

**CITY OF VIDOR
VIDOR CITY COUNCIL
REGULAR MEETING
April 11, 2024**

MEMBERS PRESENT:

Mayor Songe
Councilmember Lee
Councilmember McGowan
Councilmember Thompson
Councilmember Weldon

MEMBERS ABSENT:

Councilmember Herrera
Councilmember Lee

Administrative Personnel: Robbie Hood, City Manager; Chris Leavins, City Attorney; Pebbles Eckhoff, Finance Director; Rachel Duplechain City Secretary; and Rod Carroll, Chief of Police

A. OPENING, PRESENTATIONS, AND CITIZENS COMMENTS

A -1. Call to order and the establishment of a Quorum

A quorum was present, and the Regular Meeting of the Vidor City Council began at 7:00 p.m., Mayor Songe presiding.

A -2. Invocation and Pledge to the United States Flag and the State of Texas Flag

Chris Leavins, City Attorney, gave the Invocation and led the Pledge to the United States Flag and the State of Texas Flag.

A -3. Citizen Comments

Kathryn Weldon stated she lives at 280 Cedar Lane in Vidor, Texas. Before Christmas I, K. Weldon reported to City Council I had been afforded the opportunity to go on a mission to the Czech Republic in the Spring. In addition, if my fund-raising goals were achieved there was a possibility I could be absent for more than 3 meetings in a row. As stated in our Charter Section 3.04 under Qualifications of Elected Officers it does um, got the whole section here so bear with me here. It says um something about being absent for 3 consecutive regular scheduled meetings without valid excuse, the City Council must blah, blah, may kick you out if you don't have a valid excuse. I have talked to most of the members, I talked to the Mayor first and I have talked to most of the members of the City Council at that time before Christmas, without exception they felt that was as well as the City Manager felt that this was more a valid excuse. So, in saying that this will be my last meeting before I leave the country. I have been told by Councilmembers McGowan, Thompson, and Herrera that they feel this does constitute a valid excuse as indicated in our Charter. Councilmember Lee has been unavailable due to health issues, and I was not going to bother her after that surgery and so um anyway I am not going to speak for her. And I have not had an opportunity or been in contact with Councilmember Barker. The Mayor has been very supportive, and I extend my gratitude and thanks to her. Mr. Hood, the City Manager (long pause, trying to hold back tears) (in a tearful & shaky voice) K. Weldon says just a second, and a few councilmembers who understand my commitment to just spreading the Gospel. I wasn't going to do this. (crying) Since this is my last meeting before Councilmember, I can't believe he is not here (joking tone) (background giggles). Since this is my last meeting before Councilmember Herrera steps down, I would like

to extend my personal gratitude for his service to the City of Vidor and his help to me (K. Weldon) as new Councilmember in 2023. (shaky tone) He will be greatly missed. Thank you all.

B. COUNCIL CONSENT AGENDA

B -1. Approval of Accounts Paid:

Paid Invoices:	General Fund –	\$279,150.77
	MCBSF –	\$263.40
	Disaster Fund -	\$23,575.20
	Hotel Occupancy –	\$300.00
	Proprietary Fund –	\$41,661.33
	Employee Benefits Trust -	\$76,909.72
	Total:	\$421,860.42

B -2. Approval of Minutes: Regular Meeting – March 28, 2024

A motion to **approve the Consent Agenda** was made by Councilmember McGowan, seconded by Councilmember Thompson. The Council voted five (5) for and none (0) opposed. **The motion carried.**

C. COUNCIL REGULAR AGENDA

C -1. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	Matthew Conn and Derian Conn
Applicant for Tax Abatement:	Matthew Conn and Derian Conn
Address of Property:	455 Glenwood, Vidor, Texas
Reinvestment Zone:	Zone 3, City of Vidor, Texas
Description of Improvements:	New Residential Construction
Estimated Cost of Improvements/Repairs:	\$245,000.00

Mayor Songe stated oh ya'll don't know the drill I am not reading it all. Mayor Songe stated I need a motion.

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson to **approve the Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C -2. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	Bobby Ray Harris
Applicant for Tax Abatement:	Julia Teeters
Address of Property:	350 W. Lindberg, Vidor, Texas
Reinvestment Zone:	Zone 4, City of Vidor, Texas
Description of Improvements:	New Residential Construction/Addition
Estimated Cost of Improvements/Repairs:	\$17,500.00

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson to **approve the Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C -3. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	Michael Tuttle and Dianna Tuttle
Applicant for Tax Abatement:	Michael Tuttle
Address of Property:	1145 Pine St., Vidor, Texas
Reinvestment Zone:	Zone 1, City of Vidor, Texas
Description of Improvements:	New Residential Construction
Estimated Cost of Improvements/Repairs:	\$515,000.00

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson **to approve the Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C -4. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	Harvest Homes Contractors LLC
Applicant for Tax Abatement:	Ashley Melton / Lance Rayon
Address of Property:	5 Heritage Dr., Vidor, Texas
Reinvestment Zone:	Zone 4, City of Vidor, Texas
Description of Improvements:	Remodel: Harvey/ Imelda Rebuild
Estimated Cost of Improvements/Repairs:	\$150,000.00

Councilmember McGowan stated she thought that was already done. McGowan, they ask for it after the fact. Mayor Songe states usually, we only do this once a year (directing towards City Administration Personnel), they come forward? Chris Leavins, City Attorney states it is only once a year he does not have that in front of him but if for some reason, you say they already had a tax abatement before or the project? Councilmember McGowan no the project, like those people have been in that house for like 6 months, 8 months. Mayor Songe yeah, we only bring these forward once a year. Leavins and Robbie Hood, City Manager background saying they are only brought forward once a year. Leavins they only come through once a year. Mayor, cause they have to go to us and county. Leavins, we used to do it on a budget year now it is done on a calendar year. So, anything that happens from January 1st to December 31st, ya'll won't consider that until the Spring of the following year. McGowan okay and makes motion.

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson **to approve the Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-5. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	Thelma Dean Baxter
Applicant for Tax Abatement:	Thelma Dean Baxter/Milton Goss
Address of Property:	250 Delores St., Vidor, Texas
Reinvestment Zone:	Zone 3, City of Vidor, Texas
Description of Improvements:	New Residential Construction
Estimated Cost of Improvements/Repairs:	\$179,670.00

A motion was made by Councilmember Thompson, seconded by Councilmember McGowan **to approve the Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-6. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	Prater Properties and Construction, LLC
Applicant for Tax Abatement:	Stanley Prater / Prater Properties and Const.
Address of Property:	580 Pine St., Vidor, Texas
Reinvestment Zone:	Zone 1, City of Vidor, Texas
Description of Improvements:	New Residential Construction
Estimated Cost of Improvements/Repairs:	\$275,000.00

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson to approve the **Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-7. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	Byron K. Franklin
Applicant for Tax Abatement:	Byron K. Franklin / Ross Carroll
Address of Property:	1225 Pine St., Vidor, Texas
Reinvestment Zone:	Zone 1, City of Vidor, Texas
Description of Improvements:	Remodel / Harvey Remodel
Estimated Cost of Improvements/Repairs:	\$120,000.00

Councilmember McGowan Harvey remodel?

A motion was made by Councilmember Thompson, seconded by Councilmember McGowan to approve the **Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-8. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	Orange County Builders, LLC
Applicant for Tax Abatement:	Landon Tannehill / Orange County Builders, LLC
Address of Property:	375 Lakewood Dr., Vidor, Texas
Reinvestment Zone:	Zone 4, City of Vidor, Texas
Description of Improvements:	New Residential Construction
Estimated Cost of Improvements/Repairs:	\$420,000.00

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson to approve the **Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-9. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	Christopher Lugo and Shiree Lugo
Applicant for Tax Abatement:	Christopher Lugo and Shiree Lugo
Address of Property:	2675 E. Railroad, Vidor, Texas
Reinvestment Zone:	Zone 3, City of Vidor, Texas
Description of Improvements:	New Residential Construction

Estimated Cost of Improvements/Repairs: \$295,181.00

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson **to approve the Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-10. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	DJM Contractors, Ltd. / Cormier Homes
Applicant for Tax Abatement:	Susan Dickerson
Address of Property:	1280 SS Brewer, Vidor, Texas
Reinvestment Zone:	Zone 1, City of Vidor, Texas
Description of Improvements:	New Residential Construction
Estimated Cost of Improvements/Repairs:	\$284,000.00

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson **to approve the Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-11. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	DJM Contractors, Ltd. / Cormier Homes
Applicant for Tax Abatement:	Susan Dickerson
Address of Property:	1285 SS Brewer, Vidor, Texas
Reinvestment Zone:	Zone 1, City of Vidor, Texas
Description of Improvements:	New Residential Construction
Estimated Cost of Improvements/Repairs:	\$290,000.00

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson **to approve the Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-12. Discussion and possible action to approve a Resolution approving and authorizing the execution of a residential tax abatement agreement for the following:

Owner of Property:	Wesley Reed and Sarah Reed
Applicant for Tax Abatement:	Wesley Reed and Sarah Reed
Address of Property:	270 Teal Dr., Vidor, Texas
Reinvestment Zone:	Zone 5, City of Vidor, Texas
Description of Improvements:	New Residential Construction
Estimated Cost of Improvements/Repairs:	\$300,000.00

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson **to approve the Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-13. Discussion and possible action to approve a Resolution creating a temporary position for Code Enforcement

Robbie Hood, City Manager states Mayor, Council as you know we have a couple of personnel that is leaving the city. As you know, one has already left and has given their resignation and I believe next week is their last day. So basically, as you know I have been serving 2 roles, City Manager and Code

Enforcement Supervisor since I have the credentials. Susan has indicated that her 10 years is up in October I believe she said. Although she is willing to stay on a little bit longer. Basically, to be a Code Enforcement Officer in the state of Texas you have to that certificate that is issued through TDLR, either you have when you come to work here, or you have to have 12 months work experience supervision under someone that has that license. It is my goal to train Rick, who is sitting in the audience with us and the new Code Enforcement Supervisor that we hire. If ya'll so choose to go with this temporary position, it in essence will turn into not necessarily take her position as she is 2nd in command but move up into the spot as Code Enforcement to get some training as we navigate through her retirement. Pebbles ran some numbers for me, and we are looking at through the rest of this current budget year about \$18,000.00. Mayor Songe states gotta do it. R. Hood so I am just looking for permission to go out for that, in the interview process we will let them know what is going on, that this is going to lead into a full-time position and the training will be documented. Like I said, after they have 12 months experience, they can sit for the test.

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson **to approve the Resolution**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-14. Discussion and possible action to use ARPA funds to purchase (2) Zero-Turn radius mowers for the Parks Department

Pebbles Eckhoff, Finance Director states so Percy indicated that last Budget year that he was supposed to get a amount to purchase some zero-turn lawnmowers and something else, and upon studying the budget the monies were not in the budget for his Capital Expenses, and we can't get by with what we've got they got to get at least 1 mower, but we can get a discount if we buy two. So, we can use ARPA for it so we are just requesting Council to approve us to use ARPA since his original budget request was not met.

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson **to approve**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-15. Consideration and/or possible approval of Residential Homestead Exemptions regarding Property Tax for the Tax Year 2024:

- 1. Local Option Percentage Homestead**
- 2. 65 Years of Age**
- 3. Disability**

Pebbles Eckhoff, Finance Director so the City already does the 20% which is the top for the County for the Homestead. In the past we have done \$15,000 for 65 and \$15,000 for Disability, so the recommendation here is that we keep it the same, especially since we do the Pride and Progress, and we don't raise taxes as usual, so we just keep it the same. Robbie Hood, City Manager states Mayor may a comment real quick before I'm sorry just to bring ya'll back up to date if you recall there was an election before school taxes, and it passed so in essence the first \$100,000.00 of the value of the home is exempted. So coupled with this and that I think our citizens are still getting a pretty good discount. Councilmember McGowan states okay.

A motion was made by Councilmember McGowan, seconded by Councilmember Thompson **to approve**. The Council voted four (4) for and none (0) opposed. **The motion carried.**

C-16. EXECUTIVE SESSIONS

- a. **EXECUTIVE SESSION pursuant to Section 551.074 of the Texas Government Code - Personnel Matter, to deliberate the appointment of an Interim Associate Judge**

Mayor Songe states we will pass on that one for now.

- b. **EXECUTIVE SESSION pursuant to Section 551.071 of the Texas Government Code – Consultation with Attorney regarding pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas conflicts with Chapter 551 of the Texas Government Code.**

Mayor Songe states we will convene into Executive Session for that at 7:14 pm

Meeting re-convened at 7:45pm.

C-17. Consideration and possible action arising out of or related to Executive Session under C - 3.a. regarding the appointment of an Interim Associate Judge.

Pass

C-18. Consideration and possible action arising out of or related to Executive Session under C - 3.b.


Tabled

C-19. Consideration of Adjournment

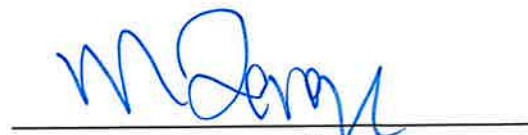
A motion for **Consideration of Adjournment** was made by Councilmember Thompson, seconded by Councilmember McGowan. The Council voted unanimously, and the meeting was adjourned at 7:45p.m.

These minutes were approved on April 25, 2024.

ATTEST:



Rachel Duplechain, City Secretary



Misty Songe, Mayor