

Justin Ray, Mayor  
Andrew Mitcham, Council Position No. 1  
Greg Holden, Council Position No. 2  
Bobby Warren, Council Position No. 3  
James Singleton, Council Position No. 4  
Gary Wubbenhorst, Council Position No. 5



Austin Bleess, City Manager  
Lorri Coody, City Secretary  
Leah Hayes, City Attorney

## Jersey Village City Council Special Meeting Agenda

Notice is hereby given of a Special Meeting of the City Council of the City of Jersey Village to be held on Monday, October 8, 2018 at 7:00 p.m. at the Civic Center, 16327 Lakeview Drive, Jersey Village, Texas, for the purpose of considering the following agenda items. All agenda items are subject to action. The City Council reserves the right to meet in closed session on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

### **A. CALL TO ORDER AND ANNOUNCE A QUORUM IS PRESENT**

### **B. FISCAL 2018-2019 MUNICIPAL BUDGET ITEMS**

1. Conduct the second public hearing giving all persons interested the right to appear and to be heard on the proposal to increase total tax revenues from properties on the tax roll in the preceding tax year by 1.41 percent (percentage by which proposed tax rate exceeds the lower of rollback tax rate or effective tax rate calculated under Chapter 26, Tax Code.)

### **C. SPECIAL SESSION ITEMS**

1. Consider Resolution No. 2018-65, authorizing the City Manager to apply for a grant from FEMA to elevate homes. *Austin Bleess, City Manager*
2. Consider Resolution No. 2018-66, authorizing the City Manager to apply for a grant from FEMA for mitigation reconstruction projects. *Austin Bleess, City Manager*
3. Consider Resolution No. 2018-67, authorizing the City Manager to apply for a grant from FEMA to plan for mitigation projects. *Austin Bleess, City Manager*

### **D. ADJOURN**

### **CERTIFICATION**

I, the undersigned authority, do hereby certify in accordance with the Texas Open Meeting Act, the Agenda is posted for public information, at all times, for at least 72 hours preceding the scheduled time of the meeting on the bulletin board located at City Hall, 16327 Lakeview, Jersey Village, TX 77040, a place convenient and readily

accessible to the general public at all times, and said Notice was posted on the following date and time: October 5, 2018 at 12:15 p.m. and remained so posted until said meeting was convened.

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Lorri Coody, TRMC  
City Secretary

In compliance with the Americans with Disabilities Act, the City of Jersey Village will provide for reasonable accommodations for persons attending City Council meetings. Request for accommodations must be made to the City Secretary by calling 713 466-2102 forty-eight (48) hours prior to the meetings. Agendas are posted on the Internet Website at [www.jerseyvillage.info](http://www.jerseyvillage.info).



**CITY COUNCIL  
CITY OF JERSEY VILLAGE, TEXAS  
AGENDA REQUEST**

**AGENDA DATE:** October 8, 2018

**AGENDA ITEM:** B1

**AGENDA SUBJECT:** Conduct Second Public Hearing on proposed tax rate.

**Department/Prepared By:** Lorri Coody      **Date Submitted:** August 30, 2018

**EXHIBITS:** [Public Hearing Notice](#)  
[Notice of 2018 Tax Year Proposed Property Tax Rate](#)  
[TV Notice](#)  
[Presentation](#)  
[Public Hearing Script](#)

**BUDGETARY IMPACT:**

**CITY MANAGER APPROVAL:**

**BACKGROUND INFORMATION:**

Section 26.05(d) of the Tax Code provides that Council cannot adopt a tax rate that exceeds the lower of the rollback tax rate or the effective tax rate calculated until two public hearings on the proposed tax rate have been conducted.

On October 1, 2018, Council conducted the first public hearing. Tonight is the second of the two public hearings required by the Texas Tax Code.

**RECOMMENDED ACTION:**

Conduct the second public hearing giving all persons interested the right to appear and to be heard on the proposal to increase total tax revenues from properties on the tax roll in the preceding tax year by 1.41 percent (percentage by which proposed tax rate exceeds lower of rollback tax rate or effective tax rate calculated under Chapter 26, Tax Code.)

❖ Before closing the public hearing the Mayor shall make the following statement in accordance with Section 26.06 (d) of the Tax Code:

***The City Council will meet on Monday, October 15, 2018 at 7:00 p.m. at the Civic Center, 16327 Lakeview Drive, Jersey Village, Texas, for the purpose of voting on the proposed tax rate.***

# NOTICE OF 2018 TAX YEAR PROPOSED PROPERTY TAX RATE FOR JERSEY VILLAGE

A tax rate of \$0.742500 per \$100 valuation has been proposed for adoption by the governing body of Jersey Village. This rate exceeds the lower of the effective or rollback tax rate, and state law requires that two public hearings be held by the governing body before adopting the proposed tax rate.

The governing body of Jersey Village proposes to use revenue attributable to the tax rate increase for the purpose of Flood Mitigation Projects and Improvement of Public Facilities.

PROPOSED TAX RATE	\$0.742500 per \$100
PRECEDING YEAR'S TAX RATE	\$0.742500 per \$100
EFFECTIVE TAX RATE	\$0.742992 per \$100
ROLLBACK TAX RATE	\$0.715990 per \$100

The effective tax rate is the total tax rate needed to raise the same amount of property tax revenue for Jersey Village from the same properties in both the 2017 tax year and the 2018 tax year.

The rollback tax rate is the highest tax rate that Jersey Village may adopt before voters are entitled to petition for an election to limit the rate that may be approved to the rollback rate.

## YOUR TAXES OWED UNDER ANY OF THE ABOVE RATES CAN BE CALCULATED AS FOLLOWS:

$$\text{property tax amount} = (\text{rate}) \times (\text{taxable value of your property}) / 100$$

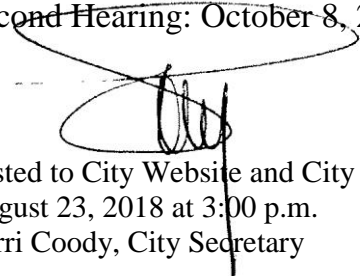
For assistance or detailed information about tax calculations, please contact:

ISABEL KATO  
Jersey Village Tax Assessor-Collector 16327  
Lakeview Dr. Jersey Village TX 77040  
713-466-2104  
ikato@ci.jersey-village.tx.us  
jerseyvillage.info

You are urged to attend and express your views at the following public hearings on the proposed tax rate:

First Hearing: October 1, 2018 at 7:00 PM at 16327 Lakeview Dr. Jersey Village, TX 77040.

Second Hearing: October 8, 2018 at 7:00 PM at 16327 Lakeview Dr. Jersey Village, TX 77040.

  
Posted to City Website and City Bulletin Board  
August 23, 2018 at 3:00 p.m.  
Lorri Coody, City Secretary





# Jersey Village

## A Texas Star Community





## **Notice of Public Hearings on Tax Increase**

**October 1, 2018 at 7:00 PM**

**October 8, 2018 at 7:00 PM**

**City of Jersey Village Civic Center, 16327 Lakeview Drive**



# Notice of Public Hearings on Tax Increase

The City of Jersey Village will hold two public hearings on a proposal to increase total tax revenues from properties on the tax roll in the preceding tax year by 1.41 percent (percentage by which proposed tax rate exceeds lower of rollback tax rate or effective tax rate calculated under Chapter 26, Tax Code). Your individual taxes may increase at a greater or lesser rate, or even decrease, depending on the change in the taxable value of your property in relation to the change in taxable value of all other property and the tax rate that is adopted.

The public hearing will be held on October 1, 2018 at 7:00 PM and October 08, 2018 at 7:00 PM at City of Jersey Village Civic Center 16327 Lakeview Dr. Jersey Village, Texas.



## Notice of Public Hearings on Tax Increase

A Tax Rate of \$0.7425 per \$100 valuation has been proposed for adoption by the governing body of Jersey Village. This rate exceeds the lower of the effective or rollback tax rate, and state law requires that two public hearings be held by the governing body before adopting the proposed tax rate.

<b>PROPOSED TAX RATE</b>	<b>\$0.742500</b>
<b>PRECEDING YEAR'S TAX RATE</b>	<b>\$0.742500</b>
<b>EFFECTIVE TAX RATE</b>	<b>\$0.742992</b>
<b>ROLLBACK TAX RATE</b>	<b>\$0.715990</b>





## **Notice of Public Hearings on Tax Increase**

**The average taxable value of a residence homestead in City of Jersey Village last year was \$238,262. Based on last year's tax rate of \$0.742500 per \$100 of taxable value, the amount of taxes imposed last year on the average home was \$ 1,793.44.**



## **Notice of Public Hearings on Tax Increase**

**The average taxable value of a residence homestead in City of Jersey Village this year is \$245,441. If the governing body adopts the rollback tax rate for this year of \$0.715990 per \$100 of taxable value, the amount of taxes imposed this year on the average home would be \$1.776.47.**



## **Notice of Public Hearings on Tax Increase**

**If the governing body adopts the proposed tax rate of \$0.742500 per \$100 of taxable value, the amount of taxes imposed this year on the average home would be \$1842.25.**

**Members of the public are encouraged to attend the hearings and express their views.**





## **Important Numbers Dial 911 for Emergency**

<b>Main City Phone Number:</b>	<b>713-466-2100</b>
<b>After Hours:</b>	<b>713-466-5824</b>
<b>Non Emergency Fire:</b>	<b>713-466-2130</b>
<b>Non Emergency Police:</b>	<b>713-466-5824</b>





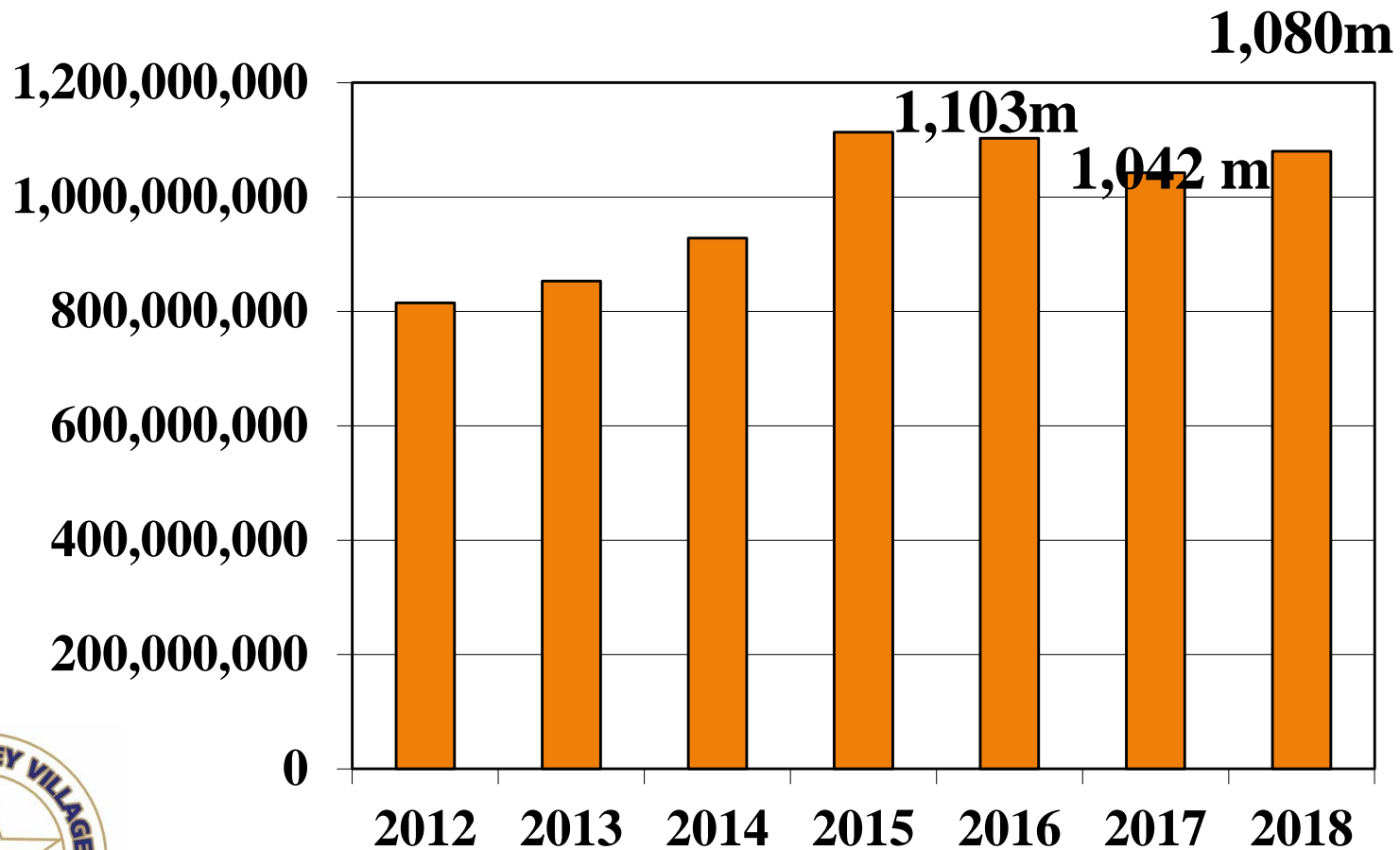
# Jersey Village

## A Texas Star Community

# City of Jersey Village Property Tax Rate Fiscal Year 2018-2019



# Property Values



# PROPERTY VALUES BY CATEGORY WITH SUBSTANTIAL CHANGES

- Real – Vacant -23%
- Real – Vacant Commercial -48%
- Tangible – Industrial 35%
- Tangible – Commercial -24%





# Historical Assessed Valuation

2012	814.5
2013	853.0
2014	928.0
2015	1,113.0
2016	1,103.0
2017	1,042.0
2018	1,080.0



# Tax Rates

■ Current	0.74250
■ Effective	0.742992
■ Rollback	0.715990
■ Proposed	0.74250



# Effective Tax Rate

The effective tax rate generates the same amount of revenue in the new fiscal year on taxable property that was in tax roll the previous year



# Rollback Tax Rate

The rollback tax rate is the sum of the Rollback Maintenance & Operations rate and Debt Service rate.





# Property Tax Rate (per \$100)

	2017-2018	2018-2019	Difference
Debt Service	0.211923	0.126099	-.085824
Operations &			
Maintenance	0.530577	0.616401	.085824
<b>TOTAL</b>	<b>0.74250</b>	<b>0.74250</b>	<b>0.00000</b>



# Property Tax Revenue

	2017-2018	2018-2019	Difference
Debt Service	2.27m	1.36 m	-0.91m
Operations & Maintenance	5.60m	6.65m	1.05m
<b>TOTAL</b>	<b>7.87m</b>	<b>8.01m</b>	<b>0.14m</b>



# Definitions

- Operations & Maintenance Rate:  
Salaries, Supplies, Day to Day Operations
- Debt Service:  
Interest and Principal on bonds and other  
debt secured by Property Tax



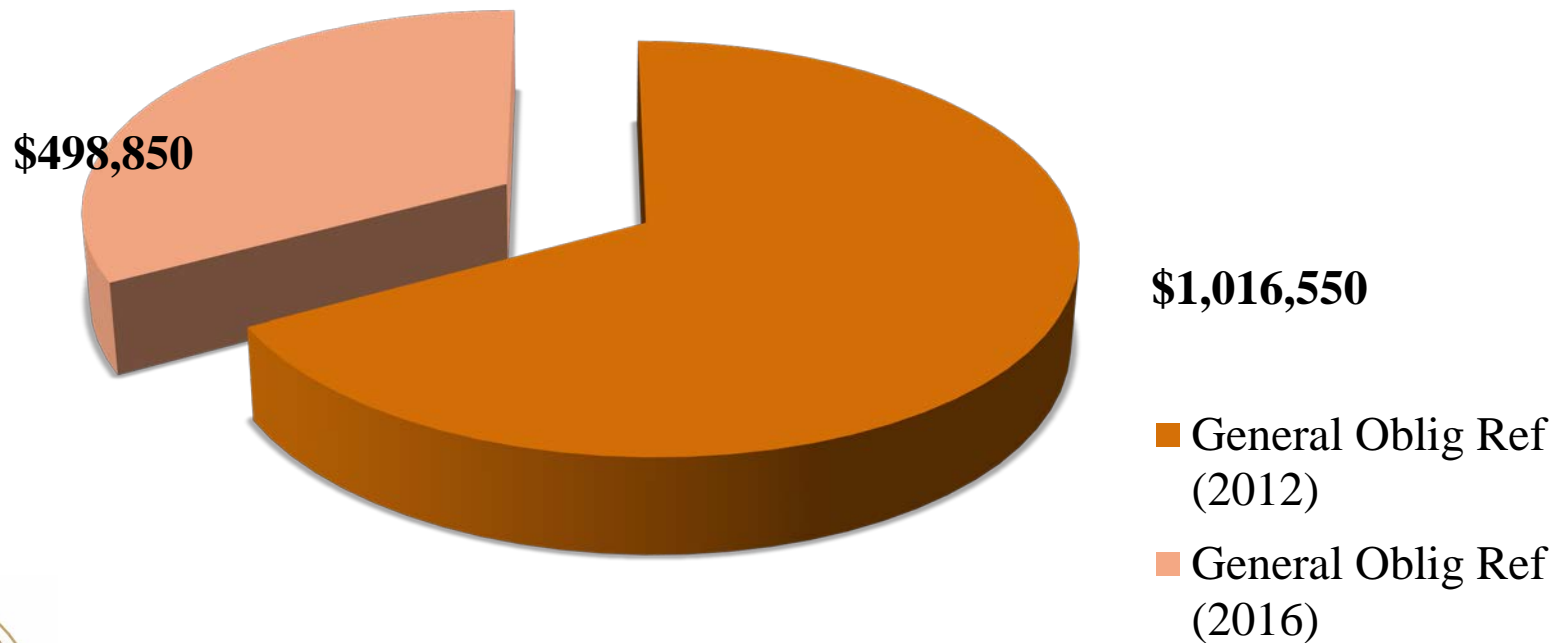
# Historical Tax Rate

2012	.74250
2013	.74250
2014	.74250
2015	.74250
2016	.74250
2017	.74250
2018	.74250
2019	.74250 (proposed)

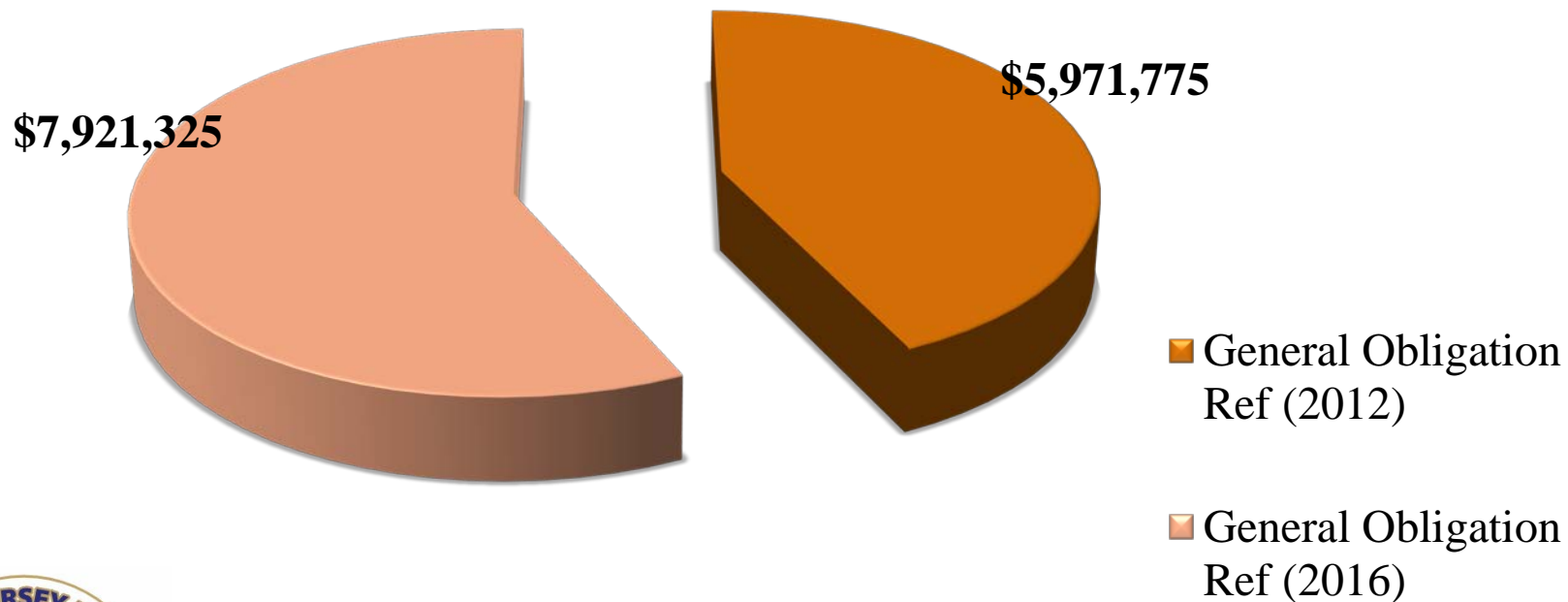




# FY 18-19 Debt Service Payments



# TOTAL DEBT SERVICE



# QUESTIONS



# MAYOR

## Script for Second Public Hearing on Tax Rate Increase

### Read Item B1 on the Council Agenda - then say:

I now call to order this second public hearing on the City of Jersey Village's proposal to increase total tax revenues from properties on the tax roll in the preceding tax year by 1.41 percent. Everyone desiring to speak at this hearing should complete a public hearing comment card, and present the card to the City Secretary.

The purpose of today's hearing is to give all interested parties the right to appear and be heard the City's proposal to increase total tax revenues from properties on the tax roll in the preceding tax year by 1.41 percent.

I would now like to request the City Finance Director, Isabel Kato, to summarize the subject of this public hearing.

**(Once Isabel completes her summary, call the first person signing up to speak).**

**(After everyone has spoken . . . or if no one desires to speak, make the following statement :)**

The City Council will meet on Monday, October 15, 2018 at 7:00 p.m. at the Civic Center, 16327 Lakeview Drive, Jersey Village, Texas, for the purpose of voting on the proposed tax rate.

**(Then close the public hearing by saying):**

There being no one (else) desiring to speak, I now close this second public hearing on the City's proposal to increase total tax revenues from properties on the tax roll in the preceding tax year by 1.41 percent.

**CITY COUNCIL  
CITY OF JERSEY VILLAGE, TEXAS  
AGENDA REQUEST**

**AGENDA DATE:** October 8, 2018

**AGENDA ITEM:** C1

**AGENDA SUBJECT:** Discuss and take action on FEMA application for flood mitigation projects

**Department/Prepared By:** Austin Bleess, City Manager **Date Submitted:** October 5, 2018

**EXHIBITS:** [Resolutions 2018-65](#) - Authorizing FEMA Home Elevation Application

<b>BUDGETARY IMPACT:</b>	Required Expenditure:	\$0
	Amount Budgeted:	\$0
	Appropriation Required:	\$0

**CITY MANAGER APPROVAL:** AB

**BACKGROUND INFORMATION:**

Based upon the workshop held earlier this resolution would authorize the City Manager to apply for grant funding to elevate homes. It would also commit the city to paying the required match for the grant program.

**RECOMMENDED ACTION:** To approve Resolution 2018-65, authorizing the City Manager to apply for a grant from FEMA to elevate homes.

**MOTION:** To approve Resolution 2018-65, authorizing the City Manager to apply for a grant from FEMA to elevate homes.

**RESOLUTION NO. 2018-65**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF JERSEY VILLAGE, TEXAS, AUTHORIZING THE CITY MANAGER TO APPLY FOR A GRANT FROM FEMA TO ELEVATE HOMES.**

**WHEREAS**, the Jersey Village City Council finds it in the best interest of the citizens of the City of Jersey Village that the City submit and accept granting from FEMA for home elevations under the HMA Grant Program; and

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF JERSEY VILLAGE, TEXAS, THAT:**

**Section 1.** The City Council authorizes the submission of applications for the FEMA FY18 HMA Grant Program to elevate homes within the City of Jersey Village.

**Section 2.** The City Council authorizes the City Manager, the authorized official, to execute all documents in regard to the requested funds, which includes the power to apply for, accept, reject, alter, or terminate the grant.

**Section 3.** The City Council assures the City of Jersey Village will comply with all rules set by this funding program.

**Section 4.** The City Council assures the City of Jersey Village will fund the local share requirement of the projects.

**PASSED AND APPROVED** this 8<sup>th</sup> day of **October, A.D., 2018.**

\_\_\_\_\_  
Justin Ray, Mayor

**ATTEST:**

\_\_\_\_\_  
Lorri Coody, City Secretary





**CITY COUNCIL  
CITY OF JERSEY VILLAGE, TEXAS  
AGENDA REQUEST**

**AGENDA DATE:** October 8, 2018

**AGENDA ITEM:** C2

**AGENDA SUBJECT:** Discuss and take action on FEMA application for flood mitigation projects

**Department/Prepared By:** Austin Bleess, City Manager **Date Submitted:** October 5, 2018

**EXHIBITS:** [Resolutions 2018-66](#) - Authorizing FEMA Mitigation Reconstruction Application

<b>BUDGETARY IMPACT:</b>	Required Expenditure:	\$0
	Amount Budgeted:	\$0
	Appropriation Required:	\$0

**CITY MANAGER APPROVAL:** AB

**BACKGROUND INFORMATION:**

Based upon the workshop held earlier this resolution would authorize the City Manager to apply for grant funding for mitigation reconstruction.

**RECOMMENDED ACTION:** To approve Resolution No. 2018-66, authorizing the City Manager to apply for a grant from FEMA for mitigation reconstruction projects.

**MOTION:** To approve Resolution No. 2018-66, authorizing the City Manager to apply for a grant from FEMA for mitigation reconstruction projects.

**RESOLUTION NO. 2018-66**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF JERSEY VILLAGE, TEXAS, AUTHORIZING THE CITY MANAGER TO APPLY FOR A GRANT FROM FEMA FOR MITIGATION RECONSTRUCTION PROJECTS.**

**WHEREAS**, the Jersey Village City Council finds it in the best interest of the citizens of the City of Jersey Village that the City submit and accept granting from FEMA for mitigation reconstruction under the HMA Grant Program; and

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF JERSEY VILLAGE, TEXAS, THAT:**

- Section 1.** The City Council authorizes the submission of applications for the FEMA FY18 HMA Grant Program for mitigation reconstruction projects within the City of Jersey Village.
- Section 2.** The City Council authorizes the City Manager, the authorized official, to execute all documents in regard to the requested funds, which includes the power to apply for, accept, reject, alter, or terminate the grant.
- Section 3.** The City Council assures the City of Jersey Village will comply with all rules set by this funding program.

**PASSED AND APPROVED** this 8<sup>th</sup> day of **October**, A.D., **2018**.

\_\_\_\_\_  
Justin Ray, Mayor

**ATTEST:**

\_\_\_\_\_  
Lorri Coody, City Secretary



**CITY COUNCIL  
CITY OF JERSEY VILLAGE, TEXAS  
AGENDA REQUEST**

**AGENDA DATE:** October 8, 2018

**AGENDA ITEM:** C3

**AGENDA SUBJECT:** Discuss and take action on FEMA application for flood mitigation projects

**Department/Prepared By:** Austin Bleess, City Manager **Date Submitted:** October 5, 2018

**EXHIBITS:** [Resolutions 2018-67](#) - Authorizing FEMA PDM Application

<b>BUDGETARY IMPACT:</b>	Required Expenditure:	\$0
	Amount Budgeted:	\$0
	Appropriation Required:	\$0

**CITY MANAGER APPROVAL:** AB

**BACKGROUND INFORMATION:**

Based upon the workshop held earlier this resolution would authorize the City Manager to apply for grant funding to for the E127 project. This resolution also commits the city to funding the cost share of the project. As this would be a joint project with HCFCD they would reimburse the city for some or all of the costs share required.

**RECOMMENDED ACTION:** To approve Resolution 2018-67, authorizing the City Manager to submit the grant application to FEMA for the E127 mitigation project.

**MOTION:** To approve Resolution 2018-67, authorizing the City Manager to apply for a grant from FEMA to plan for mitigation projects.

**RESOLUTION NO. 2018-67**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF JERSEY VILLAGE, TEXAS, AUTHORIZING THE CITY TO APPLY FOR A GRANT FROM FEMA TO PLAN FOR MITIGATION PROJECTS.**

**WHEREAS**, the Jersey Village City Council finds it in the best interest of the citizens of the City of Jersey Village that the City submit and accept granting from FEMA for mitigation projects under the PDM Grant Program; and

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF JERSEY VILLAGE, TEXAS, THAT:**

**Section 1.** The City Council authorizes the submission of applications for the FEMA FY18 PDM Grant Program for the E127 mitigation project within the City of Jersey Village.

**Section 2.** The City Council authorizes the City Manager, the authorized official, to execute all documents in regard to the requested funds, which includes the power to apply for, accept, reject, alter, or terminate the grant.

**Section 3.** The City Council assures the City of Jersey Village will comply with all rules set by this funding program.

**Section 4.** The City Council assures the City of Jersey Village will fund the local share requirement of the projects.

**PASSED AND APPROVED** this 8<sup>th</sup> day of **October**, A.D., **2018**.

\_\_\_\_\_  
Justin Ray, Mayor

**ATTEST:**

\_\_\_\_\_  
Lorri Coody, City Secretary

