

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

**BE IT REMEMBERED** that on the 4<sup>th</sup> day of March A.D., 2024 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

Charles Williams, 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 Public Works Director Fredrick Alexander gave the invocation.

**2. Pledge of Allegiance.**

The Pledge of Allegiance was given.

**3. Public Comments.**

Kollye Kilpatrick stated it was an honor and privilege to work with all of council, and wanted to apologize if at any time, it was not communicated in that way. On Friday March 4, 2024, he was given a letter of termination stating he was being terminated because of budget. He did not sign the letter because he did not agree with it. He stated this was a vindictive and targeted act. He stated the employees are being subjected to a hostile environment and council is aware of this. The negative image needs to change, he is requesting from council to have his termination reversed. He wrote an appeal letter to Mayor Gillum, and it was given back to him.

**4. Public Hearing**

**A. Proposed Annexation of an approximately thirty-three tract of land situated in the Josph Baker Survey, Abstract No.11 in Waller County, Texas being a residue of called 285 acre tract described in a deed date June 1889 and recorded in Volume 11, Page 285 of the official records of Waller County, Texas being a portion of the land described in a general warranty deed from Duella Sue Templet, ET Al to the Lauraine Group recorded in Volume 463, Page 331 of the deeds records of Waller County.**

Public Hearing opened at 6:06 P.M.  
Public Hearing closed at 6:08 P.M.

**B. Consideration and action on an Ordinance annexing the hereinafter described territory to the City of Hempstead, Waller County, Texas, and extending the boundary limits so as to include an approximately thirty-three acre tract of land within the city limits; granting to all the inhabitants of said property all the rights and privileges of other citizens and binding said inhabitants by all of the acts, ordinances, resolutions, and regulations of Hempstead; and adopting a service plan or agreement.**

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

**5. A Resolution of the City Council of the City of Hempstead, Texas approving a Project for the sale of 14.9 acres of land to H-E-B, L.P; Establishing March 18, 2024, and April 1, 2024, for the City Council Public Hearings regarding the Project; Authorizing the City Secretary to publish notice of such public hearings; making findings and containing other provisions related to the subject.**

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

**6. Presentation and discussion from Ben Rosenberg on Tax Notes, Series 2024.**

Ben Rosenberg, the city's financial consultant presented to council and update and discussion on Tax Notes, Series 2024. During 23-24 budget season there was a substantial amount of equipment needed in various departments. A list of equipment was emailed to Mr. Rosenberg of what was needed. It would be a tax increase, but payments would not start until October 2025. The city is waiting for the audit to be completed before Mr. Rosenberg can proceed. If the audit is finished in April of 2024, then the city can close on the tax notes in May. The tax notes will be paid for by property taxes, which would go up approximately two cents. This would be a seven-year term.

**7. Consideration and action on Consulting Agreement with Alan Younts for the City of Hempstead.**

Mayor Pro-Tem Lonnie Garfield made a motion to approve the consulting agreement with Alan Younts. Councilmember Mildred Jefferson seconded the motion and carried unanimously.

**8. Consideration and action on Special Council Engagement for Legal Services from Denton Navarro Rodriguez Bernal Santee & Zech P.C.(DNRBSZ)] Attorneys & Counselors at Law-City of Hempstead.**

Councilmember Cindy Pearce asked is this a service that Olson & Olson can provide? Attorney Charles Williams stated yes. EDC Director Ramiro Bautista stated these services would only project specific, there are several projects in process and the city seeks additional legal advice, with tax abatements. With the rotation of five attorneys in the past months it's crucial the city can have legal counsel and be of help. Councilmember Nora Hodges how many hours would they be

used for? EDC Director Ramiro Bautista stated he didn't know. Mayor Erica Gillum stated to council that the rotation of attorney's time is of the essence with the special projects in a timely manner. Mayor Erica Gillum stated they are talking to developers trying to bring businesses to the city and there is a lot of delay and miscommunication with Olson & Olson. Attorney Charles Williams stated that he has been in practice for 52 years, Attorney Zech is a good lawyer, and they are a good law firm. He stated Olson and Olson is available.

Councilmember Mildred made the motion to approve the engagement. No second motion, the motion dies.

### **9. Consideration, discussion, and action on proposed amendments to the Rules and Regulations for the City of Hempstead Cemeteries.**

Assistant City Secretary Leslye Gonzalez stated that changes were the concrete curbs or plastic barriers, are no longer allowed and solar or battery lights are permitted only if they are installed on the headstone or in the vases attached to it.

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

### **10. Consideration and action on a Bike Race Permit from USA Cycling for a Bike Race to be held on May 4, 2024.**

Councilmember Nora Hodges made a motion to approve the bike permit pending the proof of liability insurance. Councilmember Mildred Jefferson seconded the motion and carried unanimously.

### **11. Presentations:**

#### **A. Mayor Reports**

- 1. Update on Splashpad—its 99% complete, waiting on remote controls, should be ready by Easter Weekend.**
- 2. Public Funds Investment Act March 14<sup>th</sup>-15<sup>th</sup> Waco, TX-Mayor and City Secretary must take every two years, to stay compliant.**
- 3. ARCIT Conference April 3<sup>rd</sup>-4<sup>th</sup>, 2024, Grandbury, TX-Mayor stated its city managers, city council, mayors, etc. anyone that would like to attend please reach out to the City Secretary.**
- 4. Vandalism at City Park-Graffatti at park was cleaned up quickly. Cameras to be installed to monitor vandalism.**
- 5. Street Resurfacing Update-had a meeting with IDS, they will write up the bids, will be published in the paper, the worse ones they will working on first is 9<sup>th</sup> & Bremond.**

#### **B. Councilmembers Reports-**

- 1. Nora Hodges-Hempstead Recreation Center is now officially listed on the "Silver & Fit" website as a standard fitness center. Members enrolled in Cigna, United Health Care, WellCare, Baylor Scott & White, Molina, and Memorial Hermann health plans may join the fitness center at no additional cost. Wanted to**

**thank James Glover for helping with this program. House of Help is desperate need of canned tuna for the senior citizens and children of the community.**

**CLOSED SESSION**

The City Council of the City of Hempstead reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed below authorized by Texas Government Code, Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), 551.087 (Economic Development), and 551.086 (Certain Public Power Utilities: Competitive Matters).

**Councilmember Cindy Pearce called for an Executive Session with majority of council agreeing.**

**Executive Session at 6:59 P.M.**

**Executive Session closed at 7:17 P.M.**

**Request from council for the next city council meeting on March 18, 2024, to put Kollye Kilpatrick termination.**

**12. Adjourn City Council Meeting.**

Mayor Pro-Tem Lonnie Garfield made a motion to adjourn the meeting at 7:19 P.M. Councilmember Mildred Jefferson seconded the motion and it carried unanimously.

**PASSED AND APPROVED** this the 18<sup>th</sup> day of March, A.D., 2024.

**APPROVED:**

**/s/: Erica Gillum, Mayor**

**ATTEST:**

**/s/: Sabrina Alvarez, City Secretary**