

SPECIAL MEETING MINUTES

WALLER-HARRIS EMERGENCY SERVICES DISTRICT NO.200

Notice is hereby given that the Board of Commissioners of the **WALLER-HARRIS EMERGENCY SERVICES DISTRICT NO. 200** held a workshop on **December 23, 2019 at 2:00 p.m.** at **District Administrative Office, 40644 Business Highway 290, Waller, TX 77484.**

In attendance were: Commissioners: Tommy Davis, Rick Dalton, Tommy Albert, Gary Ferguson and Hollis Ulbricht; Gundersons Bookkeeping, the District Bookkeeper; Adam Tabak, District Counsel; Jimmy Orsak, District Chief/Safety Officer; Pattison VFD; and BVFFA.

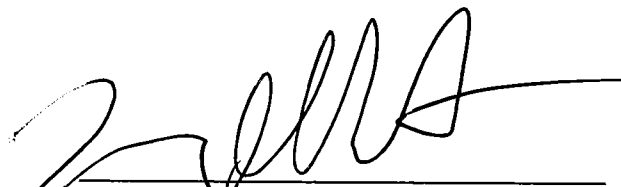
1. **Call Meeting to order.** The meeting was called to order at 2:02 p.m. by *Mr. Tommy Davis.*
2. **Public comment.** *No Action*
3. **To receive a report on the feasibility study from Cobb, Fendley and Associates regarding the tract of land at Houston Executive Airport.** Rachel with CF&A stated there is no water or sewage on site. Rachel also stated that the whole property is in the 100 year flood plan, which means that it would have to be raised a foot and the building elevations would have to be 18" above that. That triggers 2 things, the detention onsite and the mitigation for filling the flood zone. *Mr. Tommy Davis* asked if they could tap into the one at the airport. Rachel stated there would have to be another study completed to show proof to the Drainage District that it is accounted for and she presented a proposal to the Commissioners to get that completed. Rachel stated that with the information they got from the owner and the Drainage District that the detention will be accounted for, but the mitigation will not be accounted for. So that foot of fill that has to be accounted for will have to be accounted for onsite in a detention like manor to mitigate for the fill on the 100 year flood plan. Rachel also stated that the land has never been studied before so CF&A will need to do more calculations to verify the 100 year elevation they're accounting for is accurate and that they're building above it. Rachel stated they will need to have a water well and sewer done and she stated there is access to electric and phone service. Rachel stated that they haven't done the survey yet because they wanted to look into the detention issue in detail. Adam Tabak stated that he reached out to the airport and got an extension until Feb. 29th to get all the reports finished. Rachel stated that the scope of the additional services will cost \$6,800. Rachel stated that the worst case scenario there would have to be a 6 foot deep detention. Adam Tabak asked if it is feasible to build a fire station on this land and Rachel stated that the additional study will need to be done for that answer. *Mr. Gary Ferguson* don't think the additional study will tell them anymore than the first study did. *Tabled to Executive Session.*
4. **To review, discuss and take action on the design of the station on the tract of land at Houston Executive Airport.** *No Action*
5. **To review, discuss and take action on the acquisition of the tract of land at Houston Executive Airport.** *Executive Session*
6. **To review and act on fire station construction, modification or repairs.** *No Action*

7. **To review, discuss and take action on the renewal, cancellation, modification or commencement of contracts with emergency services providers.** Pete Martins stated that there are 3 people that are TCFP certified and he presented the certificates. Pete also updated the Commissioners on the construction going on at their station and presented pictures of before and after. Pete stated \$8,360 has been spent on extending the driveway so the apparatus can park on the existing concrete. Pete also got a quote on gates for the perimeter that range from \$4,200 to \$7,600 depending on whether it will be opened manually or install an automatic opener. Pete stated the future immediate projects are an awning for the apparatus, finish the kitchen, and install a shower. Pete has submitted to the forestry service for the WC insurance reimbursement. Pete also stated that everything they have remodeled inside has been completed with donated funds from the community and no ESD funds have been used and in order for them to continue reaching out to the community, they need to have stabilization with the contract. Pete is asking to go from the 30 day contract to the yearly contract. Jimmie Sanders, board member of BVFFA, is pleading for a long-term agreement. *Executive Session*
8. **To review and take any action necessary on real estate, including but not limited to purchase, sale, lease, encumbrances, platting and acquisition financing.** *Executive Session*
9. **To meet in Closed Session pursuant to Government Code §551.072 to deliberate regarding real estate matters.** *Executive Session 2:37 PM, back from Executive Session at 3:20 PM.*
10. **To meet in Closed Session pursuant to Government Code §551.071 to consult with legal counsel regarding pending or contemplated litigation, settlement offers or on matters which require confidentiality under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas.**

7. *Mr. Hollis Ulbricht* made a motion to cancel the 30 day contract with BVFFA and sign a 1 year term contract with BVFFA. *Mr. Gary Ferguson* second the motion, which passed 5 to 0.

4. *Mr. Gary Ferguson* made a motion to conduct an additional study on the Executive Houston Airport. *Mr. Hollis Ulbricht* second the motion, which passed 5 to 0.

11. **Adjournment.** *Mr. Rick Dalton* made a motion to adjourn at 3:22 PM. *Mr. Hollis Ulbricht* second the motion, which passed 5 to 0.



Tommy Albert, Secretary/Treasurer