

**MINUTES OF THE PUBLIC HEARING AND SPECIAL
MEETING OF THE BOARD OF ALDERMEN
TOWN OF BAYVIEW, TEXAS
104 S. San Roman, Bayview, Texas
September 7, 2017**

Elected officials present: Mayor Paris, Alderman Lewis, Alderman Heinz, and Alderman Najera

Elected officials absent: Mayor Pro Tem Mark Mullendore and Alderman Steenbock

Public Meeting

1. The Special Meeting of the Board of Aldermen was called to order by Mayor Paris at 6:30 p.m.
2. Mayor Paris led those present in the Pledge of Allegiance.
3. Mayor Paris welcomed everyone for being in attendance and specially thanked Alderman Heinz and Alderman Najera for their support in helping out at Rockport by taking up generators and fuel. He mentioned that the Mayor from Rockport had reported on the news that about 75% of the Town is gone after Hurricane Harvey passed through.
4. Mayor Paris stated that the Town of Bayview was conducting a Public Hearing to receive input from voters and residents on the following:
 - a. *Resolution to set Property Tax Rate for 2018*-Mayor Paris asked if there were any comments on this and that the rate stayed the same as last year \$0.25 per \$100 per property valuation. There were no public comments on this.
 - b. *Town of Bayview 2017-2018 Budget*.- Mayor Paris reviewed some of the highlights for this year: (1) this year we paid off the road loan which was about \$18,000.00-\$19,000.00 which helped us gain liquidity to do other things; (2) our building permits ended \$10,000.00 over budget because we have had an increase in building around town which gave us a little surplus for the year;(3) we have \$10,000.00 in our emergency fund that we have not used. (4) because we paid off the road loan this year we now have about \$75,000.00 in the road maintenance and construction which will carry forward for the coming year. One of the things we are working on is a comprehensive road plan being done by Mayor Pro Tem Mark Mullendore and Alderman Heinz which will prioritize what roads need repair first. Mayor Paris continued to the next fiscal year in which we will have about a \$1,000.00 reduction in tax deposits from Cameron County Appraisal District in Advalorem Account simply because the appraisals around town have gone down. He also stated that we currently have \$10,000.00 in the Emergency Management

Fund and recommended that it be increased by \$40,000.00 to make it a total of

\$50,000.00. He let everyone know that last time we had a hurricane come through town it cost us \$40,000.00 just to have debris removed. This money will be kept in a separate account to be available for emergencies only. On our General Fund, we are forward a balance which means we need less money from our Ad Valorem account. In looking at our budgets, anytime we fell short in the General Fund we were getting it out of Ad Valorem Fund. In looking at next year's budget, we will be moving \$10,000.00 from the Ad Valorem Fund to keep the doors open for the Town's operating expenses. We have a new website "GoDaddy" which will be up in October and we spent \$2500.00, on that and it will have a movie of Bayview, five years of minutes, and history of Bayview. Mayor Paris stated that in the General Fund he also included a pay raise for our Town Secretary to \$15.00 an hour and our Building Inspector an increase of \$500.00 per Annum; some upgrades for office equipment of \$300.00; on the mayor's contingency fund, we went up to \$500.00. He concluded by stating that on the 28th of September we would be having a meeting to vote on the budget.

At this time he opened for public comments. Copies of the budget were handed out to the residents. Mayor Paris reviewed the following: "On the Advalorem Budget, this is basically our tax money that comes in and for this year is was \$118,000 and for next year we are budgeting \$117,000. The expenses that come out of that account are primarily road fund. Then there is the \$10,250 which I mentioned we would move to the General Fund to be able to open the doors and the \$40,000 which will be for the emergency management fund. This is just on our tax fund." He continued "on our General Fund, we get franchise tax money, fines, fees, and our building permits. Now if you look at the building permit number this year it is well over \$17,000 and next year I have been a bit conservative because this year was a "boom" year for Bayview. Historically we run about \$7,000 to \$8,000 and I set it at \$9,000 which is money that comes right to the Town which supports our General Fund. Our total revenue projected for next year is \$41,000." He then explained expenses: "we have an audit that has to be done on an annual basis which runs between \$5,000 and \$6,000 per year unless we get a new auditor. We also have our insurance that we have to pay to the State that runs about \$1,900. We have our office expenses which is postage, fax, internet, phone, dues and subscriptions that run about \$2,400. We have our Building and Standards Commission which we have budgeted \$1,000 and they are like *an appeals court* for the residents. Then we have our utilities- electricity & water- which is about \$880. Then we have our payroll costs, we don't have an election this year, we have our public notices that run about \$350. We also have our town attorney which we use Rentfro Law Firm which runs about \$25 to \$100 per hour anytime we call or use them. Finally, if you look at the bottom line we have \$51,652 in expenses and our projected revenue of \$40,877 so it does not compute, except we are moving \$10,250 from our Ad Valorem to complete this." Now Mayor Paris opened for public comments.

Troy Giles commented: "like you said that does not compute". Mayor Paris assured him that it would once the transfer is made.

Susan Heinz commented: “why can’t you move \$30,000 to the General Fund and that way you wouldn’t have to move from the Ad Valorem. Mayor Paris responded by stating that it’s all in the allocation if we want to have a \$50,000; \$40,000; or \$10,000 pot of money. Alderman Lewis stated that Alderman Heinz had brought up having a smaller emergency management fund. She continued by stating she had spoken to a former chief of police and Emergency Management Coordinator from Waller, Texas and he had told her we needed to have an estimated cost of what we would think an emergency would be to recover from. Alderman Lewis said the only estimate we have is the last hurricane “Dolly” which cost us \$40,000 plus we need three months of operating cost.

5. *Public Comments Specific to the Public Hearing Only:* Mayor Paris stated this is an opportunity for citizens to address the Town Council on matters specifically related to this Public Hearing that will be considered by the Town Council in this or subsequent meetings. Town Officials may make presentations and provide information to the public during the course of the hearing; however, the Mayor/Aldermen may not engage in debate with speakers or among themselves nor act on matters during the Public Hearing. Note: Speakers are required to state their names for the record and to limit their comments to three minutes.

6. Mayor Paris adjourned the Public Hearing at 6:32 P.M.

SPECIAL MEETING

1. Mayor Paris called to order the Regular Session of the Special Meeting.
2. *Public Comments and Announcements:* Mayor Paris stated this is an opportunity for citizens to address the Town Council on matters relating to Town business, issues, concerns or interests, including items on the agenda. Speakers are required to state their names for the record and to limit their comments to three minutes. Note: State law does not permit the Mayor/Aldermen to discuss, debate or act on items that are not on the agenda. Persons making comments and announcements may be referred to Town Staff for follow up or to have items placed on the agenda for a future Town meeting.

G. Michael Boswell from 129 Valencia just wanted to introduce himself and stated that Troy Giles was his real estate agent. He also said he may be coming back to the Town and request a change in the zoning at a later time.

Action

3. *Discussion and possible action on accepting or rejecting the Resolution to set Property Tax Rate for 2018 the same as last year \$0.25 per \$100 of value for Fiscal Year 2017-2018.* Alderman Heinz made the motion to approve the Resolution to set the Property Tax Rate for 2018 at \$0.25 per \$100 of value for Fiscal Year 2017-2018. Second: Alderman Lewis. All in favor. Motion carried.

4. *Discussion and possible action on accepting or rejecting the Town of Bayview 2017-2018 Budget.* ~GP Mayor Paris reported that right now in the Ad Valorem Budget it shows \$40,000 plus the \$10,000 that is already in the Emergency Management Fund will make \$50,000 to be put in a savings or an account at First Community for Emergency Management if the budget is approved at the end of the month. A lengthy discussion was held debating the movement of the \$40,000 to Emergency Management Fund instead of repairs for roads with the following concerns: Alderman Lewis, the Emergency Management Coordinator, stated that it is a State requirement to have an Emergency Management Fund with an estimated cost of what it would take to recover and the only estimate available is the \$40,000 spent nine years ago during “Dolly” as a cost sharing with FEMA plus three months of operating cost which totals \$50,000 minimum. Alderman Heinz stated his concern on the repairs for Valencia Road which is much needed and would probably be costing more than \$140,000. Alderman Najera stated that there is also a concern on Red Crown Road because the Fire Truck will not make it through that road in case of a fire. Mayor Paris stated as the Mayor and Emergency Management Director, he is leaving the \$40,000 in the Emergency Management Fund. Mayor Paris reported that on the General Fund he lowered the Building permits revenue estimates because this year was extraordinary and he budgeted an average prior years. He continued by confirming with Alderman Najera about another accountant for the audit so that the expense could be lower. Alderman Najera reported that in talking to the bookkeeper that an audit should be getting a review every year and then a full audit because a full audit goes back five years. Therefore, Mayor Paris asked that Alderman Najera report back to him with the person he knew could do the audit for less money. Mayor Paris continued to report that he wants to change office supplies to \$700 to purchase a color printer and went item by item reviewing the changes. Alderman Heinz stated that he wanted records to show that it is irresponsible to pay a Building Inspector \$10,000 a year when the projected budget for building permits is \$8,000 a year. Mayor Paris responded by explaining that for the last two years the total for the each year has been over \$13,000 but he had gone back five years to project the \$8,000. Mayor Paris also reported that he would be changing the legal expenses to \$7,000 because of pending law suits. He concluded by stating he would have an updated Budget for review by the end of month meeting.
5. *Discussion and possible action on accepting or rejecting the Town of Bayview Policy for Ethics and Conduct for Elected and Appointed Officials.* ~JL Alderman Lewis made the motion to approve the Town of Bayview Policy for Ethics and Conduct for Elected and Appointed Officials. Second: Alderman Heinz. All in favor. Motion carried.

ADJOURN

Alderman Heinz made the motion to adjourn the meeting at 7:35 P.M. Second: Alderman Najera. All in favor. Motion carried.



Gary E. Paris, Mayor



Carmen I. Amaya, Town Secretary

