

**MINUTES OF A CITY OF PINEY POINT VILLAGE REGULAR COUNCIL MEETING MONDAY, MARCH 25, 2024,  
6:00 P.M. AT ECCLESIA CHURCH, 325 PINEY POINT ROAD, PINEY POINT VILLAGE, TEXAS.**

**Councilmembers Present:** Mayor Mark Kobelan, Michael Herminghaus, Dale Dodds, Joel Bender, Aliza Dutt, and Jonathan Curth.

**City Representatives Present:** Bobby Pennington, City Administrator; David Olson, City Attorney; James Huguenard, Police Commissioner; Adam Pavlock, Police Sargent; Henry Kollenberg, Fire Commissioner; Howard Miller, Fire Chief; Joe Moore, City Engineer.

**I. Call To Order**

- At 6:02 p.m., Mayor Kobelan declared a quorum and called the meeting to order.

**II. Pledge of Allegiance**

- Council led the Pledge of Allegiance to the United States of America Flag.

**III. Citizens Wishing to Address Council**

- Jacqueline Wright, a Wexford Court resident, expressed her concern regarding the installation of a generator under a neighboring lot.
- Yoni Sade, who lives on Woods Edge Lane, recently discussed the drainage issues on his residential lot as well as the requirements for finalizing his permit. He also mentioned the difficulties he is facing in stabilizing the bank of the Buffalo Bayou and the significant amount of water displaced from the neighboring office complex located within the City of Houston.
- Leon and Donna Freedman, residents of Piney Point Road (Shadow Glen), expressed concern about their neighbor's unsightly trailer and the general enforcement of permits after a neighbor had bragged about not complying with the permit process.

**IV. NEW BUSINESS**

**1. Consideration and possible action on the Memorial Villages Police Department: Update on activities.**

- Adam Pavlock reported on monthly activity. In February, the MVPD responded to and handled 1,012 calls and incidents for Piney Point Village alone. Additionally, 631 house watch checks were conducted, and 240 citations were issued, with 196 warnings.
- No further action was taken.

**2. Consideration and possible action on the Village Fire Department: a) Update on activities, b) Fire Commissioner Resolution (RES 2024.03), c) VFD Special Meeting Agenda (03/20/24), d) VFD Workshop Agenda (03/20/24); e) VFD Financials, f) VFD Minutes (02/28/24).**

- Chief Miller reported on the monthly activities. In February, VFD responded to 300 incidents across all the villages in the service area, with an average response time of 4 minutes and 18 seconds.
- Henry Kollenberg intends to include additional documents in the council packet in the future, such as the list of VFD calls, financial reports, and the most recent commission agenda and minutes. Currently, the commission is focusing on the budget for VFD FY2025 and will take into account the anticipated wage increases for the Houston Fire Department to maintain competitiveness.
- Councilmember Bender moved to approve a resolution (RES. 2024.03) to confirm Henry Kollenberg as the Fire Commissioner of the Village Fire Department. The motion was seconded by Dodds.
  - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
  - NAYS: None.
- The motion carried.

- 3. Consideration and possible action on a suspension resolution over CenterPoint's transmission and distribution rates. (RES 2024.03-A)**
  - Councilmember Bender moved to approve a suspension resolution (RES. 2024.03-A) over CenterPoint's transmission and distribution rates, as presented. The motion was seconded by Dodds.
    - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
    - NAYS: None.
  - The motion carried.
- 4. Consideration and possible action on a resolution appointing a member to the Board of Directors of the Harris Galveston Subsidence District.**
  - Councilmember Herminghaus moved to approve a resolution (RES 2024.03-B) appointing Kyle R. Sears to the Board of Directors of the Harris Galveston Subsidence District. The motion was seconded by Bender.
    - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
    - NAYS: None.
  - The motion carried.
- 5. Consideration and possible action to select a proposal for landscape installation of Greenbay landscape and irrigation design near Hedwig Road.**
  - Councilmember Dodds made a motion to approve the Westco bid for the landscape installation of Greenbay landscape and irrigation design near Hedwig Road. The cost of the installation is \$112,901.36, with an additional 10 percent contingency added to cover any additional irrigation coverage as needed. The motion was seconded by Herminghaus.
    - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
    - NAYS: None.
  - The motion carried.
- 6. Consideration and possible action on the monthly report presented by the Mayor.**
  - The Mayor announced the appointment of Robert A. Fry and Alexandra Mealor to the Metro Board of Directors as representatives of the 14 multi-cities in the METRO service area.
  - No further action was taken.
- 7. Consideration and possible action on the City Administrator's Monthly Report, including but not limited to a) Financial Related Items, (Financial Report – February 2024, Property Tax Report, Disbursements); b) Update on School Zones; c) Update on Current Specific Use Permit Projects; d) Residential Request – As-Built Requirements.**
  - The City Administrator updated the Council on a comprehensive review of the designated zones, signage, flashing beacons, and opportunities for joint participation with schools in the school zone safety programs.
  - MDE is requesting additional hours for completion of interior work. The consensus is that the Council is open to the idea as long as the work does not extend over to the evening requiring extensive lighting.
  - The staff are to finalize the hours for SFEC SUP billing.
  - Councilmember Herminghaus moved to approve disbursements as presented. The motion was seconded by Bender.
    - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
    - NAYS: None.
  - The motion carried.
- 8. Consideration and possible action to advertise and bid on the 2023 Paving Improvements Project.**
  - HDR has completed designing the 2023 Paving Improvements Project and is waiting for MVWA's feedback. The project is now at a stage where HDR is prepared to advertise it to the public with

- an estimated \$71,000 to account for contingencies.
- Councilmember Dodds motioned to approve the advertisement for bids for the 2023 Paving Improvement Project as presented. The motion was seconded by Bender.
  - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
  - NAYS: None.
- The motion carried.

**9. Consideration and possible action on the Engineer's Report.**

- The point repair for 11010 South Country Squire is scheduled, and the notice to proceed is issued for Williamsburg. The next engineering meeting will discuss the other listed items in detail.
- No further action was taken.

**10. Consideration and possible action on approval of the Regular Session Meeting Minutes held on February 26, 2024.**

- Councilmember Bender moved to approve the meeting minutes from February 26, 2024, as presented. The motion was seconded by Herminghaus.
  - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
  - NAYS: None.
- The motion carried.

**11. Consideration and possible action on approval of the Special Session Meeting Minutes held on March 7, 2024.**

- Councilmember Bender moved to approve the meeting minutes from March 7, 2024, as presented. The motion was seconded by Herminghaus.
  - AYES: Herminghaus, Dodds, Bender, Dutt, and Curth.
  - NAYS: None.
- The motion carried.

**12. Discuss and consider possible action on any future agenda items, meeting dates, and similar matters.**

- March 29 is a city holiday, and it is observed on Good Friday.
- It was announced that there are three meetings scheduled in April: a beautification meeting on Monday, April 8, 2024, an Engineering Meeting on Wednesday, April 10, 2024, and a Regular Council Meeting on Monday, April 15, 2024 (adjusted to the 3rd Monday).
- No further action was taken.

**V. EXECUTIVE SESSION UNDER TEXAS GOVERNMENT CODE**

**13. The City Council executive meeting pursuant to the provision of Chapter 551, Texas Government Code, in accordance with the authority contained in Section 551.071, Consultation with City Attorney and Section 551.072, Real Estate Property. Section 551.074.**

- a. The council convened into executive session at 7:24 p.m.
- b. The council reconvened into the regular public meeting at 7:42 p.m.

**14. Consideration and possible action on items discussed in the Executive Session.**

- No other formal action was taken from the Executive Session.

**VI. ADJOURNMENT**

- Councilmember Bender made a motion for adjournment, seconded by Councilmember Dodds.
- Mayor Kobelan adjourned the meeting at 7:42 p.m.