NOTICE OF A REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF HEMPSTEAD

PLEASE NOTE:

Public comments and matters from the floor are limited to 3 minutes per person. Allotted minutes cannot be transferred to other individuals.

If you would like to request to speak, please do so in advance of the meeting by filling out a Request to Address Council form available upon entrance to the meeting. Please silence all cell phones and electronic devices.

Notice is hereby given that a Regular Meeting of the City Council of the City of Hempstead will be held on Monday, the 16th day of October A.D., 2023 at 6:00 P.M. at the Hempstead City Hall, 1125 Austin Street, Hempstead, Texas, at which time the following subjects will be considered, to-wit:

- 1. Call to order and invocation.
- 2. Pledge of Allegiance.
- 3. Public Comments.
- 4. Consideration and action on minutes from September 15, 2023, September 18, 2023, September 25, 2023, October 2, 2023, and October 9, 2023.
- 5. Presentation and discussion on results and findings of the Forensic Utility Audit conducted by Belt, Harris & Pechacek.
- 6. Consideration and action from Hempstead Economic Development on position and terms for newly appointed board members
- 7. 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 from AR-Agricultural Residential to HC-Highway Commercial.
 - a. Public Hearing
 - 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.
- 8. 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.
 - a. Public Hearing
 - 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.
- 9. 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
 - b. Consideration and action on a Resolution for a recommendation to the City Council of the City of Hempstead on a zoning map amendment allowing for a Helicopter

Pad Service in the following manner, "P" Use Permitted by Right in the following districts: "HC- Highway Commercial".

- 10. Consideration and action on a Budget Amendment on salary for Interim Municipal Court Judge.
- 11. Consideration and action on draft amendments to the Employee Guide (personnel policy).
- 12. Consideration and action on payment of current bills.
- 13. Presentations-
 - A. Mayor's Reports
 - a. Sales Tax
 - B. Councilmember's Report
 - a. Cindy Pearce-Hempstead Lions Club Food Drive.
 - b. Nora Hodges- Update from TML Conference.

CLOSED SESSION

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

OPEN SESSION

15. Consideration and action on citizen Petition submitted Monday, October 2, 2023, and direction on May 2024 Special Election for Charter Amendment.

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 <u>Texas Government Code</u>, 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). Council may act in Open Session on any item listed for Executive Session.

16. Adjourn City Council Meeting.

Dated this the 13th day of October, A.D., 2023.

Sabrina Alvarez City Secretary

I, the undersigned authority, do hereby certify that the above Notice of a Regular Meeting of the governing body of the City of Hempstead is a true and correct copy of said Notice, and that a true and correct copy of said Notice was posted on the City Hall bulletin board and entrances to City Hall, in the City Hall of said City of Hempstead, Texas, a place convenient and readily accessible

to the general public at all times, and that said Notice was posted on October 13, 2023 at 2:00 P.M. and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

Dated this the 13th day of October, A.D., 2023.

By:

Sabrina Alvarez, City Secretary

PUBLIC PARTICIPATION BY TELEPHONE

The City of Hempstead City Council may conduct the meeting scheduled at 6:00 P.M. on Monday the 16th day of October 2023 at the Hempstead City Hall, 1125 Austin Street, Hempstead, Texas. The public will be permitted to offer public comments telephonically as provided by the agenda and as permitted by the presiding officer during the meeting. A recording of the telephonic meeting will be made and will be available to the public upon written request.

The toll-free dial-in number to participate in the meeting telephonically is:

1-346-248-7799; Access Code 989-478-2100

IF CITY COUNCIL MEMBERS ARE GOING TO APPEAR BY VIDEOCONFERENCE A QUORUM OF COUNCILMEMBERS MUST BE PRESENT AT THE LOCATION.

NOTICE OF MEETING BY VIDEO CONFERENCE

The City of Hempstead City Council may conduct the meeting scheduled at 6:00 P.M. on Monday the 16th day of October 2023 at the Hempstead City Hall, 1125 Austin Street, Hempstead, Texas by videoconference in addition to allowing in person attendance. A quorum of the City Council will be physically present at the Hempstead City Hall, 1125 Austin Street, Hempstead. The public may participate in the City Council Meeting by using the following information:

1-346-248-7799, Access Code 989-478-2100

STATE OF TEXAS COUNTY OF WALLER CITY OF HEMPSTEAD

BE IT REMEMBERED that on the 15th day of September A.D., 2023 at 4:00 P.M. the City Council met in a Special 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 Karon Neal, Councilmember Nora Hodges, Councilmember Mildred Jefferson, Councilmember (Absent)

Bridgette Begle, City Attorney Sabrina Alvarez, City Secretary

1. Call to order and invocation.

Mayor Erica Gillum called the meeting to order at 4:06 P.M. and Public Works Director Fredrick Alexander gave the invocation.

2. Pledge of Allegiance.

The Pledge of Allegiance was given.

3. Public Comments.

Judith Richey stated she was not in favor of the approval of the budget. Veta Brown stated that changing the city charter is a long and tedious process. Public Works Director Fredrick Alexander stated the time and date for electrical lineman Chris Mitchell. Letisha Brown was not in favor of the approval of the budget or the tax rate. Malcolm Brown was also not in favor of the budget or the tax rate.

4. 2023-2024 BUDGET

A. Public Hearing on an Ordinance of the City of Hempstead, Texas, approving and adopting the City of Hempstead General Budget for the year 2023-2024; making appropriations for the City for such year as reflected in said Budget; establishing the procedure for intra-budget transfers; and containing other provisions relating to the subject.

Public Hearing Opened @ 4:19 P.M.

Malcolm Brown stated that the city needs more businesses to support the budget. Kimberly Hargrave stated that she is against the proposed budget and tax rate. She asked about evaluations within the city. Latisha Taylor is against the budget and the tax increase. Judith Richey did research in other neighboring cities and council and the mayor makes less than \$80,000. Jimmy Economou stated that we needed a city administrator by January 1, 2024. Veda Brown stated that a city administrator starting salary is \$125,000, any

amendment to the charter there must be a review committee, meet with attorney it's a long and tedious process. She stated to the citizens get information and consult TML.

Public Hearing Closed at 4:32 P.M.

B. Consideration and action on an Ordinance of the City of Hempstead, Texas approving and adopting the City of Hempstead General Budget for the year 2023-2024; making appropriations for City for such year as reflected in said Budget; establishing the procedure for intra-budget transfers; and containing other provisions relating to the subject. (Record Vote)

Alan Younts, the city's financial consultant stated that the capital equipment added up to one million dollars. Expenditure needs to be cut. He stated that he recommended tax notes for the capital equipment. Ben Rosenberg, our financial advisor was via zoom and explained to the council how the tax notes would work for the city. Tax notes are secured by property taxes, it would raise the I&S one to two pennies more, next budget year. The City has made great financial progress from 2018. The city has adopted a fund balance policy. The city just must keep moving forward and have good audits. Overall, a 2% increase overall in the budget. No increase in the utility fund. Attorney Bridgette Begle explained to the council between the voter approval rate and proposed tax rate. Councilmember Cindy Pearce asked about the Hempstead Economic Development Budget, City Secretary Sabrina Alvarez made copies for council. She is against the budget. Councilmember Nora Hodges asked Managing Director of Operations Kollye Kilpatrick where the cuts were taken out of. Manager of Operations Kollye Kilpatrick stated the police step program was removed, all capital equipment, eliminate part time positions in the water department, technology department, and equipment operator, he also eliminated the finance director and building inspector. Councilmember Nora Hodges is against salaries and the budget. Mayor Pro-Tem Lonnie Garfield is for the salaries and budget.

Councilmember Mildred Jefferson made a motion to approve and adopt the 2023-2024 City of Hempstead General Budget. Councilmember Karon Neal seconded the motion and carried unanimously.

RECORD VOTE: AYE'S-Mayor Pro-Tem Lonnie Garfield, Councilmember Karon Neal, Councilmember Mildred Jefferson. NO'S-Councilmember Nora Hodges, Councilmember Cindy Pearce. Motion carried.

Councilmember Mildred Jefferson made a motion to adjourn the meeting at 5:23 P.M. Councilmember Nora Hodges seconded the motion and carried unanimously.

PASSED AND APPROVED this the 16th day of October, A.D., 2023.

APPROVED:

/s/: Erica Gillum, Mayor

ATTEST:

/s/: Sabrina Alvarez, City Secretary

STATE OF TEXAS COUNTY OF WALLER CITY OF HEMPSTEAD

BE IT REMEMBERED that on the 18th day of September 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 Karon Neal, Councilmember Nora Hodges, Councilmember Mildred Jefferson, Councilmember (Absent) Bridgette Begle, City Attorney Sabrina Alvarez, City Secretary

1. Call to order and invocation.

Mayor Erica Gillum called the meeting to order at 6:02 P.M. and Pastor Charles Tompkins gave the invocation.

2. Pledge of Allegiance.

The Pledge of Allegiance was given.

3. Public Comments.

Judith Richey stated her concerns about the pay raises and the police step program taken away from the budget.

Jackie Hilman is against the pay raises, tax rate increase and against the travel policy that was passed not including the elected officials.

Kim Hargrave does not agree on the pay raises or tax rate. She expects more on the street maintenance and overtime pay.

Jimmy Economou is against the raises and tax rate.

Rebecca Tim inherited 8.5 lots in the city, and she is having rodent problems along with feral animals with an abandoned house next to her property.

Clint Heavy is against the tax increase.

4. Consideration and action on minutes from August 21, 2023, August 22, 2023, September 5, 2023 & September 8, 2023.

Councilmember Nora Hodges made a motion to approve the minutes. Councilmember Cindy Pearce seconded the motion and carried unanimously.

5. Consideration and action on a Resolution of the City of Hempstead approving the Hempstead Economic Development Corporation 4A and 4B 2023-2024 Fiscal Budget.

Councilmember Mildred Jefferson made a motion to approve the HEDC Budget. Councilmember Karon Neal seconded the motion. AYE'S-Councilmember Mildred Jefferson, Councilmember Karon Neal and Mayor Pro-Tem Lonnie Garfield.

NO'S-Councilmember Nora Hodges and Councilmember Cindy Pearce. Motion carried.

6. Consideration and action on an Ordinance of the City of Hempstead, Texas approving and adopting the City of Hempstead General Budget for the year 2023-2024; making appropriations for City for such year as reflected in said Budget; establishing the procedure for intra-budget transfers; and containing other provisions relating to the subject. (Record Vote)

Motion was approved on September 15, 2023.

- 7. Consideration and action on an Ordinance of the City of Hempstead, Texas providing for the assessment, levy, and collection of ad valorem taxes for the 2023 tax year and for each year thereafter until otherwise provided; proving the date on which such taxes shall be due and payable; providing for severability and repealing all ordinances and parts of ordinances in conflict therewith.
 - a) Consideration and action an ad valorem tax at the rate of \$0.075027 on each \$100.00 of assessed valuation for debt service. (Record Vote)
 - b) Consideration and action on an ad valorem tax at the rate of \$0.507658 on each \$100.00 of assessed valuation for maintenance and operations. (**Record Vote**)
 - c) Consideration and action on an Ordinance providing for the assessment, levy, and collection of ad valorem taxes for the year 2023. **MOTION:** "I move that the property tax be increased by the adoption of a tax rate of \$0.582685, which is effectively an 9.04% percent increase in the tax rate." (Record Vote)

Motion was tabled until the September 25, 2023, Special City Council Meeting.

- 8. Zoning Map Amendment request to rezone Clear Creek Development Lot 1 Acres 25.132 from AR-Agricultural Residential to HC-Highway Commercial.
 - a. Public Hearing

Public Hearing Opened at 6:30 P.M.

Frank Rodriguez, our Building Inspector, informed the council that the property is in Mack Washington. It is the last lot in our city limits in that vicinity that wants to be rezoned Highway Commercial. Juan Venegas spoke and stated that the city has to do better planning before rezoning properties. Jimmy Economou asked if there was a protocol on what can be brought into that property.

Public Hearing Closed at 6:35 P.M.

9. Consideration and action on an Ordinance of the City Council of the City of Hempstead amending the Zoning Map to rezone Clear Creek Development Lot 1

Acres 25.132 from AR-Agricultural Residential to HC-Highway Commercial. (P&Z recommended approval at 9/5/23 meeting)

Councilmember Nora Hodges made a motion to approve the Ordinance. Mayor Pro-Tem Lonnie Garfield seconded the motion and carried unanimously.

10. Consideration and action on a Resolution of the City Council of Hempstead, Texas adopting positions and terms to the Board of Directors of the City of Hempstead Economic Development Corporation 4A & 4B.

Mayor Erica Gillum stated there were some vacancies on the board that needed to be filled. Councilmember Cindy Pearce stated she read Brent Rystrom biography would be a good fit for HEDC board. Kenneth Pilcher owns businesses in the city. Brad Austin owns a business as well and has several rental properties.

Councilmember Mildred Jefferson made a motion to approve the Resolution. Councilmember Karon Neal seconded the motion and carried unanimously.

11. Presentation by Dan Jackson with Willdan Financial Services on a Rate Study and Financial Forecast for the City of Hempstead.

Mr. Dan Jackson with Wildan Financial Services carried out a rate study on the City of Hempstead. He showed a slide on the tv and talked to council about utility rates going up all over the United States. He stated the cost for a city that runs their own utilities averages about 3% to 5% per year due to inflation. Transmission costs will go up significantly in the next coming years. Water and sewer costs will go up over the next ten years by an average of 3% to 4.5 %. Capital improvements to the sewer system, meaning issuing more debt. He recommended designing a rate plan to pay debt on a five-year plan. Gas will be a 3% to 4% increase as well. No need for capital improvements to the gas system. Several citizens asked about solar power, why the city isn't deregulated.

12. Consideration and action on lease from EDC Building located at 745 12th Street.

Jessica Holloman stated EDC lease is up fixed issues and that the reports were in the council packets. Mold and mildew were present in the building. Mrs. Holloman stated that a mold test was done and showed inclusive results. The center beam was treated and the air filtration. Councilmember Cindy Pearce asked if the EDC approved the lease prior to the mold issue? Councilmember Mildred Jefferson stated the EDC board didn't want to renew the lease because of the mold present. Councilmember Nora Hodges would like to hear from the EDC Administrator on the issue. Mayor Erica Gillum stated she liked the location of the building. Mayor Pro-Tem Lonnie Garfield made a motion to approve the lease for one year. Councilmember Mildred Jefferson seconded the motion and carried unanimously.

The council convened in Executive Session at 7:30 P.M. Executive Session ended at 7:44 P.M. NO ACTION TAKEN

13. Consideration and action on authorizing the Mayor to enter into a written Agreement & Release with Pilot Travel Centers LLC for the repayment of monies overcharged on utility account for the property located at 2000 FM 1488 Hempstead, TX 77445.

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

14. Presentations.

- A. Mayor's Reports
 - a. Sales Tax-Sales tax up for the month of September 3.53%
 - b. FabTech 2023 Update- EDC members were asked to go, nobody wanted to go. Mayor Erica Gillum met with many vendors about our city. Moving forward.
 - c. Delivery of Lunch to Hempstead Football Team. -Delivered lunch to the Hempstead Football team from Subway.
 - d. Code Red-stated to the citizens that the city has a Code Red for natural disasters, boil notices and will be in full effect soon.
 - e. Customer Portal-stated to the citizens to sign up to get daily alerts about water usage.
- B. Councilmember's Report
 - a. Karon Neal- A big thank you to the electrical department.
 - b. <u>Nora Hodges</u>- COLA update Social Security is 3.2% based on the Consumer Price Index at the end of August.

PASSED AND APPROVED this the 16th day of October, A.D., 2023.

APPROVED:

/s/: Erica Gillum, Mayor

ATTEST:

/s/: Sabrina Alvarez, City Secretary

STATE OF TEXAS COUNTY OF WALLER CITY OF HEMPSTEAD

BE IT REMEMBERED that on the 25th day of September A.D., 2023 at 6:00 P.M. the City Council met in a Special 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 Karon Neal, Councilmember Nora Hodges, Councilmember Mildred Jefferson, Councilmember Bridgette Begle, City Attorney Sabrina Alvarez, City Secretary

1. Call to order and invocation.

Mayor Erica Gillum called the meeting to order at 6:04 P.M. and Mayor Pro-Tem Lonnie Garfield gave the invocation.

2. Pledge of Allegiance.

The Pledge of Allegiance was given.

3. Public Comments.

Pete Pieper spoke against the proposed tax rate and budget. Judith Richey spoke against the proposed tax rate and the budget. Kim Hargrave spoke against the proposed tax rate, budget, and salaries. Jimmy Economou presented a Bible from 1828 to Mayor and Council to hold. Zaundria Warren introduced herself to the citizens of Hempstead, Mayor, and Council.

- 4. Consideration and action on an Ordinance of the City of Hempstead, Texas providing for the assessment, levy, and collection of ad valorem taxes for the 2023 tax year and for each year thereafter until otherwise provided; proving the date on which such taxes shall be due and payable; providing for severability and repealing all ordinances and parts of ordinances in conflict therewith.
 - a. Public Hearing on Tax Rate

The Public Hearing opened at 6:25 P.M.

Juan Venegas is against the tax rate. Raul Villarreal is against the tax rate, property values are up, against salaries. Mike Trojan against tax rate, citizens are struggling.

Public Hearing Closed at 6:28 P.M.

Mayor Pro-Tem Lonnie Garfield spoke on why he was for the tax rate increase. Councilmember Cindy Pearce stated that she is against the tax rate and asked Bridgette Begle about the county's tax rate, does the council have to approve it. Councilmember Nora Hodges stated that we started with a deficit that got it down to \$1.9 million, not in favor of a tax increase of 9.04%, she is aware that the city won't be able to meet the deadline if vote for the lower tax rate. She received various calls from single parents and senior citizens, who were against the tax rate.

b. Consideration and action on an ad valorem tax rate of \$0.075027 on each \$100.00 of assessed valuation for debt service. (Record Vote)

AYES- Mayor Pro-Tem Lonnie Garfield, Councilmember Karon Neal, Councilmember Mildred Jefferson

NO's – Councilmember Nora Hodges and Councilmember Cindy Pearce Motion carried.

c. Consideration and action on ad valorem tax rate at the rate of \$0.507658 on each \$100.00 of assessed valuation for maintenance and operations. (Record Vote)

AYES- Mayor Pro-Tem Lonnie Garfield, Councilmember Karon Neal, Councilmember Mildred Jefferson

NO's – Councilmember Nora Hodges and Councilmember Cindy Pearce Motion carried.

d. Consideration and action on an Ordinance providing for the assessment, levy, and collection of ad valorem taxes for the year 2023. MOTION: "I move that the property tax be increased by the adoption of tax rate of \$0.582685, which is effectively an 9.04% percent increase in the tax rate." (Record Vote)

AYES- Mayor Pro-Tem Lonnie Garfield, Councilmember Karon Neal, Councilmember Mildred Jefferson

NO's – Councilmember Nora Hodges and Councilmember Cindy Pearce Motion carried.

5. Consideration and action on a recommendation from HEDC on a Project to sell approximately 4.98 acres of HEDC-owned land for purchase and use as a retail store.

Crystal Fife with Fife Realty is the agent associated with the contract of Tractor Supply. Tractor Supply offered \$750,000 and the city counteroffered \$850, 000. Tractor Supply wants to purchase 4.98 acres. It will take 15 months to build, and it will bring 35 to 50 jobs to the city. Councilmember Cindy Pearce asked about tax abatement, easement, and frontage. It is currently

zoned Highway Commercial. Councilmember Nora Hodges asked about selling price and does the city have a performance agreement, holding Tractor Supply to some agreement.

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

6. Consideration and action on a Resolution of the City Council of the City of Hempstead appointing position and terms to the Board of Directors of the City of Hempstead Economic Development Corporation 4A & 4B.

The three board members gave a small background of their work history. Soraya Rodriguez is a local business owner and works for the Prairie View small business office. Zaundria Warren works for the extension office in Hempstead and works with adults and 4H members. Shaquez Wilder is a local business owner. Councilmember Mildred Jefferson made a motion to approve the Resolution. Mayor Pro-Tem Lonnie Garfield seconded the motion and carried.

7. Consideration and action on Planning and Zoning Commission Annual Report September 1, 2022 – August 31, 2023.

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

8. Consideration and action on Board of Adjustment Annual Report September 1, 2022 – August 31, 2023.

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

9. Consideration and action on lease from EDC Building located at 745 12th Street.

Item will be tabled waiting for mold test inspection. Councilmember Nora Hodges made a motion to approve the mold test. Councilmember Karon Neal seconded the motion and carried.

10. Consideration and action on payment of current bills.

Councilmember Mildred Jefferson made a motion to approve the bills. Mayor Pro-Tem Lonnie Garfield seconded the motion. All in favor except Councilmember Cindy Pearce, doesn't agree with charges on credit cards.

11. Adjourn City Council Meeting.

Mayor Pro-Tem Lonnie Garfield made a motion to adjourn the meeting at 7:31 P.M. Councilmember Mildred Jefferson seconded the motion and carried.

PA	SSED	AND	APPROV	ED	this the	16 th	day of	October,	A.D.,	2023.
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APPROVED:

/s/: Erica Gillum, Mayor

ATTEST:

/s/: Sabrina Alvarez, City Secretary

STATE OF TEXAS COUNTY OF WALLER CITY OF HEMPSTEAD

BE IT REMEMBERED that on the 2nd day of October 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 6:02 P.M. and Pastor Charles Tompkins gave the invocation.

2. Pledge of Allegiance.

The Pledge of Allegiance was given.

3. Public Comments.

In Public Comments Jay Lewis a youth minister to Become Better Ministry wanted to thank Mayor Erica Gillum for all her support. He urges all citizens, council, and mayor to come together. LinMarie Garsee spoke and presented to the council on behalf of the citizens a petition of signatures with 9% of the registered voters to change the form of government from the mayor council to city administrator council. Juan Venegas spoke and asked the cost of the splashpad at the park, he stated it would be a better idea to construct a pool and charge a monthly fee for the use. Quinn Navaree spoke about the animal ordinance to have the council look at it and amend and revise about the horses. He asked to be grandfathered in. Kim Hargrave spoke and thanked everyone who signed the petition. She stated that she was blocked from the Mayor's Facebook page, along with other citizens. She asked the city attorney to speak to the mayor about it. Lawrence Foster stated about his trash not being picked up regularly. He also stated about his zoning on his property.

4. Administer Oath of Office to Municipal Court Judge.

No action taken.

5. Consideration and action on a recommendation from HEDC on a Project for the revitalization of the Hempstead City Park Splash Pad. (HEDC approved on September 15, 2023)

Council asked how much the cost was. Mayor Erica Gillum stated that EDC had a bid for \$20,000. Attorney Bridgette Begle stated that Hempstead Economic Development Board has Type B projects that a public hearing must be held and also a public hearing for city council. The waiting period is sixty days. Councilmember Cindy Pearce asked about the bathrooms, fencing and the drainage. Councilmember Nora Hodges stated that there are pros and cons to having the splashpad. She mentioned two cities who have been sued for safety measures. The city will have to keep it safe and clean and have someone working 24/7 to keep it sanitized.

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

6. Presentation from Shaquez Wilder on her proposed business coming to the City of Hempstead.

Mrs. Wilder did not show up for her presentation.

7. Consideration and action on a Resolution of the City Council of the City of Hempstead nominating a candidate for a position on the board of directors of the Waller County Appraisal District.

City Secretary Sabrina Alvarez stated the candidate that has always been chosen is Royce Rape. He has been a lifelong resident of Waller County. He is the President for Prosperity Bank in Waller, TX. He has served on the Appraisal District as President for years.

Councilmember Condy Pearce made a motion to approve the Resolution. Councilmember Nora Hodges seconded the motion and carried it unanimously.

8. Consideration and action on a Resolution from the City Council of the City of Hempstead appointing persons to the Planning and Zoning Commission.

Allen Garfield gave a little background of himself. Councilmember Nora Hodges made a motion to approve the Resolution. Councilmember Karon Neal seconded the motion and carried.

9. Presentations.

A. Councilmember's Report-

- 1. <u>Nora Hodges</u>- For homeowners needing help paying their mortgage, property taxes, insurance, or utility bills, the Texas Homeowner Assistance Program is still taking applications, but funds are limited. Call center phone is 1-833-651-3874. Also, I will be attending TML Conference in Dallas October 4-7, 2023. She will be visiting booths and report back to the council.
- 2. <u>Lonne Garfield</u>-Update from the School Facility Committee. Mayor Pro-Tem Lonnie Garfield stated that the final report was presented to the board. The school

is headed in the right direction. Partnership with Blinn College, improve their test scores.

The City Council convened in Executive Session at 6:35 P.M. Executive Session closed at 6:59 P.M. No action was taken in the Executive Session.

12. Adjourn City Council Meeting.

Mayor Pro-Tem Lonnie Garfield made a motion to adjourn the meeting at 6:59 P.M. Councilmember Karon Neal seconded the motion and carried it unanimously.

STATE OF TEXAS COUNTY OF WALLER CITY OF HEMPSTEAD

BE IT REMEMBERED that on the 9th day of October A.D., 2023 at 7:00 P.M. the City Council met in a Special 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 7:03 P.M. and Mayor Pro-Tem Lonnie Garfield gave the invocation.

2. Pledge of Allegiance.

The Pledge of Allegiance was given.

3. Public Comments.

In Public Comments Judith Richey stated that HEDC Bylaws members can only be dismissed by city council. The newly elected ones should be null and void. She stated that all members should be bonded, rules, regulations and policy and procedure matter.

4. Consideration and action to appoint Dana Lewis as Interim Municipal Court Judge.

Dana Lewis introduced herself to the council and gave a background history about herself. She was highly recommended by prior Judge Stafford. Councilmember Cindy Pearce asked how long Overstreet will be out. Mayor Erica Gillum stated that he had an injury and is doing physical therapy. Councilmember Mildred Jefferson made a motion to approve the appointment. Councilmember Nora Hodges seconded the motion and carried unanimously.

5. Council will convene in Executive Session pursuant 551.074 of the Texas Government Code to deliberate the appointment, employment, and duties of a public officer or employee. (HEDC Consultant) .Council will convene In Executive Session pursuant to Section 551.072 of the Texas Government Code to discuss the purchase, exchange, lease, or value of real property.

NO EXECUTIVE SESSION

6. Consideration and action on Vince Yokum as Consultant for Hempstead Economic.

Councilmember Mildred Jefferson made a motion to table. Councilmember Karon Neal seconded the motion and carried unanimously.

7. Consideration and action on Hempstead Economic Development Corporation for the sale of 14.9 acres of land located on Locust Street & Hwy 6 (New Contract).

Krystal Kirvacka stated to council that there was an investor that is interested in purchasing the 14.9 acres. It would be a warehouse facility. Employees employed anywhere from 200 employees to 2, 500. Tractor Supply wanted to only purchase five acres of land. The investor will be putting \$50,000 of earnest money that will be nonrefundable.

8. Presentation and discussion from Anthony Kennedy to purchase city owned property in an R1 zone for future development.

Anthony Kennedy made a presentation to the council on two city blocks that he would like to purchase for \$1.00. The property is in an R-1 zoned area. These will be senior living duplexes. It will be a total of 29 duplexes. Mayor Pro-Tem Lonnie Garfield asked if there were any developments he had developed in the past. He stated no, this will be his first one.

9. Adjourn City Council Meeting.

Councilmember Mildred Jefferson made a motion to adjourn the meeting at 7:50 P.M. Councilmember Karon Neal seconded the motion and carried unanimously.



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RESOLUTION
NO. 23-

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF HEMPSTEAD, TEXAS APPOINTING POSITIONS AND TERMS TO THE BOARD OF DIRECTORS OF THE CITY OF HEMPSTEAD ECONOMIC DEVELOPMENT CORPORATION 4A & 4B

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF HEMPSTEAD, TEXAS:

<u>Section 1</u>. That a position on the Type A & Type B Board of Directors of the Hempstead Economic Development Corporation became available due to the resignation of a Board member.

Section 2. That the following persons are appointed to Board of Directors for the City of Hempstead Economic Development Corporations:

4A Board:

Jackie Jackson-Position 5 (1-year term; October 1, 2022 – September 31, 2024)

4B Board:

Kenneth Pilcher – Position 3 (2-year term October 1, 2022 – September 30, 2024) Rosa DeLoera – Position 4 (1-year term, October 1, 2023- September 30, 2024) Erica Gillum – Position 7 (1-year term, October 1, 2023- September 30, 2024)

PASSED AND APPROVED this the 16th day of October, A.D., 2023.

	APPROVED:	
	Erica Gillum, Mayor	
ATTEST:		
Sabrina Alvarez, City Secretary		



1125 Austin Street • Hempstead, Texas 77445 • Tel: 979-826-2486 • Fax: 979-826-6703 RESOLUTION NO. 23-<u>008</u>

ZONING MAP AMENDMENT – 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 ARAGRICULTURAL RESIDENTIAL TO HC – HIGHWAY COMMERCIAL

BE IT RESOLVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF HEMPSTEAD, TEXAS:

To approve deny a Zoning Map Amendment by changing the Zoning Classification 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 District and finding that the amendment is in accordance with City's comprehensive plan.

PASSED AND APPROVED this the 2nd day of October, A.D., 2023.

APPROVEDA

John/Busby. Chairman

ATTEST:

Sabrina Alvarez, City Secretary



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ORDINANCE NO. 23-

AN ORDINANCE OF THE CITY OF HEMPSTEAD, TEXAS AMENDING THE CODE OF ORDINANCES OF THE CITY OF HEMPSTEAD BY AMENDING THE ZONING MAP TO REZONE PROPERTY DESCRIBED AS 400 SHERIFF R GLENN SMITH DR. 65.781 ACRES OF LAND FROM AR-AGRICULTURAL RESIDENTIAL DISTRICT CLASSIFICATION TO HC — HIGHWAY COMMERCIAL DISTRICT CLASSIFICATION; PROVIDING FOR PENALTIES; PROVIDING A SAVINGS CLAUSE; AND FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS ORDINANCE IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW.

WHEREAS, the Owner of a tract of land has made application to the City to designate the zoning classification of said tract of land, same being more particularly described as 400 Sheriff R Glenn Dr. 65.781 acres of land to HC – Highway Commercial District; and

WHEREAS, the Planning and Zoning Commission has conducted a Public Hearing on October 2, 2023, at 5:00 P.M. on such request, in the time and manner required by law and the Zoning Ordinance of the City; and

WHEREAS, the City Council conducted a Public Hearing on such request on October 16, 2023, at 6:00 P.M. in the time and manner required by law and the Zoning Ordinance of the City; and

WHEREAS, the proposed zoning is to recognize changing conditions and circumstances in the area near the property to be rezoned; **NOW THEREFORE**;

BE IT ORDAINDED BY THE CITY COUNCIL OF THE CITY OF HEMPSTEAD, TEXAS THAT:

Section 1. The facts and matters set forth in the preamble of this Ordinance are hereby found to be true and correct and are incorporated herein for all purposes.

Section 2. That pursuant to the Code of Ordinances of the City of Hempstead, Texas, the zoning map is amended as follows: 400 SHERIFF R GLENN SMITH DR. 65.781 ACRES OF LAND which is currently zoned AR, shall be changed to be designated and classified as HC Zoning district and the Zoning Map shall be amended accordingly.

<u>Section 3.</u> A violation of this ordinance shall be a Class C misdemeanor and the penalty for violating this Ordinance shall be a maximum fine of \$2,000.00, and each day a violation exists shall be a separate offense.

<u>Section 4</u>. If any provision of this Ordinance shall be held to be invalid or unconstitutional, the remainder of such ordinance shall continue in full force and affect the same as if such invalid or unconstitutional provision had never been a part hereof.

<u>Section 5.</u> It is hereby officially found and determined that the meeting at which this Ordinance is passed is open to the public as required by law, and that public notice of the time, place and purpose of said meeting was given as required.

PASSED AND APPROVED this the 16th day of October, A.D., 2023.

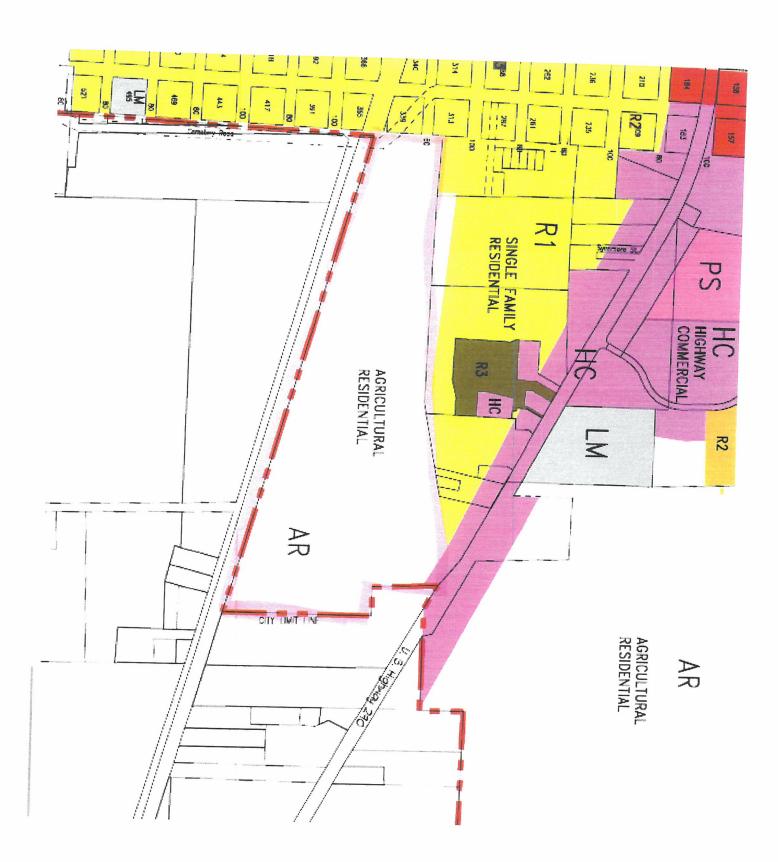
	APPROVED:	
ATTEST:	Erica Gillum, Mayor	
Sabrina Alvarez, City Secretary		

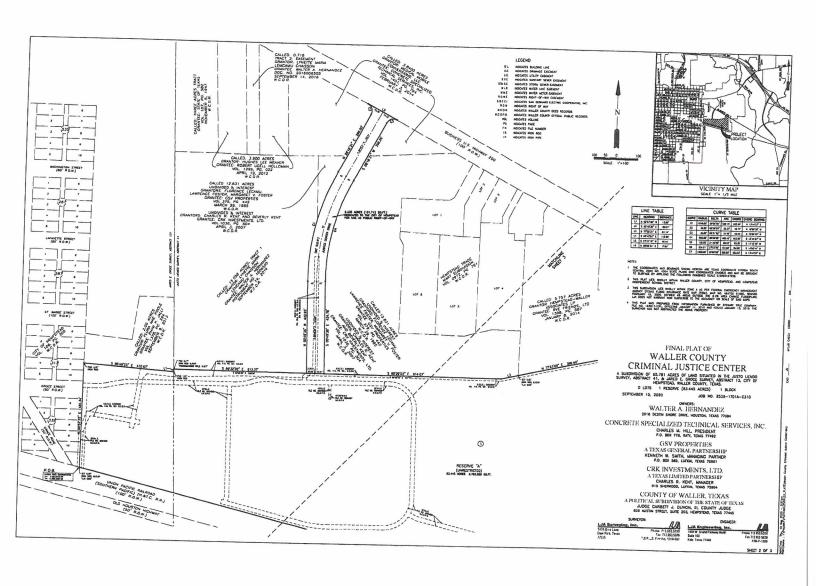
Zoning Map Amendment (Rezoning) Form

NOTE: Please print all information requested below

	NOTE:	Please print all info	ormation reques	sted below	
Number 923			7		
Date 09/08/2023		Name of Applicant	REGINALI	D SMITH	
		Applicant's Signate	ure M	6//	
		Current Address 1	904 W GRA	ND PARKWAY N	SUITE 100
		K	ATY, TX 774	149	
				Phone <u>713</u> -	953-5090
Address of the property you seel Legal description of the property	65.781 A ABSTRA Subdivision	CT 41. & JARED F	F R GLEN SA SITUATED IN T E. GROCE SUF	AITH DR, HEMPST HE JUSTO LIENDO RVEY, ABSTRACT 13	EAD, TX 77445 SURVEY,
	Block	Lot	Parcel	Lot Width	Lot Depth
egal capacity in which you are	applying for	this rezoning:			Lot Deput
OwnerX Rep	oresentative (of the owner	Other	(explain below)	
Current zoning classification of the Requested zoning classification: Reasons supporting your requested	HIGHWA'	Y COMMERCIA	L		
AND PROPOSED LAND U	ISEAGE.		ZOMING CC	MOIDTENT WITH	CURRENT
Current land use activities abutting	the subject p	property:			
On the North: RESIDENTIAL			AL		
On the South: OUTSIDE CITY	LIMITS/I	NOT ZONED			
n the East: OUTSIDE CITY	LIMITS/N	NOT ZONED			
On the West: RESIDENTIAL					
ARTICLE 2 - SECTION 2.03 EXPIRATION - 1 YEAR		(OVER)			

OCTOBER 2, 2023	Public hearing date for the Planning & Zoning Commission
9/20/23	Date notice sent to abutting property owners. (Not less than ten days before the public because
Date notice sent to abutting property owners. (Not less than ten days before a date.) Date notice published in a local newspaper. (Not less than fifteen days before the hearing date.) Planning Commission Report Recommendations and reasons supporting the recommendations of the Planning Commission: Description of the Planning Commission Report Recommendations and reasons supporting the recommendations of the Planning Commission: Protest by 20% or more of abutting property owners? Yes No	Date notice published in a local newspaper. (Not less than fifteen days before the public earing date.)
Planning Commission Report Commission:	\mathcal{L}_{+2}
1)
Protest by 20% or more of abo	tutting property our con?
Da	te notice sent to abutting property owners. (Not less than ten days before the public hearing e.)
Date hea	te notice published in a local newspaper. (Not less than fifteen days before the public tring date.)
	•
Reasons given for the City Con	uncil's decision:
,	Date notice sent to abutting property owners. (Not less than ten days before the public hearing date.) Date notice published in a local newspaper. (Not less than fifteen days before the public hearing date.) ssion Report Recommendations and reasons supporting the recommendations of the Planning & Zon Date Date notice public hearing date for the City Council. Date notice sent to abutting property owners. (Not less than ten days before the public hearing date.) Date notice published in a local newspaper. (Not less than fifteen days before the public hearing date.) Council: Rezoning request approved Rezoning request denied







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RESOLUTION NO. 23- 009

ZONING MAP AMENDMENT 0.4011-ACRE WEST TRACT SITUATED IN THE JUSTO LIENDO SURVEY, ABSTRACT 41, WALLER COUNTY FROM AR- AGRICULTURAL RESIDENTIAL TO HC - HIGHWAY COMMERCIAL

BE IT RESOLVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF HEMPSTEAD, TEXAS:

To approve/deny a Zoning Map Amendment by changing the Zoning Classification 0.4011-acre tract situated in the Justo Liendo Survey, Abstract 41 Waller County from AR – Agricultural Residential to HC – Highway Commercial District and finding that the amendment is in accordance with City's comprehensive plan.

PASSED AND APPROVED this the 2nd day of October, A.D., 2023.

APPROVED:

John Busby, Chairman

ATTEST.

Sabrina Alvarez, City Secretary



1125 Austin Street • HempRDIN_ATMGE77445 • Tel: 979-826-2486 • Fax: 979-826-6703 NO. 23-

AN ORDINANCE OF THE CITY OF HEMPSTEAD, TEXAS AMENDING THE CODE OF ORDINANCES OF THE CITY OF HEMPSTEAD BY AMENDING THE ZONING MAP TO REZONE PROPERTY DESCRIBED AS 0.4011-ACRED WEST TRACT SITUATED IN THE JUSTO LIENDO SURVEY. **ABSTRACT** 41. WALLER COUNTY FROM AGRICULTURAL RESIDENTIAL DISTRICT CLASSIFICATION TO HC **COMMERCIAL** HIGHWAY DISTRICT **CLASSIFICATION:** PROVIDING FOR PENALTIES; PROVIDING A SAVINGS CLAUSE; AND FINDING AND DETERMINING THAT THE MEETING AT WHICH THIS ORDINANCE IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW.

WHEREAS, the Owner of a tract of land has made application to the City to designate the zoning classification of said tract of land, same being more particularly described as 0.4011 acre west tract situated in the Justo Liendo Survey, abstract 41, Waller County from AR-Agricultural Residential to HC – Highway Commercial District; and

WHEREAS, the Planning and Zoning Commission has conducted a Public Hearing on October 2, 2023, at 5:00 P.M. on such request, in the time and manner required by law and the Zoning Ordinance of the City; and

WHEREAS, the City Council of the City conducted a Public Hearing on such request on October 16, 2023, at 6:00 P.M. in the time and manner required by law and the Zoning Ordinance of the City; and

WHEREAS, the proposed zoning is to recognize changing conditions and circumstances in the area near the property to be rezoned; **NOW THEREFORE**

BE IT ORDAINDED BY THE CITY COUNCIL OF THE CITY OF HEMPSTEAD, TEXAS:

<u>Section 1</u>. The facts and matters set forth in the preamble of this Ordinance are hereby found to be true and correct and are incorporated herein for all purposes.

Section 2. The the zoning map is amended as follows: 0.4011 ACRE WEST TRACT SITUATED IN THE JUSTO LIENDO SURVEY, ABSTRACT 41, WALLER COUNTY which is currently zoned AR, shall be changed to be designated and classified as HC the Zoning Map shall be amended accordingly.

<u>Section 3</u>. A violation of this ordinance shall be a Class C misdemeanor and the penalty for violating this Ordinance shall be a maximum fine of \$2,000.00, and each day a violation exists shall be a separate offense.

<u>Section 4</u>. If any provision of this Ordinance shall be held to be invalid or unconstitutional, the remainder of such ordinance shall continue in full force and affect the same as if such invalid or unconstitutional provision had never been a part hereof.

<u>Section 5.</u> It is hereby found and determined that the meeting at which this Ordinance is passed is open to the public as required by law, and that public notice of the time, place and purpose of said meeting was given as required.

PASSED AND APPROVED this the 16th day of October, A.D., 2023.

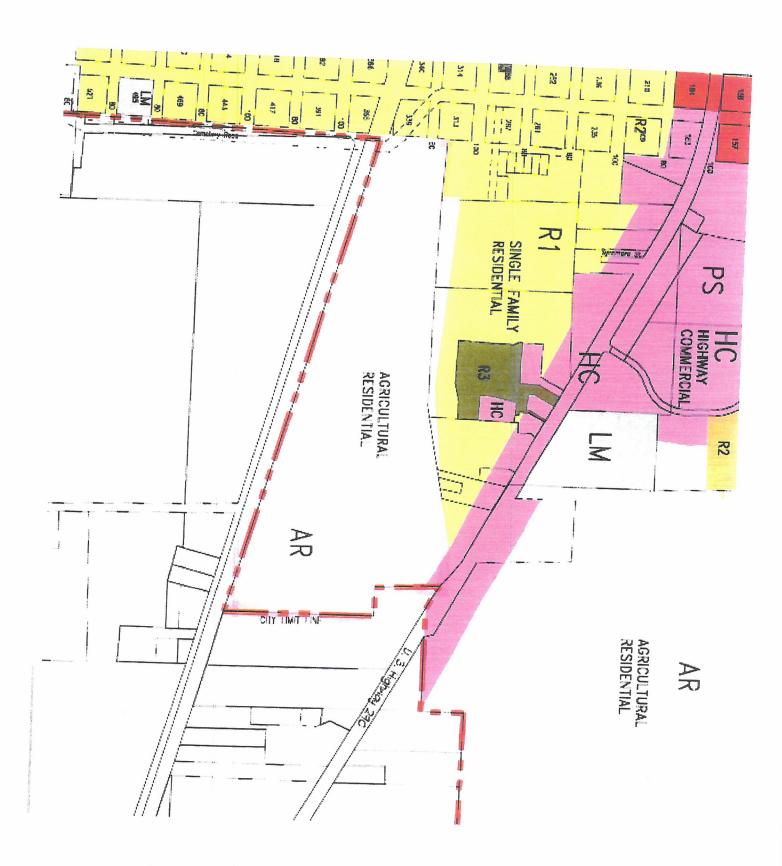
	APPROVED:	
ATTEST:	Erica Gillum, Mayor	
Sabrina Alvarez, City Secretary		

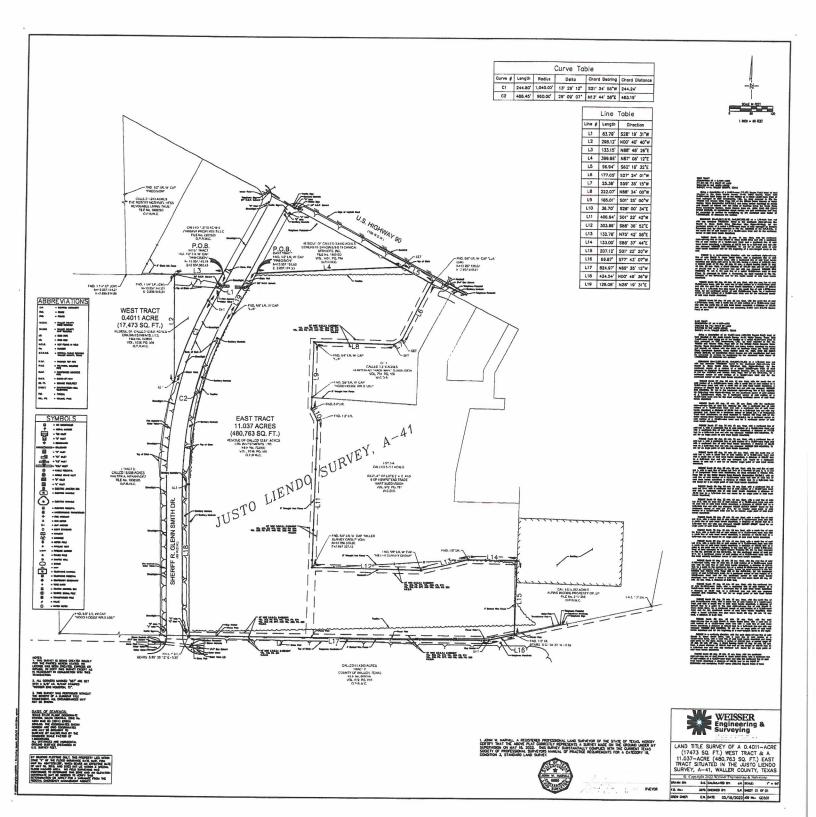
Zoning Map Amendment (Rezoning) Form

NOTE: Please print all information requested below.

000.000.000	1 02		•			
Number D2	3					
Date 09/08/2	023	1	Name of Applica	ent REGINALE	SMITH	
		A	Applicant's Sign	ature		
		(Current Address	1904 W GRAI	ND PARKWAY N	SUITE 100
				KATY, TX 774	149	
					Phone 713-	953-5090
Address of the pr	operty you seek	to have rezor	ned N/A			
		0.4011 AC	CRE WEST TO TO LIENDO SI	RACT & A 11.037 A URVEY, A-41 WA	ACRE EAST TRACT LLER COUNTY, TEX	SITUATED IN AS
•		Block		75		
			Lot	Parcel	Lot Width	Lot Depth
egal capacity in		pplying for the resentative of	_	Other	(explain below)	
Requested zoning	classification:	HIGHWA	Y COMMER	CIAL	COMMERCIAL ONSISTENT WITH	d CURRENT
AND PROPOS	SED LAND U	SEAGE.				
Current land use ac	ctivities abutting	the subject p	property:			
On the North: HI	GHWAY CO	MMERCIA	AL/MULTI FA	AMILY RESIDE	NTIAL	
On the South: AC	BRICULTUR	AL RESID	ENTIAL			
n the East: ML	JLTI FAMILY	RESIDE	NTIAL			
On the West: RE	SIDENTIAL					
ARTICLE 2 - SI	ECTION 2.03		(OVE	(R)		

OCTOBER 2, 2023 Public	hearing date for the Planning & Zoning Commission
9 20 23 Date n date.)	otice sent to abutting property owners. (Not less than ten days before the public hearing
	otice published in a local newspaper. (Not less than fifteen days before the public g date.)
<u>Planning Commission Report</u> Re Commission:	ecommendations and reasons supporting the recommendations of the Planning & Zoning
	g property owners? Yes No hearing date for the City Council.
Date no date.)	otice sent to abutting property owners. (Not less than ten days before the public hearing
Date no hearing	otice published in a local newspaper. (Not less than fifteen days before the public state.)
Decision of the City Council:	Rezoning request approved Rezoning request denied
Reasons given for the City Counci	l's decision:







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RESOLUTION NO. 23- 010

ZONING MATRIX AMENDMENT ALLOWING FOR A HELICOPTER PAD SERVICE IN THE FOLLOWING MANNER: "P" USE PERMITTED BY RIGHT IN THE FOLLOWING ZONING DISTRICTS: HC- HIGHWAY COMMERCIAL

BE IT RESOLVED BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF HEMPSTEAD, TEXAS:

To approve deny a Zoning Matrix allowing for a Helicopter Pad Service in the following manner "P" Use Permitted by Right in the following zoning districts: HC-Highway Commercial and finding that the amendment is in accordance with City's comprehensive plan.

PASSED AND APPROVED this the 2nd day of October, A.D., 2023.

APPROVED:

John Busby, Chairman

ATTEST:

Sabrina Alvarez, City)Secretary



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ORD	DINANCE
NO.	23-

AN ORDINANCE OF THE CITY OF HEMPSTEAD, TEXAS AMENDING ARTICLE 3 "ZONING DISTRICTS", SECTION 3.13 "LAND USE MATRIX" OF THE ZONING ORDINANCE TO ALLOW FOR HELICOPTER PAD SERVICES AS A USE PERMITTED BY RIGHT IN HC – HIGHWAY COMMERCIAL; PROVIDING FOR AN EFFECTIVE DATE; AND PROVIDING FOR SEVERABILITY AND REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH.

WHEREAS, a use related to a Helicopter Pad Service is not found in the current Land Use Matrix; and

WHEREAS, the Planning and Zoning Commission held a Public Hearing on October 2, 2023, and voted to recommend approval of a Helicopter Pad Service as a use permitted by right in the HC – Highway Commercial Zoning District; and

WHEREAS, the City Council held a Public Hearing on October 16, 2023, and has determined that a Helicopter Pad Service as a use permitted by right is appropriate within the HC – Highway Commercial Zoning District and is in the best interest of the City; NOW THEREFORE,

BE IT ORDAINDED BY THE CITY COUNCIL OF THE CITY OF HEMPSTEAD, TEXAS THAT:

Section 1. The facts and matters set forth in the preamble of this Ordinance are hereby found to be true and correct and are incorporated herein for all purposes.

<u>Section 2:</u> That Article 3 "Zoning Districts" of Exhibit 9B "Zoning Ordinance" of the Code of Ordinances of the City of Hempstead, Texas is hereby amended to read as shown in **Exhibit A** with additions being **bold and underlined**.

Section 3. All portions of the City of Hempstead Code of Ordinances not in conflict with this Ordinance remain in effect.

<u>Section 4.</u> In the event any clause phrase, provision, sentence, or part of this Ordinance or the application of the same to any person or circumstances shall for any reason be adjudged invalid or held unconstitutional by a court of competent jurisdiction, it shall not affect, impair, or invalidate this Ordinance as a whole or any part or provision hereof other than the part declared

to be invalid or unconstitutional; and the City Council of the City of Hempstead, Texas, declares that it would have passed each and every part of the same notwithstanding the omission of any such part thus declared to be invalid or unconstitutional, whether there be one or more parts.

<u>Section 5</u>. All ordinances or parts of ordinances inconsistent or in conflict herewith are, to the extent of such inconsistency or conflict, hereby repealed.

to the extent of such inconsistency of conflict, heret	by repeared.
Section 6. This Ordinance shall become effect	ctive on
PASSED AND APPROVED this the <u>16TH</u> day <u>of</u>	October 2023.
	APPROVED:
	Erica Gillum, Mayor
ATTEST:	
Sabrina Alvarez, City Secretary	

EXHIBIT A

ARTICLE 3

Zoning Districts

§ 3.13. Land Use Matrix.

P = use permitted by right

S = Specific Use Permit required

PUD = Planned Unit Development permitted

	AR	R-1	R-2	R-3	MH	CBD	NC	HC	PS	LM
Accessory buildings	P	P	P	P	P	P	P	P	P	P
Heavy machinery sales								P		P
Helicopter pad services								P		
Hospice office						P		P	P	

Zoning Map Amendment (Rezoning) Form

			The second secon		
	NOTE: Ple	ase print all i	nformation reques	ted below.	
Number 1123					
Date 09/08/2023	N	ame of Applica	ent REGINALA	DSMITH	
		oplicant's Sign	6/11/		
			WI	ND PARKWAY N	SUITE 100
			KATY, TX 774		COTTE TOO
			1, 1, 1, 1, 1, 1, 1		
Address of the manager		. 400 01 155		Phone <u>713-9</u>	
Address of the property you see	4.69 ACRE	SOFIANDS	SITI IATED IN THE	ILICTO LIENDO OL	DI IELI
Legal description of the proper	ty ABSTRACT Subdivision	41, & JARE	D E. GROCE SUF	RVEY, ABSTRACT 13	NOVEY,
	Block	Lot	Parcel	Lot Width	Lot Depth
egal capacity in which you are	applying for this	s rezoning:			
OwnerX Re	epresentative of t	he owner	Other	(explain below)	
Current zoning classification of	the property: A	GRICULTU	JRAL-RESIDEN	NTIAL/HIGHWAY	COMMERCIA
Requested zoning classification:	HIGHWAY	COMMERC	CIAL		
Reasons supporting your requeste	ed rezoning: To	O MAKE TH	HE ZONING CO	DNSISTENT WITH	CURRENT
AND PROPOSED LAND					
			Testing of the second		
Current land use activities abuttin	ig the subject pro	operty:			
On the North: RESIDENTIAL	_		CIAL		
On the South: OUTSIDE CIT					
n the East: AGRICULTUR	RAL-RESIDE	NTIAL			
On the West: RESIDENTIAL					
ARTICLE 2 - SECTION 2.03	3	(OVE)	R)		
wio.	-	(- · L	-/		

EXPIRATION - 1 YEAR

OCTOBER 2, 2023	Public hearing date for the Planning & Zoning Commission
0/2023	Date notice sent to abutting property owners. (Not less than ten days before the public hearing date.)
9 2 23	Date notice published in a local newspaper. (Not less than fifteen days before the public hearing date.)
Planning Commission Re Commission:	eport Recommendations and reasons supporting the recommendations of the Planning & Zoning
Protest by 20% or more of	f abutting property owners? Yes No
	Public hearing date for the City Council.
	Date notice sent to abutting property owners. (Not less than ten days before the public hearing date.)
	Date notice published in a local newspaper. (Not less than fifteen days before the public hearing date.)
Decision of the City Counc	cil: Rezoning request approved Rezoning request denied
Reasons given for the City	Council's decision:
negor fra y ni dinago no litto de Pro Let Pas Lega, agrando negotamento e e e e e e e e e e e e e e e e e e e	





Tax Allocations

City Sales and Use Tax Comparison SummaryOctober 2023

Download and further analyze current and historic data using the Texas Open Data Center.

NOTE: Some jurisdictions may have changed tax rates, thus affecting the comparison. See Local Sales Tax Rate Information Report [comptroller.texas.gov/taxes/sales/rate-report.php] for a list of jurisdictions who have changed rates in the preceding 14 months.

U/C = Unable To Compute Percentage Change

Total Net Payments This Period: \$706,094,029.63; Comparable Payment Prior Year: \$675,630,675.83; Percent Change: 4.51%

Total Payments YTD: \$7,079,056,997.90; Total Prior Year Payment YTD: \$6,723,131,207.33; Percent Change: 5.29%

Search Table Search

City	Net Payment This Peri od	Comparable Payment Prior Year	% Cha nge	Payment YTD	Prior Year Payment Y TD	% Cha nge
Hart	\$6,659.26	\$4,282.07	55.51%	\$58,041.72	\$53,222.48	9.05%
Haskell	\$82,474.17	\$79,196.93	4.13%	\$699,167.06	\$659,212.62	6.06%
Haslet	\$550,818.45	\$672,862.53	-18.13%	\$5,113,450.91	\$5,687,303.99	-10.09%
Hawk Cove	\$1,847.58	\$2,097.64	-11.92%	\$21,586.87	\$22,966.73	-6.00%
Hawkins	\$40,399.56	\$40,734.15	-0.82%	\$428,955.06	\$362,808.33	18.23%
Hawley	\$43,080.66	\$42,009.80	2.54%	\$349,603.97	\$303,267.96	15.27%
Hays	\$2,216.91	\$2,014.60	10.04%	\$19,329.11	\$19,850.76	-2.62%
Hearne	\$212,950.27	\$132,470.95	60.75%	\$2,111,900.46	\$1,267,140.55	66.66%
Heath	\$240,906.02	\$247,014.42	-2.47%	\$2,631,164.17	\$2,337,349.36	12.57%
Hebron	\$14,889.53	\$11,175.45	33.23%	\$143,210.71	\$108,944.80	31.45%
Hedley	\$810.57	\$1,110.03	-26.97%	\$10,425.59	\$9,723.06	7.22%
Hedwig Village	\$238,211.33	\$163,345.34	45.83%	\$2,647,145.24	\$1,786,584.24	48.16%
Helotes	\$968,769.05	\$1,263,876.28	-23.34%	\$8,851,718.98	\$12,598,104.68	-29.73%
Hemphill	\$42,010.92	\$44,008.23	-4.53%	\$508,970.36	\$486,553.72	4.60%
Hempstead	\$221,128.39	\$198,386.76	11.46%	\$2,014,502.49	\$1,930,467.18	4.35%
Henderson	\$688,441.36	\$654,916.36	5.11%	\$7,630,171.00	\$6,642,354.81	14.87%
Henrietta	\$67,555.83	\$60,947.65	10.84%	\$775,400.42	\$688,370.06	12.64%
Hereford	\$293,211.80	\$323,847.35	-9.45%	\$3,018,397.40	\$2,903,033.10	3.97%
Hewitt	\$366,659.98	\$344,632.04	6.39%	\$3,728,486.57	\$3,431,013.37	8.67%
Hickory Creek	\$197,390.81	\$178,439.72	10.62%	\$2,096,173.75	\$1,851,306.26	13.22%







If you have questions about Tax Allocation Payment Distribution Schedule, please contact Tax Allocation [mailto:TaxAllocation@cpa.texas.gov].