



CITY OF JAMAICA BEACH

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CITY COUNCIL WORKSHOP & SPECIAL CALLED MEETING MINUTES

DECEMBER 2, 2019
6:00 P.M.

CALL TO ORDER

Mayor Steve Spicer called the meeting to order.

PLEDGES OF ALLEGIANCE TO THE U.S. AND TEXAS FLAGS

MPT Sherwood Green led the Pledges of Allegiance to the U.S. and Texas Flag.

ROLL CALL OF ALDERMEN

The following Councilmember's were present:

*Mayor Steve Spicer
MPT Sherwood Green
Alderman Clay Morris
Alderman Russell Rupertus
Alderman Marci Kurtz*

The following Councilmember was absent:

Alderman Terry Rizzo

The following staff was present:

*City Administrator Hutchison
City Secretary Rushing
Police Chief Heiman*

PUBLIC COMMENTS (LIMITED TO THREE (3) MINUTES PER PERSON)

No requests to address Council.

ITEMS FOR DISCUSSION:

1. DISCUSS DIRECTING THE CITY ADMINISTRATOR TO AUTHORIZING THE GENERAL LAND OFFICE TO DRAFT A SCOPE OF WORK CHANGE REQUEST TO REMOVE SPECIFIC MENTION OF THE POST-IKE DUNE PROJECT FROM THE JAMAICA BEACH EROSION RESPONSE PLAN AND PROVIDE AN UPDATED COST ESTIMATE FOR THE BEACH NOURISHMENT PHASE ONLY.

Mayor Spicer noted that he and City Administrator Hutchison have had numerous discussions with the General Land Office concerning the dune restoration project and the inability to complete the project due to the lack of obtaining easements from a few of the beachfront homeowners; he asked City Administrator Hutchison to provide more details on the subject. City Administrator Hutchison created a timeline summarizing the dune restoration project from the past 11 years; the following was noted in the timeline: in the Fall of 2008, the city was assigned a PW for FEMA assistance to

reconstruct the dune walkovers that were destroyed by Hurricane Ike, the estimated cost to reconstruct the walkovers was \$104,241; construction of the walkovers cannot begin until the sand dune is restored by the GLO. In 2010, the city and the GLO sign a Project Cooperation Agreement Contract to restore the dune system; the estimated project cost is \$2,181,120, the city's cost share is \$142,758; as part of the agreement contract, the city is responsible for obtaining the easements necessary to implement the project. Between 2011 to November 2019, the city has been trying to obtain the beachfront easements, expending a total of \$128,280 in legal expenses, survey cost, appraisal fees and easement buyouts; the cost to obtain the remaining easements is estimated to be an additional \$63,500; City Administrator Hutchison noted the city is 100% responsible for the mentioned expenses and the expended funds don't qualify for FEMA reimbursement nor will the funds be applied towards the city's cost share amount. With the lack of obtaining all the necessary easements, the accumulating expenses and the dune naturally being reestablished over the past 11 years, the Mayor suggested the City Administrator contact the GLO-CEPRA Division to inquire if the Dune Restoration Project could be removed from the FEMA disaster award and allow the city to only maintain the beach nourishment system without jeopardizing future FEMA funding; the city received a response from the GLO that FEMA will authorize a scope change removing the Dune Restoration Project and allow the city to focus only on the Beach Nourishment Project.

Ginger Jones, 16612 Curlew, inquired about the timeline?

Mayor Spicer replied the city does not have a definite timeline; all action has to be approved by the GLO and FEMA.

2. DISCUSS APPROVING THE EMPLOYEE INCENTIVE CHECKS, FUNDING FROM THE BUDGETED SALARY ACCOUNTS.

Mayor Spicer noted this agenda item was discussed during the Council budget meetings.

Ginger Jones, 16612 Curlew, asked if the incentive check is the extra payroll check.

Mayor Spicer replied yes, the extra payroll check has been a budgeted item for years.

3. DISCUSS APPROVING THE BID FROM USA INSULATION FOR THE FIRE DEPARTMENT VEHICLE BAY CEILING INSULATION PROJECT, IN THE AMOUNT OF \$13,920, FUNDING FROM 17010 BUILDING M&R.

Council briefly discussed the ceiling insulation project. City Administrator Hutchison noted projects or purchases that are \$15,000 or less, do not need Council approval; he placed this item on the agenda since the bid was near the \$15,000 limit.

4. DISCUSS APPROVING A RESOLUTION OF THE CITY OF JAMAICA BEACH, TEXAS, REVISING THE BUILDING PERMIT FEES; REPEALING ALL RESOLUTIONS OR SECTIONS IN CONFLICT THEREWITH; AND PROVIDING AN EFFECTIVE DATE.

City Administrator Hutchison noted it has been over 10 years since the city's building permit fees have been updated; the proposed rate increase is to help compensate the cost of administering the building and zoning codes; he mentioned the proposed fees would still be lower than the fees charged by surrounding communities; the rate increase would be effective January 1, 2020.

5. DISCUSS APPROVING AN ORDINANCE OF THE CITY OF JAMAICA BEACH, TEXAS, AMENDING ORDINANCE 2017-5 WATER AND SEWER SYSTEM RATES AND CHARGES; AS AMENDED, TO REVISE AND PROVIDE FOR AN INCREASE IN THE RATES AND FEES TO BE CHARGED FOR WATER AND SEWER SYSTEM SERVICES; PROVIDING FOR THE REPEAL OF ALL OR PARTS OF ORDINANCES IN CONFLICT HERewith; MAKING VARIOUS FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND PROVIDING FOR AN EFFECTIVE DATE.

Council and City Staff discussed a water rate increase of \$3.75 to the city's current minimum water rate (the minimum monthly water rate would increase from \$25.00 to \$28.75 for 0-2,000 gallons); the proposed water rate increase would help fund the 5-year waterline replacement project for a fourth of the community, the new water & wastewater contractor fees, and the City of Galveston's 2019 water rate increase; the new rates would be reflected in the utility bill due in January 2020.

ITEMS FOR CONSIDERATION:

1. **CONSIDER FOR ACTION DIRECTING THE CITY ADMINISTRATOR TO AUTHORIZING THE GENERAL LAND OFFICE TO DRAFT A SCOPE OF WORK CHANGE REQUEST TO REMOVE SPECIFIC MENTION OF THE POST-IKE DUNE PROJECT FROM THE JAMAICA BEACH EROSION RESPONSE PLAN AND PROVIDE AN UPDATED COST ESTIMATE FOR THE BEACH NOURISHMENT PHASE ONLY.**

Alderman Kurtz motioned to direct the City Administrator to authorize the GLO to draft a scope of work change request to remove specific mention of the post-Ike dune project from the Jamaica Beach Erosion Response Plan and provide an updated cost estimate for the beach nourishment phase only. Second by Alderman Rupertus. Motion unanimously approved by those present.

2. **CONSIDER FOR ACTION APPROVING THE EMPLOYEE INCENTIVE CHECKS, FUNDING FROM THE BUDGETED SALARY ACCOUNTS.**

Alderman Rupertus motioned to approve the employee incentive checks, funding from the budgeted salary accounts. Second by MPT Green. Motion unanimously approved by those present.

3. **CONSIDER FOR ACTION APPROVING THE BID FROM USA INSULATION FOR THE FIRE DEPARTMENT VEHICLE BAY CEILING INSULATION PROJECT, IN THE AMOUNT OF \$13,920, FUNDING FROM 17010 BUILDING M&R.**

Alderman Morris motioned to approve the bid from USA Insulation for the Fire Department vehicle bay ceiling insulation project, in an amount of \$13,920, funding from 17010 Building M&R. Second by Alderman Kurtz. Motion unanimously approved by those present.

4. **CONSIDER FOR ACTION APPROVING A RESOLUTION OF THE CITY OF JAMAICA BEACH, TEXAS, REVISING THE BUILDING PERMIT FEES; REPEALING ALL RESOLUTIONS OR SECTIONS IN CONFLICT THEREWITH; AND PROVIDING AN EFFECTIVE DATE.**

Alderman Rupertus motioned to approve a Resolution of the City of Jamaica Beach, Texas, revising the building permit fees; repealing all resolutions or sections in conflict therewith; and providing an effective date. Second by Alderman Morris. Motion unanimously approved by those present.

5. **CONSIDER FOR ACTION APPROVING AN ORDINANCE OF THE CITY OF JAMAICA BEACH, TEXAS, AMENDING ORDINANCE 2017-5 WATER AND SEWER SYSTEM RATES AND CHARGES; AS AMENDED, TO REVISE AND PROVIDE FOR AN INCREASE IN THE RATES AND FEES TO BE CHARGED FOR WATER AND SEWER SYSTEM SERVICES; PROVIDING FOR THE REPEAL OF ALL OR PARTS OF ORDINANCES IN CONFLICT HERewith; MAKING VARIOUS FINDINGS AND PROVISIONS RELATED TO THE SUBJECT; AND PROVIDING FOR AN EFFECTIVE DATE.**

Alderman Kurtz motioned to approve the above stated Ordinance. Second by Alderman Rupertus. Motion unanimously approved by those present. Creating Ordinance 2019-9.

CITY ADMINISTRATOR'S REPORT

City Administrator Hutchison reported on the following: notices were mailed to residents about the waterline project; encouraged residents to read the notices posted on the city's website & Facebook page about the waterline project and street project; the City & JBIC joint park shade project completed; the city needs help decorating the park for the Christmas celebration.

MAYOR'S REPORT

Mayor Spicer reported that he had a wonderful Thanksgiving and he hopes everyone has a wonderful Christmas.

ALDERMEN REPORTS

Alderman Kurtz reported the details about the Christmas events at the park.

Alderman Morris thanked the City Staff for their help and hard work.

Alderman Rupertus reported that he is looking forward to all the changes happening within the city.

MPT Green – No Report

POLICE REPORT

Police Chief Heiman reported about the JBPD attending Tactical Training to better prepare themselves for certain situations; provided an update on Officer Ornelas' recovery; suggests residents to not place T.V. boxes or other large purchased item boxes at the curb days prior to trash pickup.

FIRE REPORT – Absent, No Report

ADJOURN

Mayor Spicer said if there was no further business to come before Council he would call for a motion to adjourn. Alderman Morris motioned the meeting be adjourned. Second by Alderman Rupertus. Motion unanimously approved by those present. Meeting was adjourned at 6:35 p.m.