

STATE OF TEXAS

COUNTY OF BRAZORIA

CITY OF LAKE JACKSON

BE IT KNOWN that the City Council of the City of Lake Jackson met on Tuesday, January 18, 2022, at 6:30 p.m. in Regular Session at 25 Oak Drive, Lake Jackson, Texas, Lake Jackson City Hall with the following in attendance:

Gerald Roznovsky, Mayor  
Buster Buell, Mayor Pro-Tem  
Vinay Singhanian, Councilmember  
Matt Broaddus, Councilmember  
Rhonda Seth, Councilmember  
Jon "J.B." Baker, Councilmember

PLEDGE OF ALLEGIANCE

Councilmember Singhanian led the pledge of allegiance.

INVOCATION

Councilmember Baker led the invocation.

VISITORS COMMENTS

There were no visitor comments.

PRESENTATIONS

Proclamation – February 19, 2022, Vow 22 Day  
Mayor Roznovsky presented the Proclamation to David Vincent.

Mr. Vincent briefed council and visitors on VOW 22 operations and ways they provide support for veterans. He also gave details of their upcoming events including a veteran job fair.

DECLARATION OF CONFLICTS OF INTEREST

There were no declarations of conflicts of interest.

CONSENT AGENDA

1. Approval of minutes – January 3, 2022
2. Accept Board and Commission minutes
  - a. Planning Commission – 120721
  - b. Keep Lake Jackson Beautiful – 111621
  - c. Lake Jackson Development Corporation – 070821 & 071221
3. Authorize City Manager to execute a contract with Sky Wonder Pyrotechnics, LLC for the 4<sup>th</sup> of July Fireworks in an amount not to exceed \$25,000

4. Resolution approving the closure of a portion of Circle Way from the Museum to Oak Drive and waive the fees for the Civic Center Plaza and full facility for forthcoming Brazoria County Vow 22 Annual Veteran Suicide Prevention Event

On motion by Councilmember Baker, seconded by Councilmember Seth with all present members voting “aye” the consent agenda was approved as follows:

1. Approval of minutes – January 3, 2022 - *approved*
2. Accept Board and Commission minutes - *accepted*
  - a. Planning Commission – 120721
  - b. Keep Lake Jackson Beautiful – 111621
  - c. Lake Jackson Development Corporation – 070821 & 071221
3. Authorize City Manager to execute a contract with Sky Wonder Pyrotechnics, LLC for the 4<sup>th</sup> of July Fireworks in an amount not to exceed \$25,000 - *approved*
4. Resolution approving the closure of a portion of Circle Way from the Museum to Oak Drive and waive the fees for the Civic Center Plaza and full facility for forthcoming Brazoria County Vow 22 Annual Veteran Suicide Prevention Event - *passed*

DISCUSS THE REMOVAL OF CANOPIES WITHIN THE DOWNTOWN REVITALIZATION PHASE III PROJECT – MEAGAN BORTH

Ms. Borth stated the hold harmless agreements were signed and received by all the property owners within the scope of work. Ms. Borth also reported that the city is ready to proceed with the project.

Councilman Singhania wanted to ensure that if buildings did not have windstorm insurance, they would not be required to get it.

Ms. Borth stated all properties except one have windstorm insurance. The city has engaged CEDNA Engineering to certify each property at a cost of \$955 to be paid by the city. The certification is solely for the work that the city will do on the façade. It is not for roofs.

Ms. Russell added that the agreement talks about the possibility of losing windstorm insurance. If there is rotted wood that is discovered, the city will not be responsible for it and will not be responsible if windstorm insurance is lost due to something being uncovered.

Mayor Roznovsky asked for the timeline. Ms. Borth stated the city would like to start soon.

AWARD CONTRACT TO RMA COMMERCIAL FOR NORTH PARKING PLACE CANOPY DEMOLITION AND FAÇADE IN AN AMOUNT NOT TO EXCEED \$279,000 – SAL AGUIRRE

Mr. Aguirre stated he contacted RMA regarding the commencement of work. Work can begin when all signatures have been received.

Councilmember Baker asked if the city has worked with RMA Commercial. Mr. Aguirre mentioned RMA completed the canopy and remedial work on the commercial area across the highway on the shopping center.

On motion by Councilmember Singhania, seconded by Councilmember Buell with all present members voting “aye” the contract to RMA Commercial for the North Parking Place canopy demolition and façade in an amount not to exceed \$279,000 was approved.

DISCUSS AND CONSIDER FILM FRIENDLY GUIDELINES TO PROMOTE AND ENCOURAGE THE DEVELOPMENT OF THE FILM AND ENTERTAINMENT INDUSTRY WITHIN THE CITY – LORA-MARIE BERNARD

Ms. Bernard explained the Film Friendly Cities Program. This is an economic development program that has been in place for at least thirty to forty years. An estimated 160 cities participate in the program. The city is seeking to be a part of the program that adds incentives for local businesses. In Dallas, if you need more than fifteen rooms for the production company to bring in actors and crew, you will receive an incentive. The city would act as a liaison for permits and permissions that production companies may need, such as imagery and locations where companies could be involved.

Ms. Bernard stated the program has not launched, but the process has started to become a movie-friendly city. The first thing is to be trained; Ms. Bernard was trained last fall. The city has already received two leads. The first one was an organic lead when Day Tripper came to town. The very first contact they had was with the Public Information Office (PIO) and asked how they could start filming in Lake Jackson. The second came from the governor’s office for a national advertising company that was looking to find a house in the area. The location scout contacted the PIO at the request of the governor’s office. Two options were provided, neither of which were chosen.

This program will be at no cost to the city.

Mayor Roznovsky shared that the City of Bastrop approved zoning to allow the construction of a 543-acre movie studio. This will bring many job opportunities to their community.

Mayor Roznovsky stated the producer from Day Tripper would like to come back to do more filming.

Mayor Roznovsky asked what the next step would be.

Ms. Bernard stated after being trained, she must be approved by city council with the film friendly guidelines. The guidelines have been reviewed by Ms. Russell and Mr. Walton for compliance. The last step would be to gather photos that could be scene locations around Lake Jackson and then a community campaign to ask permission from residents or business owners for participation.

Councilmember Broaddus said the city has beautiful parks and is near to the ocean.

On motion by Councilmember Broaddus, seconded by Councilmember Baker with all present members voting “aye” approved to move forward with the Film Friendly Program.

AUTHORIZE CITY MANAGER TO EXECUTE A CONTRACT WITH BAKER AND LAWSON FOR THE ENGINEERING DESIGN FOR PIN OAK, PIN OAK CT., FOREST OAKS, SYCAMORE AND NORTH SHADY OAKS IN AN AMOUNT NOT TO EXCEED \$195,600 – SAL AGUIRRE

Mr. Aguirre noted this is the second project in the bond issue that was approved by the voters.

The timeline for the project is approximately four months of design work then a two-month period to start work.

Mr. Mundo asked if any data was gathered for a cost differential for a wide street.

Mr. Aguirre stated staff is working on a spec sheet to show the cost. The width will be the determining factor. Currently the standard is a 27 ft. wide street. Staff has looked at the pros and cons for different widths. Mr. Aguirre has looked at two different options, a 32 ft. and 36 ft. width street. The difference is approximately 28% and 46% difference in cost.

Mr. Mundo mentioned that staff is looking into a wider street standard. The estimates that were brought to the public through the bond issue were for the 27 ft. street standard. Mr. Mundo noted that the city may not be able to change it at this time, but it is something that can be explored and discussed.

Mr. Mundo stated that Mr. Roesler from Baker and Lawson has mentioned they have a standard for other communities in Fort Bend and Brazoria County in their database. We would like to see where our city falls opposed to other cities. Mr. Aguirre stated he has asked for that information, but it has not been provided yet.

Councilmember Singhania commented that the thickness and strength of the concrete should also be looked at. Mr. Aguirre shared that the city has gone from a 6 in. to an 8 in. concrete pavement.

On motion by Councilmember Buell, seconded by Councilmember Seth with all present members voting "aye" authorization was granted for the city manager to execute a contract with Baker and Lawson for the engineering design for Pin Oak, Pin Oak Ct., Forest Oaks, Sycamore and North Shady Oaks in an amount not to exceed \$195,600.

APPROVE PURCHASE OF GENERATOR FOR THE WWTP FROM WORLDWIDE POWER THROUGH BUYBOARD CONTRACT #19001 IN AN AMOUNT NOT TO EXCEED \$1.2 MILLION – DEB WEBB

Ms. Webb asked for approval to replace a 2003 model generator. It will be thirty-two weeks for delivery, a 50% deposit is needed to get it ordered, 35% a month out and the final 15% when it is delivered.

Councilmember Seth asked if the cost includes installation. Ms. Webb stated the cost includes an electrical engineer making sure it is installed correctly including electrical work, pad replacement and start up.

Councilmember Baker asked if the current generator would make it until the new one is received. Ms. Webb stated it should make it. When the new one arrives, a rental will be put in while the new one is being installed.

Councilmember Buell asked if eighteen years is the average life span of the generators. Ms. Webb said it is, but it is at the stage where replacement parts are unavailable.

Mr. Mundo stated the reason to amend the budget and order it now is because of the time it takes to receive it. One of the reasons this was not put on the budget is because staff was waiting to confirm receipt of the cares act funds which was received in August. Staff is recommending this purchase be split out of the 2017 Water and Sewer Bond Funds which would pay for 50% and the other \$600,000 would come out of the Cares Act Fund.

On motion by Councilmember Singhania, seconded by Councilmember Broaddus with all present members voting “aye” the purchase of a generator for the WWTP from Worldwide Power through BuyBoard contract #19001 in an amount not to exceed \$1.2 million was approved.

#### CITY MANAGER UPDATES

Strategic Plan/Budget Calendar – Mr. Mundo went over the Budget schedule and timeline for councilmembers. Mr. Mundo asked councilmembers to send any changes to either him or Ms. Borth.

Mayor Roznovsky shared that the workshop on February 28, 2022 would be different than in the past with a lot more interaction.

#### CONSTRUCTION UPDATES

- a. Construction Funds Financial Update
- b. General Fund Projects
- c. Utility Fund Projects
- d. Bond Projects
- e. Downtown Phase III

Mr. Aguirre updated council on the construction projects, with the following:

The Azalea and dead end by HEB area is complete. It is still blocked; staff is waiting for the property owner to put up a gate to keep traffic from going through.

The sanitary sewer underground work in downtown is beginning, concentrating at the intersection of That Way and Circle Way working towards the Smithhart’s area. Each phase could take up to ten weeks if everything goes well.

Mr. Aguirre gave a brief update on the Shy Pond outfall project.

Ms. Borth asked if anyone receives specific feedback, please let her know so she can keep the public informed. A link has been added to the front page of the website that will direct people to a page with downtown construction updates.

Mr. Mundo asked if staff had received clarification from CenterPoint on the downtown lights. Mr. Aguirre stated his staff communicated with CenterPoint about keeping the lights on as long as possible in the downtown area while construction is taking place. Mr. Aguirre will share the information he receives. It was noted how dark it was downtown during a previous phase of construction.

Mayor Roznovsky shared the public is appreciative for the PDF and slide on the website. The feedback has been very positive.

#### ITEMS OF COMMUNITY INTEREST

Councilmember Broaddus reminded everyone that January 31, 2022 is the last day to register to vote for the primary elections.

Mayor Roznovsky attended the Volunteer Fire Department award banquet and mentioned it was a very special event. Mr. Mundo agreed and said it was a very heartwarming event.

ADJOURNMENT

There being no further business the meeting adjourned at 7:18 p.m.

These minutes read and approved this \_\_\_\_\_ day of \_\_\_\_\_ 2022.

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Gerald Roznovsky, Mayor

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Sally Villarreal, City Secretary