

**CITY OF SHEPHERD  
BOARD OF ALDERMEN  
Regular Called Meeting**

28 N. Liberty Shepherd Texas- Shepherd City Hall Council Chambers  
Monday, July 13, 2020 6:30 PM  
**OFFICIAL MINUTES**

**Regular Called Meeting:**

**Members Present:** Charles Minton, Shannon Bailey, Amanda Addison, Mark Porter, Curtis Ainsworth

**Members Absent:** Ray Marrs

**City Staff Present:** City Secretary Debra Hagler, City Attorney Larry Foerster.

**Others Present:** Steve Watson, Tammy Russel, Laressa Koen, Ray Atchley

**CALLED TO ORDER /INVOCATION**

Mayor Minton called the meeting to order. Shannon Bailey led in prayer. The pledges to the American and the Texas flag were stated.

**PUBLIC INPUT:**

NONE

**PUBLIC INPUT FOR ITEMS NOT LISTED ON AGENDA:**

**REPORTS:**

The Deputy Constable reported that things are going good and she is getting results. When ask for an estimated percentage of the time that she is working on code enforcement Deputy Koen responded, "About 50%." She reported that she has sent letters out and is seeing compliance. If she doesn't get results she will follow up with certified letters for documentation purposes. Discussion was held regarding whether the Junk Vehicle Ordinance would allow enforcement on a piece of property on Post Oak. TCEQ requirements were also mentioned.

**OLD BUSINESS:**

**Discuss and take action regarding Social Archive software to protect the PFIA from Social Media request.**

Shannon Bailey made a motion to take no action on this item. Mark Porter seconded and the motion passed with a unanimous vote. The Attorney advised that the Council refrain from texting or making comments on social media.

**NEW BUSINESS:**

**Discuss and take action on a road request from Ana Lopez to access recently purchased property around Ross and 4th street.**

Amanda Addison made a motion to take no action on this item. Shannon Bailey seconded and the motion passed with a unanimous vote. Ms. Lopez stated she couldn't make the meeting and will let me know when she is ready to discuss this item.

**Discuss and take action on a road request from Edson/Melanie Statillan to recently purchased property on Ross Ave.**

Amanda Addison made a motion to take no action on this item. Mark Porter seconded and the motion passed with a unanimous vote. The Statillan's requested to hold off on any action on this item stating they may have an alternative idea. They may decide to present this to council at a later date.

**Discuss and take action on concerns presented on properties owned by Jeff Langham that surround property owned by the City with an old abandoned well .**

Shannon Bailey made a motion to table this item for more information. Mark Porter seconded and the motion passed with a unanimous vote. Steve Watson, representing Jeff Langham, expressed his gratitude and stated he has not been hearing negative things regarding this council. The City had a water storage tank and a pressure tank in the alley way many years ago that no longer exist. This storage tank had legs that extended into the property now owned by Jeff Langham. The request from Mr. Watson is to give up any prescriptive use the City might have regarding this structure that no longer exists. He requested the City confirm that they have no interest and are not planning to use this. He stated

he is not asking the City to give up the alley/easement only to state they have no intentions of using the property in order that Mr. Langham can had clear clean access to his properties.

**Discuss and take action on and the possibility of obtaining a warranty deed from the City to Doug Milford for the property that was once the Centennial Park and is possibly being purchased by Jeff Langham.**

Shannon Bailey made a motion to table this item. Mark Porter seconded and the motion passed with a unanimous vote. Mr. Watson also requested this item. Mr. Langham is attempting to purchase the property that was once the Centennial Park. Mr. Milford originally deeded this property to the Merchant's Association. When this dissolved this property became City property. The City via quick claim deed using a reverting clause deeded the property back to Mr. Milford after many years. Now Mr. Langham is in the process of purchasing the property from Mr. Milford. The Title Company is questioning the quick claim deed; therefore Mr. Watson presented a request for a Warranty deed. The Attorney asked for time to research this matter.

**Discuss and take action to allow Alvie Ellis to subdivide property located on Shoemaker Road.**

Shannon Bailey made a motion to allow Mr. Ellis to divide his property on Shoemaker Road as requested. Amanda Addison seconded and the motion passed with a unanimous vote. Mr. Ellis is dividing a 2.411 acre track off his property.

**Discuss and take action to allow Mike Nassans to have a Flea/ Farmers Market on S. Bryd.**

Shannon Bailey made a motion to deny this request. Mark Porter seconded and the motion passed with a unanimous vote. The Mayor wanted it on record that Mr. Nassan had been present before the meeting started. He felt he was going to have no luck with his request. He accused the council of being racist and biased. He left early not wanting to present his request. The council noted that Mr. Nassan had already been conducting business at this location.

**Discuss and take action to order an election for the City of Shepherd to elect 1 Mayor and 2 Aldermen.**

Shannon Bailey made a motion to order an election. Amanda Addison seconded and the motion passed with a unanimous vote.

**Discuss and take action to approve the Joint Election Contract presented by the San Jacinto County Elections Office.**

Shannon Bailey made a motion to approve the Joint Election Contract with San Jacinto County. Mark Porter seconded and the motion passed with a unanimous vote.

**Discuss and take action draft an escrow agreement pertaining to feasibility studies and engineer fees regarding new developments within the City.**

Shannon Bailey made a motion to adopt this Ordinance. Mark Porter seconded and the motion passed with a unanimous vote. Any time a developer approaches the City and the City has to hire an engineer for a study the cost of the engineer services will be paid by the Developer.

**Discuss and take action to select an applicant to fill the Part Time Circulation Clerk position.**

Shannon Bailey made a motion to hire Crystale Thompson as a Part Time clerk for the Library. Mark Porter seconded and the motion passed with a unanimous vote. Amanda Addison participated in the interview process and she stated that Crystale was her recommendation as well as Linda's recommendation.

**Discuss and take action to schedule a budget workshop.**

**Amanda Addison made a motion to schedule a workshop at 6:00 on Monday August 17, 2020. Mark Porter seconded and the motion passed with a unanimous vote.**

**APPROVE MINUTES OF PREVIOUS MEETINGS**

Shannon Bailey made a motion to accept the minutes as presented. Mark Porter seconded, and the motion passed with a unanimous vote.

**APPROVE MONTHLY PAYMENT OF BILLS**

Mark Porter made a motion to pay the bills. Shannon Bailey seconded, and the motion passed with a unanimous vote.

**ADJOURNMENT**

Amanda Addison made a motion to adjourn. Curtis Ainsworth seconded, and the motion passed with a unanimous vote.

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Charles Minton, Mayor  
Prepared by City Secretary, Debra Hagler