

On this the 25th day of June, A. D., 2024, the Commissioners' Court of Chambers County, with the following members present, to-wit:

Commissioner, Pct. 1 Jimmy Gore
Commissioner, Pct. 4 Ryan Dagley
Commissioner, Pct. 2 Mark Tice
County Judge Jimmy Sylvia

With the following members absent, to-wit:
County Clerk Heather H. Hawthorne
Commissioner, Pct. 3 Thomas Hammond

met in a REGULAR MEETING, at which time the following items were discussed, considered, passed or adopted, to-wit:

Judge Sylvia, according to law, opened Court at 9:37 a.m. into Open Session. County Engineer Robert Hall offered prayer. Judge Sylvia led in the Pledge of Allegiance to the American flag and the Pledge of Allegiance to the Texas flag.

ADMINISTRATION

1.1 Citizen's comments

Former Commissioner Billy Combs gave a Citizen's Comment regarding road safety. His son, Adrian Combs, was stuck by a car and killed on a Chambers County Road while cycling. Mr. Combs urged the Court to pursue additional funds to make roadways safer for cyclists.

ADMINISTRATION

1.2 Discuss and consider presentation from Behavioral Health Services

Agenda Item pulled.

FINANCIAL

2.1 Discuss and consider presentation of the 2023 Annual Comprehensive Financial Report (ACFR) and Single Audit Report by Pattillo, Brown & Hill, L.L.P

24-6-670 Motion made by Commissioner, Pct. 2 Tice and seconded by Commissioner, Pct. 4 Dagley to accept the presentation of the 2023 Annual Comprehensive Financial Report (ACFR) and Single Audit Report by Pattillo, Brown & Hill, L.L.P. Comments by County Auditor Aaron Thomas and Kent Willis of Patillo, Brown & Hill LLP.

Passed.

ENGINEERING/PROJECT MANAGEMENT

4.5 Discuss and consider updating Chambers County Subdivision Criteria Manual and Drainage Manual

24-6-665 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to update the Chambers County Subdivision Criteria Manual and Drainage Manual. Comments by Engineering Director Natalie Lopez and Dagley. A.C. Lowe gave a Citizen's Comment. He expressed concern about over-development in the county and the issues that could stem from it. He suggested holding a public hearing, possibly on a Saturday when more people could attend.

Passed.

ENGINEERING/PROJECT MANAGEMENT

4.6 Discuss and consider setting a Public Hearing for August 13, 2024 to discuss changes to the Chambers County Subdivision and Drainage Manual

24-6-684 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to set a public hearing for August 13, 2024, to discuss changes to the Chambers County Subdivision and Drainage Manual. Comments by Engineering Director Natalie Lopez, Dagley and Judge Sylvia.

Passed; Insert.

ENGINEERING/PROJECT MANAGEMENT

4.7 Discuss and consider approving Teague, Nall & Perkins in the amount of \$11,000 for Kilgore Parkway Expansions Right of Way services

24-6-685 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to approve Teague, Nall & Perkins in the amount of \$11,000 for Kilgore Parkway Expansions Right of Way services. Comments by Engineering Director Natalie Lopez.

Passed; Insert.

ECONOMIC DEVELOPMENT & TOURISM

5.2 Discuss and consider Targa Train 11, LLC Ch. 381 Economic Development Program Proposal

24-6-687 Motion made by Commissioner, Pct. 4 Dagley and seconded by

Commissioner, Pct. 2 Tice to accept as presented the Targa Train 11, LLC Ch. 381 Economic Development Program Proposal. Comments by B.J. Simon, Economic Development Foundation, Judge Sylvia, Mike Fry of KE Andrews, and Dagley.

Passed; Insert.

ECONOMIC DEVELOPMENT & TOURISM

5.3 Discuss and consider Black Mountain Energy Storage II LLC Ch. 381 Economic Development Program Proposal

24-6-688 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 4 Dagley to accept the Black Mountain Energy Storage II LLC Ch. 381 Economic Development Program Proposal. Comments by B.J. Simon, Economic Development Foundation, Engineering Director Natalie Lopez, County Engineer Robert Hall, Dagley and Judge Sylvia.

Passed; Insert.

ECONOMIC DEVELOPMENT & TOURISM

5.4 Discuss and consider Order renaming TGSCP 6363 LLC 2021 Reinvestment Zone

24-6-689 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 1 Gore to approve Order renaming TGSCP 6363 LLC 2021 Reinvestment Zone. Comments by B.J. Simon, Economic Development Foundation.

Passed; Insert.

ENGINEERING/PROJECT MANAGEMENT

4.1 Discuss and consider approving Change Order No. 1 to Tri County Construction Company in the amount of \$27,294.68 for additional driveway repairs and outfall repair

24-6-666 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to approve Change Order No. 1 to Tri County Construction Company in the amount of \$27,294.68 for additional driveway repairs and outfall repair. Comments by Engineering Director Natalie Lopez, Dagley and County Engineer Robert Hall.

Passed; Insert.

ENGINEERING/PROJECT MANAGEMENT

4.2 Discuss and consider approving Teague, Nall & Perkins as a professional service for the Baytown Soccer Complex and Kilgore Channel Extensions for

Chambers Parkway, in the amount of \$1,233,359.20 using Chambers Parkway C.O. funds

24-6-668 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 2 Tice to approve Teague, Nall & Perkins as a professional service for the Baytown Soccer Complex and Kilgore Channel Extensions for Chambers Parkway, in the amount of \$1,233,359.20 using Chambers Parkway C.O. funds. Comments by Judge Sylvia, Engineering Director Natalie Lopez, Gore, Dagley, Tice and County Purchasing Agent George Barrera.

Passed; Insert.

ENGINEERING/PROJECT MANAGEMENT**4.3 Discuss and consider approving variance request from Autozone to exceed a 3-ft max depth for vertical concrete walled detention in order to meet the minimum detention volume requirement**

24-6-678 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to approve the variance request from Autozone to exceed a three-foot max depth for vertical concrete walled detention in order to meet the minimum detention volume requirement contingent upon structural engineering aspect being approved and the fine-tuning of maintenance. Comments by Engineering Director Natalie Lopez, Judge Sylvia, Dagley, civil engineer Yen Lai with AutoZone, and Dagley.

Passed; Insert.

ENGINEERING/PROJECT MANAGEMENT**4.4 Discuss and consider accepting and agreeing to a donation acknowledgement and agreement with Texan Hospitality Inc. or its affiliates for the construction and improvements to Needlepoint Road (North Segment A) and related drainage**

24-6-683 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to accept and agree to a donation acknowledgment and agreement with Texan Hospitality Inc. or its affiliates for the construction and improvements to Needlepoint Road (North Segment A) and related drainage. Comments by Engineering Director Natalie Lopez, Dagley and outside counsel Nathan Brandimart.

Passed; Insert.

PARKS & RECREATION**6.1 Discuss and consider using HOT (Hotel Occupancy) funds to pay for the construction of (4) four Pickleball Courts at Fort Anahuac Park**

24-6-656 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 4 Dagley to use HOT (Hotel Occupancy) funds to pay for the construction of (4) four Pickleball Courts at Fort Anahuac Park. Comments by Director of Parks & Recreation John Parrott, Gore and Dagley.

Passed.

PARKS & RECREATION

6.2 Discuss and consider approving going out for a Request for Proposal (RFP) for (4) four Pickleball Courts at Fort Anahuac Park

24-6-657 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 4 Dagley to approve going out for a Request for Proposal (RFP) for (4) four Pickleball Courts at Fort Anahuac Park. Comments by Director of Parks & Recreation John Parrott.

Passed.

PARKS & RECREATION

6.3 Discuss and consider reallocating \$3979.00 from CO23--PARKS--005 and \$8482.00 from CO23--PARKS--030 to a new project/code line for soccer goals

24-6-658 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 2 Tice to reallocate \$3,979.00 from CO23--PARKS--005 and \$8,482.00 from CO23--PARKS--030 to a new project/code line for soccer goals. Comments by Director of Parks & Recreation John Parrott.

Passed; Insert.

PARKS & RECREATION

6.4 Discuss and consider approving Rules and Regulations for Parks & Recreation

24-6-659 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 2 Tice to approve Rules and Regulations for Parks & Recreation. Comments by Director of Parks & Recreation John Parrott, Gore, Sheriff Brian Hawthorne and Dagley.

Passed; Insert.

MAINTENANCE & BUILDINGS

7.1 Discuss and consider approving payment to Garza & McLain in the amount of \$5,000.00 for new West Annex structural engineering and professional services

24-6-671 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to approve payment to Garza & McLain in the amount of

\$5,000.00 for new West Annex structural engineering and professional services.
Comments by Project Manager Mike Gafford.

Passed; Insert.

MAINTENANCE & BUILDINGS

7.2 Discuss and consider approving payment to Garza & McLain in the amount of \$6,398.30 for new West Annex for professional services rendered regarding separate Wind Storm certification and inspections required by City of Mont Belvieu

24-6-672 Motion made by Commissioner, Pct. 2 Tice and seconded by Commissioner, Pct. 1 Gore to approve payment to Garza & McLain in the amount of \$6,398.30 for new West Annex for professional services rendered regarding separate Wind Storm certification and inspections required by City of Mont Belvieu. Comments by Project Manager Mike Gafford.

Passed; Insert.

MAINTENANCE & BUILDINGS

7.3 Discuss and consider approving request to solicit RFP's (Request for Proposals) for a Construction Manager-at-Risk (CMAR) for construction of the new Anahuac Library

24-6-674 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to approve request to solicit RFPs (Request for Proposals) for a Construction Manager-at-Risk (CMAR) for construction of the new Anahuac Library. Comments by Project Manager Mike Gafford and County Purchasing Agent George Barrera.

Passed.

MAINTENANCE & BUILDINGS

7.4 Approve additional pricing in the amount of \$4,728.52 for drawing modification from Square CCR, LLC for bathrooms at Carver Park and Mont Belvieu pickle ball courts

24-6-675 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 2 Tice to approve additional pricing in the amount of \$4,728.52 for drawing modification from Square CCR, LLC for bathrooms at Carver Park and Mont Belvieu pickle ball courts. Comments by Project Manager Mike Gafford.

Passed; Insert.

MAINTENANCE & BUILDINGS

7.5 Discuss and consider approving payment to Tippet Construction in the amount of \$10,650.88 for I-10 DPS Weigh Station Pumphouse and Slab

24-6-681 Motion made by Commissioner, Pct. 2 Tice and seconded by Commissioner, Pct. 1 Gore to approve payment to Tippet Construction in the amount of \$10,650.88 for I-10 DPS Weigh Station Pumphouse and Slab. Comments by Project Manager Mike Gafford, Gore, Sheriff Brian Hawthorne and Tice.

Passed; Insert.

MAINTENANCE & BUILDINGS

7.6 Discuss and consider approving additional cost of \$4,728.52 to the restroom prototype of all parks restrooms built under the agreement with Square CCR

24-6-682 Motion made by Commissioner, Pct. 2 Tice and seconded by Commissioner, Pct. 1 Gore to approve additional cost of \$4,728.52 to the restroom prototype of all parks restrooms built under the agreement with Square CCR. Comments by Project Manager Mike Gafford and Dagley.

Passed; Insert.

MAINTENANCE & BUILDINGS

7.7 Discuss and consider approving payment to Square CCR in the amount of \$220,887.63 to add a new restroom at Westside Complex

24-6-683 Motion made by Commissioner, Pct. 2 Tice and seconded by Commissioner, Pct. 1 Gore to approve budgeting of \$220,887.63 for payment to Square CCR to add a new restroom at Westside Complex. Comments by Project Manager Mike Gafford, Dagley, Tice, Director of Parks & Recreation John Parrott and Judge Sylvia.

Passed; Insert.

ECONOMIC DEVELOPMENT & TOURISM

5.1 Discuss and consider issuing a Request for Proposal (RFP) from Engineering/Environmental professionals for the Texas Parks and Wildlife Boating Access Grant

24-6-660 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 1 Gore to issue a Request for Qualifications (RFQ) from Engineering/Environmental professionals for the Texas Parks and Wildlife Boating Access Grant. Comments by Deputy Director of Economic Development and Grant Management Robbie King and Chris Daniels of Purchasing.

Passed.

COMMUNICATIONS/TECHNOLOGY

11.1 Discuss and consider approving payment to Function 4, LLC for a one-year subscription to OpenText XM Fax

24-6-663 Motion made by Commissioner, Pct. 2 Tice and seconded by Commissioner, Pct. 4 Dagley to approve payment to Function 4, LLC for a one-year subscription to OpenText XM Fax. Comments by Information Technology Director Derek Parish, Judge Sylvia and County Auditor Aaron Thomas.

Passed; Insert.

GOLF COURSE

12.1 Discuss and consider proposal from Greenscapes Six for Golf Course Greens Renovation

Agenda Item tabled.

HEALTH & WELFARE

14.1 Discuss and consider staffing requests for the Jail Medical Division of the Chambers County Sheriff's Office

24-6-680 Motion made by Commissioner, Pct. 1 Gore and seconded by Commissioner, Pct. 2 Tice to approve and pay for out of the Health Services Fund staffing requests for the Jail Medical Division of the Chambers County Sheriff's Office. Comments by Health Services Director Mary Beth Bess, Gore and Sheriff Brian Hawthorne.

Passed.

LAW ENFORCEMENT

17.1 Discuss and consider request to apply for the Port Security Grant-FY24 Robot

24-6-678 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 1 Gore to approve request to apply for the Port Security Grant-FY24 Robot. Comments by Sheriff Brian Hawthorne and Dagley.

Passed; Insert.

CONSENT

19.1 Monthly reports

CONSENT

19.1.a May monthly report-JP 5

24-6-644 Motion made by Tice and seconded by Gore to accept the May monthly report-JP 5.

Passed; Insert.

CONSENT

19.1.b May monthly report-JP 1

24-6-646 Motion made by Tice and seconded by Gore to accept the May monthly report-JP 1.

Passed; Insert.

CONSENT

19.1.c 2024 Certificate of Compliance (Continuing Education) - Nicole Whittington

24-6-648 Motion made by Tice and seconded by Gore to accept into the record the 2024 Certificate of Compliance (Continuing Education) - Nicole Whittington.

Passed; Insert.

CONSENT

19.1.d 2024 Certificate of Compliance (Public Funds Investment Act) - Nicole Whittington

24-6-649 Motion made by Tice and seconded by Gore to accept into the record the 2024 Certificate of Compliance (Public Funds Investment Act) - Nicole Whittington.

Passed; Insert.

CONSENT

19.1.e May monthly report-JP 4

24-6-653 Motion made by Tice and seconded by Gore to accept the May monthly report-JP 4.

Passed; Insert.

CONSENT

19.2 Claim Docket/Check Register

24-6-593 Motion made by Tice and seconded by Gore to approve the Claim Docket/Check Register.

Passed; Insert.

CONSENT

19.2.a Payroll Check Register

24-6-677 Motion made by Tice and seconded by Gore to approve the Payroll Check Register.

Passed; Insert.

CONSENT

19.3 Travel reimbursements and misc. expenditures

24-6-594 Motion made by Tice and seconded by Gore to approve the Travel reimbursements and misc. expenditures.

Passed; Insert.

CONSENT

19.4 Budget amendments/transfers

24-6-595 Motion made by Tice and seconded by Gore to approve the Budget amendments/transfers.

Passed; Insert.

CONSENT

19.5 Approve job descriptions

24-6-596 Motion made by Tice and seconded by Gore to approve job descriptions.

Passed; Insert.

CONSENT

19.6 Approve payroll changes

24-6-597 Motion made by Tice and seconded by Gore to approve payroll changes, with correction of \$14.90 an hour for Perman Vondenstein.

Passed; Insert.

CONSENT

19.7 Approve Commissioners Court minutes

None submitted.

CONSENT

19.8 Approve renewal of NetMotion/Absolute Secure Access public safety VPN services from Mobile Wireless, LLC, in the amount of \$8,775.00-Technology

24-6-647 Motion made by Tice and seconded by Gore to approve renewal of NetMotion/Absolute Secure Access public safety VPN services from Mobile Wireless, LLC, in the amount of \$8,775.00-**Technology**.

Passed; Insert.

CONSENT

19.9 Approve updated Integrated Public Alert and Warning System (IPAWS) MOU-Emerg. Mgmt.

24-6-650 Motion made by Tice and seconded by Gore to approve updated Integrated Public Alert and Warning System (IPAWS) MOU-**Emerg. Mgmt.**

Passed; Insert.

CONSENT

19.10 Approve Treasurer's Report - April 30, 2024

24-6-651 Motion made by Tice and seconded by Gore to approve Treasurer's Report - April 30, 2024.

Passed; Insert.

CONSENT

19.11 Approve application from Comcast for utility construction to install fiber optic cable on Fisher Road-R&B

24-6-652 Motion made by Tice and seconded by Gore to approve application from Comcast for utility construction to install fiber optic cable on Fisher Road-**R&B.**

Passed; Insert.

CONSENT

19.12 Approve payment to First Collision in the amount of \$9,137.10 to repair an F-150-Parks & Recreation

24-6-655 Motion made by Tice and seconded by Gore to approve payment to First Collision in the amount of \$9,137.10 to repair an F-150-**Parks & Recreation.**

Passed; Insert.

CONSENT

19.13 Approve payment to HPP in the amount of \$5,077.28 for crushed concrete used at the landfill-Solid Waste

24-6-660 Motion made by Tice and seconded by Gore to approve payment to HPP in the amount of \$5,077.28 for crushed concrete used at the landfill-**Solid Waste.**

Passed; Insert.

CONSENT

19.14 Approve payment to Mustang for repairs to Dozer #652 - Equalizer Bar Replacement-Solid Waste

24-6-661 Motion made by Tice and seconded by Gore to approve payment to Mustang for repairs to Dozer #652 - Equalizer Bar Replacement-**Solid Waste.**

Passed; Insert.

CONSENT

19.15 Approve payment to Advanced Weigh Technologies in the amount of \$39,745.00 for truck scale upgrade-Solid Waste

24-6-662 Motion made by Tice and seconded by Gore to approve payment to Advanced Weigh Technologies in the amount of \$39,745.00 for truck scale upgrade-**Solid Waste.**

Passed; Insert.

CONSENT

19.16 Approve Heights of Baytown Section 1 Amending Plat No 2-R&B

24-6-664 Motion made by Tice and seconded by Gore to approve Heights of Baytown Section 1 Amending Plat No 2-**R&B.**

Passed; Insert.

CONSENT

19.17 Approve Southwinds Section 5 Final Plat-R&B

24-6-667 Motion made by Tice and seconded by Gore to approve Southwinds Section 5 Final Plat-**R&B.**

Passed; Insert.

CONSENT

19.18 Approve payment to Tippet Construction in the amount of \$6,345.00 for roof repairs at the Financial Office trailer-Building Maintenance

24-6-673 Motion made by Tice and seconded by Gore to approve payment to Tippet Construction in the amount of \$6,345.00 for roof repairs at the Financial Office trailer-**Building Maintenance.**

Passed; Insert.

CONSENT

19.19 Approve continued permitting, electrical and water service restoration for additional investigation to restore 608 Miller Street for use by Chambers County Historical Commission-Building Maintenance

24-6-676 Motion made by Commissioner, Pct. 4 Dagley and seconded by Commissioner, Pct. 2 Tice to approve up to \$20,000.00 out of the Community Impact Program Contribution Fund for investigations into the renovations of the Bradley House

at 608 Miller Street for use by Chambers County Historical Commission-**Building Maintenance**. Comments by Project Manager Mike Gafford, Dagley, Gore, County Auditor Aaron Thomas, County Engineer Robert Hall and Engineering Director Natalie Lopez.

Passed; Insert.

CONSENT

19.20 Approve payment to Teel Paving in the amount of \$118,020.00 for new parking lot at JP 5-Building Maintenance

Agenda Item pulled.

CONSENT

19.21 Accept as presented the program and affiliation agreements between Chambers County and The University of Texas Health Science Center at Houston for a Nurse Practitioner Student Clinical Preceptorship at the Employee Health and Wellness Center for the Fall 2024 Semester-Health

24-6-683 Motion made by Tice and seconded by Gore to accept as presented the program and affiliation agreements between Chambers County and The University of Texas Health Science Center at Houston for a Nurse Practitioner Student Clinical Preceptorship at the Employee Health and Wellness Center for the Fall 2024 Semester-**Health**.

Passed; Insert.

CONSENT

19.22 Approve request from Anahuac National Bank to have a firework show at Fort Anahuac Park on Thursday, July 4,2024-Parks

24-6-690 Motion made by Tice and seconded by Gore to approve request from Anahuac National Bank to have a firework show at Fort Anahuac Park on Thursday, July 4,2024-**Parks**.

Passed; Insert.

At 12:07 p.m. the Court recessed from Regular Session into Executive Session. At 2:03 p.m., the Court returned to Regular Session.

FINANCIAL

2.2 Discuss and consider McCall, Parkhurst & Horton, L.L.P. request to approve legal services payment of \$400,000.00 balance owed for legal work outside of the bond transaction (Justice Center Project)

24-6-691 Motion made by Commissioner Pct. 4 Dagley and seconded by Commissioner

Pct. 2 Tice to deny the request to approve legal services payment of \$400,000.00 for legal work outside the bond transaction (Justice Center Project) due to lack of information and details on the invoice.

Passed; Insert.

EXECUTIVE SESSION

20.1 Discuss and consider personnel issues-Executive Session

No action taken.

EXECUTIVE SESSION

20.2 Discuss and consider the sale/purchase of real property-Executive Session

No action taken.

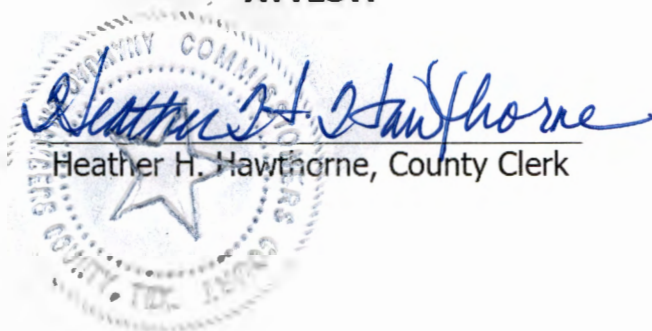
EXECUTIVE SESSION

20.3 Discuss and consider FMLA extension request-Executive Session

No action taken.

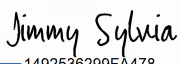
With no further business, Court adjourned at 2:04 p.m.

ATTEST:



Heather H. Hawthorne, County Clerk

APPROVED:

DocuSigned by:

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County Judge, Jimmy Sylvia