

HAYS COUNTY COMMISSIONERS' COURT MINUTES



NOVEMBER 21, 2023

STATE OF TEXAS *
COUNTY OF HAYS *

ON THIS THE 21st DAY OF NOVEMBER A.D., 2023, THE COMMISSIONERS' COURT OF HAYS COUNTY, TEXAS, MET IN REGULAR MEETING. THE FOLLOWING MEMBERS WERE PRESENT, TO-WIT:

RUBEN BECERRA	COUNTY JUDGE
DEBBIE GONZALES INGALSBE	COMMISSIONER, PCT. 1
MICHELLE COHEN	COMMISSIONER, PCT. 2
LON A. SHELL	COMMISSIONER, PCT. 3
WALT SMITH	COMMISSIONER, PCT. 4
LILLIAN GILLESPIE	DEPUTY COUNTY CLERK

Clerk's Note: For complete transcript go to Hays County Website
<https://hayscountytexas.com/commissioners-court/court-video/>
Transcript can be translated into any language through Google.com.

THE FOLLOWING PROCEEDINGS WERE HAD, THAT IS:

Judge Becerra called the meeting to order. Pastor Darius Todd, Hays County Chaplain, gave the invocation. Judge Becerra led the court in the Pledge of Allegiance to the United States and Texas flags.

PUBLIC COMMENTS

Dan Lyon made a public comment regarding Hays County. Lillian Gillespie, Deputy County Clerk, read an emailed public comment from Sara Shannon thanking Commissioner Smith, Constable Ellen, and the Transportation Department for their attention to traffic and safety issues in the Leisurewoods, Coves of Cimarron, and Cimarron Parks neighborhoods.

Presentation of Hays County Employee Service and Retirement Awards.

Kim Jeter, Hays County Human Resources Manager, presented service milestone awards to Hays County employees.

39674 Approve payments of County invoices.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve payments of County invoices.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39675 Approve the payment of Juror checks.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve the payment of Juror checks.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39676 Approve the payment of United Healthcare claims.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve the payment of United Healthcare claims.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously



39677 Approve Commissioners Court Minutes of November 7, 2023 and November 14, 2023.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve Commissioners Court Minutes of November 7, 2023 and November 14, 2023.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39678 Approve the payment of the November 30, 2023 payroll disbursements in an amount not to exceed \$5,200,000.00 effective November 30, 2023 and post totals for wages, withholdings, deductions and benefits on the Hays County website once finalized.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve the payment of the November 30, 2023 payroll disbursements in an amount not to exceed \$5,200,000.00 effective November 30, 2023 and post totals for wages, with-holdings, deductions and benefits on the Hays County website once finalized.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39679 Approve the reappointment of Marilyn Miller and Steve Janda to the Board of Emergency Services District #6 for a two-year term ending December 31, 2025.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve the reappointment of Marilyn Miller and Steve Janda to the Board of Emergency Services District #6 for a two-year term ending December 31, 2025.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39680 Authorize Building Maintenance to replace a broken section of the main sewer line at the Broadway location in the amount of \$15,851.00 and amend the budget accordingly.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize Building Maintenance to replace a broken section of the main sewer line at the Broadway location in the amount of \$15,851.00 and amend the budget accordingly.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39681 Authorize Building Maintenance to issue final payment to Total Security Solutions in the amount of \$8,972.00 in advance of delivery for the installation of bulletproof glass at Precinct 5 and authorize payment to be disbursed with the county utility checks on November 28, 2023.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize Building Maintenance to issue final payment to Total Security Solutions in the amount of \$8,972.00 in advance of delivery for the installation of bulletproof glass at Precinct 5 and authorize payment to be disbursed with the county utility checks on November 28, 2023.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39682 Authorize the Recycling and Solid Waste Department to purchase one additional Self Dumping Hopper in the amount of \$1,190.00 and amend the budget accordingly.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize the Recycling and Solid Waste Department to purchase one additional Self Dumping Hopper in the amount of \$1,190.00 and amend the budget accordingly.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously



39683 Authorize the execution of the 2024 CEO/Law Enforcement Certifications and Assurances Form associated with funding from the Office of the Governor.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize the execution of the 2024 CEO/Law Enforcement Certifications and Assurances Form associated with funding from the Office of the Governor.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39684 Authorize a waiver to the purchasing policy for the Constable Pct. 4 Office to purchase one (1) Super Seer Corporation Officer Motorcycle Helmet valued at \$604.80 from Super Seer Corporation and amend the budget accordingly.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize a waiver to the purchasing policy for the Constable Pct. 4 Office to purchase one (1) Super Seer Corporation Officer Motorcycle Helmet valued at \$604.80 from Super Seer Corporation and amend the budget accordingly.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39685 Authorize payment to Longhorn Harley-Davidson for installation of a PVP radar display and communication switch to a 2022 Harley-Davidson for \$1,097.55 for the Hays County Constable, Pct. 4 Office, in which a purchase order was not obtained as required per the Purchasing Policy and amend the budget accordingly.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize payment to Longhorn Harley-Davidson for installation of a PVP radar display and communication switch to a 2022 Harley-Davidson for \$1,097.55 for the Hays County Constable, Pct. 4 Office, in which a purchase order was not obtained as required per the Purchasing Policy and amend the budget accordingly.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39686 Authorize Building Maintenance to replace the failed HVAC R-22 Unit #1 at the AM VETs Building located at 401 Veterans Dr. in the amount of \$5,785.01 and amend the budget accordingly.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize Building Maintenance to replace the failed HVAC R-22 Unit #1 at the AM VETs Building located at 401 Veterans Dr. in the amount of \$5,785.01 and amend the budget accordingly.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39687 Authorize Building Maintenance to purchase and replace the hot water heater on the third floor of the Courthouse in the amount of \$2,053.02 and amend the budget accordingly.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize Building Maintenance to purchase and replace the hot water heater on the third floor of the Courthouse in the amount of \$2,053.02 and amend the budget accordingly.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39688 Authorize the submission of a grant application to the Texas Veterans Commission, Veterans Treatment Court program in the amount of \$350,000.00.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize the submission of a grant application to the Texas Veterans Commission, Veterans Treatment Court program in the amount of \$350,000.00.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously



39689 Approve the appointment of Erin Abel to the Emergency Services District (ESD) No. 9 Board of Emergency Services Commissioners, to fill the vacancy of the position previously held by Roger Boyd, for the remainder of the term ending December 31, 2024.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve the appointment of Erin Abel to the Emergency Services District (ESD) No. 9 Board of Emergency Services Commissioners, to fill the vacancy of the position previously held by Roger Boyd, for the remainder of the term ending December 31, 2024.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39690 Approve the reappointment of Paul Terry to the Emergency Services District (ESD) No. 5 Board of Emergency Services Commissioners, a two-year term ending December 31, 2025.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve the reappointment of Paul Terry to the Emergency Services District (ESD) No. 5 Board of Emergency Services Commissioners, a two-year term ending December 31, 2025.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39691 Accept donations totaling \$3,000.00 on behalf of the Hays County Child Protective Board and amend the budget accordingly.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to accept donations totaling \$3,000.00 on behalf of the Hays County Child Protective Board and amend the budget accordingly.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39692 Authorize the County Judge to execute a service agreement between Hays County and Tetra Vertical Solutions for the maintenance, inspections, and repairs to the Skyfold Wall located at the Public Safety Building, and authorize a purchasing waiver to obtain three quotes.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize the County Judge to execute a service agreement between Hays County and Tetra Vertical Solutions for the maintenance, inspections, and repairs to the Skyfold Wall located at the Public Safety Building, and authorize a purchasing waiver to obtain three quotes.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39693 Authorize the County Judge to execute a no-cost, time extension to the Half Associates, Inc. Work Authorization #3 Agreement, related to the 2020 Parks and Open Space Bond Program Master Services Agreement.

Dan Lyon made a public comment against the item. Commissioner Shell stated there is no additional cost for this time extension and spoke about project timelines.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize the County Judge to execute a no-cost, time extension to the Half Associates, Inc. Work Authorization #3 Agreement, related to the 2020 Parks and Open Space Bond Program Master Services Agreement.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39694 Authorize the submission of a grant application to the Texas Veterans Commission, General Assistance program in the amount of \$250,000.00.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize the submission of a grant application to the Texas Veterans Commission, General Assistance program in the amount of \$250,000.00.



AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39695 Approve renewal of IFB 2022-B19 Metal Beam Guard Fence (MBFG) Materials with Texas Corrugators.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve renewal of IFB 2022-B19 Metal Beam Guard Fence (MBFG) Materials with Texas Corrugators.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39696 Authorize payment to SHI Government Solutions in the amount of \$24,585.00 for the Transportation Department related to the annual subscription renewal of the Cartegraph OMS Plus software package where no purchase order was issued as required per the Hays County purchasing policy.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize payment to SHI Government Solutions in the amount of \$24,585.00 for the Transportation Department related to the annual subscription renewal of the Cartegraph OMS Plus software package where no purchase order was issued as required per the Hays County purchasing policy.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39697 Accept delivery of Internal Examination Reports for the Justice of the Peace Precinct 1, Place 2 Office, Justice of the Peace Precinct 1, Place 1 Office, and Treasurer's Office.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to accept delivery of Internal Examination Reports for the Justice of the Peace Precinct 1, Place 2 Office, Justice of the Peace Precinct 1, Place 1 Office, and Treasurer's Office.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39698 Approve and execute the Sheriff's Office Equitable Sharing Agreement and Certification in accordance with the statutes and guidelines that govern the Federal Equitable Sharing Program.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve and execute the Sheriff's Office Equitable Sharing Agreement and Certification in accordance with the statutes and guidelines that govern the Federal Equitable Sharing Program.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39699 Authorize a discretionary exemption per Texas Local Government Code 262.024 (a) (4) for the renewal of Advanced Hosting Services with Collective Data utilized by the Sheriff's Office for inventory purposes.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize a discretionary exemption per Texas Local Government Code 262.024 (a)(4) for the renewal of Advanced Hosting Services with Collective Data utilized by the Sheriff's Office for inventory purposes.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39700 Ratify the purchase of a replacement transformer valued at \$4,807.50 for the Jail and amend the budget accordingly.



Dan Lyon made a public comment concerning failing equipment and warranties at the County Jail. Commissioner Ingalsbe stated this was an emergency purchase.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to ratify the purchase of a replacement transformer valued at \$4,807.50 for the Jail and amend the budget accordingly.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39701 Approve Utility Permits.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve Utility Permits.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39702 Approve extension of the Public Improvement District (PID) Bond Underwriting Services pool related to RFQ 2019-P04 Bond Underwriting Services for six (6) months, November 30, 2023 - May 31, 2024.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to approve extension of the Public Improvement District (PID) Bond Underwriting Services pool related to RFQ 2019-P04 Bond Underwriting Services for six (6) months, November 30, 2023 - May 31, 2024.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39703 Authorize the County Judge to execute a contract Amendment between Hays County and Blair Wildlife Consulting, LLC. related to the Professional Services Agreement for environmental support services for the Regional Habitat Conservation Plan.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize the County Judge to execute a contract Amendment between Hays County and Blair Wildlife Consulting, LLC. related to the Professional Services Agreement for environmental support services for the Regional Habitat Conservation Plan.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39704 Authorize payment to Fire Technical Services, LLC. In the amount of \$5,280.00 for the Office of Emergency Services related to permit and inspection management software, in which no purchase order was issued as required per the Hays County Purchasing Policy and amend the budget accordingly.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize payment to Fire Technical Services, LLC. In the amount of \$5,280.00 for the Office of Emergency Services related to permit and inspection management software, in which no purchase order was issued as required per the Hays County Purchasing Policy and amend the budget accordingly.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39705 Authorize additional funding for the Constable Pct. 5 Office LCRA Hand-held Radios as approved in the FY24 budget and amend the budget accordingly.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize additional funding for the Constable Pct. 5 Office LCRA Hand-held Radios as approved in the FY24 budget and amend the budget accordingly.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously



39706 Authorize the execution of a reolution and the submission of a grant application to the Texas Indigent Defense Commission, FY24 Formula Grant program.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize the execution of a reolution and the submission of a grant application to the Texas Indigent Defense Commission, FY24 Formula Grant program.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39707 Discussion and possible action to authorize the Court to execute a Professional Service Agreement between Hays County and Doucet & Associates, Inc. to provide engineering services on the RM 12 from Golds Road to RM 150 project in Precinct 3.

Commissioner Shell spoke about the project and the needed improvements to this section of road, including turn lanes and shoulders for safety. Judge Becerra spoke about the progress made so far on RM 12. Commissioner Smith spoke about the Texas Department of Transportation possibly funding projects for this road.

A motion was made by Commissioner Shell, seconded by Commissioner Smith to authorize the Court to execute a Professional Service Agreement between Hays County and Doucet & Associates, Inc. to provide engineering services on the RM 12 from Golds Road to RM 150 project in Precinct 3.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39708 Discussion and possible action to authorize the Court to execute Contract Amendment No. 5 to increase the contract compensation cap by \$4,000.00 and amend the Exhibit D - Rate Schedule in the Professional Service Agreement with American Structurepoint, Inc. for the RM 3237 Safety Improvements Project from RM 150 to RM 12 in Precinct 3.

Dan Lyon made a public comment concerning this item and its cost. Commissioner Shell noted the state will cover construction costs and explained how engineering firms determine their rates.

A motion was made by Commissioner Shell, seconded by Commissioner Smith to authorize the Court to execute Contract Amendment No. 5 to increase the contract compensation cap by \$4,000.00 and amend the Exhibit D - Rate Schedule in the Professional Service Agreement with American Structurepoint, Inc. for the RM 3237 Safety Improvements Project from RM 150 to RM 12 in Precinct 3.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39709 Discussion and possible action to authorize the execution of Change Order No. 1 in the amount of (\$72,064.71) to the Construction Contract with Hunter Industries, Ltd. for Robert S. Light (IFB 2023-B03) project in Precinct 4.

Dan Lyon made a public comment concerning the need for change orders. Commissioner Smith spoke about the urgent need for these safety improvements and explained this change order will push the project forward by about a year. Commissioner Shell noted this price change is a deduction. Judge Becerra spoke about why the need for additional safety improvements was not realized until after the intersection was constructed.

A motion was made by Commissioner Smith, seconded by Commissioner Shell to authorize the execution of Change Order No. 1 in the amount of (\$72,064.71) to the Construction Contract with Hunter Industries, Ltd. for Robert S. Light (IFB 2023-B03) project in Precinct 4.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39710 Discussion and possible action to call for a public hearing on December 5, 2023 to establish a No Dumping zone on Marsh Lane.

A motion was made by Commissioner Cohen, seconded by Commissioner Ingalsbe to call for a public hearing on December 5, 2023 to establish a No Dumping zone on Marsh Lane.



AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39711 Discussion and possible action to accept fiscal surety for street and drainage improvements in the amount of \$272,576.87 for the Caliterra Subdivision, Phase 5, Section 13 (Site Improvement Performance Bond No. 800166069).

A motion was made by Commissioner Smith, seconded by Commissioner Shell to accept fiscal surety for street and drainage improvements in the amount of \$272,576.87 for the Caliterra Subdivision, Phase 5, Section 13 (Site Improvement Performance Bond No. 800166069).

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39712 Discussion and possible action to accept the maintenance bond rider extensions from DNT Construction until April 25, 2024 for: Sunfield subdivision: Phase 2, Section 8 - bond #1060750 in the amount of \$188,961.00, Phase 2, Section 11 - bond #1060751 in the amount of \$231,755.60, Phase 3, Section 2 - bond #PB03016800273M in the amount of \$32,600.00, Phase 3, Section 4 - bond #PB03016800240M in the amount of \$22,000.00, and Phase 3 "Roadway Extension" - bond #PB03016800210 in the amount of \$30,350.00.

A motion was made by Commissioner Cohen, seconded by Commissioner Ingalsbe to accept the maintenance bond rider extensions from DNT Construction until April 25, 2024 for: Sunfield subdivision: Phase 2, Section 8 - bond #1060750 in the amount of \$188,961.00, Phase 2, Section 11 - bond #1060751 in the amount of \$231,755.60, Phase 3, Section 2 - bond #PB03016800273M in the amount of \$32,600.00, Phase 3, Section 4 - bond #PB03016800240M in the amount of \$22,000.00, and Phase 3 "Roadway Extension" - bond #PB03016800210 in the amount of \$30,350.00.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39713 Discussion and possible action to consider the release of the Performance Bond #016239056 in the amount of \$2,847,514.67 for Prairie Lakes Phase 1, Section 1.

A motion was made by Commissioner Shell, seconded by Commissioner Smith to release the Performance Bond #016239056 in the amount of \$2,847,514.67 for Prairie Lakes Phase 1, Section 1.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39714 Discussion and possible action to consider the release of the Performance Bond #016239057 in the amount of \$1,354,884.61 for Prairie Lakes Phase 1, Section 2.

A motion was made by Commissioner Shell, seconded by Commissioner Smith to release the Performance Bond #016239057 in the amount of \$1,354,884.61 for Prairie Lakes Phase 1, Section 2.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39715 Discussion and possible action to consider the acceptance of vegetative coverage and release of the revegetation bond #PB03016800925 in the amount of \$16,695.34 for 6 Creeks subdivision, Phase 1, Section 13A.

A motion was made by Commissioner Shell, seconded by Commissioner Smith to accept vegetative coverage and release the revegetation bond #PB03016800925 in the amount of \$16,695.34 for 6 Creeks subdivision, Phase 1, Section 13A.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously



39716 PLN-2325-PC; Call for a Public Hearing on December 5, 2023, followed by discussion and possible action regarding the Studio Estates Subdivision, Section 2B, Block D, Lot 38, Replat.

A motion was made by Commissioner Ingalsbe, seconded by Commissioner Cohen to call for a Public Hearing on December 5, 2023, followed by discussion and possible action regarding the Studio Estates Subdivision, Section 2B, Block D, Lot 38, Replat (PLN-2325-PC).

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39717 Discussion and possible action to authorize the Hays County Mental Health Court to purchase consumables, decor and personalized coins for the Mental Health Court participants' Commencement Ceremony to be held December 11, 2023.

Kaimi Mattila, Mental Health Court Administrator, spoke about the ceremony and those that will be celebrated for their graduation from the Hays County Mental Health Court. The court thanked Mattila and all others involved for their work.

A motion was made by Commissioner Cohen, seconded by Commissioner Ingalsbe to authorize the Hays County Mental Health Court to purchase consumables, decor and personalized coins for the Mental Health Court participants' Commencement Ceremony to be held December 11, 2023.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39718 Discussion and possible action to authorize consumable purchases for monthly Behavioral Advisory Team (BAT) meetings and Opioid Crisis Prevention meetings for Fiscal Year 2024.

Commissioner Smith explained these funds have already been set aside for these meetings and thanked Commissioner Ingalsbe for serving on the BAT. Commissioner Ingalsbe spoke about the work the BAT does and invited others to make financial contributions to the meetings.

A motion was made by Commissioner Smith, seconded by Commissioner Ingalsbe to authorize consumable purchases for monthly Behavioral Advisory Team (BAT) meetings and Opioid Crisis Prevention meetings for Fiscal Year 2024.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39719 Discussion and possible action to authorize the County Judge to execute a contract between GT Site Services & Land Clearing, LLC and Hays County for the Cape's Pond Project, not to exceed \$11,800.00 .

Commissioner Ingalsbe stated this is for the contractor to clean up the property.

A motion was made by Commissioner Ingalsbe, seconded by Commissioner Cohen to authorize the County Judge to execute a contract between GT Site Services & Land Clearing, LLC and Hays County for the Cape's Pond Project, not to exceed \$11,800.00.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39720 Discussion and possible action to authorize the County Judge to execute the Hays County American Rescue Plan Recovery Grant Agreement between Hays County and the Council for the Indigenous and Tejano Community regarding recovery assistance for direct and indirect impacts of COVID-19.

A motion was made by Commissioner Ingalsbe, seconded by Commissioner Cohen to authorize the County Judge to execute the Hays County American Rescue Plan Recovery Grant Agreement between Hays County and the Council for the Indigenous and Tejano Community regarding recovery assistance for direct and indirect impacts of COVID-19.



AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39721 Discussion and possible action to authorize the County Judge to execute the Hays County American Rescue Plan Recovery Grant Agreement between Hays County and Pet Prevent A Litter (PALS) regarding recovery assistance for direct and indirect impacts of COVID-19.

A motion was made by Commissioner Shell, seconded by Commissioner Cohen to authorize the County Judge to execute the Hays County American Rescue Plan Recovery Grant Agreement between Hays County and Pet Prevent A Litter (PALS) regarding recovery assistance for direct and indirect impacts of COVID-19.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39722 Discussion and possible action to authorize the execution of a contract between Hays County and Texas Association of Counties pursuant to RFP 2023-P11 Property & Liability Insurance.

A motion was made by Commissioner Ingalsbe, seconded by Commissioner Cohen to authorize the execution of a contract between Hays County and Texas Association of Counties pursuant to RFP 2023-P11 Property & Liability Insurance.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

39723 Discussion and possible action to authorize the Judge to execute a contract with Lexipol and Hays County for the CordicoShield Law Enforcement Wellness App to be utilized by the Sheriff's Office.

A motion was made by Commissioner Ingalsbe, seconded by Commissioner Cohen to authorize the Judge to execute a contract with Lexipol and Hays County for the CordicoShield Law Enforcement Wellness App to be utilized by the Sheriff's Office.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

Clerk's Note: Executive Session began at 10:14 a.m. and resumed back into open court at 11:40 a.m.

Executive Session pursuant to Sections 551.071 and 551.072 of the Texas Government Code: consultation with counsel and deliberation regarding the purchase, exchange, lease and/or value of real property associated with Parks and Open Space Projects being considered by Hays County. Possible discussion and/or action may follow in open court.

Those present in Executive Session were the Commissioners Court, Tucker Furlow, Assistant Criminal District Attorney - Civil Division, Janice Jones, Legal Support Services Specialist, Marisol Villarreal-Alonzo, Hays County Auditor, Vickie Dorsett, Hays County Budget Officer, Shari Miller, Director of Human Resources, Tammy Crumley, Director of Countywide Operations, and Alexandra Thompson, Hays County Natural Resources Coordinator. No action taken.

Executive Session pursuant to Sections 551.071 and 551.074 of the Texas Government Code: consultation with counsel and deliberation regarding duties of all individual positions within the office of the Hays County Auditor's Office. Possible discussion and/or action may follow in open court.

Those present for Executive Session were the Commissioners Court, Tucker Furlow, Assistant Criminal District Attorney - Civil Division, Janice Jones, Legal Support Services Specialist, Marisol Villarreal-Alonzo, Hays County Auditor, Sherri Tibbe, 453rd Judicial District Judge, Shari Miller, Director of Human Resources, and Vickie Dorsett, Hays County Budget Officer. No action taken.



Executive Session Pursuant to Sections 551.071 and 551.087 of the Texas Government Code: Consultation with counsel and deliberation regarding economic development negotiations associated with Project Snap Dragon and Project Lights Out. Possible discussion and/or action may follow in open court.

Those present for Executive Session were the Commissioners Court, Tucker Furlow, Assistant Criminal District Attorney - Civil Division, Janice Jones, Legal Support Services Specialist, Marisol Villarreal-Alonzo, Hays County Auditor, Vickie Dorsett, Hays County Budget Officer, Shari Miller, Director of Human Resources, Mike Kamerlander, Greater San Marcos Partnership (GSMP) President/CEO, Emily Mathes, GSMP Director of Business Development, and Jennifer Luna, GSMP Project Manager. No action taken.

39724 Executive Session pursuant to Sections 551.071 and 551.072 of the Texas Government Code: consultation with counsel and deliberation regarding the purchase, exchange, lease and/or value of Right of Way located at or near Hillside Terrace in Precinct 2. Possible discussion and/or action may follow in open court.

Those present in Executive Session were the Commissioners Court, Tucker Furlow, Assistant Criminal District Attorney - Civil Division, Janice Jones, Legal Support Services Specialist, Vickie Dorsett, Hays County Budget Officer, Shari Miller, Director of Human Resources, and Tammy Crumley, Director of Countywide Operations.

A motion was made by Commissioner Cohen, seconded by Commissioner Ingalsbe to authorize the execution of a Purchase Agreement to purchase an approximately 0.415 acre uneconomic remainder of Parcel 8 of the Hillside Terrace project, owned by Rudy and Rachel Flores, as presented in Executive Session and authorize the Civil Division of the Hays County Criminal District Attorney's Office to execute all documents incidental to closing.

AYE: Commissioner Ingalsbe, Commissioner Cohen, Commissioner Shell, Commissioner Smith, Judge Becerra

5 - 0 Passed - Unanimously

Executive Session pursuant to Sections 551.071 and 551.074 of the Texas Government Code: consultation with counsel and deliberation regarding the duties of the position of the Hays County Local Health Authority. Possible discussion and/or action may follow in open court.

Those present in Executive Session were the Commissioners Court, Tucker Furlow, Assistant Criminal District Attorney - Civil Division, Janice Jones, Legal Support Services Specialist, Vickie Dorsett, Hays County Budget Officer, Shari Miller, Director of Human Resources, and Tammy Crumley, Director of Countywide Operations. No action taken.

Clerk's Note Agenda Item #M-1 RE: Discussion and possible action related to the burn ban. - WAS PULLED.

Discussion related to the Hays County inmate population, to include current population counts and costs.

Judge Becerra read the Sheriff's update of the inmate population. Current maximum jail capacity is 410 inmates. Jail Standards recommends holding 10% open, lowering current capacity to 368 inmates. The jail's daily average was 570 for the week of November 12, 2023, with a peak of 583 inmates on November 18, 2023. The estimated cost for outsourcing inmates this week was \$175,940. The average number of outsourced males is 272 and females is 3. This week's inmates were housed in the following counties: Comal, Haskell, and Maverick. The number of "paper-ready" inmates who are now wardens of the state is 55.

Clerk's Note Agenda Item #M-3 RE: Discussion of issues related to the Hays County Jail, and the planning of projects pertaining to the public safety facilities needs within the County. Possible action may follow. - WAS PULLED.

Clerk's Note Agenda Item #M-4 RE: Discussion and possible action regarding Hays County's use of federal or other grant funding related to COVID-19 response including but not limited to the American Rescue Plan Act (ARPA) and the Emergency Rental Assistance Program (ERAP). - WAS PULLED.

Clerk's Note Agenda Item #M-5 RE: Updates of community health assessment by local health department. - WAS PULLED.



Discussion and possible action related to proposed bills in the 87th Regular Session of the Texas Legislature and to consider adoption of resolution(s) regarding proposed bills. The Court may opt to withdraw to Executive Session during this item to consult with legal counsel pursuant to Texas Government Code 551.071.

Commissioner Smith explained that due to numerous special sessions being called, legislators have had extra time to introduce bills and complete legislative analysis. He suggested the court look at these bills during the interim because several have possible impacts on county business. No action taken.

Clerk's Note Agenda Item #M-7 RE: Updates on measurable advancement of Judicial Services to include the areas of staffing, equipment, training, operations and policy, by Director of Judicial Services Randy Focken. - WAS PULLED.

ADJOURNMENT

A motion was made by Commissioner Shell, seconded by Judge Becerra to adjourn court at 11:40 a.m.

I, ELAINE H. CÁRDENAS, COUNTY CLERK and EXOFFICIO CLERK OF THE COMMISSIONERS' COURT, do hereby certify that the foregoing contains a true and accurate record of the proceedings had by the Hays County Commissioners' Court on NOVEMBER 21, 2023.



Elaine H. Cardenas

ELAINE H. CÁRDENAS, COUNTY CLERK AND EXOFFICIO
CLERK OF THE COMMISSIONERS' COURT OF
HAYS COUNTY, TEXAS

