

**STATE OF TEXAS
COUNTY OF WALLER
CITY OF HEMPSTEAD**

BE IT REMEMBERED that on the 6th day of November A.D., 2023 at 6:00 P.M. the City Council met in a Regular Meeting at the Hempstead City Hall, 1125 Austin Street, Hempstead, Texas, there being present, to-wit:

Erica Gillum, Mayor
Lonnie Garfield, Mayor Pro-Tem
Cindy Pearce, Councilmember
Mildred Jefferson, Councilmember
Nora Hodges, Councilmember
Karon E. Neal, Councilmember

Bridgette Begle, City Attorney
Sabrina Alvarez, City Secretary

1. Call to order and invocation.

Mayor Erica Gillum called the meeting to order at 6:00 P.M. and Pastor Charles Tompkins gave the invocation.

2. Pledge of Allegiance.

The Pledge of Allegiance was given.

3. Public Comments.

No Public Comments.

4. Zoning Map Amendment request to rezone 400 Sheriff R. Glenn Smith Dr.; 65.781 acres of land situated in the Justo Liendo Survey, Abstract 41, Jared E. Groce, Abstract 13 from AR-Agricultural Residential to HC-Highway Commercial. (Planning & Zoning recommended approval on 10/2/2023)

a. Public Hearing

Public Hearing opened at 6:02 P.M.

Public Hearing closed at 6:02 P.M.

b. Consideration and action on an Ordinance of the City Council of the City of Hempstead amending the Zoning Map to rezone 400 Sheriff R. Glenn Smith Dr.; 65.781 acres of land situated in the Justo Liendo Survey, Abstract 41, Jared E. Groce, Abstract 13 from AR-Agricultural Residential to HC-Highway Commercial.

Councilmember Cindy Pearce asked if this was done before, City Secretary Sabrina Alvarez answered no. Mayor Pro-Tem Lonnie Garfield asked about the location of the property.

Councilmember Nora Hodges made a motion to approve the Ordinance. Councilmember Mildred Jefferson seconded the motion and carried.

5. **Zoning Map Amendment request to rezone 0.4011-acre west tract situated in the Justo Liendo Survey, A-41 Waller County, Texas from AR-Agricultural Residential to HC- Highway Commercial. (Planning & Zoning recommended approval on 10/2/2023)**

- a. **Public Hearing**

Public Hearing opened at 6:05 P.M.

Public Hearing closed at 6:05 P.M.

- b. **Consideration and action on an Ordinance of the City Council of the City of Hempstead amending the Zoning Map to rezone 0.4011-acre west tract situated in the Justo Liendo Survey, A-41 Waller County, Texas from AR-Agricultural Residential to HC-Highway Commercial.**

Councilmember Mildred Jefferson made a motion to approve the Ordinance. Councilmember Nora Hodges seconded the motion and carried unanimously.

6. **Zoning Matrix Amendment allowing for a Helicopter Pad Service in the following manner: “P” Use Permitted by Right in the following districts: “HC- Highway Commercial”.**

- a. **Public Hearing**

Public Hearing opened at 6:06 P.M.

Public Hearing closed at 6:06 P.M.

Councilmember Cindy Pearce asked if there were any protests, City Secretary Sabrina Alvarez answered no. Mayor Pro-Tem Lonnie Garfield asked about the helicopter landing at VF Outlet parking lot. Manager of Operations Kollye Kilpatrick stated they will continue to land there as well.

Councilmember Mildred Jefferson made a motion to approve the Amendment. Councilmember Nora Hodges seconded the motion and carried unanimously.

8. **Consideration and action to hire a Finance Director to oversee Hempstead Economic Development Corporation and the City of Hempstead finances.**

Councilmember Cindy Pearce asked if Hempstead Economic Development will pay half of the salary. She also asked if the position would be posted in the paper. Mayor Erica Gillum answered yes to both questions.

Councilmember Mildred Jefferson made a motion to approve hiring a Finance Director to oversee Hempstead Economic Development Corporation and the City of Hempstead finances. Mayor Pro-Tem Lonnie Garfield seconded the motion and carried unanimously.

7. Consideration and action on a Budget Amendment to allow for general contract labor funds to be used specifically for financial/accounting services.

Manager of Operations Kollye Kilpatrick stated in the budget there was \$20,000 in contract labor for IT, \$20,000 for Heavy Equipment Operator and \$20,000 for the Water Department. Those funds can be used for the financial/accounting services. Hempstead Economic Development Corporation Board will consider splitting the salary in their upcoming meeting on November 13, 2023. Councilmember Cindy Pearce stated that the city's part time finance consultant is willing to work Friday afternoons, no benefits, and no office needed with a total yearly salary of \$24,000.00.

Mayor Pro-Tem Lonnie Garfield made a motion to approve the Budget Amendment. Councilmember Mildred Jefferson seconded the motion and carried unanimously.

9. Consideration and action on a Resolution of the City Council of the City of Hempstead casting vote entitlement on the election of Directors of the Waller County Appraisal District.

Councilmember Nora Hodges made a motion to approve the Resolution. Councilmember Karon Neal seconded the motion and carried unanimously.

10. Consideration and action on awarding the Two-Mile Power Line Conductor Upgrade bid.

William Bissette with McCord Engineering stated that the city went out for bids multiple times and the city only received one bid totaling \$1,310,956.95. Councilmember Cindy Pearce stated that the power line was needed for the growth of the city.

Mayor Pro-Tem Lonnie Garfield made a motion to approve the bid. Councilmember Mildred Jefferson seconded the motion and it carried.

11. Presentations.

A. Mayor's Reports-

- a. HEDC Report-N/A
- b. Employee of the Month for August—Donald Shailow-Mr. Shailow keeps the grounds and city hall very clean.
- c. Employee of the Month for September-Scott Duncan-Mr. Duncan is the Street Superintendent and Safety Coordinator for the city. He is very attentive and gets the job done promptly.

- d. Department of the Month for August-Permit Department-Permits are down statewide and nationwide due to inflation.
- e. Department of the Month for September-Utility Department-The Utility department has a new crew; they work hard and will be training for the department.

B .Councilmember's Report-

- a. Lonnie Garfield-Asking for prayers for Superintendent O'Neil and family on the passing of his father.
- b. Nora Hodges-Presentation by Jerri Conrado from Langford Community Management Services on Grant Opportunities will be presented on November 20, 2023, city council meeting.

CLOSED SESSION

The City Council convened in Executive Session at 6:27 P.M.

12. Council will convene in closed session pursuant to Section 551.071 of the Texas Government Code for consultation with its attorney to seek advice on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct clearly conflict with the open meeting requirement.

13. Council will convene in closed session pursuant to Section 551.074 of the Government Code to deliberate the appointment and duties of a public employee.(Interim Municipal Court Judge)

14. Council will convene in closed session pursuant to Section 551.072 to deliberate the purchase, exchange, lease, or value of real property.

Executive Session closed at 7:00 P.M.

No action was taken in the Executive Session.

OPEN SESSION

15. Consideration and action on a Budget Amendment for the salary for the Interim Municipal Court Judge Dana Lewis.

Mayor Pro-Tem Lonnie Garfield made a motion to approve the Budget Amendment. The salary will be \$33,415.00 yearly and the back pay also approved from October 9, 2023. Councilmember Nora Hodges seconded the motion. **ALL AYES-Mayor Pro-Tem Lonnie Garfield, Councilmember Karon Neal, Councilmember Mildred Jefferson and Councilmember Nora Hodges. NO's-Councilmember Cindy Pearce. Motion carried.**

12. Adjourn City Council Meeting.

Mayor Pro-Tem Lonnie Garfield made a motion to adjourn the meeting at 7:03 P.M. Councilmember Mildred Jefferson seconded the motion and carried unanimously.

PASSED AND APPROVED this the 20th day of November, A.D., 2023.

APPROVED:

/s/: Erica Gillum, Mayor

ATTEST:

/s/: Sabrina Alvarez, City Secretary