

**MINUTES OF THE PUBLIC HEARING, REGULAR  
MEETING AND EXECUTIVE SESSION OF THE BOARD OF ALDERMEN  
TOWN OF BAYVIEW, TEXAS  
104 S. San Roman, Bayview, Texas  
September 26, 2024**

**Elected officials present:** Mayor Paris, Mayor Pro- Tem Steenbock, Alderman Lewis, Alderman McNabb, Alderman Heinz and Alderman Najera.

**Elected officials absent:** None

**Public Hearing Meeting**

A. Mayor Paris called the Public Hearing Meeting to order at 6:30 p.m.

B. Mayor Paris led everyone in the Pledge of Allegiance.

C. Mayor Paris welcomed and stated that the Public Hearing is being conducted to receive input from residents on:

**1. Proposed revisions to Town Ordinances**

D. Public Comments Specific to Public Hearing: Mayor Paris stated, "This is an opportunity for citizens to address the Town Council on matters specifically relating to the Public Hearing that will be considered by the 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 and Aldermen may not engage in debate with speakers or among themselves or act on matters during the Public Hearing. Note: Speakers are required to state their name for the record and limit their comments to three minutes. Any speakers needing a translator are required to state their name for the record and limit their comments to six minutes."

Mayor Paris stated the 2023 Annual Audit will be presented to BOA.

Mr. Roel Cantu with Cascos & Associates CPA Firm presented the 2023 Annual Audit report.

**Richard Whipple, Chachalaca Dr.:** Mr. Whipple, expressed concerned that some existing ordinances are not being enforced unless a complaint is made.

**Jim Bush, 133 W Resaca Rd.:** Mr. Bush, had question regarding the existing fence ordinance in reference to maintenance.

E. Alderman Lewis made the motion to adjourn the Public Hearing Meeting at 6:59 and enter the Regular Meeting. Second: Alderman Lewis. All in favor Motion carried.

**REGULAR MEETING**

F. Mayor Paris called the Regular Meeting to order at 7:00 p.m.

G. Public Comments Specific to Regular Meeting: Mayor Paris stated, "*This is an opportunity for citizens to address the Town Council on matters relating to Town business, issues, concerns or interest, 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 place on the agenda for a future Town meeting.”*

**Jody Nelson, 151 N. Valencia:** Ms. Nelson, expressed concerns that the homeowners next to her property are renting out three houses on one lot. She questioned if the Town of Bayview should have a short-term rental ordinance.

**James Bush, 133 W Resaca:** Mr. Bush, had a question regarding the right of way maintenance ordinance regarding the length of the seedheads.

**Richard Whipple, Chachalaca Dr.:** Mr. Whipple, stated that as the General Manager of the Bayview Irrigation District he is requesting new residents that move to Bayview are informed of the Irrigation District Office. He also stated a breed of carp will be added to resacas in October or November for weed control also, various weed control systems are being looked into and water reservoirs (Falcon and Amistad) remain low, and the water master is not allocating very much if any water to the Irrigation District.

## **NEW BUSINESS**

1. *Discussion and possible action approving or rejecting the 2023 Annual Audit.* Mr. Roel Cantu with Cascos & Associates CPA Firm had presented the audit report to the BOA discussing each category in detail. Mr. Cantu stated the audit received an “unmodified opinion” which he explained was highest grading a company can receive on an audit. Alderman Lewis made the motion to approve the 2023 Annual Audit. Second: Alderman McNabb. All in favor. Motion approved.
2. Discussion and possible action on each of the proposed Ordinance’s revisions. Each proposed revision was discussed by the BOA and approved with or without revision with the exception of the exterior lighting ordinance.
3. *Discussion and possible action on changing 2480 speed limit.* After review and discussion of the speed limit increase letter received from the DOT. Alderman Najera made the motion not to increase to speed limit. Second: Alderman Lewis. All in favor. Motion carried.
4. Discussion and possible action approving or rejecting the August 22, 2024, Regular Board of Aldermen Meeting Minutes. Alderman Heinz made the motion to accept the August 22, 2024, Regular Board of Aldermen Meeting Minutes as presented. Second: Alderman McNabb. Abstain: Mayor Pro Tem Steenbock. Motion carried.
5. Discussion and possible action approving or rejecting the current financial reports with current projected balances. Alderman McNabb made the motion to approve correction financial reports with current project balances. Second: Alderman Heinz. All in favor. Motion carried.
6. *Discussion and possible action approving or rejecting the current Builder’s Inspector’s Report for the month of August 2024.* Alderman Lewis made the motion to approve the Building Inspector’s Report for the month of August 2024. Second: Alderman Heinz. All in favor. Motion carried.

7. Discussion and possible action approving or rejecting the current OSSF Inspector's Report for the month of August 2024. Report not received for August 2024; Mayor Paris tabled till next month.

## **OLD BUSINESS**

1. *Discussion and possible action on purchase of tractor.* After discussion Mayor Paris stated this item will be table until next month.

Future Agenda Items – *Any current member of the board in good standing may add one agenda item to the agenda of a future meeting specified by that Alderman. No agenda item added by an Alderman may be removed, altered or modified without the written consent of the alderman adding the agenda item unless the language or content of the agenda item conflicts with state or local laws.*

Mayor Pro Tem request discussion on short-term rental policy.

Alderman McNabb request discussion regarding the property located on N Valenica that has three houses on lot.

## **DISCUSSION ITEMS**

1. *Town Complaints.* Mayor Paris received several complaints from residents regarding loose and aggressive dogs attacking neighbors while walking.
2. *Emergency Management Update.* Jim Bush reported on drought proclamations.
3. *Bayview Beautification Day.* Beautification Day will be held on September 28, 2024.
4. Report from Building and Standards Commission. None

H. Aldermen Lewis made the motion the adjourn the Regular Meeting at 8:39 p.m. and go into Executive Session. Second: Alderman Najera. All in favor. Motion carried.

## **EXECUTIVE SESSION**

I. Mayor Paris opened Executive Session at 8:40 p.m.

1. *Discussion of Employment Contracts for 2024-2025.* During the executive session all personnel contracts were reviewed and discussed by the BOA.

J. Alderman McNabb made the motion to adjourn the Executive Session at 10:26 p.m. Second: Alderman Lewis. All in favor. Motion carried.

## **REGULAR MEETING**

K. Mayor Paris reopen the Regular Meeting at 10:26 p.m.

8. *Discussion and possible action approving or rejecting the Town Employee contracts for 2024-2025 Year.* After review and discussion, the BOA approved the following:
  - a. *Town Secretary.* Tabled until January 2025
  - b. *Building Inspector/Flood Management Coordinator.* Approved with Board directed

changes.

c. *OSSF Inspector*. Approved as written.

d. *Town Bookkeeper*. Approved with Board directed changes.

**ADJOURN**

Alderman Najera made the motion to adjourn the meeting at 10:58 p.m. Second: Alderman Najera. All in favor. Motion carried.

Gary E. Paris

Gary E Paris, Mayor

Yvonne Bush

Yvonne Bush, Acting Town Secretary