

**STATE OF TEXAS**

**COUNTY OF BRAZORIA**

**CITY OF BRAZORIA**

The City of Brazoria convened in Workshop & Special Meeting January 22, 2018 at 6:00 p.m. with the following to-witt:

Gail Logsdon	Councilwoman Position #2
Gary Kersh	Mayor Pro-Tem
Roger Shugart	Councilman Position #4
Susan Parker	Councilwoman Position #5

City Personnel Present:

Teresa Borders	City Manager
Sheila Williams	City Secretary
Neal Longbotham	Police Chief
David Jordan	Public Works Director

**A. CALL TO ORDER SPECIAL MEETING.**

Mayor Pro-Tem Kersh called the Special Meeting to order at 6:01 p.m. Councilman Shugart opened in prayer and led pledges to American & Texas flags.

**B. CONSIDERATION/ACTION TO AUTHORIZE CITY MANAGER TO SIGN LOAN FROM BRAZORIA MANOR APARTMENTS REHAB PROJECT AUTHORIZED BY RESOLUTION #15-005.**

City Manager Borders explained for them to qualify they had to have a matching CD from the city. We would sign for the loan but they would put the money up in the form of a CD and make the payments. Motion was made by Councilwoman Logsdon to authorize City Manager Borders to sign loan from Brazoria Manor Apartments Rehab Project authorized by Resolution #15-005. A second was made by Councilman Shugart. Motion carried unanimously.

**C. ADJOURN SPECIAL MEETING AND CALL TO ORDER WORKSHOP.**

Mayor Pro-Tem Kersh adjourned Special Meeting and called to order workshop at 6:03 p.m.

**D. DISCUSSION OF TAKING OVER MAINTENANCE FROM BRAZORIA LIBRARY BOARD FOR THE MAINTENANCE OF THE BRAZORIA COMMUNITY LIBRARY BUILDING.**

Jenny Raska, Treasurer of the library board explained the expenses over the last few years. This Library is the only one in Brazoria County that is not owned by the city. She explained the major repairs to the AC system took a chunk out of their funds. They have dwindled down to \$23,000 in the bank. They are not able to keep up with the maintenance. Mayor Pro-Tem Kersh asked if they had any immediate concerns. Jonathan Champagne with the Library Board explained that no not now but yes in 2-3 years from now. He thought putting a donation on water bills would be good. He just wants to get the dialogue going. He also said they are looking to expand members on the board. Councilwoman Parker asked if they go out for bids locally when repairs are needed. Mr. Champagne explained they get 3 bids from local businesses. Councilwoman Logsdon said they need to promote the Library in different ways for younger people. Mayor Pro-Tem Kersh said they need to organize an auction and he will donate time. Councilwoman Parker said she thinks the idea of putting \$ on bill was good. She didn't realize libraries were used that much. Mr. Champagne said that Mary Henneberg has done a good job keeping the council notified of the library board doings. The board wants to be transparent and is willing to give their

budget to council. Councilwoman Parker asked if they still collect overdue fees. Mr. Champagne said yes. Mayor Pro-Tem Kersh explained the garage sale the Lions Club used to hold brought in around \$10,000. If they could get another organization to hold it for them would be good. Mayor Pro-Tem Kersh said they will consider what the city could do.

**E. DISCUSSION OF SALVAGE YARD AND MOTOR STORAGE BUSINESSES FOR ORDINANCE #18-003.**

City Manager Borders explained from the input she received on this ordinance she has changes made. Storage Yards are regulated by the state. Mayor Pro-Tem Kersh explained he would like the fencing to not have tin. City Manager Borders said that all the storage items have to be behind a fence. Bubba Davis said he would like to see the gate be able to swing either way not just out or in. City Manager Borders said 7 months on premise and then needs to be behind a fence. She also explained the dumpsters need to be behind a fence. Bill Powell explained he has no room for his dumpster to be behind a fence. Councilwoman Logsdon said she sees stuff piled on poly carts all around. Councilman Shugart said to remove the fencing around dumpsters.

Councilwoman Parker asked the definition between salvage and storage yards. She would like to go section by section instead of jumping around. City Manager Borders said Section 2 we will add board fences only.

Remove Section 3, Section 4 –b(1) change for gate to swing both ways and she will check to see law on that.

Bubba Davis explained the ritual of when people leave cars. Mayor Pro-Tem Kersh said the gate needs to be 6 – 8 foot high otherwise.

Section 6 take out the word adjacent. Kirby Jordan feels the Police Dept. is not patrolling because cars are parked in ditches for months and in city right-of-ways.

Section 7 Councilwoman Parker would like to see consistent signage with 4” lettering with name, address and phone#.

Section 8 Bubba Davis questioned the 500 gallons per drum at a time. City Manager Borders suggested putting to “follow all EPA regulations concerning containment.

Section 14, Councilman Shugart asked the purpose of a permit. City Manager Borders explained it was to make sure the business is set up properly.

Section 15, 16, 17, 18 and 19 removed due to no permits or applications being needed. That will all go through Code Enforcement.

Section 20 is all the legal wording needed.

**F. DISCUSSION OF ITEMS TO BE REPLACED OR REPAIRED IN THE CITY OF BRAZORIA IN NEXT TWO YEARS.**

Mayor Pro-Tem Kersh would like the years changed to 5 years. City Manager Borders explained the items that the engineers office is working on is Northside sewer, main line sewer, gas system and pipe line on this side of river and water tank. Mayor Pro-Tem Kersh would also like to see us figure growth into our sewer and water.

He would like to see annexing the new Dollar General Store and D & L Propane. Councilwoman Parker said County Road 903 was interested in being annexed. Councilman Shugart would like the water tower and water tank be painted. City Manager said whatever TCEQ would let us do. He would also like the water line along track and have the engineering on drainage done. He would like the ditch Steve Barrera owns widened.

Councilman Kersh said he would like the outfall ditches de-brushed some. Public Works Director explained last time they were the railroad had some of their tracks washed out. Councilwoman Logsdon would like to add the library. Public Works Director said what has been turned over to engineers is 400,000 water tank, 800,000 water tank, sewer line to plant, sewer line North of tracks, water tower and alternate gas supply.

Kirby Jordan explained the parking on street causes dirt in ditch. Asphalt breaks on the road. Broken vehicles in ditches for months not being done something with.

Councilwoman Parker would like to see Economic Development because she feels we are missing opportunities for businesses. She sees other cities growing and Brazoria is not. Bubba Davis said he sees no difference in any city from Brazoria. Brazoria had to wait until someone died to grow. Councilman Shugart said the bonds will be paid off in 2019 so he would like to see something done with sewer plant so it won’t go down again in a flood.

Kirby Jordan asked about the gas lines being re-located when the 4 lanes are built on highway 332. City Manager Borders said that will have to be done at cities expense. Mayor Pro-Tem Kersh explained it takes 67% of the citizens to pass a bond. Councilman Shugart thinks if you’re not raising taxes there should be no problem. Councilman Shugart appreciated all the garage owners for coming out and giving input.

**G. ADJOURN WORKSHOP.**

Mayor Pro-Tem Kersh adjourned Workshop at 7:31 p.m.

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Gary Kersh, Mayor Pro-Tem

ATTEST:

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Sheila Williams, City Secretary