

REGULAR COUNCIL MEETING – November 13, 2017

The City Council of the City of La Grange met in Regular Session on Monday, November 13, 2017 in the City Hall Council Chambers at 155 E. Colorado St. with the following members present: Mayor Janet Moerbe, Councilmember Bonnie Busch, Mayor Pro tem John J. Cernosek, Councilman John Eilert, Councilman Pat Janca, Councilman Ken Taylor, Councilmember Kathy Weishuhn and Councilmember Violet Zbranek. Councilmember Deborah Bradley was absent. Staff present: City Manager Shawn Raborn, Chief of Police David Gilbreath, and City Secretary Lisa Oltmann. Visitors: Andy Behlen, Jackie Skelton, Kenneth Couch, Tom Hudson, Tex Parker, Michelle Meyer and others.

Mayor Moerbe called the meeting to order. Councilmember Kathy Weishuhn gave the invocation.

Under Petitions Mr. Tex Parker addressed the council with various items which included inquiries as related to how to obtain a copy of the international building code.

The first item was a report on the efforts of the La Grange Area Disaster Recovery Team. Kenneth Couch with the La Grange Area Disaster Recovery Team (LGADRT) addressed the council on their efforts. There are currently seventeen families receiving some type of assistance from LGADRT, nine families are being processed, and the wait list included 81 families. This process has been done by volunteers only up to this morning; there are now 2 full-time caseworkers thru the Workforce Commission that will be able to assist in this process. Some volunteer groups which have committed to coming and assisting LGADRT include Texas Baptist Men, Methodist Volunteer and Mission, and after the New Year members of the Mennonite Disaster Assistance. LGADRT is also working with a variety of non-profits including the Bastrop Family Crisis Center; helping with a toy drive for children affected by the flood; as well as passing out care packages at the Food and Fellowship dinners which are being held for the flood victims and LGADRT also provides some supplies for these dinners.

The next item was to discuss and or consider appointments to the La Grange Housing Authority Board. The term for The La Grange Housing Authority's Board of Commissioners Joy Robinson, William "Bill" Asbill, and Jerral Brown expired in June 2017. Ms. Robinson and Mr. Asbill agreed to the reappointment however, Mr. Brown declined the reappointment. It is the recommendation of the Commissioners to reappoint Ms. Robinson and Mr. Asbill and to appoint Ms. Jackie Daniels to fill the vacancy. **MOTION** Councilmember Weishuhn, **SECOND** Councilman Ken Taylor to approve this recommendation. Motion carried.

The next item was to discuss and or consider a Resolution Designating Authorized Signatures for Contractual and Grant Fund Documents pertaining to the Texas

Community Block Grant Program (TxCDBG) Contract #7217249. Staff is requesting council authorization to designate the following individuals to sign documents related to the Texas Community Development Block Grant Project: Mayor Janet Moerbe, City Manager Shawn Raborn, Mayor Pro-tem John J. Cernosek, and City Secretary Lisa Oltmann. **MOTION** Mayor Pro-tem Cernosek, **SECOND** Councilmember Busch to approve staff's request. Motion carried. **INSERT #1**

The next item was to discuss and or consider extending waiving building permit and associated construction fees related to reconstruction of flooded structures. Staff is requesting that council consider extending the waiver period for permit fees associated with the reconstruction of impacted properties. Council approved the fee waive in September with an expiration date of November 3rd. Staff is requesting that the fee waiver is extended until May 31, 2018. **MOTION** Councilman Janca, **SECOND** Councilmember Zbranek to approve staff's recommendation and waive the building permit and associated construction fees related to reconstruction of flooded structures until May 31, 2018. Motion carried.

The next item was to discuss and or consider modifications to the manufactured home park ordinance to define age of manufactured homes allowed in the community. Over the summer the General Services Committee reviewed modifications to the manufactured home ordinance. Due to the storm and resulting damage any changes to the existing ordinance have been put on hold. Over the past month the city has received a number of requests for information regarding the placement of manufactured homes on vacant lots in the community. Staff would like to see if council might be ready to review a minor change to the existing ordinance. Staff would propose that an additional requirement be included in the ordinance that states new manufactured homes shall not be more than 2 years removed of the current year to be placed in the community. We would also define a Used Manufactured Home in the Ordinance: Used Manufactured Homes: Manufactured Homes that have been in use at another location, i.e. "Used" Manufactured homes shall be inspected by the Building Official prior to the Used Home being moved onto a proposed site for installation and occupancy. A permit to install a Used Manufactured Home shall not be issued until the Used Home has been restored in accordance with state and federal law, and shall not be allowed to be moved onto a proposed site for making the required repairs, until a city inspector certifies that the Used Home is in a habitable condition. All built in appliances, heating and cooling equipment, smoke detectors, electrical and plumbing equipment and fixtures shall be operational and safe. The supporting framework and finish materials of interior and exterior walls, floors, ceilings, and roof shall be sound, complete and without unusual deteriorations, wear or damage. The exterior doors and windows shall be functional for their intended purposes and shall be without holes, broken frames, or broken glass. Broken windows, doors, and other holes in the exterior shall not be boarded up with dissimilar materials in place of being repaired or replaced. Any significant modifications of the original design and configuration of a Used Manufactured Home shall be made to comply with the

construction codes (Building, Electrical, Energy Conservation, Fire, Mechanical, and Plumbing) adopted by the City. This item was brought to council for discussion purposes at this meeting. After discussion it was the consensus of the council that staff continues to work on this item.

The next item was to discuss and or consider approval of October 2017 minutes. **MOTION** Councilmember Zbranek, **SECOND** Mayor Pro tem Cernosek that the minutes be approved. Motion carried.

City Council Committee Reports

The Library Board met this past week. Work continues on the Storyboard Walk In The Park. The shop class at LGISD will build the displays. Approval has been received from the author as well as the publisher for the book(s) being considered for the project.

Chief of Police Update

The department continues to receive reports from individuals being “Skimmed”. Some of the other items worked on recently within the department include a Fraud case which has been solved, and also an accident which damaged the fence at the city cemetery and a light pole.

City Manager Update

LCRA will submit to FEMA for modifications for damage at White Rock Park as a result of the storm.

Sales tax was up for purchases in the month of September

Trick or Treat on the square went well. Main Street is now working on Schmeckenfest. Last Thursday the Art Stroll was held around the square, this was organized by some of the local merchants and Main Street partnered with the event. The event was well done. City crews will begin decorating for the holiday season this week.

At 6:55pm a **MOTION** was made by Councilmember Weishuhn, with a **SECOND** by Councilmember Zbranek that the meeting be adjourned. Motion carried.

Lisa Oltmann, City Secretary

These Minutes Approved by City Council on:

Janet Moerbe, Mayor

REGULAR COUNCIL MEETING – November 27, 2017

The City Council of the City of La Grange met in Regular Session on Monday, November 27, 2017 in the City Hall Council Chambers at 155 E. Colorado St. with the following members present: Mayor Janet Moerbe, Councilmember Bonnie Busch, Councilmember Deborah Bradley, Mayor Pro tem John J. Cernosek, Councilman John Eilert, Councilman Pat Janca, Councilman Ken Taylor, Councilmember Kathy Weishuhn and Councilmember Violet Zbranek. Staff present: City Manager Shawn Raborn, Chief of Police David Gilbreath, and City Secretary Lisa Oltmann. Visitors: Andy Behlen, Jackie Skelton, Kenneth Couch, Tom & Robin Hudson, Shirley Hudson, Jacki Short and others.

Mayor Moerbe called the meeting to order. Councilmember Deborah Bradley gave the invocation.

Under Petitions Jacki Short addressed the council on signage.

The first item was to review CenterPoint Energy Rate increase request. The next item is to discuss and or consider a resolution suspending proposed rate increase by CenterPoint Energy Entex. A request was received from CenterPoint Energy Entex to increase the current base residential rate. Entex is proposing to increase the base residential gas rate by \$2.76 per month effective December 21, 2017. This request will modify the current monthly rate and also allow for the gas reliability infrastructure program (“GRIP”) adjustments to also become part of the base rate. This change is a formal rate change and we have the ability to review this change in greater detail than the GRIP rate modifications. Under the Texas Gas Utility Regulatory Act, ENTEX is required to file with the City of La Grange a “Statement of Intent” at least thirty-five days prior to any rate changes. No action is required by the city to permit the proposed rate to go into effect. If the council believes that the proposed rate is not appropriate, we may request a hearing to consider the rate change and suspend the rate increase for a period of 90 days. Staff recommends that council suspend the current rate increase at this time to allow for additional time to review the proposed rate increase. We will have an opportunity over the next few months to decide if we want to participate with other cities on filing a formal protest to the proposed rates. The resolution presented to council includes information which we had used in 2006 such as the law firm used. This information is not necessary at this time. **MOTION** Mayor Pro tem Cernosek, **SECOND** Councilman Janca that we suspend the rate increase for ninety (90) days. Motion carried.

The next item was to discuss and or consider the reappointment of Janetta Morris and Mayor Janet Moerbe as Directors of MuniGas for an additional term to expire on June 15, 2022. Staff is requesting that Ms. Janetta Morris and Mayor Janet Moerbe be reappointed to the MuniGas Board of Directors with a term to expire on June 15, 2022. **MOTION** Councilman Eilert, **SECOND** Councilmember Zbranek to approve staff’s recommendation. Motion carried.

The next item was to discuss and or consider the appointment of Diana Stevens as a Director of Texas Municipal Gas Acquisition and Supply Corporation I and Texas Municipal Gas Acquisition and Supply Corporation III to fill the unexpired terms of Mr. Bill Jones. Staff is also requesting that Ms. Diana Stevens be appointed to the TexGas I and TexGas III Board of Directors to fill the unexpired terms of Mr. Bill Jones. Ms. Stevens is the High School Counselor and has expressed an interest in serving on city boards as a way to give back to the community. The TexGas I term will expire on August 15, 2021 and the TexGas III term will expire on August 15, 2020. **MOTION** Councilmember Zbrank, **SECOND** Councilmember Busch to approve staff's recommendation. Motion carried.

Chief of Police Update

During the month the department has worked eleven accidents with one being a major accident in which damage was done to the river bridge and the highway was shut down for several hours. They have also responded to two hundred, twenty-six (226) calls ranging from dog calls to missing person call.

City Manager Update

Small Business Saturday was held this past Saturday. Mostly positive feedback was received from merchants. Plans are being made for Schmeckenfest. The historical marker for the Casino Hall has been shipped. Work is being done on the railroad track thru town. There are some FEMA temporary housing units located at Country Way Village Park. CAPCOG will be handling the housing process for FEMA. All City Lift Stations are operations, some still need to have work done but they are functional. All city water wells are working.

At 6:25pm a **MOTION** was made by Councilmember Weishuhn, with a **SECOND** by Councilmember Zbrank that the meeting be adjourned. Motion carried.

Lisa Oltmann, City Secretary

These Minutes Approved by City Council on:

Janet Moerbe, Mayor