appendix B-Section 94-106(b) to add “Wireless Network Providers Fee Schedule” to the Code of Ordinances. [ORD 21-050](#)

**Recommended Action:** Recommend approval

**Attachments:** [APPENDIX B-SECTION 94-106\(b\)-5-26-21](#)

[EXHIBIT “A”](#)

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31. Consideration of and action on an ordinance approving the VOPAK MODA HOUSTON, LLC. Industrial District Agreement.

[ORD 21-046](#)

**Recommended Action:** Approve the ordinance.

**Attachments:** [Ord. Vopak Terminal-2021](#)

[VMH\\_001 Agreement](#)

[Exhibit A-1](#)

[Exhibit A-2](#)

[Exhibit A-3](#)

[Exhibit A-4](#)

[Exhibit A-5](#)

[Exhibit A-6](#)

[Exhibit A-7](#)

[Exhibit B](#)

32. Consideration of and action on the results of the joint public hearing and a proposed ordinance from the request of Zhiyong Liu and Lin Lin to rezone 1812 Center Street TR 143A, Deer Park Outlots from General Commercial (GC) to Office and Professional (OF) to build a multi-tenant building for general professional offices.

[ORD 21-052](#)

**Recommended Action:** Approve the ordinance.

**Attachments:** [Rezone ord 1812 Center](#)

## ADJOURN

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Shannon Bennett, TRMC  
City Secretary

Posted on Bulletin Board  
June 11, 2021

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

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