

**MINUTES OF THE REGULAR WORK SESSION OF THE CITY COUNCIL OF
THE CITY OF BAYTOWN**

September 10, 2009

The City Council of the City of Baytown, Texas, met in a Regular Work Session on Thursday, September 10, 2009 at 5:30 P.M. in the Council Chamber of the Baytown City Hall, 2401 Market Street, Baytown, Texas with the following in attendance:

Lena Yepez	Council Member
Lynn Caskey	Council Member
Brandon Capetillo	Council Member
Terry Sain	Council Member
David McCartney	Council Member
Scott Sheley	Council Member
Stephen DonCarlos	Mayor
Garrison C. Brumback	City Manager
Bob Leiper	Deputy City Manager
Kevin Troller	Assistant City Manager
Ignacio Ramirez	City Attorney
Leticia Garza	Interim City Clerk
Keith Dougherty	Sergeant at Arms

Mayor DonCarlos convened the September 10, 2009, Regular Work Session of the City Council with a quorum present at 5:30 P.M.

1. DISCUSSION

a. Wetlands Center Summer Science Camps - Parks and Recreation.

City Manager, Garry Brumback introduced Ms. Tracey Prothro, Superintendent of Natural Resources Programs to presented a PowerPoint presentation reviewing ten weeks of the 2009 Eddie V. Gray Wetlands Education and Recreation Center Summer Science Camps; each camp had 20 participants ranging from the 1st to the 10th grade and was very successful in its curriculum and field trips.

b. Discuss Industrial District Agreements (IDA) - City Management.

City Manager, Garry Brumback indicated that the purpose of Industrial District Agreements (IDA's) is to encourage the establishment of economic growth and responsible industry in the City. There are three accomplishment goals in creating this agreement and they are: (1) to be simple and fair, (2) a revenue source for the City of Baytown; and (3) to promote economic development.

Mr. Brumback stated that the elimination of the Pre-HCAD Necessity of Annexation was taken out of the agreement and that the components to be discussed would be included in all 30 of the current industrial district agreements. Overall, the policy reflects that (1) with few exceptions, the City will not regulate industrial districts in the same manner as property in the City; (2) provisions established for the industrial payments in lieu of taxes will be based on the annual tax rate (3) the City will not provide services to the Industrial District and (4) with limited exceptions, the City would not annex property under an IDA.

The reasoning for the proposed agreement is to continue the fixed value rate for the industrial districts due to the success of previous IDA agreements and adding a 1% to each year for beautification. If the industry submits a project request for qualification by the City that is agreed upon, the City will reimburse the industry in an amount not to exceed 1%; however, if the industry does not undertake a project that qualifies, the 1% will go into a beautification fund that shall be used by the City for beautification purposes anywhere in the City.

During the discussion, Mr. McCartney suggested that the industries have an additional tax on rates not just the new construction, but also on existing projects and structures. Mr. Sain commented to be mindful of the industries that are not visible. Mr. Sheley suggested that the 1% be used for other City projects and not just industry beautification. Mr. Caskey agreed with Mr. McCartney on considering the use IDA models from neighboring cities to tax new and existing construction. Ms. Yepez stated that in regards to property taxes, they are impacted not just by local industry, but also by the type and quality development that comes into the City. Mr. Capetillo agreed to the 1% being collected but was skeptical about how the refund or incentive program would work logistically.

Mayor DonCarlos requested for the next work session to begin at 4:30 with only the IDA agreements for discussion and requested that members of Council review and study all pertinent information regarding this items prior to this session.

2. APPOINTMENTS**a. Baytown Beautification Advisory Commission - Interim City Clerk.**

The Council discussed (2) appointments to the Baytown Beautification Advisory Commission.

City Manager Brumback stated that the Baytown Beautification Advisory Commission is a nine member board that promotes the public interest in the general improvement of the City's environment, cleanliness and beautification.

Members are appointed by City Council to serve in two year terms and must be Baytown residents. Currently, there are two vacancies on this Commission, (1) resulting by the passing of Mr. Lawrence Wallace and (2) with the resignation of Mr. Garrett Drake.

Mr. Bobby Lintelman and Mr. Richard Tunstall, both Baytown residents have requested Council's consideration to serve on this Commission and complete the unexpired terms for Mr. Wallace and Mr. Drake; their applications are attached for review. If appointed, their terms would expire on September 30, 2010.

All of Council agreed on the two applicants considered to serve on the Baytown Beautification Advisory Commission.

3. ADJOURN

Mayor DonCarlos adjourned the September 10, 2009, Regular Work Session of the City Council at 6:40 P.M.

Leticia Garza, Interim City Clerk
City of Baytown