

On this the 12th day of April, A. D., 2022, the Commissioners' Court of Chambers County, with the following members present, to-wit:

Jimmy Sylvia	County Judge
Jimmy Gore	Commissioner, Precinct No. 1
Mark Tice	Commissioner, Precinct No. 2
Tommy Hammond	Commissioner, Precinct No. 3
Billy Combs	Commissioner, Precinct No. 4
Heather H. Hawthorne	County Clerk

With the following members absent, to-wit:

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 9:33 a.m. into Open Session. Bobby Hall offered prayer. Will Carter with Dr. Brian Babin's Office led in the Pledge of Allegiance to the American flag and the Pledge of Allegiance to the Texas flag.

Bobby Hall reminded the Court and those in attendance about the upcoming Easter Egg Hunt at Fort Anahuac Park from 11:00 a.m. to 1:00 p.m. on Saturday, April 16, 2022, hosted by The First United Methodist Church of Anahuac and The First Baptist Church of Anahuac.

Samantha Humphrey reminded the Court about the Chester M. Humphrey Memorial Cook-Off, also on Saturday, April 16, 2022, at noon.

Eric Zimmerman of AgriLife Extension introduced new Family and Community Health Agent Cidnie R. Ford to the Court.

Darlene McPherson told the Court about the success of the Barbers Hill ISD tennis and golf teams at their Regional Meets.

22-04-94 Motion made by Combs and seconded by Hammond to approve the Proclamation proclaiming April 2022 as Child Abuse Prevention and Awareness Month in Chambers County. Comments by Assistant District Attorney Eric Carcerano and Shelley Quigley of Bridgehaven Child Advocacy Center.

Passed; Insert.

Agenda Item 1.2, discuss and consider selling the old Library property located at Hwy. 124 and Chestnut in Winnie, Texas, was tabled.

22-04-95 Motion made by Gore and seconded by Tice to approve enrollment in the Quality Incentive Payment Program Year 6 with the Arboretum Nursing Home and Rehabilitation Center of Winnie. Comments by Johnny Thompson of the Arboretum Nursing and Rehabilitation Center of Winnie, Inc, Judge Sylvia, Commissioners Gore and Combs and County Treasurer Nikki Whittington.

Passed; Insert.

Agenda Item 3.8, discuss and consider approving a supplemental Interlocal Cooperation Agreement between Chambers County and Chambers County Improvement District No. 1 (CCID #1) related to a greenbelt buffer along FM 2354 and improvements to Fisher Road, was tabled.

At 9:56 a.m. the Court entered into a Public Hearing regarding Mission Economic Development Corporation Solid Waste Disposal Revenue Bonds (fractal Polymers, LLC project) (Agenda Item 5.1). Comments by Lee McCormick, municipal advisor to Mission Economic Development Corporation, and B.J. Simon, Economic Development Foundation. At 9:58 a.m., the Court returned to Regular Session.

22-04-96 Motion made by Combs and seconded by Tice to approve the Order with respect to Fractal Polymers LLC requesting that Mission Economic Development Corporation issue its Solid Waste Disposal Revenue Bonds (Fractal Polymers Project) Series 2022 or similarly captioned bonds in one or more series to finance a plastic processing and recycling facility to be located at 4950 Borusan Road (formerly 4900 Borusan Road), Baytown, Texas 77523. Comments by B.J. Simon, Economic Development Foundation.

Passed; Insert.

22-04-97 Motion made by Hammond and seconded by Combs to approve 2022 contract with the Baytown/West Chambers County Economic Development Foundation. Comments by B.J. Simon, Economic Development Foundation, and Commissioner Gore.

Passed; Insert.

The Court then turned to Agenda Item 5.13, discuss and consider Borusan Mannesmann U.S. Pipe, Inc. Economic Development Agreement proposal.

22-04-98 Motion made by Combs and seconded by Tice to approve the Borusan Mannesmann U.S. Pipe, Inc. Economic Development Agreement proposal. Comments by B.J. Simon, Economic Development Foundation, Joel Johnson of Borusan Mannesmann U.S. Pipe, Inc., Judge Sylvia, and Commissioners Combs and Gore.

Passed; Insert.

22-04-99 Motion made by Combs and seconded by Hammond to approve Resolution requiring companies and developers to be good neighbors in order to be considered for a tax abatement. Comments by Commissioner Combs.

Passed; Insert.

22-04-100 Motion made by Combs and seconded by Hammond to set a public hearing for April 26, 2022, at 10:00 a.m. regarding the proposed amendment of guidelines and criteria governing tax abatement and development agreements by Chambers County. Comments by B.J. Simon, Economic Development Foundation.

Passed.

22-04-101 Motion made by Tice and seconded by Gore to reschedule the public hearing regarding adoption of the Chambers Parkway Transportation Reinvestment Zone to May 24, 2022, at 10:00 a.m. Comments by B.J. Simon, Economic Development Foundation, Commissioners Gore, Combs, and Hammond and Judge Sylvia.

Passed.

22-04-102 Motion made by Gore and seconded by Tice to approve the Park Use Agreement submitted by Oak Island-Double Bayou Volunteer Fire Department for April 16, 2022, for use of Chester Humphrey Double Bayou Park for the Chester Humphrey Memorial Cook-Off. Comments by Director of Economic Development and Grant Administrator Samantha Humphrey.

Passed; Insert.

The Court then returned to other items in Economic Development & Tourism, beginning with Agenda Item 5.4, discuss and consider awarding contract for historical document preservation, scanning and indexing

services for records maintained by the Chambers County and District Clerk Offices to Kofile (funded by ARPA).

22-04-103 Motion made by Hammond and seconded by Gore to award contract for historical document preservation, scanning and indexing services for records maintained by the Chambers County and District Clerk Offices to Kofile (funded by ARPA). Comments by Commissioner Gore and Director of Economic Development and Grant Administrator Samantha Humphrey.

Passed; Insert.

Agenda Item 5.5, discuss and consider awarding Hotel Occupancy Fund Grant in the amount of \$2,500.00 to the Stowell Action Committee for the installation of a mural in Gregory Park, was tabled.

22-04-104 Motion made by Combs and seconded by Hammond to participate in the Multimodal Project Discretionary Grant. Comments by Commissioner Gore and Director of Economic Development and Grant Administrator Samantha Humphrey.

Passed; Insert.

22-04-105 Motion made by Gore and seconded by Combs to submit an application for funding to the CARES Act in the amount of \$20,000.00 for the Anahuac Airport. Comments by Director of Economic Development and Grant Administrator Samantha Humphrey.

Passed; Insert.

22-04-106 Motion made by Gore and seconded by Tice to submit a second application for funding to the CARES Act in the amount of \$1,000.00 for the Anahuac Airport. Comments by Director of Economic Development and Grant Administrator Samantha Humphrey.

Passed; Insert.

22-04-107 Motion made by Tice and seconded by Gore to submit an application for funding to the Coronavirus Response and Relief Supplemental Appropriation Act (CRRSAA) in the amount of \$9,000.00 for the Anahuac Airport. Comments by Director of Economic Development and Grant Administrator Samantha Humphrey.

Passed; Insert.

22-04-108 Motion made by Gore and seconded by Tice to submit an application for funding to the American Rescue Plan Act in the amount of \$22,000.00 for the Anahuac Airport. Comments by Director of Economic Development and Grant Administrator Samantha Humphrey.

Passed; Insert.

22-04-109 Motion made by Hammond and seconded by Combs to select Public Management, Inc. to provide Administrative Services for HMGP DR-4885 (COVID-19). Comments by Director of Economic Development and Grant Administrator Samantha Humphrey.

Passed; Insert.

22-04-110 Motion made by Gore and seconded by Tice to select Freese and Nichols, Inc. to provide Architecture/Engineering/Surveying services for the HMGP DR-4885 (COVID-19). Comments by Director of Economic Development and Grant Administrator Samantha Humphrey.

Passed; Insert.

At 10:53 a.m., the Court took a break. Court returned to Open Session at 11:11 a.m.

22-04-111 Motion made by Commissioners' Court and seconded by Commissioners' Court to approve the Proclamation recognizing April 10-April 16, 2022, as National Public Safety Telecommunicators Week. Comments by Chief Deputy John Leger.

Passed; Insert.

After much discussion, Agenda Item 16.1, discuss and consider moving forward with the Texas Historic Courthouse Preservation Program through the Texas Historical Commission, was tabled. Chambers County Librarian Valerie Jensen presented the item, which would allow Chambers County to apply for up to \$6 million in grant funds to remodel the Chambers County Courthouse. Jay Firsching with ArchiTexas outlined the program. It was decided more discussion would be necessary before approving the item.

Following the discussion, the Court moved to the items under Road & Bridge, beginning with Agenda Item 3.1, discuss and consider approving Task Order No. 3 with Johnson, Mirmiran & Thompson, Inc. for the

Construction Inspection Services for Kilgore Parkway through the use of Certificate of Obligations funds.

22-04-112 Motion made by Combs and seconded by Tice to approve Task Order No. 3 with Johnson, Mirmiran & Thompson, Inc. for the Construction Inspection Services for Kilgore Parkway through the use of Certificate of Obligations funds. Comments by Clint Ray of Johnson, Mirmiran & Thompson, Inc., County Purchasing Agent George Barrera, Judge Sylvia, Commissioners Combs, Hammond, Gore and Tice.

Passed; Insert.

22-04-113 Motion made by Combs and seconded by Tice to approve Task Order No. 4 with Johnson, Mirmiran & Thompson, Inc for Subdivision Inspection Services as needed. Comments by Purchasing Agent George Barrera, County Engineer Cory Taylor, Engineering Consultant Bobby Hall, Project Manager Mike Lessley, Commissioners Tice, Hammond, Combs and Gore and Clint Ray of Johnson, Mirmiran & Thompson, Inc.

Passed; Insert.

22-04-114 Motion made by Combs and seconded by Hammond to procure lab testing professional services for road ways to be used during subdivision inspections and construction projects throughout the County. Comments by County Engineer Cory Taylor, Commissioners Hammond, Gore and Combs and Project Manager Mike Lessley.

Passed.

22-04-115 Motion made by Gore and seconded by Tice to approve Commercial Real Estate Green Belt requirements for development within the County. Comments by County Engineer Cory Taylor and Engineering Consultant Bobby Hall.

22-04-116 Motion made by Combs and seconded by Tice to set a public hearing for May 24, 2022, at 10:00 a.m. regarding possible revisions to the Road & Bridge Drainage, Subdivision and Infrastructure Criteria Manuals. Comments by County Engineer Cory Taylor.

Passed.

22-04-117 Motion made by Combs and seconded by Tice to approve developer agreement between Dutton Lake, LLC and Chambers County to include development obligations and bond requirements for the Cypress

Point Subdivision, Section 2. Comments by County Engineer Cory Taylor, Engineering Consultant Bobby Hall, Commissioners Hammond and Combs, Chambers County Purchasing Agent George Barrera and outside counsel Nathan Brandimart.

Passed; Insert.

22-04-118 Motion made by Tice and seconded by Hammond to approve Cypress Point, Section 2 plat for recordation. Comments by County Engineer Cory Taylor.

Passed; Insert.

Agenda Item 3.8, discuss and consider approving a supplemental Interlocal Cooperation Agreement between Chambers County and Chambers County Improvement District No. 1 (CCID #1) related to a greenbelt buffer along FM 2354 and improvements to Fisher Road, was tabled.

The Court then moved to Agenda Item 7.1, discuss and consider providing the Technology Department with \$24,000.00 from contingency fund at the Westside Complex to install hardware and equipment.

22-04-119 Motion made by Hammond and seconded by Gore to provide the Technology Department with \$24,000.00 from contingency fund at the Westside Complex to install hardware and equipment. Comments by Project Manager Mike Lessley.

Passed; Insert.

22-04-120 Motion made by Hammond and seconded by Gore to approve RFQs (Request for Qualifications) for Public Private Partnership (P3) to build the Justice Center, Library and possibly other infrastructure projects. Assistant County Attorney Dwayne Simpson gave a presentation on P3s to the Court. Comments by Judge Sylvia, Commissioners Tice, Gore, Combs and Hammond, Jail Administrator Todd Harris, and Chief Deputy John Leger.

Passed; Insert

Agenda Item 8.1, discuss and consider rescinding bid awarded to Vanguard Truck Center for five (5) roll-off trucks awarded August 10, 2021, was pulled.

Agenda Items 19.5, approve job descriptions, and Agenda Item 19.6, approve payroll changes, were pulled from the Consent Agenda to consider in Executive Session.

22-04-121 Motion made by Tice and seconded by Hammond to approve the Consent Agenda, with the exception of Agenda Items 19.5 and 19.6, and pending a correction in the March 8, 2022, minutes.

Passed; Insert.

At 12:44 p.m. the Court entered into Executive Session, Consultation with Attorney, Section 551.071, Gov. Code, V.T.C.S.; Deliberation Regarding Real Property – Section 551.072, Gov. Code, V.T.C.S; Personnel Section 551.074, Gov. Code, V.T.C.S.; Deliberation regarding security devices or security audits.

Court returned to Regular Session at 2:23 p.m.

22-04-122 Motion made by Combs and seconded by Tice to approve the job descriptions.

Passed; Insert.

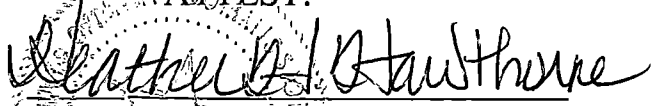
22-04-123 Motion made by Hammond and seconded by Combs to approve the payroll changes with the exception of Kaitlyn Gallaway.


Passed; Insert.

22-04-124 Motion made by Combs and seconded by Gore to approve the payroll change for Kaitlyn Gallaway. Commissioner Hammond voted nay. Judge Sylvia declared the motion passed.

Passed; Insert.

There being no further business, Court adjourned at 2:28 p.m.

ATTEST:

Heather H. Hawthorne, County Clerk

APPROVED:

Jimmy Sylvia, County Judge

COMMISSIONERS' COURT MINUTES
REGULAR MEETING
April 12, 2022

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Agenda Item 1.2, discuss and consider selling the old Library property located at Hwy. 124 and Chestnut in Winnie, Texas, was **tabled**.

22-04-95 Motion to approve enrollment in the Quality Incentive Payment Program Year 6 with the Arboretum Nursing Home and Rehabilitation Center of Winnie.

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- 22-04-97 Motion to approve 2022 contract with the Baytown/West Chambers County Economic Development Foundation.
- 22-04-98 Motion to approve the Borusan Mannesmann U.S. Pipe, Inc. Economic Development Agreement proposal.
- 22-04-99 Motion to approve Resolution requiring companies and developers to be good neighbors in order to be considered for a tax abatement.
- 22-04-100 Motion to set public hearing for April 26, 2022, at 10:00 a.m. regarding the proposed amendment of guidelines and criteria governing tax abatement and development agreements by Chambers County.
- 22-04-101 Motion to reschedule to public hearing regarding adoption of the Chambers Parkway Transportation Reinvestment Zone to May 24, 2022, at 10:00 a.m.

- 22-04-102 Motion to approve the Park Use Agreement submitted by Oak Island-Double Bayou Volunteer Fire Department for April 16, 2022, for use of Chester Humphrey Double Bayou Park for the Chester Humphrey Memorial Cook-Off.
- 22-04-103 Motion to award contract for historical document preservation, scanning and indexing services for records maintained by the Chambers County and District Clerk Offices to Kofile (funded by ARPA).
- Agenda Item 5.5**, discuss and consider awarding Hotel Occupancy Fund Grant in the amount of \$2,500.00 to the Stowell Action Committee for the installation of a mural in Gregory Park, was **tabled**.
- 22-04-104 Motion to participate in the Multimodal Project Discretionary Grant.
- 22-04-105 Motion to submit an application for funding to the CARES Act in the amount of \$20,000.00 for the Anahuac Airport.
- 22-04-106 Motion to submit a second application for funding to the CARES Act in the amount of \$1,000.00 for the Anahuac Airport.
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22-04-124 Motion to approve the payroll change for Kaitlyn Gallaway. Commissioner Hammond voted nay. Judge Sylvia declared the motion passed.