

Surfside Beach City Council Meeting

Tuesday September 10, 2024

Village of Surfside Beach

1304 Monument Drive

Surfside Beach, TX 77541

An agenda information packet is available for public inspection on the website at

www.surfsidetx.org

NOTICE IS HEREBY GIVEN that the City Council of the Village of Surfside Beach will conduct a Council meeting scheduled for **7:00 p.m. on Tuesday September 10, 2024**. To view the meeting electronically please use the following website:

<https://us02web.zoom.us/j/84253545017?pwd=VHFGMXRoZmJHNG5lcDBISlJ3MldjUT09>

Meeting ID: 842 5354 5017 Passcode: 1304

The City Council reserves the right to meet in closed session on any agenda item, should the need arise and if applicable, pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

COUNCIL MEETING:

- 1) CALL TO ORDER, QUORUM IN ATTENDANCE
- 2) INVOCATION, PLEDGE OF ALLEGIANCE
- 3) Mayor/council/department head reports
- 4) Business of visitors not on the agenda.
- 5) ALL ITEMS UNDER THE CONSENT AGENDA ARE CONSIDERED TO BE SELF-EXPLANATORY, AND THE COUNCIL WILL ENACT THEM WITH ONE MOTION. UNLESS A COUNCIL MEMBER SO REQUESTS, NO SEPARATE DISCUSSION OF THESE ITEMS WILL OCCUR.

CONSENT AGENDA:

- A. Consider approval of minutes from the Council meeting on August 12, 13, 14, 20, 26, 29 and September 3, 2024.
 - B. Consider approval of accounts payable from August, 2024.
- 6) **PUBLIC HEARING:** Open PUBLIC HEARING regarding the FY 2024-2025 Maintenance and Operating Budget for the Village of Surfside Beach. This budget will raise more revenue from property taxes than last year's budget by an amount of \$82,637, which is a 5.27 percent increase from last year's budget. The property tax revenue to be raised from new property added to the tax roll this year is \$28,214.
 - 7) Discuss and take possible action to approve Ordinance 2024-09-10A approving (by record vote) the FY 2024-2025 Village of Surfside Beach Maintenance and Operating General Fund Budget.

- 8) Discuss and take possible action to ratify the FY 2024-2025 Budget and find that the Proposed Tax Rate of .279199/\$100 will generate more property tax revenue than the previous fiscal year budget.
- 9) Discuss and take possible action on Ordinance 2024-09-10B setting the 2024 Ad Valorem Tax Rate for Maintenance and Operation of .24848, and the Ad Valorem tax rate for Debt Service of .030719 totaling a rate of .279199.
- 10) Discuss and take action to establish Surfside Beach EMS as a stand-alone department, effectively decoupling from PD. *Parsch*
- 11) Discuss and take possible action to raise the rental rates for Stahlman Park. *Jalifi*
- 12) Discuss and take possible action to create a Mayor's Clean Water Task Force and to define the duties of such advisory committee. *Bisso*
- 13) Discuss and take possible action regarding a rate increase notice by Waste Connections, Inc. *Bisso*
- 14) **Executive Session: Sec. 551.072. DELIBERATION REGARDING REAL PROPERTY; CLOSED MEETING. A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.**
Sec. 551.071. CONSULTATION WITH ATTORNEY; CLOSED MEETING. A governmental body may not conduct a private consultation with its attorney except: (1) when the governmental body seeks the advice of its attorney about: (A) pending or contemplated litigation; or (B) a settlement offer; or (2) 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 clearly conflicts with this chapter.
- 15) Action, if any, out of executive session.

CERTIFICATION

I hereby certify that a true and correct copy of the above and foregoing "Notice of Meeting" by the City Council was posted on the front bulletin board of the City Hall of the Village of Surfside Beach, Texas. Said notice was posted Thursday, September 5, 2024 at or before 6:00 PM and remained so posted continuously for at least 72 hours before the scheduled time and date of the aforementioned meeting.


City Secretary

Minutes of Surfside Beach City Council Budget Workshop

Monday August 12, 2024 – 4:00 PM

Village of Surfside Beach

1304 Monument Drive

Surfside Beach, TX 77541

An agenda information packet is available for public inspection on the website at

- 1) CALL TO ORDER, QUORUM IN ATTENDANCE**
Meeting was called to order by Mayor Bisso and announced a quorum was present.

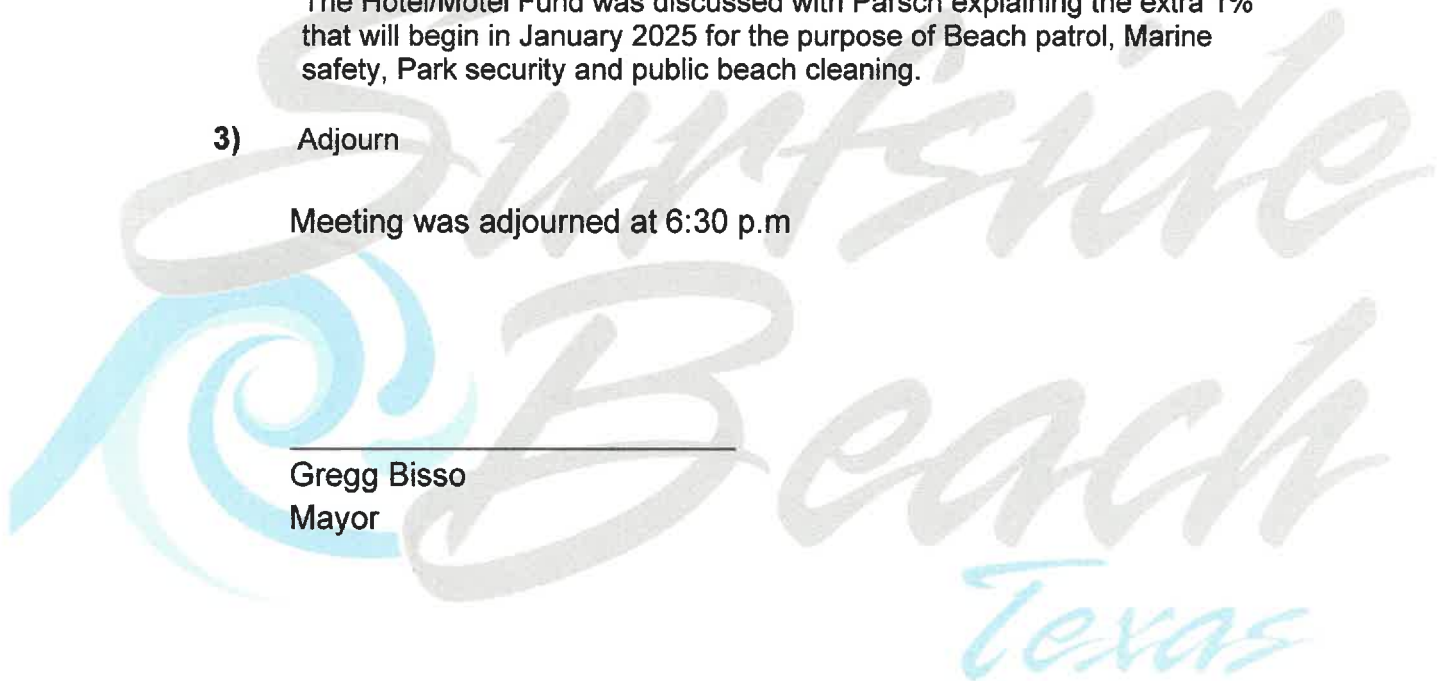
- 2) Budget Workshop regarding the General, Beach, System and Hotel Funds of The Village of Surfside Beach.**

The Hotel/Motel Fund was discussed with Parsch explaining the extra 1% that will begin in January 2025 for the purpose of Beach patrol, Marine safety, Park security and public beach cleaning.

- 3) Adjourn**

Meeting was adjourned at 6:30 p.m

Gregg Bisso
Mayor



Surfside Beach City Council Budget Workshop and Special Meeting

Wednesday August 14, 2024 – 4:00 PM
Village of Surfside Beach
1304 Monument Drive
Surfside Beach, TX 77541

- 1) **CALL TO ORDER, QUORUM IN ATTENDANCE**
Mayor Bisso called the meeting to order at 4:00 p.m. S. Kedlarchuk was absent.
- 2) Discuss and take possible action to appoint an Interim Police Chief.

Motion was made by Gerber to appoint Kelly Marsh as Interim Police Chief. Motion was seconded by Jalifi and passed unanimously.
- 3) Budget Workshop regarding the General, Beach, System and Hotel Funds of The Village of Surfside Beach.
- 4) Adjourn at 5:45 p.m.

Gregg Bisso, Mayor

Amanda Davenport,
City Secretary

Surfside Beach City Council Budget Workshop and Special Meeting

Tuesday August 20, 2024 – 4:00 PM
Village of Surfside Beach
1304 Monument Drive
Surfside Beach, TX 77541

- 1) CALL TO ORDER, QUORUM IN ATTENDANCE
Mayor Bisso called the meeting to order at 4:00 p.m. Jalifi and Green-Prats absent.
- 2) Budget Workshop regarding the General, Beach, System and Hotel Funds of The Village of Surfside Beach.

The General Fund was discussed.

- 3) Discuss and take possible action regarding the proposed 2024 tax rate, this will be a roll call vote.

Motion was made by Parsch to propose the Voter Approval Rate of .279199 for the 2024 tax year. Motion was seconded by Kedlarchuk and the motion was approved as follows: Gerber – yes; Kedlarchuk – yes; Parsch – yes

- 4) Adjourn at 5:45 p.m.

Gregg Bisso, Mayor

Amanda Davenport,
City Secretary

Surfside Beach City Council Budget Workshop

Tuesday August 26, 2024 – 4:00 PM

Village of Surfside Beach

1304 Monument Drive

Surfside Beach, TX 77541

1) CALL TO ORDER, QUORUM IN ATTENDANCE

Mayor Bisso called the meeting to order at 4:00 p.m. Kedlarchuk absent.

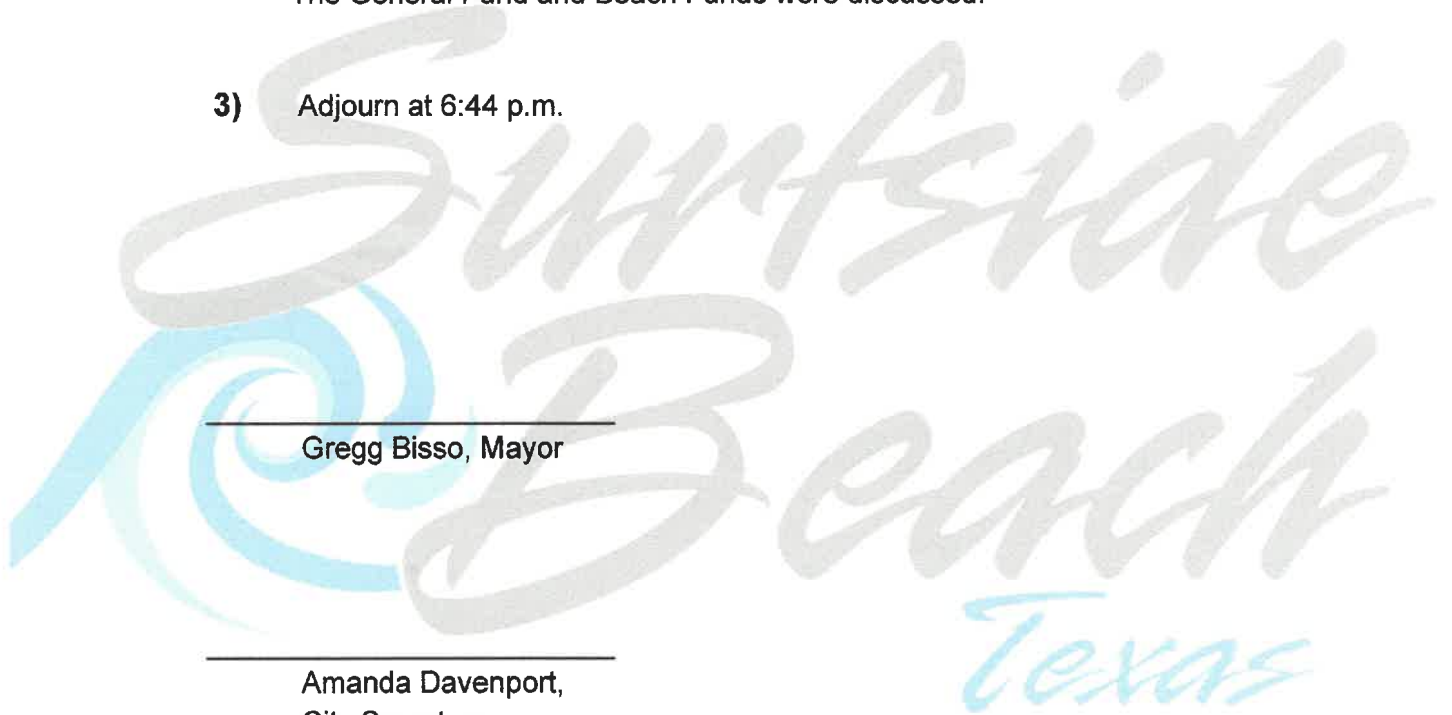
2) Budget Workshop regarding the General, Beach, System and Hotel Funds of The Village of Surfside Beach.

The General Fund and Beach Funds were discussed.

3) Adjourn at 6:44 p.m.

Gregg Bisso, Mayor

Amanda Davenport,
City Secretary



Surfside Beach City Council Budget Workshop

Thursday August 29, 2024 – 4:30 PM

Village of Surfside Beach

1304 Monument Drive

Surfside Beach, TX 77541

An agenda information packet is available for public inspection on the website at

www.surfsidetx.org

COUNCIL MEETING:

- 1) CALL TO ORDER, QUORUM IN ATTENDANCE
Mayor Bisso called the meeting to Order at 4:30 p.m. Kedlarchuk was absent.
- 2) Budget Workshop regarding the General, Beach, System and Hotel Funds of The Village of Surfside Beach.

System Fund was discussed at length with Erick Ingram and John Foster, elevated storage tank is in bad shape, need to budget for vacuum pumps and to increase the ground storage tank capacity.
- 3) Adjourn at 6:32 p.m.



Gregg Bisso, Mayor

Amanda Davenport, City Secretary

**MINUTES of SPECIAL Meeting AND PUBLIC HEARING of the
City Council**

Tuesday, September 3, 2024 – 4:00 PM
Village of Surfside Beach
1304 Monument Drive
Surfside Beach, TX 77541

1.) OPEN PUBLIC HEARING REGARDING THE 2024 TAX RATE, opened at 4:00 p.m.

Hearing was opened and the proposed tax rate of .279199 was discussed.

Close Public Hearing at 4:05 p.m.

2.) EXECUTIVE SESSION:

The City Council may convene into closed executive session pursuant to Texas Government Code, Sec. 551.074 PERSONNEL MATTERS, to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee unless the officer or employee who is subject of the deliberations or hearing request a public hearing namely: Former Police Chief William MONCIER

Council entered into closed executive session at 4:06 p.m.

Motion was made by Jalifi to invite into executive session Amanda Davenport, Janet Solie and Toni Truly. Motion was seconded by Parsch and passed unanimously.

Council reconvened into open session at 4:45 p.m.

3.) Action if any, out of executive session:

Motion was made by Jalifi to deny the payment of flex-time to William Moncier. Motion was seconded by Parsch and passed 3 for; 1 against (Green-Prats)

4.) Budget Workshop regarding the General, Beach, System and Hotel Funds of The Village of Surfside Beach.

Council discussed and balanced the General Fund budget.

5.) Adjourned at 5:50 p.m.

Passed and approved this 10th day of September, 2024.

Gregg Bisso, Mayor

Amanda Davenport, City Secretary

ORDINANCE NO. 2024.09.10A

AN ORDINANCE APPROVING AND ADOPTING THE VILLAGE OF SURFSIDE BEACH, TEXAS, GENERAL BUDGET FOR THE 2024-2025 FISCAL YEAR; MAKING APPROPRIATIONS FOR THE VILLAGE FOR SUCH YEAR AS REFLECTED IN SAID BUDGET; ESTABLISHING THE PROCEDURE FOR INTRA-BUDGET TRANSFERS; AND CONTAINING OTHER PROVISIONS RELATING TO THE SUBJECT.

WHEREAS, within the time and in the manner required by law, the City Council considered a proposed General Budget of expenditures of the Village of Surfside Beach, Texas, for the City's 2024-2025 fiscal year; and

WHEREAS, pursuant to a motion of the City Council and after notice required by law, the required public hearings on such General Budget were held at the City Hall, 1304 Monument Drive, Surfside Beach, Texas, 77541, at which hearings all citizens and taxpayers of the Village had the right to be present and to be heard and those who requested to be heard were heard; and

WHEREAS, the City Council has considered the proposed General Budget and has made such changes therein as in its judgment were warranted by law and were in the best interest of the citizens and taxpayers of the Village; and

WHEREAS, a copy of such General Budget has been filed with the City Secretary and the City Council now desires to approve and adopt the same;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE VILLAGE OF SURFSIDE BEACH, TEXAS:

Section 1. The facts and matters set forth in the preamble of this Ordinance are hereby found to be true and correct.

Section 2. The City Council hereby approves and adopts the General Budget described in the preamble of this Ordinance, a copy of which is attached hereto and made a part of this Ordinance for all purposes and a copy of which is on file with the City Secretary. The City Secretary is hereby directed to place on said budget an endorsement, which shall be signed by the City Secretary, which shall read as follows:

**“The Original General Budget of the Village of Surfside Beach, Texas,
for the 2024-2025 Fiscal Year.”**

Such budget, as thus endorsed, shall be kept on file in the office of the City Secretary as a public record.

Section 3. In support of said budget and by virtue of the adoption thereof, including any and all changes adopted thereto, the several amounts specified for the various purposes named in said budget are hereby appropriated to and for such purposes.

Section 4. The City Council takes cognizance of the fact that in order to facilitate operations of the Village and its various departments and activities and to make adjustments occasioned by events transpiring during the year, some transfers may be necessary to and from some accounts contained within the budget as originally adopted. Accordingly, should the Mayor from time to time determine that transfers are necessary from unexpended funds in one or more budget accounts to another budget account, and the same may be accomplished without creating a deficit in the requirements of any City Department or activity, he shall recommend such transfers to the City Council. Upon approval thereof by the City Council, an amendment sheet reflecting such transfer or transfers shall be attached to the budget as specifically adopted, whereupon the City Council shall treat such funds as if they had been thus budgeted in the first instance.

PASSED, APPROVED, and ADOPTED this 10th day of September, 2024.

Gregg Bisso, Mayor

ATTEST:

Amanda Davenport, City Secretary

ORDINANCE NO. 2024-09-10B

AN ORDINANCE OF THE VILLAGE OF SURFSIDE BEACH, TEXAS, PROVIDING FOR THE ASSESSMENT, LEVY, AND COLLECTION OF AD VALOREM TAXES OF THE VILLAGE OF SURFSIDE, TEXAS, FOR THE YEAR 2024 AND FOR EACH YEAR THEREAFTER UNTIL OTHERWISE PROVIDED; PROVIDING THE DATE ON WHICH SUCH TAXES SHALL BE DUE AND PAYABLE; PROVIDING FOR PENALTY AND INTEREST ON ALL TAXES NOT TIMELY PAID; AND REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH.

* * * * *

WHEREAS, Section 26.05 of the Texas Tax Code provides that by September 30, or the 60th day after the date the certified appraisal roll is received by the City, whichever is later, the governing body of each taxing unit shall adopt a tax rate for the current tax year; and

WHEREAS, such Section further provides that where the tax rate consists of two components (one which will impose the amount of taxes needed to pay the City's debt service and the other which will impose the amount of taxes needed to fund maintenance and operation expenditures of the City for the next year), each of which two components must be approved separately; and

WHEREAS, THIS TAX RATE WILL RAISE MORE TAXES FOR MAINTENANCE AND OPERATIONS THAN LAST YEAR'S TAX RATE; and

WHEREAS, THE TAX RATE WILL EFFECTIVELY BE RAISED 3.50 PERCENT AND WILL RAISE TAXES FOR MAINTENANCE AND OPERATIONS ON A \$100,000 HOME BY APPROXIMATELY \$-1.99; and

WHEREAS, the proposed tax rate for the current tax year of the Village of Surfside Beach, Texas, consists of two such components, \$0.030719 for Interest and Sinking Rate (Debt Service Fund), and a tax rate of \$0.24848 on each *one hundred dollars* (\$100) of assessed valuation to fund maintenance and operation expenditures; and

WHEREAS, by separate motions heretofore adopted by the City Council of the Village of Surfside Beach, Texas, at a meeting of said City Council held on this 10th day of September, 2024, said City Council has approved separately the tax rate heretofore specified for each of said components; and

WHEREAS, having thus separately approved the tax rate for each of such components, it is necessary and appropriate for the City Council to now formally pass, approve, and adopt a 2024 tax rate ordinance for the Village of Surfside Beach, Texas; and

WHEREAS, all notices and hearings required by law as a prerequisite to the passage, approval, and adoption of said tax rate ordinance have been timely and properly given and held;

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE VILLAGE OF SURFSIDE BEACH, TEXAS

Section 1. The facts and matters set forth in the preamble of this Ordinance are hereby found to be true and correct, and are hereby adopted, ratified, and confirmed.

Section 2. All property subject to ad valorem taxation by the Village of Surfside Beach, Texas, shall be equally and uniformly assessed for such purposes at *one hundred percent* (100%) of the fair market value of such property.

Section 3. There is hereby levied for general purposes and use by the Village of Surfside Beach, Texas, for the year 2024, and for each year thereafter until otherwise provided, an ad valorem tax at the rate of \$0.24848 on each *one hundred dollars* (\$100) of assessed valuation on all property, real, personal, and mixed, within the corporate limits upon which an ad valorem tax is authorized by law to be levied by the Village of Surfside Beach, Texas. The proceeds from such tax shall be applied to the payment of the general and current expenses of the government of the City. All such taxes shall be assessed and collected in current money of the United States of America.

Section 4. For the purpose of paying the interest on bonds, warrants, certificates of obligation, or other lawfully authorized evidence of indebtedness issued by the Village of Surfside Beach, Texas, including the various installments of principal due on the serial bonds, warrants, certificates of obligation, or other lawfully authorized evidence of indebtedness issued by the Village as such installments shall respectively mature, and for the purpose of repaying any sums borrowed in anticipation of current revenues for use in the payment of bonds and certificates of obligation and interest thereon maturing in the fiscal year 2024-2025, and for the purpose of paying interest and making provisions for the sinking fund on such other bond issues, warrants, certificates of obligation, or other lawfully authorized evidence of indebtedness as may be authorized, there is hereby levied for the year 2024 and for each year thereafter until otherwise provided, to be assessed and collected upon all property described in Section 3 of this Ordinance, an annual ad valorem tax at the rate of (\$0.030719) on each *one hundred dollars* (\$100) of assessed valuation.

Section 5. All ad valorem taxes levied hereby, in the total amount of (\$0.24848) on each *one hundred dollars* (\$100) of assessed valuation, as reflected by Sections 3 and 4 hereof, shall be due and payable on or before January 31, 2025. All ad valorem taxes due the Village of Surfside, Texas, and not paid on or before January 31 following the year for which they were levied shall bear penalty and interest as prescribed in the Property Tax Code of the State of Texas.

Section 6. All ordinances or parts of ordinances inconsistent or in conflict herewith are, to the extent of such inconsistency or conflict, hereby repealed.

Those Council members present were:

1. _____
2. _____
3. _____
4. _____
5. _____

Those Council members voting “for”:

- 1. _____
- 2. _____
- 3. _____
- 4. _____
- 5. _____

Those Council members voting “against”:

- 1. _____
- 2. _____
- 3. _____
- 4. _____
- 5. _____

Those Council members present, but not voting:

- 1. _____
- 2. _____

Those Council members absent:

- 1. _____
- 2. _____

PASSED, APPROVED AND ADOPTED this 10th day of September, 2024.

Gregg Bisso Mayor

ATTEST:

Amanda Davenport, City Secretary

Amanda Davenport

From: Gregg Bisso <gbisso@aol.com>
Sent: Wednesday, August 28, 2024 7:54 AM
To: Amanda Davenport
Subject: Fw: D.W.A.W.G. Meeting for Oct 2024

Follow Up Flag: Flag for follow up
Flag Status: Flagged

Amanda, this is the agenda item regarding the water committee. Please send this out with the agenda packet.

----- Forwarded Message -----

From: B. Dean Angell (PhD) <bd.angell@yahoo.com>
To: 'Gregg Bisso' <gbisso@aol.com>
Sent: Tuesday, August 27, 2024 at 03:18:32 PM CDT
Subject: RE: D.W.A.W.G. Meeting for Oct 2024

Greg,

Here is a suggested agenda item for forming a water committee:

Discuss and take possible action on creating a Special Committee titled "The Mayor's Committee for Water Improvement," appoint Dr. Dean Angell as Committee Chair, and accept and review applications for an additional four committee members. The Committee will serve at the pleasure of the Mayor and shall identify and obtain solutions and funding to address the City's water quality and infrastructure issues. The Committee will focus on emergency/near-term, mid-term, and long-term water quality and infrastructure solutions.

Thanks,

Dean

B. Dean Angell (PhD)

713-828-7772

From: Gregg Bisso <gbisso@aol.com>
Sent: Friday, August 23, 2024 11:54 AM
To: bd Angell <bd.angell@yahoo.com>
Subject: Re: D.W.A.W.G. Meeting for Oct 2024

Thank you for helping....Gregg

On Friday, August 23, 2024 at 11:17:13 AM CDT, bd Angell <bd.angell@yahoo.com> wrote:

Mayor Bisso,

Here is the link for the next meeting with the water group.

<https://www.tceq.texas.gov/downloads/drinking-water/dwawg/2023/20231017agenda.pdf>

Thank you,

Sally Angell



WASTE CONNECTIONS INC.
Connect with the Future®

July 29, 2024
City of Surfside
Attn: Mayor Bisso
1304 Monument Drive
Surfside Beach, TX 77541

RE: Annual Rate Adjustment

Dear Mayor,

Waste Connections would like to sincerely thank you for the great opportunity we have had to serve the citizens and community of Surfside. We thoroughly enjoy and appreciate the relationship between Waste Connections and the City of Surfside.

Each year we evaluate the CPI-U, costs per our contract with the city. This year the CPI-U adjustment is 3.80. I have enclosed further details of this adjustment with this letter.

We would like to adjust these rates on the October billing cycle.

Should you have any questions or concerns regarding this adjustment or anything else, please feel free to contact me at the office at 281-331-0810.

Best Regards,

Zachary Ryan
District Manager
Waste Connections of TX
Zachary.ryan@wasteconnections.com

<u>Rate Adjustment</u>	<u>Percentage Increase</u>
CPI-U	3.80% **See tab CPI-U for supporting documentation
Total Surfside Rate Adjustment	3.80%

Village of Surfside

Residential Rate
Additional Cart Rate

\$20.31
\$5.85

7.75% Tax

Rates for Section 9C - Regular Commercial and Industrial

Front Load Container

	1 time	2 times	3 times
Two Yard Container	\$52.31	\$104.63	\$156.94
Three Yard Container	\$85.07	\$170.14	\$255.20
Four Yard Container	\$113.42	\$226.85	\$340.27
Six Yard Container	\$139.22	\$278.45	\$417.67
Eight Yard Container	\$184.28	\$369.76	\$554.63

Casters and Locking Devices \$5.19 per item per month

Front Load Compactor Service

	1 time	2 times	3 times	4 times	Rental
Two Yard Container	\$124.60	\$219.07	\$316.29	\$410.73	\$419.07
Three Yard Container	\$169.07	\$277.39	\$385.73	\$494.07	\$419.07
Four Yard Container	\$196.72	\$319.07	\$438.52	\$560.74	\$419.07
Six Yard Container	\$257.95	\$416.29	\$588.53	\$760.77	\$419.07
Eight Yard Container	\$302.39	\$530.19	\$760.77	\$988.57	\$419.07

Casters and Locking Devices \$8.14 per item per month

Rates for Section 9D - Intermittent Commercial and Industrial

Front Load Container

	2 Yard	3 Yard	4 Yard	6 Yard	8 Yard
Each Extra Pick Up	\$57.95	\$60.72	\$63.50	\$69.05	\$78.78

Delivery Charges and discontinued removals \$77.85

Commercial Roll Off Container

	Delivery	Day Rental	Haul	Deposit
20 Yard	\$103.80	\$2.60	\$303.18	\$368.49
30 Yard	\$103.80	\$2.60	\$350.73	\$410.01
40 Yard	\$103.80	\$2.60	\$398.29	\$451.53

Additional \$23 per ton for over 6 tons for all sizes

Compactor Service

	Delivery	Day Rental	Haul	Install	Deposit
28 Yard	\$123.35	\$16.23	\$412.13	\$729.68	none
30 Yard	\$123.35	\$16.23	\$432.97	\$729.68	none
35 Yard	\$123.35	\$16.23	\$467.68	\$729.68	none
40 Yard	\$123.35	\$16.23	\$432.97	\$729.68	none
42 Yard	\$123.35	\$22.08	\$467.68	\$729.68	none

Stahlman Park

Current rental rates-

RENTAL RATES				
LEVEL	DAY	RATE	DEPOSIT	TOTAL
UPSTAIRS/DOWNSTAIRS COMBO	Monday - Thursday	\$400	\$400	\$800
	Friday OR Sunday	\$650	\$400	\$1050
	Saturday	\$1050	\$400	\$1450
UPSTAIRS ONLY	Monday-Thursday	\$300	\$400	\$700
	Friday OR Sunday	\$550	\$400	\$950
	Saturday	\$950	\$400	\$1350
DOWNSTAIRS ONLY	Everyday	\$250	\$100	\$350

Current expenses - \$280 cleaning for upstairs after all indoor rentals, water, pest control, Wi-Fi, electric, garbage, alarm monitoring, septic maintenance, and regular building maintenance.

Rental rate increase proposition-

It is my recommendation that the rental rate increase to \$1200.00 +\$200 deposit for a total of \$1400.00 a day every day no matter the day of the week for the Upstairs/Downstairs Combo. Upstairs only should increase to \$1100.00 + \$200 deposit for a total of \$1300.00 a day every day no matter the day of the week. And downstairs only can remain the same at \$250 + \$100 deposit as no amenities have been added or upgraded.