



BAY CITY

REVISED MINUTES • NOVEMBER 17, 2014

Council Chambers

Regular Meeting

6:00 PM

1901 5TH STREET
BAY CITY, TX 77414

1. CALL TO ORDER & CERTIFICATION OF QUORUM

Attendee Name	Title	Status	Arrived
Chrystal Folse	Councilwoman	Present	
Steven Johnson	Councilman	Present	
Mark Bricker	Mayor	Present	
Carolyn Thames	Mayor Pro-Tem	Present	
Julie Estlinbaum	Councilwoman	Present	
William Cornman	Councilman	Present	

2. REGULAR ITEMS FOR DISCUSSION, CONSIDERATION AND/OR APPROVAL:

1. Ordinance

PRESENTATION BY BUREAU VERITAS REGARDING FEES AND SERVICES AND TAKE ACTION TO DIRECT STAFF TO AMEND ANY CITY ORDINANCES TO CITY BUILDING PERMIT AND INSPECTION FEES, INCLUDING FEES FOR OUTSOURCED INDEPENDENT INSPECTIONS.

Barry Calhoun, Director of Public Works

Marla Jasek introduced the representatives of Bureau Veritas, Van Tran and Greg Hallmark.

Mr. Hallmark informed Mayor and Council that the company had been in business since 1898. He explained that his expertise was in Building Construction. Mr. Hallmark explained that Bureau Veritas helped cities with the permitting process and in forms. He stated that they were here to help the City's in any way they could.

Mr. Hallmark explained that the contract was a professional services agreement. The City would only pay Bureau Veritas when the City needed them. The fees would be based on the valuation of the property. Mr. Hallmark explained that the Type 1A fees came out of the Uniform Code. He added that the fees charged would be split on a 60/40 basis. The residential plan review fee was based on the fee. For commercial plan review would be 60/40 with the plan review, but there would be an additional 65% that would go to Bureau Veritas. Mr. Hallmark added that if there was a need for re-inspection, it would not be an additional fee.

Mr. Hallmark stated the he would be happy to send the City a Statement of Qualifications. He pointed out that by having the ISSA Fee, it would help with the City's insurance rate.

Councilman Cornman where the inspectors would come from. Mr. Hallmark stated Houston. Councilwoman Folse asked how quick the turnaround was, and Mr. Hallmark stated 24-hours. Mayor Pro Tem Thames asked if there would be an inspector assigned to the City. Mr. Hallmark stated that there would be someone there 90% of the time. Council asked how many inspectors were in the Houston

office, and Mr. Hallmark stated three (3). Council asked if they did other small cities. Mr. Hallmark informed Mayor and Council that they have agreements with El Campo, Bel Air, LaMarque and some other cities. Council asked City staff how many inspections did the City perform, and Mr. Dibbern explained that it depended on the type of inspection. Council wanted to know what individual within the city would make contact with them for their services. Mr. Hallmark stated that it could be faxed or emailed.

Council asked if they did full service. Mr. Hallmark stated that it was mainly up North. Council asked if cities that received full service, if the company was there all the time or if they worked out of the central office. Mr. Hallmark explained that they had inspectors that lived within the area. He added that it was broken up within a 100 mile radius in either direction.

Councilman Cornman asked what if the City wanted them to handle fires. Mr. Hallmark stated that would be a separate contract, but was limited to sprinkler systems. He added that the company did not do investigative work due to liability issues.

Councilman Cornman asked how much work they did for the City of Houston, and Mr. Tran stated that they did their plan review. Councilman Cornman asked if contractors would see a big difference in how things were handled. Mr. Hallmark stated no.

Mr. Hallmark pointed out that if they say any issues arise, they would discuss it with the City.

Councilman Cornman asked what it would cost the City. Mrs. Jasek explained that Bureau Veritas rates were comparable to the City's current rates. She went on to state that if they performed inspections on small renovations, the City would need to increase its base fee, if the City did not hire a Building Inspector. Mrs. Jasek stated that they planned to keep current rates this current fees this budget year.

City Council expressed their concerns with only three (3) inspectors for the Houston area, for quality and efficiency purposes, as well as cost.

Councilman Cornman asked if they tracked their complaints, and Mr. Tran stated yes. Mr. Tran expanded and stated they tracked it as a part of their accreditation.

Councilman Cornman asked what was being proposed. Mrs. Jasek stated that they would allow them to handle the large projects. She added that they would like to hire someone to replace the Building Inspector to handle the small projects.

Councilman Johnson asked if the Bureau Veritas conducted background checks. Mr. Tran explained that they conducted them for the initial hire. Councilman Cornman asked if they performed drug test, and Mr. Tran stated at the initial hire. Mr. Hallmark added that they performed if there was an accident, then the Inspector had to submit to a drug test.

RESULT:	WITHDRAWN
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3. ITEMS / COMMENTS & MAYOR AND COUNCIL MEMBERS

4. ADJOURNMENT

AGENDA NOTICES:**Action by Council Authorized:**

The City Council may vote and/or act upon any item within this Agenda. The Council reserves the right to retire into executive session concerning any of the items listed on this Agenda, pursuant to and in accordance with Texas Government Code Section 551.071, to seek the advice of its attorney about pending or contemplated litigation, settlement offer or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas conflict with the Open Meetings Act and may invoke this right where the City Attorney, the Mayor or a majority of the Governing Body deems an executive session is necessary to allow privileged consultation between the City Attorney and the governing body, if considered necessary and legally justified under the Open Meetings Act. The City Attorney may appear in person, or appear in executive session by conference call in accordance with applicable state law.

Attendance By Other Elected or Appointed Officials:

It is anticipated that members of other city board, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the other city boards, commissions and/or committees. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a meeting of the other boards, commissions and/or committees of the City, whose members may be Agenda City Council August 8, 2013 in attendance. The members of the boards, commissions and/or committees may participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for that board, commission or committee subject to the Texas Open Meetings Act.

Executive Sessions Authorized:

This agenda has been reviewed and approved by the City's legal counsel and the presence of any subject in any Executive Session portion of the agenda constitutes a written interpretation of Texas Government Code Chapter 551 by legal counsel for the governmental body and constitutes an opinion by the attorney that the items discussed therein may be legally discussed in the closed portion of the meeting considering available opinions of a court of record and opinions of the Texas Attorney General known to the attorney. This provision has been added to this agenda with the intent to meet all elements necessary to satisfy Texas Government Code Chapter 551.144(c) and the meeting is conducted by all participants in reliance on this opinion.

This is to certify that the above notice of a Workshop Meeting was posted on the front window of the City Hall of the City of Bay City, Texas on Friday, November 14, 2014, before 6:00 p.m. Any questions concerning the above items, please contact Mayor Mark A. Bricker at (979) 245-2137.

Rhonda Clegg
City Secretary



City Council
1901 5Th Street
Bay City, TX 77414

WITHDRAWN

ORDINANCE (ID # 1646)

Meeting: 11/17/14 06:00 PM
Department: City Council
Category: Policy
Prepared By: Mark Bricker
Initiator: Mark Bricker
Sponsors:
DOC ID: 1646

**PRESENTATION BY BUREAU VERITAS REGARDING FEES
AND SERVICES AND TAKE ACTION TO DIRECT STAFF TO
AMEND ANY CITY ORDINANCES TO CITY BUILDING PERMIT
AND INSPECTION FEES, INCLUDING FEES FOR
OUTSOURCED INDEPENDENT INSPECTIONS.**

The City has not adjusted building and inspection fees since March 2012. Fees may need adjustment and/or need to be modified as council determines. Fees may also need to be adjusted to cover the actual cost of using a contracted independent third-party inspector when necessary.

HISTORY:

10/23/14	City Council	TABLED	Next: 11/06/14
11/06/14	City Council	TABLED	Next: 11/17/14

RESULT: WITHDRAWN