

**MINUTES
CITY OF AMES
304 MARTIN DR. – AMES, TEXAS
SPECIAL CITY COUNCIL MEETING
NOVEMBER 14, 2024
6:00 PM**

The City Council for the City of Ames, Texas held a meeting at the Ames City Hall at 6:03 p.m. Mayor Barbara Domain called the meeting to order at that time. Mayor Domain conducted the roll call, at this time the members of the City Council who were present were: Mayor Barbara Domain, Councilman Michael Trahan, Councilwoman Elizabeth "Liz" Hardy, Councilman Eddie White, and Councilwoman Audrey Harrison. Councilman Alfred Freeman Jr. was absent. Councilman Eddie White led the prayer, and the Pledge of Allegiance was recited.

CITIZEN APPEARANCE

Rod Williams was present, and he introduced himself as a CPA with Alterity, Inc. He discussed his credentials and provided information about the City of Ames' past audits and how he could assist us moving forward.

REGULAR AGENDA ITEMS:

1. CONSIDER, AND IF APPROPRIATE, ACCEPT A PROPOSAL FOR CITY HALL REPAIRS DUE TO DAMAGE CAUSED BY THE NATURAL DISASTER(S) IN THE AMOUNT OF \$7,267.00.

Mayor Domain explained that this agenda item was postponed at the last meeting and the necessary changes to include the shingles on the roof have been added. Councilman Trahan asked what the reimbursement rate from FEMA would be. Mayor Domain stated that the reimbursement rate was 75%. Mayor Domain also explained that the quote does not include replacing the entire roof, it only includes repairing what was damaged from the storm. There was no further discussion. Mayor Domain asked for a motion. A motion was made. ***Councilwoman Elizabeth "Liz" Hardy recused herself from voting on this agenda item.*** All were in favor. Passed unanimously.

**Motion made by: Councilman Michael Trahan
Seconded by: Councilman Eddie White
All in favor: 3 Opposed: 0 Abstained: 0**

2. CONSIDER, AND IF APPROPRIATE, APPROVE THE PURCHASE OF A DRONE TO DO AN AERIAL VIEW OF THE CITY OF AMES PERIMETERS AND BOUNDARIES IN THE AMOUNT OF \$459.00.

Mayor Domain explained that the proposal for purchasing a drone is so that we can get

a better view of the city's boundaries and perimeters. ***After much discussion, it was decided to postpone/kill this agenda item due to concerns about cost, operation, and potential issues.***

3. CONSIDER AND IF APPROPRIATE, TAKE ACTION TO APPROVE ORDINANCE NO. 2024 – 011: AN ORDINANCE OF THE CITY OF AMES, TEXAS, ADOPTING CHAPTER 214 OF THE TEXAS LOCAL GOVERNMENT CODE AND PROVISIONS FOR DEALING WITH SUBSTANDARD STRUCTURES; A SEVERABILITY CLAUSE; ESTABLISHING FINES AND PENALTIES; AND MAKING OTHER PROVISION RELATED THERETO; ESTABLISHING AN EFFECTIVE DATE

Marivious stated that one of the reasons we contracted with Bureau Veritas is for inspections of properties that could be in violation of the Health and Safety Code, which includes dilapidated properties and damaged buildings. This ordinance, again, derives from Chapter 214 of the local government code, which outlines the procedures for the city to be able to have a code enforcement authority or officer to go out and inspect the property and to look at the code and determine whether it's up to standard. If it's not up to standard, then they're sent a letter informing them that they have a certain amount of time to get it up to standard. If they do not comply within the allotted time, they're going to be cited to come before the city council. When they do come to the city council, based on the code enforcement officer's testimony, the city council will decide whether it's a dangerous building, whether it's a nuisance, whether it's still outdated, etc. And then if it is found to be that the city can take control of the property within a notice period and decide to demolish the property and affix a lien and get it sold if necessary. There was no further discussion. Mayor Domain asked for a motion. A motion was made. All were in favor. Passed unanimously.

**Motion made by: Councilman Michael Trahan
Seconded by: Councilwoman Audrey Harrison
All in favor: 4 Opposed: 0 Abstained: 0**

4. CONSIDER AND IF APPROPRIATE TAKE ACTION TO APPROVE ERWIN SEMIEN TO BECOME A CONTRACT LABORER.

Erwin has requested to transition from an hourly employee to a contract laborer. Doing so would provide him with more flexibility to work on other jobs while still performing duties for the city. The council discussed the details around insurance, equipment usage, and the transition from employee to contractor. There was no decision made at this time; however, the council agreed to continue discussions.

This agenda item was postponed until the next meeting.

5. CONSIDER THE SELECTION REVIEW COMMITTEE'S RECOMMENDATION AND TAKE ACTION TO AWARD, BY RESOLUTION, A GRANT ADMINISTRATOR TO ASSIST THE CITY WITH THE 2025-2026 CDBG APPLICATION AND GRANT, IF FUNDED.

Three proposals were received for a grant administrator to assist with the 2025-26 CDBG grant application. The proposals were from Public Management, Grant Works, and RGA. The review committee conducted their scoring and based on that scoring; it has been recommended to award the contract to Public Management. Public Management scored 280, Grant Works scored 271, and RGA scored 244. There was no further discussion. Mayor Domain asked for a motion. A motion was made. All were in favor. Passed unanimously.

Motion made by: Councilman Michael Trahan
Seconded by: Councilwoman Elizabeth "Liz" Hardy
All in favor: 3 Opposed: 0 Abstained: 0

6. MAYOR'S REPORT

We have the workshop on Saturday, November 16, 2024, from 10:00 am – 12:00pm.

7. ADJOURNMENT.

Mayor Domain asked for a motion to adjourn the meeting at 6:59 PM.

Motion made by: Councilwoman Elizabeth "Liz" Hardy
Seconded by: Councilman Eddie White
All in favor: 3 Opposed: 0 Abstained: 0



Barbara Domain
Mayor



Wellona Godfrey
City Secretary