

**MINUTES
CITY OF ALVIN, TEXAS
216 W. SEALY STREET
CITY COUNCIL REGULAR MEETING
AND EXECUTIVE SESSION
THURSDAY, MARCH 7, 2024
7:00 PM**

CALL TO ORDER

BE IT REMEMBERED that, on the above date, the City Council of the City of Alvin, Texas, met in Regular Session and Executive Session at 7:00 PM in the Council Chambers at City Hall, with the following members present: Mayor Gabe Adame; Mayor Pro-Tem Chris Vaughn; Councilmembers: Martin Vela, Keko Moore, Joel Castro, Glenn Starkey, Richard Garivey and Meagan DeKeyzer.

Staff members present: Junru Roland, City Manager; Suzanne Hanneman, City Attorney; Dixie Roberts, Assistant City Manager/City Secretary; Chris Thomas, Director of Administrative Services; Michelle Segovia, City Engineer; Brandon Moody, Director of Public Services and Robert E. Lee, Police Chief.

INVOCATION AND PLEDGE OF ALLEGIANCE

Kenny Carter with Alvin Methodist Church gave the invocation. Council member DeKeyzer led the Pledge of Allegiance to the American Flag. Council member Garivey led the Pledge to the Texas Flag.

PRESENTATION

City Secretary - Annual Departmental Presentation.

Dixie Roberts, Assistant City Manager/City Secretary, gave the annual departmental update for the City Secretary's Office.

PUBLIC COMMENT

Laura Myers presented comments regarding conditions at the Alvin Library during the recent elections.

Suzanne Dillman presented comments regarding homeless individuals being present at the Alvin Library during recent election activities.

Mike Fulton introduced himself as a candidate-elect for Brazoria County Constable Precinct 1.

CONSENT AGENDA

Consider approval of the February 1, 2024, City Council Workshop minutes.

Consider approval of the February 1, 2024, City Council meeting minutes.

Consider approval of the February 15, 2024, City Council Workshop minutes.

Consider approval of the February 17, 2024, City Council Workshop minutes.

Consider Addendum No. 1 for a one (1) year renewal agreement with Hawkins, Inc. to provide Sodium Bisulfite for an amount not to exceed \$15,000; and authorize the City Manager to sign the Addendum upon legal review.

Sodium Bisulfite is a product used in the wastewater treatment process to remove chlorine disinfection prior to discharging the final effluent into the receiving waters. City Council awarded the bid (B-23-05) to Hawkins, Inc. as the vendor to provide sodium bisulfite at \$2.71 per gallon on March 16, 2023. Hawkins has been reliable, dependable, and has delivered the product timely to date. The current contract has an option to extend for one (1) additional one (1) year term at the same terms and conditions, as long as both

parties are in agreement. Hawkins has agreed to extend the contract for providing sodium bisulfite for an additional one (1) year at the same terms and conditions. Staff recommends extending the contract with Hawkins for providing sodium bisulfite.

Consider Addendum No. 1 for a one (1) year renewal agreement with Hawkins, Inc. to provide Polyphosphate for an amount not to exceed \$35,000; and authorize the City Manager to sign the Addendum upon legal review.

Phosphates have many uses in the treatment of drinking water. They are used to prevent "red" (from iron) and "black" (from manganese) water; to prevent and/or retard scale formation (from mineral depositing) and corrosion (from low pH and/or dissimilar metals) in the water distribution system; and to reduce soluble lead and copper in potable water delivered to the consumer's tap. The Council awarded the bid (B-23-06) to Hawkins, Inc. as the vendor to provide polyphosphate at \$7.68 per gallon on March 16, 2023. Hawkins has been reliable, dependable, and has delivered the product timely to date. The current contract has an option to extend for one (1) additional one (1) year term at the same terms and conditions, as long as both parties are in agreement. Hawkins has agreed to extend the contract for providing polyphosphate for an additional one (1) year at the same terms and conditions. Staff recommends extending the contract with Hawkins for providing polyphosphate.

Consider Addendum No. 1 for a one (1) year renewal agreement with DXI Industries, Inc., now known as PVS DX Inc., to provide Sodium Hypochlorite in an amount not to exceed \$65,000; and authorize the City Manager to sign the Addendum upon legal review.

Sodium Hypochlorite (liquid bleach) is a chemical used to disinfect the effluent (treated wastewater) from the city's wastewater treatment plant. The Council awarded the bid (B-23-04) to DXI Industries, Inc. as the vendor to provide sodium hypochlorite at \$2.14 per gallon on March 16, 2023. The ownership of DXI changed effective January 1, 2024, to the new name, PVS DX, Inc. The company has been reliable, dependable, and has delivered the product timely to date. The current contract has an option to extend for one (1) additional one (1) year term at the same terms and conditions, as long as both parties are in agreement. PVS DX, Inc. (former DXI) has agreed to extend the contract for providing sodium hypochlorite for an additional one (1) year at the same terms and conditions. Staff recommends extending the contract with PVS DX, Inc. for providing sodium hypochlorite.

Consider ratification of Resolution 24-R-08, finding that the Statement of Intent of CenterPoint Energy Resources Corp., d/b/a CenterPoint Energy Entex and CenterPoint Energy, to change rates filing within the City should be denied; finding that the City's reasonable rate case expenses shall be reimbursed by the Company; finding that the meeting at which this Resolution is passed is open to the public as required by law; requiring notice of this Resolution to the Company and legal counsel.

The City, along with other similarly situated cities served by CenterPoint Energy Resources Corp., d/b/a CenterPoint Energy Entex and CenterPoint Energy Texas Gas, is a member of the Gulf Coast Coalition of Cities ("GCCC"). The coalition has been in existence since the early 1990's. GCCC has been the primary public interest advocate before the Public Utility Commission, the Courts, and the Legislature on utility regulation matters for over 20 years. On October 30, 2023, CenterPoint Energy Resources Corp., d/b/a CenterPoint Energy Entex and CenterPoint Energy Texas Gas (CenterPoint or Company) filed a Statement of Intent to Increase Rates application with Houston, Texas Coast, Beaumont/East Texas, and South Texas Divisions. In the filing, the Company asserted that it is entitled to a \$37.4 million increase or a 5.8% increase over current adjusted revenues, excluding gas costs.

In November, the Cities Served by CenterPoint Gas (Cities) engaged the services of consultants to review the Company's filing. The consultants identified numerous unreasonable expenses and proposed significant reductions to the Company's request. Accordingly, Cities' attorney recommends that all Cities members adopt the Resolution denying the rate change. Once the Resolution is adopted, CenterPoint will have 30 days to appeal the decision to the Railroad Commission where the appeal will be consolidated with CenterPoint's filing for the environs and those cities that have relinquished their jurisdiction (i.e. Gas Utility Docket 15513), currently pending at the Commission. Under the law, cities with original jurisdiction over this matter have 125 days from the initial filing to take final action on the application. Since the application was filed on October 30, 2023, all cities with original jurisdiction need to adopt the Resolution by March 3, 2024. Mayor Adame signed this Resolution on February 1st to facilitate its processing by the relevant parties. This action constitutes the ratification of the Resolution.

Consider Resolution 24-R-09, a Resolution by the City Council of the City of Alvin, Texas, approving the Utility Conveyance and Security Agreement Accepting the Water Distribution, Wastewater Collection, and Storm Water Facilities that serve Imperial Forest, Section One (1); and authorize the Mayor to sign upon legal review.

This conveyance of utility facilities conforms with the initial Utility Services Contract dated September 21, 2007, with the developer, Rooted Development Group, LLC. Rooted Development Group contracted with the City to obtain water supply and wastewater treatment services for MUD #73 serving the Imperial Forest Subdivision. The Developer provided for the construction and financing of the water and wastewater facilities to serve the MUD district. These services (water supply and wastewater treatment services) are to be transferred to the City for ownership, operation, and maintenance after completion. Staff recommends approval of the Utility Conveyance and Security Agreement for MUD No. 73, Imperial Forest, Section One (1).

Consider Resolution 24-R-10, a Resolution by the City Council of the City of Alvin, Texas, approving the Utility Conveyance and Security Agreement Accepting the Water Distribution, Wastewater Collection, and Storm Water Facilities that serve Imperial Forest, Section Two (2); and authorize the Mayor to sign upon legal review.

This conveyance of utility facilities conforms with the initial Utility Services Contract dated September 21, 2007, with the developer, Rooted Development Group, LLC. Rooted Development Group contracted with the City to obtain water supply and wastewater treatment services for MUD #73 serving the Imperial Forest Subdivision. The Developer provided for the construction and financing of the water and wastewater facilities to serve the MUD district. These services (water supply and wastewater treatment services) are to be transferred to the City for ownership, operation, and maintenance after completion. Staff recommends approval of the Utility Conveyance and Security Agreement for MUD No. 73, Imperial Forest Section Two (2).

Consider Resolution 24-R-11, a Resolution by the City Council of the City of Alvin, Texas, approving the Utility Conveyance and Security Agreement Accepting the Water Distribution, Wastewater Collection, and Storm Water Facilities that serve Mustang Crossing, Section Seven (7); and authorize the Mayor to sign upon legal review.

This conveyance of utility facilities conforms with the initial Utility Services Contract dated September 21, 2007, with the developer, Rooted Development Group, LLC. Rooted Development Group contracted with the City to obtain water supply and wastewater treatment services for MUD #73 serving the Imperial Forest Subdivision. The Developer provided for the construction and financing of the water and wastewater facilities to serve the MUD district. These services (water supply and wastewater treatment services) are to be transferred to the City for ownership, operation, and maintenance after completion. Staff recommends approval of the Utility Conveyance and Security Agreement for MUD No. 73, Mustang Crossing, Section Seven (7).

Consider Resolution 24-R-12, a Resolution by the City Council of the City of Alvin, Texas, approving the Utility Conveyance and Security Agreement Accepting the Water Distribution, Wastewater Collection, and Storm Water Facilities that serve Mustang Ridge, Sections One (1) and Two (2); and authorize the Mayor to sign upon legal review.

This conveyance of utility facilities conforms with the initial Utility Services Contract dated September 21, 2007, with the developer, Rooted Development Group, LLC. Rooted Development Group contracted with the City to obtain water supply and wastewater treatment services for MUD #73 serving the Imperial Forest Subdivision. The Developer provided for the construction and financing of the water and wastewater facilities to serve the MUD district. These services (water supply and wastewater treatment services) are to be transferred to the City for ownership, operation, and maintenance after completion. Staff recommends approval of the Utility Conveyance and Security Agreement for MUD No. 73, Mustang Ridge, Sections One (1) and Two (2).

Acknowledge receipt of the 2023 Racial Profiling Report submitted annually to the Texas Commission on Law Enforcement (TCOLE) and the Alvin City Council as required by Article 2.134 of the Texas Code of Criminal Procedure.

Article 2.134 of the Texas Code of Criminal Procedure requires that no later than March 1st of each year, law enforcement agencies submit a report containing the previous year's incident-based data to the Texas Commission on Law Enforcement (TCOLE) and to the governing body of that agency's city or county. The 2023 report includes data on: gender, race or ethnicity, if race was known prior to the stop, reason for the stop, street address or approximate location of the stop, if a search was conducted, the reason for the search, if contraband was discovered, description of contraband, result of the stop (verbal warning, written warning, citation, arrest and if use of force resulting in bodily injury occurred), if an arrest occurred whether it was a penal law, traffic law, city ordinance or warrant. A comparison of demographic data collected with the latest demographic data estimate of the City of Alvin (census.gov), <https://www.census.gov/quickfacts/alvincitytexas>, was completed and submitted to TCOLE as well as the required data on traffic stops for the year. The actual demographic makeup of the city is considered to be outside this data set as no data set indicates that work, shopping or travel demographics within the city were included. The 2023 racial profiling report is believed to be representative of our population in general and does not indicate racial profiling bias. One complaint involving racial profiling was made to the Alvin Police Department in 2023. The racial profiling portion of that complaint was deemed unfounded.

Consider awarding a bid (Bid 24-01 Ambulance Chassis) to Ron Carter Ford for the purchase of one (1) ambulance chassis utilizing American Rescue Plan Act (ARPA) funds in a total amount not to exceed \$53,815.

The ARPA is a \$1.9 trillion economic stimulus bill passed by the 117th United States Congress and signed into law on March 11, 2021. Of the \$1.9 trillion, the City of Alvin was allocated approximately \$6.6 million. Several public meetings were held to discuss and consider various projects that could be funded using the funds allocated to the City of Alvin. The purchase of an ambulance module and chassis were identified as a viable project and funds were appropriated by City Council on March 17, 2022 (per Ordinance 22-V). Upon approval of Ordinance 22-V, staff indicated that before funds were expended, final authorization would come before City Council for approval. BID-24-01 Ambulance Chassis opened on January 30, 2024, and advertised on January 14, 2024, and January 21, 2024. Bids were received by the deadline from: Ron Carter Ford and Platinum Ford North LLC. The E.M.S. Department is requesting to purchase a new ambulance chassis using American Rescue Plan Act (ARPA) funds and procure the

equipment. The council has previously approved the purchase of the Ambulance Module that will be fitted to this chassis on September 21, 2023.

Consider awarding a bid (Bid 24-01 Ambulance Chassis) to Ron Carter Ford for the purchase of one (1) ambulance chassis utilizing funds as budgeted in the FY23-24 budget, for a total amount not to exceed \$53,815.

Ambulance Unit #845 was a 2016 Chevrolet 3500 damaged in an accident in January 2023 that resulted in a total loss (at no fault of the City). This unit was due to be replaced in FY 23/24 and had 219,000 miles at the time of the accident. The City received \$31,150.00 from TML insurance. BID-24-01 Ambulance Chassis opened on January 30, 2024, and advertised on January 14, 2024, and January 21, 2024. Bids were received by the deadline from: Ron Carter Ford and Platinum Ford North LLC. This purchase is for the replacement of the ambulance chassis (F450) which will be attached to an ambulance module purchased separately and previously approved by City Council on September 21, 2023.

Consider a proposal with Horizon International Group through the Choice Partners JOC Cooperative Purchasing network for electro-mechanical lock set replacement for the Alvin Police Department Jail doors, in an amount not to exceed \$151,530; and authorize the City Manager to sign related documents upon legal review.

The existing sliding door devices and key switches were installed in the Alvin City Jail upon original construction of the Police Department in 1997. These jail cell locking components are worn and in need of replacement. The proposal includes replacement of two (2) sliding door devices with key switch and nineteen (19) electro-mechanical lock sets and twelve (12) mogul cut keys (matching existing key codes). Existing mogul cylinders will be re-used along with door and door frames. The price includes performance & payment bonds along with 6% contingency.

Advantages of using Choice Partners Cooperative Purchasing Network:

- * Fast track procurement process
- * Lower procurement and administrative costs
- * Fewer change orders
- * Competitively bid local pricing in lump sum proposal
- * Ability to accomplish a substantial number of individual projects with competitively bid contract
- * Oversight through Choice Partners, which audits the accuracy of all job order contract proposals

Consider approval of the updated Gulf Region Information and Dispatch (GRID) Interlocal Agreement for Implementation and Operation of GRID system with the City of League City.

Alvin is a member of the Gulf Region Information and Dispatch (GRID) System. The GRID consists of a consortium of area agencies consisting of League City, Port of Houston Authority, Morgans Point, Dickenson, Sante Fe, Sugarland, Texas City, University of Texas Medical Branch Galveston, Seabrook, La Marque, Lakeview, Kemah, Deer Park, La Porte, Nassau Bay, and Webster. The GRID shares a computer-aided dispatch and records management system (CAD/RMS). The sharing of the CAD/RMS system allows for a cost reduction of operating an independent, stand alone, CAD/RMS while simultaneously allowing all member agencies to have access to critical records and information across the shared system. The GRID is currently in the process of updating the current CAD/RMS system to the Motorola PremierOne CAD/RMS. Alvin Council approved our portion of the CAD/RMS purchase on May 29, 2022. This system is expected to go operational in September 2024. The current interlocal was enacted at the time of the creation of GRID, more than 15 years ago. Since GRID is transitioning to the new CAD/RMS system, we have chosen this time to update the interlocal agreement to include updated language and the agencies that have joined since the original interlocal was created. The maintenance cost of the GRID is an already budgeted expense. Staff recommends approval of the Interlocal Agreement for Implementation and Operation of GRID System.

Consider the authorization of the sale of out-of-service police Motorola radios to Sunny Communications in an amount not to exceed \$41,500; and authorize the City Manager to sign related documentation upon legal review.

In FY22, Council approved the replacement of the Police handheld and mobile radios. In FY23, Council approved the upgrade of dispatch including the replacement of the "end of service life" radio consolettes. The City of Alvin Purchasing Policies & Procedures Manual requires that city property must be disposed of in one of the following ways:

- Public Auction
- Trade-in on new equipment
- Sealed bids (standard bidding procedures will apply)
- Scrap material, taken to recycling center by user department
- Destruction as unsalvageable; or
- Negotiated price, approved by City Council

The police department was able to locate a vendor, Sunny Communications, who specializes in refurbishing radios and, after some negotiation, has agreed to purchase our replaced radios for \$41,400.00. This price is significantly more than what we would expect to recoup if we placed the radios in a public auction. Two-thirds of the proceeds will be credited to the General Fund, the remaining one-third will go to the EMS fund. Staff recommends approving the sale of the outgoing radios to Sunny Communications.

Consider an Engineering Services Agreement with Freese and Nichols Engineering for an amount not to exceed \$180,000, for engineering services for the Environmental Protection Agency (EPA) Lead and Copper Rule Revisions (LCRR) Compliance Program - Phase 2; and authorize the City Manager to sign the Agreement upon legal review.

The Environmental Protection Agency (EPA) released Lead and Copper Rule Revisions (LCRR) on January 15, 2021, that significantly improve the actions that public water systems must take to reduce lead in drinking water. This is the EPA's first major overhaul of the Lead and Copper Rule since 1991. Under the LCRR, a public water system will be required to take new actions, including, but not limited to:

- Identifying the most impacted areas by requiring water systems to prepare and update a publicly-available inventory of lead service lines and requiring water systems to "find-and-fix" sources of lead when a sample in a home exceeds 15 parts per billion (ppb).*
- Strengthening drinking water treatment by requiring corrosion control treatment based on tap sampling results and establishing a new trigger level of 10 ppb*
- Replacing lead service lines by requiring water systems to replace the water system-owned portion of a lead service line when a customer chooses to replace their portion of the line.*
- Increasing drinking water sampling reliability by requiring water systems to follow new, improved sampling procedures and adjust sampling sites to better target locations with higher lead levels.*
- Improving risk communication to customers by requiring water systems to notify customers within 24 hours if a sample collected in their home is above 15 ppb. Water systems will also be required to conduct regular outreach to homeowners with lead service lines.*
- Better protecting children in schools and child care facilities by requiring systems to take drinking water samples from the schools and child care facilities served by the system.*

The LCRR has a compliance date of October 16, 2024. To assist the City in meeting the compliance deadline, staff recommends the execution of an Engineering Services Agreement with Freese and Nichols (FNI) to provide the phase 2 portion of the LCRR Compliance Program. Phase 1 was approved by City Council on 2/2/2023. Phase 2 assessment will consist of: project management, public communication planning for October 2024, funding initial application and support, review and submittal of initial service line inventory, LCRI compliance plan with budget estimates, participation in community meetings, and school and childcare sampling planning. The EPA encourages states and cities to leverage federal resources to support local lead service line replacement projects. This is a budgeted item in the FY24 budget. Staff recommends approval of this Agreement.

Consider the purchase of Microsoft Software & Related Services for the City of Alvin from SHI Government Solutions through DIR Contract DIR-CPO-5237 for a term of three (3) years for an annual cost not to exceed \$85,855.84; and authorize the City Manager to sign related documents upon legal review.

Staff across the city extensively utilize Microsoft Office 365 for diverse tasks. Outlook is the primary communication tool, Word is employed for documentation and report writing, while Excel is pivotal for spreadsheet management and document reviews. Additionally, various other applications within the suite cater to specific needs, collectively contributing to a comprehensive and efficient work environment. The primary reasons for the proposed cost increase are outlined below. The anticipated budget for the Microsoft Enterprise Agreement was initially set at \$56,960. However, due to the following factors, a revised yearly budget of \$85,855.84 is necessary for the new three-year agreement:

1. Increased Staff Count:

- a. Since the last agreement in 2020, there has been a substantial increase in the overall staff count.*
- b. Notably, the Police Department has seen significant growth in personnel and their staff require the highest licensing tier for Office 365 to meet their operational needs effectively.*
- c. Providing officers and staff at the Alvin Police Department with the elevated licensing tier empowers them to efficiently perform essential tasks using Outlook, Word, and Excel. For instance, patrol officers can seamlessly draft reports, whether in their patrol vehicles or at their desks, all while managing email correspondence through their Outlook mail application.*

2. Price Increases for Microsoft Licensing:

- a. The prices of individual items within the new Microsoft Enterprise Agreement, such as user licensing and server licensing, have experienced notable increases.*
- b. User licensing operates on a per-user basis, resulting in a proportional rise in costs for the new agreement.*

- c. Certain items have witnessed price spikes of up to 33.23%, contributing to an overall increase in the total licensing expenditure.

3. Introduction of Defender P2 Email Security Suite:

- a. The new Office 365 Agreement includes the implementation of Defender P2, an advanced suite of email security features.
- b. The current email security framework relies exclusively on custom filtering implemented by the IT Staff, constituting a minimal security measure that operates reactively rather than proactively.
- c. Defender P2 offers a comprehensive set of security tools, enhancing protection against evolving cyber threats, and ensuring a robust defense for the city staff.
- d. Investing in Defender P2 aligns with best practices for safeguarding sensitive data and maintaining the integrity of city services.

4. Funding Source:

- a. The increased costs associated with the Microsoft Enterprise Agreement renewal will be sourced from the IT Support & Maintenance Fund Reserves.

This revised budget of \$85,855.84 represents a strategic and imperative investment to fortify our organizational capabilities. By allocating these funds, we not only meet the immediate demands but also proactively secure a resilient, efficient, and scalable digital environment for the next three years. This financial commitment is pivotal in safeguarding our operations against emerging security challenges and positioning us for sustained success in the dynamic landscape of digital governance. Your support in approving this adjustment is paramount for fortifying our digital infrastructure and ensuring the continued excellence of our services to the community.

Consider the purchase of a 2024 Caterpillar Excavator from Mustang Machinery Company, LLC through the Sourcewell Cooperative Purchasing Program in an amount not to exceed \$57,473.29; and authorize the City Manager to sign related documents upon legal review.

The acquisition of a new 2024 Caterpillar Mini-Excavator was approved and adopted by City Council in the FY24 budget. The new mini-excavator will replace a 2010 Case Mini-Excavator utilized by Utility Staff to install, repair, maintain, and improve water/wastewater services for the City of Alvin community. The new Caterpillar unit will be purchased utilizing the Sourcewell Cooperative Purchasing Program Contract #032119-CAT. Pricing of the new unit is valid until April 2024. The current unit, a 2010 Case Mini, will be auctioned in a public auction sale once the new unit arrives and is put into service. In addition, Caterpillar is providing credit for two very old units that were removed from service many years ago, a 1993 Case 580 backhoe and a 1994 Case 580 backhoe. Both of these units have not been operable and have been stored at the Wastewater Treatment Plant (WWTP) and Public Services Facility (PSF) for many years. Both units had been advertised in previous public auctions, but were not sold or bid on.

Consider authorizing the City Manager to send a letter to the Brazoria County Mosquito Control District for the continuation of aerial spraying services for the 2024 season.

This is an annual request for authorization from the Brazoria County Mosquito Control District for the continuance of aerial spraying over the City of Alvin. The spraying is performed during massive outbreaks of mosquitoes (typically in summer and fall months) by the contracted aerial sprayer. The County will put out notifications through their respective social media accounts and other means available. The flying schedule depends heavily upon the landing-rate counts, weather and wind conditions. As a result of the variables listed, the County is unable to give notice of the specific flying time in advance. Aerial spraying has proven to be an effective measure for mosquito control in Brazoria County. More information can be obtained by calling the Brazoria County Mosquito Control Office at 979-864-1532 or by visiting: www.brazoriacountytx.gov Residents can also submit spray requests by calling their office, or by visiting the website listed above. Staff recommends approval.

Consider a master preliminary plat of Preservation Creek Phase 2 (located along the south side of Farm to Market 1462 1.0 mile east of the SH-288 intersection), being a Planned Unit Development of 175.26 acres out of the C.M. Hayes survey, Section 8, Abstract No. 534, and the W.D.C Hall Survey, Abstract No. 69 and portions of the Kanawha Texas Company's Subdivision City of Alvin, Brazoria County, Texas.

On January 22, 2024, the Engineering Department received the master preliminary plat of Preservation Creek Phase 2 for review. The property is located along the south side of Farm to Market 1462 1.0 mile east of the SH-288 intersection), being a Planned Unit Development of 175.26 acres containing 330 lots and 24 reserves in 12 sections and 24 blocks and complies with the Preservation Creek Development Agreement (Ordinance 23-O) approved June 15, 2023, and the General Plan previously approved by Council on December 7, 2023. The City Planning Commission unanimously approved the plat unanimously at their meeting on February 20, 2024. Staff recommends approval of the plat.

Acknowledge receipt of the Parks and Recreation Board's five-year list of recommended park improvement projects.

The City Charter requires the Parks and Recreation Board to make recommendations to the City Council for improvement and betterment of public parks and recreational facilities by March 1st of each year. At the regular park board meeting on February 6, 2024, the board recommended and unanimously approved a five-year forecast list of park improvements. The park improvement projects will remain part of the City's comprehensive Capital Improvement Project list, reviewed by the Planning Commission and presented again to City Council. The five-year park improvement projects list is a planning document. City staff and Parks Board recognize funding may not be available to fund all projects listed.

Council member Castro moved to approve the consent agenda as presented. Seconded by Council member Garivey; motion carried with all members present voting Aye.

OTHER BUSINESS

Consider an Agreement for Use of Public Water System Identification Number with W Land Development; and authorize the Mayor to sign the Agreement upon legal review.

A public water system (PWS) is a system that supplies water to be used for human consumption and includes any collection, treatment, storage, and distribution facilities as well as any collection of pre-treatment storage facilities. PWS's are assigned an identification number (ID) to identify each water system that provides potable water and to reference correspondence and documentation. Texas Commission on Environmental Quality (TCEQ) requires a PWS ID to be included with any construction plans submitted to TCEQ by or on behalf of a public entity (municipality, county, special district etc.). W Land Development Management LLC, developer of Preservation Creek (PC) (the 2,900 acre master planned community) is requesting approval of an agreement with the City that would allow the developer to use the City's PWS ID on behalf of the future Preservation Creek Municipal Utility District Number 1 (PCMUD) for TCEQ's review and approval of the PC MUD's public water system engineered plans. Currently, the developer is in the process of creating PCMUD that will provide water and wastewater services to serve the future residents in Preservation Creek. However, until PCMUD is created, PCMUD will not be able to obtain its own PWS ID. As a result, the developer is requesting to temporarily use the City's PWS ID in order to continue to submit plans to TCEQ for approval while PCMUD is being created. Lisa Clark, Senior Vice President of W Land Development, has apprised staff that if City Council does not approve the PWS ID Agreement, the Preservation Creek development could "come to a halt" until PC MUD is created, which could take up to six months.

Terms of the proposed PWS ID Agreement include but are not limited to:

- *The City will not incur or pay any costs associated with the developer's submission and approval of plans to TCEQ using the City's PWS ID*
- *Once PCMUD is created, the developer will transfer any plans submitted by the City's PWS ID over to PCMUD's PWS ID*
- *Before the public water system goes online, the developer will transfer any plans submitted by the City's PWS ID over to PCMUD's PWS ID*

The City's Public Works Director has reviewed and staff recommends approval of the Agreement.

Junru Roland, City Manager, presented this item before City Council with explanation.

Council member Garivey moved to approve an Agreement for Use of Public Water System Identification Number with W Land Development; and authorize the Mayor to sign the Agreement upon legal review. Seconded by Council member Starkey; motion carried with all members present voting Aye.

Consider a Memorandum of Understanding between the Community Health Network and the City of Alvin, to provide for a Qualified Mental Health Professional to work in conjunction with the Community Health Network and the City; and authorize the Mayor to sign the Memorandum of Understanding upon legal review.

In August 2023, Community Health Network (CHN) announced that they were expanding services in the Alvin area, including increasing mental health services. With this information, Chief Lee developed and conceptualized an idea of forming an equal, 50/50, partnership between the City of Alvin and CHN to provide a dedicated Qualified Mental Health Professional (QMHP) to work in conjunction with Alvin Police Department (APD) Mental Health Detective (MHD). The focus of the proposed partnership is to be on the aftercare of the mental health consumer (MHC) that APD encounters during calls for service. The call for service that involved an MHC would be noted, and the information would be forwarded to the QMHP/MHD team (TEAM). The TEAM would then reach out to the MHC and, depending on the nature of the call, work with them toward obtaining help either through the MHN network, available County or State resources, regional mental health/addiction non-profits or other identified resources. The TEAM would also help educate the MHC on what Federal or State benefits they may be entitled to, and help the MHC apply for those benefits. If the MHC is a suspect in a lower level of offense, then the TEAM would approach the victim of the offense to try to work out a diversion solution instead of formally charging the MHC with the offense. This would potentially keep the MHC from entering the criminal justice system. A diversion would involve the city prosecutor and Brazoria County District Attorney's Office, depending on the nature

and type of offense. Both are amenable to this proposed program. Staff recommends approval of the MOU between the City of Alvin and Community Health Network.

Robert Lee, Police Chief, presented this item before City Council with explanation. Ezreal Garcia, Vice President, Government Affairs and Public Relations for Community Health Network was also in attendance and stated his vision for partnering with Alvin Police Department to serve the Alvin community.

Council member Starkey moved to approve the Memorandum of Understanding between the Community Health Network and the City of Alvin, to provide for a Qualified Mental Health Professional to work in conjunction with the Community Health Network and the City; and authorize the Mayor to sign the Memorandum of Understanding upon legal review. Seconded by Council member DeKeyzer; motion carried with all members present voting Aye.

Consider, if any, requests from individual council members for an item or items to be placed on the upcoming agenda for the next regularly scheduled meeting.

Council member Vela asked that some solutions be drafted for consideration at a future meeting to alleviate issues with the homeless in Alvin.

Council member Vaughn asked for an item to be added to a future agenda to address the VFW trying to acquire the old EMS building on House Street.

Council member Moore asked staff to look at options to improve parking conditions at the Library during elections.

Council member Starkey asked staff and the City Manager to review options to adding a second Mental Health Officer to the Alvin Police Department during the next budget cycle.

REPORTS FROM THE CITY MANAGER

Items of Community Interest and review preliminary list of items for next Council meeting.

Mr. Junru Roland announced various items of community interest.

ITEMS OF COMMUNITY INTEREST

Hear announcements concerning items of community interest from the Mayor, Council members, and City staff, for which no action will be discussed or taken.

Council member Garivey mentioned the Alvin Music Festival on March 18th. Opportunities are still available for judging; details can be found on the website.

EXECUTIVE SESSION

Mayor Adame called for executive session at 7:42 p.m. in accordance with the following:

Section 551.074 of the Local Government Code: Deliberation on the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee.

RECONVENE TO OPEN SESSION

Mayor Adame reconvened the meeting to open session at 8:21 p.m.

Consider and take action on the City Manager's recommendation for the appointment of an Economic Development Director.

Council member DeKeyzer moved to approve the City manager's recommendation for the appointment of Paul Chavez to the Economic Development Director's position in the City of Alvin. Seconded by Council member Starkey; motion carried with all members present voting Aye.

ADJOURNMENT

Mayor Adame adjourned the meeting at 8:22 p.m.

PASSED and APPROVED the 21st of March 2024.

ATTEST:

Gabe Adame, Mayor

Dixie Roberts, City Secretary