

**NOTICE OF MEETING
OF COMMISSIONERS COURT
OF WALLER COUNTY, TEXAS
WEDNESDAY JULY 26, 2023
9:00 A.M.**

NOTICE is hereby given that the Commissioners Court of Waller County, Texas, will meet in **REGULAR SESSION** at **9:00 A.M.** on **WEDNESDAY**, the **26th** day of **July 2023**, at its meeting place at the **Waller County Courthouse, Hempstead, Texas.**

All or part of this meeting may be held by videoconference call. A quorum of the Commissioners Court will be physically present at the Waller County Courthouse in Hempstead, Texas, which will be open to the public.

Said meeting will be a regular meeting for the purpose of transacting the routine business of the County and to **Consider and take possible action on any of the following agenda items:**

1. Approval of Agenda.

PUBLIC COMMENT

CONSENT AGENDA

Items identified within the consent agenda are of a routine nature, and will be passed with one vote without being discussed separately. If a member of the court or public requests that a particular item be discussed, that agenda item will be pulled from the Consent Agenda and discussed as part of the regular agenda at the appropriate time. One vote will approve the remaining items on the Consent Agenda.

2. Approval of the minutes.
3. Request by County Treasurer for approval of Payroll.
4. Request to approve payment on the following:
 - (a) \$1,295.00 for Invoice dated July 15, 2023 to Magnolia Funeral Home, Inc. from line item 125-423-540705 [Transport to Morgue].
 - (b) \$7,500.00 for Invoice # 7905 to Brazos Valley Council of Governments from line item 125-525-546900 [BVCOG] for Quarterly Payment as allocated in the 2023 Budget.

CONSENT AGENDA cont.

- (c) \$112.50 for Invoice # 3369379 to Husch Blackwell for Total Professional Services for the Woods Road Project from line item 125-411-540300[Legal].
 - (d)\$1,687.50 for Invoice # 3369380 to Husch Blackwell for Total Professional Services for the Diemer Road Re-Alignment Project from line item 125-411-540300[Legal].
 - (e) \$472.50 for Invoice # 3369381 to Husch Blackwell for Total Professional Services for the Evaluation of Subdivision Regulations from line item 125-411-540300[Legal].
- 5. Request by County Auditor for approval and/or ratification of Accounts Payable.
 - 6. Request by County Auditor for approval of official documents and all monthly reports.
 - 7. Request by County Treasurer for approval of payment for retiree insurance.
 - 8. Request by County Engineer to approve a Utility Permit for Black & Veatch (permitting on behalf of Comcast of Houston, L.L.C.), to install 979' of new aerial cable with 5157' of over-lash cable within the right-of-way of Owens Road and Mayer Road in Precinct 2.
 - 9. Request by County Engineer to approve the Final Plat of Enterprise Park at Twinwood in Precinct 4.

WALLER COUNTY CHILD WELFARE BOARD

- 10. Presentation by Sherry McIntyre on the status of the Child Welfare Board.
- 11. Discuss and take action to approve the Agreement for Child Welfare Board Services and payment of \$15,000.00 from line item 125-411-547220 [Waller Co. Child Welfare Board] as allocated in the 2023 Budget.

ECONOMIC DEVELOPMENT

- 12. Discuss and take action to approve assignment of Tax Abatement Agreement with Clay Partners – Twinwood Distribution #2, L.P., Contract ID# 220511-16.

COUNTY ENGINEER

13. Discuss and take action to approve a variance request to the Waller County Subdivision and Development Regulations regarding Platting Procedure 3.4.8 Flag lot access length which is 1224.48' more than allowed by regs, 500ft. for each acre greater than 10, by Wesley Rankin in Precinct 2.
14. Discuss and take action to approve a variance request to the Waller County Subdivision and Development Regulations regarding a shared access easement less than 60 ft. off Bosque Road in Precinct 1, by Joshua Gullledge.
15. Discuss and take action to amend the Waller County Subdivision and Development Regulations, Appendix E, Section V – Detention Facilities, to include an alternative detention requirement for rural subdivisions with lot sizes of 5 acres or greater.

COUNTY CLERK

16. Draw three (3) public members and three (3) alternate members to serve on the Salary Grievance Committee pertaining to the 2024 Budget.

GRANT MANAGER

17. Discuss and take action to approve updates to the County's Financial Policies and Procedures.
18. Discuss and take action to approve updates to the County's Procurement Policies and Procedures.

JUSTICE OF THE PEACE, PRECINCT 3

19. Discuss and take action to approve payment of \$260.00 for Invoice #'s 67132 and 67052 to Texas State University for two (2) part-time employees' Training Fees. Funds to be paid from line item 125-420-563000 [Training & Conference Expense].
20. Discuss and take action to approve payment balance of 7.30 hours accrued vacation by Diana Duncan as a Full-Time Justice Court Clerk for Precinct 3 at an hourly rate of \$25.30. Funds to be paid from line item 125-40-510027 [Full Time].

FIRE MARSHAL

21. Discuss and take action on Burn Ban.

CONSTRUCTION MANAGER

22. Update on the design phase of the Waller County Courthouse Replacement and Annex Project.
23. Discuss and take action to approve payment of Application #1 for \$6,834.60 to Sedalco from line item 603-603-545405 [Professional Services].
24. Discuss and take action to approve payment of Application #8 for \$529,589.91 to Sedalco from line item 603-603-545405 [Professional Services].
25. Discuss and take action to approve payment of Invoice #10 for \$1,814.25 to King Architectural Consulting Services PLLC. Funds to be paid from line item 603-603-545405 [Professional Services].

MISCELLANEOUS

26. Discuss and take action to approve the re-appointment of Sue Fagan for position #8 representing Waller County on Texana Center Board of Trustees for a two-year term beginning September 1, 2023.
27. Discuss and take action to withdraw bid notice and approve a discretionary exemption pursuant to Section 262.024(a)(2) of the Texas Local Government Code relative to contracts associated with deceased body transport services.
28. Discuss and take action to approve Waller County Deceased Body Transport Services Policies and Procedures.
29. Discuss and take action to approve Agreement between Waller County and Fort Bend Seniors Meals on Wheels and payment of \$40,000.00 for Invoice # 4329 from line item 125-411-547315 [Ft. Bend Seniors Meals on Wheels] as allocated in the 2023 Budget.
30. Discuss and take action to approve Resolution Authorizing County Grant Program for the Texas Department of Agriculture Home-Delivered Meal Grant Program for 2024.

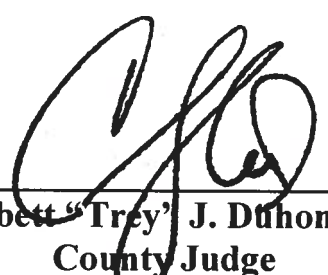
MISCELLANEOUS cont.

31. Discuss and take action to approve the KHR Environmental contract and payment of \$840.00 for the septic inspection for JP4 Building. Funds to be paid from line item 125-442-544700 [Repair & Replacement].
32. Discuss and take action to deliberate business and financial issues in executive session based on determination and recommendation from the District Attorney's Office that deliberation in an open meeting regarding business and financial issues related to the purchase, exchange, lease, or value of real properties would have a detrimental effect on the position of the County in negotiations with third persons.
33. Discuss and take action to deliberate business and financial issues in executive session based on determination and recommendation from the District Attorney's Office that deliberation in an open meeting regarding business and financial issues related to contract negotiations for it would have a detrimental effect on the position of the County in negotiations with third persons.

EXECUTIVE SESSION

34. Deliberate business and financial issues related to the purchase, exchange, lease or value of real properties pursuant to Government Code Sections 551.072 and 551.0725.
35. Deliberate business and financial issues related to contract negotiations pursuant to Government Code 551.0725.
36. Consultation with District Attorney and outside counsel pursuant to Government Code Section 551.071.
37. Reconvene in Open Session to take any action necessary on matters discussed in Executive Session.

ADJOURN MEETING



Carbett "Trey" J. Dufhon III,
County Judge
Waller County, Texas

NOTICE

The County Commissioners Court of Waller County reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberation about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 Personnel Matters, 551.076 (Deliberations about Security Devices) and 551.086 (Economic Development).