



CITY COUNCIL REGULAR MEETING CITY OF BAY CITY

Tuesday, October 26, 2021 at 6:00 PM
COUNCIL CHAMBERS | 1901 5th Street

COUNCIL MEMBERS

Mayor: Robert K Nelson

Mayor Pro Tem: Jason W. Childers

Council Members: Becca Sitz, Bradley Westmoreland, Floyce Brown, Jim Folse

Bay City is committed to developing and enhancing the long-term prosperity, sustainability, and health of the community.

AGENDA

THE FOLLOWING ITEM WILL BE ADDRESSED AT THIS OR ANY OTHER MEETING OF THE CITY COUNCIL UPON THE REQUEST OF THE MAYOR, ANY MEMBER(S) OF COUNCIL AND/OR THE CITY ATTORNEY:

ANNOUNCEMENT BY THE MAYOR THAT COUNCIL WILL RETIRE INTO CLOSED SESSION FOR CONSULTATION WITH CITY ATTORNEY ON MATTERS IN WHICH THE DUTY OF THE ATTORNEY TO THE CITY COUNCIL UNDER THE TEXAS DISCIPLINARY RULES OF PROFESSIONAL CONDUCT OF THE STATE BAR OF TEXAS CLEARLY CONFLICTS WITH THE OPEN MEETINGS ACT (TITLE 5, CHAPTER 551, SECTION 551.071(2) OF THE TEXAS GOVERNMENT CODE).

CALL TO ORDER

INVOCATION & PLEDGE

Texas State Flag Pledge: *"Honor The Texas Flag; I Pledge Allegiance To Thee, Texas, One State Under God, One And Indivisible."*

Councilman Jim Folse

CERTIFICATION OF QUORUM

MISSION STATEMENT

The City of Bay City is a community that fosters future economic growth, strives to deliver superior municipal services, invests in quality of life initiatives and is the gateway to the great outdoors. We encourage access to our unique historical and eco-cultural resources while maintaining our small-town Texas charm.

Councilman Jim Folse

APPROVAL OF AGENDA

PUBLIC COMMENTS

State Law prohibits any deliberation of or decisions regarding items presented in public comments. City Council may only make a statement of specific factual information given in

response to the inquiry; recite an existing policy; or request staff places the item on an agenda for a subsequent meeting.

APPROVAL OF MINUTES

- 1. City Council Workshop Meeting minutes of August 23, 2021**
- 2. City Council Regular Meeting minutes of October 12, 2021**

PUBLIC HEARING

- 3. Public Hearing of the City of Bay City, Texas , to consider the advisability of the creation of a public improvement district to make certain improvements over certain property located with the city.**

REGULAR ITEMS FOR DISCUSSION, CONSIDERATION AND/OR APPROVAL

- 4. Project ~ Review and discuss bid cost estimate for the Texas Theater Project.** Heidi Martinez, Tourism Manager
- 5. Tourism ~ Discuss, consider, and/or approve the Tourism Logo.** Heidi Martinez, Tourism Manager
- 6. Resolution ~ Discuss, consider, and/or approve a Resolution of the City of Bay City, Texas, authorizing the submission of a Texas Community Resiliency Program (CRP) application to the Texas Department of Housing and Community Affairs in support of the Economic Action Committee of the Gulf Coast.** Alyssa Dibbern, Engineer Tech
- 7. Contract ~ Discuss, consider, and/or approve Work Order No. 5 to the Standard Contract Agreement between the City of Bay City, Texas and Garver, LLC for professional Engineering Services for the design, bid, and construction of a new water plant (North Water Plant) under the Texas Water Development Board Funding Drinking Water SRF Projects.** Barry Calhoun, Public Works Director
- 8. Presentation ~ Hamman Road Drainage project presentation from Jones & Carter.** Matt Braezeale
- 9. Property ~ Discuss, consider, and/or approve donating the City owned property, AB 0269 , I&GN Co., 3.077 acres (2624 16th St.) to the Bay City Independent School District.** Shawna Burkhart, City Manager
- 10. Resolution ~ Discuss, consider and/or approve a resolution of the City Council of the City of Bay City, Texas recognizing the appointments to the Board of Directors of Reinvestment Zone Number One (#1), City of Bay City.** Shawna Burkhart, City Manager
- 11. Resolution ~ Discuss, consider and/or approve a resolution of the City Council of the City of Bay City, Texas recognizing the appointments to the Board of**

Directors of Reinvestment Zone Number Two (#2), City of Bay City. Shawna Burkhart, City Manager

12. **Appointment ~ Discuss, consider, and/or approve the appointment of TIRZ #1 Chairman of the Board.**
13. **Appointment ~ Discuss, consider, and/or approve the appointment of TIRZ #2 Chairman of the Board.**
14. **Resolution ~ Discuss, consider, and/or approve a Resolution authorizing the City of Bay City to cast its official ballot for the Board of Directors for the Matagorda County Appraisal District.** Robert K. Nelson, Mayor
15. **Streets & Bridges ~ Discussion regarding the Nile Valley Road Bridge guard rails and street lighting.** Jim Folse, Councilman

CLOSED / EXECUTIVE SESSION

OPEN SESSION

Discuss, consider and/or take action on item(s) listed in Executive/Closed Session, (if any).

ITEMS / COMMENTS & MAYOR AND COUNCIL MEMBERS

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 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.

CERTIFICATION OF POSTING

This is to certify that the above notice of a Regular Called Council Meeting was posted on the front window of the City Hall of the City of Bay City, Texas on **Friday, October 22, 2021 before 6:00 p.m.** Any questions concerning the above items, please contact Mayor Robert K. Nelson at (979) 245-2137.

CITY OF BAY CITY

MINUTES • AUGUST 23, 2021

COUNCIL
CHAMBERS | 1901
5th Street

City Council Workshop - Proposed Budget

4:00 PM

1901 5TH STREET
BAY CITY TX, 77414



Mayor

Robert K. Nelson

Councilman

Jim Folse

Mayor Pro Tem

Jason W. Childers

Councilman

Bradley Westmoreland

Councilwoman

Becca Sitz

Councilwoman

Floyce Brown

Bay City is committed to developing and enhancing the long-term prosperity, sustainability, and health of the community.

CALL TO ORDER

The Council Workshop was called to order at 4:00 pm.

CERTIFICATION OF QUORUM

Quorum present.

PRESENT

Mayor Pro Tem Jason W. Childers
Councilwoman Floyce Brown
Councilman Jim Folse
Councilwoman Becca Sitz
Councilman Brad Westmoreland

ABSENT

Mayor Robert K. Nelson

PUBLIC COMMENTS

Caroline Dickerson Kunkel, Sylvia Huey, and Joan Hawes all spoke about the road conditions in the Moore Addition. Jessica Medina, member of Bay City Youth Soccer Club board, spoke out in support of using Hardeman Park for the soccer fields. Josh Fortenberry, Vice President of the Youth Soccer Club board, advised that they are excited about using Hardeman Park but the biggest concern is getting the fields ready to be used.

REGULAR ITEMS FOR DISCUSSION, CONSIDERATION AND / OR APPROVAL

1. DISCUSS, CONSIDER, AND/OR AMEND THE PROPOSED BUDGET OF THE CITY OF BAY CITY FOR THE 2022 FISCAL YEAR.

Finance Director, Scotty Jones, advised that both regular items would be discussed together.

She started with the Parks projects, mainly the soccer fields and ARP funding. The amount that the city will need to contribute to the project of getting Hardeman Park ready for the Bay City Youth Soccer League will depend on the amount of ARP funding that is received.

The new tax rate was also brought up for discussion. The budget was balanced with a rate of \$0.635. There is the option of selecting a higher rate of \$0.640 or \$0.645, both of which are below our current rate of \$0.655. Mayor Pro Tem Jason Childers stated that if we set the proposed tax rate at \$0.645, we could lower it once the employee

compensation plan is looked at but it could not be raised if the lowest amount is selected.

Councilwoman Becca Sitz brought up the subject of the roundabout that will be built by TXDot. The project is still in the proposal phase and is outside the city limits.

Councilwoman Floyce Brown questioned why the city would get involved to make sure that we do not interfere with TXDot's plans.

HR Director, Rhonda Clegg, addressed the compensation and staffing plan with input from City Manager Shawna Burkhart, Public Works Director Barry Calhoun, and Chief of Police Robert Lister.

Mrs. Burkhart also provided a list of items that were not in the budget including the full time Warrant/Bailiff Officer, a part time utility billing clerk, Police K9, an administrative assistant for Code Enforcement and additional mowing funds for Code Enforcement.

2. DISCUSS, CONSIDER AND/OR APPROVE THE BAY CITY BUDGETARY AND FINANCIAL POLICY.

Scotty Jones, Finance Director, reviewed the Budgetary and Financial Policy. Council took no action.

ADJOURNMENT

Motion made by Councilwoman Brown to adjourn, Seconded by Councilman Westmoreland. Voting Yea: Mayor Pro Tem Childers, Councilwoman Brown, Councilman Folse, Councilwoman Sitz, Councilman Westmoreland. Motion carried and the meeting adjourned at 7:36 pm.

PASSED AND APPROVED, this 26h day of October, 2021.

ROBERT K. NELSON, MAYOR

CITY OF BAY CITY, TEXAS

JEANNA THOMPSON

CITY SECRETARY

CITY OF BAY CITY

MINUTES • OCTOBER 12, 2021

**COUNCIL
CHAMBERS | 1901
5th Street**

City Council Regular Meeting

6:00 PM

**1901 5TH STREET
BAY CITY TX, 77414**



Mayor

Robert K. Nelson

Councilman

Jim Folse

Mayor Pro Tem

Jason W. Childers

Councilman

Bradley Westmoreland

Councilwoman

Becca Sitz

Councilwoman

Floyce Brown

Bay City is committed to developing and enhancing the long-term prosperity, sustainability, and health of the community.

CALL TO ORDER

The Regular Council meeting was called to order by Mayor Robert K. Nelson at 6:00 pm.

INVOCATION & PLEDGE

Texas State Flag Pledge: *"Honor The Texas Flag; I Pledge Allegiance To Thee, Texas, One State Under God, One And Indivisible."*

Councilwoman Floyce Brown

CERTIFICATION OF QUORUM

Quorum present

PRESENT

Mayor Robert K. Nelson
Councilwoman Floyce Brown
Councilman Jim Folse
Councilwoman Becca Sitz
Councilman Brad Westmoreland

ABSENT

Mayor Pro Tem Jason W. Childers

MISSION STATEMENT

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Councilwoman Floyce Brown

APPROVAL OF AGENDA

Motion made by Councilwoman Brown to approve the agenda, Seconded by Councilman Folse. Voting Yea: Mayor Nelson, Councilwoman Brown, Councilman Folse, Councilwoman Sitz, Councilman Westmoreland. Motion carried.

PUBLIC COMMENTS

There were no public comments.

APPROVAL OF MINUTES

1. **Minutes of Regular Council meeting held on August 24, 2021**
2. **Minutes of Regular Council meeting held on September 28, 2021**

Motion made by Councilwoman Brown to approve the minutes with corrections, Seconded by Councilman Westmoreland. Voting Yea: Mayor Nelson, Councilwoman Brown, Councilman Folse, Councilwoman Sitz, Councilman Westmoreland. Motion carried.

CONSENT AGENDA ITEMS FOR CONSIDERATION AND/OR APPROVAL

There were no consent items.

REGULAR ITEMS FOR DISCUSSION, CONSIDERATION AND/OR APPROVAL

3. Policy ~ Discuss, consider, and/or approve the 2022 City Holiday Schedule.

Rhonda Clegg, Director of Human Resources, presented the 2022 City Holiday Schedule, noting that an additional holiday, Juneteenth, has been added to the schedule.

Councilwoman Brown questioned the Christmas Eve holiday and was concerned regarding those on call. Councilman Westmoreland summarized other agency holidays and asked why the New Year holiday following on a Saturday is given on Monday. Shawna Burkhart replied that it is in policy.

Motion made by Councilwoman Brown to approve adding the Juneteenth holiday going forward and to approve the 2022 City Holiday Schedule, Seconded by Councilman Folse. Voting Yea: Mayor Nelson, Councilwoman Brown, Councilman Folse, Councilwoman Sitz, Councilman Westmoreland. Motion carried.

4. Ordinance ~ Discuss, consider, and/or approve an Ordinance amending the City Code of Ordinances Chapter 100-; Article IV ("Stopping, Standing, Parking") providing compact parking guidelines; providing for a cumulative and conflicts clause, providing for a severability clause; and providing for an effective date.

Anne Marie Odefey, City Attorney, stated she formatted the ordinance but Alyssa Dibbern provide the guts of the ordinance through research. Councilman Westmoreland asked if there will be larger spaces available. Councilwoman Sitzs stated that we need to look at our TxDOT agreement and have a committee to look at, adding that we have miscommunication on what kind of parking. Councilwoman Brown requested to postpone for a month. Mayor Nelson wants it to come back with more information.

Motion made by Councilwoman Brown to table the Ordinance until November 16th, Seconded by Councilman Westmoreland. Voting Yea: Mayor Nelson, Councilwoman Brown, Councilwoman Sitz, Councilman Westmoreland. Voting Nay: Councilman Folse. Motion carried.

5. Ordinance ~ Discuss, consider, and/or approve an Ordinance amending the City Code of Ordinances relating Section of Chapter 110 Article V, "Bicycles and Play

Vehicles", creating a new Section 110-213 "Use of Motor Assisted Scooters"; providing an effective date.

Robert Lister, Chief of Police, stated that they have numerous calls regarding the scooters and underage individuals riding. Councilman Westmoreland stated that the correct wattage is 1000 (not 10000). Council recommended to add exclusions such as wheelchairs.

Motion made by Councilwoman Brown to table the Ordinance until November 2nd, Seconded by Councilman Folse. Voting Yea: Mayor Nelson, Councilwoman Brown, Councilman Folse, Councilwoman Sitz, Councilman Westmoreland. Motion carried.

6. Personnel ~ Discuss, consider, and/or approve a Police Employee Referral and Mentor Policy.

Robert Lister, Chief of Police, presented the referral program as way of recruiting new officers. Councilman Westmore thinks its a great idea but would like the memo to go to both the Chief and Human Resources. Ms. Odefey, city Attorney, stated that it is legal if its in policy before implementing. Councilman Folse recommended that the Chief is notified before prior to the application.

Motion made by Councilwoman Brown to approve the referral program with corrections, Seconded by Councilman Folse. Voting Yea: Mayor Nelson, Councilwoman Brown, Councilman Folse, Councilwoman Sitz, Councilman Westmoreland. Motion carried.

7. Personnel ~ Discuss, consider, and/or approve a request to restart the K-9 Division of the Bay City Police Department for the purpose of narcotics detection and rescue.

Robert Lister, Chief of Police, discussed prior use of K-9. and would like to move forward but not use a dual purpose - not bite K-9's - just narcotics. Chief Lister stated that the department has ways to pay for the dog, equipment, handler and training. They have some private individuals that are willing to donate, and the department has seizure funds. Schools will have access to use of the K-9 Unit. Council discussed prior liability cases and insurance. Officer Hallman discussed the type dogs and socialization of the dog.

Motion made by Councilwoman Sitz motion to approve the K-9 Division subject to the determination that the insurance is not cost prohibitive, Seconded by Councilman Westmoreland. Voting Yea: Mayor Nelson, Councilwoman Brown, Councilman Folse, Councilwoman Sitz, Councilman Westmoreland. Motion carried.

8. Tourism ~ Discuss and approve the new Tourism Logo and Branding.

Item was tabled until November 2nd.

9. Ordinance ~ Discuss possible alternatives to fees and facilities for non-profits requesting usage.

Shawna Burkhart, City Manager, stated that she has not been able to come up with any scenario and asked if any Council member had ideas. Anne Marie Odefey, City Attorney, gave background on service center fees and why they were set that way. Ms. Burkhart stated that use of the Teen Center would need permission from the Lions Club and the Center would need some repairs. Ms. Burkhart also added that the Wellness Center was something to consider. Ms. Burkhart suggested decreasing rate but keep the deposit as is. Councilman Folse suggested doing an inspection before and after the schedule use. Ms. Burkhart requested two more weeks and she should have something. Councilman Westmoreland requested to see data on on Service Center income before new fees went into affect.

10. Resolution ~ Discuss, consider, and/or approve a Resolution of the City Council of the City of Bay City, Texas, nominating a candidate for appointment to the Matagorda County Appraisal District Board of Directors for the term of January 1, 2022 through December 31, 2023.

Motion made by Councilman Folse to approve the Resolution nominating Carolyn Thames as a candidate for appointment to the Matagorda County Appraisal District Board of Directors, Seconded by Councilwoman Sitz. Voting Yea: Mayor Nelson, Councilwoman Brown, Councilman Folse, Councilwoman Sitz, Councilman Westmoreland. Motion carried.

11. Ordinance ~ Discuss, consider and approve the temporary rescheduling of Council meetings from the 2nd and 4th Tuesday to the 1st and 3rd Tuesday, for the months of November and December 2021.

Motion made by Councilwoman Brown to approve the the temporary rescheduling of Council meetings from the 2nd and 4th Tuesday to the 1st and 3rd Tuesday, Seconded by Councilwoman Sitz. Voting Yea: Mayor Nelson, Councilwoman Brown, Councilman Folse, Councilwoman Sitz, Councilman Westmoreland. Motion carried.

CLOSED / EXECUTIVE SESSION

Council adjourned and went into an Executive Session at 7:16 pm.

12. Personnel ~ Discuss personnel matters in accordance with Title 5, Section 551.074 of the Texas Government Code (to discuss appointment, employment, evaluation, responsibilities and duties, reassignment, discipline or dismissal of an officer or employee, or to hear a complaint or charge against an officer or employee: City Manager Annual Performance Review.

13. Litigation ~ Pursuant to Texas Government Code 551.071(2) to confer with counsel about legal matters.

OPEN SESSION

Council reconvened into the Regular Session at 9:06 pm and took no action on items in the Executive Session.

ITEMS / COMMENTS & MAYOR AND COUNCIL MEMBERS

Councilman Westmoreland stated that at 800 3rd Street was still leaking would like a workshop to discuss regarding water leaks and processes after the Christmas holidays.

Councilwoman Sitz stated that she wants to see street sweeping.

ADJOURNMENT

Motion made by Councilwoman Brown to adjourn, Seconded by Councilman Folse. Voting Yea: Mayor Nelson, Councilwoman Brown, Councilman Folse, Councilwoman Sitz, Councilman Westmoreland. Motion carried and Council adjourned at 9:11 pm.

PASSED AND APPROVED, this 26h day of October, 2021.

ROBERT K. NELSON, MAYOR
CITY OF BAY CITY, TEXAS

JEANNA THOMPSON
CITY SECRETARY

RESOLUTION

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF
BAY CITY, TEXAS, CALLING FOR A PUBLIC HEARING ON
THE CREATION OF A PUBLIC IMPROVEMENT DISTRICT
AND BEING LOCATED WITHIN THE CITY OF BAY CITY

WHEREAS, the City Council (the “City Council”) of the City of Bay City, Texas (the “City”) has received a petition (the “Petition”) requesting creation of a public improvement district (the “PID”) under Chapter 372 of the Texas Local Government Code (the “Act”), from the record owners of taxable real property representing more than fifty percent (“50%”) of the appraised value of the real property liable for assessment (as determined by the most recent certified appraisal roll for Matagora County) in the proposed PID and the record owners of taxable real property that constitute more than 50% of all of the area of all taxable real property that is liable for assessment in the proposed PID; and

WHEREAS, the Petition, a copy of which is attached hereto as Exhibit A, has been examined, verified, and found to meet the requirements of Sections 372.005(a) and 372.005(b) of the Act and to be sufficient for consideration by the City Council; and

WHEREAS, the boundaries of the proposed PID are described in the Exhibit A to the Petition, said area for the PID being within the City; and

WHEREAS, the City Council accepts the Petition and desires to schedule a public hearing to consider the creation of the PID to finance the following public improvements (collectively, the “Authorized Improvements”): (i) design, construction and other allowed costs related to street and roadway improvements, including related drainage, utility relocation, signalization, landscaping, lighting, signage, off-street parking and right-of-way; (ii) design, construction and other allowed costs related to storm drainage improvements, (iii) design, construction and other allowed costs related to water, wastewater and drainage (including detention) improvements and facilities, (iv) design, construction and other allowed costs related to parks, open space and recreational improvements including trails and landscaping related thereto; (v) design, construction and other allowed costs related to projects similar to those listed in sections (i) – (iv) above authorized by the Act, including similar of-site projects that provide a benefit to the property within the PID; (vi) payment of expenses incurred in the establishment, administration, and operation; and (vii) payment of expenses associated with financing such public improvement projects, which may include but are not limited to, costs associated with the issuance and sale of revenue bonds secured by assessments levied against the Property within the PID and (viii) maintenance and operation expenses of the Authorized Improvements. These Authorized Improvements shall promote the interests of the City and confer a special benefit upon the Property.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BAY CITY, TEXAS:

SECTION 1: That a public hearing is hereby scheduled at 6:00 P.M. on October 26, 2021, in the City Council Chamber at Bay City City Hall, 1901 Fifth Street, Bay City, Texas 77414 to receive public comment on the creation of the PID in the area described in Exhibit A to the Petition, pursuant to the Act; and

SECTION 2: That notice of said hearing, in the substantially final form set forth in Exhibit B attached hereto, with such changes as may be approved by the City's counsel, shall be published in a newspaper of general circulation in the City and in a newspaper of general circulation in the City before the 15th day prior to the hearing as required by the Act; and

SECTION 3: That written notice, in the substantially final form set forth in Exhibit B attached hereto with such changes as may be approved by the City's counsel, shall be mailed to each property owner, as reflected on the tax rolls, of property subject to assessment within the PID, before the 15th day prior to the date set for the hearing; and

SECTION 4: That all of the above recitals are hereby found to be true and correct factual determinations of the City and are hereby approved and incorporated by reference as though fully set forth herein; and

SECTION 5: That if any portion of this Resolution shall, for any reason, be declared invalid by any court of competent jurisdiction, such invalidity shall not affect the remaining provisions hereof and the City Council hereby determines that it would have adopted this Resolution without the invalid provision; and

SECTION 6: That this Resolution shall be in full force and effect from and after its passage, and it is accordingly so resolved.

[Signature Page Follows]

DULY RESOLVED by the City Council of the City of Bay City, Texas, on the ____ day
of _____, 2021.

Mayor,
City of Bay City, Texas

ATTEST:

City Secretary
City of Bay City, Texas

EXHIBIT A
PETITION
(see attached Petition)

EXHIBIT B**NOTICE OF PUBLIC HEARING OF THE CITY OF BAY CITY, TEXAS TO CONSIDER THE ADVISABILITY OF THE CREATION OF A PUBLIC IMPROVEMENT DISTRICT TO MAKE CERTAIN IMPROVEMENTS OVER CERTAIN PROPERTY LOCATED WITHIN THE CITY.**

NOTICE IS HEREBY GIVEN THAT the City Council (the “City Council”) of the City of Bay City, Texas (the “City”), pursuant to Chapter 372 of the Texas Local Government Code, as amended (the “Act”), will hold a public hearing at That a public hearing is hereby scheduled at 6:00 P.M. on October 26, 2021, in the City Council Chamber at Bay City City Hall, 1901 Fifth Street, Bay City, Texas 77414 for the purpose of considering the establishment by the City of a public improvement district to be located within the extraterritorial jurisdiction of the City.

In accordance with the Act, the City Council has received a petition (the “Petition”) from certain property owners within the extraterritorial jurisdiction of the City (the “Petitioners”), that requests the establishment of a public improvement district (the “PID”). The Petition and the legal description of the property to be included in the PID are on file and open for public inspection in the office of the City Secretary at Bay City City Hall, 1901 Fifth Street, Bay City, Texas 77414. The public hearing is being held with respect to the advisability of creating the PID and the improvements to be made therein.

GENERAL NATURE OF THE AUTHORIZED IMPROVEMENTS: The general nature of the proposed public improvements (collectively, the “Authorized Improvements”) may include: (i) design, construction and other allowed costs related to street and roadway improvements, including related drainage, utility relocation, signalization, landscaping, lighting, signage, off-street parking and right-of-way; (ii) design, construction and other allowed costs related to storm drainage improvements, (iii) design, construction and other allowed costs related to water, wastewater and drainage (including detention) improvements and facilities, (iv) design, construction and other allowed costs related to parks, open space and recreational improvements including trails and landscaping related thereto; (v) design, construction and other allowed costs related to projects similar to those listed in sections (i) – (iv) above authorized by the Act, including similar of-site projects that provide a benefit to the property within the PID; (vi) payment of expenses incurred in the establishment, administration, and operation; (vii) payment of expenses associated with financing such public improvement projects, which may include but are not limited to, costs associated with the issuance and sale of revenue bonds secured by assessments levied against the Property within the PID, and (viii) maintenance and operation expenses of the Authorized Improvements. These Authorized Improvements shall promote the interests of the City and confer a special benefit upon the Property.

ESTIMATED COST OF THE AUTHORIZED IMPROVEMENTS: The estimated cost to design, acquire and construct the Authorized Improvements, together with bond issuance costs, eligible legal and financial fees, eligible credit enhancement costs and eligible costs incurred in the establishment, administration and operation of the PID is \$9,000,000. The City will pay no costs of the Authorized Improvements, supplemental services or operation and

maintenance costs from funds other than assessments levied on property within the PID. The remaining costs of the proposed improvements will be paid from sources other than those described above.

PROPOSED METHOD OF ASSESSMENT: The City shall levy assessments on each parcel within the PID in a manner that results in the imposition of an equal share of the costs of the Authorized Improvements on property similarly benefitted by such Authorized Improvements. The proposed method of assessment shall be based upon (i) an equal apportionment per lot, per front foot, or per square foot of property benefiting from the Authorized Improvements, as determined by the City, (ii) the ad valorem taxable value of the property benefiting from the Authorized Improvements, with or without regard to improvements on the property, or (iii) in any manner that results in imposing equal shares of the cost on property similarly benefitted.

PROPOSED APPORTIONMENT OF COSTS BETWEEN THE CITY AND THE PID: The City will not be obligated to provide any funds to finance the Authorized Improvements. All of the costs of the Authorized Improvements will be paid from assessments levied on properties in the PID and from other sources of funds available to the Petitioners.

BOUNDARIES OF THE PROPOSED PID: Approximately 50 acres located in the East part of the City of Bay City between Hubbard Road and Old Van Vleck road, North of the intersection of FM 457 and Highway 35A. A metes and bounds description is available for inspection at the offices of the City Secretary at the location described above.

All interested persons are invited to attend such public hearing to express their views with respect to the establishment of the PID and the Authorized Improvements to be made therein.

This Notice of Public Hearing is given and the public hearing is being held pursuant to the requirements of the Act.

THE CITY OF BAY CITY, TEXAS

City of Bay City, Texas
Texas Theater and Herald Building
CD Estimate
October 19, 2020 Update August 18, 2021

SUMMARY

18,253 sf

01	General Requirements	\$	183,390	\$	10.05
02	Existing Conditions	\$	214,187	\$	11.73
03	Concrete	\$	277,997	\$	15.23
04	Masonry	\$	181,528	\$	9.95
05	Metals	\$	330,924	\$	18.13
06	Wood, Plastics and Composites	\$	649,003	\$	35.56
07	Thermal and Moisture Protection	\$	488,416	\$	26.76
08	Doors and Windows	\$	303,266	\$	16.61
09	Finishes	\$	1,008,798	\$	55.27
10	Specialties	\$	239,859	\$	13.14
11	Equipment	\$	66,450	\$	3.64
12	Furnishings	\$	117,469	\$	6.44
13	Special Construction	\$	-	\$	-
14	Conveying	\$	135,000	\$	7.40
21	Fire Suppression	\$	73,012	\$	4.00
22	Plumbing	\$	293,542	\$	16.08
23	HVAC	\$	563,448	\$	30.87
26	Electrical	\$	891,240	\$	48.83
27	Communications	\$	82,139	\$	4.50
28	Electronic Safety and Security	\$	73,012	\$	4.00
31	Earthwork	\$	-	\$	-
32	Exterior Improvements	\$	26,550	\$	1.45
33	Utilities	\$	-	\$	-
Subtotal		\$	6,199,228		
Design Contingency		10.00%	\$	619,923	
Subtotal		\$	6,819,150		
Escalation - 1 year		6.00%	\$	409,149	
Subtotal		\$	7,228,299		
Builders Risk and General Liability Insurance		calculated	\$	51,000	
Performance and Payment Bond		calculated	\$	76,950	
General Conditions		10.00%	\$	722,830	
Subtotal		\$	8,079,079		
Fee		4.00%	\$	323,163	
TOTAL		\$	8,402,242	\$	460.32

ALLOWANCES - NOT INCLUDED ABOVE

Audio Visual System	\$	250,000.00
Theatrical - Rigging/Stage Curtain/Dimming/Circuits/Lighting	\$	850,000.00

City of Bay City, Texas
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Herald Level 1	5,823	sf
Herald Level 2	5,576	sf
Theater Level 1	5,098	sf
Theater Level 2	1,756	sf
	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
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DIVISION 01 - GENERAL REQUIREMENTS

General

Layout	1	ls	\$ 6,389.55	\$ 6,390		
Temporary Protection	1	ls	\$ 5,000.00	\$ 5,000		
Scaffold	1	ls	\$ 150,000.00	\$ 150,000		
Cleanup Daily	1	ls	\$ 18,000.00	\$ 18,000		
Cleanup Final	1	ls	\$ 4,000.00	\$ 4,000		
			Subtotal		\$ 183,390	

TOTAL DIVISION 01

\$ 183,390

DIVISION 02 - EXISTING CONDITIONS

Exterior and Structural Demolition

Power Wash Existing Exterior	6,159	sf	\$ 1.00	\$ 6,159		
Demo Existing Herald Building	11,400	sf	\$ 6.00	\$ 68,400		
Sidewalk Demo	2,585	sf	\$ 1.50	\$ 3,878		
Protect Existing Site During Construction	1	ls	\$ 5,000.00	\$ 5,000		
Structural Demo Theater Slabs	805	sf	\$ 4.00	\$ 3,220		
Theater - Demo Facade Elements	1,523	sf	\$ 6.00	\$ 9,138		
Theater - Demo Wood Framed Entrance	385	sf	\$ 6.00	\$ 2,310		
Theatre - Demo Exterior Doors	2	ea	\$ 250.00	\$ 500		
Theater - Demo Ticket	1	ea	\$ 750.00	\$ 750		
Theater - Demo Roof	225	sf	\$ 2.00	\$ 450		
Theater - Demo Roofing / Wood Framing	360	sf	\$ 1.50	\$ 540		
Theater - Demo Stair	1	ea	\$ 750.00	\$ 750		
Theater - Demo Exterior for New Openings	1	ea	\$ 250.00	\$ 250		
Haul Debris	30	pulls	\$ 750.00	\$ 22,500		

Interior Demolition

Demo Partition	174	lf	\$ 14.00	\$ 2,436		
Demo Ceiling	170	sf	\$ 1.50	\$ 255		
Demo Ceiling - Not noted as Removed	2,200	sf	\$ 1.50	\$ 3,300		
Demo Ceiling - Theater Not noted as Removed	3,200	sf	\$ 2.00	\$ 6,400		
Demo Flooring	6,049	sf	\$ 1.75	\$ 10,586		
Demo Door/Frame/Hardware	5	ea	\$ 125.00	\$ 625		
Note D2 - Protect Existing Ceiling	500	sf	\$ 2.50	\$ 1,250		
Note D5 - Existing Column	1	ea	\$ 150.00	\$ 150		
Note D6 - Demo - Low Wall	29	lf	\$ 8.00	\$ 232		
Note D6 - Ramp/Stage/Concrete Slab	823	sf	\$ 5.00	\$ 4,115		
Demo Existing Horizontal Trim	191	lf	\$ 40.00	\$ 7,640		
Demo Existing Railing	40	lf	\$ 25.00	\$ 1,000		
Demo Seats	1	ls	\$ 10,000.00	\$ 10,000		
Demo Theater - HVAC	1	ls	\$ 14,000.00	\$ 14,000		
Demo Theater - Plumbing	1	ls	\$ 4,500.00	\$ 4,500		
Demo Theater - Electrical	1	ls	\$ 17,000.00	\$ 17,000		
Allow for Other Demo	6,854	sf	\$ 1.00	\$ 6,854		
No Abatement/Hazardous Materials included		N/A		\$ -		
			Subtotal		\$ 214,187	

TOTAL DIVISION 02

\$ 214,187

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Herald Level 2	5,576	sf
Theater Level 1	5,098	sf
Theater Level 2	1,756	sf
	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
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DIVISION 03 - CONCRETE

Piers

Pier Drilling	53	ea	\$	700.00	\$	37,100
Pour, Place and Finish Piers						
1 - 20/56 x12'	7	ea	\$	1,035.00	\$	7,245
2 - 24/68 x12'	7	ea	\$	1,589.00	\$	11,123
4 - 12/24 x12'	10	ea	\$	289.00	\$	2,890
5 - 20/60 x12'	11	ea	\$	1,107.00	\$	12,177
6 - 20/56 x12'	11	ea	\$	1,035.00	\$	11,385
7 - 20/56 x12'	5	ea	\$	1,035.00	\$	5,175
8 - 14" Straight Shaft x12'	2	ea	\$	120.00	\$	240
Haul Pier Spoils	92	cy	\$	14.00	\$	1,294
				Subtotal	\$	88,629

Grade Beams / Slabs

Perimeter GB 16"x26"	377	lf	\$	73.00	\$	27,521
GB1	17	lf	\$	73.00	\$	1,241
GB2	34	lf	\$	83.00	\$	2,822
GB3	104	lf	\$	78.00	\$	8,112
GB4	201	lf	\$	83.00	\$	16,683
GB5	222	lf	\$	73.00	\$	16,206
GB6	175	lf	\$	73.00	\$	12,775
Theater GB 26" 24"	11	lf	\$	110.00	\$	1,210
Perimeter GB 12"x13"	214	lf	\$	27.00	\$	5,778
5" SOG	5,823	sf	\$	7.00	\$	40,761
5" Slabs at Exterior Stoops	397	sf	\$	7.00	\$	2,779
Theater 4-/2" SOG (Logistical Premium)	2,692	sf	\$	10.00	\$	26,920
Theater Turn Down 12"x12"	344	lf	\$	25.00	\$	8,600
Theater Drill and Grout 18" #3 Dowels at 18" OC	330	lf	\$	22.00	\$	7,260
Theater Trench Drain	4	lf	\$	175.00	\$	700
Miscellaneous Concrete	1	ls	\$	10,000.00	\$	10,000
				Subtotal	\$	189,368

TOTAL DIVISION 03 **\$ 277,997**

DIVISION 04 - MASONRY

8" CMU Elevator Shaft Walls x 20'	325	sf	\$	21.00	\$	6,825
8" CMU Elevator Shaft Walls x 4'	37	sf	\$	21.00	\$	777
Stair Tower - 8" CMU Exterior Walls	840	sf	\$	23.00	\$	19,320
Herald - 8" CMU Exterior Walls	6,722	sf	\$	23.00	\$	154,606
				Subtotal	\$	181,528

TOTAL DIVISION 04 **\$ 181,528**

DIVISION 05 - METALS

Structural Steel

Structural Framing	29	ton	\$	5,000.00	\$	147,000
Egress Stair	16	riser	\$	750.00	\$	12,000
Stair Rails	95	lf	\$	275.00	\$	26,125
Stair Wall Rails	75	lf	\$	160.00	\$	12,000
					\$	197,125

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Theater Level 2	1,756	sf
	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Miscellaneous						
Roof Railing	61	lf	\$ 275.00	\$ 16,775		
Hoisting	1	ls	\$ 50,000.00	\$ 50,000		
Misc Steel - Hangdowns / Kickers / Embeds	9	ton	\$ 5,200.00	\$ 47,458		
Ladder	1	ea	\$ 450.00	\$ 450		
Back-Up for Parapets	2,124	sf	\$ 9.00	\$ 19,116		
			Subtotal		\$ 133,799	
			TOTAL DIVISION 05			\$ 330,924

DIVISION 06 - WOOD AND PLASTICS

Framing and Rough Carpentry

Rough Carpentry / Blocking	18,253	sf	\$ 1.50	\$ 27,380		
Wood Stair #1	42	riser	\$ 750.00	\$ 31,500		
Wood Stair #2	25	riser	\$ 750.00	\$ 18,750		
Wood Stair - Stage / Recycled Rubber Stair Tread	6	riser	\$ 675.00	\$ 4,050		

Framing Lumber Package

2x4	297	lf	\$ 2.40	\$ 712		
2x6	333	lf	\$ 4.20	\$ 1,398		
2x8	684	lf	\$ 6.00	\$ 4,102		
2x10	3,606	lf	\$ 7.80	\$ 28,126		
2x12	2,254	lf	\$ 9.60	\$ 21,643		
2x12 GluLam	463	lf	\$ 24.00	\$ 11,119		
18" Open Web Truss	2,506	lf	\$ 27.00	\$ 67,675		
2nd Floor Sturdy Floor Decking	5,576	sf	\$ 5.25	\$ 29,253		
New T&G Decking at Balcony	755	sf	\$ 4.21	\$ 3,177		
Plywood Decking	534	sf	\$ 3.75	\$ 2,003		
Roof Decking	5,550	sf	\$ 3.75	\$ 20,813		
Misc Framing Lumber	18,253	sf	\$ 9.00	\$ 164,277		

Framing Labor

Framing Labor	18,253	sf	\$ 9.00	\$ 164,277		
			Subtotal		\$ 600,253	

Millwork

Concessions - Front and Back Counters	21	lf	\$ 400.00	\$ 8,400		
Concessions - Counter Only	10	lf	\$ 250.00	\$ 2,500		
Control Room	14	lf	\$ 350.00	\$ 4,900		
Make-Up / Green Room - Two Sided	24	lf	\$ 400.00	\$ 9,600		
Dressing Room - Single	33	lf	\$ 300.00	\$ 9,900		
Kitchen - Upper Lower	7	lf	\$ 550.00	\$ 3,850		
Kitchen - Other	5	lf	\$ 600.00	\$ 3,000		
Ticket Booth	4	lf	\$ 650.00	\$ 2,600		
Allow for Wood Trim/Sill	1	ls	\$ 1,500.00	\$ 1,500		
Stairs @ Stage w/Rails	1	set	\$ 2,500.00	\$ 2,500		
			Subtotal		\$ 48,750	

TOTAL DIVISION 06 **\$ 649,003**

DIVISION 07 - THERMAL & MOISTURE PROTECTION

Insulation/Waterproofing

Exterior Wall	7,562	sf	\$ 8.00	\$ 60,496		
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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Window CW7	58	sf	\$ 85.00	\$ 4,930		
Ticket Booth Windows	52	sf	\$ 95.00	\$ 4,936		
			Subtotal		\$ 42,811	
Interior Glass						
CW2 (Interior) with 1 Pair Glass Doors (Door Below)	56	sf	\$ 50.00	\$ 2,800		
CW3 (Interior)	160	sf	\$ 50.00	\$ 8,000		
CW4 (Interior)	81	sf	\$ 50.00	\$ 4,050		
CW5 (Interior) with 1 Glass Door (Door Below)	105	sf	\$ 50.00	\$ 5,250		
			Subtotal		\$ 20,100	
Exterior Door/Frame/Hardware						
Door A1/4 - 3-0x8-0 Glass Entry / Sidelight	2	ea	\$ 6,500.00	\$ 13,000		
Door A3/43 3-0x7-6 Storefront Entry	1	ea	\$ 5,000.00	\$ 5,000		
Door A3/46 3-0x7-6 Storefront Entry	1	ea	\$ 5,000.00	\$ 5,000		
Door B1/27 3-3x7-0 HM	1	ea	\$ 1,925.00	\$ 1,925		
Door B1/80 3-3x7-0 HM	1	ea	\$ 1,925.00	\$ 1,925		
Door B1/81 3-3x7-0 HM	1	ea	\$ 1,925.00	\$ 1,925		
Door B2/31 3-1x7-0 HM	1	ea	\$ 1,830.00	\$ 1,830		
Door B2/32 3-0x7-0 HM	1	ea	\$ 1,830.00	\$ 1,830		
Door B2/52 3-0x7-0 HM	1	ea	\$ 1,830.00	\$ 1,830		
Door B3/33 3-3x7-0 HM	2	ea	\$ 1,925.00	\$ 3,850		
Door C79 6-0x7-4 HM	1	ea	\$ 3,200.00	\$ 3,200		
OH Door G4/29 10-0x11-10 - Coiling	1	ea	\$ 5,200.00	\$ 5,200		
OH Door G5/82 8-0x9-10 - Insulated	1	ea	\$ 8,500.00	\$ 8,500		
			Subtotal		\$ 55,015	
Interior Door/Frame/Hardware						
2'-0" X 7'-0"/E2/SC/-/Alum.	3	ea	\$ 1,650.00	\$ 4,950		
2'-0" X 7'-0"/E8/SC/-/Alum	1	ea	\$ 1,650.00	\$ 1,650		
2'-8" X 7'-0"/E1/SC/-/Alum	2	ea	\$ 1,750.00	\$ 3,500		
2'-10" X 7'-0"/E5/SC/Plam/Alum	1	ea	\$ 1,830.00	\$ 1,830		
3'-0" X 7'-0"/E6/SC/-/Alum	7	ea	\$ 1,850.00	\$ 12,950		
3'-0" X 7'-0"/E3/SC/-/Alum	2	ea	\$ 1,850.00	\$ 3,700		
3'-0" X 7'-0"/E9/SC/-/Alum	3	ea	\$ 1,850.00	\$ 5,550		
3'-0" X 7'-0"/E7/-/SC/Plam	5	ea	\$ 1,850.00	\$ 9,250		
3'-0" X 7'-0"/E10/SC/Plam	7	ea	\$ 1,850.00	\$ 12,950		
3'-0" X 5'-4"/J/SC/Plam - Rated	2	ea	\$ 2,100.00	\$ 4,200		
6'-0" X 7'-1"/D/SC/Plam	1	ea	\$ 3,300.00	\$ 3,300		
6'-0" X 7'-1"/D2/SC/Plam	2	ea	\$ 3,300.00	\$ 6,600		
6'-0" X 7'-4"/D2/SC/Plam	1	ea	\$ 3,300.00	\$ 3,300		
6'-0" X 8'-0"/L/SC/-/Alum	2	ea	\$ 7,500.00	\$ 15,000		
3'-0" X 7'-0"/E4/HMW/Rigid Honeycomb Core Plam Faces/Alum	5	ea	\$ 6,500.00	\$ 32,500		
3'-0" X 4'-0"/Galvanized Steel/-/Galvanized Steel	1	ea	\$ 1,900.00	\$ 1,900		
3'-0" X 7'-0"/A4/Glass/	2	ea	\$ 3,600.00	\$ 7,200		
3'-1" X 7'-0"/B2/ HM/-/HM	1	ea	\$ 1,830.00	\$ 1,830		
3'-0" X 7'-0"/B2'/HM/-/HM	1	ea	\$ 1,830.00	\$ 1,830		
5'-3" X 7'-0"/K/ Glass/Flush Vestibule	1	ea	\$ 10,000.00	\$ 10,000		
6'-0" X 7'-4"/C/HM/-/HM	1	ea	\$ 3,300.00	\$ 3,300		
6'-0" X 8'-0"/A2/Glass/Alum	1	ea	\$ 5,000.00	\$ 5,000		
4'-0"/0'-0"/G3/Alum/-/Alum - Grill	1	ea	\$ 9,750.00	\$ 9,750		
6'-10"/0'-0"/G2/Alum/-/Alum - Grill	1	ea	\$ 12,500.00	\$ 12,500		

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
8'-0" X 9'-10"/G5/ Metal-Cornell-Galvanized Steel	1	ea	\$ 8,500.00	\$ 8,500		
Catwalk Access	1	ea	\$ 800.00	\$ 800		
			Subtotal		\$ 183,840	
Miscellaneous						
Cut/Infill Openings	1	ls	\$ 1,500.00	\$ 1,500		
			Subtotal		\$ 1,500	
			TOTAL DIVISION 08			\$ 303,266

DIVISION 09 - FINISHES

Partition

Type A	340	lf	\$ 61.50	\$ 20,910		
Type A1	156	lf	\$ 90.00	\$ 14,040		
Type A2	196	lf	\$ 97.50	\$ 19,110		
Type B	55	lf	\$ 120.00	\$ 6,600		
Type C	35	lf	\$ 99.00	\$ 3,465		
Type C1	109	lf	\$ 67.50	\$ 7,358		
Type D1	140	lf	\$ 57.25	\$ 8,015		
Type D2	275	lf	\$ 56.25	\$ 15,469		
Type D3	180	lf	\$ 200.00	\$ 36,000		
Type E-1			See Stair/CMU			
Type E-3			See Elev/CMU			
Type G	26	lf	\$ 120.00	\$ 3,120		
Wall Diffuser - Theater - Both Sides	4,470	sf	\$ 25.00	\$ 111,750		
Exterior Wall Finishes Backup - Studs	7,562	sf	\$ 4.50	\$ 34,029		
			Subtotal		\$ 279,865	

Ceilings

Furr Down - 1'	62	lf	\$ 15.00	\$ 930		
Furr Down - 1' 10"	39	lf	\$ 28.00	\$ 1,092		
Furr Down - 10"	147	lf	\$ 13.00	\$ 1,911		
Furr Down - 2'	16	lf	\$ 30.00	\$ 480		
Painted Above C9	2,428	sf	\$ 2.50	\$ 6,070		
C1 Radar 2' X 2' Square Edge Panel	3,170	sf	\$ 6.00	\$ 19,020		
C2 GWB on MTL Stud	1,610	sf	\$ 10.00	\$ 16,100		
C3 GWB Existing	129	sf	\$ 5.00	\$ 645		
C4 USG Paralene Plus Linear Metal System Polished Aluminum	420	sf	\$ 38.00	\$ 15,960		Soffit
C5 Type X Gyp. BD (Paint)	240	sf	\$ 2.00	\$ 480		
C9 - Ceiling @ Gallery	943	lf	\$ 45.00	\$ 42,435		
C11 USG Type X Gyp. BD./Resilient RC-1 Pro Channels	881	sf	\$ 11.00	\$ 9,691		
			Subtotal		\$ 114,814	

Acoustical

Quote for 3Form - Material	1	ls	\$ 218,750.00	\$ 218,750		
Quote for 3Form - Labor	1	ls	\$ 76,563.00	\$ 76,563		
Quote for 3Form - Material	1	ls	\$ 45,308.70	\$ 45,309	Lobby	
Quote for 3Form - Labor	1	ls	\$ 15,858.00	\$ 15,858	Lobby	
C6 3 Form 1/2" Thickness. Cut to Shapes	234	sf	\$ -	\$ -		
C7 3 Form Seeyond Ceiling Panel	242	sf	\$ -	\$ -		
C8 Form 1/2" Thickness. Cut to Shapes as Shown	3,140	sf	\$ -	\$ -		

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
C10 3Form 400.42 Seeyond Ceiling Panel W/Sola Felt	721	sf	\$ -	\$ -		
AP1 3/8" 3Form Simple Spec 300.44	1,791	sf	\$ -	\$ -		
AP3 4" 3Form Simple Spec 300.42	1,550	sf	\$ -	\$ -		
			Subtotal		\$ 356,480	
Paint / Wall Covering						
WP4 Interior Paint	47,800	sf	\$ 1.50	\$ 71,700		
WP 4'-6" H Interior Paint	277	lf	\$ 6.75	\$ 1,870		
WT3 12 X 24 Porcelain Tile 6'	277	lf	\$ 72.00	\$ 19,944		
Exterior Trim Paint	1	ls	\$ 3,000.00	\$ 3,000		
Miscellaneous Painting/Trim	1	ls	\$ 15,000.00	\$ 15,000		
			Subtotal		\$ 111,514	
Carpet/Flooring						
Floor Tile - F-1	1,792	sf	\$ 13.00	\$ 23,296		
Concrete - F-2	2,263	sf	\$ 2.50	\$ 5,658		
Carpet - F-3	4,050	sf	\$ 6.00	\$ 24,300		
LVT Wood - F-4	5,012	sf	\$ 6.50	\$ 32,578		
Heat Welded Linoleum - F6	2,051	sf	\$ 12.50	\$ 25,638		
ESD Vinyl Tile - F-7	99	sf	\$ 5.00	\$ 495		
Walk Off Matt	24	sf	\$ 35.00	\$ 840		
Hard Wood Maple - F-8	154	sf	\$ 18.00	\$ 2,772		
Engineered Hardboard Masonite - F-9	1,121	sf	\$ 14.00	\$ 15,694		
Base	2,870	lf	\$ 2.50	\$ 7,175		
Tile Base	640	lf	\$ 12.00	\$ 7,680		
			Subtotal		\$ 146,125	
			TOTAL DIVISION 09			\$ 1,008,798
DIVISION 10 - SPECIALTIES						
Remove and Restore Spire Element at Theater	1	ls	\$ 15,000.00	\$ 15,000		
Existing to Remain Paint	1	ls	\$ 1,500.00	\$ 1,500		
Sign #1	90	sf	\$ 125.00	\$ 11,250		
Sign #2	95	sf	\$ 65.00	\$ 6,175		
Sign #3 - "TEXAS" 18" Letters	5	ea	\$ 200.00	\$ 1,000		
Sign #4 - "THEATER" 18" Letters	7	ea	\$ 200.00	\$ 1,400		
Sign #5 - "MATAGORDA VISITOR CENTER"	38	sf	\$ 100.00	\$ 3,800		
Sign #6 - "ART LEAGUE"	72	sf	\$ 100.00	\$ 7,200		
Marquee / Or Led Screen	1	ea	\$ 150,000.00	\$ 150,000		
Room and Directional Signage	18,253	sf	\$ 0.35	\$ 6,389		
			Subtotal		\$ 203,714	
Toilet Compartments						
Toilet Partition	4	ea	\$ 1,250.00	\$ 5,000		
Toilet Partition - HC	2	ea	\$ 1,200.00	\$ 2,400		
Urinal Screen	2	ea	\$ 400.00	\$ 800		
			Subtotal		\$ 8,200	
Toilet Accessories						
Toilet Paper	11	ea	\$ 75.00	\$ 825		
Soap	8	ea	\$ 45.00	\$ 360		
Grab Bar Set	7	ea	\$ 245.00	\$ 1,715		

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ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Paper Towel	8	ea	\$ 400.00	\$ 3,200		
Mirror - 24"x48"	9	ea	\$ 150.00	\$ 1,350		
Janitors Shelf	2	ea	\$ 95.00	\$ 190		
Mirror - Make-Up	54	lf	\$ 120.00	\$ 6,480		
			Subtotal		\$ 14,120	
Miscellaneous						
Poster Niche	60	sf	\$ 100.00	\$ 6,000		
Racks	37	lf	\$ 75.00	\$ 2,775		
Janitors	2	ea	\$ 175.00	\$ 350		
Wall Protection	1	ls	\$ 1,500.00	\$ 1,500		
Fire Extinguisher	8	ea	\$ 400.00	\$ 3,200		
			Subtotal		\$ 13,825	
			TOTAL DIVISION 10			\$ 239,859
DIVISION 11 - EQUIPMENT						
Other						
New Commercial Washer & Dryer	1	ls	\$ 5,500.00	\$ 5,500		
Install / Connect / Vent	1	ls	\$ 2,500.00	\$ 2,500		
Stove - 6 Burner	1	ea	\$ 4,500.00	\$ 4,500		
Refrigeration	1	ea	\$ 2,500.00	\$ 2,500		
Disposal	1	ea	\$ 450.00	\$ 450		
Dishwasher	1	ea	\$ 1,000.00	\$ 1,000		
Concessions / Ticket	1	ls	\$ 50,000.00	\$ 50,000		
			Subtotal		\$ 66,450	
			TOTAL DIVISION 11			\$ 66,450
DIVISION 12 - FURNISHINGS						
Furnishing						
Seat	269	ea	\$ 425.00	\$ 114,325		
Window Covering						
Blackout Roller Shades	262	sf	\$ 12.00	\$ 3,144		
			Subtotal		\$ 117,469	
			TOTAL DIVISION 12			\$ 117,469
DIVISION 14 - CONVEYING						
ADA - Lift						
Lift	1	ea	\$ 35,000.00	\$ 35,000		
Elevator Replacement						
Elevator	1	ea	\$ 100,000.00	\$ 100,000		
			Subtotal		\$ 135,000	
			TOTAL DIVISION 14			\$ 135,000

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
DIVISION 21 - FIRE PROTECTION						
Fire Protection						
Fire Protection - Sprinkler System	18,253	sf	\$ 4.00	\$ 73,012		
			Subtotal		\$ 73,012	
			TOTAL DIVISION 21			\$ 73,012
DIVISION 22 - PLUMBING						
Equipment						
WH-1 80 Gal (2) 6kw Elements	1	ea	\$ 2,720.00	\$ 2,720		
WH-2 30 Gal (2) 3 Kw Elements	1	ea	\$ 2,370.00	\$ 2,370		
SP-01 w/ Oil Water Separator 50gpm	1	ea	\$ 3,600.00	\$ 3,600		
HWRP-1 6gpm	1	ea	\$ 1,450.00	\$ 1,450		
HWRP-2 3gpm	1	ea	\$ 1,210.00	\$ 1,210		
Rough-In Connect Water Heater / Pumps	5	ea	\$ 650.00	\$ 3,250		
			Subtotal		\$ 14,600	
Fixtures						
WB Washer Box	1	ea	\$ 450.00	\$ 450		
SK-1 Dual Compart SS - Kitchen	1	ea	\$ 1,600.00	\$ 1,600		
MB - Mop Basin	2	ea	\$ 1,600.00	\$ 3,200		
SK-2 Bar Sink Single Compart. SS	1	ea	\$ 750.00	\$ 750		
WC-1 Floor Mtd	4	ea	\$ 1,200.00	\$ 4,800		
WC-2 Floor Mtd	7	ea	\$ 1,350.00	\$ 9,450		
Water Cooler	4	ea	\$ 2,500.00	\$ 10,000		
L-1 Wall Mtd	9	ea	\$ 1,120.00	\$ 10,080		
SK - Studio / Make Up	8	ea	\$ 1,120.00	\$ 8,960		
UR-1	2	ea	\$ 1,000.00	\$ 2,000		
Connections / Kitchen	1	ls	\$ 1,000.00	\$ 1,000		
Carrier	31	ea	\$ 400.00	\$ 12,400		
EWS Eye Wash & Shower	1	ea	\$ 1,500.00	\$ 1,500		
SS - Service Sink	8	ea	\$ 1,850.00	\$ 14,800		
Rough-In Fixtures	48	ea	\$ 750.00	\$ 36,000		
Add for Electronic Flush On Water Closets/Urinals (battery)	13	ea	\$ 435.00	\$ 5,655		
			Subtotal		\$ 122,645	
Domestic Piping						
1/2" Domestic Piping	220	lf	\$ 13.20	\$ 2,904		
3/4" Domestic Piping	920	lf	\$ 16.50	\$ 15,180		
1" Domestic Piping	80	lf	\$ 23.10	\$ 1,848		
1 1/4" Piping	115	lf	\$ 28.60	\$ 3,289		
1 1/2" Domestic Piping	140	lf	\$ 33.00	\$ 4,620		
2" Domestic Piping	230	lf	\$ 45.10	\$ 10,373		
2 1/2" Domestic Piping	100	lf	\$ 70.40	\$ 7,040		
Fittings	1	ls	\$ 707.08	\$ 707		
2 1/2" Domestic BFP w/Strainer	1	ea	\$ 6,200.00	\$ 6,200		
Water Hammer/Shock Arrestors	1	ls	\$ 500.00	\$ 500		
Valves	1	ls	\$ 2,500.00	\$ 2,500		
Piping Insulation 1/2"	220	lf	\$ 5.00	\$ 1,100		
Piping Insulation 3/4"	920	lf	\$ 5.50	\$ 5,060		
Piping Insulation 1"	80	lf	\$ 6.00	\$ 480		
Piping Insulation 1 1/4"	115	lf	\$ 6.20	\$ 713		
Piping Insulation 1 1/2"	140	lf	\$ 6.60	\$ 924		

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Theater Level 1	5,098	sf
Theater Level 2	1,756	sf
	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Piping Insulation 2"	230	lf	\$ 7.00	\$ 1,610		
Piping Insulation 2 1/2"	100	lf	\$ 8.00	\$ 800		
Insulate Fittings / Valves	1	ls	\$ 750.00	\$ 750		
			Subtotal		\$ 66,598	
Sanitary						
4" Piping	400	lf	\$ 44.00	\$ 17,600		
3" Piping	420	lf	\$ 42.00	\$ 17,640		
2" Piping	280	lf	\$ 36.00	\$ 10,080		
Site Cleanout	1	ea	\$ 589.00	\$ 589		
3" Floor Sink	1	ea	\$ 510.00	\$ 510		
3" FD-1 Floor Drain	3	ea	\$ 410.00	\$ 1,230		
4" FS Floor Sink	1	ea	\$ 580.00	\$ 580		
4" FD Floor Drain	1	ea	\$ 445.00	\$ 445		
4" VTR	1	ea	\$ 180.00	\$ 180		
3" VTR	1	ea	\$ 180.00	\$ 180		
Trenching/Backfill for UG Sanitary	250	lf	\$ 18.00	\$ 4,500		
Concrete Repair	1	ls	\$ 2,500.00	\$ 2,500		
Clean Outs	1	ls	\$ 550.00	\$ 550		
			Subtotal		\$ 56,584	
Storm						
New Roof Drain @ New	1	ls	\$ 10,000.00	\$ 10,000		
			Subtotal		\$ 10,000	
Natural Gas						
3/4" NG Piping	70	lf	\$ 13.00	\$ 910		
1" NG Piping	150	lf	\$ 18.00	\$ 2,700		
1 1/4" NG Piping	70	lf	\$ 19.00	\$ 1,330		
1 1/2" NG Piping	100	lf	\$ 22.00	\$ 2,200		
Gas Connection at RTU's	10	ea	\$ 250.00	\$ 2,500		
Roof Supports	33	ea	\$ 175.00	\$ 5,775		
			Subtotal		\$ 15,415	
Miscellaneous						
Fire Proofing	1	ls	\$ 1,200.00	\$ 1,200		
Add for Trenching and Repair	1	ls	\$ 5,000.00	\$ 5,000		
Clean & Test	1	ls	\$ 1,500.00	\$ 1,500		
			Subtotal		\$ 7,700	
TOTAL DIVISION 22					\$	293,542

DIVISION 23 - MECHANICAL HVAC

New Equipment

RTU-1-1, 3,4,5 1600 cfm	4	ea	\$ 6,530.00	\$ 26,120		
RTU-1-1 1200 cfm	1	ea	\$ 5,605.00	\$ 5,605		
RTU-1-6 5000 cfm	1	ea	\$ 17,053.00	\$ 17,053		
RTU-1-2, 2-1 3000 cfm	2	ea	\$ 9,880.00	\$ 19,760		
RTU-2-2 4000 cfm	1	ea	\$ 12,700.00	\$ 12,700		
RTU-2-3 4375 cfm	1	ea	\$ 13,921.00	\$ 13,921		
UH-1 Electric Unit Heater 3kw	1	ea	\$ 885.00	\$ 885		

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Theater Level 1	5,098	sf
Theater Level 2	1,756	sf
	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
EF-1 Roof Mtd. 900 cfm	1	ea	\$ 880.00	\$ 880		
EF-1 Roof Mtd. 150 cfm	1	ea	\$ 810.00	\$ 810		
			Subtotal		\$ 97,734	
Ductwork						
Sheetmetal Supply/Return Ductwork	18,253	sf	\$ 12.00	\$ 219,036		
Duct Insulation	11,864	sf	\$ 5.50	\$ 65,254		
VAV w/ Elec Heat Size 8	2	ea	\$ 2,500.00	\$ 5,000		
VAV w/ Elec Heat Size 12	2	ea	\$ 2,750.00	\$ 5,500		
Duct Sound Attenuator 5' (supply/return)	20	ea	\$ 800.00	\$ 16,000		
			Subtotal		\$ 310,790	
Grilles/Registers/Diffusers						
Type S2	14	ea	\$ 115.00	\$ 1,610		
Type R1	13	ea	\$ 80.00	\$ 1,040		
Type S3	8	ea	\$ 110.00	\$ 880		
Type S8	10	ea	\$ 215.00	\$ 2,150		
Type S5	17	ea	\$ 115.00	\$ 1,955		
Type R2	1	ea	\$ 165.00	\$ 165		
Type X1	2	ea	\$ 140.00	\$ 280		
Type X2	2	ea	\$ 121.00	\$ 242		
Type S1	3	ea	\$ 125.00	\$ 375		
Type S5	6	ea	\$ 145.00	\$ 870		
Type S6	4	ea	\$ 110.00	\$ 440		
Type X3	4	ea	\$ 121.00	\$ 484		
Type S7	27	ea	\$ 244.00	\$ 6,588		
Fire Damper	1	ls	\$ 2,100.00	\$ 2,100		
			Subtotal		\$ 19,179	
HVAC Piping						
Condensate Piping	180	lf	\$ 20.00	\$ 3,600		
			Subtotal		\$ 3,600	
HVAC Controls						
New HVAC Controls	18,253	sf	\$ 5.00	\$ 91,265		
			Subtotal		\$ 91,265	
Miscellaneous						
Vibration Isolation	1	ls	\$ 10,000.00	\$ 10,000		
Miscellaneous	18,253	sf	\$ 1.50	\$ 27,380		
Start-up / Test	1	ls	\$ 3,500.00	\$ 3,500		
					\$ 40,880	
TOTAL DIVISION 23					\$	563,448

DIVISION 26 - ELECTRICAL

Electrical Secondary Power Distribution

Utility Transformer to Service Switch	200	lf	\$ 250.00	\$ 50,000		
Service Switch to Panel HA	75	lf	\$ 175.00	\$ 13,125		
Feeder Panel HA to XFMR	75	lf	\$ 175.00	\$ 13,125		
Feeder XFMR to LA	75	lf	\$ 175.00	\$ 13,125		
			Subtotal		\$ 89,375	

Equipment

Panel LA 120/208V 400A MCB - 128 Circuit	1	ea	\$ 7,500.00	\$ 7,500		
Panel HA 480/277V 600A MCB	1	ea	\$ 10,000.00	\$ 10,000		

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Transformer TLS 112.5kva 480V-120/208	1	ea	\$ 7,500.00	\$ 7,500		
Service Rated Primary Disconnect 480V 3P 600A NEMA 3R	1	ea	\$ 4,000.00	\$ 4,000		
			Subtotal		\$ 29,000	

Lighting A

Lighting Fixtures	1	ls	\$ 308,000.00	\$ 308,000		
Exit Fixture	19	ea	included above			
Type TH ?	5	ea	included above			
Type A	69	ea	included above			
Type A1	27	ea	included above			
Type A1E	5	ea	included above			
Type A2	23	ea	included above			
Type A2E	9	ea	included above			
Type A3	3	ea	included above			
Type AE	55	ea	included above			
Type AP TBD	1	ea	included above			
Type B1	20	ea	included above			
Type C	4	ea	included above			
Type D	26	ea	included above			
Type DE	17	ea	included above			
Type E	5	ea	included above			
Type F	2	ea	included above			
Type G	14	ea	included above			
Type G1	3	ea	included above			
Type G2	21	ea	included above			
Type G2E	3	ea	included above			
Type G3	4	ea	included above			
Type GE	1	ea	included above			
Type H1 19'-6"	2	ea	included above			
Type H2 15'	1	ea	included above			
Type J	11	ea	included above			
Type J1	28	ea	included above			
Type J2	20	ea	included above			
Type K	6	ea	included above			
Type L	4	ea	included above			
Type M	16	ea	included above			
Type N	24	ea	included above			
Type N1 Aisle Lighting	83	lf	included above			
Type N2 Aisle Lighting	100	ea	included above			
Type OA	3	ea	included above			
Type OB	6	ea	included above			
Type OC	8	ea	included above			
Type OD	1	ea	included above			
Type OF	2	ea	included above			
Type OHE	6	ea	included above			
Type P	155	lf	included above			
Type P1	1	ea	included above			
Type R	2	ea	included above			
Type S	2	ea	included above			
Type U	9	ea	included above			
Type V	2	ea	included above			

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	18,253	sf

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Type W	42	ea	included above			
Type Y	4	ea	included above			
Type Z	7	ea	included above			
Lighting Control - Non Theatrical	1	ls	\$ 17,256.00	\$ 17,256		
			Subtotal		\$ 325,256	
Motor Connection						
Motor Connection at RTUs	10	ea	\$ 1,000.00	\$ 10,000		
Motor Connection at Pumps	3	ea	\$ 500.00	\$ 1,500		
Motor Connection at Fans/Heaters/VAVs	5	ea	\$ 250.00	\$ 1,250		
			Subtotal		\$ 12,750	
Devices						
Light Switch	35	ea	\$ 115.00	\$ 4,025		
OS Switch	12	ea	\$ 145.00	\$ 1,740		
Motion Detector Ceiling	20	ea	\$ 165.00	\$ 3,300		
Duplex Outlet	117	ea	\$ 125.00	\$ 14,625		
Duplex Outlet GFI	17	ea	\$ 130.00	\$ 2,210		
Floor Box Poke Thru	10	ea	\$ 550.00	\$ 5,500		
WP GFCI	9	ea	\$ 131.00	\$ 1,179		
			Subtotal		\$ 32,579	
Distribution						
Lighting Branch Conduit/Wire	15,000	lf	\$ 11.00	\$ 165,000		
Power Branch Conduit/Wire	8,000	lf	\$ 11.00	\$ 88,000		
Motor Feeder - RTUs Conduit/Wire	1,500	lf	\$ 30.00	\$ 45,000		
Motor Feeder - Pumps	360	lf	\$ 22.00	\$ 7,920		
Motor Feeder - Fans/Heaters/VAVs Conduit/Wire	840	lf	\$ 22.00	\$ 18,480		
Rough-In For Security Conduit/Boxes	18,253	sf	\$ 0.50	\$ 9,127		
Rough-In For Telecom Conduit/Boxes	18,253	sf	\$ 1.00	\$ 18,253		
Rough-In For AV Conduit/Boxes	1	ls	\$ 23,000.00	\$ 23,000		
			Subtotal		\$ 374,780	
Miscellaneous						
Grounding	1	ls	\$ 1,500.00	\$ 1,500		
Core Drills / Fire Proofing	1	ls	\$ 25,000.00	\$ 25,000		
Label & Testing	1	ls	\$ 1,000.00	\$ 1,000		
			Subtotal		\$ 27,500	
			TOTAL DIVISION 26			\$ 891,240
DIVISION 27 - COMMUNICATIONS						
Communications						
Telecommunication	18,253	sf	\$ 4.50	\$ 82,139		
			Subtotal		\$ 82,139	
			TOTAL DIVISION 27			\$ 82,139
DIVISION 28 - ELECTRONIC SAFETY & SECURITY						
Fire Alarm						
Fire Alarm	18,253	sf	\$ 3.00	\$ 54,759		
			Subtotal		\$ 54,759	

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	<u>18,253</u>	<u>sf</u>

ESTIMATE DETAIL

DESCRIPTION	QTY	UNIT	UNIT COST	EXTENSION	SUBTOTAL	TOTAL
Security Devices/Cable						
Security Devices	18,253	sf	\$ 1.00	\$ 18,253		
			Subtotal		\$ 18,253	
			TOTAL DIVISION 28			\$ 73,012
DIVISION 32 - EXTERIOR IMPROVEMENTS						
New Site Construction						
3'-7" X 6'-4" Chain Link Metal	1	ea	\$ 475.00	\$ 475		
New Fence	5	lf	\$ 25.00	\$ 125		
New Sidewalk	1,925	sf	\$ 6.00	\$ 11,550		
New Curb	125	lf	\$ 12.00	\$ 1,500		
Site Development Allowance	1	allow	\$ 7,500.00	\$ 7,500		
Bollards	12	ea	\$ 450.00	\$ 5,400		
			Subtotal		\$ 26,550	
			TOTAL DIVISION 32			\$ 26,550
DIVISION 33 - SITE UTILITIES						
NO SCOPE	-		\$ -	\$ -		
			Subtotal		\$ -	
			TOTAL DIVISION 33			\$ -
			SUBTOTAL CONSTRUCTION			\$ 6,199,228
			SEE SUMMARY FOR MARKUPS			



CITY OF BAY CITY
 1901 FIFTH STREET
 (979) 245-2137
 FAX: (979) 323-1626

AGENDA ITEM SUBMISSION FORM

Any item(s) to be consider for action by the City Council, must be included on this form, and be submitted along with any supporting documentation. Completed Agenda Item Submission forms must be submitted to the City Secretary's Office no later than 4:00 p.m. on the Monday of the week prior to the Regular Council meeting.

☐ Citizen

☒ City Staff

☐ Council Member

Requestor Name: Alyssa Dibbern

Date Submitted: 10/20/2021

Position Title (If City Staff): Engineering Tech

Council Meeting Date: 10/26/2021

Type of Agenda Item:

☐ Consent Agenda ☐ Presentation

☐ Public Hearing ☐ Executive Session

☒ Regular Item for Discussion

Agenda Wording:

A RESOLUTION OF THE CITY OF BAY CITY, TEXAS, AUTHORIZING THE SUBMISSION OF A TEXAS COMMUNITY RESILIENCY PROGRAM (CRP) APPLICATION TO THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS IN SUPPORT OF THE ECONOMIC ACTION COMMITTEE OF THE GULF COAST.

Executive Summary of Item:

The Economic Action Committee has been around since 1965. They do several good services for the City's senior citizens as well as citizens throughout the county.

The city has been renting their current building out since 1990. Since then, the building as deteriorated and the organization has outgrown the establishment.

On October 1, 2021, TDHCD released funding in CDBG- CARES Act for the Community Resiliency Program (CRP). We believe that this building and organization makes the perfect candidate for the funding program. At a minimum request amount of \$500,000 and topping out at \$5 million, this is no short of funds to make this facility a true excellent community center as well as allow the Economic Action Committee to reach its full potential as a organization.



Texas Community Resiliency Program

The Texas Department of Housing and Community Affairs (TDHCA) is pleased to announce the release of a Notice of Funding Availability (NOFA) of \$38 million in Community Development Block Grant CARES Act (CDBG-CV) funds for the Community Resiliency Program (CRP) for non-entitlement cities and counties to create, expand, or enhance public facilities that provide medical care, social services, and/or non-congregate housing and increase the community's long-term resiliency and ability to mitigate current and future coronavirus outbreaks. Further, because few rural and small metro areas have had the opportunity to implement mobile response units or emergency medical services that would have a positive impact on their capability to reach certain households, CRP funds allow for the purchase of equipment to increase capacity to carry out a public service which meets CDBG-CV eligibility. All proposed projects must entail a Coronavirus tieback.

Due to the COVID-19 pandemic, non-congregate homeless shelters, health clinics/facilities, medical facilities, domestic violence facilities, and senior centers have been required to reduce capacity and services to clients, and establish non-congregate shelter options to adhere to CDC guidelines and social distancing. Community Resiliency Program funds will allow low- and moderate-income areas, and rural and small metro communities to address gaps in their ability to prepare, prevent and respond to COVID-19 or a future pandemic. Many rural and smaller urban areas lack capacity in these critical areas, which limited a quick, safe and effective response to the pandemic. Public facility structures can be modified or constructed with these funds to prevent the transmission of the coronavirus and allow for adequate social distancing or remote access. The minimum request amount per project is \$500,000 and the maximum is \$5,000,000.

CDBG CARES (CDBG-CV) Eligible Activities to prevent, prepare for, or respond to Coronavirus:

- Public Facilities and Improvements – Acquisition, Rehabilitation, and/or New Construction
- Public Services – Mobile food pantries, Mobile Health Clinics, Mobile Response Units

The **CRP NOFA and Application** were released on Friday, October 1, 2021 and all CRP applications must be submitted by **5:00 p.m. Austin Central Time on Tuesday, November 30, 2021**. All application materials can be found at <https://www.tdhca.state.tx.us/CDBG-CARES.htm> and will be discussed in detail during the *CRP NOFA and Application Workshop* webinar.

The **CRP NOFA and Application Workshop** webinar will be held on **Wednesday, October 13, 2021 at 2:00 p.m.** Registration is required for the CRP NOFA and Application Workshop webinar. If you have any questions about the NOFA or application for CRP funds, please contact CRP@tdhca.state.tx.us. Scan the QR Code for more information and to link to the CDBG CARES website.



SCAN ME

RESOLUTION R-2021-_____

A RESOLUTION OF THE CITY OF BAY CITY, TEXAS, AUTHORIZING THE SUBMISSION OF A TEXAS COMMUNITY RESILIENCY PROGRAM (CRP) APPLICATION TO THE TEXAS DEPARTMENT OF HOUSING AND COMMUNITY AFFAIRS IN SUPPORT OF THE ECONOMIC ACTION COMMITTEE OF THE GULF COAST.

WHEREAS, the City of Bay City desires to develop a viable community, including activities to address the needs created as a result of the COVID-19 pandemic; and

WHEREAS, certain conditions exist within the community which represent a potential risk to the public health and safety;

WHEREAS, it is necessary and in the best interests of the City of Bay City to apply for funding under the Texas Community Resiliency Program (CRP).

NOW, THEREFORE, BE IT RESOLVED:

SECTION 1. That a Texas Community Resiliency Program (CRP) application is hereby authorized to be filed with the Texas Department of Housing and Community Affairs; and

SECTION 2. That the application is to assist and support the Economic Action Committee of the Gulf Coast;

PASSED AND APPROVED BY CITY COUNCIL THIS THE 26th DAY OF OCTOBER, 2021.

Robert K. Nelson, Mayor

ATTEST:

APPROVED TO FORM:

Jeanna Thompson, City Secretary

Ann Marie Odefey, City Attorney





CITY OF BAY CITY
 1901 FIFTH STREET
 BAY CITY, TEXAS 77414
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AGENDA ITEM SUBMISSION FORM

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Requestor Name: Calhoun, Barry **Date Submitted:** 10/19/2021
Last, First *MM/DD/YYYY*

Requestor Type: City Staff **Meeting Date:** 10/26/2021
Citizen/City Staff/Council Member *MM/DD/YYYY*

Position Title Director of Public Works
For City Staff Only

Agenda Location: Consent Agenda (Contract)
(e.g.: Consent Agenda/ Discussion Item/ Public Hearing/ Executive Session/ Presentation)

Agenda Content:

DISCUSS, CONSIDER, AND/OR APPROVE WORK ORDER NO.5 TO THE STANDARD CONTRACT AGREEMENT BETWEEN THE CITY OF BAY CITY, TEXAS AND GARVER, LLC FOR PROFESSIONAL ENGINEERING SERVICES FOR THE DESIGN, BID, AND CONSTRUCTION OF A NEW WATER PLANT (NORTH WATER PLANT) UNDER THE TEXAS WATER DEVELOPMENT BOARD FUNDING DRINKING WATER SRF PROJECTS.

Executive Summary of Item:

The Drinking Water State Revolving Fund, authorized by the Safe Drinking Water Act, provides low-cost financial assistance for planning, acquisition, design, and construction of water infrastructure. Eligible applicants for the DWSRF include publicly and privately-owned community water systems, including nonprofit water supply corporations and nonprofit, non-community public water systems.

The City of Bay City was awarded \$20,300,00 in funding from the Texas Water Development Board (TWDB) to make critical improvements to the City's water systems. These improvements will include upgrades to our existing water plants, water distribution system, water meters, and new water plants.

This agenda item is to approve additional work authorizations to the existing contract between the City of Bay City and Garver to assist the City with the design, bidding, and construction management services for the new Bay City North Water Plant Project.

It is staff's recommendation to approve Work Order No. 5 so the City can move forward with this project.

**EXHIBIT A****WORK ORDER NO. 5****CITY OF BAY CITY****North Water Plant Design and Construction Phase Services
Project No. 20W09161**

This WORK ORDER ("Work Order") is made by and between the **City of Bay City** (hereinafter referred to as "Owner") and **Garver, LLC**, (hereinafter referred to as "Garver") in accordance with the provisions of the MASTER AGREEMENT FOR PROFESSIONAL SERVICES executed on October 27, 2020 (the "Agreement").

Under this Work Order, the Owner intends to make the following improvements for **Bay City North Water Plant Design and Construction Phase Services**:

Generally, the scope of services generally includes preparing detailed design, bidding and construction phase services for a new water plant needed to provide water supply, storage, and flows to meet the COBC's growing demand. The detailed design and construction phase services will be for a site that includes one new groundwater well, booster pump station, two 500,000-gallon ground storage tanks (GST), and site improvements. The work also includes providing program management and funding support services as part of the Drinking Water State Revolving Fund projects.

Garver will provide professional services as described herein. Terms not defined herein shall have the meaning assigned to them in the Agreement.

1. SCOPE OF SERVICES

1.1. Refer to APPENDIX A – SCOPE OF SERVICES.

2. PAYMENT

2.1. The lump sum amount to be paid under this Agreement is \$747,102.00. For informational purposes, a breakdown of Garver's estimated costs is included in APPENDIX B – FEE SUMMARY.

3. APPENDICES

3.1. The following Appendices are attached to and made a part of this Work Order:
Appendix A – Scope of Services
Appendix B – Fee Summary



This Work Order may be executed in two (2) or more counterparts each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.

The effective date of this Work Order shall be the last date written below.

CITY OF BAY CITY

GARVER, LLC

By: _____
Signature

By: D. N. Olson
Signature

Name: Robert K. Nelson
Printed Name

Name: Daniel N. Olson, P.E.
Printed Name

Title: Mayor

Title: Vice President

Date: _____

Date: 10/18/2021

Attest: _____

Attest: Bianna

Appendix A

SCOPE OF SERVICES

CITY OF BAY CITY, TEXAS North Water Plant Near SH-60 Detailed Design and Construction Phase Services

I. Background

These services follow the previously authorized Work Order No. 2 signed on October 27, 2020. The City of Bay City ("COBC") selected Garver ("Garver") to prepare detailed design and construction phase services for a new water plant needed to provide water supply, storage, and flows to meet the COBC's growing demand. The detailed design and construction phase services will be for a site that includes one new groundwater well, booster pump station, two 500,000-gallon ground storage tanks (GST), and site improvements.

Garver participated in securing funding for the work through the Texas Water Development Board's (TWDB) State Revolving Funds (SRF). The COBC is both owner and the client for this project. Engineering and construction for this project are intended to be financed through the TWDB SRF process. Construction for this work is expected to be executed under one design-bid-build construction contracts.

II. Scope of Work

The following scope of work describes the services to be provided.

A. Task I – Program Management and Funding Support

1. Provide program management assistance to the City for execution of the Drinking Water State Revolving Fund (DWSRF) projects.
 - a. Support the City with project scheduling and budget forecasting.
2. Provide Texas Water Development Board (TWDB) funding support assistance to execute the DWSRF projects.
 - a. Provide and respond to coordination with TWDB, bond counsel, financial advisor, and the City.
 - b. Assist the City with completion of forms and documentation associated with funding.
 - c. Prepare environmental assessment documentation and coordination with TWDB for approval.

B. Task II – Project Administration

1. Garver will prepare the Project Management Plan (PMP) and Quality Control/Assurance Plan.
2. Schedule and conduct up to eight progress meetings with the Owner. In addition to reviewing progress at each meeting, review project deliverable status, current schedule, outstanding action items, and project bottlenecks that could impact schedule, budget status, and decisions made. Prepare agenda and meeting materials, direct and document meetings to review progress, and facilitate the exchange of ideas and information. Prepare draft meeting minutes, to include action lists and decision lists, within ten business days to submit to the Owner for review and approval. Final minutes will be issued after receipt of review

comments. The first progress meeting will include a project start-up meeting to confirm project scope, personnel, lines of communication, security protocols, change management, and schedule.

3. Garver will prepare and provide monthly progress/status reports, sufficient to support monthly invoices. Monthly status reports shall be submitted with monthly invoices and project updates.

C. Task III – 60% Design Deliverable

1. Garver to visit site, meet with operators and conduct field investigation.
 - a. Conduct topographic site survey of the purchased parcel and topographic route survey of existing access road to State Highway 60.
2. Prepare 60% design drawings for one construction contract.
3. Garver will develop a list of technical specifications and develop preliminary front-end documents. Garver will utilize the Texas Water Development Board (TWDB) and Engineers Joint Council Documents Committee (EJCDC) standard documents as a base for developing the project's front-end documents.
 - a. EJCDC's standard General Conditions shall be utilized with edits being provided by the Supplemental Conditions. Standard forms, as required by the funding source, will be incorporated.
4. Prepare an estimate of construction quantities and develop an AACE Class 3 preliminary opinion of probable construction cost (OPCC).
5. Garver to conduct QA/QC of 60% Design based on the Project Management Plan.
6. 60% Design Workshop with COBC.

D. Task IV – 90% Design Deliverable

1. During the Final Design (90%) phase of the project, Garver will incorporate the comments from the 60% reviews to complete the design.
2. Prepare 90% Design drawings for one construction contract.
3. Prepare a specification book including any technical specifications needed for the project, draft bid item description narrative, and bid item schedule.
 - a. EJCDC's standard General Conditions shall be utilized with edits being provided by the Supplemental Conditions. Standard forms, as required by the funding source, will be incorporated.
4. Prepare an estimate of construction quantities and develop an AACE Class 2 preliminary opinion of probable construction cost (OPCC).
5. Garver to conduct QA/QC of 90% Design based on the Project Management Plan.
6. 90% Design Workshop with COBC.

E. Task V – Package Permitting Set

This task is to fulfill the TCEQ requirement for adding new water supplies. TCEQ requires an engineering report to be submitted as part of the construction plan review. The intent of this report is to identify the upcoming demands and the capacity provided as part of the proposed improvements.

1. A summary letter will be developed, and a sealed permitting set will be compiled to submit to TWDB and TCEQ for construction approval. This set will include all drawings and specifications as required by TWDB and TCEQ. It is anticipated that TWDB will provide the primary design reviews for the submittals, and letters of notification will be required to notify TCEQ that TWDB is providing the review of the documents. Responses to TWDB/TCEQ comments will be coordinated with the Owner and addressed in the final documents.
2. Garver to conduct QA/QC of Package Permitting Set based on Project Management Plan.

F. Task VI – Bid-Ready Design Deliverable

1. During the Contract Documents (100%) phase of the project, Garver will incorporate the comments from the 90% reviews to create the biddable design documents.
2. Finalize specification book and special conditions, if any. The Contract Documents will consist of drawings and specifications that set forth requirements for construction of the improvements and shall include proposal forms, notice to bidders, bid forms, bond forms, and other information as required by the Owner to competitively bid the work.
3. Finalize construction quantities and prepare final OPCC (AACE Class 2).
4. Garver to conduct QA/QC of Bid-Ready Construction Package based on Project Management Plan.

G. Task VII - Bidding Services

1. Bidding Assistance will include the following efforts:
 - a. Prepare and submit Advertisement for Bids to the COBC for newspaper publication as directed by the Owner. The owner will submit to the newspaper and will pay advertising costs outside of this contract.
 - b. Post advertisement for bids, construction contract documents, and any associated information to the Owner to be posted by Garver on its Website for download by prospective bidders.
 - c. Support the contract documents by preparing addenda as appropriate.
 - d. Prepare for and participate in one pre-bid meeting.
 - e. Prepare a pre-bid meeting agenda.
 - f. Participate and lead a construction site tour following the pre-bid meeting by interested pre-bid meeting attendees and other interested parties.
 - g. Attend the bid opening.
 - h. Prepare bid tabulation.
 - i. Evaluate bids and recommend awards.
 - j. Attend and participate in reporting recommendation of award to Owner Council.
 - k. Prepare construction contracts.

- I. Prepare conformed documents.

H. Task VIII – TWDB Coordination

Garver will assist the Owner in meeting the funding program requirements of the TWDB's Clean Water State Revolving Fund (CWSRF). Garver will perform the following tasks:

1. Provide design deliverables to the TWDB at each phase.
 - a. Deliver report, plans, and/or specifications at each design deliverable to the Owner for submittal to the TWDB.
2. Coordinate bid documents with the TWDB to provide program compliance.
 - a. Coordinate with the TWDB to address comments regarding the design deliverables.
3. Coordinate with the TWDB regarding questions and comments for bidding documents and bidding requirements.
 - a. Garver will be responsible for all other TWDB coordination, forms, and reimbursement requests.

I. Task IX – Construction Phase

1. Issue a Notice to Proceed letter to the Contractor.
2. Attend a kick-off meeting and up to ten monthly progress/coordination meetings with the COBC/Contractor.
3. Evaluate and respond to construction material submittals and shop drawings. Corrections or comments made by Garver on the shop drawings during this review will not relieve Contractor from compliance with requirements of the drawings and specifications. The check will only be for review of general conformance with the design concept of the project and general compliance with the information given in the contract documents. The Contractor will be responsible for confirming and correlating all quantities and dimensions, selecting fabrication processes and techniques of construction, coordinating his work with that of all other trades, and performing his work in a safe and satisfactory manner. Garver's review shall not constitute approval of safety precautions or constitute approval of construction means, methods, techniques, sequences, procedures, or assembly of various components. When certification of performance characteristics of materials, systems or equipment is required by the Contract Documents, either directly or implied for a complete and workable system, Garver shall be entitled to rely upon such submittal or implied certification to establish that the materials, systems or equipment will meet the performance criteria required by the Contract Documents.
4. Construction inspection services will be provided by Garver's Resident Project Representative based on 540 calendar day construction duration.
 - a. Establish and utilize a document control structure and facilitate contract correspondence, submittal reviews, RFI's, and other processes as needed to support the project.
 - b. Consult with and advise the Owner during the construction period.
 - c. Provide full-time resident construction inspection services for the construction contract performance time.
 - d. Coordinate with the firm providing construction materials quality assurance testing under separate contract with the Owner.
 - e. Maintain a file of quantities incorporated into the work, test reports, certifications, shop

- drawings and submittals, and other appropriate information. This information will be uploaded to the documentation system and maintained for the duration of the project.
- f. Maintain a project diary which will contain information pertinent to each site visit.
 - g. Review the Contractor's progress payment requests based on the actual quantities of contract items completed and accepted and will make a recommendation to the Owner regarding payment. Garver's recommendation for payment shall not be a representation that Garver has made exhaustive or continuous inspections to (1) check the quality or exact quantities of the Work; (2) to review billings from Subcontractors and material suppliers to substantiate the Contractor's right to payment; or (3) to ascertain how the Contractor has used money previously paid to the Contractor.
 - h. Ensure that the Contractor maintains a set of working as-built drawings for use in final record drawings. Garver will review working drawings on a monthly basis as part of the pay application approval process.
 - i. Observe work in place by the Contractor to ensure that work is in conformance with the project plans, specifications and submittal documents. Notify the Contractor of any work deemed substandard and operate in best interest of the Owner.
5. Issue instructions to the Contractor on behalf of the COBC and issue necessary clarifications (respond to RFIs) regarding the construction contract documents.
- a. This scope assumes up to ten RFIs submitted by the contractor during construction.
6. Review the Contractor's progress payment requests based on the actual quantities of contract items completed, accepted, and will make a recommendation to the COBC regarding payment. Garver's recommendation for payment shall not be a representation that Garver has made exhaustive or continuous inspections to (1) check the quality or exact quantities of the Work; (2) to review billings from Subcontractors and material suppliers to substantiate the Contractor's right to payment; or (3) to ascertain how the Contractor has used money previously paid to the Contractor.
7. When authorized by the COBC, prepare up to two change orders for changes in the work from that originally provided for in the construction contract documents. If redesign or substantial engineering or surveying is required in the preparation of these change order documents, the COBC will pay Garver an additional fee to be agreed upon by the COBC and Garver.
8. Participate in one substantial completion project inspection, prepare punch list, review final project closing documents, and submit final pay request.
9. Prepare one set of electronic record drawings. The Contractor will be responsible for maintaining a clear set of markups that record any changes or deviations from the 100% set of Contract Documents.

The proposed fee for Construction Phase Services is based on a **540 calendar-day** construction contract performance time. If the construction time extends beyond the time established, and the COBC wants Garver to continue the applicable Construction Phase Services, the COBC will pay Garver an additional fee agreed to by the COBC and Garver.

In performing construction phase services, Garver will endeavor to protect the COBC against defects and deficiencies in the work of the Contractor(s); but Garver cannot guarantee the performance of the Contractor(s), nor be responsible for the actual supervision of construction operations or for the safety measures that the Contractor(s) takes or should take. However, if at any time during construction Garver observes that the Contractor's work does not comply with the construction contract documents, Garver will

notify the Contractor of such non-compliance and instruct him to correct the deficiency and/or stop work, as appropriate for the situation. Garver will also record the observance, the discussion, and the actions taken. If the Contractor continues without satisfactory corrective action, Garver will notify the COBC immediately, so that appropriate action under the COBC's contract with the Contractor can be taken.

III. Additional Services

Additional Services is to be authorized as needed after written confirmation by the COBC.

1. Easement and Property Acquisition
2. Subsurface Utility Engineering (SUE)
3. Geotechnical Investigation
4. Environmental Site Assessment

IV. Extra Work

The following items are not included under this agreement but will be considered as extra work:

1. Traffic Control Plan (TCP);
2. Redesign for the COBC's convenience or due to changed conditions after previous alternate direction and/or approval.
3. Submittals or deliverables in addition to those listed herein.
4. Design of any utilities relocation beyond those listed herein.
5. Services after construction, such as warranty follow-up, operations support, etc.
6. SCADA design or programming services of any kind.
7. Arc flash or other power system studies.

Appendix A

ITEM #7.

V. Schedule

Garver shall begin work under this Agreement within ten (10) days of a Notice to Proceed and shall complete the work in accordance with the schedule below:

Phase Description	Calendar Days
Kickoff Meeting	5 days from Notice to Proceed
Topographic Survey and Draft Geotechnical Report	75 days from Kickoff Meeting
Deliver 60% Design Documents	60 days from receipt of Topographic Survey, Environmental Site Assessment, and Draft Geotechnical Report
60% Design Workshop	14 days after delivery of 60% Design Documents
Deliver 90% Design Documents	45 days from 60% Design Workshop
90% Design Workshop	14 days after delivery of 90% Design Construction Documents
Submit Bid-Ready Design Documents and TCEQ Design Report to Permitting	30 days from 90% Design Workshop

*Note: for planning purposes, 10 days are assumed for COBC review from receipt of a DRAFT submittal until comments are expected to be received.

Exhibit B**City of Bay City, Texas
North Water Plant Design and Construction Phase Services****SUMMARY**

Task	Cost
TASK I - Program Management and DWSRF Funding	\$ 35,860.00
TASK II - Project Administration	\$ 37,144.00
TASK III - 60% Design Deliverable	\$ 166,514.00
TASK IV - 90% Design Deliverable	\$ 118,674.00
TASK V - Package Permitting Set	\$ 14,496.00
TASK VI - Bid-Ready Design Deliverable	\$ 65,424.00
TASK VII - Bidding Services	\$ 10,550.00
TASK VIII - TWDB Coordination	\$ 14,720.00
TASK IX - Construction Phase	\$ 283,720.00
Total Cost	\$ 747,102.00

RESOLUTION 2021-R-_____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BAY CITY, TEXAS
RECOGNIZING THE APPOINTMENT OF JAMES FOLSE TO BOARD OF
DIRECTORS TO REINVESTMENT ZONE NUMBER ONE, CITY OF BAY CITY,
TEXAS (DOWNTOWN).**

WHEREAS, the City of Bay City, Texas created Reinvestment Zone Number One, City of Bay City, Texas (Zone) on November 19, 2015 under City Ordinance Number 1556; and

WHEREAS, City Ordinance Number 1556 created a nine (9) member Board of Directors (Board) for the Zone; and

WHEREAS City Ordinance Number 1556 allows each taxing unit that levies taxes on real property in the Zone and contribute tax increment to the Zone to appoint a member to the Board per Chapter 311 of the Texas Tax Code (Act); and

WHEREAS, City Ordinance Number 1556 requires four of the directors to be initially appointed for two-year terms and five of the directors to be initially appointed to a one-year term, with all subsequent terms being two-year terms; and

WHEREAS, City Ordinance Number 1556 requires that if a taxing unit received two director's positions, the term of the positions shall not expire in the same year; and

WHEREAS the City of Bay City initially appointed William Bell, Jr. to be on the Board; and

WHEREAS, these specific appointees are to serve for a period of two (2) year terms; and

WHEREAS, William Bell, Jr. has resigned from the Board; and,

WHEREAS, it is the desire of the City to appoint James Folse to serve a term of two (2) years.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY
OF BAY CITY, TEXAS THAT:**

Section 1. Findings. The foregoing recitals are hereby found to be true and correct and hereby adopted by the City Council and made a part hereof for all purpose a finding of fact.

Section 2. Recognition of Appointment. The City recognizes: James Folse, to serve a term of two years.

APPROVED AND ADOPTED on this the 26th day of October, 2021.

Robert K. Nelson, Mayor
City of Bay City, Texas

ATTEST:

Jeanna Thompson, City Secretary
City of Bay City, Texas

RESOLUTION 2021-R-_____

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BAY CITY, TEXAS
RECOGNIZING THE APPOINTMENT OF JULIE ESTLINBAUM TO BOARD OF
DIRECTORS TO REINVESTMENT ZONE NUMBER TWO, CITY OF BAY CITY,
TEXAS (DOWNTOWN).**

WHEREAS, the City of Bay City, Texas created Reinvestment Zone Number Two, City of Bay City, Texas (Zone) on November 19, 2015 under City Ordinance Number 1557; and

WHEREAS, City Ordinance Number 1557 created a nine (9) member Board of Directors (Board) for the Zone; and

WHEREAS City Ordinance Number 1557 allows each taxing unit that levies taxes on real property in the Zone and contribute tax increment to the Zone to appoint a member to the Board per Chapter 311 of the Texas Tax Code (Act); and

WHEREAS, City Ordinance Number 1557 requires four of the directors to be initially appointed for two-year terms and five of the directors to be initially appointed to a one-year term, with all subsequent terms being two-year terms; and

WHEREAS, City Ordinance Number 1557 requires that if a taxing unit received two director's positions, the term of the positions shall not expire in the same year; and

WHEREAS the City of Bay City initially appointed William Bell, Jr. to be on the Board; and

WHEREAS, these specific appointees are to serve for a period of two (2) year terms; and

WHEREAS, William Bell, Jr. has resigned.

WHEREAS, it is the desire of the City to appoint Julie Estlinbaum to serve a term of two (2) years.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF BAY CITY, TEXAS THAT:

Section 1. Findings. The foregoing recitals are hereby found to be true and correct and hereby adopted by the City Council and made a part hereof for all purpose a finding of fact.

Section 2. Recognition of Appointment. The City recognizes: Julie Estlinbaum, to serve a term of two years.

APPROVED AND ADOPTED on this the 26th day of October, 2021.

Robert K. Nelson, Mayor
City of Bay City, Texas

ATTEST:

Jeanna Thompson, City Secretary
City of Bay City, Texas

Matagorda County Appraisal District

2225 Avenue G
Bay City, Texas 77414
979-244-2031

October 13, 2017

Mayor Robert K Nelson & City of Bay City Council
Attn: City of Bay City City Secretary Jeanna Thompson
1901 5th Street
Bay City, TX 77414

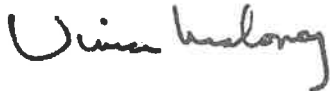
RE: Official Ballot for voting on the 2022/2023 Matagorda County Appraisal District Board of Directors.

Enclosed is the official ballot to vote on the 2022/2023 Board of Directors for the Matagorda County Appraisal District. This is an agenda item for the governing body and will need a resolution from the governing body attached to the completed ballot. Each ballot has the number of votes to be cast by the voting entity.

The voting entity's ballot and resolution must be received by the Chief Appraiser no later than December 14, 2021. You may email to mcad@co.matagorda.tx.us or you can mail to Vince Maloney, Chief Appraiser, Matagorda County Appraisal District, 2225 Avenue G, Bay City, Texas 77414.

If you have any questions, please do not hesitate to call 979-244-2031.

Sincerely,



Vince Maloney
Chief Appraiser

RESOLUTION NO. R - 2021 - _____

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BAY CITY, TEXAS, AUTHORIZING THE CASTING OF THE CITY'S OFFICIAL BALLOT FOR APPOINTMENT OF MEMBERS TO THE MATAGORDA COUNTY APPRAISAL DISTRICT BOARD OF DIRECTORS FOR THE TERM OF JANUARY 1, 2022, THROUGH DECEMBER 31, 2023.

WHEREAS, Pursuant to Chapter 6 of the Texas Property Tax Code, the City of Bay City is authorized to nominate and vote on the appointment of a member or members to the Board of Directors of the Matagorda County Appraisal District; and

WHEREAS, Pursuant to Chapter 6 of the Texas Property Tax Code, the City of Bay City may vote on each candidate for each position to be filed on the Board of Directors; and

WHEREAS, The Chief Appraiser of Matagorda County Appraisal District has delivered written notification to the City of Bay City of its right to cast 325 votes for a candidate or candidates for appointment to the board of directors: and

WHEREAS, The City Council of the City of Bay City has determined it is in the public interest to cast votes for the person(s) as candidate(s) for appointment to the board of directors of the Matagorda County Appraisal District as reflected in the City's "Official Ballot":

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF BAY CITY, TEXAS, THAT:

The "Official Ballot", attached hereto and incorporated by reference herein for all purposes, reflects the votes of the City of Bay City for candidate(s) for appointment to the board of directors of the Matagorda County Appraisal District.

The City Secretary is authorized and directed to submit the "Official Ballot" to the Matagorda County Appraisal District and to take all other reasonably necessary action to fulfill the intent of this Resolution.

PASSED AND APPROVED AT BAY CITY TEXAS THIS _____ DAY OF _____, 2021.

Robert K. Nelson, Mayor
City of Bay City

ATTEST:

APPROVED TO FORM:

Jeanna Thompson, City Secretary

Ann Marie Odefey, City Attorney

Official Ballot

Matagorda County Appraisal District Board of Directors Election For Term 2022 2023

Issued To: City of Bay City

Number of Votes: 325

List of Candidates:

David Cobb	Votes Received	_____
Jay Kennedy	Votes Received	_____
Tony Kucera Jr	Votes Received	_____
Carolyn Thames	Votes Received	_____
Peter Zamarrippa	Votes Received	_____
Stephen Zapalac	Votes Received	_____

Date: _____

Mayor Robert K Nelson
City of Bay City

S.B. 621. Section 6.03(g) Requires the above action to be taken by resolution, therefore; please attach a copy of the resolution to this ballot and return to: Vince Maloney, Chief Appraiser, Matagorda County Appraisal District, 2225 Avenue G, Bay City, Texas 77414.

Ballots & Resolution should be received by the appraisal district no later than December 14, 2021.