



**City of Freeport**  
Meeting and/or Executive Session Agenda

This meeting will be live streamed via YouTube Live and may be accessed on the City of Freeport Facebook page: <https://www.facebook.com/freeporttexas> or by visiting <https://www.youtube.com/@cityoffreeporttx8375/streams>

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Monday, August 18, 2025, 6:00 PM | Council Chamber | 430 North Brazosport Blvd. , Freeport, Texas 77541

In accordance with Section 551.043 of the Texas Government Code, this agenda has been posted at Freeport City Hall, and distributed to the appropriate news media within the required time frame. All meetings of the Freeport City Council are open to the public. Public participation and written comments are invited on all open session business items.

The Mayor and City Council request that cell phones be turned off or set to vibrate. Members of the audience are requested to step outside to conduct a phone conversation. The Council Chamber is wheelchair accessible and special parking is available outside the building. If special accommodation is required, please contact the City Secretary a minimum of 72 hours in advance at 979-233-3526.

### **1: Call to Order:**

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- 1A. Call to Order - Jerry Cain, Mayor
- 1B. Invocation - Councilman
- 1C. Pledges - Pledge of Allegiance to the United States; Pledge of Allegiance to the State of Texas.
- 1D. Audience Participation – Anyone who has registered to speak prior to the meeting being called to order and desires to address the City Council will be heard at this time, or during the discussion of an item listed on the agenda. These forms are located by the City Secretary. After completing the form, give it to the City Secretary. She will give it to the Mayor. The Mayor will call on you when that item is presented, once a motion has been made by Council then public participation will not be allowed. You will have four (4) minutes to make your comments regardless of the number of agenda items to be addressed.

### **2: Consent Agenda:**

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All items listed are part of the Consent Agenda. Public Hearing and review are held collectively unless opposition is presented, in which case the contested item will be heard separately.

- 2A. Action regarding Minutes, August 4, 2025 - Clarisa Fernandez, City Secretary
- 2B. Action approving Resolution No. 2025-2944 accepting the actions of the City of Freeport Employee Benefits Trust.- Donna Fisher, Human Resources Director
- 2C. Action approving Monthly Financials through July 31, 2025- Ashlee Hurst, Finance Director



### **3: Proclamations - Presentations and Updates**

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- 3A. Employee Recognitions—Employee of the Month, Julian Gonzalez, Patrol Officer, Freeport Police Department.-Dan Pennington, Interim City Manager
- 3B. Presentation-Planting for our communities.-Representatives from DOW and Houston Wilderness
- 3C. Receive for filing the Audited Financial Report and Auditor's Opinion for Fiscal Year ended September 30, 2024. Presentation by Brooks Watson and Company.-Ashlee Hurst, Finance Director
- 3D. Presentation-Water and Sewer Rate Increase and Proposed Budget Items-Ashlee Hurst, Finance Director
- 3E. Update on Cybersecurity Training Requirement and Cloud Compliance Transition.-Toby Cohen, IT Director
- 3F. Update from AmeriWaste regarding Services.-Jaclyn Hildreth, AmeriWaste Representative
- 3G. Upcoming Events -
  - KidFest,Downtown Freeport, September 6th, 3:00P.M.-7:00P.M.
  - Coffee with a Cop, Starbucks and McDonalds, October 1st, 8:00A.M.-10:00A.M.
  - National Night Out with Freeport Police, Fire and EMS, Freeport Municipal Park, October 7th, 6:00P.M.-8:00P.M.
  - Blue Santa Golf Tournament, Freeport Golf Course, October 10th
  - Fright Night 2025, Freeport Municipal Park, October 23rd, 6:00P.M.-9:00P.M.

### **4: Business**

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- 4A. Consideration and possible action approving Ordinance No. 2025-2743 amending agenda item submission deadlines to comply with HB 1522.(Dan Pennington)
- 4B. Consideration and possible action approving the proposed 2025 Annual Street Lighting Plan.(Laura Cramer)
- 4C. Consideration and possible action approving Ordinance No. 2025-2744 amending Section 16-39 regarding Prohibited Conditions Enumerated.(Chief Jennifer Howell)
- 4D. Consideration and possible action approving the Special Interlocal Agreement for streets project between Brazoria County and the City of Freeport Fiscal Year 2025-2026.(Ashlee Hurst)
- 4E. Consideration and possible action approving the purchase of the replacement Veterans Memorial Monument from West Memorials.(Ashlee Hurst)
- 4F. Consideration and possible action approving Ordinance 2025-2745 adjusting the water and sewer rates, and approving the Resolution amending the Master Fee Schedule to reflect the same.(Ashlee Hurst)

- 4G. Consideration and possible action approving Resolution No. 2025-2945 adopting Chapter 5.23, Subsection B - Internal Software Management Policy, into the City of Freeport Policy Handbook.(Toby Cohen)
- 4H. DISCUSS AND TAKE POSSIBLE ACTION ON REAL PROPERTY UPDATES from staff regarding the following City and EDC real estate transactions:
- Development of OA Fleming property
  - Realty World property off Skinner Street with Development and Litigation updates
  - Maddox development off Skinner Street - please include all current agreements with Maddux in packet to Council
  - Clinton Wong residential development off Second Street- with Development, MUD, and Legal Updates
  - EDC 8.8 acres on the Brazos with Environmental, Boardwalk Development and Litigation updates
  - EDC Downtown Properties on W Park Avenue with Business and Development Updates
  - Downtown City Hall - Rehab and FEMA Updates (Councilman Pena)
- 4I. Discuss and take possible action to adopt Robert's Rules of Orders as the governing procedure for city council meetings and all board meetings of the city, to conform with long-held practice. (Councilman Pena )

## **5: Work Session**

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The City Council may deliberate and make inquiry into any item specifically listed as a Subsection under the itemized Sections A-F below, an item appearing on the City Council agenda for this meeting, on matters related to community events, or on matters that are not within the jurisdiction of the City for consideration by City Council. The City Council may not deliberate on any City matters not specifically disclosed under this Work Session or on this posted City Council Meeting agenda. City Council members and the Mayor always reserve the right to request that a matter be placed on a future agenda for consideration.

- A. Councilman Pena Ward A announcements and comments.
- B. Councilman Davis Ward B announcements and comments.
- C. Councilman Matamoros Ward C announcements and comments.
- D. Councilman Rossow Ward D announcements and comments.
- E. Mayor Jerry Cain announcements and comments.
- F. City Manager announcements and comments.

## **6: Executive Session**

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The City Council may take action on any Executive Session item posted. 551.071. Texas Government Code. Consultation with Attorney. The City Council may convene in executive session to conduct a private consultation with its attorney on any legal posted agenda item, when the City Council seeks advice of its attorney about pending or contemplated litigation, a 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 clearly conflicts with the provisions of Chapter 551, including the following items:

- 6A. Executive Session regarding a.) Texas Government Code, Section 551.074: (Personnel Matters): to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee or to hear a complaint or charge against an officer or employee; Legal Services. b.) Texas Government Code, Section 551.071: (Consultation with Attorney):

DISCUSS AND TAKE POSSIBLE ACTION ON REAL PROPERTY UPDATES from staff regarding the following City and EDC real estate transactions:

- Development of OA Fleming property
- Realty World property off Skinner Street with Development and Litigation updates
- Maddox development off Skinner Street - please include all current agreements with Maddox in packet to Council
- Clinton Wong residential development off Second Street- with Development, MUD, and Legal Updates
- EDC 8.8 acres on the Brazos with Environmental, Boardwalk Development and Litigation updates
- EDC Downtown Properties on W Park Avenue with Business and Development Updates
- Downtown City Hall - Rehab and FEMA Updates (Councilman Pena)

Discuss and take possible action to adopt Robert's Rules of Orders as the governing procedure for city council meetings and all board meetings of the city, to conform with long-held practice. (Councilman Pena)

#### **7: Reconvene into Open Session:**

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- 7A. Take any action resulting from Executive Session.

#### **8: Adjournment**

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- 8A. Adjournment – Jerry Cain, Mayor

Items not necessarily discussed in the order they appear on the agenda. The Council at its discretion may take action on any or all of the items as listed. This notice is posted pursuant to the Texas Open Meeting Act. (Chapter 551, Government Code).

The City Council reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices) and 551.087 (Economic Development).

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CERTIFICATE I certify the foregoing notice was posted in the official glass case at the front door of the City Hall, with 24 hours a day public access, 1201 North Avenue H., Freeport Texas, before 6:00 p.m. in accordance with Open Meetings Act.



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Clarisa Fernandez,  
City Secretary, City of Freeport, Texas



State of Texas

County of Brazoria

City of Freeport

BE IT REMEMBERED, that the City Council of Freeport, Texas met on Monday, August 4, 2025 at 6:00 PM at the Freeport Council Chamber located at 430 North Brazosport Blvd. , Freeport Texas for the purpose of considering the following agenda items:

City Council: Mayor Jerry Cain  
Councilman Jeff Pena  
Councilman Jarvis Davis  
Councilman George Matamoros  
Councilman Winston Rossow

Staff: Daniel Pennington, Interim City Manager  
Chris Duncan, Interim City Attorney  
Clarisa Fernandez, City Secretary  
Ashlee Hurst, Finance Director  
Toby Cohen, IT Director  
Donna Fisher, Human Resource Director  
Laura Cramer, GIS/Property Manager  
Rudy Ragle, Public Works Director  
Jennifer Howell, Police Chief  
Chris Motley, Fire Chief  
Wade Dillon, Museum Manager  
Nick Meek, Public Works Department

|           |                 |                  |
|-----------|-----------------|------------------|
| Visitors: | David McGinty   | Ron Bachman      |
|           | Melanie Oldham  | Margaret Bachman |
|           | Kenneth Hayes   | Pamela Dancy     |
|           | Carol Parker    | Linda Marshall   |
|           | Mark Parker     | Con McCleester   |
|           | Ruben Renobato  | Diane McCleester |
|           | Shonda Marshall |                  |

### **Call to Order:**

#### Call to Order - Jerry Cain, Mayor

Mayor Cain called the regular scheduled meeting of the Freeport City Council to order at 6:00P.M. on August 4, 2025, declaring a quorum was present.

#### Invocation - Councilman

Councilman Rossow led the Invocation.

#### Pledges - Pledge of Allegiance to the United States; Pledge of Allegiance to the State of Texas.

Councilman Rossow led the Pledge of Allegiance to the United States and the Pledge of Allegiance to the State of Texas.

Audience Participation – Anyone who has registered to speak prior to the meeting being called to order and desires to address the City Council will be heard at this time, or during the discussion of an item listed on the

agenda. These forms are located by the City Secretary. After completing the form, give it to the City Secretary. She will give it to the Mayor. The Mayor will call on you when that item is presented, once a motion has been made by Council then public participation will not be allowed. You will have four (4) minutes to make your comments regardless of the number of agenda items to be addressed.

Museum Manager Wade Dillon shared the following updates with the Mayor, City Council, and City of Freeport. He began by thanking them and then provided an update from the Freeport Historical Museum. He stated that the museum's shark exhibit, which runs through August 13th, has reached a total of 4,072 visitors. He also reported that the museum's Facebook page now has 9,131 followers, making it the most-followed museum in Brazoria County on the platform. Mr. Dillon emphasized the importance of continuing to produce quality content and engaging the community to bring more people into the museum. He announced that the next exhibit, titled Class in Session: Freeport's Educational Heritage, will open on September 6th. He said Programs Coordinator Loretta has been working on the upcoming exhibit and noted that it will be free to the public. He closed by encouraging everyone to attend.

Melanie Oldham addressed the Mayor, City Manager, and City Council, specifically acknowledging Councilman Davis. She introduced herself and stated she lives at 1206 West Broad. She mentioned she had just returned to town the night before and quickly reviewed the supporting documents that morning. She spoke on two main issues. First, she commented on the Council's potential discussion about whether to obtain a copy of the "Pena trial" transcript. She shared that she attended the "Pena trial" and, although she missed the morning session where Mr. Pena may have testified. She shared that she attended the afternoon portion of the trial and described the courtroom setup, behind the prosecutors sat Cindy Cain, Desiree Pearson, Nicole, Sam, the Barnetts, Donna Fisher, George, and Clarissa. On the other side were Mr. Pena's friends, family, and supporters. She said she sat in the middle and listened. Ms. Oldham stated that within two hours, it was clear to her that the case against Mr. Pena was so trumped up there was no way a jury would have found him guilty, calling it a waste of City time and money. She said she witnessed the former City attorney get caught not telling the truth on the witness stand. After being presented with emails between him and Mr. Pena, and said he misunderstood the question and basically did not tell the truth. She said Mr. Kelty testified that a group told him to go after Mr. Pena, and he instructed Mr. Selleck to "get him any way you can." Mr. Selleck's investigator, she added, testified that he was only told to talk to a few people and then drop the case. She expressed disappointment in former leadership, including David Olson, for allegedly lying on the stand, and said they were caught doing so. She emphasized the importance of all Council members reading the transcript and remarked that Tom Selleck's frequent entry and exit from the courtroom made her nervous. Ms. Oldham then turned to the topic of public comment and the work session. She said the work session should never have been removed and called it so wrong, arguing that it silenced not just targeted individuals but all citizens of Freeport. She stressed that months passed when the public could not hear from their individual Council members. She referenced a comment that the work session would stay as long as everybody behaves and urged the Council to keep it on the agenda if they truly want to hear from the public.

Manning Rollerson said he returned from New York City last night after seeing for himself that migrants were not murderers, rapists, drug dealers, assassins, but innocent Latino families, some here for generations, being put in cages and separated by the same type of government as in Freeport, Texas. He said the government ignores public opinion and health. He said his wife was jailed in New York protesting toxic poisoning in their community while sick with cancer. He called it sad that local government cannot be trusted, with wedges in the community keeping people divided, and urged unity by removing those wedges. He stated he would choose youth for Mayor Pro tem because they are the future, but said his grandmother's and mother's dreams had failed Freeport for 57 years due to harmful economic policies and toxic rivers and waters. He questioned when the truth about summer deaths from drinking water would be told, criticized



giving 89% of water to manufacturing through a desalination plant, and said it would not work in a community already burdened by toxic industries. He noted Freeport's 57 years of industrial growth has left it below the federal poverty level, said the City is dying, and opposed leaving the EDC house open or spending \$500,000 in taxpayer money on a private soccer field. He called for that money's return if not public and said public funds should serve the public. He announced plans for a protest during Freeport's Centennial, citing the 1932 segregation order, and concluded by saying we got to change this.

### **Consent Agenda:**

Action regarding Minutes, July 15, 2025 and July 21, 2025-Clarisa Fernandez, City Secretary

Action approving changing the date of the first meeting in September 2025 due to Labor Day Holiday to Tuesday, September 2, 2025-Clarisa Fernandez, City Secretary

Action approving Resolution No. 2025-2941 for the Joint Election Agreement and Contract for Election Services with the County Clerk of Brazoria County, Texas and the City of Freeport-Clarisa Fernandez, City Secretary

Approval of Road Closures for 15th annual KIDFEST-Wade Dillon, Museum Manager

A motion was made by Councilman Matamoros to approve the Consent Agenda as presented, seconded by Councilman Davis with all present and voting "Aye" 4-1. The Council approved the motion. Councilman Pena voted "Nay".

### **Proclamations - Presentations and Updates**

Upcoming Events-Freeport Historical Museum, Shark Exhibit, May 24-August 13.

Interim City Manager Dan Pennington gave updates on upcoming events.

Presentation of the Updated Proposed Budget Fiscal Year 2025-2026-Ashlee Hurst, Finance Director

Finance Director Ashlee Hurst presented the attached presentation titled "Exhibit A" to the Council on the Updated Proposed Budget Fiscal Year 2025-2026. Ms. Hurst began by stating that tonight's presentation was intended to provide updates on changes to the proposed budget since it was last presented. She shared that the Council also received the first showing of the newly designed digital budget book. She noted that this document was made possible by the 2025 Council-approved budget book purchase. She explained that the software used to create the book is very finicky and welcomed any feedback to help ensure the final product is something everyone is happy with. Ms. Hurst added that once the budget is officially adopted, the software will be embedded on the City's website for digital presentation and navigation. She concluded by stating that questions would be answered at the end of the presentation to the best of her ability.

Councilman Pena raised several questions regarding potential alternatives to increasing rates. He inquired about the possibilities of selling more water to cover the growing costs and suggested reviewing the City's contract with the Brazosport Water Authority (BWA) to explore options for better alignment with current circumstances. He remarked on the importance of finding a balance between covering expenses and not overburdening residents, given Freeport's low average household income. He emphasized the necessity of a comprehensive understanding of the city's contract with BWA and the need for a pro-development approach to potentially increase revenues, thereby reducing the need for drastic rate hikes.

Discussion on City's Role in BWA Water Contract-Kenneth Hayes

Kenneth Hayes addressed the Mayor, City Council, and Mr. Pennington. He stated that BWA was formed in

1987 with all the current member cities. He noted that all parties agreed at that time to the dollar amounts and water volumes under the current contract. He suggested that the Council consider the importance of water sales, mentioning that in the month of May, usage exceeded the allocation by 600,000 gallons. He warned against being short-sighted, emphasizing that water is the most precious resource and that losing the contract could mean it may not be regained. He said Angleton uses more water than Freeport, and Lake Jackson uses about the same. He pointed out that other cities have wells, while Freeport and Brazoria do not and rely solely on BWA. He explained BWA operates on a \$28 million budget with about 8% profit after debt service and noted BWA is not a taxing authority. He said all member Cities have a board member, except Surfside and Jones Creek, which opted out from the beginning. He mentioned that Freeport can sell water to Surfside due to a pipeline, but not to other towns due to lack of infrastructure. He said hauling water by truck is possible, though likely not practical. He described one instance where a new industry in Surfside at Bridge Harbor would have used nearly 50% more water than what is currently available in excess. He said they receive 2 million gallons of water per day and is currently using around 48 million gallons a month. He emphasized that there is not a large buffer in usage. He added that the City pays BWA \$279,000 monthly. He explained that BWA is not profiting significantly but is paying for facility improvements and drilling three wells for future desalination. He noted desalination would occur through the Oro plant once completed. He clarified that another referenced desalination plant is only for industrial, not potable water.

## **Public Hearings**

### **Public Hearing: Updated Proposed Budget Fiscal Year 2025-2026.**

Mayor Cain opened the Public Hearing at 7:14PM.

Melanie Oldham thanked the Council for looking closely at the budget this year. She said she was trying to understand the water department and asked if it had not been handled correctly for years, stating that money had been pulled from the general fund to cover it and that it had been in the red. She asked if this had been going on for a decade plus and whether there was a new law. Interim City Manager Dan Pennington explained that in his prior City, transfers were made from the water and sewer fund into the general fund to pay for overhead, giving examples such as portions of the finance director and HR salaries but transferred about 3 million in Pasadena into the general fund and here it has been working backwards to plug holes. He mentioned that last year was a deficit and this year's issues are compounded by rate increases from BWA and Veolia and the meter payment. Ms. Oldham asked if a CFO had never caught this before? Finance Director Ashlee Hurst responded that in a recent meeting at City Hall, she explained the adopted budget last year included a deficit. She said the revenues and expenses looked fine until the transfer line was considered. She said she explained to the Council she is not comfortable doing that this way, this is not how it should be being done and this is how I propose we do it. She added that they are trying to build the budget based on that logic going forward and make the public aware. She also noted the water and sewer fund has an outstanding loan from the general fund from a few years back and that \$150,000 of the debt obligation is repayment of that loan. Mr. Pennington said the fund is in a structural deficit and that if nothing changes, it will continue to get worse. He explained that enterprise funds are supposed to offset costs and typically make a return of around 3–4%, like they did in Pasadena. Ms. Oldham asked if there were any solutions other than raising water rates again by 10% or 20%. Mr. Pennington said Mr. Pena mentioned some options and that they would evaluate usage rates, Surfside's use, and what is available. Ms. Oldham said for 10–15 years, for whatever reason, they were pulling money out of the general fund to cover the water. Mr. Pennington said the debt mentioned by Ms. Hurst and said that last year they took money out again. He said previous surpluses had likely been whittled down because increases were not passed on to users. Ms. Hurst acknowledged that a rate increase is not popular and said that was not why it was being discussed. She said it was being discussed because it is going to continue to get worse if something is not done to fix it. Mr. Pennington noted that one of the City's financial policies requires the issue to be brought forward. He said just like Ms. Hurst said it is an uncomfortable conversation that we have to have and emphasized the importance of transparency. Ms. Oldham noted that 65% of Freeport's citizens are low income and knows

difficult decisions will need to be made, but added also consider who are your constituents. She shared that years ago she attended the meetings for BWA and thanked Mr. Hayes for being their representative. She said that in 1987, all seven cities signed 50-year contracts and asked if Freeport could decrease the amount. She said she did not know if they could actually ask BWA to decrease the amount of water. Mr. Pennington said that Mr. Hayes mentioned it could be decreased, but said there may be disadvantages unless another City like Angleton wanted to increase their lot. She asked if that would be temporary, and noted that another drought is inevitable. She mentioned Dow Chemical's water rights to the Brazos River and said the Council needs to consider whether giving away any of their water is smart. She said the incident in May, when Gladio had a major leak, caused the City to go over its water use but added that is pretty rare from what she understands. She ended by thanking the Council for bringing the matter forward.

Councilman Pena said he had a comment following Ms. Oldham's question. He said at the end of last year's budget, the accounting was done incorrectly. He thanked the staff for bringing forward the tough news, saying, we can not fix it if we do not know what it is. He said it had been confirmed that the budget last year was not done properly and that it was not presented in a way that made the issue visible or understandable. He noted that an audit company is coming in to evaluate whether the City is in compliance and doing it all the right ways. He said he was surprised, yet again, as a Council member to be learning that auditors had flagged things, and they had not been reported to the Council. He added and if it was, this Councilman did not hear it. He questioned whether those same practices were illegal, but certainly unprofessional and lacking transparency were also used in other years prior. He asked if there had been any opportunity to audit or review those years, naming 2022–2023 specifically, and whether similar problems were found. He said that kind of fuzzy accounting is exactly why the Council is in its current position, because the issues were not caught early enough to make the right decisions. He added that he always say he does not know why previous staff just did not own up to your problems, that is a sign of leadership—owning up to the problems that you are responsible for. He thanked staff for bringing the issue forward and asked if it could be determined how far back those poor accounting practices occurred, and in which year, if the information was available. Finance Director Ashlee Hurst said yes, and she explained that when preparing to meet with the Council and present the educational infographic, she only went back two years due to time constraints. She said that she and the Chief felt it was very important to try to educate as someone not in the accounting world may not necessarily know how to read them when looking at those lines and maybe that is what happened last year but they did bring it up at that meeting saying last year was not right and will definitely go back and look at those other years. Councilman Pena said he would be curious to see the records going back to 2020, his first year on Council, and mentioned that the Mayor had been on Council in 2019. He also said he would like to know who the auditors were at the time and noted that the City moved not to use them again. He thanked staff for bringing the issues forward, stating we can not heal the wound unless we pull off the Band-Aid and see what is underneath.

Melanie Oldham said she has always been interested in City budgets and looks at them along with the audits every year. She said the auditors look at both the EDC budget and the City budget and have identified serious issues, such as lack of internal controls and material. She questioned how long these issues were allowed to continue without the Council being informed, and said a good CFO should have fixed these problems a long time ago like the City has now.

Councilman Pena asked whether the City CFO is now in charge of the EDC's finances. Finance Director Ashlee Hurst responded that she is able to review EDC financials and confirmed that their fund balance had been misstated, which she corrected and presented to the EDC Board around December. Councilman Pena asked whether there had been a pattern of misreporting at the EDC. Councilman Pena said he saw in the audience members were nodding, and said he wanted that included as part of the review. He emphasized the importance of shining a light on any mishandling and holding people accountable.

Pamela Dancy said that since the last meeting, she has begun to gain more confidence in Ms. Hurst's work.

She said in the past, Ms. Cathy had misled them on various things, such as not paying employee taxes, hiding money, and causing fines. Ms. Dancy said the situation is improving, and she feels they are finally seeing more transparency. She emphasized that the public can accept mistakes as long as the truth is told and appreciated the honesty from current staff. She said that in the past, transparency was lacking and brought up attending a trial herself, calling it wasted money. She complimented the current efforts and said she liked the interaction they were receiving from staff. Ms. Dancy also said she did not like when people compared Freeport to other cities without noting that Freeport is smaller and has less revenue. She said that while comparisons can be useful, they should be appropriately framed. She said she was glad Mr. Pennington was on board, appreciated seeing Mr. Duncan present, and referenced a false comment made about him at a previous meeting. She concluded by saying she appreciated what the staff were doing and thanked them.

Councilman Davis asked who the auditor turns the audit in to once completed, and who is responsible for relaying the message to the Council? Finance Director Ashlee Hurst responded that the auditors bring the audit directly to the Council and present it once it is complete. She noted that the audits are also available to the public and posted on the City's website for access. Councilman Davis said they are now getting a better breakdown and picture of what all of that means.

Mayor Cain closed the Public Hearing at 7:32P.M.

## **Business**

Consideration and possible action approving a report by the City Secretary regarding a Petition filed on February 13, 2025 on behalf of the Freeport Police Officers Association, requesting a proposition be placed on the November 2025 ballot to be voted for or against to read: For or Against Adoption of the Fire Fighters' and Police Officers' Civil Service Law.

Interim City Manager Dan Pennington stated that on February 13th, 2025, the City Secretary received a petition from Hans Marticiuc on behalf of the Freeport Police Officers Association to include on the ballot of the next uniform election date, November 4th of 2025, a proposition to vote for or against the adoption of the Firefighter and Police Officer Civil Service Law. He said Section 143 of the Local Government Code states that a municipality may hold an election to adopt or repeal this chapter as provided by the section. He noted that Section B says if the governing body of the municipality receives a petition requesting an election that is signed by a number of qualified voters equal to at least 10% of the number who voted in the most recent municipal election, the governing body shall order an election submitting to the voters the question of whether the chapter should be adopted. He stated that the election must be held on the first authorized uniform election date prescribed by Chapter 41 of the Election Code that occurs after the petition is filed and allows sufficient time to comply with other legal requirements. He said staff recommended the accepting of the report by the City Secretary regarding the petition filed on February 13th of 2025.

Interim City Attorney Chris Duncan said he wanted to point out that under state law, whenever a petition is presented with the necessary signatures and the City population is over 10,000 people, it is not a choice but mandatory to order the election. He said he confirmed that with some other Cities with civil service agencies and also with the State that it is mandatory that you order the election once an acceptable petition is filed. He explained that the Council may still choose not to make a motion or vote against it, but at that point, court intervention might be necessary if someone files to require the election to occur. He added that the first sentence of the statute is misleading when it says the Council "may adopt that section," clarifying that in some circumstances the Council could adopt it without an election. However, if a sufficient petition is filed, the Council is required to order the election and let the citizens decide.

A motion was made by Mayor Cain to approve a report by the City Secretary regarding a Petition filed on February 13, 2025 on behalf of the Freeport Police Officers Association, requesting a proposition be placed on the November 2025 ballot to be voted for or against to read: For or Against Adoption of the Fire

Fighters' and Police Officers' Civil Service Law, seconded by Councilman Davis with all present and voting "Aye" 4-1. The Council approved the motion. Councilman Matamoros voted "Nay".

Consideration and possible action approving Ordinance No. 2025-2739 calling for a special election to be held on November 4, 2025 for the purpose of submitting to the qualified voters of the City of Freeport a proposition providing for or against the adoption of the fire fighters' and police officers' civil service law; providing for a joint election on November 4, 2025, with other entities contracting with Brazoria County for such joint election; providing for election precincts and polling places; providing for repeal; providing for severability.

Interim City Manager Dan Pennington said the ordinance orders a special election for the City of Freeport to be conducted on November 4, 2025, for the purpose of allowing qualified voters to vote for or against the adoption of the firefighters and police officers civil service law. He said the ordinance outlines the procedures, ballot language, polling locations, and administrative requirements for the election. He stated that staff recommends approval of the ordinance calling the special election to be held on November 4, 2025, to submit to the voters the proposition regarding adoption of the firefighters and police officers civil service law pursuant to Chapter 143 of the Texas Local Government Code.

A motion was made by Mayor Cain to approve Ordinance No. 2025-2739 calling for a special election to be held on November 4, 2025, for the purpose of submitting to the qualified voters of the City of Freeport a proposition providing for or against the adoption of the fire fighters' and police officers' civil service law; providing for a joint election on November 4, 2025, with other entities contracting with Brazoria County for such joint election; providing for election precincts and polling places; providing for repeal; providing for severability, seconded by Councilman Rossow with discussion that followed.

Councilman Davis asked if the ordinance was required, and Interim City Attorney Chris Duncan confirmed yes, explaining that once the petition is filed, the Council must pass the ordinance to call the election as required.

Councilman Pena asked if the Council could table it for more time, and Interim City Attorney Chris Duncan responded that while tabling is always an option, there are election deadlines that must be met. He said he had not looked at the calendar but warned that delaying could risk missing ballot deadlines. He said he believed the deadline was 60 days out, which may allow the ordinance to be tabled and brought back at the next meeting, if that is what the Council wanted. Councilman Pena thanked him and said that was his next question, noting that the timetable would need to be reverse-engineered. He expressed concern about why the City was doing this at all and said he wanted to ask about tabling the first item but voted in favor out of solidarity with first responders. He reiterated his support for first responders but also emphasized the need to take care of the broader community. He said he had not heard a good reason from other municipal leaders about why civil service is needed in their cities. He said the Freeport Police Department unionized for good reasons due to frustration with the previous City leadership, which is now gone. Councilman Pena recalled that back in February, he requested a meeting with the Police Association and the petition representatives and asked again for such a meeting before deciding whether this is necessary. He said there is now new leadership in place, including Mr. Pennington and Ms. Hurst, and asked the Council to reconsider passing the ordinance and instead table it. He said there is still time to do so and requested a meeting with the association leadership and legal representatives from both sides to decide the best path forward. He emphasized the need to make responsible use of the time and not rush a critical matter. Mr. Chris Duncan responded that under state law and the City Charter, once a petition is turned in, there is a process by which individuals can withdraw their signatures. He said he did not know offhand if it was too late now that the petition had already been filed but noted that withdrawing signatures could be a possibility.

Mayor Cain said he echoed Councilman Pena's concerns, saying he had not spoken with many people who thought civil service was a good idea for Freeport. He clarified that voting to place the item on the ballot does not mean he supports the proposition, nor that he would advocate for it. He said it was a petition signed

by the citizens of Freeport.

Councilman Davis said he had also spoken to officers from other Cities who did not think civil service was good for Freeport. He noted that the petition had already been submitted and that it would now be up to the citizens to decide.

Mayor Cain called the motion to a vote with all present and voting "Aye" 4-1. The Council approved the motion. Councilman Matamoros voted "Nay".

Consideration and possible action approving Ordinance No. 2025-2740 amending sections 48.320 and 48.321 of the Code, and adding section 48.326 to specify the due date of payments, implementation of a late fee, and disconnection fee, and disconnection dates and procedures to establish better practices.

Finance Director Ashlee Hurst explained that the ordinance would provide the necessary provisions to establish clear and consistent utility billing practices within the department. She said that as the City continues to evolve the utility billing department, having these procedures set forth in the code would remove uncertainty. She said the ordinance would also allow for the creation of a Utility Billing Policy document that outlines all billing procedures, again leaving no room for confusion. She said the item stemmed from a previous review that revealed utility billing was not operating in line with current code. By approving the ordinance, she said indisputable billing practices would be put in place to improve future operations. She explained that while the ordinance establishes specific dates for current processes, there would be no change for customers as previously the dates are currently not specific in the code and they are left up to interpretation. She said her interpretation is different than what the current policies are. She said staff wished to establish this ordinance that sets forth the processes the way it is being done now. Ms. Hurst said this creates the black and white to establish accountability which is the main goal.

A motion was made by Councilman Matamoros to approve Ordinance 2025-2740 amending Sections 48.320, 48.321, and adding Section 48.326 as presented, seconded by Mayor Cain with discussion that followed.

Councilman Pena asked for clarification on due dates, late fees, and penalties. Finance Director Ashlee Hurst explained that bills are due on the 5th, while the code currently says the late fee could apply on the 6th, in practice it is not added until 4 p.m. on the 12th. A penalty notice is mailed on the 13th. If payment is not received by the 20th, a \$40 fee is added, and disconnections occur on the 21st. She said this is how it has been done, and nothing is changing for customers. Interim City Manager Dan Pennington added that the ordinance simply aligns the code with current practice. Mayor Cain added none of the fees are increasing. Councilman Pena emphasized that he appreciated the seven-day grace period.

Mayor Cain called the motion to a vote with all present and voting "Aye" 5-0. The Council unanimously approved the motion.

Consideration and possible action to set the public hearing for the Fiscal Year 2025-2026 Budget.

Finance Director Ashlee Hurst said staff recommended holding the public hearing for the fiscal year 2025–2026 budget on Tuesday, September 2, 2025, with adoption on the same date. She stated that on July 21, the Interim City Manager and Finance Director presented the proposed budget for FY 2025–2026, and it was filed with the City Secretary and posted on the city website as required by Local Government Code Section 102.005. She explained that per Section 102.006 of the Local Government Code, the City must hold a public hearing on the proposed budget, allowing any person to attend and participate. She said the governing body must set the hearing for a date after the 15th day the budget is filed with the Municipal Clerk, but before the date the governing body adopts the tax levy. She confirmed that the notice of the hearing was published in compliance with Section 102.005(b) of the Local Government Code.

A motion was made by Councilman Matamoros to hold a Public Hearing for the Fiscal Year 2025-2026



budget on Tuesday, September 2nd, 2025, seconded by Councilman Davis with discussion that followed.

Councilman Pena discussed the scheduling of the public hearing for the budget. He noted that the second is on a Tuesday due to Labor Day falling on Monday. Finance Director Ashlee Hurst said September 1 is a holiday and this had been approved earlier in the meeting. Councilman Pena expressed concern that attendance and participation are typically much lower immediately following a holiday. He asked if there was still time to hold the hearing on a later date. Finance Director Ashlee Hurst recommended holding the hearing on September 2 as planned, stating that if another meeting was needed, the Council could regroup. She noted that the public has had more input during this budget cycle than in past years, so it may not be necessary. She reminded the Council that the budget must be adopted by September 15.

Mayor Cain agreed that there was no need to wait until the last minute if it could be avoided. Councilman Pena asked if they could hold a special meeting, noting that such meetings had been held before.

Mayor Cain called the motion to a vote with all present and voting "Aye" 4-1. The Council approved the motion. Councilman Pena voted "Nay".

Consideration and possible action to approve Resolution No. 2025-2942 amending the City of Freeport's Investment Policy.

Finance Director Ashlee Hurst stated that Chapter 2256 of the Texas Government Code, also known as the Public Funds Investment Act, requires an annual review of the City's investment policy and a resolution approving any changes. She explained the only proposed change was to update the list of authorized investment officers to reflect current positions. Specifically, it would remove the Assistant Finance Director position and replace it with the Staff Accountant position. She stated the purpose of the investment policy is to provide direction for investing City funds and to comply with Chapter 2256 of the Texas Government Code, which requires entities to adopt a written investment policy covering funds under their control. The policy outlines methods, procedures, and practices to ensure effective and judicious fiscal management of City funds. Staff recommended approval of the resolution.

A motion was made by Councilman Matamoros to approve Resolution 2025-2942 amending the City of Freeport's Investment Policy as presented, seconded Councilman Rossow with discussion that followed.

Councilman Pena asked why a Staff Accountant was being added as an authorized investment officer. Finance Director Ashlee Hurst clarified that the change did not affect any bank signatories. She explained that the Staff Accountant is a designated investment officer who has the requirement of taking a ten-hour training and assists her in preparing investment reports. She added that the Assistant Finance Director position no longer exists. Councilman Pena asked if the change would impact bonding requirements for the accounting department. Ms. Hurst responded that the Staff Accountant has no access to bank accounts or financial decision-making authority and only assists with reporting. Councilman Pena then asked if the CFO and City Manager are bonded currently? Ms. Hurst said yes, and the City Secretary were properly bonded. Ms. Hurst said yes, and indicated the amounts were approximately \$200,000 for the City Manager, but she would double-check.

Councilman Pena said he recalled a previous conversation during the Covarrubias incident, when it was discussed that bonding levels for the City Manager and CFO needed to be \$1 million. Ms. Hurst said that was not the directive she was given but agreed to verify.

Mayor Cain called the motion to a vote with all present and voting "Aye" 5-0. The Council unanimously approved the motion.

Consideration and possible action approving Ordinance No. 2025-2741 for Budget Amendment #1 for Fiscal Year 2025.

Finance Director Ashlee Hurst stated that the amendment offsets expenditures through excess revenues in

the General Fund, resulting in a net zero overall impact. She explained the amendment also allocates carryover project costs from various funds. She said in the Main Street Department, including a transfer of excess salary from the Museum Manager position to the Main Street budget for the remainder of the fiscal year. In the Municipal Court Department, she said additional expenses are being added to the credit card fee line item because those charges had previously been expensed to the wrong department. She identified and corrected the mistake, noting that the department did not originally have enough budgeted for that item. The additional expense will be offset by excess revenue and miscellaneous income. In the Emergency Management Department, funding is being added to cover a fuel-related charge, also offset by excess revenue and miscellaneous income. Ms. Hurst noted that the Facilities and Grounds Fund needs to allocate the City match amount for generator grants approved by Council on June 2. The amendment also allocates rollover project costs for the Fire and Golf departments from the 2023–2024 budget year. Some of these expenses will be offset by excess revenue and interest income, with the remaining balance covered by the fund balance and the State and Narcotics Chapter 59 Fund this amendment also allocates the City’s overage for the Ballistic Shield Grant and Vehicle Radio Grant that Council approved on February 18. Most of those costs can be offset by excess revenue and interest income; the rest will be covered by the fund balance. For the Water and Sewer Fund, the amendment allocates grant expenses to the fund and offsets those expenses with the grant revenue. In the Port Projects Fund, the amendment allocates rollover project expenses from FY 2024, including costs for the soccer field, port lift station, and wastewater treatment plant improvement project. These expenses will be offset by the fund balance. Additionally, it includes a request to move the port lift station overage project cost from the Vehicle Equipment Fund to the Port Projects Fund, as approved by Council on May 5. She recommended approval of the budget amendment ordinance.

A motion was made by Councilman Matamoros to approve Ordinance No. 2025-2741 for Budget Amendment #1 for Fiscal Year of 2025, seconded by Councilman Davis with discussion that followed.

Mayor Cain said normally toward the end of the year there is a cleanup budget amendment and assumed this was that type of amendment. Finance Director Ashlee Hurst agreed and said there would likely be one more as they get closer to year-end. Mayor Cain said it was impressive that this was the first amendment of the year and credited staff for that accomplishment.

Councilman Pena stated the reason this is the first amendment so late in the year was likely due to staff turnover and the need to clean house. He asked what the total amount of overages was for the Museum Manager’s salary. Finance Director Ashlee Hurst said \$20,000 was being moved from the Museum to Main Street, with that \$20,000 spread across various Main Street line items.

Councilman Pena then asked what the total dollar amount would be if all the money used in the amendment were put back into the General Fund before any allocations. Ms. Hurst responded that for the General Fund, that amount would be \$50,270. Councilman Pena asked whether all the departments listed—including Municipal Court, Emergency Management, Facilities and Grounds, State Narcotics, Water and Sewer, Port Projects, and Vehicle Equipment—were sharing in that \$50,000. Ms. Hurst clarified that the \$50,270 was just for the General Fund, not all funds involved. Councilman Pena expressed concern, asking how much was being used to fill in gaps due to mismanagement, shortages, or unforeseen expenses. He referenced a recent discussion a big "whoopsie" on the water issues and said that hearing there may be another amendment soon raises red flags. Ms. Hurst responded that she would call them “whoopsies,” but rather a result of grant projects and rollover items not being budgeted as encumbrances. She emphasized that much of the amendment was for items the Council had already approved. Councilman Pena said he had confusion about why a formal budget amendment was being done if the Council had already approved the projects. Ms. Hurst clarified that although Council had approved the projects, the amendment was necessary to formally adjust the budget. Interim City Manager Dan Pennington said particularly in cases where construction or other expenses exceeded the original budget. The amendment reconciles the differences between what was budgeted and the true costs. Councilman Pena referred to page 225 of the agenda and asked how much was being allocated to the Museum? Ms. Hurst responded that \$20,000 was being taken

from the Museum and used to cover Main Street costs. Councilman Pena continued down the list for Municipal Court and asked if it was \$30,000? Ms. Hurst confirmed that \$30,000 was being added to the Municipal Court, \$20,000 to the Service Center, \$14,000 to Parks, and \$192,000 to Fire. Ms. Hurst confirmed all those amounts and explained that the Fire amount included local matches for generator grants and a rollover project from FY 2024.

Mayor Cain called the motion to a vote with all present and voting "Aye" 5-0. The Council unanimously approved the motion.

Consideration and possible action awarding the bid to Mallard Underground Utilities, LLC for the Insta-Valve Installation project.

Public Works Director Rudy Ragle recommended awarding the bid for RFP No. 2025-03 to Mallard Underground Utilities, LLC for the installation of Insta-valves at various locations throughout the City. The City received four bids: Branch Construction Group (\$358,944), Mallard Underground Utilities, LLC (\$246,280), Mercer Construction (\$346,550), and Metro Engineering (\$800,000). Mr. Ragle explained the project is partially funded through a CDBG grant from the county and the City submitted an application for \$220,000 with \$8,000 of that being City match funds and the Council will reimburse the City \$212,000. The project will install 19 valves that will isolate the water system to reduce the interruption of service during emergencies. The valves will be used for the betterment of the City's entire water system, as currently a large group of customers have water interruptions to repair a leak because we cannot currently isolate the area. Mr. Ragle said the financial impact for this is for \$246,280 of which the County will reimburse \$212,000. This will leave the City with a total amount of \$34,280 to fund. Staff is proposing this amount be reallocated from the Sewer Line Replacement Project SSOI project in the Utility Bond-Fund #67

A motion was made by Councilman Matamoros to award the bid to Mallard Underground Utilities, LLC for the Insta-Valve Installation project, seconded by Councilman Rossow with discussion that followed.

Mayor Cain asked whether the valves would allow the City to isolate specific leak areas instead of shutting down water citywide, and staff confirmed this was the purpose of the design.

Interim City Manager Dan Pennington asked if the City had previously worked with Mallard? Mr. Ragle replied yes, both the City and Veolia had used the company.

Councilman Pena asked whether Veolia was required to handle such work under the current agreement. Mr. Ragle responded it was a public bid and staff also confirmed that Mallard's references, bonding, and insurance were verified.

Councilman Matamoros asked if the Sewer Line Replacement Project was complete. Public Works Director Rudy Ragle explained the financial payout was complete, but some warranty work remained. Finance Director Ashlee Hurst said she noticed in the finance reports she noticed that there was leftover money in this project and so that is why she recommended to reallocate that portion from it. Councilman Matamoros asked if it was not complete yet and still doing warranty work? Mr. Ragle said there is a little bit of warranty work left to do. Councilman Matamoros stated he had a resident issue in his ward unresolved for over a year and wanted to ensure funds were not closed out prematurely. Mr. Ragle replied the issue had been documented and given to the engineer.

Mayor Cain called the motion to a vote with all present and voting "Aye" 5-0. The Council unanimously approved the motion.

Consideration and possible action approving the proposed 2025 Annual Street Lighting Plan.

GIS/Property Manager Laura Cramer addressed the proposed 2025 Illumination Light Plan with CenterPoint for street lights. She explained that staff, along with police and night patrol input, identified dark areas, with

only one additional location added based on their feedback.

A motion was made by Councilman Matamoros to table this item, seconded by Councilman Pena with discussion that followed.

GIS/Property Manager Laura Cramer noted the item was not time sensitive. Mayor Cain stated the next meeting was scheduled for August 18th, and encouraged members to review the map and provide input on possible additions or removals.

Mayor Cain called the motion to a vote with all present and voting "Aye" 5-0. The Council unanimously approved the motion to table this item.

Consideration and possible action to approve contract renewal for Disaster and/or Storm Monitoring Services Rostan Solution, LLC, and authorized the Mayor to sign the contract after review by the attorney.

Fire Chief Chris Motley stated that this item concerns an extension of a five-year contract. He explained that the City initially entered into a three-year agreement with Rostan Solutions LLC, which was then renewed for an additional two years. The contractor also has the option to include a CPI adjustment. Chief Motley noted that in his 15 to 20 years, this is one of the rare times he has had to bring the CPI adjustment before the Council, as normally the Mayor would sign the next agreement and the process would continue smoothly. He shared that Rostan Solutions requested in writing to move forward with the final two years of the existing contract, including a 5% CPI increase based on the last three years. The supporting data was included in the Council's packet. Chief Motley recommended authorizing the extension of the two-year contract with Rostan Solutions LLC for disaster and storm monitoring services, including the requested CPI adjustment.

A motion was made by Councilman Matamoros to approve contract renewal for Disaster and/or Storm Monitoring Services to Rostan Solution LLC, seconded by Councilman Davis with discussion that followed.

Councilman Matamoros asked about the CPI listed in the packet a cumulative increase of 9.1% and questioned whether the requested 5% was mandatory. Fire Chief Chris Motley explained that the 5% is a partial request based on the companies like this during disaster know they can deliver the services what they are stating at the time use to market. Chief Motley said there was no comparison made with surrounding cities, and the contract was originally awarded through an RFP based on financials, experience, and other factors. Interim City Attorney Chris Duncan said the CPI is established by the federal government for the area, and differences in CPI between companies are due to contract timing. It was clarified that the contract pertains to debris monitoring. FEMA requires both a debris removal company and a separate monitoring company to be under contract for reimbursement. He said one of the debris monitoring companies has gone out of business, leaving only one option during hurricane season. Under the contract, CPI increases can be requested annually, but the company did not request them each year. Instead of the full 9%, they are requesting 5%. Given the timing and the City's current dependence on the company, the 5% request was described as generous and acceptable. Mr. Duncan confirmed he reviewed the extension and found it acceptable. He had discussed it with Mr. Pennington and Chief Motley and all agreed to recommend the extension to the Council due to the ongoing hurricane season.

Mayor Cain added that during Hurricane Beryl, the City's debris was cleared more quickly than neighboring cities. Fire Chief Chris Motley said Rostan, the contractor, is still helping with reimbursement, has responded to invoice issues, and provides daily tracking, including locations, photos, and electronic data. This system allows the City to verify work, respond to complaints, and submit accurate information for reimbursement. The service was described as very valuable.

Councilman Pena thanked the Fire Chief Chris Motley for getting the item on the agenda and asked whether

Rostan was assisting with invoicing and ensuring the work was completed properly. He also asked if Rostan was involved with FEMA reimbursement. Chief Motley responded that the City handles FEMA submissions, but Rostan provides checks and balances, including reviewing invoices and landfill documentation to avoid issues when submitting for reimbursement. He also explained Rostan reviewed weigh master data after additional debris hauls to ensure consistency before submission to FEMA's Denton office. Councilman Pena then asked if there was a percentage available showing what had been reimbursed so far, particularly regarding Hurricane Beryl. Chief Motley said those numbers were with Finance. Councilman Pena noted concerns raised late last year about FEMA's viability in issuing reimbursements. Councilman Pena questioned FEMA's viability going forward, given federal cuts. Interim City Manager Dan Pennington responded that while FEMA has experienced cuts in grants and staffing, debris removal and reimbursement are considered essential and unlikely to be eliminated. Chief Motley added that FEMA has historical significance, having been around since the late 1800s under the Treasury Department, and emphasized the uncertainty depends on developments in Washington. He recounted prior chaos during the shutdown of the American Firefighter Grant program, when he could not reach his grant specialist in D.C. for two weeks, but noted operations resumed within a few weeks. He stressed that FEMA was enforcing existing policies and much depends on federal policy decisions this fall. However, he could not give a definitive answer about FEMA's future direction. Councilman Pena reiterated his interest in knowing the current reimbursement percentages. Finance Director Ashlee Hurst responded that those numbers would be available in the financial report at the next Council meeting. She believed the City had expended funds in FY25 and possibly reached around 2.5% in FY24, though that was not certain. For debris management, the City receives 100% reimbursement, while other activities are reimbursed at 75%. It was explained that after CRC approval, submissions go to FEMA, and then to the state level, where the reimbursement is processed. Once it reaches the Texas level, the City must re-justify all the projects before reimbursement is issued. Chief Motley noted that the process involves several auditors.

Mayor Cain called the motion to a vote with all present and voting "Aye" 5-0. The Council unanimously approved the motion.

Consideration and possible action to approve contract renewal for Disaster and/or Storm Recovery Services Ashbritt, Inc (Primary), Ceres (secondary), and authorize the Mayor to sign the contract after review by the attorney.

Fire Chief Chris Motley recommended the extension of this contract, similar to the other contract, for the next two-year period under the five-year award period. Each company has requested both a renewal and a CPI increase. The CPI increase for AshBritt is 8.5%, and for Ceres, it is 2.3%. However, it was explained that when applied to actual service fees like per cubic yard charges for hauling vegetation, construction, or demolition debris—AshBritt still remains the more cost-effective option. This holds true even with the higher CPI increase and reflects pricing from the original bid based on the Houston rate. AshBritt chose to apply the CPI resulting in the 8.5% cumulative increase, while the other company applies it annually, explaining the difference. It was emphasized not to let the CPI percentage alone be misleading, as the actual cost per yard and typical usage metrics still show AshBritt ahead.

Interim City Attorney Chris Duncan also noted that having two contract options is a strategic advantage, especially in storm situations. At the time of need, the City can evaluate availability, equipment, and resources from both companies and choose accordingly. Chief Motley was credited with the foresight to secure more than one provider, as many cities only contract with one. Fire Chief Chris Motley said Texas VP for AshBritt, based in Katy, is highly responsive—even when managing projects in other parts of the country, and is already assisting with evacuation planning, including charter bus arrangements. The company has maintained its institutional knowledge as a family-run business, which was a factor in their strong interview performance during the selection process.

A motion was made by Councilman Matamoros to approve contract renewal for Disaster and/or Storm Recovery Services with Ashbritt incorporated as a primary, Ceres as a secondary, seconded by Councilman

Rossow with discussion that followed.

Mayor Cain asked if one of the two companies helped with the cleanup after Hurricane Beryl. Fire Chief Chris Motley confirmed that AshBritt handled Beryl as well as Hurricane Nicholas, which was not a reimbursable event. AshBritt came in and helped get the City caught up, including addressing delays caused by Waste Connections. They completed the full City cleanup at that time, which cost around \$200,000. Vegetation was burned, hauled to the landfill, and C&D debris was taken straight out. They also addressed unhealthy curbside issues during that period. Mayor Cain expressed approval of the relationship. Interim City Manager Dan Pennington said that AshBritt was used in his previous City and performed well. Chief Motley recalled that while the County tried to pull AshBritt away during that time, the company stayed committed to the City of Freeport, honoring their contract and prioritizing the City. Mayor Cain said that speaks a lot about their reliability.

Mayor Cain called the motion to a vote with all present and voting "Aye" 5-0. The Council unanimously approved the motion.

#### Discuss and Take possible action on Ordinance 2022-2672- and 2023-2820

Councilman Pena introduced the agenda item to amend ordinance 2022-2672, requesting that the number of council members required to place an item on the agenda be changed from two back to one. He also referenced recent changes in the law concerning timetables and deferred to the City Attorney for clarification. Additionally, he proposed that agenda items voted upon should be eligible for reconsideration after 30 days instead of three months, and that items not acted upon would not be disqualified from the next meeting. He further addressed Resolution 2820, emphasizing the need to restore work sessions as a standard agenda item, rather than requiring special requests, and reiterated the importance of residents being allowed their full four minutes for public comment beyond just the beginning of the meeting.

Interim City Attorney Chris Duncan stated he had to contradict Councilman Pena's opinion briefly and accepted some blame, noting that the actual word-for-word request for both items should have been on the agenda, and he should have caught that. He explained the actual request by Councilman Pena and Councilman Davis was to change the requirement so that one Councilman could put something on the agenda by themselves, without requiring two Councilmen, reverting to the procedure before the ordinance was passed. He noted that the second ordinance includes provisions regarding workshops, and the request was for one Councilman to be able to request an item be placed on either the action agenda or the workshop agenda. He clarified that these were the only issues before the City Council, and any other proposed amendments would need to come back at a later date. In response to the request, he drafted a proposed ordinance to amend 2022-2672, stating that placing something on the agenda whether it is an action item or it is a workshop item, would only require one Councilman. No change was needed to 2820, as it only refers to following the procedure in 2672. He said that the only proposed change was reducing the requirement from two Councilmen to one, for placing items on the agenda. From a legal standpoint, he warned that requiring two Council members could risk violating open meetings laws, since a quorum of three Council members cannot discuss City business outside a meeting. He explained that contacting more than one other Councilman risks forming a quorum and could potentially violate the law. He noted there are alternative ways, such as sending out a request and letting others respond to the City manager, but overall, requiring more than one Councilman tempts the push toward a violation. Mr. Duncan clarified that the Council can legally choose whether to require one or two Councilmen, and stated that while he wrote the first ordinance at Council's request, later versions were by Mr. Olson. He emphasized again that the Council has the legal right to decide on the procedure. He concluded by committing to review agendas more carefully in the future to ensure clarity.

A motion was made by Councilman Matamoros to table this item to the next meeting with the correct

information to discuss, seconded by Councilman Rossow with discussion that followed.

Mayor Cain stated he agreed and reiterated that they had said before this was something they wanted to talk about on the agenda. He mentioned that Councilman Pena had gone far enough to reference specific agenda-related sections, but those specific sections were not provided. Councilman Davis noted that the explanation had already been broken down and that it only required one Councilman to put an item on the agenda, as the rest was already addressed. Mayor Cain asked Councilman Davis if he knew that before the meeting, for clarification. Interim City Attorney Chris Duncan clarified that Councilman Pena and Councilman Davis's request was very specific and in writing, stating clearly that they wanted to eliminate the requirement of two Council members and change it to one. Previously, the agenda item had been about voiding the entire ordinance, but this request was correct and targeted applying to both action and workshop items. There was no defect in their request. Mr. Duncan said he did not know if they were saying they wanted the old ordinance provided to compare with the new one. Mr. Duncan stated that the new ordinance should have been in the packet, though it was unclear if staff had included the old ordinances. Mr. Duncan said he had spoken with Mr. Pennington about staff providing comparison documents. Mayor Cain stated he did not have the new ordinance in the packet. Mr. Duncan confirmed that a new proposed ordinance had been prepared. Councilman Pena asked whether the new ordinance document was Exhibit A? Mayor Cain read the packet that said any requests made by the Mayor or two Council members for any items to be placed on a regular council meeting agenda. Councilman Pena said that in the past, ordinances or resolutions had been drafted after the fact, and that this process had been followed before. He emphasized the request was simple to prevent open meetings violations and allow each Council member, like others in Brazoria County, to put items on the agenda to represent their districts and why Freeport operated differently, stating the reasons were well known and historic. He said the request now was about moving in a new direction and acting in good faith, especially with improvements in leadership and staff taking more responsibility. He said there was less need for hand-holding and silencing, and remarked, "if you have to babysit the babysitter, it is time to replace the babysitter." He concluded by saying the goal was more transparency and better communication, which was the spirit of the proposed change.

Councilman Rossow asked if the lawyer said it was not written right? Interim City Attorney Chris Duncan explained that Councilmen Davis and Pena made a specific request, and he drafted an ordinance to match it. However, it apparently was not in the packet. Mayor Cain said that the current rule requires two Council members to place an item on the agenda and gave an example if Councilman Davis calls another Council member and is declined, then calls a third Councilman to ask again, it creates a discussion between three members, which constitutes a walking quorum. He confirmed that even with a one-person rule, that scenario still creates a quorum and is a concern. He described the process that has been done: an email is sent to all Council members requesting an agenda item and asking for a second, with a note saying not to "reply all" to avoid a walking quorum. If one Council member responds individually to the requester and City staff (not to the full council), it stays within the rules. Mr. Duncan said that with a phone call example: if Councilman Davis calls Councilman Rossow and explains why he wants something on the agenda—like more streetlights—it allows for dialogue and possibly changes opinions, which is not possible with an email. If one Council member could place items on the agenda, the issue would be avoided.

Councilman Davis emphasized that Council members are elected officials, the voice of the people, and should not be treated otherwise. He said in most cities, Council members do not need a second to request an agenda item. If the current proposal was not right, he asked to be told exactly what was wrong so it could be corrected and brought back next week because they are going to go by the book and affirmed that they have the right to make changes. He insisted on clarity moving forward and said he would not continue being told after the fact that something was wrong or incomplete. He stressed the role and rights of Council members to put agenda items forward, especially when requested by constituents. He said if another member disagreed with a topic, that was fine, but it should not prevent the item from being placed on the agenda. He concluded by restating that was why the change was being proposed.

Councilman Rossow addressed the Mayor with a comment, asking if items 2023 and 2820 say the same thing. Interim City Attorney Chris Duncan clarified that 2820 refers to workshop and 2672 to action item agenda. Councilman Rossow asked which one was wrong. Mr. Duncan responded and said that neither are wrong and both require two council members. The proposed change would allow one Council member to put something on the agenda, whether it is an action item or workshop.

Councilman Davis asked if something was sent in correctly and appeared correctly on the agenda, but was spoken about incorrectly. He emphasized that you can not go by what someone says, but by what was actually turned in. If the submission was right, it is not the Council's fault if someone typed it wrong.

Mayor Cain called the motion to a vote with all present and voting "Aye" 2-3. Councilman Pena voted "Nay". Councilman Davis "Nay". Councilman Rossow voted "Nay". The motion to table this item failed.

A motion was made by Councilman Pena to approve the change as documented in the agenda to allow one Councilman to put something on the agenda either actionable or workshop, seconded by Councilman Davis with discussion that followed.

Councilman Davis asked if it had been clarified and said they were just doing that one change. Councilman Matamoros said that is not what was stated he said Councilman Pena stated he wanted to change it to one, change to 30 days. Councilman Rossow said all four of the Council members want one and nobody wants two. Councilman Matamoros explained he wanted to table the item because he wanted to see what the ordinance actually says. He said the agenda item did not include the new ordinance showing what was being proposed. He asked if all agenda items are reviewed by legal before going out. Interim City Manager Dan Pennington said yes sir that is correct. Councilman Matamoros said if it was reviewed by legal and now legal saying that is incorrect. Councilman Pena said he does not know why they are hashing what they were debating 20 minutes ago. Councilman Matamoros said this is why they changed it, to have two people because they could not even agree. He said he understands that involving a third council member creates a walking quorum, and understood the reason to change it to one. He said now he is supposed to read people's minds on what they are going to talk about and said this is a farce.

Councilman Davis asked if they could read the email that was sent in and wanted to know what it said.

Interim City Attorney Chris Duncan said if the Council votes to allow one Councilman to request items be added to the agenda, it is legal and sufficient under the agenda item description. He said agenda wording was similar to the last time, but the type of action was different. It was explained that the previous time, the vote was to eliminate the ordinance, and that was legal then and this action would also be legal, if the majority votes that way tonight.

Mayor Cain called the motion to a vote with all present and voting "Aye" 3-2. The Council approved the motion. Mayor Cain voted "Nay". Councilman Matamoros voted "Nay".

#### Discuss and take action to elect a Mayor Pro Tem pursuant to the City Charter Section 3.05

Councilman Davis stated he placed the item back on the agenda because the Council had gone over a year without selecting a Mayor Pro Tem. He cited City Ordinance 3.05 and encouraged everyone to read it themselves. He explained the charter states the Council shall select a Mayor Pro Tem at the meeting following the election, which did not occur. He said the reason given at the time was that Councilman Pena was under indictment and might take a plea deal or go to jail, but that did not happen. He stated the Council should not delay appointments for personal reasons, and that Councilman Pena was the only qualified member at the time, as the charter requires two years of Council service. He said the failure to vote then was, in his opinion, a violation of the charter. He reiterated that as of May 13, 2024, Councilman Pena was the only one qualified and the Council did not vote. Now, over a year later, there is still no Mayor Pro Tem, and he asked that a vote be taken.



Mayor Pro Tem qualifications were confirmed: Councilman Pena has five years of experience, Councilman Davis approximately one and a half, Council members Rossow and Matamoros each have two.

Two motions were made, which were: 1. A motion was made by Councilman Davis to appoint Councilman Pena as Mayor Pro Tem. 2. A motion was made by Councilman Matamoros to appoint Councilman Rossow as Mayor Pro Tem.

After some back and forth over who spoke first. Interim City Attorney Chris Duncan advised that the person who placed the item on the agenda should be allowed to make the motion first, but that ultimately the vote would determine the outcome.

A motion was made by Councilman Davis to appoint Councilman Pena as Mayor Pro Tem, seconded by Councilman Pena with discussion that followed.

Councilman Davis commented that he selected Councilman Pena because it was the right thing to do and the previous failure to vote had been wrong. He stated this was an opportunity to make things right.

Councilman Rossow said that according to the charter, only Councilman Pena qualified at the time the vote should have taken place. Mayor Cain said that the current vote would apply moving forward.

Mayor Cain commented that when this issue first came up, it was his first day as Mayor and Councilman Pena was facing two felony charges. Since that time, Councilman Pena has gone to trial and been found not guilty. Mayor Cain stated that could no longer be used as a reason not to vote.

Mayor Cain called the motion to a vote with all present and voting "Aye" 4-1. The Council approved the motion. Councilman Matamoros voted "Nay".

## **Work Session**

### Councilman Pena Ward A announcements and comments.

Councilman Pena thanked Councilman Rossow, the Mayor, and Councilman Davis for sticking to the rules and stated that the vote reflected the spirit of positive change, including more transparency, professionalism, accountability, and trustworthiness at City Hall. He praised Mr. Pennington, Ms. Hurst, Chief Howell, and others in City staff and Police Officers for their contributions. He emphasized that being Mayor pro tem would not change his continued push for accountability and transparency, noting both he and Mayor Cain have perfect attendance at meetings. He joked that Mayor Cain will attend all meetings so Councilman Pena does not get to use the gavel. Councilman Pena said the vote should have happened long ago and expressed gratitude to residents who contributed to budget and water department discussions. He encouraged public engagement and said the budget cycle is critical to shaping the City's future. He noted a drastic improvement in responsiveness and professionalism since Mr. Pennington became Interim City Manager, with no questions left unanswered. He praised Mr. Pennington, Ms. Hurst, Chief Howell, and the Interim City Attorney for their work and said that although he has been one of the most outspoken critics, he recognizes their improvements. Councilman Pena concluded that accountability must remain a priority and shared that even though he previously wanted to remove staff, the goal was always to ensure quality leadership committed to shared values. He noted he had workshop-worthy items but received timely responses via email and is satisfied with the progress, while acknowledging more work remains. He closed by thanking everyone for their hard work.

### Councilman Davis Ward B announcements and comments.

Councilman Davis thanked and acknowledged the presence of young men and women at the meeting, especially during budget time. He thanked Ms. Melanie for always being involved and emphasized the need

for more citizens to care about the budget. He said a shift is happening in Freeport, noting improvements in responsiveness from the Interim City Manager, who replies within a day or two. He praised the Finance Director Ashlee Hurst for her transparency and said citizens are now seeing more open budget meetings than before. He said the change in atmosphere will be contagious and highlighted the professionalism of the new leadership, particularly Mr. Pennington, whom he described as a charter man who follows the rules. He emphasized that any changes must come from the Council, and once they do, the leadership will follow them by the book. He commended City staff, including Chief Howell, Chief Motley, and Mr. Ragle, and said there is undeniable change happening. Even if people do not like it, the change is real and based on rules and accountability. He said Mr. Pennington responds with receipts and backs things up with the charter. Councilman Davis ended by saying God is good, has sent god-fearing people to the City, and that the change coming to Freeport is unstoppable and part of God's will.

#### Councilman Matamoros Ward C announcements and comments.

Councilman Matamoros raised several issues. First, at 1706 West 8th, a meter was installed at a home that no longer exists and needs to be removed; the property owner contacted him with concern. Second, at Avenue L and Yellowstone, a concrete bump needs to be shaved down or saw cut and replaced, as it is worsening weekly. He stated the need to invite AmeriWaste and their leadership to a Council meeting due to worsening service issues. He observed garbage on the streets in his ward after trash pickup. Garbage cans are being left more than the required five feet from their original placement. He attempted to contact Ms. Janelle from AmeriWaste twice without response and believes the only way to get attention from her and the company is to have them appear and explain the declining service.

#### Councilman Rossow Ward D announcements and comments.

Councilman Rossow thanked all the citizens attending in person and watching online. He commended the State Department for the improvements to Brazosport Boulevard, saying it now feels like driving in another city. He then expressed concern about the entryway into Freeport, calling its condition terrible, horrible, and unacceptable, especially for visitors from other states. He noted that residents may overlook it due to familiarity, but newcomers notice it immediately. He pointed out that solar lights were removed at Avenue A and Velasco Boulevard without explanation and warned that drivers are speeding through the area after coming off the Velasco Bridge. He emphasized the need to reinstall lights, as the new stop signs are not visible at night, creating a dangerous situation. He closed by urging attention to this safety issue.

#### Mayor Jerry Cain announcements and comments.

Mayor Cain thanked everyone who came out and those who spoke to the Council about what was in their hearts, stating it means a lot and they do listen. He acknowledged that responses might not always be immediate but noted that Council members and staff, such as Mr. Pennington and Mr. Rudy, were taking notes, indicating action was taken. He commented on how nice it is to drive Brazosport Boulevard, sharing a recent experience driving home at 1:30 A.M. and appreciating the smooth ride and visible stripes. He acknowledged concerns that the asphalt might not last due to rain, potholes, or 18-wheelers, but said he will enjoy the highway while it lasts.

#### City Manager announcements and comments.

Interim City Manager Dan Pennington said it has been a pleasure working at City Hall with such a professional staff. He acknowledged several staff members present and others not in attendance who have done an incredible job, noting they are eager and hardworking. He announced that the new Main Street Manager started today and will be formally introduced at the next meeting. She has a degree in mass communications, has worked at Telemundo, and has a background in broadcast and print, bringing strong experience and energy to the role. He added they hope to announce a new building official soon.

### **Executive Session**

Executive Session: Texas Government Code, Section 551.071: Consultation with Attorney: 1.) regarding Veolia and Contract Extension 2.) Police Department entering into a Memorandum of Understanding.

The Regular Session closed at 9:40P.M. and the Council entered into the Executive Session.

**Reconvene into Open Session:**

Take any action resulting from Executive Session.

Executive Session ended at 10:01P.M. and the Council went back into Regular Session.

A motion was made by Councilman Davis to authorize Chief Howell to sign the MOU to join the Federal Task Force, seconded by Councilman Rossow with all present and voting "Aye" 4-0. The Council unanimously approved the motion. Councilman Matamoros was not present for the motion.

**Adjournment**

Adjournment – Jerry Cain, Mayor

A motion was made by Mayor Cain to adjourn the meeting, seconded by Councilman Pena with all present and voting "Aye" 4-0. Councilman Matamoros was not present for this motion. Mayor Cain adjourned the meeting at 10:02P.M.

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Jerry Cain, Mayor

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Clarisa Fernandez, City Secretary

# "EXHIBIT A"

## CITY OF FREEPORT FY2025-2026 UPDATED - PROPOSED BUDGET



1

Presentation prepared for Mayor & Council for 8/4/2025 meeting

Prepared by: Ashlee Hurst, CGFO

(979) 871-0112 – Office Line

[ahurst@freeporttx.gov](mailto:ahurst@freeporttx.gov) – Email

Monday – Friday 8a-5p – Office Hours

# GENERAL FUND – OVERALL SUMMARY

|                                   | FY2022-2023<br>ACTUALS | FY2023-<br>2024<br>ACTUALS | FY2024-2025<br>ADOPTED<br>BUDGET | FY2024-2025<br>ESTIMATE | FY2025-2026<br>PROPOSED<br>BUDGET |
|-----------------------------------|------------------------|----------------------------|----------------------------------|-------------------------|-----------------------------------|
| REVENUE TOTAL                     | \$21,413,066           | \$21,458,191               | \$19,476,665                     | \$22,042,573            | \$21,115,145                      |
| EXPENDITURES TOTAL                | 16,976,689             | 20,054,342                 | 18,788,140                       | 17,253,992              | 19,492,968                        |
| BEG. FUND BALANCE                 | 5,496,040              | 6,933,321                  | 7,340,233                        | 6,533,030               | 10,759,946                        |
| REVENUE LESS<br>EXPENDITURES      | 4,436,377              | 1,403,849                  | 798,525                          | 4,788,581               | 1,622,177                         |
| NET TRANSFERS                     | (2,999,095)            | (1,804,141)                | (561,665)                        | (561,665)               | 169,635                           |
| ENDING FUND BALANCE               | 6,933,321              | 6,533,030                  | 7,577,094                        | 10,759,946              | 12,551,758                        |
| 90 DAY RESERVE                    | 4,198,867              | 4,896,541                  | 4,669,535                        | 4,308,404               | 4,873,242                         |
| <b>AVAILABLE FUND<br/>BALANCE</b> | <b>\$2,734,454</b>     | <b>\$1,636,489</b>         | <b>2,907,559</b>                 | <b>6,451,542</b>        | <b>9,856,059</b>                  |

# GENERAL FUND – REVENUE SUMMARY

|                            | FY2022-2023<br>ACTUALS | FY2023-2024<br>ACTUALS | FY2024-2025<br>ADOPTED<br>BUDGET | FY2024-2025<br>ESTIMATE | FY2025-2026<br>PROPOSED<br>BUDGET | Increase /<br>(Decrease) |
|----------------------------|------------------------|------------------------|----------------------------------|-------------------------|-----------------------------------|--------------------------|
| Industrial Districts       | \$8,954,728            | \$9,423,021            | \$9,389,300                      | \$10,545,561            | \$10,475,000                      | \$1,085,700              |
| Property Tax               | 3,167,166              | 3,397,417              | 3,370,000                        | 3,455,000               | 3,415,000                         | 45,000                   |
| Sales Tax                  | 2,471,744              | 2,649,294              | 2,450,000                        | 2,495,000               | 2,680,000                         | 230,000                  |
| Charges for Service        | 2,306,951              | 2,444,863              | 2,224,200                        | 2,752,400               | 2,575,250                         | 351,050                  |
| Franchise & Other<br>Taxes | 724,988                | 713,297                | 715,000                          | 696,000                 | 689,000                           | (26,000)                 |
| Intergovernmental          | 1,756,606              | 633,846                | 152,000                          | 564,312                 | 165,000                           | 13,000                   |
| Fines & Forfeits           | 191,086                | 233,483                | 222,600                          | 251,050                 | 230,050                           | 7,450                    |
| Miscellaneous<br>Income    | 759,070                | 1,254,199              | 215,000                          | 581,050                 | 268,500                           | 53,500                   |
| Lease Income               | 60,876                 | 17,012                 | 175,765                          | 173,000                 | 134,545                           | (41,220)                 |
| Investment Earnings        | 481,374                | 553,846                | 300,000                          | 370,000                 | 330,000                           | 30,000                   |
| License and Permits        | 538,477                | 137,913                | 262,800                          | 159,200                 | 152,800                           | (110,000)                |
| <b>Revenue Total</b>       | <b>\$21,413,066</b>    | <b>\$21,458,191</b>    | <b>\$19,476,665</b>              | <b>\$22,042,573</b>     | <b>\$21,115,145</b>               | <b>\$1,638,480</b>       |



# GENERAL FUND - REVENUE CHANGES

- Industrial District revenue was adjusted to proper allocation amounts
- Property Tax revenue is based on actuals with no tax increase
- Sales Tax was increased by 2% per Comptroller data *(City gets 1.5% and EDC gets .5%)*
- Charges for Service revenue was increased by 16% *(Golf & Ambulance biggest contributors)*
- Franchise & Other Taxes revenue decreased by 4% based on actuals
- Miscellaneous Income increased by 25% based on actuals
- Fines & Forfeits increased by 3% based on actuals
- Lease Income decreased by 23% to reflect the loss of the City Hall tenant
- Intergovernmental increased by 9% based on actuals for EMS Interlocal
- License and Permits decreased by 42% based on actuals
- Interest Income increased by 10% based on actuals *(Combined with the decreasing interest rates)*

**Overall Revenue increased \$1,638,480 over the FY2024-2025 Adopted Budget**

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**Transfers were updated by \$19,635 to include the EDC transfer to supplement the Main Street Coordinator salary**

**Revenue projections did not change with this Proposed update\*\***



# GENERAL FUND – EXPENDITURE SUMMARY

|                         | FY2022-2023<br>ACTUALS | FY2023-2024<br>ACTUALS | FY2024-2025<br>ADOPTED<br>BUDGET | FY2024-2025<br>ESTIMATE | FY2025-2026<br>PROPOSED BUDGET | Increase / (Decrease) |
|-------------------------|------------------------|------------------------|----------------------------------|-------------------------|--------------------------------|-----------------------|
| Administration          | \$2,398,690            | \$2,804,664            | \$2,091,359                      | \$1,946,642             | \$2,131,050                    | 39,691                |
| Information Technology  | 521,163                | 416,857                | 493,358                          | 396,550                 | 307,150                        | (186,208)             |
| Municipal Court         | 278,525                | 249,065                | 260,830                          | 269,336                 | 256,905                        | (3,925)               |
| Police / Animal Control | 4,949,804              | 5,864,196              | 6,086,942                        | 5,174,378               | 6,461,095                      | 374,153               |
| Fire                    | 1,498,388              | 1,503,133              | 1,717,303                        | 1,455,931               | 1,747,076                      | 19,773                |
| EMS                     | 909,426                | 993,214                | 1,152,227                        | 1,048,371               | 1,256,560                      | 104,333               |
| Streets / Drainage      | 1,447,827              | 1,454,419              | 1,456,908                        | 1,436,699               | 1,569,205                      | 112,297               |
| Service Center          | 202,594                | 464,614                | 214,666                          | 196,041                 | 220,940                        | 6,274                 |
| Beach Maintenance       | 30,745                 | 7,959                  | 42,850                           | 26,694                  | 42,850                         | -                     |
| Garbage                 | 747,174                | 763,915                | 775,000                          | 747,000                 | 755,000                        | (20,000)              |
| Building / Permits      | 278,817                | 279,323                | 478,502                          | 411,325                 | 491,359                        | 12,857                |
| Code Enforcement        | 452,232                | 399,495                | 356,227                          | 334,729                 | 419,740                        | 63,513                |



# GENERAL FUND – EXPENDITURE SUMMARY

|                          | FY2022-2023<br>ACTUALS | FY2023-2024<br>ACTUALS | FY2024-2025<br>ADOPTED BUDGET | FY2024-2025<br>ESTIMATE | FY2025-2026<br>PROPOSED BUDGET | Increase / (Decrease) |
|--------------------------|------------------------|------------------------|-------------------------------|-------------------------|--------------------------------|-----------------------|
| Library                  | 36,451                 | 26,445                 | 51,850                        | 34,059                  | 42,200                         | (9,650)               |
| Parks                    | 1,191,375              | 1,227,823              | 1,316,140                     | 1,035,632               | 1,264,715                      | (51,425)              |
| Recreation               | 350,601                | 329,216                | 525,869                       | 349,686                 | 488,381                        | (37,488)              |
| Sr. Citizen's Commission | 7,588                  | 17,182                 | 17,500                        | 16,500                  | 18,000                         | 500                   |
| Golf Course              | 1,382,506              | 1,486,179              | 1,324,854                     | 1,357,581               | 1,535,473                      | 210,619               |
| Historical Museum        | 292,785                | 211,006                | 343,230                       | 262,899                 | 332,419                        | (10,811)              |
| Main Street              | -                      | 113,757                | 72,525                        | 13,700                  | 152,850                        | 80,325                |
| Emergency Mgmt           | -                      | 4,576                  | -                             | 500                     | -                              | -                     |
| Hurricane Beryl          | -                      | 1,437,304              | -                             | 740,239                 | -                              | -                     |
| <b>Expenditure Total</b> | <b>\$16,976,689</b>    | <b>\$20,054,342</b>    | <b>\$18,788,140</b>           | <b>\$17,253,992</b>     | <b>\$19,492,968</b>            | <b>\$704,828</b>      |

# GENERAL FUND - EXPENDITURE CHANGES

- 3% cost of living raise was included for all departments *(PD Matrix also)*
  - .09% increase in retirement benefits beginning 1/1/26
  - 15% increase in group benefits based on consultant advice
  - 5% increase for Property/General Liability insurance *(estimated increase)*
  - *\*\*No budget requests have been accounted for until Council submits their approvals*
  - *\*\*There is an estimated \$1,622,177 available to allocate for requests*
- 

- Main Street budget was updated with numbers not previously available yet
- Other department changes were due to the updated Group Benefits calculation

**This is an expenditure increase of \$189,213 from the previously presented budget**

**Overall expenditures increased \$704,828 over the FY2024-2025 Adopted Budget**



# GENERAL FUND – CAPITAL EXPENDITURES VEHICLE & EQUIPMENT

- This will be represented by a transfer from the General Fund, if Council wishes to approve any projects.
- 

This has not changed from the previous Proposed Budget

# GENERAL FUND – CAPITAL EXPENDITURES STREETS & DRAINAGE

- This will be represented by a transfer from the General Fund, if Council wishes to approve any projects.
- 

This has not changed from the previous Proposed Budget

# DEPARTMENT BUDGET REQUESTS

- Administration
  - Finance – Move financial software to cloud hosting - \$27,221
  - Finance – Project accounting module - \$3,470 (*only available if we move to cloud*)
  - HR – TMRS Certifications for 2 employees - \$3,000
  - HR – Personnel policy consultant - \$3,000
  - Admin/PD – JustFOIA public info software - \$10,314 + \$1,007 one-time (*Will be split between Admin/PD budgets*)
- Building
  - Advertising line increase - \$3,000
- Information Technology
  - No requests
- Police / Code
  - Combine PD and Code budget
  - 5.5% COLA - \$175,000
  - Overtime increase - \$120,000
  - Microsoft Office 2022 update - \$11,670
  - Replace PD building camera storage - \$12,000
  - Server relocation - \$28,000
  - Replace office chairs - \$10,000
  - 5 vehicle replacements (3 patrol, 1 CID, 1 animal control) - \$475,000
  - Remove tower and surge protection - \$30,000
  - Replace jail cameras - \$5,000
  - Beach buggy replacement - \$32,000 (*possible grant*)
  - LPR cameras - \$63,000 + \$84,250 (*possible grant*)
- Main Street
  - No requests
- Golf Course
  - Annual cart path repair - \$10,000
  - Pump station platform - \$10,000
- Water / Sewer
  - No requests

# DEPARTMENT BUDGET REQUESTS

## ■ Fire / EMS

- Training overtime (Fire & EMS each) - \$12,000
- Tire replacement – fire engines - \$13,000
- 3 EMS personnel - \$212,080
- 3 firefighters/medics - \$253,800 (billable revenue of \$168,000)
- New ambulance - \$4,000 + \$400,000
- New fire engine - \$7,000 + \$980,000

## ■ Streets

- Concrete saw - \$6,256
- Vibratory plate compactor - \$1,595
- Jumping jack - \$2,998
- 15' batwing mower - \$29,000
- Zero turn mower - \$14,000

## ■ Service Center

- No requests

## ■ Parks

- Gator (ATV) - \$15,000
- Riverplace exterior metal coating - \$30,000
- Repair playground equipment - \$20,000
- Border and mulch playgrounds - \$10,000

## ■ Recreation Center

- Annual pool contract - \$10,000
- Splash pad replacement - \$10,000
- Rec center exterior metal coating - \$30,000

## ■ Museum

- Museum manager raise - \$10,000
- Museum staff raises above COLA - \$10,000
- Advertising line increase - \$9,000
- Generator - \$5,000
- Central dehumidifier - \$5,000
- Renovate museum storage room - \$15,000
- Fire suppression system - \$45,000

# BUDGET REQUESTS

|                                  | Recurring:                | One-Time:   |
|----------------------------------|---------------------------|-------------|
| Grand Total of All Requests:     | \$929,885                 | \$2,346,776 |
| Available Resources to Allocate: | <b><u>\$1,622,177</u></b> |             |

# ENTERPRISE FUND – EDUCATIONAL INFO

## **EDUCATIONAL INSIGHT:**

- An Enterprise Fund type should sufficiently operate solely on charges for services
- The fund type operates like a business
- The fund operates on a working capital basis – better understood as it operates on a cash basis
- A deficit in an Enterprise Fund indicates a problem with their operations or pricing
- The General Fund generally should not make a transfer to cover operating deficits

## **RELATIVE LEGISLATION:**

- GASB 34 states that user charges be set at a level sufficient to cover the cost of providing the service
- Texas Constitution Article III, Section 52(a) generally prohibits cities from giving away water service below cost or for free



# ENTERPRISE FUND – EDUCATIONAL INFO

## **RELATIVE CITY POLICY LANGUAGE:**

- The City's Financial policy section XII – Operating Budget: Develop and maintain a balanced budget that presents a clear understanding of the goals of the City Council.
- The City's Financial policy section III. Fund Balance/Working Capital/Net Assets B. General Policy: Fund balance should be used only for non-recurring expenditures, major capital purchases, or emergencies that cannot be accommodated through current year savings.
- The City's Financial policy section I. Revenues B. User Fees: For services that benefit specific users, where possible, the City shall establish and collect fees to recover the cost of those services. Where feasible and desirable, the City shall seek to recover full direct and indirect costs. City staff should review user fees on a regular basis to calculate their full cost recovery levels, to compare them to the current fee structure and to recommend adjustments where necessary to facilitate City Council's policy decision regarding the level of support to be provided.
- The City's Financial policy section I. Revenues D. Funds User Fees: Enterprise funds user fees shall be set at levels enough to cover operating expenditures, meet debt obligations, provide additional funding for capital improvements and provide adequate levels of working capital and debt coverage. The City shall seek to eliminate all forms of subsidization to enterprise funds from the General Fund and seek to reduce general fund support to enterprise funds.

# ENTERPRISE FUND – EDUCATIONAL INFO

## **WHAT DOES THIS MEAN FOR THE CITY:**

- Transferring from the General Fund to cover the deficit potentially violates the Texas Constitution Article III
- Transferring from the General Fund to cover the deficit potentially contradicts GASB 34
- The billing rates have not changed since the last adjustment September 1, 2023
- The BWA costs increased last year by 14.14%, a total of \$378,760
- The BWA costs will increase 7.83% this year, a total of \$262,800 in FY2026
- The Veolia costs increased last year by 18.09%, a total of \$474,873
- The Veolia costs will increase by an estimated 3% this year, a total of \$100,000 in FY2026
- Total BWA increase in costs since last rate adjustment is 21.97%, totaling \$641,560
- Total Veolia increase in costs since last rate adjustment is 21.09%, totaling \$574,873
- Combined increase in costs since last rate adjustment totals \$1,216,433
- A rate increase is recommended to increase revenues to offset the increased expenses from BWA and Veolia

# ENTERPRISE FUND – RATE ADJUSTMENT

## RATE INFORMATION:

- Staff reviewed neighboring cities for comparative purposes
- Freeport remains one of the cheapest utility bill
- Other cities have seen steady increases due to rising costs
- We have operated without increasing rates, but it is not sustainable to continue to do so

|                          | Oyster Creek           | Freeport | Clute                  | Lake Jackson          | Angleton            | Richwood             |
|--------------------------|------------------------|----------|------------------------|-----------------------|---------------------|----------------------|
| Water - Base             | 19.08                  | 18.47    | 14.77                  | 17.62                 | 33.61               | 37.53                |
| Water - 2,001-11,999     | 5.25 (over 2,000)      | 6.38     | 4.86 (up to 10,000)    | 6.36                  | 12.33 (over 2,000)  | 6.14 (2,000-19,999)  |
| Water - Over 12,000      |                        | 8.40     | 5.41 (up to 20,000)    | 7.22 (over 20,000)    | 12.90 (over 10,000) | 6.39 (over 20,000)   |
| Sewer - Base             | .80 per total of water | 14.03    | 14.77                  | 19.04                 | 18.08               | 28.50                |
| Sewer - 2,001-Unlimited  |                        | 4.84     | 4.86 (up to 10,000)    | 6.88                  | 3.97 (per 1,000)    | 4.95 (over 2,000)    |
|                          |                        |          | 5.41 (10,001 and over) |                       |                     |                      |
| Garbage                  | Unknown                | 20.00    | 24.09                  | 27.50                 | 23.10               | 21.90                |
| Bill based on 3,000 gals | 53.24                  | 63.72    | 68.21                  | 77.40                 | 99.03               | 99.02                |
|                          | Last changed 10/3/24   |          | Last changed: Unknown  | Will increase 10/1/25 | Increased 4/1/25    | Last changed 10/1/23 |

# ENTERPRISE FUND – RATE ADJUSTMENT

## RATE INFORMATION:

- Staff prepared a proposal of 10% and 20% increase for comparative purposes
- The rates will need to increase at least 20% to “catch-up” with the rising costs that have been passed to us

| PROPOSED INCREASED RATES BASED ON 10%                 |                     |                | PROPOSED INCREASED RATES BASED ON 20%                   |                     |                |
|-------------------------------------------------------|---------------------|----------------|---------------------------------------------------------|---------------------|----------------|
| This would provide additional revenue of \$873,718.48 |                     |                | This would provide additional revenue of \$1,747,436.97 |                     |                |
| Proposed Residential Bill                             | Water               | \$27.34        | Proposed Residential Bill                               | Water               | \$32.80        |
| Based on 3,000-gallon usage                           | Sewer               | \$20.76        | Based on 3,000-gallon usage                             | Sewer               | \$24.91        |
|                                                       | Trash               | \$20.00        |                                                         | Trash               | \$20.00        |
|                                                       | Total Bill:         | \$68.09        |                                                         | Total Bill:         | \$77.71        |
|                                                       | <b>Increase of:</b> | <b>\$4.37</b>  |                                                         | <b>Increase of:</b> | <b>\$13.99</b> |
| Current Commercial Bill                               | Water               | \$68.52        | Current Commercial Bill                                 | Water               | \$82.22        |
| Based on 1" meter                                     | Sewer               | \$53.94        | Based on 1" meter                                       | Sewer               | \$64.73        |
| Based on 5,000-gallon usage                           | Trash               | \$35.00        | Based on 5,000-gallon usage                             | Trash               | \$35.00        |
|                                                       | Total Bill:         | \$157.46       |                                                         | Total Bill:         | \$181.96       |
|                                                       | <b>Increase of:</b> | <b>\$11.13</b> |                                                         | <b>Increase of:</b> | <b>\$35.63</b> |

# WATER/SEWER – OVERALL SUMMARY

|                                   | FY2022-2023<br>ACTUALS | FY2023-<br>2024<br>ACTUALS | FY2024-2025<br>ADOPTED<br>BUDGET | FY2024-2025<br>ESTIMATE | FY2025-2026<br>PROPOSED<br>BUDGET |
|-----------------------------------|------------------------|----------------------------|----------------------------------|-------------------------|-----------------------------------|
| REVENUE TOTAL                     | \$8,992,824            | \$10,502,689               | \$7,950,000                      | \$10,502,975            | \$8,516,710                       |
| EXPENDITURES TOTAL                | 7,578,353              | 7,505,561                  | 7,846,078                        | 10,158,042              | 7,725,671                         |
| BEG. FUND BALANCE                 | 5,011,419              | 8,422,932                  | 11,951,130                       | 11,951,130              | 11,844,413                        |
| REVENUE LESS<br>EXPENDITURES      | 1,414,471              | 2,997,128                  | 103,922                          | 344,933                 | 791,039                           |
| NET TRANSFERS                     | (390,725)              | 531,070                    | (451,650)                        | (451,650)               | (791,039)                         |
| ENDING FUND BALANCE               | 8,446,050              | 11,951,130                 | 11,603,402                       | 11,844,413              | 11,844,413                        |
| 90 DAY RESERVE                    | 2,315,002              | 2,451,425                  | 2,589,206                        | 2,403,012               | 2,549,471                         |
| <b>AVAILABLE FUND<br/>BALANCE</b> | <b>6,131,048</b>       | <b>9,499,705</b>           | <b>9,014,196</b>                 | <b>9,441,400</b>        | <b>9,294,941</b>                  |

# WATER/SEWER – REVENUE SUMMARY

|                           | FY2022-<br>2023<br>ACTUALS | FY2023-<br>2024<br>ACTUALS | FY2024-<br>2025<br>ADOPTED<br>BUDGET | FY2024-<br>2025<br>ESTIMATE | FY2025-2026<br>PROPOSED<br>BUDGET | INCREASE /<br>(DECREASE) |
|---------------------------|----------------------------|----------------------------|--------------------------------------|-----------------------------|-----------------------------------|--------------------------|
| INTERGOVERNMENTAL         | 1,048,606                  | 2,092,254                  | 4,000                                | 3,107,475                   | 30,000                            | 26,000                   |
| MISCELLANEOUS<br>INCOME   | 1,936,879                  | 14,600                     | 127,000                              | 147,400                     | 147,500                           | 20,500                   |
| BOND PROCEEDS             | -                          | -                          | -                                    | -                           | -                                 | -                        |
| INVESTMENT<br>EARNINGS    | 20,074                     | 38,227                     | 15,000                               | 15,000                      | 15,000                            | -                        |
| WATER & SEWER<br>SERVICES | 7,926,352                  | 8,357,607                  | 7,804,000                            | 7,087,500                   | 8,324,210                         | 520,210                  |
| <b>REVENUE TOTAL</b>      | <b>10,931,911</b>          | <b>10,502,689</b>          | <b>7,950,000</b>                     | <b>10,357,375</b>           | <b>8,516,710</b>                  | <b>566,710</b>           |

# WATER/SEWER – REVENUE CHANGES

- Water and sewer revenue was adjusted to close the deficit
  - The City needs to explore selling more water to increase revenues
  - The City needs a rate adjustment to increase revenues
  - This fund will require in-depth monitoring and collaborative thinking, strategic-planning, and in-depth conversations internally and with Council to make adjustments that will result in a positive impact on the fund
- 

**Revenues were increased overall by an additional \$566,710**

# WATER/SEWER – EXPENDITURE SUMMARY

|                          | FY2022-2023<br>ACTUALS | FY2023-2024<br>ACTUALS | FY2024-<br>2025<br>ADOPTED<br>BUDGET | FY2024-2025<br>ESTIMATE | FY2025-2026<br>PROPOSED<br>BUDGET | INCREASE /<br>(DECREASE) |
|--------------------------|------------------------|------------------------|--------------------------------------|-------------------------|-----------------------------------|--------------------------|
| <b>REVENUE TOTAL</b>     | <b>\$10,931,911</b>    | <b>\$10,502,689</b>    | <b>\$7,950,000</b>                   | <b>\$10,502,975</b>     | <b>\$8,516,710</b>                | <b>\$(542,120)</b>       |
| SALARIES                 | 100,584                | 120,943                | 204,932                              | 120,000                 | 181,880                           | (46,552)                 |
| BENEFITS                 | 52,108                 | 62,493                 | 82,676                               | 55,071                  | 92,741                            | (3,935)                  |
| SUPPLIES                 | 33,202                 | 27,290                 | 58,700                               | 35,600                  | 38,500                            | (18,200)                 |
| SERVICES                 | 6,142,994              | 6,404,863              | 7,340,270                            | 7,197,275               | 7,026,875                         | (146,970)                |
| MAINTENANCE              | 58,587                 | 100,096                | 115,000                              | 15,100                  | 15,100                            | (101,000)                |
| SUNDRY                   | 627,684                | 712,875                | 44,500                               | 30,600                  | 30,600                            | (12,550)                 |
| DEBT SERVICE             | 91,397                 | 76,369                 | -                                    | -                       | -                                 | -                        |
| CAPITAL OUTLAY           | -                      | 633                    | -                                    | 2,876,186               | -                                 | -                        |
| TRANSFERS                | 390,725                | (531,070)              | 451,650                              | 451,650                 | 791,039                           | 337,189                  |
| <b>EXPENDITURE TOTAL</b> | <b>7,497,280</b>       | <b>6,974,491</b>       | <b>8,297,728</b>                     | <b>10,612,692</b>       | <b>8,516,710</b>                  | <b>(120,407)</b>         |



# WATER/SEWER – EXPENDITURE CHANGES

- Veolia services increased by 3% as an estimate, a \$100,000 increase
- BWA increased by \$262,800 due to rate increase from \$4.60 to \$4.96
- Supplies, services, and maintenance lines decreased by as much as possible to lessen the overall budget deficit
- Transfers increase to include the payment of the water meter loan for \$337,189
- Revenues were adjusted based on projections from the average of the increased revenue from the new meters
- There has been a formal budget request made for a lift station generator at Slaughter Rd. Staff is working to gather costs for preparation

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**Expenditures were reduced by an additional \$54,000 to help close the deficit**

# DISCUSSION



## City Council Agenda Item #[2.B]

**Title:** Action approving Resolution No. 2025-2944 accepting the actions of the City of Freeport Employee Benefits Trust.- Donna Fisher, Human Resources Director

**Date:** August 18, 2025

**From:** Donna Fisher, HR Director

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**Staff Recommendation:** Staff recommends approving the resolution to accept the actions of the Employee Benefits Trust.

**Item Summary:** The City of Freeport Employee Benefits Trust has approved proposals for employee medical insurance, dental, life and disability ancillary insurances, and FSA, HRA, HSA. Actions taken by the Employee Benefits Trust must go before City Council for consideration of approval.

**Background Information:** This Employee Benefits Trust was established to save the City from paying taxes imposed on insurance premiums per Chapter 222.002 of the Texas Insurances Code. The nonprofit trust assigns City Council as the Trustees to provide employees, and qualified retirees and their dependents with life, disability, sickness, accident, and other health benefits either directly or through the purchase of insurance. The City then makes premium payments to the insurance providers through the Trust.

**Special Considerations:** N/A

**Financial Impact:** The costs associated with the benefits have been included in the FY 2025-2026 proposed budget.

**Board or 3rd Party Recommendation:** The Employee Benefit Trust has approved thee actions and recommends approval of the Resolution.

**Supporting Documentation:**

1. Resolution - Employee Benefits Trust

## **RESOLUTION NO. 2025-2944**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS, ACCEPTING THE ACTION OF THE CITY OF FREEPORT EMPLOYEE BENEFITS TRUST TO ACCEPT PROPOSALS FOR EMPLOYEE MEDICAL INSURANCE, DENTAL INSURANCE, ANCILLARY INSURANCES, AND HRA, HSA, AND FSA ADMINISTRATION; AUTHORIZING EXECUTION OF THE PROPOSALS BY THE CITY MANAGER; AUTHORIZING FUNDING; PROVIDING FOR THE INCORPORATION OF PREAMBLE; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the City of Freeport Employee Benefits Trust held its annual meeting regarding proposals for employee medical insurance, dental insurance, life and disability insurance, ancillary insurances and HRA, HSA, and FSA administration; and

**WHEREAS**, actions taken by the Employee Benefits Trust must go before City Council for consideration of approval; and

**WHEREAS**, the City Council has before it a proposal for employee medical, dental insurance, life and disability insurance from Blue Cross Blue Shield, and a proposal for ancillary insurances from Cigna, and a proposal for HRA and FSA administration from Surency, and a proposal for HSA administration from Optum, for the 2025/2026 plan year, and

**WHEREAS**, upon full review and consideration of the proposals and all related matters, the City Council finds that Freeport's best interests are served, desires to approve the terms and conditions of the proposals and to authorize the City Manager to execute the proposals on behalf of the City of Freeport; and

**WHEREAS**, the City Council finds that Freeport's best interests are served, desires to re-authorize funding Employee Benefit Insurances and the transfer of funds from the City of Freeport's General Fund to the City of Freeport Employee Benefits Trust Fund as needed to pay premiums as presented by the insurance carriers;

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, BRAZORIA COUNTY, TEXAS, THAT;**

**SECTION 1.** The facts and statements contained in the preamble are hereby found to be true and correct and are incorporated herein and make a part hereof for all purposes.

**SECTION 2.** The actions taken by the Employee Benefits Trust regarding the recommended proposals, having been reviewed by the City Council of the City of Freeport and found to be acceptable and in the best interests of the City of Freeport and its citizens, are hereby in all things approved effective October 1, 2025.

**SECTION 3** The City Manager is hereby authorized to execute, verify, acknowledge, certify to, file and deliver all such instruments and documents required for the proposals as shall

in the judgment of the City Manager be appropriate in order to affect the purposes of the foregoing resolution.

**SECTION 4** The Finance Director is hereby authorized to transfer funds from the City of Freeport's General Fund to the City of Freeport Employee Benefits Trust Fund as needed to pay premiums as presented by the insurance carriers.

**SECTION 5** This Resolution shall become effective immediately upon its passage.

**PROPER NOTICE AND MEETING.** It is hereby found and determined that the meeting at which this resolution was passed was attended by a quorum of the City Council, was open to the public, and that public notice of the time, place and purpose of said meeting was given as required by the Open Meetings Act, Texas Government Code, Chapter 551.

Read, passed and adopted the \_\_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
Jerry Cain, Mayor  
City of Freeport, Texas

ATTEST:

APPROVED AS TO FORM:

\_\_\_\_\_  
Clarisa Molina, City Secretary  
City of Freeport

\_\_\_\_\_  
Chris Duncan, Interim City Attorney  
City of Freeport



## City Council Agenda Item #[2.C]

**Title:** Action approving Monthly Financials through July 31, 2025- Ashlee Hurst, Finance Director

**Date:** August 18, 2025

**From:** Ashlee Hurst, Finance Director

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**Staff Recommendation:** N/A

**Item Summary:** The reporting is through June 30, 2025 for City financials.

**Background Information:** N/A

**Special Considerations:** N/A

**Financial Impact:** N/A

**Board or 3rd Party Recommendation:** N/A

**Supporting Documentation:**

1. 2025-07 - Finance Monthly Report



# Finance, Court & Water Departments

**Title:** Monthly Report for July 2025

**Date:** August 6, 2025

**From:** Ashlee Hurst, Finance Director

## Financials

### The General Fund:

The revenues collected for the General Fund as of July 31, 2025, are \$20,398,107 or 103.8% of the total budgeted revenues.

The expenditures for the General Fund as of July 31, 2025, are \$14,909,903 or 76.3% of the total budgeted expenditures.

The revenues are over the expenditures by \$5,488,204.

See the attached financial statement for more detail.

Department Comparison (for revenue producing departments):

|                    | GOLF         | EMS        | RECREATION |
|--------------------|--------------|------------|------------|
| Revenues           | \$ 1,018,440 | \$ 913,263 | \$ 79,717  |
| Expenditures       | \$ 1,114,904 | \$ 920,866 | \$ 323,329 |
| Excess / (Deficit) | (96,464)     | 7,603      | (243,612)  |

### Accounts Payable:

| Accounts Payable | Oct-24      | Nov-24      | Dec-24      | Jan-25      | Feb-25      | Mar-25      | Apr-25      | May-25      | Jun'25      | Jul'25      | FYTD         |
|------------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|-------------|--------------|
| PO's Issued      | 27          | 18          | 19          | 16          | 10          | 11          | 11          | 13          | 7           | 10          | 142          |
| Payments Issued  | 338         | 333         | 290         | 337         | 296         | 339         | 313         | 369         | 279         | 264         | 3,158        |
| Total Disbursed  | \$3,274,616 | \$1,647,448 | \$1,488,231 | \$2,728,871 | \$3,747,281 | \$2,731,806 | \$1,688,449 | \$3,610,084 | \$4,554,487 | \$2,058,211 | \$27,529,484 |

### Hurricane Beryl:

#### 75% Reimbursement Maximum

Total Expenses to Date: \$2,187,175.68

Maximum Federal Share Reimbursement: \$1,640,381.76

Preliminary Local Share Cost: \$546,793.92

I continue working weekly with FEMA to finalize eligible expenses and get projects moving forward.

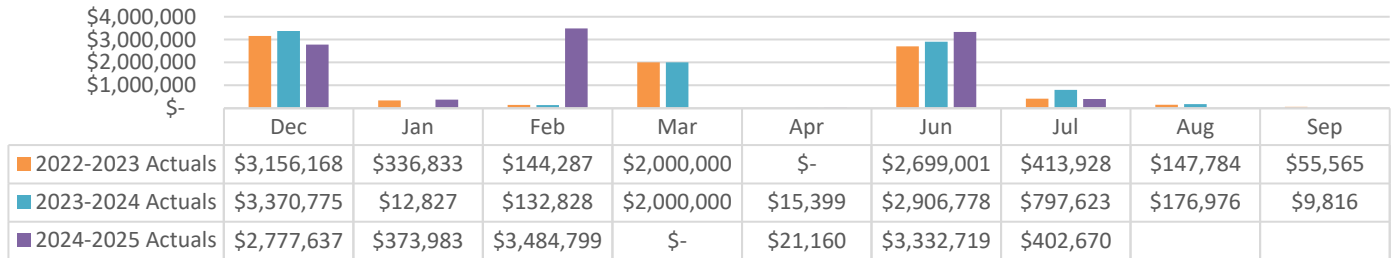


Monthly Report  
Finance, Court & Water Departments

Industrial District Revenue

INDUSTRIAL DISTRICT TAXES

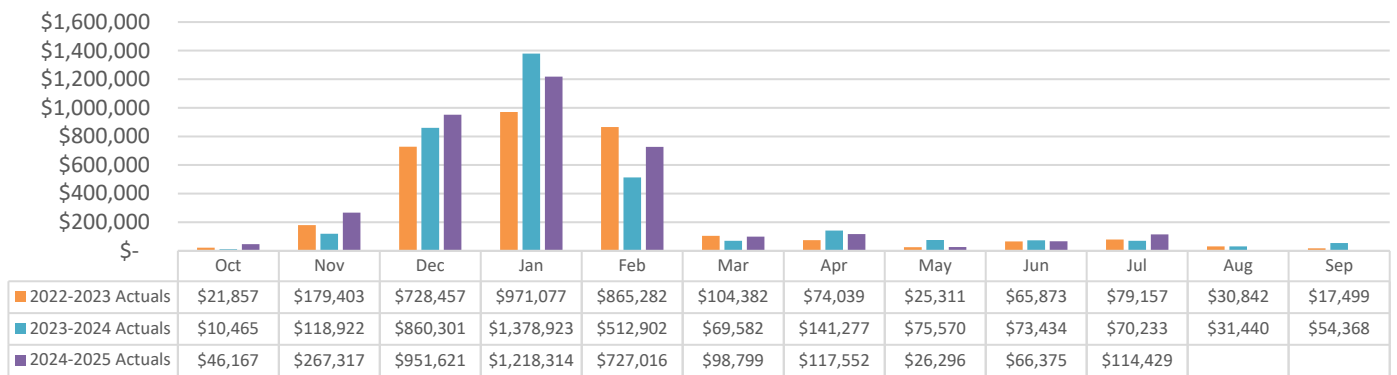
Monthly Collections Comparison



Property Tax Revenue

PROPERTY TAXES

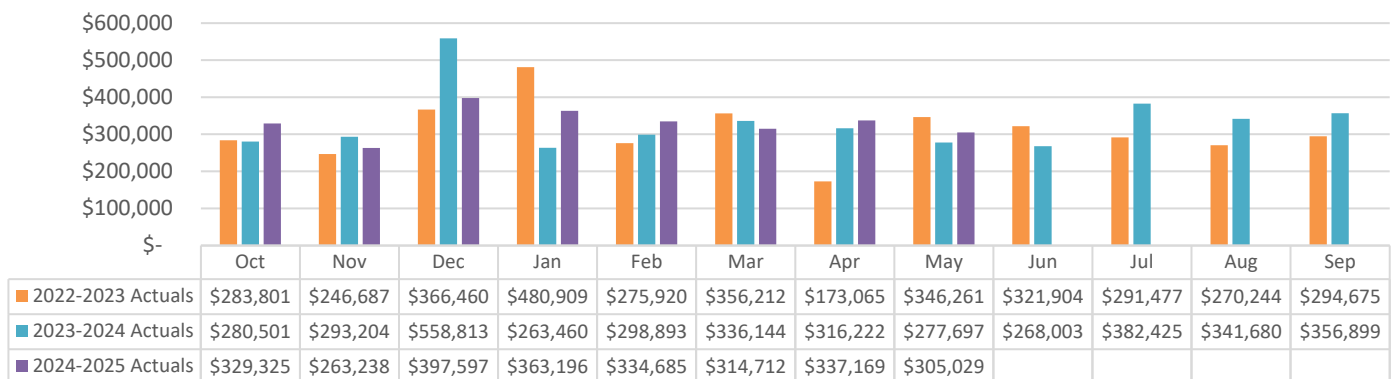
Monthly Collections Comparison



Sales Tax

SALES TAX

Monthly Collections Comparison





## Utilities

### The Water & Sewer Fund:

The revenues for the Water & Sewer Fund as of July 31, 2025, are \$7,729,856 (including grant funding of \$1,740,798) or 74.4% of the total budgeted revenues.

The expenditures for the Water & Sewer Fund as of July 31, 2025, are \$8,299,043 (including grant funding of \$1,953,407) or 77.3% of the total budgeted expenditures.

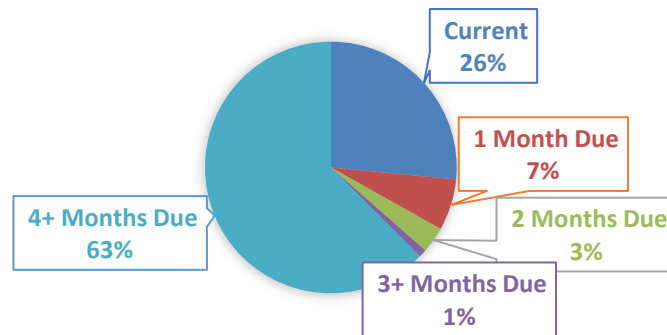
The revenues are under the expenditures by \$569,187. Excess spending of this fund has been put to a halt to help address this budget deficit.

The biggest contributors of revenue to this fund are the commercial and residential class customers, as shown below. Overall, there is a 15.6% decrease in billings to-date, when compared to the same period last fiscal year.

See the attached financial statement for more detail.

| Jul-25               |                      |                    |                      |
|----------------------|----------------------|--------------------|----------------------|
| Billed               | Water                | Sewer              | Total FYTD           |
| Agricultural         | \$370                | \$0                | \$370                |
| Apartments           | 463,925              | 382,195            | 846,120              |
| Church               | 13,415               | 10,474             | 23,889               |
| City                 | 64,343               | 7,906              | 72,250               |
| Commercial           | 1,155,017            | 1,021,410          | 2,176,427            |
| Industrial           | 889,240              | (30,415)           | 858,825              |
| Institutions         | 259                  | 187                | 447                  |
| Residential          | 943,579              | 681,628            | 1,625,206            |
| Schools              | 235,632              | 199,021            | 434,654              |
| Vacation             | 2,524                | 1,900              | 4,424                |
| <b>Total Billed</b>  | <b>\$3,768,305</b>   | <b>\$2,274,308</b> | <b>\$6,042,612</b>   |
| <b>Last FYTD</b>     | <b>\$4,599,129</b>   | <b>\$2,559,595</b> | <b>\$7,158,723</b>   |
| <b>% Change</b>      | <b>-18.1%</b>        | <b>-11.1%</b>      | <b>-15.6%</b>        |
| Consumption          | Water                | Sewer              | Total FYD            |
| Billed               | 686,177,323          | 185,481,194        | 871,658,517          |
| Unbilled             | 1,574,516,904        | 0                  | 1,574,516,904        |
| <b>Total Gallons</b> | <b>2,260,694,227</b> | <b>185,481,194</b> | <b>2,446,175,421</b> |
| <b>Last FYTD</b>     | <b>1,228,098,904</b> | <b>92,929,744</b>  | <b>1,321,028,648</b> |
| <b>% Change</b>      | <b>84.1%</b>         | <b>99.6%</b>       | <b>85.2%</b>         |

## AGING REPORT FOR WATER ACCOUNTS



| Total Balances: | Current | 1 Month Due | 2 Months Due | 3+ Months Due | 4+ Months Due |
|-----------------|---------|-------------|--------------|---------------|---------------|
| 718,131         | 190,448 | 47,500      | 24,027       | 7,178         | 448,977       |

Since January, these outstanding balances have been reduced by:

4+ Months - \$235,633 (was \$684,610 as of 1/31/25)

3+ Months - \$60,997 (was \$68,175 as of 1/31/25)

2+ Months - \$59,397 (was \$83,424 as of 1/31/25)

1 Month - \$58,827 (was \$106,327 as of 1/31/25)

|                                    | January | February | March | April | May | June       | July |
|------------------------------------|---------|----------|-------|-------|-----|------------|------|
| Cut-Off Totals                     |         |          |       |       | 198 | 213        | 222  |
| Disconnection Totals               |         |          |       |       | 8   | 8          | 24   |
| Returned Payment Totals            |         |          |       |       |     |            | 3    |
| Failed Payment Arrangements        |         |          |       |       |     |            | 4    |
| Total Disconnection for Nonpayment | 0       | 0        | 0     | 0     | 206 | 221        | 253  |
| Total Idle Meters w/ Consumption   |         |          |       |       |     | 60         | 13   |
| Total Amount Back Billed (\$)      |         |          |       |       |     | \$7,122.25 |      |

## Municipal Court

| Fiscal Year Total Through     | Jul-23           | Jul-24           | Jul-25           | % Change      |
|-------------------------------|------------------|------------------|------------------|---------------|
| <b>Issued</b>                 |                  |                  |                  |               |
| Citations                     | 1,290            | 1,628            | 1,435            | -11.9%        |
| Violations                    | 1,506            | 1,887            | 1,655            | -12.3%        |
| <b>Total Issued</b>           | <b>2,796</b>     | <b>3,515</b>     | <b>3,090</b>     | <b>-12.1%</b> |
| <b>Warrants</b>               |                  |                  |                  |               |
| Active Warrants               | 290              | 498              | 579              | 16.3%         |
| <b>Total Fees/Fines Paid*</b> | <b>\$240,547</b> | <b>\$265,995</b> | <b>\$343,725</b> | <b>29.2%</b>  |

\* Includes Regulatory, State & Other Agency Fees

## Ongoing Initiatives

### Audit

The annual audit for Fiscal Year 2023-2024 is almost complete.

### Budget, CIP and Long-Range Financial Plan

The proposed budget was filed with the City Secretary by July 31, 2025.

### AMI Water Meter Project

The customer portal went live in June, and a new process has been put in place for catching idle meters with consumption (inactive accounts using water). When caught, the customers are billed for their unauthorized usage.

## Purchasing

A bid was being solicited for Insta-Valve Installation (RFP No. 2025-03). It was advertised twice before it closed on July 17, 2025. In total, this solicitation was open for 30+ days. It was also listed on our website.

A bid was solicited for Legal Services (RFP No. 2025-11). It was advertised twice before it closed on August 7, 2025. In total, this solicitation was open for 14 days, as requested by the Council. It was also listed on our website.

## Grant Administration

- Hurricane Beryl (FEMA): The City is still working weekly with FEMA to get the documentation prepared to get reimbursements submitted as projects are assigned and created.
- CDBG – GLO (Contract No. D213) Sewer Line Replacement: An extension was filed on this contract to extend the performance period until April 2025. The total of this grant award is \$5,991,541, including a City match of \$59,915. GrantWorks is the grant administrator for this project. Freese and Nichols is the engineer of this project. The contractor is Texas Pride Utilities, LLC for this project. The project began closeout process in July.
- CDBG - GLO, (Contract No. D300) WWTP Renovations: This grant project is currently under construction. An extension was also granted for the performance period of this grant until April 2025. The total of this grant award is \$6,051,988, including a City match of \$60,520. This project has a budget overrun of roughly \$7,750,000. The previous Finance Director budgeted that into the Approved 2024-2025 budget from multiple funds. GrantWorks is the grant administrator for this project. Freese and Nichols is the engineer of this project. Wharton-Smith is the contractor for this project.
- CDBG - GLO, (Contract No. E164) Water Improvements: This grant project is currently still in the engineer design phase. The total award of this grant is \$1,837,967 with no City match. The grant period of performance end date is March 2026. GrantWorks is the grant administrator for this project. Freese and Nichols is the engineer for this project. No

contractor will be selected until the project design is complete so a request for bids can be created for the scope of work.

- FEMA American Firefighters Grant (Contract No. 06616): This grant was awarded in August 2022 to provide reimbursement for firefighter training. The total award of the grant is \$113,953, including a City match of \$10,359. The period of performance ends in June 2025. The project began closeout in July.
- FEMA American Firefighters Grant (Contract No. 02061): This grant was awarded in August 2023 to provide reimbursement for new radios. The total award of the grant is \$216,000, including a City match of \$19,636. The period of performance ends in August 2025. The project will begin closeout soon.
- Office of the Governor (OOG) Radio Project: This grant was awarded in December 2024 to provide an expansion for dispatch radios. The total award for this grant is \$144,233 with no City match. The period of performance of this grant ends in September 2025. The grant was closed out in July.
- Office of the Governor (OOG) Bulletproof Shields: This grant was awarded in December 2024 to provide reimbursement for the purchase of bulletproof shields. The total award for this grant is \$95,602 with no City match. The period of performance of this grant ends in September 2025. The grant was closed out in July.
- Office of the Governor (OOG) Patrol Radio Upgrade: This grant was awarded in December 2024 to provide reimbursement for the patrol radios upgrade cost. The total award for this grant is \$131,525 with no City match. The period of performance of this grant ends in September 2025.
- GLO Beach Maintenance Program: The new application has been awarded to the City and includes up to date labor rates, as well as Police Patrol Overtime rates.
- CDBG-Brazoria County: The City was granted a grant for installation of insta-valves in October 2024 for a total of \$220,000 with an \$8,000 City match. The sizes and locations of the valves submitted in the City's application were incorrect. The City awarded the contract August 4, 2025, through a competitive bidding process.
- Texas Division of Emergency Management (TDEM) Lift Station #3 Generator: This mitigation program project was awarded in May 2023 for a total award of \$40,000, including a City match of \$4,000. The period of performance for this project ends in June 2025. A time extension request has been submitted.
- Texas Division of Emergency Management (TDEM) Lift Station #4 Generator: This mitigation program project was awarded in May 2023 for a total award of \$40,000, including a City match of \$4,000. The period of performance for this project ends in June 2025. A time extension request has been submitted.
- Texas Division of Emergency Management (TDEM) Lift Station #14 Generator: This mitigation program project was awarded in June 2023 for a total award of \$40,000, including a City

match of \$4,000. The period of performance for this project ended in June 2024. A time extension request has been submitted.

- Texas Division of Emergency Management (TDEM) Service Center Generator: This mitigation program project was awarded in October 2024 for a total award of \$200,000, including a City match of \$20,000. The period of performance for this project ends in August 2025. A time extension request has been submitted.
- Texas Division of Emergency Management (TDEM) Recreation Center Generator: This mitigation program project was awarded in November 2024 for a total award of \$200,000, including a City match of \$20,000. The City elected to decline this grant award because Centerpoint donated a generator to this facility. The project has been de-obligated since.
- Texas Division of Emergency Management (TDEM) City Hall Generator: This mitigation program project was awarded in January 2025 for a total award of \$425,000, including a City match of \$42,500. The period of performance for this project ends in August 2025. A time extension request has been submitted.
- Texas Division of Emergency Management (TDEM) Riverplace Generator: This mitigation program project was awarded in January 2025 for a total award of \$143,000, including a City match of \$14,300. The period of performance for this project ends in August 2025. A change of scope and time extension have been submitted.



**City of Freeport**  
**Capital Projects**  
For the Period End July 2025

| Total Construction Commitments as of 7/31/25 |                  |
|----------------------------------------------|------------------|
| Total Commitments                            | \$ 19,097,079.20 |
| Enterprise                                   | \$ 14,664,385.61 |
| Governmental                                 | \$ 4,432,693.59  |

| Project                                                  | Project Status | Budgeted Cost          | Spent To Date          | Remaining              |
|----------------------------------------------------------|----------------|------------------------|------------------------|------------------------|
| <b>Fund 67 - 2021 CO Bond Fund</b>                       |                |                        |                        |                        |
| <b>Water/Sewer</b>                                       |                |                        |                        |                        |
| Lift Station 3, 4, & 14 Rehabilitation - 2023-2025       | Complete       | 1,735,713.00           | 1,731,208.95           | -                      |
| FM 1495 Water Line Relocation - 2022-2025                | Complete       | 481,665.00             | 467,579.22             | -                      |
| Sanitary Sewer Collection Grant Match (D213) - 2022-2025 | Complete       | 59,316.00              | 59,316.00              | -                      |
| Avenue H Sewer Line Rep. Grant Match - 2023-2025         | Complete       | 41,366.00              | 41,222.19              | -                      |
| Phase I SSOI Engineering - 2022-2025                     | In Progress    | 215,926.00             | 22,974.00              | 192,952.00             |
| WWTP Grant Match (D300) - 2022-2025                      | In Progress    | 691,020.00             | 60,520.00              | 630,500.00             |
| WWTP Improvements (D300) - 2022-2025                     | In Progress    | 1,298,130.00           | 572,196.04             | 725,933.96             |
| Lift Station Pumps - 2024-2025                           | In Progress    | 151,348.00             | 156,236.00             | -                      |
| Sewer Line Replacement SSOI - 2022-2025                  | In Progress    | 482,572.00             | -                      | 482,572.00             |
| <b>Total Funding 67 - 2021 CO Bond Fund</b>              |                | <b>\$ 5,157,056.00</b> | <b>\$ 3,111,252.40</b> | <b>\$ 2,031,957.96</b> |

|                                                  |          |                        |                        |                      |
|--------------------------------------------------|----------|------------------------|------------------------|----------------------|
| <b>Fund 66 - 2020 CO Bond Fund</b>               |          |                        |                        |                      |
| <b>Admin</b>                                     |          |                        |                        |                      |
| City Hall Renovations - 2020-2025                | On Hold  | 998,000.00             | 548,359.03             | 449,640.97           |
| <b>Public Works</b>                              |          |                        |                        |                      |
| Streets & Drainage Projects - 2020-2025          | Complete | 6,375,000.00           | 6,467,061.53           | -                    |
| Velasco Pump Station Improvements - 2020-2025    | Complete | 252,000.00             | 252,000.00             | -                    |
| Heritage House Renovations - 2020-2025           | On Hold  | 375,000.00             | 2,500.00               | 372,500.00           |
| <b>Total Funding Fund 66 - 2020 CO Bond Fund</b> |          | <b>\$ 8,000,000.00</b> | <b>\$ 7,269,920.56</b> | <b>\$ 822,140.97</b> |

|                                                               |             |                        |                        |             |
|---------------------------------------------------------------|-------------|------------------------|------------------------|-------------|
| <b>Fund 14 -Streets &amp; Drainage Funds</b>                  |             |                        |                        |             |
| <b>Public Works</b>                                           |             |                        |                        |             |
| Entry Road for Park - 2022-2023                               | Complete    | 150,000.00             | 150,000.00             | -           |
| Streets & Drainage Project - 2022-2023                        | Complete    | 759,000.00             | 759,000.00             | -           |
| Phase 2 Concrete Streets - 2022-2023                          | Complete    | 1,181,666.00           | 1,443,892.71           | -           |
| Asphalt Streets - 2022-2023 (Interlocal with Brazoria County) | In Progress | 446,041.00             | 482,273.30             | -           |
| Asphalt Streets - 2023-2024 (Interlocal with Brazoria County) | In Progress | 570,178.00             | 554,491.15             | -           |
| <b>Total Funding Fund 14 - Streets &amp; Drainage Fund</b>    |             | <b>\$ 3,106,885.00</b> | <b>\$ 3,389,657.16</b> | <b>\$ -</b> |

|                                                        |             |            |            |            |
|--------------------------------------------------------|-------------|------------|------------|------------|
| <b>Fund 21 - Facilities &amp; Grounds CIP</b>          |             |            |            |            |
| <b>Admin</b>                                           |             |            |            |            |
| City Hall Renovations - 2020-2021                      | On Hold     | 750,000.00 | 66,784.00  | 683,216.00 |
| <b>Fire/EMS</b>                                        |             |            |            |            |
| Radio Antenna Repairs - Fire 2022-2023                 | Complete    | 11,665.00  | 19,958.58  | -          |
| Temp. Modular Building - 2022-2023                     | In Progress | 426,095.00 | 428,984.29 | -          |
| Fire Station 1 Driveway - 2022-2023                    | In Progress | 10,000.00  | 5,721.91   | 4,278.09   |
| <b>Golf Course</b>                                     |             |            |            |            |
| Greens Resurfacing - 2023-2024                         | In Progress | 320,000.00 | 139,254.85 | 180,745.15 |
| Pumphouse Replacement - 2023-2024                      | In Progress | 40,000.00  | 13,258.72  | 26,741.28  |
| <b>Police</b>                                          |             |            |            |            |
| Replacement of Main Electric Dist. Panel - 2022-2023   | Complete    | 20,000.00  | 47,155.30  | -          |
| New Evidence Lockers - 2023-2024                       | Complete    | 11,000.00  | 9,600.00   | 1,400.00   |
| Jail Facility Renovation - 2022-2023                   | In Progress | 86,570.18  | -          | 86,570.18  |
| Police Department Parking Lot Improvements - 2022-2023 | In Progress | 20,000.00  | -          | 20,000.00  |
| Server Room Ventilation - 2023-2024                    | In Progress | 12,500.00  | -          | 12,500.00  |
| <b>Public Works</b>                                    |             |            |            |            |
| Riverplace Exterior Metal Coating - 2023-2024          | Complete    | 30,000.00  | 28,590.00  | -          |

|                                                             |             |                        |                      |                        |
|-------------------------------------------------------------|-------------|------------------------|----------------------|------------------------|
| Museum Storage Renovation - 2023-2024                       | Complete    | 10,000.00              | 4,500.00             | -                      |
| New Display Cases - 2023-2024                               | Complete    | 11,500.00              | 11,500.00            | -                      |
| FMP Kitchen - 2023-2024                                     | Complete    | 40,000.00              | 16,375.23            | -                      |
| Park Equipment - 2023-2024                                  | Complete    | 10,000.00              | 10,000.00            | -                      |
| Splashpad Renovation - 2023-2024                            | In Progress | 10,000.00              | -                    | 10,000.00              |
| Nesting Training Tables - 2023-2024                         | In Progress | 6,750.00               | -                    | 6,750.00               |
| <b>Total Funding Fund 21 - Facilities &amp; Grounds CIP</b> |             | <b>\$ 1,826,080.18</b> | <b>\$ 801,682.88</b> | <b>\$ 1,032,200.70</b> |

| <b>Fund 22 - Vehicle &amp; Equipment Replacement Fund</b>          |             |                        |                        |                     |
|--------------------------------------------------------------------|-------------|------------------------|------------------------|---------------------|
| <b>Fire/EMS</b>                                                    |             |                        |                        |                     |
| Replace 2 Ambulances (907 & 908) - 2021-2022                       | In Progress | 600,000.00             | 632,532.24             | -                   |
| Equipping New Reserve FF - 2022-2023                               | In Progress | 12,000.00              | 10,037.00              | 1,963.00            |
| Furnishings/Appliances Fire Station 2 - 2022-2023                  | In Progress | 30,000.00              | 1,077.00               | 28,923.00           |
| Portable Radios - 2023-2024                                        | In Progress | 36,400.00              | 15,424.10              | 20,975.90           |
| Reserve PPE - 2023-2024                                            | In Progress | 19,100.00              | 16,116.00              | 2,984.00            |
| A/C Replacement - 2024-2025                                        | In Progress | 15,000.00              | 10,722.00              | 4,278.00            |
| <b>Information Technology</b>                                      |             |                        |                        |                     |
| Server Replacement - 2024-2025                                     | Complete    | 40,000.00              | 39,893.20              | -                   |
| Website Upgrade - 2024-2025                                        | In Progress | 20,250.00              | 19,980.00              | -                   |
| <b>Administration</b>                                              |             |                        |                        |                     |
| Budgeting Software - 2024-2025                                     | Complete    | 8,775.00               | 8,775.00               | -                   |
| Applicant Tracking Software - 2024-2025                            | Complete    | 7,640.00               | 5,851.00               | -                   |
| <b>Golf Course</b>                                                 |             |                        |                        |                     |
| 5210 Tractor - 2023-2024                                           | Complete    | 36,000.00              | 35,539.02              | -                   |
| Slope Mower - 2023-2024                                            | Complete    | 59,000.00              | 36,602.28              | -                   |
| Z-Master 72" Mower - 2023-2024                                     | Complete    | 17,000.00              | 17,619.42              | -                   |
| Pro-Grater - 2024-2025                                             | Complete    | 38,000.00              | 35,585.55              | -                   |
| <b>Police</b>                                                      |             |                        |                        |                     |
| Vehicle Replacement Program (Annual) - 2021-2024                   | Complete    | 505,748.00             | 519,229.72             | -                   |
| Generator - 2021-2024                                              | Complete    | 60,000.00              | 64,012.00              | -                   |
| Server Switch Replacements - 2023-2024                             | Complete    | 15,000.00              | 19,445.49              | -                   |
| New Motion Cyber Security - 2023-2024                              | Complete    | 10,000.00              | 3,809.20               | -                   |
| Off-Site Backup & Software - 2023-2024                             | Complete    | 14,000.00              | 12,304.54              | -                   |
| GPS for Patrol Units - 2024-2025                                   | Complete    | 26,500.00              | 50,118.78              | -                   |
| Replace Gate Motor - 2023-2024                                     | In Progress | 15,000.00              | -                      | 15,000.00           |
| CJIS Update - 2024-2025                                            | In Progress | 5,500.00               | 3,744.00               | 1,756.00            |
| Temperature Control Service/911 - 2024-2025                        | In Progress | 14,000.00              | -                      | 14,000.00           |
| <b>Public Works</b>                                                |             |                        |                        |                     |
| Purchase of (3) Work Trucks - 2023-2024                            | Complete    | 120,000.00             | 110,125.15             | -                   |
| One Ton Dump Truck - 2023-2024                                     | Complete    | 90,000.00              | 80,861.64              | -                   |
| 3/4 Yard Concrete Mixer - 2023-2024                                | Complete    | 10,000.00              | 4,200.00               | -                   |
| Two Zero Turn Mowers 72" - 2024-2025                               | Complete    | 36,000.00              | 25,832.04              | -                   |
| <b>Total Funding Fund 22 - Vehicle &amp; Equipment Replacement</b> |             | <b>\$ 1,824,913.00</b> | <b>\$ 1,753,604.33</b> | <b>\$ 89,879.90</b> |

| <b>Fund 23 - Technology Fund</b>               |          |                     |                     |             |
|------------------------------------------------|----------|---------------------|---------------------|-------------|
| Access Control Panel - 2019-2020               | Complete | 21,905.00           | 21,905.00           | -           |
| <b>Total Funding Fund 23 - Technology Fund</b> |          | <b>\$ 21,905.00</b> | <b>\$ 21,905.00</b> | <b>\$ -</b> |

| <b>Fund 25 - Projects Fund</b>                     |             |                         |                        |                        |
|----------------------------------------------------|-------------|-------------------------|------------------------|------------------------|
| <b>Admin</b>                                       |             |                         |                        |                        |
| Demolition OA Fleming - 2023-2024                  | Complete    | 223,462.00              | 223,461.59             | -                      |
| Infrastructure OA Fleming Streets - 2023-2024      | In progress | 1,401,353.97            | -                      | 1,401,353.97           |
| <b>Water/Sewer</b>                                 |             |                         |                        |                        |
| Infrastructure OA Fleming W/S - 2023-2025          | In progress | 1,000,000.00            | -                      | 1,000,000.00           |
| Lift Station - 2023-2025                           | In progress | 2,298,646.03            | 305,710.18             | 1,992,935.85           |
| WWTP Improvements Grant Overage (D300) - 2023-2025 | In progress | 6,754,500.00            | 1,668,892.57           | 5,085,607.43           |
| <b>Public Works</b>                                |             |                         |                        |                        |
| OA Fleming Park (Soccer Field Project) - 2023-2025 | Complete    | 600,000.00              | 534,024.32             | 65,975.68              |
| <b>Total Funding Fund 25 - Projects Fund</b>       |             | <b>\$ 12,277,962.00</b> | <b>\$ 2,732,088.66</b> | <b>\$ 9,545,872.93</b> |

| Grant Funded Projects (Various Funds)                         |             |                         |                         |                        |
|---------------------------------------------------------------|-------------|-------------------------|-------------------------|------------------------|
| Administration                                                |             |                         |                         |                        |
| GLO Beach Maintenance Grant - 2024-2025                       | In Progress | 12,000.00               | 10,333.02               | 1,666.98               |
| Fire/EMS                                                      |             |                         |                         |                        |
| FEMA AFG - Fire Radio Replacements - 2022-2025                | In Progress | 216,000.00              | 201,694.32              | 14,305.68              |
| FEMA AFG - Fire Training Reimbursement - 2023-2025            | In Progress | 113,953.00              | 77,935.28               | 36,017.72              |
| Police                                                        |             |                         |                         |                        |
| OOG - Body Cameras - 2023-2024                                | Complete    | 57,765.00               | 66,514.87               | -                      |
| OOG - Mobile Video Equipment - 2023-2024                      | Complete    | 102,650.00              | 130,151.53              | -                      |
| OOG - Rifle-Resistant Body Armor - 2023-2024                  | Complete    | 50,908.00               | 46,923.55               | -                      |
| OOG - Radio Interoperability Project - 2024-2025              | In Progress | 144,233.00              | 149,496.44              | -                      |
| OOG - Ballistic Shield Project - 2024-2025                    | In Progress | 95,602.00               | 97,520.32               | -                      |
| OOG - Vehicle Radio Equipment Refresh - 2024-2025             | In Progress | 131,525.00              | 131,524.58              | -                      |
| Public Works                                                  |             |                         |                         |                        |
| TDEM MIT - Lift Station #3 Generator - 2023-2025              | In Progress | 36,000.00               | 33,266.67               | 2,733.33               |
| TDEM MIT - Lift Station #4 Generator - 2023-2025              | In Progress | 36,000.00               | 33,266.67               | 2,733.33               |
| TDEM MIT - Lift Station #14 Generator - 2023-2025             | In Progress | 36,000.00               | 33,266.67               | 2,733.33               |
| TDEM MIT - City Hall Generator - 2024-2025                    | In Progress | 425,000.00              | -                       | 425,000.00             |
| TDEM MIT - Riverplace Generator - 2024-2025                   | In Progress | 143,000.00              | -                       | 143,000.00             |
| TDEM MIT - Service Center Generator - 2024-2025               | In Progress | 200,000.00              | -                       | 200,000.00             |
| Water/Sewer                                                   |             |                         |                         |                        |
| CDBG MIT 2016 HUD - Sewer Line Replacement (D213) - 2021-2025 | In Progress | 5,931,626.00            | 5,753,909.81            | 177,716.19             |
| CDGB MIT Harvey - WWTP Improvements (D300) - 2021-2025        | In Progress | 5,991,468.00            | 3,256,109.62            | 2,735,358.38           |
| CDBG MIT Water Improvements (E164) - 2023-2026                | In Progress | 1,868,000.00            | 34,238.20               | 1,833,761.80           |
| <b>Total Funding Grant Projects</b>                           |             | <b>\$ 15,579,730.00</b> | <b>\$ 10,045,818.53</b> | <b>\$ 5,575,026.74</b> |





## City of Freeport

### General Fund

Schedule of Revenues & Expenditures - Budget vs Actuals

For the Period End Jul 2025

|                               | Current Fiscal Year, 2024 - 2025 |                        |                         |                          |                         | Prior Year                  |
|-------------------------------|----------------------------------|------------------------|-------------------------|--------------------------|-------------------------|-----------------------------|
|                               | Budget<br>FY 2024-2025           | Jul-2025<br>Actual     | Year-to-Date<br>Actual  | Y-T-D<br>Variance        | Y-T-D<br>% of<br>Budget | Jul-2025<br>Y-T-D<br>Actual |
| <b>RESOURCES</b>              |                                  |                        |                         |                          |                         |                             |
| Property Taxes                | 3,370,000                        | 114,429                | 3,327,510               | (42,490)                 | 98.7%                   | 3,311,609                   |
| Industrial Taxes              | 9,389,300                        | 402,670                | 10,392,968              | 1,003,668                | 110.7%                  | 9,236,229                   |
| Sales Tax                     | 2,450,000                        | 203,353                | 1,763,301               | (686,699)                | 72.0%                   | 1,928,624                   |
| Franchise & Other Taxes       | 715,000                          | 6,765                  | 493,089                 | (221,911)                | 69.0%                   | 575,567                     |
| Permits                       | 262,800                          | 9,327                  | 143,120                 | (119,680)                | 54.5%                   | 121,029                     |
| EMS                           | 684,000                          | 49,181                 | 913,263                 | 229,263                  | 133.5%                  | 733,306                     |
| Garbage                       | 798,600                          | 68,789                 | 659,452                 | (139,148)                | 82.6%                   | 663,799                     |
| Recreation/Rental             | 111,100                          | 5,879                  | 79,717                  | (31,383)                 | 71.8%                   | 104,468                     |
| Golf                          | 853,000                          | 147,495                | 1,018,440               | 165,440                  | 119.4%                  | 755,979                     |
| Municipal Court               | 222,600                          | 22,102                 | 230,650                 | 8,050                    | 103.6%                  | 147,648                     |
| Grants                        | 12,000                           | 7,597                  | 26,752                  | 14,752                   | 222.9%                  | 42,156                      |
| Lease Income                  | 175,765                          | 2,474                  | 56,968                  | (118,798)                | 32.4%                   | 23,435                      |
| Interest Earned               | 300,000                          | 16,170                 | 310,084                 | 10,084                   | 103.4%                  | 482,104                     |
| Insurance Recovery            | 20,000                           | -                      | 527,794                 | 507,794                  | 2639.0%                 | 9,565                       |
| Miscellaneous                 | 142,770                          | 22,192                 | 305,000                 | 162,230                  | 213.6%                  | 163,267                     |
| Transfers In                  | 150,000                          |                        | 150,000                 | -                        | 100.0%                  | 112,500                     |
| <b>TOTAL ACTUAL RESOURCES</b> | <b>\$ 19,656,935.00</b>          | <b>\$ 1,078,421.88</b> | <b>\$ 20,398,106.69</b> | <b>\$ 741,171.69</b>     | <b>103.8%</b>           | <b>\$ 18,411,285.24</b>     |
| Use of Fund Balance           | -                                | -                      | -                       |                          |                         |                             |
| <b>TOTAL RESOURCES</b>        | <b>\$ 19,656,935.00</b>          | <b>\$ 1,078,421.88</b> | <b>\$ 20,398,106.69</b> |                          |                         | <b>\$ 18,411,285.24</b>     |
| <b>EXPENDITURES</b>           |                                  |                        |                         |                          |                         |                             |
| Administration                | 2,092,359                        | 114,917                | 1,692,042               | (400,317)                | 80.9%                   | 1,751,937                   |
| Information Technology        | 493,358                          | 28,863                 | 372,726                 | (120,632)                | 75.5%                   | 396,895                     |
| Service Center                | 214,666                          | 15,072                 | 176,155                 | (38,511)                 | 82.1%                   | 351,168                     |
| Municipal Court               | 290,830                          | 10,577                 | 247,214                 | (43,616)                 | 85.0%                   | 212,158                     |
| Police                        | 6,086,942                        | 386,059                | 4,440,438               | (1,646,504)              | 73.0%                   | 4,752,358                   |
| Fire                          | 1,727,303                        | 68,104                 | 1,210,666               | (516,637)                | 70.1%                   | 1,254,516                   |
| EMS                           | 1,152,227                        | 84,898                 | 920,866                 | (231,361)                | 79.9%                   | 776,881                     |
| Emergency Management          | 270                              | -                      | 270                     | (0)                      | 0.0%                    | -                           |
| Code Enforcement              | 356,227                          | 26,229                 | 259,428                 | (96,799)                 | 72.8%                   | 325,944                     |
| Building                      | 478,502                          | 22,095                 | 354,318                 | (124,184)                | 74.0%                   | 209,407                     |
| Garbage Collection            | 775,000                          | 62,760                 | 614,404                 | (160,596)                | 79.3%                   | 573,338                     |
| Street & Drainage             | 1,456,908                        | 114,645                | 1,219,165               | (237,743)                | 83.7%                   | 1,204,608                   |
| Beach Fund Expense            | 42,850                           | 1,258                  | 11,591                  | (31,259)                 | 27.0%                   | 3,593                       |
| Main Street                   | 91,325                           | 398                    | 9,841                   | (81,484)                 | 10.8%                   | 86,321                      |
| Historical Museum             | 323,230                          | 28,403                 | 235,707                 | (87,523)                 | 72.9%                   | 164,570                     |
| Sr Citizens Commission        | 17,500                           | 388                    | 7,803                   | (9,697)                  | 44.6%                   | 12,534                      |
| Library                       | 51,850                           | 1,295                  | 26,006                  | (25,844)                 | 50.2%                   | 22,526                      |
| Parks                         | 1,316,140                        | 81,233                 | 961,366                 | (354,774)                | 73.0%                   | 1,002,031                   |
| Golf                          | 1,324,854                        | 109,411                | 1,114,904               | (209,950)                | 84.2%                   | 1,076,700                   |
| Recreation                    | 525,869                          | 39,465                 | 323,329                 | (202,540)                | 61.5%                   | 286,734                     |
| Transfers Out                 | 711,665                          | -                      | 711,665                 | -                        | 100.0%                  | 1,643,099                   |
| <b>TOTAL EXPENDITURES</b>     | <b>\$ 19,529,875.00</b>          | <b>\$ 1,196,070.64</b> | <b>\$ 14,909,902.64</b> | <b>\$ (4,619,972.36)</b> | <b>76.3%</b>            | <b>\$ 16,107,316.09</b>     |
| <b>EXCESS/(DEFICIT)</b>       | <b>\$ 127,060.00</b>             | <b>\$ (117,648.76)</b> | <b>\$ 5,488,204.05</b>  |                          |                         | <b>\$ 2,303,969.15</b>      |



# City of Freeport

## Water & Sewer Fund

Schedule of Revenues & Expenditures - Budget vs Actuals

For the Period End Jul 2025

|                               | Current Fiscal Year, 2024 - 2025 |                        |                        |                          |                         | Prior Year                  |
|-------------------------------|----------------------------------|------------------------|------------------------|--------------------------|-------------------------|-----------------------------|
|                               | Budget<br>FY 2024-2025           | Jul-2025<br>Actual     | Year-to-Date<br>Actual | Y-T-D<br>Variance        | Y-T-D<br>% of<br>Budget | Jul-2025<br>Y-T-D<br>Actual |
| <b>RESOURCES</b>              |                                  |                        |                        |                          |                         |                             |
| Water Revenue                 | 4,900,000                        | 447,330                | 3,661,482              | (1,238,518)              | 74.7%                   | 4,494,935                   |
| Sewer Revenue                 | 2,750,000                        | 260,982                | 2,070,664              | (679,336)                | 75.3%                   | 2,491,084                   |
| Water Tap Fee                 | 10,000                           | 500                    | 11,529                 | 1,529                    | 115.3%                  | 5,700                       |
| Sewer Tap Fee                 | 4,000                            | 1,100                  | 5,100                  | 1,100                    | 127.5%                  | 4,000                       |
| Connect & Disconnect Fees     | 140,000                          | 16,475                 | 136,819                | (3,181)                  | 97.7%                   | 118,295                     |
| Bad Debt Write-Off            | 1,000                            | 632                    | 1,141                  | 141                      | 114.1%                  | 2,303                       |
| Interlocal Revenue            | 4,000                            | -                      | 8,780                  | 4,780                    | 219.5%                  | 7,664                       |
| Interest Earned               | 15,000                           | 687                    | 5,209                  | (9,791)                  | 34.7%                   | 31,177                      |
| Misc. Income                  | -                                | -                      | (475)                  | (475)                    | 100.0%                  | 249                         |
| Returned Check Fees           | 1,000                            | 225                    | 1,325                  | 325                      | 132.5%                  | 975                         |
| Utility Reimbursements        | 125,000                          | 10,747                 | 87,485                 | (37,515)                 | 70.0%                   | 119,225                     |
| Grant - CDBG GLO              | 2,444,380                        | -                      | 1,740,798              | (703,582)                | 0.0%                    | 1,109,798                   |
| Contributions/Capital         | -                                | -                      | -                      | -                        | 0.0%                    | -                           |
| Transfers In                  | -                                | -                      | -                      | -                        | -                       | -                           |
| <b>TOTAL ACTUAL RESOURCES</b> | <b>\$ 10,394,380.00</b>          | <b>\$ 738,678.25</b>   | <b>\$ 7,729,856.15</b> | <b>\$ (2,664,523.85)</b> | <b>74.4%</b>            | <b>\$ 8,385,404.30</b>      |
| Use of Fund Balance           | -                                | -                      | -                      | -                        | -                       | -                           |
| <b>TOTAL RESOURCES</b>        | <b>\$ 10,394,380.00</b>          | <b>\$ 738,678.25</b>   | <b>\$ 7,729,856.15</b> |                          |                         | <b>\$ 8,385,404.30</b>      |
| <b>EXPENDITURES</b>           |                                  |                        |                        |                          |                         |                             |
| Salaries                      | 204,932                          | 11,326                 | 106,103                | (98,829)                 | 51.8%                   | 93,813                      |
| Benefits                      | 82,676                           | 5,485                  | 48,380                 | (34,296)                 | 58.5%                   | 45,487                      |
| Supplies                      | 58,700                           | 2,350                  | 27,720                 | (30,980)                 | 47.2%                   | 17,676                      |
| Services                      | 7,340,270                        | 555,487                | 5,670,331              | (1,669,939)              | 77.2%                   | 4,642,587                   |
| Maintenance                   | 115,000                          | -                      | 11,719                 | (103,281)                | 10.2%                   | 65,673                      |
| Sundry                        | 44,500                           | -                      | 29,732                 | (14,768)                 | 66.8%                   | 23,660                      |
| Capital Outlay                | 2,444,380                        | (923,712)              | 1,953,407              | (490,973)                | 79.9%                   | 1,190,507                   |
| Depreciation                  | -                                | -                      | -                      | -                        | 0.0%                    | -                           |
| Debt Service Fees             | -                                | -                      | -                      | -                        | 0.0%                    | -                           |
| Transfer to Debt Service      | 301,650                          | -                      | 301,650                | -                        | 100.0%                  | 227,721                     |
| Transfer to General Fund      | 150,000                          | -                      | 150,000                | -                        | 100.0%                  | 112,500                     |
| <b>TOTAL EXPENDITURES</b>     | <b>\$ 10,742,108.00</b>          | <b>\$ (349,064.77)</b> | <b>\$ 8,299,042.91</b> | <b>\$ (2,443,065.09)</b> | <b>77.3%</b>            | <b>\$ 6,419,624.61</b>      |
| <b>EXCESS/(DEFICIT)</b>       | <b>\$ (347,728.00)</b>           | <b>\$ 1,087,743.02</b> | <b>\$ (569,186.76)</b> |                          |                         | <b>\$ 1,965,779.69</b>      |



**City of Freeport**  
**Fund Balance Summary**  
For the Period End Jul 2025

|                                      | Fund Balance<br>9/30/2024      | Year-to-Date<br>Revenue        | Year-to-Date<br>Expense        | Transfers In/(Out) | Unaudited<br>Fund Balance<br>9/30/2025 |
|--------------------------------------|--------------------------------|--------------------------------|--------------------------------|--------------------|----------------------------------------|
| <b>OPERATING FUNDS</b>               |                                |                                |                                |                    |                                        |
| 10 - General Fund                    | 8,198,614.05                   | 20,248,106.69                  | 14,759,902.64                  | -                  | 13,686,818.10                          |
| 56 - Water / Sewer Fund              | 12,984,373.83                  | 7,729,856.15                   | 8,299,042.91                   | -                  | 12,415,187.07                          |
|                                      | <u>\$ 21,182,987.88</u>        | <u>\$ 27,977,962.84</u>        | <u>\$ 23,058,945.55</u>        | <u>\$ -</u>        | <u>\$ 26,102,005.17</u>                |
| <b>RESERVE FUNDS</b>                 |                                |                                |                                |                    |                                        |
| 64 - Debt Service Fund               | 476,674.02                     | 830,716.89                     | 680,059.40                     | -                  | 627,331.51                             |
|                                      | <u>\$ 476,674.02</u>           | <u>\$ 830,716.89</u>           | <u>\$ 680,059.40</u>           | <u>\$ -</u>        | <u>\$ 627,331.51</u>                   |
| <b>BOND/CAPITAL PROJECT FUNDS</b>    |                                |                                |                                |                    |                                        |
| 66 - 2020 CO Bond CIP Fund           | 1,026,584.49                   | 33,556.05                      | -                              | -                  | 1,060,140.54                           |
| 67 - 2021 CO Bond CIP Fund           | 2,948,462.69                   | 253,080.80                     | 590,222.38                     | -                  | 2,611,321.11                           |
| 68 - AMI Water Meter Project Fund    | -                              | 3,522,255.69                   | 3,194,685.35                   | -                  | 327,570.34                             |
|                                      | <u>\$ 3,975,047.18</u>         | <u>\$ 3,808,892.54</u>         | <u>\$ 3,784,907.73</u>         | <u>\$ -</u>        | <u>\$ 3,999,031.99</u>                 |
| <b>INTERNAL SERVICE FUNDS</b>        |                                |                                |                                |                    |                                        |
| 14 - Street & Drainage Fund          | 2,742,909.25                   | 588,555.31                     | 574,213.73                     | -                  | 2,757,250.83                           |
| 21 - Facilities & Grounds Fund       | 2,394,124.16                   | 75,638.05                      | 105,676.92                     | -                  | 2,364,085.29                           |
| 22 - Vehicle & Equipment Fund        | 4,955.60                       | 213,356.91                     | 218,321.71                     | -                  | (9.20)                                 |
| 23 - IT Fund                         | 215,004.44                     | 7,027.85                       | -                              | -                  | 222,032.29                             |
|                                      | <u>\$ 5,356,993.45</u>         | <u>\$ 884,578.12</u>           | <u>\$ 898,212.36</u>           | <u>\$ -</u>        | <u>\$ 5,343,359.21</u>                 |
| <b>SPECIAL PURPOSE FUNDS</b>         |                                |                                |                                |                    |                                        |
| 16 - Marina Operations Fund          | 861.85                         | 168.70                         | -                              | -                  | 1,030.55                               |
| 18 - Hotel-Motel Tax Fund            | 241,822.04                     | 79,786.66                      | 22,000.00                      | -                  | 299,608.70                             |
| 24 - City-EDC Project Fund           | 27,838.06                      | 20,818.90                      | -                              | -                  | 48,656.96                              |
| 25 - Port Projects Fund              | 6,451,852.62                   | 1,018,580.54                   | 1,251,854.50                   | -                  | 6,218,578.66                           |
| 40 - Court Technology Fund           | 21,008.63                      | 7,286.29                       | 6,300.00                       | -                  | 21,994.92                              |
| 41 - Court Security Fund             | 99,109.08                      | 10,437.29                      | -                              | -                  | 109,546.37                             |
| 43 - State Narcotics/Chapter 59 Fund | 145,523.33                     | 4,478.48                       | 9,313.80                       | -                  | 140,688.01                             |
| 44 - Federal Narcotics/EQ Share Fund | -                              | -                              | -                              | -                  | -                                      |
| 70 - TIRZ No. 1 Fund                 | 570,586.68                     | 327,091.82                     | -                              | -                  | 897,678.50                             |
|                                      | <u>\$ 7,558,602.29</u>         | <u>\$ 1,468,648.68</u>         | <u>\$ 1,289,468.30</u>         | <u>\$ -</u>        | <u>\$ 7,737,782.67</u>                 |
| <b>GRANT FUNDS</b>                   |                                |                                |                                |                    |                                        |
| 12 - City Grants                     | -                              | 358,956.30                     | 4,139,731.77                   | -                  | (3,780,775.47)                         |
| 17 - Beach Maintenance Fund          | -                              | -                              | -                              | -                  | -                                      |
| 100 - Hurricane Beryl Fund           | (1,437,303.57)                 | -                              | 749,872.11                     | -                  | (2,187,175.68)                         |
|                                      | <u>\$ (1,437,303.57)</u>       | <u>\$ 358,956.30</u>           | <u>\$ 4,889,603.88</u>         | <u>\$ -</u>        | <u>\$ (5,967,951.15)</u>               |
| <b>OTHER FUNDS</b>                   |                                |                                |                                |                    |                                        |
| 80 - Capital Assets                  | (8,083,634.33)                 | -                              | -                              | -                  | (8,083,634.33)                         |
| 87 - Clearing Fund                   | -                              | -                              | -                              | -                  | -                                      |
| 90 - Long-Term Liabilities           | (13,040,323.56)                | -                              | -                              | -                  | (13,040,323.56)                        |
|                                      | <u>\$ (21,123,957.89)</u>      | <u>\$ -</u>                    | <u>\$ -</u>                    | <u>\$ -</u>        | <u>\$ (21,123,957.89)</u>              |
| <b>EDC FUNDS</b>                     |                                |                                |                                |                    |                                        |
| 30 - Economic Development Fund       | 4,463,376.15                   | 993,966.94                     | 872,327.33                     | -                  | 4,585,015.76                           |
| 31 - EDC Projects Fund               | 1,338,509.25                   | -                              | (273,289.79)                   | -                  | 1,611,799.04                           |
| 33 - EDC Marketing Fund              | 129,818.02                     | -                              | (20,903.89)                    | -                  | 150,721.91                             |
| 34 - Series 2001 - Debt Svc Fund     | 17,288.55                      | 470.32                         | -                              | -                  | 17,758.87                              |
|                                      | <u>\$ 5,948,991.97</u>         | <u>\$ 994,437.26</u>           | <u>\$ 578,133.65</u>           | <u>\$ -</u>        | <u>\$ 6,365,295.58</u>                 |
| <b>TOTAL CITY FUNDS</b>              | <b>15,989,043.36</b>           | <b>35,329,755.37</b>           | <b>34,601,197.22</b>           | <b>-</b>           | <b>16,717,601.51</b>                   |
| <b>TOTAL EDC FUNDS</b>               | <b>5,948,991.97</b>            | <b>994,437.26</b>              | <b>578,133.65</b>              | <b>-</b>           | <b>6,365,295.58</b>                    |
| <b>TOTAL ALL FUNDS</b>               | <u><b>\$ 21,938,035.33</b></u> | <u><b>\$ 36,324,192.63</b></u> | <u><b>\$ 35,179,330.87</b></u> | <u><b>\$ -</b></u> | <u><b>\$ 23,082,897.09</b></u>         |



## City Council Agenda Item #[3.B]

**Title:** Presentation-Planting for our communities.-Representatives from DOW and Houston Wilderness

**Date:** August 18, 2025

**From:** Chief Jennifer Howell, Police Chief

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**Staff Recommendation:** Staff recommends council to consider the proposed project by the Houston Wilderness, in collaboration with Dow.

**Item Summary:** Houston Wilderness is a 501(c)3 that works in collaboration with private and government organizations to plant trees to provide multiple benefits to the community.

**Background Information:** To be provided by Houston Wilderness during their presentation.

**Special Considerations:** If this first project is successful, Houston Wilderness and Dow propose to move forward with other pieces of property in and around the city.

**Financial Impact:** None for the city.

**Board or 3rd Party Recommendation:** N/A

**Supporting Documentation:**

1. DOW Community Presentation. Final



# Planting for our Communities

Trees and Grasses in Freeport, TX

*A collaboration between DOW, Diamond Infrastructure Solutions, Houston Wilderness, and City of Freeport*







# Today's Agenda

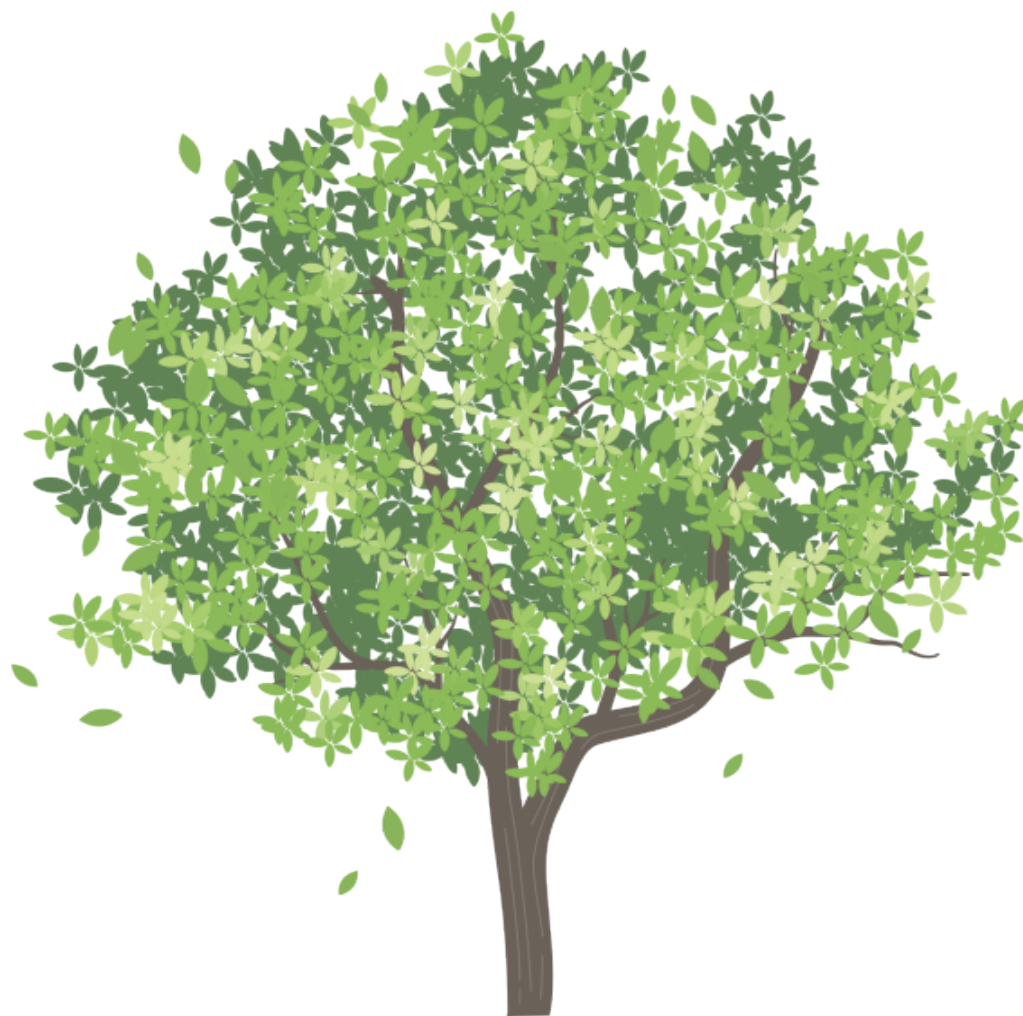
- Houston Wilderness - Who We Are
- Other Projects
- What are "Super Trees"?
- Track Record of Success
- Freeport, TX Proposal





# Houston Ship Channel & Adjacent Ports T.R.E.E.S. Program

- 2019 → Started by working with Port Houston Authority to plant native trees on industrial corridors along the 25 miles of the Houston ship Channel
- Native Tree Species planted 20,000 annually
- Have now expanded to include Adjacent Ports including Freeport







## Houston Ship Channel TREES Program

- VOLUNTEER
- PROVIDE LAND for planting

*Native*  
**SUPER TREES**  
*at work!*



**Scan to learn more!**

Native Super Trees were planted here to promote natural carbon capture and storage.

Contact [info@houstonwilderness.org](mailto:info@houstonwilderness.org)



Live Oak, Laurel Oak & Water Oak

Red maple & Boxelder

River Birch

American Elm & Slippery Elm

Tulip Tree,

American Sycamore

Green Ash and White Ash

Loblolly Pine

Sweetgum





# Why Forestation-Style Native Trees?



**“Super Trees” are super** because they are ranked by how good they are at the following:

Air pollution absorption (GHGs)

Water absorption

Carbon Sequestration

**Other benefits:**

Increase in canopy = less heat in your area

Increase in soil health

Great views

Stormwater retention

**\*These rankings were researched, calculated, and ranked by HW Staff before their use in our programs.**



# 5.5 years of success!

-45,000 Trees planted/yr since 2021

-Ongoing evaluation of sites for landowners, communities, and with different weather patterns

ONE RESULT WE KNOW WORKS:  
**NO MOW = MORE GROW**





# Trees & Grasses in Freeport, TX Plan and Considerations

Multiple Sites evaluated for tree planting

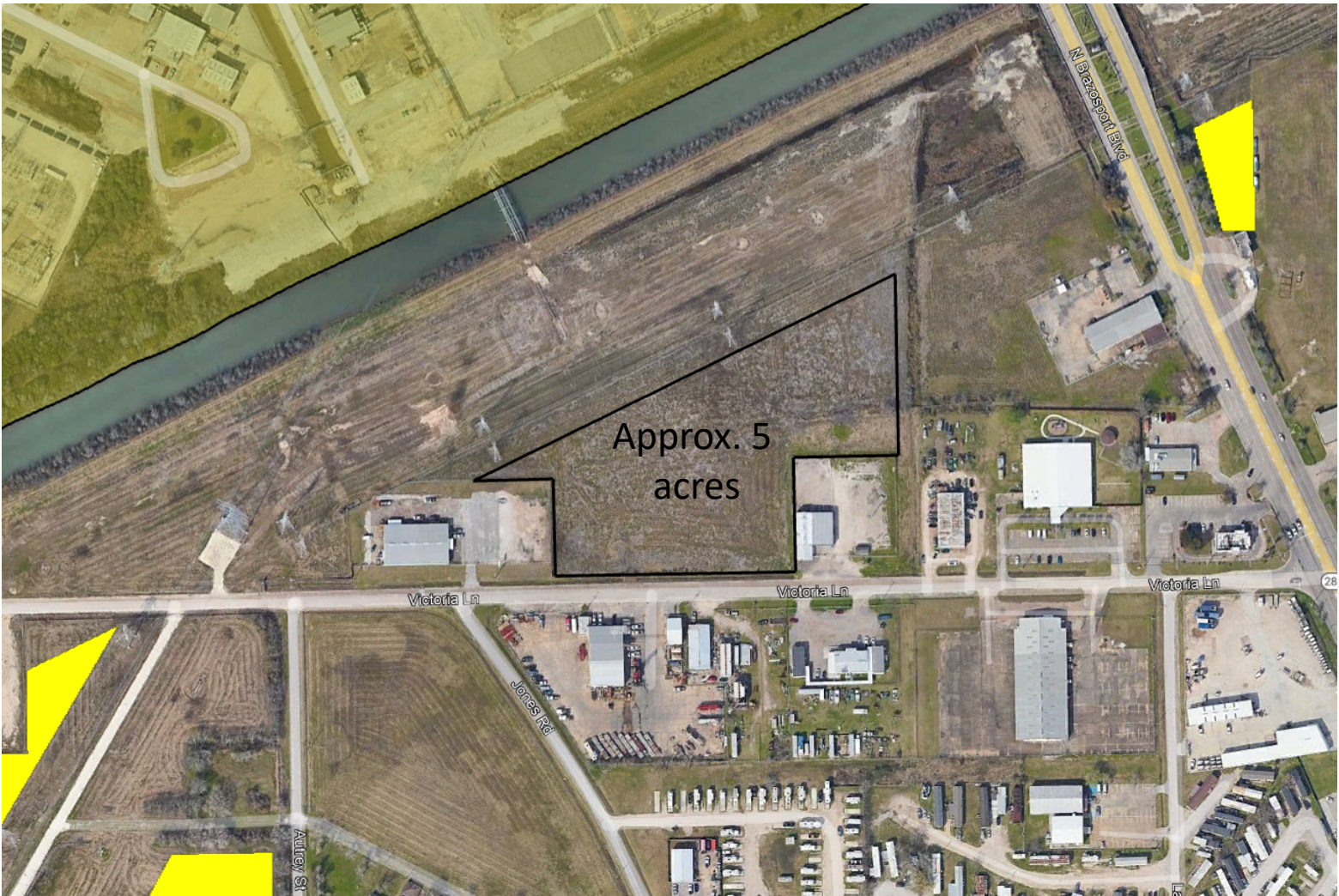
Opportunity for trees to benefit Freeport residents and businesses

Opportunity for community engagement (volunteers to plant trees)

Plan Suggestions:

- Species being planted
- Quantities being planted
- Locations
- Planting styles
- Community Approval of allowing grasses to grow in between trees planted





**Current views of Proposed Initial Planting  
Area: 2173 Victoria Ln, Freeport 77541**

Imagine this landscape changed by  
planting 9,000 trees!





# NO MOW NO SPRAY

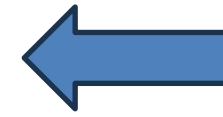
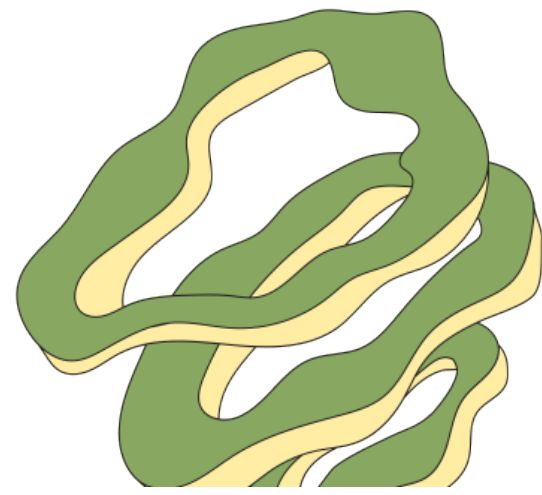
**NATIVE TREE PLANTING  
AT WORK FOR THE HEALTH OF YOUR COMMUNITY**

**Please allow grasses to grow tall between trees as  
trees mature to full size.**





# Future view for this area:



Right after the large-scale planting



2-3 years later



# Estimated ecosystem services provided by planted Super Trees:

## TREES Program - Total ES Metrics

Date: FALL 2025

Location: 2173 Victoria Ln, Freeport, Tx 77541

| Volunteer Group: | Tree Species | Number of Trees Planted | Size of Trees Planted | Mycorrhiza Fungi Relationship AM or EM[5] | DBH Variable (inches) [1] | Total CO2 Sequestered (lbs./year) [2] | Total CO2 Stored (lbs. at 10 year DBH) [2] | Total Water Absorption (gal./year) [3] | Total Air Pollutant Removal w/PM2.5 (lbs./year) [3] | Total Tree Canopy Width (ft) [4] |
|------------------|--------------|-------------------------|-----------------------|-------------------------------------------|---------------------------|---------------------------------------|--------------------------------------------|----------------------------------------|-----------------------------------------------------|----------------------------------|
|                  | Am. Sycamore | 1000                    | 5 gallons ▼           | AM                                        | 9.1                       | 111,000                               | 652,000                                    | 3,203,000                              | 1900.0                                              | 17,000                           |
|                  | American Elm | 1000                    | 5 gallons ▼           | AM                                        | 5.75                      | 114,000                               | 667,000                                    | 2,757,000                              | 1,400.0                                             | 16,000                           |
|                  | Boxelder     | 1000                    | 5 gallons ▼           | AM                                        | 7.28                      | 159,000                               | 898,000                                    | 2,392,000                              | 1300                                                | -                                |
|                  | Live Oak     | 500                     | 5 gallons ▼           | EM/AM                                     | 8.58                      | 134,000                               | 511,500                                    | 1,548,500                              | 950.0                                               | 6,500                            |
|                  | Red Maple    | 500                     | 5 gallons ▼           | AM                                        | 9.38                      | 69,500                                | 429,500                                    | 1,511,000                              | 800.0                                               | 7,000                            |
|                  | River Birch  | 1000                    | 5 gallons ▼           | EM/AM                                     | 8.55                      | 215,000                               | 925,000                                    | 3,086,000                              | 1,300.0                                             | 15,000                           |
|                  | Sweetgum     | 1000                    | 5 gallons ▼           | AM                                        | 9.84                      | 150,000                               | 719,000                                    | 2,793,000                              | 1,500.0                                             | 14,000                           |
| # VOLS           | Water Oak    | 2000                    | 5 gallons ▼           | EM/AM                                     | 8.41                      | 346,000                               | 1,738,000                                  | 6,714,000                              | 2,800.0                                             | 26,000                           |
|                  | Pecan        | 1000                    | 5 gallons ▼           | EM/AM                                     | 6.4                       | 118,000                               | 447,000                                    | 2,144,000                              | 1300                                                | 14000                            |
| Totals           |              | 9000                    |                       |                                           |                           | 1,416,500                             | 6,987,000                                  | 26,148,500                             | 13250.0                                             | 115,500                          |



# We look forward to working together!





Thank you for  
joining us today.



## City Council Agenda Item #[3.C]

**Title:** Receive for filing the Audited Financial Report and Auditor's Opinion for Fiscal Year ended September 30, 2024. Presentation by BrooksWatson and Company.-Ashlee Hurst, Finance Director

**Date:** August 18, 2025

**From:** Ashlee Hurst, Finance Director

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**Staff Recommendation:** Formally receive for filing the audited Annual Comprehensive Financial Report (ACFR) and Auditor's Opinion for the Fiscal Year ended September 30, 2024.

**Item Summary:** As required by Local Government Code 103.001, an independent audit has been completed by the certified public accounting firm of BrooksWatson and company for the year ended September 30, 2024. Annual financial statements have been prepared based on the audit, including the auditor's opinion.

**Background Information:** The ACFR consists of a comprehensive summary of the City's finances and other relevant information for the audit year, including economic overviews, financial analyses, financial statement note disclosures, budgetary and other compliance schedules, and other statistical data. The ACFR is prepared in conformity with generally accepted accounting principles (GAAP) in the United States of America and is audited by the City's independent auditor.

**Special Considerations:** N/A

**Financial Impact:** N/A

**Board or 3rd Party Recommendation:** N/A

**Supporting Documentation:**

1. Audit Power Point Presentation - Freeport

# Freeport, Texas

## Audit Presentation

September 30, 2024

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Presented By: Mike Brooks, Audit Partner  
August 18, 2025



CERTIFIED PUBLIC ACCOUNTANTS





# OVERVIEW OF THE AUDIT PROCESS

## 3 Stage Process: Planning, Fieldwork, Conclusion & Reporting

**Audit Standards:** The audit was performed in accordance with Generally Accepted Auditing Standards (GAAS).

City processes and controls are evaluated and examined as part of audit assessment procedures.

We use a risk-based approach in which we identified potential areas of risk that could lead to material misstatement of the financial statements.

Performed testing over the City's compliance with provisions with laws, regulations, contracts and grant agreements, including items such as compliance with Public Funds Investment Act (PFIA).

Balances are agreed to underlying reports, and testing is performed to assure those balances are materially accurate.

The results of testing procedures are evaluated. The report is prepared, in addition to the required letters of communication.

### Assessment

Processes and controls are evaluated

### Risk-Based Approach

Potential areas of risk are identified

### Compliance Testing

Test compliance with laws and regulations

### Fieldwork

Test accuracy of financial information

### Conclusion & Reporting

Evaluation and communication of results



# COMPONENTS OF THE ANNUAL FINANCIAL REPORT

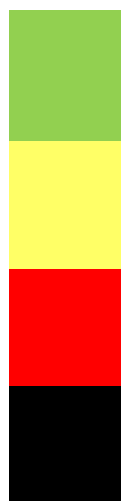
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- ❖ Auditor's Opinion
- ❖ Management's Discussion and Analysis
- ❖ Basic Financial Statements
  - Government-Wide Statements
  - Fund Level Statements
  - Notes to the Financial Statements
- ❖ Required Supplementary Information
  - Budget to Actual – General Fund
  - TMRS Pension Information

# INDEPENDENT AUDITOR'S REPORT

REFERENCE AFR – PAGE 1

❖ Four possible outcomes



**-Unmodified**

**-Modified**

**-Adverse**

**-Disclaimed**

- ❖ The City received an unmodified opinion
- ❖ Highest level of assurance



# Financial Highlights

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## Governmental Revenues

- ❖ Total M&O property taxes were \$3,397,417, increase of \$215,798.
  - ❖ M&O tax rate decreased from \$0.5230 in FY 23 to \$0.4683 in FY 24, values increased approximately 10%.
- ❖ Total I&S property taxes were \$514,266, increase of \$21,302
  - ❖ No new I&S debt issued during the year. I&S tax rate went from \$0.077 in FY 23 to \$0.0647 in FY 24
- ❖ Total sales taxes were \$2,649,294, increase of \$177,550.
- ❖ Total Industrial District revenues were \$9,413,205, increase of \$458,477.





# General Fund Budget Results & Fund Balance

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- FY 2024 Budget Results:
  - There was a net positive budget variance of \$4,149,131.

|                           | <u>Budgeted</u> | <u>Actual</u> | <u>Variance</u> |
|---------------------------|-----------------|---------------|-----------------|
| Revenues                  | \$ 18,936,580   | \$ 20,829,255 | \$ 1,892,675    |
| Expenditures              | \$ 21,398,417   | \$ 19,775,060 | \$ 1,623,357    |
| Other Sources and (Uses)  | \$ (1,066,250)  | \$ (433,151)  | \$ 633,099      |
| Net Change (Fund Balance) | \$ (3,528,087)  | \$ 621,044    | \$ 4,149,131    |

*See ACFR pg 82/83*

- General Fund Balance increased \$621,044 from the prior year
- POLICY: City policy requires an unassigned general fund balance of no less than 90 days (25%) of operating expenditures.
  - Unassigned Fund Balance was \$11,215,490 as of year end
  - Fiscal Year 2024 – 56.7%, 7 months, 207 days



# Financial Highlights

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## Proprietary Funds

| 9/30/2024                      |                            |
|--------------------------------|----------------------------|
|                                | <b>Water and<br/>Sewer</b> |
| Net Operating Income (Loss)    | \$ 965,909                 |
| Nonoperating Revenues/Exp, net | \$ 114,036                 |
| Grants and contributions       | \$ 3,199,175               |
| Transfers in                   | \$ 537,024                 |
| Transfer (out)                 | \$ (150,000)               |
| Change in Net Position         | \$ 4,666,144               |



# Financial Highlights

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## Major Capital Outlay

- ❖ Street improvements for \$1,042,335.
- ❖ Began improvements to the fire station for \$354,304.
- ❖ Purchased multiple vehicles for \$510,242.
- ❖ Made sewer improvements totaling \$3,486,088.
- ❖ Lift station and WWTP improvements totaling \$1,219,238.
- ❖ Purchased a new ambulance for \$227,831.

# TMRS Pension Liability

- City Retirement Contributions to TMRS totaled \$1,275,234 during the year.
- Employer Contribution Rates (2024-2022) were 15.33%, 14.13% & 14.09%
- Total Pension Funded % (2023-2021) was 84%, 80%, 92%.

|                                                              | Total Pension<br>Liability (a) | Plan<br>Fiduciary Net | Total<br>Net Pension<br>Liability (a) – |
|--------------------------------------------------------------|--------------------------------|-----------------------|-----------------------------------------|
| <b>Balance at 12/31/22</b>                                   | \$ 36,299,218                  | \$ 29,031,927         | \$ 7,267,291                            |
| Changes for the year:                                        |                                |                       |                                         |
| Service cost                                                 | 1,330,606                      | -                     | 1,330,606                               |
| Interest                                                     | 2,443,269                      | -                     | 2,443,269                               |
| Change in benefit terms                                      | -                              | -                     | -                                       |
| Difference between expected<br>and<br>actual experience      | 326,848                        | -                     | 326,848                                 |
| Changes of assumptions                                       | (279,941)                      | -                     | (279,941)                               |
| Contributions – employer                                     | -                              | 1,104,669             | (1,104,669)                             |
| Contributions – employee                                     | -                              | 547,253               | (547,253)                               |
| Net investment income (loss)                                 | -                              | 3,358,750             | (3,358,750)                             |
| Benefit payments, including<br>refunds of emp. contributions | (1,535,890)                    | (1,535,890)           | -                                       |
| Administrative expense                                       | -                              | (21,376)              | 21,376                                  |
| Other changes                                                | -                              | (149)                 | 149                                     |
| Net changes                                                  | 2,284,892                      | 3,453,257             | (1,168,365)                             |
| <b>Balance at 12/31/23</b>                                   | <b>\$ 38,584,110</b>           | <b>\$ 32,485,184</b>  | <b>\$ 6,098,926</b>                     |





# Public Funds Investment Act

*PFIA COMPLIANCE – YEAR ENDING 9/30/2024*

Chapter 2256 of the Texas Government Code, the Public Funds Investment Act (PFIA)

- Adopt a Written Investment Policy, review and approve annually.
  - An investment policy must emphasize safety and liquidity and be limited to authorized investments (government obligations, CD's, investment pools)
- Designated Investment Officers, Treasurer, and Finance Director must complete PFIA training every two years.
- Investment reports should be submitted to Council for approval, no less than quarterly.
- Audited annually by an independent auditor.
- **The City was in compliance with all requirements.**



# Communication Letters

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- **Communication with Those Charged with Governance**
  - Audit was conducted in compliance with all ethics requirements regarding independence
  - No difficulties were encountered in dealing with management
  - Audit Adjustments were identified and corrected by management.
  
- **Communication Regarding Internal Controls**

# Questions?

## Contact Info:

Mike Brooks, CPA, Audit Partner

Phone 281.907.9188 | Fax 888.875.0587

14950 Heathrow Forest Pkwy | Ste 530

Houston, TX 77032

[MBrooks@BrooksWatsonCPA.com](mailto:MBrooks@BrooksWatsonCPA.com)



We know your questions don't end when the audit does.

We remain available throughout the year.

# **CITY OF FREEPORT**

## **WATER SEWER RATE INCREASE & FY2026 TENTATIVE PROJECTS**

1

Presentation prepared for Mayor & Council for 8/18/2025 meeting

Prepared by: Ashlee Hurst, CGFO

(979) 871-0112 – Office Line

[ahurst@freeporttx.gov](mailto:ahurst@freeporttx.gov) – Email

Monday – Friday 8a-5p – Office Hours



# ENTERPRISE FUND – EDUCATIONAL INFO

## **EDUCATIONAL INSIGHT:**

- An Enterprise Fund type should sufficiently operate solely on charges for services
- The fund type operates like a business
- The fund operates on a working capital basis – better understood as it operates on a cash basis
- A deficit in an Enterprise Fund indicates a problem with their operations or pricing
- The General Fund generally should not make a transfer to cover operating deficits

## **RELATIVE LEGISLATION:**

- GASB 34 states that user charges be set at a level sufficient to cover the cost of providing the service
- Texas Constitution Article III, Section 52(a) generally prohibits cities from giving away water service below cost or for free

# ENTERPRISE FUND – EDUCATIONAL INFO

## **RELATIVE CITY POLICY LANGUAGE:**

- The City's Financial policy section XII – Operating Budget: Develop and maintain a balanced budget that presents a clear understanding of the goals of the City Council.
- The City's Financial policy section III. Fund Balance/Working Capital/Net Assets B. General Policy: Fund balance should be used only for non-recurring expenditures, major capital purchases, or emergencies that cannot be accommodated through current year savings.
- The City's Financial policy section I. Revenues B. User Fees: For services that benefit specific users, where possible, the City shall establish and collect fees to recover the cost of those services. Where feasible and desirable, the City shall seek to recover full direct and indirect costs. City staff should review user fees on a regular basis to calculate their full cost recovery levels, to compare them to the current fee structure and to recommend adjustments where necessary to facilitate City Council's policy decision regarding the level of support to be provided.
- The City's Financial policy section I. Revenues D. Funds User Fees: Enterprise funds user fees shall be set at levels enough to cover operating expenditures, meet debt obligations, provide additional funding for capital improvements and provide adequate levels of working capital and debt coverage. The City shall seek to eliminate all forms of subsidization to enterprise funds from the General Fund and seek to reduce general fund support to enterprise funds.

# ENTERPRISE FUND – EDUCATIONAL INFO

## **WHAT DOES THIS MEAN FOR THE CITY:**

- Transferring from the General Fund to cover the deficit potentially violates the Texas Constitution Article III
- Transferring from the General Fund to cover the deficit potentially contradicts GASB 34
- The billing rates have not changed since the last adjustment September 1, 2023
- The BWA costs increased last year by 14.14%, a total of \$378,760
- The BWA costs will increase 7.83% this year, a total of \$262,800 in FY2026
- The Veolia costs increased last year by 18.09%, a total of \$474,873
- The Veolia costs will increase by an estimated 3% this year, a total of \$100,000 in FY2026
- Total BWA increase in costs since last rate adjustment is 21.97%, totaling \$641,560
- Total Veolia increase in costs since last rate adjustment is 21.09%, totaling \$574,873
- Combined increase in costs since last rate adjustment totals \$1,216,433
- A rate increase is recommended to increase revenues to offset the increased expenses from BWA and Veolia

# WATER BILL COMPARISON – LOCAL AVERAGE

## WATER RATE INFORMATION:

- Staff reviewed neighboring cities for comparative purposes
- The average water bill for comparison purposes is \$44.17
- Based on 5,000 gallons of consumption, Freeport is 14.85% below local average

|                          | Freeport     | Oyster Creek         | Clute                 | Lake Jackson          | Angleton            | Richwood             | Average Bill Price |
|--------------------------|--------------|----------------------|-----------------------|-----------------------|---------------------|----------------------|--------------------|
| Water - Base             | 18.47        | 19.08                | 14.77                 | 17.62                 | 33.61               | 37.53                |                    |
| Water - 2,001-11,999     | 6.38         | 5.25 (over 2,000)    | 4.86 (up to 10,000)   | 6.36                  | 12.33 (over 2,000)  | 6.14 (2,000-19,999)  |                    |
| Water - Over 12,000      | 8.40         |                      | 5.41 (up to 20,000)   | 7.22 (over 20,000)    | 12.90 (over 10,000) | 6.39 (over 20,000)   |                    |
| Bill based on 5,000 gals | <b>37.61</b> | <b>34.83</b>         | <b>29.35</b>          | <b>36.70</b>          | <b>70.60</b>        | <b>55.95</b>         | <b>44.17</b>       |
|                          |              | Last changed 10/3/24 | Last changed: Unknown | Will increase 10/1/25 | Increased 4/1/25    | Last changed 10/1/23 |                    |



# WATER BILL COMPARISON – STATE AVERAGE

Water Fees By Population Category  
Summary  
2025

| Population Group  | No. of Cities Reporting | Avg. Total Customers | Residential Water |                 | Commercial Water |
|-------------------|-------------------------|----------------------|-------------------|-----------------|------------------|
|                   |                         |                      | Average Usage     | Average Fee For | Average Fee For  |
|                   |                         |                      |                   | 5,000 Gal.      | 50,000 Gal.      |
| 2,000 OR LESS     | 79                      | 411                  | 4,820             | 56.97           | 363.63           |
| 2,001 - 5,000     | 26                      | 1,200                | 5,155             | 49.00           | 281.21           |
| 5,001 - 10,000    | 16                      | 2,879                | 6,228             | 90.53           | 357.63           |
| 10,001 - 15,000   | 6                       | 4,647                | 6,297             | 41.58           | 322.15           |
| 15,001 - 20,000   | 8                       | 4,446                | 6,056             | 52.09           | 633.34           |
| 20,001 - 25,000   | 5                       | 8,237                | 6,690             | 57.63           | 428.30           |
| 25,001 - 30,000   | 4                       | 9,260                | 4,896             | 39.06           | 386.25           |
| 30,001 - 50,000   | 9                       | 13,424               | 5,333             | 41.09           | 332.08           |
| 50,001 - 75,000   | 3                       | 22,569               | 7,982             | 24.64           | 220.86           |
| 75,001 - 100,000  | 2                       | 29,562               | 9,739             | 41.80           | 258.77           |
| 100,001 - 200,000 | 8                       | 38,989               | 6,591             | 37.61           | 368.77           |
| 200,001 - 350,000 | 1                       | 79,162               | 13,000            | 43.05           | 357.95           |
| MORE THAN 500,000 | 1                       | 494,870              | 5,100             | 47.50           | 425.24           |
| Total / Averages  | 168                     | 8,296                | 5,465             | 55.09           | 355.94           |

State average based on population: \$41.58

City of Freeport currently: \$37.61

9.55% below state average

<https://www.tml.org/ArchiveCenter/ViewFile/Item/219>



# SEWER BILL COMPARISON – LOCAL AVERAGE

## WATER RATE INFORMATION:

- Staff reviewed neighboring cities for comparative purposes
- The average sewer bill for comparison purposes is \$34.45
- Based on 5,000 gallons of consumption, Freeport is 17.13% below local average

|                          | Freeport     | Oyster Creek           | Clute                                         | Lake Jackson          | Angleton         | Richwood             | Average Bill Price |
|--------------------------|--------------|------------------------|-----------------------------------------------|-----------------------|------------------|----------------------|--------------------|
| Sewer - Base             | 14.03        | .80 per total of water | 14.77                                         | 19.04                 | 18.08            | 28.50                |                    |
| Sewer - 2,001-Unlimited  | 4.84         |                        | 4.86 (up to 10,000)<br>5.41 (10,001 and over) | 6.88                  | 3.97 (per 1,000) | 4.95 (over 2,000)    |                    |
| Bill based on 5,000 gals | <b>28.55</b> | <b>27.86</b>           | <b>29.35</b>                                  | <b>39.68</b>          | <b>37.93</b>     | <b>43.35</b>         | <b>34.45</b>       |
|                          |              | Last changed 10/3/24   | Last changed: Unknown                         | Will increase 10/1/25 | Increased 4/1/25 | Last changed 10/1/23 |                    |

# SEWER BILL COMPARISON – STATE AVERAGE

Wastewater Fees By Population Category  
Summary  
2025

| Population Group  | No. of Cities Reporting | Avg. Total Customers | Residential Sewer             | Commercial Sewer               |
|-------------------|-------------------------|----------------------|-------------------------------|--------------------------------|
|                   |                         |                      | Average Fee For<br>5,000 Gal. | Average Fee For<br>50,000 Gal. |
| 2,000 OR LESS     | 69                      | 418                  | 31.06                         | 128.64                         |
| 2,001 - 5,000     | 26                      | 1,092                | 38.13                         | 227.12                         |
| 5,001 - 10,000    | 16                      | 2,487                | 83.41                         | 266.38                         |
| 10,001 - 15,000   | 7                       | 4,113                | 35.05                         | 188.80                         |
| 15,001 - 20,000   | 7                       | 5,146                | 43.40                         | 188.08                         |
| 20,001 - 25,000   | 5                       | 7,218                | 51.12                         | 424.18                         |
| 25,001 - 30,000   | 4                       | 8,669                | 40.47                         | 294.78                         |
| 30,001 - 50,000   | 9                       | 12,817               | 41.09                         | 298.76                         |
| 50,001 - 75,000   | 3                       | 19,829               | 27.69                         | 260.42                         |
| 75,001 - 100,000  | 2                       | 28,637               | 28.41                         | 176.20                         |
| 100,001 - 200,000 | 8                       | 36,333               | 37.89                         | 300.14                         |
| 200,001 - 350,000 | 1                       | 73,438               | 64.00                         | 466.80                         |
| MORE THAN 500,000 | 1                       | 481,640              | 63.01                         | 556.96                         |
| Total / Averages  | 158                     | 8,294                | 40.55                         | 204.45                         |

State average based on population: \$35.05

City of Freeport currently: \$28.55

18.55% below state average

<https://www.tml.org/ArchiveCenter/ViewFile/Item/218>



# RATE ADJUSTMENT PROPOSALS A & B

## RATE INFORMATION:

- The left proposes a 10% increase for all user tiers, excluding residential
- The right proposes a 20% increase for all user tiers, excluding residential

| PROPOSED INCREASED RATES BASED ON 10%              |                     |                | PROPOSED INCREASED RATES BASED ON 20%                |                     |                |
|----------------------------------------------------|---------------------|----------------|------------------------------------------------------|---------------------|----------------|
| This would provide additional revenue of \$745,975 |                     |                | This would provide additional revenue of \$1,491,950 |                     |                |
| Proposed Residential Bill                          | Water               | \$37.61        | Proposed Residential Bill                            | Water               | \$37.61        |
| Based on 5,000-gallon usage                        | Sewer               | \$28.55        | Based on 5,000-gallon usage                          | Sewer               | \$28.55        |
|                                                    | Trash               | \$20.00        |                                                      | Trash               | \$20.00        |
|                                                    | Total Bill:         | \$86.16        |                                                      | Total Bill:         | \$86.16        |
|                                                    | <b>Increase of:</b> | <b>\$0.00</b>  |                                                      | <b>Increase of:</b> | <b>\$0.00</b>  |
| Current Commercial Bill                            | Water               | \$68.52        | Current Commercial Bill                              | Water               | \$74.75        |
| Based on 1" meter                                  | Sewer               | \$53.94        | Based on 1" meter                                    | Sewer               | \$58.85        |
| Based on 5,000-gallon usage                        | Trash               | \$35.00        | Based on 5,000-gallon usage                          | Trash               | \$35.00        |
|                                                    | Total Bill:         | \$157.46       |                                                      | Total Bill:         | \$168.60       |
|                                                    | <b>Increase of:</b> | <b>\$11.13</b> |                                                      | <b>Increase of:</b> | <b>\$22.27</b> |

**OPTION A**

**OPTION B**





# RATE ADJUSTMENT PROPOSALS C & D

## **RATE INFORMATION:**

- The left includes 15% increase to all users, except for residential. Residential higher tiers only increase 5%
- The right includes 15% increase to all users, except for residential. Residential would have no base water adjustment, 5% higher tiers for water & sewer, and a 15% base fee sewer.

| <b>PROPOSED INCREASED RATES BASED ON 15%<br/>WITH ONLY 5% TOP TIER RESIDENTIAL</b> |                     |                | <b>PROPOSED INCREASED RATES BASED ON 15% ALL<br/>WITH ONLY 5% TOP TIER RESIDENTIAL WATER</b> |                     |                |
|------------------------------------------------------------------------------------|---------------------|----------------|----------------------------------------------------------------------------------------------|---------------------|----------------|
| <b>This would provide additional revenue of \$1,120,463</b>                        |                     |                | <b>This would provide additional revenue of \$1,285,032</b>                                  |                     |                |
| Proposed Residential Bill                                                          | Water               | \$38.57        | Proposed Residential Bill                                                                    | Water               | \$39.57        |
| Based on 5,000-gallon usage                                                        | Sewer               | \$29.28        | Based on 5,000-gallon usage                                                                  | Sewer               | \$33.67        |
|                                                                                    | Trash               | \$20.00        |                                                                                              | Trash               | \$20.00        |
|                                                                                    | Total Bill:         | \$87.84        |                                                                                              | Total Bill:         | \$93.24        |
|                                                                                    | <b>Increase of:</b> | <b>\$1.68</b>  |                                                                                              | <b>Increase of:</b> | <b>\$7.08</b>  |
| Current Commercial Bill                                                            | Water               | \$71.63        | Current Commercial Bill                                                                      | Water               | \$71.63        |
| Based on 1" meter                                                                  | Sewer               | \$56.40        | Based on 1" meter                                                                            | Sewer               | \$56.40        |
| Based on 5,000-gallon usage                                                        | Trash               | \$35.00        | Based on 5,000-gallon usage                                                                  | Trash               | \$35.00        |
|                                                                                    | Total Bill:         | \$163.03       |                                                                                              | Total Bill:         | \$163.03       |
|                                                                                    | <b>Increase of:</b> | <b>\$16.70</b> |                                                                                              | <b>Increase of:</b> | <b>\$16.70</b> |
| <b>OPTION C</b>                                                                    |                     |                | <b>OPTION D</b>                                                                              |                     |                |

# RATE ADJUSTMENT PROPOSALS E & F

## RATE INFORMATION:

- The left includes 15% increase to all users, except for residential. Residential would have 5% water and 10% sewer increase.
- The right includes 20% increase to all users, except for residential. Residential would have 5% water and 10% sewer increase.

### PROPOSED INCREASED RATES BASED ON 5% WATER, 10% SEWER, 15% ALL OTHER

**This would provide additional revenue of \$1,306,920**

|                             |                     |                |
|-----------------------------|---------------------|----------------|
| Proposed Residential Bill   | Water               | \$39.49        |
| Based on 5,000-gallon usage | Sewer               | \$31.41        |
|                             | Trash               | \$20.00        |
|                             | Total Bill:         | \$90.90        |
|                             | <b>Increase of:</b> | <b>\$4.74</b>  |
| Current Commercial Bill     | Water               | \$71.63        |
| Based on 1" meter           | Sewer               | \$56.40        |
| Based on 5,000-gallon usage | Trash               | \$35.00        |
|                             | Total Bill:         | \$163.03       |
|                             | <b>Increase of:</b> | <b>\$16.70</b> |

**OPTION E**

### PROPOSED INCREASED RATES BASED ON 5% WATER, 10% SEWER, 20% ALL OTHER

**This would provide additional revenue of \$1,679,908**

|                             |                     |                |
|-----------------------------|---------------------|----------------|
| Proposed Residential Bill   | Water               | \$39.49        |
| Based on 5,000-gallon usage | Sewer               | \$31.41        |
|                             | Trash               | \$20.00        |
|                             | Total Bill:         | \$90.90        |
|                             | <b>Increase of:</b> | <b>\$4.74</b>  |
| Current Commercial Bill     | Water               | \$74.75        |
| Based on 1" meter           | Sewer               | \$58.85        |
| Based on 5,000-gallon usage | Trash               | \$35.00        |
|                             | Total Bill:         | \$168.6        |
|                             | <b>Increase of:</b> | <b>\$22.27</b> |

**OPTION F**

# RATE ADJUSTMENT PROPOSALS - SUMMARY

| Option | Proposal                                           | Residential Impact | Other User Impact | Projected Revenue Increase |
|--------|----------------------------------------------------|--------------------|-------------------|----------------------------|
| A      | 10% on others only                                 | \$0.00             | \$11.13           | \$745,975                  |
| B      | 20% on others only                                 | \$0.00             | \$22.27           | \$1,491,950                |
| C      | 15% others, 5% top tier residential                | \$1.68             | \$16.70           | \$1,120,463                |
| D      | 15% sewer base and others, 5% top tier residential | \$7.08             | \$16.70           | \$1,285,032                |
| E      | 15% others, 10% sewer and 5% water for residential | \$4.74             | \$16.70           | \$1,306,920                |
| F      | 20% others, 10% sewer and 5% water for residential | \$4.74             | \$22.27           | \$1,679,908                |

Below the local average on residential water prices by 14.85%, per comparison

Below the state average on residential water prices by 9.55% for population bracket, per TML

Below the local average on residential sewer prices by 17.13%, per comparison

Below the state average on residential sewer prices by 18.55% for population bracket, per TML

The amount needed to cover the deficit is **\$1,162,830**

# BWA-FREEPORT WATER USAGE

| MONTHS              | SURFSIDE GALLONS | SURFSIDE COST | FREEPORT GALLONS | REQUIRED TAKE GALLONS |
|---------------------|------------------|---------------|------------------|-----------------------|
| May-23              | 501,000          | \$7,930.53    | 47,487,000       | 62,000,000            |
| Jun-23              | 2,253,000        | \$35,909.97   | 46,421,000       | 60,000,000            |
| Jul-23              | 2,878,000        | \$45,891.22   | 60,877,000       | 62,000,000            |
| Aug-23              | 4,699,000        | \$74,972.59   | 68,323,000       | 62,000,000            |
| Sep-23              | 3,331,000        | \$53,125.63   | 63,901,000       | 60,000,000            |
| Oct-23              | 2,504,000        | \$39,918.44   | 64,159,000       | 62,000,000            |
| Nov-23              | 7,308,000        | \$116,638.32  | 52,149,000       | 60,000,000            |
| Dec-23              | 4,160,000        | \$66,357.06   | 48,676,000       | 62,000,000            |
| Jan-24              | 9,673,000        | \$154,399.67  | 60,754,000       | 62,000,000            |
| Feb-24              | 5,220,000        | \$83,285.26   | 53,147,000       | 58,000,000            |
| Mar-24              | 4,517,000        | \$72,058.35   | 47,638,000       | 62,000,000            |
| Apr-24              | 6,540,000        | \$104,365.66  | 43,175,000       | 60,000,000            |
| May-24              | 3,735,000        | \$59,569.81   | 53,942,000       | 62,000,000            |
| Jun-24              | 4,110,000        | \$65,558.56   | 54,684,000       | 60,000,000            |
| Jul-24              | 1,563,000        | \$24,882.97   | 54,830,000       | 62,000,000            |
| Aug-24              | 1,174,000        | \$18,670.64   | 65,179,000       | 62,000,000            |
| Sep-24              | 825,000          | \$13,097.11   | 52,791,000       | 60,000,000            |
| Oct-24              | 3,338,000        | \$53,229.72   | 53,750,000       | 62,000,000            |
| Nov-24              | 4,382,000        | \$69,902.40   | 50,696,000       | 60,000,000            |
| Dec-24              | 4,387,000        | \$18,249.92   | 50,460,000       | 62,000,000            |
| Jan-25              | 7,059,000        | \$29,365.44   | 51,932,000       | 62,000,000            |
| 21 Months           | 84,157,000       |               | 1,144,971,000    | 1,284,000,000         |
| Surfside Total Cost |                  | \$1,207,379   |                  | 2024                  |
| Freeport Total Cost |                  | \$348,715     |                  | 89,708,000            |
| Freeport Profit     |                  | \$858,664     |                  | \$365,112             |



# FY2026 TENTATIVE PROJECTS

| Department       | Description                                                       | Recurring Amount | One-time Amount | Proposed Items | Notes                      |
|------------------|-------------------------------------------------------------------|------------------|-----------------|----------------|----------------------------|
|                  |                                                                   |                  |                 |                |                            |
| Administration   | Fin - Project account module cloud                                | \$3,470          |                 | \$3,470        |                            |
|                  | Fin - Incode move to website hosting                              | \$27,221         |                 | \$27,221       | Only if move to cloud      |
|                  | HR - TMHR Certifications                                          |                  | \$3,000         | \$3,000        |                            |
|                  | HR - Personnel Policy Consultant                                  |                  | \$3,000         | \$3,000        |                            |
|                  | Just FOIA Public Info Software                                    | \$10,314         | \$1,007         | \$11,321       | Split Admin/PD             |
|                  |                                                                   |                  |                 |                |                            |
| Building         | Advertising Line Increase                                         | \$3,000          |                 | \$3,000        |                            |
|                  |                                                                   |                  |                 |                |                            |
| Information Tech | No request                                                        |                  |                 |                |                            |
|                  |                                                                   |                  |                 |                |                            |
| Police/Code      | Combine PD and Code budget                                        | \$0              | \$0             |                |                            |
|                  | 5.5% COLA                                                         | \$175,000        |                 | \$175,000      |                            |
|                  | Overtime Increase                                                 | \$120,000        |                 | \$60,000       |                            |
|                  | Microsoft Office 2022 Update                                      |                  | \$11,670        | \$11,670       |                            |
|                  | Replace PD Building Camera Storage                                |                  | \$12,000        | \$12,000       |                            |
|                  | Server Relocation                                                 |                  | \$28,000        | \$28,000       |                            |
|                  | Replace Office Chairs                                             |                  | \$10,000        | \$10,000       |                            |
|                  | 5 Vehicle Replacements (3 Patrol, Admin, 1 CID, 1 Animal Control) |                  | \$475,000       | \$350,000      |                            |
|                  | Remove Tower and Surge Protection                                 |                  | \$30,000        |                |                            |
|                  | Replace Jail Cameras                                              |                  | \$5,000         |                |                            |
|                  | Beach Buggy Replacement                                           |                  | \$32,000        |                | Possible grant             |
|                  | LPR Cameras                                                       | \$63,000         | \$84,250        |                | Possible grant             |
|                  |                                                                   |                  |                 |                |                            |
| Fire             | Tire Replacement - Fire Engines                                   |                  | \$13,000        | \$13,000       |                            |
|                  | Training Overtime (Fire & EMS each; to                            | \$24,000         |                 | \$24,000       |                            |
|                  | 3 Firefighters/Medics                                             | \$258,800        |                 | \$258,800      | Billable Revenue \$168,000 |
|                  | New Ambulance                                                     | \$4,000          | \$400,000       |                |                            |
|                  | New Fire Engine                                                   | \$10,000         | \$1,700,000     |                |                            |
|                  | 3 EMS Personnel                                                   | \$212,080        |                 | \$212,080      | Billable revenue of 84,000 |

# FY2026 TENTATIVE PROJECTS – CONT.

|                   |                                   |          |          |          |                                    |
|-------------------|-----------------------------------|----------|----------|----------|------------------------------------|
|                   |                                   |          |          |          |                                    |
| Streets           | Concrete Saw                      |          | \$6,256  | \$6,256  |                                    |
|                   | Vibratory plate compactor         |          | \$1,595  | \$1,595  |                                    |
|                   | Jumping Jack                      |          | \$2,998  | \$2,998  |                                    |
|                   | 15' Batwing                       |          | \$29,000 | \$29,000 |                                    |
|                   | Zero turn mower                   |          | \$14,000 | \$14,000 |                                    |
|                   |                                   |          |          |          |                                    |
| Service Center    | No request                        |          |          |          |                                    |
|                   |                                   |          |          |          |                                    |
| Parks             | Gator                             |          | \$15,000 | \$15,000 |                                    |
|                   | Riverplace Exterior Metal Coating |          | \$30,000 | \$30,000 |                                    |
|                   | Repair Playground Equipment       |          | \$20,000 | \$20,000 |                                    |
|                   | Border and mulch (playgrounds)    |          | \$10,000 | \$10,000 |                                    |
|                   |                                   |          |          |          |                                    |
| Recreation Center | Annual Pool Contract              |          | \$10,000 | \$10,000 |                                    |
|                   | Splash Pad Replacement            |          | \$10,000 | \$10,000 |                                    |
|                   | Rec Center Exterior Metal Coating |          | \$30,000 | \$30,000 |                                    |
|                   |                                   |          |          |          |                                    |
| Museum            | Museum Manager Raise              | \$10,000 |          | \$6,000  |                                    |
|                   | Museum Staff Raises above COLA    | \$10,000 |          | \$6,000  | Divided between 2 staff            |
|                   | Advertising                       | \$9,000  |          |          |                                    |
|                   | Generator                         |          | \$5,000  | \$14,000 |                                    |
|                   | Central Dehumidifier              |          | \$5,000  | \$5,000  |                                    |
|                   | Renovate Museum Storage Room      |          | \$15,000 |          |                                    |
|                   | Fire Suppression System           |          | \$45,000 |          |                                    |
|                   |                                   |          |          |          |                                    |
| Main Street       | No director and no request.       |          |          |          |                                    |
|                   |                                   |          |          |          |                                    |
| Golf Course       | Annual Cart Path Repair           | \$10,000 |          | \$10,000 |                                    |
|                   | Pump Station Platform             |          | \$10,000 | \$10,000 | Future project within next 2 years |

# FY2026 TENTATIVE PROJECTS – CONT.

|               |                               |                  |                    |                    |  |
|---------------|-------------------------------|------------------|--------------------|--------------------|--|
| Water/Sewer   | See attached                  |                  |                    |                    |  |
|               |                               |                  |                    |                    |  |
|               | <b>Total Non-Grant</b>        | <b>\$949,885</b> | <b>\$3,066,776</b> |                    |  |
|               |                               |                  |                    |                    |  |
| <b>Grants</b> |                               |                  |                    |                    |  |
| Police        | Cybersecurity Grant 20% Match | \$21,605         | \$21,605           | \$21,605           |  |
|               |                               |                  |                    |                    |  |
| Fire          |                               |                  |                    |                    |  |
|               |                               |                  |                    |                    |  |
|               | <b>Total Grant</b>            | <b>\$21,605</b>  | <b>\$21,605</b>    |                    |  |
|               |                               |                  |                    |                    |  |
|               | <b>Grand Total</b>            | <b>\$971,490</b> | <b>\$3,088,381</b> | <b>\$1,457,016</b> |  |

# DISCUSSION



**City of Freeport  
Supplemental Budget Request  
For Fiscal Year 2025-2026**

| Department        | Description                                                       | Recurring Amount | One-time Amount | Proposed Items | Notes                      |
|-------------------|-------------------------------------------------------------------|------------------|-----------------|----------------|----------------------------|
|                   |                                                                   |                  |                 |                |                            |
| Administration    | Fin - Project account module cloud                                | \$3,470          |                 | \$3,470        |                            |
|                   | Fin - Incode move to website hosting                              | \$27,221         |                 | \$27,221       | Only if move to cloud      |
|                   | HR - TMHR Certifications                                          |                  | \$3,000         | \$3,000        |                            |
|                   | HR - Personnel Policy Consultant                                  |                  | \$3,000         | \$3,000        |                            |
|                   | Just FOIA Public Info Software                                    | \$10,314         | \$1,007         | \$11,321       | Split Admin/PD             |
| Building          | Advertising Line Increase                                         | \$3,000          |                 | \$3,000        |                            |
| Information Tech  | No request                                                        |                  |                 |                |                            |
| Police/Code       | Combine PD and Code budget                                        | \$0              | \$0             |                |                            |
|                   | 5.5% COLA                                                         | \$175,000        |                 | \$175,000      |                            |
|                   | Overtime Increase                                                 | \$120,000        |                 | \$60,000       |                            |
|                   | Microsoft Office 2022 Update                                      |                  | \$11,670        | \$11,670       |                            |
|                   | Replace PD Building Camera Storage                                |                  | \$12,000        | \$12,000       |                            |
|                   | Server Relocation                                                 |                  | \$28,000        | \$28,000       |                            |
|                   | Replace Office Chairs                                             |                  | \$10,000        | \$10,000       |                            |
|                   | 5 Vehicle Replacements (3 Patrol, Admin, 1 CID, 1 Animal Control) |                  | \$475,000       | \$350,000      |                            |
|                   | Remove Tower and Surge Protection                                 |                  | \$30,000        |                |                            |
|                   | Replace Jail Cameras                                              |                  | \$5,000         |                |                            |
|                   | Beach Buggy Replacement                                           |                  | \$32,000        |                | Possible grant             |
|                   | LPR Cameras                                                       | \$63,000         | \$84,250        |                | Possible grant             |
| Fire              | Tire Replacement - Fire Engines                                   |                  | \$13,000        | \$13,000       |                            |
|                   | Training Overtime (Fire & EMS each; to                            | \$24,000         |                 | \$24,000       |                            |
|                   | 3 Firefighters/Medics                                             | \$258,800        |                 | \$258,800      | Billable Revenue \$168,000 |
|                   | New Ambulance                                                     | \$4,000          | \$400,000       |                |                            |
|                   | New Fire Engine                                                   | \$10,000         | \$1,700,000     |                |                            |
|                   | 3 EMS Personnel                                                   | \$212,080        |                 | \$212,080      | Billable revenue of 84,000 |
| Streets           | Concrete Saw                                                      |                  | \$6,256         | \$6,256        |                            |
|                   | Vibratory plate compactor                                         |                  | \$1,595         | \$1,595        |                            |
|                   | Jumping Jack                                                      |                  | \$2,998         | \$2,998        |                            |
|                   | 15' Batwing                                                       |                  | \$29,000        | \$29,000       |                            |
|                   | Zero turn mower                                                   |                  | \$14,000        | \$14,000       |                            |
| Service Center    | No request                                                        |                  |                 |                |                            |
| Parks             | Gator                                                             |                  | \$15,000        | \$15,000       |                            |
|                   | Riverplace Exterior Metal Coating                                 |                  | \$30,000        | \$30,000       |                            |
|                   | Repair Playground Equipment                                       |                  | \$20,000        | \$20,000       |                            |
|                   | Border and mulch (playgrounds)                                    |                  | \$10,000        | \$10,000       |                            |
| Recreation Center | Annual Pool Contract                                              |                  | \$10,000        | \$10,000       |                            |
|                   | Splash Pad Replacement                                            |                  | \$10,000        | \$10,000       |                            |
|                   | Rec Center Exterior Metal Coating                                 |                  | \$30,000        | \$30,000       |                            |
| Museum            | Museum Manager Raise                                              | \$10,000         |                 | \$6,000        | Divided between 2 staff    |
|                   | Museum Staff Raises above COLA                                    | \$10,000         |                 | \$6,000        |                            |
|                   | Advertising                                                       | \$9,000          |                 |                |                            |
|                   | Generator                                                         |                  | \$5,000         | \$14,000       |                            |
|                   | Central Dehumidifer                                               |                  | \$5,000         | \$5,000        |                            |
|                   | Renovate Museum Storage Room                                      |                  | \$15,000        |                |                            |
|                   | Fire Suppression System                                           |                  | \$45,000        |                |                            |
| Main Street       | No director and no request.                                       |                  |                 |                |                            |
| Golf Course       | Annual Cart Path Repair                                           | \$10,000         |                 | \$10,000       |                            |

|               |                               |                  |                    |                    |                                    |
|---------------|-------------------------------|------------------|--------------------|--------------------|------------------------------------|
| San Course    | Pump Station Platform         |                  | \$10,000           | \$10,000           | Future project within next 2 years |
|               |                               |                  |                    |                    |                                    |
| Water/Sewer   | See attached                  |                  |                    |                    |                                    |
|               |                               |                  |                    |                    |                                    |
|               | <b>Total Non-Grant</b>        | <b>\$949,885</b> | <b>\$3,066,776</b> |                    |                                    |
|               |                               |                  |                    |                    |                                    |
| <b>Grants</b> |                               |                  |                    |                    |                                    |
| Police        | Cybersecurity Grant 20% Match | \$21,605         | \$21,605           | \$21,605           |                                    |
|               |                               |                  |                    |                    |                                    |
| Fire          |                               |                  |                    |                    |                                    |
|               |                               |                  |                    |                    |                                    |
|               | <b>Total Grant</b>            | <b>\$21,605</b>  | <b>\$21,605</b>    |                    |                                    |
|               |                               |                  |                    |                    |                                    |
|               | <b>Grand Total</b>            | <b>\$971,490</b> | <b>\$3,088,381</b> | <b>\$1,457,016</b> |                                    |

| MONTHS           | SURFSIDE GALLONS  | SURFSIDE COST | FREEPORT GALLONS     | REQUIRED TAKE GALLONS |
|------------------|-------------------|---------------|----------------------|-----------------------|
| May-23           | 501,000           | \$7,930.53    | 47,487,000           | 62,000,000            |
| Jun-23           | 2,253,000         | \$35,909.97   | 46,421,000           | 60,000,000            |
| Jul-23           | 2,878,000         | \$45,891.22   | 60,877,000           | 62,000,000            |
| Aug-23           | 4,699,000         | \$74,972.59   | 68,323,000           | 62,000,000            |
| Sep-23           | 3,331,000         | \$53,125.63   | 63,901,000           | 60,000,000            |
| Oct-23           | 2,504,000         | \$39,918.44   | 64,159,000           | 62,000,000            |
| Nov-23           | 7,308,000         | \$116,638.32  | 52,149,000           | 60,000,000            |
| Dec-23           | 4,160,000         | \$66,357.06   | 48,676,000           | 62,000,000            |
| Jan-24           | 9,673,000         | \$154,399.67  | 60,754,000           | 62,000,000            |
| Feb-24           | 5,220,000         | \$83,285.26   | 53,147,000           | 58,000,000            |
| Mar-24           | 4,517,000         | \$72,058.35   | 47,638,000           | 62,000,000            |
| Apr-24           | 6,540,000         | \$104,365.66  | 43,175,000           | 60,000,000            |
| May-24           | 3,735,000         | \$59,569.81   | 53,942,000           | 62,000,000            |
| Jun-24           | 4,110,000         | \$65,558.56   | 54,684,000           | 60,000,000            |
| Jul-24           | 1,563,000         | \$24,882.97   | 54,830,000           | 62,000,000            |
| Aug-24           | 1,174,000         | \$18,670.64   | 65,179,000           | 62,000,000            |
| Sep-24           | 825,000           | \$13,097.11   | 52,791,000           | 60,000,000            |
| Oct-24           | 3,338,000         | \$53,229.72   | 53,750,000           | 62,000,000            |
| Nov-24           | 4,382,000         | \$69,902.40   | 50,696,000           | 60,000,000            |
| Dec-24           | 4,387,000         | \$18,249.92   | 50,460,000           | 62,000,000            |
| Jan-25           | 7,059,000         | \$29,365.44   | 51,932,000           | 62,000,000            |
| <b>21 Months</b> | <b>84,157,000</b> |               | <b>1,144,971,000</b> | <b>1,284,000,000</b>  |

|                            |                    |
|----------------------------|--------------------|
| <b>Surfside Total Cost</b> | <b>\$1,207,379</b> |
| <b>Freeport Total Cost</b> | <b>\$348,715</b>   |
| <b>Freeport Profit</b>     | <b>\$858,664</b>   |

|                   |
|-------------------|
| <b>2024</b>       |
| <b>89,708,000</b> |
| <b>\$365,112</b>  |

SURFSIDE WATER USAGE HISTORY

| Bill Date         | Bill Type        | Class Code | Rate Code                    | Meter Group | Begin Read | End Read | Billed Consumption | Metered Consumption | Total Dollars                            | Cons Month     | Cons Year |    |
|-------------------|------------------|------------|------------------------------|-------------|------------|----------|--------------------|---------------------|------------------------------------------|----------------|-----------|----|
| 07/15/2025        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 826570     | 826570   | 0                  | 0                   | \$0.00                                   | 5              | 2025      |    |
| 06/16/2025        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 826570     | 826570   | 0                  | 0                   | \$0.00                                   | 4              | 2025      |    |
| 05/15/2025        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 826570     | 826570   | 0                  | 0                   | \$0.00                                   | 3              | 2025      |    |
| 04/15/2025        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 826570     | 826570   | 0                  | 0                   | \$0.00                                   | 2              | 2025      |    |
| 03/31/2025        | Adjustment Other | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 821560     | 826570   | 501,000            | 501,000             | \$7,930.53                               | 1              | 2025      | 21 |
| 02/14/2025        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 814030     | 836560   | 2,253,000          | 2,253,000           | \$35,909.97                              | 12             | 2024      | 20 |
| 01/16/2025        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 785250     | 814030   | 2,878,000          | 2,878,000           | \$45,891.22                              | 11             | 2024      | 19 |
| 12/16/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 738260     | 785250   | 4,699,000          | 4,699,000           | \$74,972.59                              | 10             | 2024      | 18 |
| 11/15/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 704950     | 738260   | 3,331,000          | 3,331,000           | \$53,125.63                              | 9              | 2024      | 17 |
| 10/18/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 679910     | 704950   | 2,504,000          | 2,504,000           | \$39,918.44                              | 8              | 2024      | 16 |
| 09/19/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 606830     | 679910   | 7,308,000          | 7,308,000           | \$116,638.32                             | 7              | 2024      | 15 |
| 08/19/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 565230     | 606830   | 4,160,000          | 4,160,000           | \$66,357.06                              | 6              | 2024      | 14 |
| 07/19/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 468500     | 565230   | 9,673,000          | 9,673,000           | \$154,399.67                             | 5              | 2024      | 13 |
| 06/17/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 416300     | 468500   | 5,220,000          | 5,220,000           | \$83,285.26                              | 4              | 2024      | 12 |
| 05/16/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 371130     | 416300   | 4,517,000          | 4,517,000           | \$72,058.35                              | 3              | 2024      | 11 |
| 04/18/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 305730     | 371130   | 6,540,000          | 6,540,000           | \$104,365.66                             | 2              | 2024      | 10 |
| 03/07/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 268380     | 305730   | 3,735,000          | 3,735,000           | \$59,569.81                              | 1              | 2024      | 9  |
| 02/20/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 227280     | 268380   | 4,110,000          | 4,110,000           | \$65,558.56                              | 12             | 2023      | 8  |
| 01/18/2024        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 211650     | 227280   | 1,563,000          | 1,563,000           | \$24,882.97                              | 11             | 2023      | 7  |
| 12/18/2023        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 199910     | 211650   | 1,174,000          | 1,174,000           | \$18,670.64                              | 10             | 2023      | 6  |
| 11/17/2023        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 191660     | 199910   | 825,000            | 825,000             | \$13,097.11                              | 9              | 2023      | 5  |
| 10/18/2023        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 158280     | 191660   | 3,338,000          | 3,338,000           | \$53,229.72                              | 8              | 2023      | 4  |
| 09/18/2023        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 114460     | 158280   | 4,382,000          | 4,382,000           | \$69,902.40                              | 7              | 2023      | 3  |
| 08/17/2023        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 70590      | 114460   | 4,387,000          | 4,387,000           | \$18,249.92                              | 6              | 2023      | 2  |
| 07/17/2023        | Regular          | COMMERCIAL | WATER-4" METER ICL - No Base | WATER       | 0          | 70590    | 7,059,000          | 7,059,000           | \$29,365.44                              | 5              | 2023      | 1  |
|                   |                  |            |                              |             |            |          |                    |                     | 84,157,000                               | \$1,207,379.27 |           |    |
| Total Consumption |                  |            |                              |             |            |          |                    | 84,157,000          |                                          |                |           |    |
| Days              |                  |            |                              |             |            |          |                    | 630                 | Consumption from begin date of 5/29/2023 |                |           |    |
| Average           |                  |            |                              |             |            |          |                    | 133,583             |                                          |                |           |    |
| High              |                  |            |                              |             |            |          |                    | 322,433             |                                          |                |           |    |



| <b>BUDGETED</b>                       | <b>2018-2019</b> | <b>2019-2020</b>   | <b>2020-2021</b>   | <b>2021-2022</b> |
|---------------------------------------|------------------|--------------------|--------------------|------------------|
| Revenue                               | 5,449,800        | 5,276,100          | 6,655,842          | 6,588,300        |
| Expenses                              | 5,986,759        | 6,831,822          | 5,751,054          | 5,898,913        |
| Transfers In                          | 536,959          | 1,750,000          | -                  | -                |
| Transfers Out                         | -                | -                  | 150,000            | 129,698          |
| <b>Approved Budget Total Net</b>      | <b>-</b>         | <b>194,278</b>     | <b>754,788</b>     | <b>559,689</b>   |
| <b>ACTUALS</b>                        |                  |                    |                    |                  |
| Revenue                               | 5,121,489        | 4,809,553          | 6,144,600          | 7,740,512        |
| Expenses                              | 5,737,981        | 6,097,746          | 6,145,796          | 6,599,904        |
| <b>Income (loss) before transfers</b> | <b>(616,492)</b> | <b>(1,288,193)</b> | <b>(1,196)</b>     | <b>1,140,608</b> |
| Transfers In                          | 959,159          | 1,000,000          | -                  | 323,000          |
| Transfers Out                         | -                | -                  | 5,187,877          | 150,000          |
| <b>Actual Operating Net</b>           | <b>342,667</b>   | <b>(288,193)</b>   | <b>(5,189,073)</b> | <b>1,313,608</b> |
| <b>FINAL AUDITED</b>                  |                  |                    |                    |                  |
| Operating Revenues                    | 4,843,887        | 4,793,661          | 5,938,284          | 6,407,398        |
| Operating Expenses                    | 5,737,983        | 6,085,423          | 6,006,065          | 6,499,289        |
| Operating Income (loss)               | (894,096)        | (1,291,762)        | (67,781)           | (91,891)         |
| Non-Operating Revenues (expenses)     | 277,603          | 3,569              | (200,147)          | 696,685          |
| <b>Income (loss) before transfers</b> | <b>(616,493)</b> | <b>(1,288,193)</b> | <b>(267,928)</b>   | <b>604,794</b>   |
| Capital Contributions                 | -                | -                  | 230,704            | -                |
| Transfers In                          | 959,159          | 1,000,000          | -                  | 323,000          |
| Transfers Out                         | -                | -                  | (154,103)          | (150,000)        |
| <b>Change in Net Position</b>         | <b>342,666</b>   | <b>(288,193)</b>   | <b>(191,327)</b>   | <b>777,794</b>   |
| Net position - beginning balance      | 8,414,011        | 8,756,677          | 8,468,484          | 8,277,157        |
| <b>Net position - ending balance</b>  | <b>8,756,677</b> | <b>8,468,484</b>   | <b>8,277,157</b>   | <b>9,054,951</b> |

2019-2020 a transfer from General Fund was made to the Water/Sew

#### Repayment Schedule

|           |                  |
|-----------|------------------|
| 2020-2021 | 150,000          |
| 2021-2022 | 150,000          |
| 2022-2023 | 150,000          |
| 2023-2024 | 150,000          |
| 2024-2025 | 150,000          |
| 2025-2026 | 150,000          |
| 2026-2027 | 100,000          |
|           | <b>1,000,000</b> |

| 2022-2023         | 2023-2024        | 2024-2025        |
|-------------------|------------------|------------------|
| 6,813,200         | 7,829,000        | 7,950,000        |
| 6,144,849         | 7,049,163        | 7,846,078        |
| -                 | -                | -                |
| 451,450           | 454,250          | 451,650          |
| <b>216,901</b>    | <b>325,587</b>   | <b>(347,728)</b> |
| 10,931,911        | 10,502,688       |                  |
| 7,106,555         | 7,505,561        |                  |
| <b>3,825,356</b>  | <b>2,997,128</b> | -                |
| -                 | 680,604          |                  |
| 390,725           | 149,533          |                  |
| <b>3,434,631</b>  | <b>3,528,198</b> | -                |
| 7,927,835         |                  |                  |
| 7,015,158         |                  |                  |
| 912,677           | -                | -                |
| 80,026            |                  |                  |
| <b>992,703</b>    | -                | -                |
| 1,217,480         |                  |                  |
| 121,342           |                  |                  |
| (390,725)         |                  |                  |
| <b>1,940,800</b>  | -                | -                |
| 9,461,734         |                  |                  |
| <b>11,402,534</b> | -                | -                |

ver fund for \$1,000,000 as a loan



**Brooks Bass**  
Mayor

**Tim Kelty**  
City Manager

## Notice of Water and Sewer Rate Increase Effective September 1, 2023 (Billed October 2023)

| Water Fees for Single-Family Residences & Multi-Family Residences                               |            |          |          |                |                      |                |
|-------------------------------------------------------------------------------------------------|------------|----------|----------|----------------|----------------------|----------------|
| 0 to 2,000 gal.                                                                                 |            |          | \$18.47  | Base Fee       |                      |                |
| 3,000 to 12,000 gal.                                                                            |            |          | \$6.38   | Per 1,000 gal. |                      |                |
| Over 12,000 gal.                                                                                |            |          | \$8.40   | Per 1,000 gal. |                      |                |
| Sewer Fees for Single-Family Residences & Multi-Family Residences                               |            |          |          |                |                      |                |
| 0 to 2,000 gal.                                                                                 |            |          | \$14.03  | Base Fee       | 3,000 to 12,000 gal. |                |
|                                                                                                 |            |          |          |                | \$4.84               | Per 1,000 gal. |
| Water Fees for Industrial Facilities, Offices & Other Commercial Establishments Within the City |            |          |          |                |                      |                |
| 0 to 2,000 gal.                                                                                 | 1" meter   | \$25.93  | Base Fee | 4" meter       | \$259.55             | Base Fee       |
|                                                                                                 | 1 ½" meter | \$33.35  | Base Fee | 6" meter       | \$388.84             | Base Fee       |
|                                                                                                 | 2" meter   | \$53.66  | Base Fee | 8" meter       | \$536.96             | Base Fee       |
|                                                                                                 | 3" meter   | \$203.69 | Base Fee | 10" meter      | \$696.07             | Base Fee       |
| 3,000 to 12, 000 gal.                                                                           |            |          | \$12.12  | Per 1,000 gal. |                      |                |
| 13,000 gal. and up                                                                              |            |          | \$15.97  | Per 1,000 gal. |                      |                |
| Sewer Fees for Industrial Facilities, Offices & Other Commercial Establishments                 |            |          |          |                |                      |                |
| 0 to 2,000 gal.                                                                                 | 1" meter   | \$18.74  | Base Fee | 4" meter       | \$187.33             | Base Fee       |
|                                                                                                 | 1 ½" meter | \$24.09  | Base Fee | 6" meter       | \$281.02             | Base Fee       |
|                                                                                                 | 2" meter   | \$38.82  | Base Fee | 8" meter       | \$388.05             | Base Fee       |
|                                                                                                 | 3" meter   | \$147.20 | Base Fee | 10" meter      | \$498.77             | Base Fee       |
| 3,000 to 12,000 gal.                                                                            |            |          | \$10.10  | Per 1,000 gal. |                      |                |
| 13,000 gal. and up                                                                              |            |          | \$14.54  | Per 1,000 gal. |                      |                |
| Water Fees Customers Outside the Corporate Limits of the City                                   |            |          |          |                |                      |                |
| 0 to 2,000 gal.                                                                                 | 1" meter   | \$38.90  | Base Fee | 4" meter       | \$388.76             | Base Fee       |
|                                                                                                 | 1 ½" meter | \$50.00  | Base Fee | 6" meter       | \$583.13             | Base Fee       |
|                                                                                                 | 2" meter   | \$80.53  | Base Fee | 8" meter       | \$805.27             | Base Fee       |
|                                                                                                 | 3" meter   | \$314.23 | Base Fee | 10" meter      | \$1,028.75           | Base Fee       |
| 3,000 gal. and up                                                                               |            |          | \$18.15  | Per 1,000 gal. |                      |                |
| Water Fees for Water-Only Service to Customers Inside the Corporate Limits of the City          |            |          |          |                |                      |                |
| 0 to 2,000 gal.                                                                                 | 1" meter   | \$37.02  | Base Fee | 4" meter       | \$370.19             | Base Fee       |
|                                                                                                 | 1 ½" meter | \$47.61  | Base Fee | 6" meter       | \$555.27             | Base Fee       |
|                                                                                                 | 2" meter   | \$77.15  | Base Fee | 8" meter       | \$766.79             | Base Fee       |
|                                                                                                 | 3" meter   | \$290.87 | Base Fee | 10" meter      | \$978.86             | Base Fee       |
| 3,000 gal. to 12,000 gal.                                                                       |            |          | \$12.77  | Per 1,000 gal. |                      |                |
| 13,000 gal. and up                                                                              |            |          | \$16.85  | Per 1,000 gal. |                      |                |



WATER SUPPLY CONTRACT  
BETWEEN  
BRAZOSPORT WATER AUTHORITY  
AND  
THE CITY OF FREEPORT, TEXAS



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## WATER SUPPLY CONTRACT

THIS WATER SUPPLY CONTRACT (this "Contract") is made and entered into as of the 20th day of February, 1987, between the BRAZOSPORT WATER AUTHORITY, a conservation and reclamation district and a governmental agency and body politic and corporate of the State of Texas created by 1985 Tex. Laws, Reg. Sess. Chap. 449 at 3063, as amended (the "Act") and pursuant to Article XVI, Section 59 of the Texas Constitution (the "Authority") and the CITY OF FREEPORT, TEXAS, situated in Brazoria County, Texas (the "Participating Customer").

### R E C I T A L S :

WHEREAS, the Authority was created by the Act and confirmed by the voters of the member cities of Angleton, Brazoria, Clute, Freeport, Lake Jackson, Oyster Creek, Richwood, Surfside Beach and the Village of Jones Creek for the purpose of acquiring surface and underground water supplies from both inside and outside the boundaries of the Authority and to conserve, store, transport, treat, purify, distribute, sell and deliver water to persons, corporations, municipal corporations, political subdivisions of the State, and others, inside and outside the boundaries of the Authority; and

WHEREAS, the Participating Customer needs to secure a source of supply of treated surface water for its present inhabitants and to provide for the growth of its population in the future; and

WHEREAS, the Participating Customer is authorized by law, in particular the Interlocal Cooperation Act, Art. 4413(32c) TEX. REV. CIV. STAT. (the "Interlocal Cooperation Act"), to enter into contracts for the purpose of obtaining a treated water supply from the Authority under the terms set forth in this Contract; and

WHEREAS, the Authority has agreed to issue its Bonds (hereinafter defined) from time to time for the purpose of financing the cost of providing a water treatment and supply system for the Term of this Contract and, in consideration therefore, the Participating Customer has agreed to pay its share of all of the Authority's System Costs (as defined hereinafter) in connection therewith as provided for in this Contract.

NOW THEREFORE, in consideration of the premises, and for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the Authority and the Participating Customer agree as follows:

## ARTICLE I

### DEFINITIONS

"Accountant" shall mean a firm of independent, certified public accountants retained by the Authority which is experienced in auditing public agencies.

"Act" is defined in the Recitals to this Contract.

"Annual System Budget" is defined and described in Sections 4.2 and 4.3 of this Contract.

"Authority" shall mean the Brazosport Water Authority of Brazoria County, Texas, or its Board of Directors as the context may indicate.

"Board" or "Texas Water Development Board" shall mean the Texas Water Development Board or any agency of the State of Texas which succeeds to the functions and authority thereof.

"Bonds" shall mean the Initial Project Bonds, as well as any other notes, bonds, refunding bonds or other revenue obligations issued from time to time by the Authority for the purpose of financing or refinancing any cost, expense or liability incurred or to be paid by the Authority in connection with the financing, or refinancing, construction, reconstruction, acquisition, operation or maintenance of the System or otherwise paid or incurred by the Authority in connection with the performance of its obligations under the Water Supply Contracts. "Bonds" shall include Bonds issued



for any of the purposes described in Sections 8.1, 8.2 and 8.3 respectively. The term "Bonds" for the purposes of this Contract shall not include any Bonds, or any portion of an issue of bonds, the proceeds of which are used for the purpose of constructing or acquiring Special Project Facilities as described in Section 8.4.

"Capital Costs" shall mean all costs and expenses paid or incurred by the Authority in connection with the financing of the System, including without limitation, the following:

- (1) payments of principal of (whether upon maturity or earlier optional or mandatory redemption), redemption premium, if any, and interest which the Authority makes on all Bonds and amounts which the Authority is required to make into any sinking fund, debt service reserve fund or account under the terms of any bond resolution or indenture authorizing the issuance of any Bonds;
- (2) amounts related to the Bonds and required under a bond resolution or indenture to be paid or deposited into any fund or account established by such bond resolution or indenture (other than funds and accounts referred to in clause (1) above), including any amounts required to be paid or deposited by reason of the transfer of moneys from such funds or accounts to the funds or accounts referred to in clause (1) above, provided that the Participating Customer shall receive credits against any amounts due under the preceding paragraph (1) or this paragraph (2) for investment earnings (net of any losses and expenses), if any, on amounts deposited in any funds created under such bond resolution or indenture and required to be paid by the Participating Customer under the preceding paragraph (1) or this paragraph (2);
- (3) amounts which the Authority is required to pay under any credit agreements, standby purchase agreements, agreements with any trustee, escrow

agent, tender agent, indexing agent or paying agent, or remarketing costs related to the Bonds; and

- (4) additional amounts which must be realized by the Authority in order to meet the requirements of any rate covenant contained in a bond resolution or indenture with respect to coverage of principal of, premium, if any, and interest on the Bonds or to fulfill the terms of any agreement made with the holders of the Bonds and with any person in their behalf.

Capital Costs shall not include the Authority's debt service requirements or any payments made by the Authority to finance Special Project Facilities.

"Commencement Date" shall mean the date on which water is first available for delivery to the Participating Customer at any Delivery Point of the Participating Customer.

"Consulting Engineers" shall mean Espey Huston & Associates, Inc., or any other professional engineering firm employed by the Authority to advise the Authority concerning the design, construction, processing, operation or maintenance of the System.

"Contract" shall mean this Water Supply Contract, including any amendments or supplements hereto.

"Contract Quantity" is described in Section 3.1 of this Contract. The initial Contract Quantities of all of the Participating Customers are listed on Exhibit "B" attached hereto.

"Delivery Point" is defined in Section 5.1. The initial Delivery Points of all of the Participating Customers are listed on Exhibit "A".

"Dow" shall mean Dow Chemical Company, a Delaware corporation, its successors or assigns.

"Effective Date" shall mean the date set forth on the first page of this Contract.

"Financial Advisor" shall mean First Southwest Company or any other investment banking company or advisor employed by the Authority to advise the Authority concerning the financing of the System.

"Fiscal Year" shall mean the period of October 1 through September 30 of each year or such other period as is established from time to time by the Authority.

"Force Majeure" is defined in Section 6.4.

"Initial Project" is described on Exhibit "C" hereto.

"Initial Project Bonds" shall mean the Series 1986 Bonds and the Series 1987 Bonds or any other series of bonds issued for the purpose of financing the costs of the Initial Project.

"Interlocal Cooperation Act" is defined in the Recitals to this Contract.

"Operating Costs" shall mean all costs and expenses, excluding Capital Costs and depreciation, paid or incurred by the Authority in connection with the ownership, operation

or maintenance of the System and any repairs, renewals, replacements, additions, improvements, betterments and modifications to the System, including without limitation, the following:

- (1) amounts which the Authority has paid or incurred for raw water or the withdrawal, lifting, treating, transportation or storage of raw or treated water;
- (2) amounts paid or incurred for the prevention or correction of any casualty loss or damage resulting from any cause whatsoever or for renewals, replacements, repairs, additions, improvements, betterments and modifications which the Authority determines are necessary to keep the System in good operating condition, to provide adequate service or prevent a loss of revenues therefrom;
- (3) amounts paid or incurred for the purpose of operating and maintaining the System and of delivering water therefrom including but not limited to payments for supplies, stores and two months reserve of the average cost of operation and maintenance of the System as estimated by the Authority's Consulting Engineer;
- (4) all costs, expenses or liabilities relating to personal injury and damage or property damage claims required to be paid by the Authority in connection with the System whether or not incurred as a result of the negligence of the Authority, its agents or employees, but excluding costs and expenses relating to personal injury and damage or property damage claims required to be paid by the Authority in connection with the System which arise out of willful misconduct which is authorized by the Board of Directors of the Authority; and
- (5) amounts paid or incurred in connection with any improvements to the System which the Authority is required to make by any local, State or Federal regulatory agency or State or Federal legislation; and

- (6) all administrative and general expenses of the Authority incurred in connection with the System including, by way of illustration but not limitation, the following: salaries, wages, taxes, benefits and travel expenses of the Authority's employees, technical professionals, financial advisors and legal fees, premiums for liability, casualty and worker's compensation insurance, or bonds, consumer, use, excise, property or other taxes or assessments, if any; postage and freight charges, long distance charges and similar minor expenses, and other reasonable administrative expenses.

"Operating Costs" shall not include the cost of operating or maintaining any Special Project Facilities.

"Participating Customer" is defined on the first page of this Contract.

"Participating Customers," "each Participating Customer" or "any Participating Customer" shall initially mean the Cities of Angleton, Brazoria, Clute, Freeport, Lake Jackson, Oyster Creek, and Richwood, their successors or permitted assigns so long as such entities are parties to Water Supply Contracts, or any one of such Participating Customers as the context may indicate, and shall also include any purchaser of treated water from the Authority which becomes a Participating Customer pursuant to the terms of Section 3.4.

"Project" shall mean any real or personal properties or facilities for the treatment, conveyance, storage or distribution of raw or treated water acquired or purchased by the Authority which constitutes a part of the System, and



shall include any related real or personal property or facilities or any interest therein, and any related environmental facilities or facilities for conservation, safety and administration.

"Reserve Capacity" shall mean that portion of the System Capacity from time to time, if any, which is available for the use of the Participating Customers. The Reserve Capacity on the Effective Date is indicated on Exhibit "B" hereto. As the Reserve Capacity changes from time to time due to increases or decreases in the Contract Quantity of any Participating Customer or Customers, increases due to additional Projects which expand the System Capacity, or decreases due to the sale of part of the Reserve Capacity to customers of the Authority which are not Participating Customers, or the addition of Participating Customers, or for any other reason permitted by this Contract, the Authority shall amend and supplement Exhibit "B" to reflect such changes.

"Series 1986 Bonds" shall mean the Brazosport Water Authority Water Supply System Contract Revenue Bonds, Series 1986 issued in an estimated aggregate principal amount of approximately \$5,000,000.

"Series 1987 Bonds" shall mean the Brazosport Water Authority Water Supply System Contract Revenue Bonds, Series

1987, issued in an estimated aggregate principal amount of approximately \$20,000,000.

"Special Project Facilities" is defined in Section 8.4 of this Contract.

"System" shall mean the Initial Project, any additional Projects, and all other properties and assets, real, personal, tangible and intangible, of the Authority, now or hereafter existing and used or useful for or pertaining to the supply (or any combination of the foregoing) of water and shall include general plant and administrative facilities of the Authority and all interest of the Authority in the water treatment, storage, conveyance and distribution facilities and administrative facilities of the Authority, together with all additions, betterments, extensions and improvements of the Authority's water treatment and supply system or any part thereof hereafter made, together with all lands, easements and rights-of-way of the Authority and all other works, property or structures of the Authority and contract rights, water rights permits and other tangible and intangible assets of the Authority in connection with or related to the Authority's water supply system and the agreement between the Authority and Dow or any other supplier of raw water, raw water storage capacity, or raw water pumping and conveyancing.

"System Capacity" shall mean the actual total capacity as determined by the Authority from time to time of the System to produce and deliver treated water.

"System Costs" shall mean the Operating Costs plus the Capital Costs of the System.

"Term" is defined in Section 7.1 of this Contract.

"Water Supply Contracts" shall mean this Contract and the contracts between each of the other Participating Customers and the Authority, as amended from time to time.

## ARTICLE II

### INITIAL FINANCING, ACQUISITION OF PROPERTY AND CONSTRUCTION OF PROJECTS

Section 2.1: Financing and Construction of Initial Project. (a) The Authority shall use its best efforts to issue the Initial Project Bonds in amounts which the Authority estimates to be sufficient to pay for the costs of the Initial Project. The costs of the Initial Project shall include all construction costs and reconstruction costs as those terms are generally understood in standard accounting practice as applied to systems of this nature, and without limiting the generality of the foregoing, shall include purchase of equipment, initial supplies, property, rights in property, capitalized interest, costs of land, easements and rights-of-way, including damages to land and property, engineering, financing, financial consultants, administra-

tive, auditing and legal expenses incurred in connection with the acquisition and construction of the Initial Project described in Exhibit "C", plus any and all equipment required for the operation and maintenance thereof and shall also include fiscal, legal and other expenses incurred by the Authority in issuing the Initial Project Bonds. Prior to the issuance of the Initial Project Bonds, the Authority shall furnish the bond resolutions authorizing issuance of the Initial Project Bonds to the Participating Customer for information and review.

(b) Upon finalization of the plans, specifications and contract documents relating to the Initial Project, the Authority shall obtain competitive bids for the construction thereof and determine if sufficient funds are available to finance such construction. If the Authority determines that sufficient funds are available, and the Authority is satisfied with the bids received, the Authority shall award such contracts to qualified, bondable contractors. The Authority shall then initiate construction as provided in the plans, specifications and contract documents, subject to any written change orders issued during construction.

(c) The Authority agrees to use reasonable diligence in constructing and completing the Initial Project pursuant to the provisions hereof and to commence operation of the Initial Project within fifteen (15) months after the date of

issuance of the Initial Project Bonds, but the Authority shall not be liable to the Participating Customer for any delay in completion of construction or any damages arising out of any delay by the Authority in the commencement of operation of the System. The Authority shall supply the Participating Customers with quarterly reports as to the progress and costs of construction of the Initial Project.

Section 2.2: Raw Water Supply For Initial Project and Subsequent Projects. The Authority shall use its best efforts to secure a source of raw water sufficient to enable the System to produce the System Capacity as determined by the Authority's Consulting Engineers for the duration of this Contract whether through the procurement of water rights permits from the State of Texas by the Authority or through contracts with third parties for the purchase of water rights or raw water. In addition, the Authority may contract with third parties, from time to time during the Term of this Contract, for the pumping, storage and conveyance of raw water for the Authority's purposes.

Section 2.3: Preparation of Plans. The Authority shall direct its Consulting Engineers to prepare plans and specifications, including estimates of the cost of treated water to the Participating Customers, and direct its Consulting Engineers and attorneys to prepare the contract documents for construction of the Initial Project described



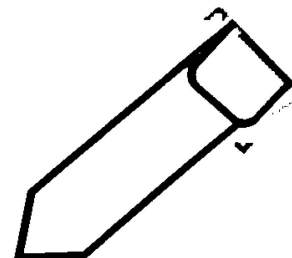
in Exhibit "C" and any additional Projects. The Authority shall make all plans and specifications available to the Participating Customer at the Participating Customer's request. The Participating Customer shall supply the Authority's Consulting Engineers with any information necessary to design the facilities which will deliver water to the Participating Customer.

Section 2.4: Acquisition of Real Estate and Easements.

The Authority shall determine the location of the System's facilities and shall use its best efforts to acquire the real estate as the sites therefor. The Authority and the Participating Customers shall determine the necessary rights-of-way which must be acquired and proceed to acquire the necessary real estate, permits or easements. The Participating Customer agrees to grant at no cost to the Authority rights to use the Participating Customer's streets, public easements and ways, and public utility easements as necessary for the construction, operation and maintenance of the System's facilities in accordance with the Participating Cities' ordinances and codes.

Section 2.5: Ownership. It is expressly agreed and understood that as between the parties hereto, the Authority shall be the owner and operator of the System.

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### ARTICLE III

#### PURCHASE AND SALE OF WATER

Section 3.1: Contract Quantity. Subject to the other provisions of this Contract, the Authority agrees to sell and deliver to the Participating Customer, and the Participating Customer agrees to take and pay for, or pay for whether taken or not, its Contract Quantity of water. The Participating Customer's initial "Contract Quantity" (averaged over each calendar year) is designated on Exhibit "B".

Section 3.2: Decreases in Contract Quantity. The Participating Customer's Contract Quantity may be decreased at any time by an amount equal to the quantity of water which any other financially responsible Participating Customer is willing to contract for from the Authority under the terms of their Water Supply Contract for the Term thereof. The Participating Customer shall notify the Authority in writing of the amount of its Contract Quantity which it wishes to transfer to another Participating Customer. Within seven (7) days of receipt of such notice, the Authority shall notify all of the other Participating Customers of the availability of such water. Each of the Participating Customers shall have the option to assume any portion of its pro rata share of the available water, each

Participating Customer's pro rata share of the available water being in the same proportion the Participating Customer's Contract Quantity bears to the sum of the Contract Quantities of all Participating Customers exercising their options. Such options must be exercised, if at all, within sixty (60) days after receipt by the Participating Customers of notice of the availability of the water. Upon execution of an assignment and assumption agreement concerning the water made available, the assigning Participating Customer shall be relieved to that same extent of its obligations to make the payments set forth in this Article III. Each decrease in Contract Quantity shall be effective on the date the Authority approves the written assignment and assumption agreement or on any later date mutually agreed upon by the parties, and Exhibit "B" of this Agreement shall be supplemented by the Authority to reflect such changes in Contract Quantity. If none of the Participating Customers elect to contract for such water, it shall remain part of the offering Participating Customer's Contract Quantity and such Participating Customer shall remain responsible therefor.

Section 3.3: Increases in Contract Quantity.

(a) The Participating Customer agrees that the Reserve Capacity of the System shall be available and allocated among the Participating Customers on the basis of actual

need and usage. If, for any given three hundred sixty-five (365) day period, the Participating Customer uses a quantity of water that, when averaged over such period, exceeds the Participating Customer's Contract Quantity, the Authority shall have the right to increase the Participating Customer's Contract Quantity to any amount not in excess of the average daily quantity of water used by that Participating Customer during such three hundred sixty-five (365) day period. Such increase shall become effective thirty (30) days after the end of the three hundred sixty-five (365) day period and Exhibit "B" hereto shall be so amended. In addition, the Participating Customer may request the Authority in writing to increase its Contract Quantity to: (i) any amount not in excess of the average quantity of water used by the Participating Customer during the prior three hundred sixty-five (365) day period; or (ii) increase its Contract Quantity to allow the Participating Customer to provide water to new industrial, residential, recreational or commercial developments pursuant to Section 3.11 hereof and if such Reserve Capacity is available and no other Participating Customer has also made a request for the same Reserve Capacity, the Authority shall grant such request to become effective thirty (30) days after receipt of the request and Exhibit "B" hereto shall be so amended. If there is not enough Reserve Capacity in the System for

each of the Participating Customers requesting an increase in their Contract Quantity, the requesting Participating Customers may share the available Reserve Capacity in the proportion their Contract Quantity bears to the sum of the Contract Quantities of all of the Participating Customers requesting an increase in their Contract Quantity and such increase shall become effective thirty (30) days after receipt of each request and a supplement to Exhibit "B" shall be distributed by the Authority.

(b) In the event of a default by any of the Participating Customers and a termination of such Participating Customer's rights under its Water Supply Contract, pursuant to the terms of Section 6.2(b), the defaulting Participating Customer's Contract Quantity shall become part of the Reserve Capacity of the System. In such event, within seven (7) days, the Authority shall notify all of the Participating Customers by certified mail of the availability of such Reserve Capacity. Each of the Participating Customers shall have an option to assume its pro rata share of the available water, each Participating Customer's option with respect to the available water being in the same proportion the Participating Customer's Contract Quantity bears to the sum of the Contract Quantities of all non-defaulting Participating Customers which elect to exercise their option to increase their Contract Quantity.



If fewer than all of the Participating Customers exercise their option, the Participating Customers exercising their options shall have the right to share in the available water in the proportion that the Contract Quantity bears to the sum of the Contract Quantities of all Participating Customers exercising their option. Such option must be exercised, if at all, within sixty (60) days after receipt by each of the Participating Customers of notice of the available water. Upon execution of an assignment and assumption agreement concerning the water made available, the defaulting Participating Customer shall be relieved to that same extent of its obligations to make the payment set forth in this Article III. Each increase in the assuming Participating Customer's Contract Quantity shall be effective on the date the Authority approves the written assignment and assumption agreement between the Authority and the assuming Participating Customer or Participating Customers or on any later date mutually agreed upon by the parties, and Exhibit "B" of this Agreement shall be supplemented by the Authority to reflect such changes in Contract Quantities.

(c) If the System Capacity is increased at any time due to construction of an additional Project, the Participating Customer shall have the right to increase its Contract Quantity in such a manner as is mutually agreeable

to the Participating Customer and the Authority, and Exhibit "B" shall be supplemented to reflect such changes.

Section 3.4: Sale of Water or Capacity to Purchasers Other Than Participating Customers. The Authority may sell treated water or capacity out of the Reserve Capacity of the System to purchasers other than Participating Customers if it finds such sales would benefit the Participating Customers. In addition, the Authority may contract to sell additional capacity in the System resulting from expansion of the System to purchasers other than Participating Customers. The Authority may choose to make such customers "Participating Customers" even though all of the terms of their take-or-pay water supply contracts may not be identical to this Contract. It is the intent of the parties that all of the original member cities of the Brazosport Water Authority shall be entitled to become Participating Customers. Therefore, upon the execution of water supply contracts between Surfside Beach and the Authority and Jones Creek and the Authority, on terms satisfactory to the Authority, such cities shall be included as Participating Customers. Upon the occurrence of any of the events described in this subsection, the Authority shall appropriately amend and supplement Exhibit "B."

Section 3.5: Price of Water. (a) The parties recognize that because the Capital Costs related to its

Bonds issued to provide facilities with which to serve the Participating Customer is not presently known, and because the operation, maintenance and repair expenses of the System will vary from time to time, it is neither practical nor possible to fix a schedule of specific rates in this Contract which will control the price the Participating Customer will pay to the Authority for water delivered throughout the Term of this Contract. The parties further recognize, however, that the Authority is not organized for profit and that its rates for water should at all times be the lowest rates which are consistent with good business management on the part of the Authority and with the commitments which the Authority must make to its bondholders in order to provide funds with which to operate and maintain the System.

(b) The Authority shall establish classes of customers to which it sells treated water. The Participating Customers shall constitute one class of customers of the Authority. From time to time as needed, the Authority shall establish other classes of customers which may consist of one or more customers. The Authority recognizes the obligation to serve all customers of the same class without discrimination as to rates or type of service and agrees to establish rates in conformity with all applicable laws, rules and regulations of the State of Texas. The Authority

shall never sell water to any other class of customers at a lower price than the price paid by the Participating Customers.

(c) The water rates paid by the Participating Customers shall be sufficient for the Authority to recover the System Costs. The amount of the annual Capital Costs to be paid by the Participating Customer shall be determined by the multiplication of the total of such Capital Costs for each Fiscal Year by a fraction, the numerator of which is the Participating Customer's Contract Quantity and the denominator of which is the combined Contract Quantities of all of the Participating Customers. Approximately one-twelfth ( $1/12$ ) of such amount shall be payable on a monthly basis, the exact amount to be determined from time to time by the Authority. Notwithstanding the aforesaid, however, the Participating Customers' obligations shall be reduced by that amount of the Capital Costs which any other customer of the System contracts to pay for under their contract with the Authority pursuant to Section 3.4 hereof. The monthly amount of the Operating Costs to be paid by the Participating Customer shall be a rate per 1,000 gallons of water actually delivered to the Participating Customer, which rate shall be established on the basis of the Annual System Budget as described in Sections 4.2 and 4.3 and

adjusted from time to time as the Authority deems necessary to cover its Operating Costs.

(d) If the Authority finances Special Project Facilities for any Participating Customer, such Participating Customer shall agree to pay the costs of financing, operating and maintaining such Special Project Facilities as an additional charge hereunder on such terms as the Participating Customer and the Authority shall agree.

(e) The rate for water charged to any customers which are not Participating Customers shall be sufficient for the Authority to recover at least: (1) the costs of financing, maintaining and operating any Special Project Facilities which such are not Participating Cities customers contract to pay for; (2) the rate per 1,000 gallons of water actually delivered to such customer established by the Authority on the basis of the Annual System Budget and charged all other customers; (3) its part of the Capital Costs of the System based on such customer's contractual allocation of System Capacity not financed with bonds issued to finance the Special Project Facilities; and (4) any additional surcharges which may be established by the Authority.

(f) If in the future, the System Capacity is allocated among the Participating Customers in such a manner that the Participating Customers Contract Quantities cannot be exceeded without encroaching upon the Contract Quantities



allocated to other Participating Customers, the Authority may establish from time to time a penalty charge to be paid by any Participating Customer which uses in excess of its Contract Quantity of water.

Section 3.6: Payments by Participating Customer Unconditional. The Participating Customer and the Authority recognize that the Bonds will be payable from, and secured by, a pledge of the sums of money to be received by the Authority under this Contract and the other Water Supply Contracts and that in order to make the Bonds marketable at the lowest available interest rate, it is to the mutual advantage of the Participating Customer and the Authority that the Participating Customer's obligation to make the payments required hereunder be unconditional. All sums payable hereunder to the Authority shall, so long as any part of the Bonds are outstanding and unpaid, be paid by the Participating Customer without set-off, counter-claim, abatement, suspension or diminution except as otherwise expressly provided herein. So long as any part of the Bonds are outstanding and unpaid, this Contract shall not terminate, nor shall the Participating Customer have any right to terminate this Contract nor be entitled to the abatement of any payment or any reduction thereof nor shall the obligations hereunder of the Participating Customer be otherwise affected for any reason, it being the intention of

the parties that so long as any part of the Bonds are outstanding and unpaid, all sums required to be paid by the Participating Customer to the Authority shall continue to be payable in all events and the obligations of the Participating Customer hereunder shall continue unaffected, unless the requirement to pay the same shall be reduced or terminated pursuant to an express provision of this Contract. The amounts owed by the Participating Customer under this Contract shall be payable by the Participating Customer, notwithstanding the suspension, interruption, temporary or permanent termination or unavailability of water from the System, in whole or in part, for any reason whatsoever, and shall not be subject to any reduction, whether by offset or otherwise. In addition, if, for any reason, the Commencement Date does not occur within fifteen (15) months of the date of issuance of the Authority's Series 1987 Bonds, to the extent funds are not available to the Authority to make debt service payments on its outstanding Bonds, the Participating Customer's obligations to pay its share of the Capital Costs of the System shall nonetheless commence at that time.

Section 3.7: Source of Payments. All payments required to be made by the Participating Customer to the Authority under this Contract shall be payable from the revenues and income received by the Participating Customer

from the ownership and operation of its water system (or its water system as a portion of its combined utility system). The Authority shall never have the right to demand payment by the Participating Customer of any obligations assumed by or imposed upon it under or by virtue of this Contract from any funds raised or to be raised by taxation, and the Participating Customer's obligations under this Contract shall never be construed to be a debt of the Participating Customer of such kind as to require it under the Constitution and laws of the State of Texas to levy and collect a tax to discharge such obligation. Nothing in this Section 3.7, however, shall be construed as preventing the Participating Customer, in its sole discretion, from making any such payment from sources other than revenues and income of the Participating Customer's water system. Pursuant to the provisions of Section 5(b) of the Interlocal Cooperation Act, such payments made hereunder shall be an operating expense of the Participating Customer's water system or combined utility system as the case may be.

Section 3.8: Covenant to Maintain Sufficient Income.  
The Participating Customer agrees to fix and maintain such rates and collect such charges for the facilities and services provided by its water system as will be adequate to permit the Participating Customer to make prompt payment of all expenses of operating and maintaining the Participating

Customer's water system, including payments under this Contract, and to make prompt payment of the interest on and principal of the bonds or other obligations of the Participating Customer payable, in whole or in part, from the revenues of its water system or combined utility system.

The Participating Customer further covenants and agrees that if it maintains a combined utility fund for its water, electric, gas, sanitary sewer or other utility system (or any combination of two or more thereof which includes its water system), it will establish, maintain and collect rates and charges for the services provided by its other departments which are combined with its water department which shall produce revenues at least sufficient to enable the Participating Customer to pay all expenses attributable to such other departments, including all expenses incurred in the operation and maintenance of the systems maintained by such other departments, and the debt service requirements on any bonds, notes or other evidences of indebtedness secured by such revenues and issued to finance improvements to the systems operated by the other departments.

Section 3.9: Issuance of Other Indebtedness by Participating Customer. The Participating Customer covenants and agrees that, from and after the Effective Date, it shall not issue bonds, notes or other evidences of indebtedness or incur lease obligations which, under generally accepted

accounting principles, would appear as a liability on its balance sheet which shall be payable from the gross revenues derived from its water system on a parity with, or superior to the payment of the operating expenses of its water system. Nothing in this Section 3.9 shall preclude the Participating Customer from issuing bonds, notes or other evidences of indebtedness payable from the net revenues of its water system or combined utility system or from revenues derived from taxes, or both. The Participating Customer further agrees to comply with all of the provisions of the resolutions, ordinances or indentures authorizing its other bonds or other obligations which are payable, in whole or in part, from the net revenues of its water system or combined utility system.

Section 3.10: Requirements Contract. The Participating Customer agrees that so long as there is water available to the Participating Customer from the Authority's System pursuant to the terms of this Contract, it shall not purchase or take its requirements for treated surface water from any source other than the Authority or a surface water treatment facility owned by the Participating Customer and in operation on the Effective Date.

Section 3.11: Sale of Water by Participating Customer. The Participating Customer shall have the right to maintain existing contracts or to enter into contracts for the resale



of water delivered to the Participating Customer by the Authority. The consideration as between or among the Participating Customer and its customers may be determined by the contracting parties, but no such contract shall relieve the Participating Customer of its primary obligation to the Authority under the terms of this Contract.

Section 3.12: Prepayment. If at any time after the Effective Date of this Contract, all of the principal, premium, if any, and interest due to stated maturity (or earlier optional redemption date) of the Bonds is paid in full, the Participating Customer shall have no further obligation to make any payments to the Authority defined herein as Capital Costs which are directly related to such Bonds, but all other rights and obligations of the parties under this Contract, including the Participating Customer's right to receive water and obligation to pay all other Operating Costs, shall continue. After such payment in full of all of the Bonds, and upon one year's prior written notice to the Authority, the Participating Customer shall have the right to terminate this Contract at any time after the Authority determines the Participating Customer has satisfied all of its outstanding monetary obligations under this Contract.

#### ARTICLE IV

##### BILLING, PAYMENT AND ACCOUNTS

Section 4.1: Billing. The Authority shall bill the Participating Customer on a monthly basis. Payment shall be

due upon receipt of such invoice by the Participating Customer. Payments which are not received within the period of time stated in the operational rules and regulations to be established by the Authority shall bear interest at ten percent (10%) per annum.

Section 4.2: Annual System Budget For Authority. The Authority shall prepare, or cause to be prepared, and deliver to the Participating Customer its proposed Annual System Budget at least ninety (90) days prior to the beginning of each Fiscal Year. The proposed Annual System Budget shall itemize estimates of all Capital Costs and all Operating Costs and all revenues for the ensuing Fiscal Year. After consideration of any written comments submitted to the Authority by the Participating Customer within thirty (30) days of receipt of the Annual System Budget concerning specific cost items or revenue items, the Authority shall, not less than thirty (30) days prior to the beginning of such Fiscal Year, adopt an Annual System Budget for such Fiscal Year and shall deliver copies of such Annual System Budget to the Participating Customer. The Participating Customer hereby agrees to pay the rates set by the Authority for water on the basis of the Annual System Budget without objection, dispute or contest.

Section 4.3: Amendment to Annual System Budget. If, at any time, or from time to time, after the adoption of an

Annual System Budget, the Authority estimates that the Operating Costs or Capital Costs of the System for the Fiscal Year or any part thereof for which such Annual System Budget applies will be substantially greater or less than the Operating Costs or Capital Costs or revenues set forth in the Annual System Budget during the remainder of such Fiscal Year, then the Authority shall prepare and deliver to the Participating Customers an amended Annual System Budget. The amended Annual System Budget shall itemize estimates of all Capital Costs and all Operating Costs and revenues for the remainder of that Fiscal Year. After consideration of any written comments submitted to the Authority by the Participating Customers within fifteen (15) days of receipt of the amended Annual System Budget concerning specific cost items or revenue items, the Authority shall adopt an amended Annual System Budget for such Fiscal Year and shall deliver copies of such amended Annual System Budget to the Participating Customer. The amended Annual System Budget shall then supersede the Annual System Budget or amended Annual System Budget previously provided.

Section 4.4: Accounts and Annual Audit. The Authority will keep accurate records and accounts of the System and of the transactions relating to the System as well as of the operations of the Authority in accordance with standard accounting practices. After the close of each Fiscal Year,

the Authority shall cause such records and accounts and all transactions of the Authority relating to the System with respect to such Fiscal Year, including specifically a comparison of the Annual System Budget or amended Annual System Budget with the actual costs incurred during that Fiscal Year of the specific items included as Capital Costs and Operating Costs, to be subject to an annual audit by the Authority's Accountant. Within one hundred twenty (120) days of the close of each Fiscal Year, a copy of such annual audit, including all written comments and recommendations of such Accountant, shall be sent by the Authority to the Participating Customer. If the annual audit indicates that the water rates paid by the Participating Customers during the preceding Fiscal Year exceeded or was less than the amount which the Authority reasonably and prudently needed to recover the Operating Costs and Capital Costs of the System, then the Authority shall appropriately adjust the water rates for the Participating Customers.

Section 4.5: Participating Customer's Accounts. The Participating Customer shall keep accurate records and accounts for its water system, and such records and accounts shall be audited annually by an independent certified public accountant, and a copy of such annual audit, pertaining to the Participating Customer's water system, shall be furnished to the Authority not later than ninety (90) days after the close of the Participating Customer's fiscal year.

If the Participating Customer presently maintains, for accounting purposes, a combined utility fund and combined operating and maintenance expenses, the preceding paragraph shall not be construed as requiring the Participating Customer to maintain a fund for its water system separate and apart from the Participating Customer's combined utility fund.

## ARTICLE V

### OPERATION AND MAINTENANCE

Section 5.1: Point of Delivery and Title. The Delivery Point of water by the Authority to the Participating Customer shall be the same point or points designated on Exhibit "A" hereto, unless and until the Authority and the Participating Customer, by mutual written agreement, designate a substitute or additional Delivery Points. Title to the water shall pass to the Participating Customer when it passes through the meter at or near the Delivery Point. The Participating Customer will be responsible for maintenance of the line between the meter and the Participating Customer's ground storage tank.

Section 5.2: Delivery and Terminal Storage. (a) Water will be delivered to the Participating Customer through an airgap connection at an average daily rate and acceptable pressure as needed for the Participating Customer's Contract Quantity.



(b) The Participating Customer shall furnish an adequate ground storage tank into which the water will be deposited from the Authority's System.

(c) Upon request of the Participating Customer, the Authority agrees to finance the cost of the ground storage tank. The Authority's Consulting Engineer shall design and cause the construction of such tank or tanks, which design and the financing terms of which shall be approved by the Participating Customer. Pumping facilities necessary to distribute the water from the tank as well as additional internal water mains to improve distribution shall be the responsibility of the Participating Customer and not be included in this Contract. Upon completion of construction, the Authority shall convey the tank so financed to the Participating Customer subject to a vendor's lien or security interest, as determined appropriate by the Authority's attorneys, and such tank shall be the property of the Participating Customer for whom the tank was constructed and shall constitute a part of its water system. However, the Participating Customer will agree in a written form approved by the Authority to pay to the Authority on a monthly basis, in addition to the amounts described in Article III of this Contract, an amount equal to the cost to the Authority of the financing of such ground water storage tank, which monthly amounts will be set forth on a schedule

delivered to the Participating Customer prior to the Commencement Date.

Section 5.3: Measuring and Control Equipment. The Authority shall furnish, install, operate and maintain at its own expense at the Delivery Point the necessary equipment and devices of standard type for properly measuring and controlling the quantity of water delivered under this Contract. Such meter or meters or other equipment so installed shall remain the property of the Authority. Approval and installation of the equipment shall be coordinated with the Participating Customer prior to installation. The Participating Customer shall have access to such metering equipment at all reasonable times, but the reading, calibration and adjustment thereof shall be done only by the employees or agents of the Authority. For the purpose of this Contract, the original record or reading of the meter or meters shall be in a journal or other record book of the Authority in its office in which the records of the employees or agents of the Authority who take the readings are or may be transcribed. Upon written request of the Participating Customer, the Authority will give the Participating Customer a copy of such journal or record book, or permit the Participating Customer to have access to the same in the office of the Authority during normal business hours.

Not more often than once in each calendar month, on a date as near to the end of such calendar month as practicable, the Authority shall calibrate its meters if requested in writing by the Participating Customer to do so, in the presence of a representative of the Participating Customer, and the parties shall jointly observe any adjustments which are made to the meters in case any adjustment shall be necessary, and if the check meters hereinafter provided for shall have been installed, the same shall also be calibrated by the Participating Customer in the presence of a representative of the Authority and the parties shall jointly observe any adjustment in case any adjustment is necessary. If the Participating Customer shall in writing request the Authority to calibrate its meters, the Authority shall give the Participating Customer notice of the time when any such calibration is to be made during normal business hours. If the representative of the Participating Customer is not present at the time set, the Authority may proceed with calibration and adjustment in the absence of any representative of the Participating Customer.

The Participating Customer may, at its option and own expense, install and operate a check meter to check each meter installed by the Authority, but the measurement of water for the purposes of this Contract shall be solely by the Authority's meters, except in the cases hereinafter

specifically provided to the contrary. All such check meters shall be of standard make and shall be subject at all reasonable times to inspection and examination by any employee or agent of the Authority but the reading, calibration and adjustment thereof shall be made only by the Participating Customer.

If upon any test, the percentage of inaccuracy of any metering equipment is found to be in excess of two percent (2%), registration thereof shall be corrected for a period extending back to the time when such inaccuracy began, if such time is ascertainable, and if such time is not ascertainable, then for a period extending back one-half (1/2) of the time elapsed since the last date of calibration, but in no event further back than a period of six (6) months. If for any reason any meters are out of service or out of repair so that the amount of water delivered cannot be ascertained or computed from the reading thereof, the water delivered through the period such meters are out of service or out of repair shall be estimated and agreed upon by the parties hereto upon the basis of the best data available. For such purpose, the best data available shall be deemed to be the registration of any check meter or meters if the same have been installed and are accurately registering. Otherwise, the amount of water delivered during such period may be estimated by:

- (a) correcting the error if the percentage of the error is ascertainable by calibration tests or mathematical calculation; or
- (b) estimating the quantity of water delivered by deliveries during the preceding period under similar conditions when the meter or meters were registering accurately; or
- (c) by using the Participating Customer's own records of resale of water to all customers of its water system.

Section 5.4: Unit of Measurement. The unit of measurement for water delivered hereunder shall be 1,000 gallons of water, U. S. Standard Liquid Measure.

Section 5.5: Quality. The Authority agrees to use reasonable diligence to deliver to the Participating Customer water of sufficient quality to conform to the standards of the Texas Department of Health for potable water. Notwithstanding the aforesaid, however, the Authority shall have no liability to the Participating Customer for any damage caused by the quality or quantity of the water delivered pursuant to this Contract. In addition, Dow shall have no liability for the quality of the water delivered pursuant to this Contract.

Section 5.6: Data. To permit the Authority to accumulate statistical data which would enable it to render better service and facilitate plans for betterment and future expansion of the System, the Participating Customer agrees to furnish to the Authority, prior to the Commencement Date



and annually thereafter, such information as the Authority may reasonably from time to time request. In addition, the Participating Customer shall provide the Authority on a monthly basis with a copy of its reports to the State Health Department regarding its water usage. The Authority shall use the aforesaid information to plan for the Participating Customer's future needs for treated water and shall conduct or commission such studies as the Authority deems necessary in order to provide for expansions of the System Capacity. Any such expansions shall be conducted pursuant to the terms of this Contract.

Section 5.7: Standard of Operation and Contracts with Third Parties. The Authority covenants and agrees that it will use its best efforts to operate, maintain and manage the System or cause the same to be operated, maintained and managed in an efficient and economical manner, in accordance with standards used by agencies owning like properties. The Authority may from time to time establish standards and rules and regulations for such operation which are not inconsistent with providing water service to the Participating Customer in accordance with the other terms and provisions of this Contract. The Authority reserves the right to contract with other parties to render services for the operation, maintenance or supply of the System.

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Section 5.8: Interruptions in Service. The Authority shall use its best efforts to deliver to the Participating Customer a constant and uninterrupted supply of water in accordance with the provisions of this Contract. The Authority may temporarily interrupt and reduce deliveries of water to the Participating Customer if the Authority determines that such interruption or reduction is necessary in case of emergencies or to install equipment, make repairs, replacements, or inspections, or perform any other maintenance work on its System. After informing the Participating Customer regarding any such planned interruption or reduction, giving the reason therefor, and stating the probable duration thereof, the Authority will attempt to schedule such interruption or reduction at a time which will cause the least interference with the operations of the Participating Customer. The Authority shall have no liability to the Participating Customer for any damages caused by any interruption in service or any failure (partial or total) to deliver water to the Participating Customer. Notwithstanding the provisions of Section 9.3, if for any reason beyond the control of the Authority it is unable to deliver all of the Contract Quantities to all of the Participating Customers, the Authority shall have the right to allocate the water available for delivery to the Participating Customers and its other customers; provided,

however, that any allocation shall be reasonably proportionate and shall conform to the priorities of use established by law.

Section 5.9: Water Conservation Plans. The Authority and the Participating Customer agree that prior to the issuance of the Series 1986 Bonds or Series 1987 Bonds it will take all actions required by the Texas Water Development Board for the adoption of water conservation and drought contingency plans approved by the Board. The Participating Customer and the Authority covenant that so long as any of the Bonds are owned by the Board, and the Board so requires, the Participating Customer and the Authority shall comply with such plans.

## ARTICLE VI

### DEFAULT AND REMEDIES

Section 6.1: Default. The following shall be considered a default under this Contract:

- (a) the failure of the Participating Customer to make any monetary payment when due under this Contract and such failure is continuing; or
- (b) the failure of either party to perform and observe in a timely manner any non-monetary obligations or covenants contained in this Contract and such failure is not cured within fifteen (15) days after notice, specifying such default, is given to the non-performing party by the other party; provided, however, that if the nonperformance cannot reasonably be cured within fifteen (15) days, then no default shall occur if, and as long

as, the party has initiated all remedial action reasonably possible within the fifteen (15) day period and thereafter continues diligently to remedy the failure.

Section 6.2: Remedies Upon Default. (a) It is not intended hereby to specify (and this Contract shall not be considered as specifying) an exclusive remedy for any default, but all such other remedies (other than termination subject to the provisions of Section 6.2(b)) existing at law or in equity may be availed of by either party and shall be cumulative. Recognizing, however, that the Authority's undertaking to provide and maintain services as provided herein is an obligation, failure in the performance of which cannot be adequately compensated in money damages alone, the Authority agrees, in the event of any default on its part, that the Participating Customer shall have available to it the equitable remedy of specific performance in addition to any other legal or equitable remedy (other than termination) which may also be available to the Participating Customer.

(b) If a monetary default shall occur and be continuing, the Authority shall have the right to cease delivery of water under this Contract by giving to the Participating Customer thirty (30) days' advance written notice of the effective date of such cessation. Such cessation, however, shall not be effective if prior to the effective date of cessation the Participating Customer shall

have fully paid such bill and the interest accrued thereon. In addition, the Authority shall have the right to terminate all of the Participating Customer's other rights, including the Participating Customer's right to receive delivery of water hereunder, but not the Participating Customer's monetary and non-monetary obligations, under this Contract. If the Authority terminates all of the Participating Customer's rights under this Contract, the Participating Customer's Contract Quantity shall be added to and become a part of the Reserve Capacity and shall thereafter be available for the use of the other Participating Customers pursuant to the provisions of Section 3.3(b). No termination of rights pursuant to this Section 6.2(b) or reassignment of any rights of the defaulting Participating Customer pursuant to Section 3.3(b), including all or part of its Contract Quantity, shall have the effect of relieving the defaulting Participating Customer of any liability which it would otherwise have had if no such termination or reassignment had occurred, except to the extent that such liability is offset from time to time by payments actually made to the Authority by the Participating Customer(s) acquiring terminated rights of the defaulting Participating Customer.

(c) The Authority or any Participating Customer, jointly or severally, may commence suits, actions or



proceedings, at law or in equity, including suits for specific performance as may be necessary or appropriate to enforce the obligations of any defaulting Participating Customers under their Water Supply Contracts.

Section 6.3: No Additional Waiver Implied. No waiver or waivers of any breach or default (or any breaches or defaults) by either party hereto of any term, covenant, condition, or liability hereunder, or of performance by the other party of any duty or obligation hereunder, shall be deemed or construed to be a waiver of subsequent breaches or defaults of any kind, under any circumstance.

Section 6.4: Force Majeure. If Force Majeure prevents either party hereto from performing any of its obligations under this Contract (except the unconditional obligation of the Participating Customer to make the payments required in Article III), in whole or in part, then the obligations of such party, to the extent affected by such Force Majeure, shall be suspended during the continuance of any inability so caused, so long as such party is exercising due diligence to resume performance at the earliest practicable time. As soon as reasonably possible after the occurrence of the Force Majeure relied upon, the party whose contractual obligations are affected thereby shall give notice and full particulars of such Force Majeure to the other party. The term "Force Majeure," as used herein, shall include, without

limitation of the generality thereof, acts of God, strikes, lockouts, or other industrial disturbances, acts of the public enemy, orders of any kind of the Government of the United States, of the State of Texas, of any civil or military authority, insurrections, riots, epidemics, landslides, drought, lightning, earthquakes, fires, hurricanes, storms, floods, raw water of unusable quality, washouts, droughts, arrests, restraint of government and people, civil disturbances, explosions, breakage or accidents to machinery, pipelines or canals, or of the Authority to supply water received through third parties and any other inabilities of either party, whether similar to those enumerated or otherwise, which are not within the control of the party claiming such inability, and which such party could not have avoided by the exercise of due diligence and care. It is understood and agreed that the settlement of strikes and lockouts shall be entirely within the discretion of the party having the difficulty and that the above requirement that any Force Majeure shall be remedied with all reasonable dispatch shall not require the settlement of strikes and lockouts by acceding to the demands of the opposing party or parties when such settlement is unfavorable to it in the judgment of the party having the difficulty.

## ARTICLE VII

### TERM

Section 7.1: Term. This Contract shall remain in effect from the Effective Date for a term of forty (40) years and thereafter until payment in full of the principal, premium, if any, and interest on all Bonds and all related fees to be paid under any bond resolution or indenture securing Bonds.

Section 7.2: Renewal of Contract. Upon the expiration of the Term of this Contract, the Authority agrees to negotiate with the Participating Customer to continue to provide water (to the extent then permitted by law) and in the negotiation of such contract to recognize the Participating Customer's contribution to the financing of the System and the Participating Customer's equitable interest in the System and the right to continue to receive water from the Project. It is contemplated that when there are no Bonds outstanding and this Contract is renewed or rewritten, the charges to be paid by the Participating Customer for the delivery of water hereafter shall be its fair and proportionate share of the Authority's Operating Costs for the System.

## ARTICLE VIII

### ADDITIONAL FINANCING PROVISIONS

Section 8.1: Bonds Issued to Complete a Project. If, in addition to the amount of the Initial Project Bonds, or

any other series of Bonds issued to finance an additional Project, the Board of Directors of the Authority determines, based upon the recommendation of its Consulting Engineers, that additional funds in an amount not to exceed twenty-five percent (25%) of the original estimated cost of such project are required to complete the Project in accordance with the plans and specifications prepared in accordance with Section 2.3, the Authority is authorized, without the prior consent of the Participating Customer, to issue completion Bonds on a parity with the Bonds or subordinate thereto as provided in the bond resolutions or indentures authorizing issuance of the Authority's outstanding Bonds for the purpose of completing the Project in accordance with such plans and specifications. Upon the issuance of completion Bonds, the amounts to be paid to the Authority by the Participating Customer as Capital Costs shall be increased by the amount necessary to pay the principal, premium, if any, and interest on such completion Bonds and any fees attributable thereto, and to create, establish or increase any funds required by the bond resolution or indenture authorizing and securing such completion Bonds. Upon delivery of each issue of completion Bonds, the Authority shall furnish to the Participating Customers the bond resolution or indenture securing said completion Bonds and a maturity schedule showing the total annual payments of

principal and interest required to retire all of the then outstanding Bonds of the Authority.

Section 8.2: Bonds Issued to Finance Additional Projects. The Authority will undertake to acquire and construct from time to time such additional Projects as are needed to: (a) provide the Participating Customers with their requirements for treated water; (b) provide such improvements, enlargements, betterments, extensions, repairs or restorations as may be required to comply with any new or additional terms or conditions imposed by any regulatory agency having jurisdiction over the Authority, including but not limited to conservation and environmental regulations; (c) provide for the acquisition, construction or financing of raw water pumping and storage facilities; or (d) any other purpose permitted by the Act. When the Board of Directors of the Authority and the Participating Customers shall mutually agree as to when such additional Projects are necessary and feasible, the Authority shall furnish the bond resolution or indenture for each series of Bonds to the Participating Customers for review. The City Council or governing body of each Participating Customer which is not in default under its Water Supply Contract may vote to approve or disapprove the issuance of each series of Bonds issued to finance an additional Project other than the Special Project Facilities described in Section 8.4. If



both: (a) a majority in interest of the Participating Customers (each Participating Customer's interest being calculated on the basis of its Contract Quantity at the time of the vote), and (b) a majority in number of the Participating Customers, approve the issuance of the series of Additional Project Bonds, the Authority may issue such Bonds without the approval of each of the Participating Customers. The Authority will authorize and use its best efforts to sell such Bonds to obtain capital funds to construct and provide the additional Project and to pay the costs of issuance of such Bonds. Notwithstanding anything contained in this Section 8.2 to the contrary, however, it is agreed that the intent of the Authority and the Participating Customers has been to expand the Initial Project to a 15 MGD plant and related distribution facilities and the Authority shall have the right to issue Bonds to finance such expansion at such time as it deems feasible and necessary to serve the needs of the Participating Customers without having to obtain any consents from the Participating Customers.

Section 8.3: Refunding Bonds. The Authority reserves the right to issue refunding Bonds to refinance all or any portion of the Bonds then outstanding, and no consent of any Participating Customer shall be required so long as the issuance of such refunding Bonds does not have the effect of

increasing the Capital Costs payable by the Participating Customers by more than five percent (5%) of existing Capital Costs in any one Fiscal Year in which the refunding bonds are outstanding. If Capital Costs would be increased by more than five percent (5%) of existing Capital Costs in any Fiscal Year, however, the Authority shall not issue such refunding Bonds without furnishing the Bond Resolution authorizing such refunding Bonds to the Participating Customers for their review. The City Council or other governing body of each Participating Customer not in default under its Water Supply Contract may vote to approve or disapprove such refunding Bonds. If both: (a) a majority in interest of the Participating Customers (each Participating Customer's interest being calculated on the basis of its Contract Quantity at the time of the vote); and (b) a majority in number of the Participating Customers approve the issuance of the series of refunding Bonds, the Authority may issue such refunding Bonds without the approval of each of the Participating Customers.

Section 8.4: Bonds Issued to Finance Special Project Facilities. The Authority will reserve the right, in each of its bond resolutions or indentures authorizing the issuance of Bonds, to issue bonds or other instruments of indebtedness for the purpose of constructing or acquiring new treatment or distribution facilities or adding to,

expanding or extending existing treatment or distribution facilities to serve the particular needs of any Participating Customer or Participating Customers or third parties which contract to purchase treated surface water from the Authority including, but not limited to expansion of the System Capacity to serve one or more Participating Customers when the consent required by Section 8.2 cannot be obtained. Facilities constructed or acquired with the proceeds of such bonds are hereinafter called "Special Project Facilities." The principal of and interest on such bonds shall be payable from revenues derived from payments from customers which contract on a take or pay basis to pay for such facilities and no consent shall be necessary from any of the Participating Customers. The financing costs of Special Project Facilities will not be a part of the "Capital Costs" as defined in this Contract, and the term "Bonds" as used in this Contract shall not include any issue of bonds or any portion of an issue of bonds issued to finance Special Project Facilities, nor shall expenses attributable to Special Project Facilities be included in "Operating Costs" for the purposes of setting water rates for the Participating Customers. The Authority shall apportion the System's Operating Costs and Capital Costs which would otherwise be payable by the Participating Customers to customers for whom Special Project Facilities

are financed and who benefit from the use of the System pursuant to the terms of this Contract, or if this Contract is silent, in such manner as the Authority deems fair and equitable to the Participating Customers and the Authority's other customers.

Section 8.5: Covenants Regarding Bonds. The Authority and the Participating Customer covenant and agree that neither of them shall use or permit to be used any of the water acquired under this Contract in any manner or for any purpose which would cause any Bond to be deemed a "private activity bond" within the meaning of Section 141 of the Internal Revenue Code of 1986, as amended (the "Code"), or as an "arbitrage bond" within the meaning of Section 148 of the Code. Further, the Participating Customer agrees to cooperate with the Authority in the issuance of any Bonds and the preparation of any offering statement regarding such Bonds.

## ARTICLE IX

### MISCELLANEOUS

Section 9.1: Insurance. The Authority will maintain, or cause to be maintained, to the extent available and practicable on the basis of the advice of its insurance carrier, the following insurance coverage:

(a) Insurance against loss or damage to the System by flooding, fire, lightning, vandalism and malicious mischief

and other perils described in the uniform standard extended coverage endorsement to the extent of the full insurable value thereof (except for flood insurance which shall be in an amount deemed sufficient by a Consulting Engineer satisfactory to the Participating Customer to cover foreseeable damages resulting from such flooding) or replacement value thereof;

(b) Insurance against liability for bodily injury to or death of persons and for damage to or loss of property occurring on or about the System or in any way related to the operations of the System (including liability arising out of automobile accidents involving employees or agents of the Authority, while on business related to the System and general liability for the torts of the employees and agents of the Authority, both on and off the site of the System while acting within the scope of their employment), at least in the minimum amounts prescribed in the Texas Tort Claims Act, Art. 6252-19, TEX REV. CIV. STAT. ANN., as amended, for death and bodily injury claims resulting from any one accident and the minimum amounts for property damage, with coverage in excess of the aforesaid limits, to the extent permitted by law for political subdivisions of the State of Texas and in the amounts deemed necessary by the Authority, under what is commonly known and referred to as "umbrella coverage";



(c) Workers' compensation insurance on the employees of the Authority or other workers who typically work in or about the System in such amounts as may be required by the laws of the State of Texas;

(d) Such other insurance as the Authority deems necessary to provide it adequate protection.

All policies evidencing the insurance permitted by this Section 9.1 shall be maintained in generally recognized, responsible insurance companies or associations insuring municipal corporations qualified under the laws of the State of Texas to assume the respective risks undertaken and may be written with reasonable deductible amounts. The Authority shall pass resolutions setting forth a standard of care for emergency actions as the Authority deems necessary in order to minimize the tort liability of the Authority.

Section 9.2: Disposition of Insurance and Condemnation Proceeds. In case any significant damage to or destruction of any part of the System occurs or any significant part thereof is taken by eminent domain, the Authority shall elect to either (i) cause to be prepared plans and specifications for repairing, replacing, or reconstructing the damaged, destroyed, or taken property and an estimate of the cost thereof, or (ii) apply or cause the application of the insurance proceeds or condemnation award to a redemption of all or a portion of any outstanding Bonds. After the

preparation of any such plans and specifications and cost estimate, the Authority shall, at the Authority's option, either (i) repair, replace or reconstruct such property in accordance with such plans and specifications or (ii) apply or cause the application of the net insurance proceeds or net condemnation award to a redemption of all or a portion of any outstanding Bonds. The insurance proceeds or condemnation award available for, or to be applied to, the replacement, repair, or reconstruction of the damaged, destroyed, or taken property or to the redemption of all or a portion of the Bonds, shall be disbursed by the applicable trustee under any indenture securing the Bonds (or, if there are no Bonds then outstanding or the Bonds are issued pursuant to a bond resolution, by the Authority) for such purposes.

Section 9.3: No Discrimination. Subject to the last sentence of Section 5.8, the Authority covenants and agrees that there shall be no pattern of unreasonable adverse distinction and no pattern of unreasonable discrimination in carrying out its obligations under this Contract relating to the Participating Customer as compared to other customers.

Section 9.4: Approval by the Participating Customer. Whenever this Contract requires or permits approval or consent to be hereafter given by the Participating Customer, the Participating Customer agrees that such approval or

consent shall not be unreasonably withheld or delayed. Such approval or consent by the Participating Customer may be evidenced by an ordinance or resolution properly adopted by the governing body of the Participating Customer or by an appropriate certificate executed by a person, firm or entity authorized to determine and give approval or consent on behalf of the Participating Customer pursuant to an ordinance or resolution adopted by the governing body of the Participating Customer. Such approval or consent shall be effective without regard to whether given before or after the time required herein and no such approval or consent of the Participating Customer shall be required as a condition to any action by the Authority except as expressly required in this Contract.

Section 9.5: Addresses and Notice. Unless otherwise provided in this Contract, any notice, communication, request, reply, or advice (herein severally and collectively, for convenience, called "Notice") herein provided or permitted to be given, made, or accepted by either party to the other must be in writing and may be given or be served by depositing the same in the United States mail postpaid and registered or certified and addressed to the party to be notified, with return receipt requested, or by delivering the same to an officer of such party, or by prepaid telegram, when appropriate, addressed

to the party to be notified. Notice deposited in the mail in the manner hereinabove described shall be conclusively deemed to be effective upon deposit in the United States mail. Notice given in any other manner shall be effective only in and when received by the party to be notified. For the purpose of Notice, the addresses of the parties shall, until changed as hereinafter provided, be as follows:

If to the Authority, to:

Brazosport Water Authority  
25 Oak Drive  
Lake Jackson, Texas 77566  
ATTN: General Manager

If to the Participating Customer, to the address set forth on the signature page of this Contract.

The parties shall have the right from time to time and at any time to change their respective addresses and each shall have the right to specify as its address any other address by at least five (5) days' written notice to the other party.

Section 9.6: Modification. This Contract shall be subject to change or modification only with the mutual consent of the Authority and all of the Participating Cities, but the Participating Customer recognizes that the bond resolutions or indentures securing the Authority's Bonds may contain covenants by the Authority not to consent to certain changes or modifications of this Contract.

Section 9.7: Assignability. This Contract shall not be assignable by the Authority without the prior consent of the Participating Customer and shall not be assignable by the Participating Customer without prior written approval of the Board of Directors of the Authority at the sole discretion of the Board of Directors of the Authority.

Section 9.8: Parties in Interest. This Contract shall be for the sole and exclusive benefit of the Authority, the Participating Customer and the owners and holders of the Bonds. The Authority is hereby granted the specific right to assign, mortgage, transfer in trust, pledge or otherwise hypothecate or encumber the Participating Customer's obligations to make payments under this Contract.

Section 9.9: Captions. The captions appearing at the first of each numbered article and section in this Contract are inserted and included solely for convenience and shall never be considered or given any effect in construing this Contract, or any provision hereof, or in connection with the duties, obligations, or liabilities of the respective parties hereto or in ascertaining intent, if any question of intent should arise.

Section 9.10: Severability. The provisions of this Contract are severable, and if any provision or part of this Contract or the application thereof to any person or circumstance shall ever be held by any court of competent juris-



diction to be invalid or unconstitutional for any reason, the remainder of this Contract and the application of such provision or part of this Contract to other persons or circumstances shall not be affected thereby.

Section 9.11: Exhibits. The exhibits attached hereto are incorporated herein for all purposes.

Section 9.12: Contingency. Should the Authority fail to issue its Initial Bonds within one (1) year of the Effective Date, this Contract shall terminate except for the payment of costs of the Initial Project incurred by the Authority prior to the date of termination. The Participating Customer recognizes that in order to commence and complete the Initial Project as soon as possible, the Authority will incur contractual obligations to pay for certain costs of the Initial Project, including the acquisition of water rights, a water conveyance contract with Dow, engineering costs and other costs and expenses relating to the Initial Project prior to the issuance of the Initial Bonds. Promptly after the date of termination, the Authority will determine all costs paid or incurred prior to such date and prepare an amortization schedule to pay and discharge all such costs within eighteen (18) months after the date of termination, and the Participating Customer shall pay its monthly share of such costs in the same manner and from the same source as provided for the payment for

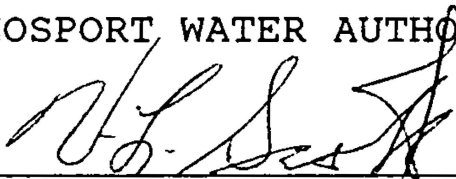
Capital Costs. The Authority shall, upon payment of all such costs, transfer and assign to the Participating Customer its proportionate share (based upon its Contract Quantity) of all water rights acquired by the Authority.

Section 9.13: Texas Water Commission. The provisions of this Contract are subject to the jurisdiction of the Texas Water Commission with respect to regulation of rates and conditions of service to the extent provided by law.

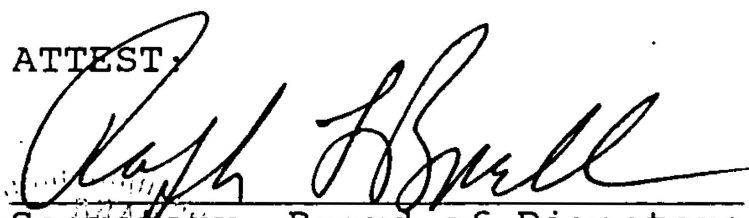
Section 9.14: Merger. This Contract constitutes the entire agreement between the parties relative to the subject matter hereof. There have been and are no agreements, covenants, representations or warranties between the parties other than those expressly stated herein or expressly provided for herein. Notwithstanding the aforesaid, however, the parties recognize the Participating Customer's continuing right to be remembered for its contributions toward the creation of the Authority pursuant to the terms of the Act.

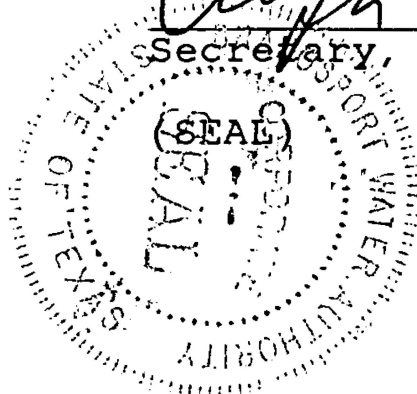
IN WITNESS WHEREOF, the parties hereto have executed this Contract as of the date and year first written in this Contract.

BRAZOSPORT WATER AUTHORITY

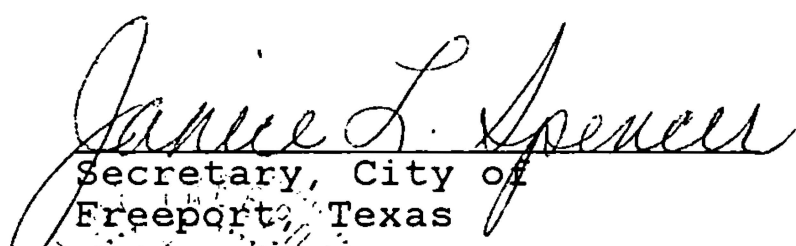
By   
President, Board of Directors

ATTEST:

  
Secretary, Board of Directors

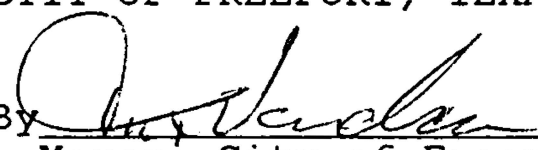


ATTEST:

  
Secretary, City of  
Freeport, Texas



CITY OF FREEPORT, TEXAS

By   
Mayor, City of Freeport,  
Texas

NOTICE ADDRESS: 128 E. 4th Street  
Freeport, Texas 77541

LIST OF EXHIBITS

- Exhibit "A" - Delivery Points of the Participating Customers
- Exhibit "B" - Initial Contract Quantities of the Participating Customers
- Exhibit "C" - Description of the Initial Project

2B/BZWA(a)  
02/04/87

EXHIBIT "A"

DELIVERY POINTS

Angleton - Water Plant No. 3 on Henderson Road

Brazoria - Red Oak Street and Austin Street

Clute - Park Site at Brazoswood and Lazy Lane

Freeport -

1. Pecan Street at the Water Storage Plant

2. Bridge Harbor

Lake Jackson - Oak Drive Facility of the City of Lake  
Jackson

Oyster Creek - Linda Lane Facility

Richwood - City Facility at Creekwood Landing

## EXHIBIT "B"

### CONTRACT QUANTITIES

|              |              |     |
|--------------|--------------|-----|
| Angleton     | 1.8          | MGD |
| Brazoria     | 0.3          | MGD |
| Clute        | 1.0          | MGD |
| Freeport     | 2.0          | MGD |
| Lake Jackson | 2.0          | MGD |
| Oyster Creek | 0.095        | MGD |
| Richwood     | <u>0.235</u> | MGD |
|              | 7.43         |     |

|                     |   |              |     |
|---------------------|---|--------------|-----|
| System Capacity     | = | 10.00        | MGD |
| Contract Quantities | = | <u>-7.43</u> | MGD |
| Reserve Capacity    | = | 2.57         | MGD |



## EXHIBIT "C"

### DESCRIPTION OF INITIAL PROJECT

The Initial Project will consist of a 10 MGD water treatment plant expandable to a 15 MGD water treatment plant and correspondingly adequate distribution lines to serve the Cities of Angleton, Brazoria, Clute, Freeport, Lake Jackson, Oyster Creek and Richwood and 35 miles of 10-inch through 24-inch water transmission pipelines and related valves and pumps. A distribution line across the Intercoastal Canal to Surfside Beach is included in the Initial Project. However, if the City of Surfside Beach does not execute a water supply contract within one year of the date of issuance of the Authority's Initial Bonds, the Authority will use the amount attributed to that distribution line in a manner consistent with the rules of the Texas Water Development Board.

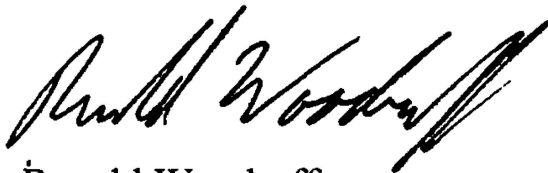
**NOTICE OF PUBLIC MEETING  
BRAZOSPORT WATER AUTHORITY**

Notice is hereby given that a Regular Session Meeting of the Brazosport Water Authority will be held at 6:00 p.m. on Tuesday, December 10, 2013 at the Brazosport Water Authority Treatment Plant Facility Conference Room located at 1251 FM 2004, Lake Jackson, Texas.

At said meeting the Board will deliberate, consider and/or take action on any or all of the following matters:

**AGENDA**

1. CALL TO ORDER
2. CITIZENS COMMENTS
3. DISCUSS/CONSIDER APPROVAL OF BRAZOSPORT WATER AUTHORITY PLANT REHABILITATION/EXPANSION *10 million Gallon flow well, Eng. for design*
4. DISCUSS/CONSIDER BRAZOSPORT WATER AUTHORITY'S WATER MASTER PLAN/BRAZORIA COUNTY REGIONAL WATER STUDY
5. CONSIDER APPROVAL OF MINUTES
6. REVIEW MONTHLY EXPENDITURES/CONSIDER APPROVAL OF FINANCIAL REPORTS
7. GENERAL MANAGER'S REPORT
8. APPROVAL AND STATUS OF CAPITAL PROJECTS/MAINTENANCE PROJECTS
9. DISCUSS/CONSIDER APPROVAL OF AGENDA ITEMS FOR NEXT MEETING



Ronald Woodruff  
General Manager  
Brazosport Water Authority

PLEASE NOTE: ITEMS WILL NOT NECESSARILY BE PRESENTED IN THE ORDER THEY ARE POSTED

**BRAZOSPORT WATER AUTHORITY  
REGULAR SESSION  
OCTOBER 22, 2013**

THE STATE OF TEXAS     §  
                                     §  
COUNTY OF BRAZORIA   §

|                     |
|---------------------|
| <b>NOT APPROVED</b> |
|---------------------|

BE IT KNOWN that the Board of Directors of the Brazosport Water Authority met in Regular Session on Tuesday, October 22, 2013 in the Brazosport Water Authority Conference Room located at 1251 FM 2004, Lake Jackson, Texas with the following present:

Angleton – Johnny Ray Norris  
Brazoria – Jesse Knight  
Clute – Joe Damian  
Freeport – Stoney Burke  
Lake Jackson – Juan Longoria III  
Oyster Creek – Carl Morrison  
Richwood – Ellis Feiner

Others – Ronnie Woodruff, Wyatt Ringgold, Vanessa Rudkin, Bobby Stahl, Larry Nutt, Jason Cordoba, Joe Morrow, Tom Sage, Wendy Cloonan and Clay Hall

**CALL TO ORDER**

With a quorum present, Director Longoria called the meeting to order at 6:00 p.m.

**CITIZEN COMMENTS**

None.

**DISCUSS/CONSIDER BRAZOSPORT WATER AUTHORITY'S WATER MASTER PLAN/BRAZORIA COUNTY REGIONAL WATER STUDY**

Brazosport Water Authority's General Manager updated the Board of Directors on the current status of Brazosport Water Authority's Water Master Plan and Brazoria County Regional Water Study.

**DISCUSS/CONSIDER APPROVAL OF BRAZOSPORT WATER AUTHORITY PLANT REHABILITATION/EXPANSION**

Joe Morrow of First Southwest Company presented the Board of Directors with a market update and capacity analysis in regards to any new bond issuance that may be considered by Brazosport Water Authority. He also discussed other financial options that might be available to Brazosport Water Authority. Attorney Tom Sage of Andrews Kurth explained possible water supply contract issues in regards to Brazosport Water Authority's plant rehabilitation and expansion. A motion was made by Director Norris approving the intent of Brazosport Water Authority to proceed with plant rehabilitation and expansion of its water supply system and the future issuance of series 2014 bonds; and containing other provisions relating to the

subject. Director Knight seconded, with a vote of:

Ayes: Norris, Knight, Damian, Burke, Longoria, Morrison, Feiner  
Nays: None  
Absent: None

At 7:10 p.m. the Board recessed the meeting for a short break.

At 7:20 p.m. the Board reconvened the meeting.

### **CLOSED MEETING – EXECUTIVE SESSION**

(After which the board will reconvene in open session and may take action)

(A) Section 551.071, Subsection 2, Government Code – Consultation with attorney 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 clearly conflicts with this chapter:

1. Legal Recommendation And Consultation for The Terms Of Brazosport Water Authority's Water Supply Contracts Regarding Plant Rehabilitation and Expansion

The Board of Directors and Legal Counsel determined that there was no need for discussion on this topic at this time so there was no action was taken.

### **CONSIDER APPROVAL OF MINUTES**

The Board discussed and reviewed approval of the minutes from September 24, 2013 regular session meeting. A motion was made by Director Morrison to approve the minutes from September 24, 2013 regular session meeting with changes as noted. Director Damian seconded, with a vote of:

Ayes: Norris, Knight, Damian, Burke, Longoria, Morrison, Feiner  
Nays: None  
Absent: None

### **REVIEW MONTHLY EXPENDITURES/CONSIDER APPROVAL OF FINANCIAL REPORTS**

Discussed and reviewed monthly expenditures and financial reports from September 2013. A motion was made by Director Burke to approve monthly expenditures and financial reports from September 2013 as presented. Director Damian seconded, with a vote of:

Ayes: Norris, Knight, Damian, Burke, Longoria, Morrison, Feiner  
Nays: None  
Absent: None

### **GENERAL MANAGER'S REPORT**

Items of discussion included:

- a.) Reservoirs – 100% Brazoria Reservoir; @ 7:00 a.m. on October 22, 2013 the Brazos River @ Rosharon was 12.09 feet, 6,890 cubic feet per second or 3,100,000 gal/min @ Richmond 15.63 feet, 7,850 cubic feet per second or 3,500,000 gal/min. As of October 22, 2013 the storage capacity in the Brazos River Basin reservoirs is 2,191,831 acre feet or 61.7% of full capacity and on September 22, 2013 the capacity was 61.3%. One year ago today the basin was at 72.8% full.
- b.) Water Leak on FM 2004 – On October 11, 2013 Brazosport Water Authority personnel repaired a water leak on 2004. The City of Lake Jackson dispatched us a backhoe that was used to make repairs. The estimated loss in water of this leak was between 850,000 to 1,250,000 gallons per day.
- c.) Personnel – On October 18, 2013, Brazosport Water Authority's only operator trainee obtained his "C" Surface Water License.

**DISCUSS/CONSIDER APPROVAL OF A NOVEMBER 2013/DECEMBER 2013 COMBINED MEETING DATE**

Brazosport Water Authority's Board of Directors and Management discussed and reviewed the need to approve a combined meeting date for Brazosport Water Authority's November 2013 and December 2013 monthly meetings. A motion was made by Director Damian to have the combined meeting on Tuesday, December 10, 2013. Director Feiner seconded with a vote of:

Ayes: Norris, Knight, Damian, Burke, Longoria, Morrison, Feiner  
Nays: None  
Absent: None

**APPROVAL AND STATUS OF CAPITAL PROJECTS/ MAINTENANCE PROJECTS**

Brazosport Water Authority's Assistant General Manager updated the Board of Directors on the current status of capital projects/maintenance projects.

**DISCUSS/CONSIDER APPROVAL OF AGENDA ITEMS FOR NEXT MEETING:**

1. Brazosport Water Authority Plant Rehabilitation and Expansion
2. Brazosport Water Authority Water Master Plan/Brazoria County Regional Water Facility Study

A motion was made by Director Burke to approve agenda items for our next meeting. Director Morrison seconded, with a vote of:

Ayes: Norris, Knight, Damian, Burke, Longoria, Morrison, Feiner  
Nays: None  
Absent: None

With no other business before the Board a motion was made by Director Damian to adjourn the meeting at 8:09 p.m. Director Norris seconded, with a vote of:

Ayes: Norris, Knight, Damian, Burke, Longoria, Morrison, Feiner  
Nays: None  
Absent: None

These minutes read and approved this 10th day of December, 2013.

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Juan Longoria III, Board President



**Harry F. Koester, Jr. CPA**  
**115 North Dixie Drive, Suite 230**  
**Lake Jackson, TX 77566**

**Phone: 979-285-0909**  
**Fax: 979-285-0908**  
**hfkoster@sbcglobal.net**

November 25, 2013

To the Board of Directors  
Brazosport Water Authority  
Lake Jackson, Texas

**ACCOUNTANT'S COMPILATION REPORT**

I have compiled the accompanying statement of net assets of Brazosport Water Authority as of October 31, 2013 and the related statement of revenue and expenses for the one month then ended. I have not audited or reviewed the accompanying financial statements and, accordingly, do not express an opinion or provide any assurance about whether the financial statements are in accordance with accounting principles generally accepted in the United States of America.

Management is responsible for the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America and for designing, implementing, and maintaining internal control relevant to the preparation and fair presentation of the financial statements.

My responsibility is to conduct the compilation in accordance with Statements on Standards for Accounting and Review Services issued by the American Institute of Certified Public Accountants. The objective of a compilation is to assist the Board of Directors in presenting financial information in the form of financial statements without undertaking to obtain or provide any assurance that there are no material modifications that should be made to the financial statements.

Management has elected to omit substantially all of the disclosures and the statement of cash flows required by generally accepted accounting principles. If the omitted disclosures and statement of cash flows were included in the financial statements, they might influence the user's conclusions about the Authority's financial position, results of operations, and cash flows. Accordingly, these financial statements are not designed for those who are not informed about such matters.

The supplementary budgeted revenue and expense information for the year ended September 30, 2014 is presented for supplementary analysis purposes only and was not compiled by me.

Management has not presented the management's discussion and analysis information that the Governmental Accounting Standards Board has determined is required to supplement, although not required to be a part of, the basic financial statements.

I am not independent with respect to Brazosport Water Authority.

**Harry F. Koester, Jr. CPA**

**BRAZOSPORT WATER AUTHORITY****STATEMENT OF NET ASSETS**  
As of October 31, 2013**ASSETS****CURRENT ASSETS**

|                                     |               |
|-------------------------------------|---------------|
| Cash and temporary cash investments | \$ 2,386,794  |
| Accounts receivable, net            | 858,072       |
| Accounts receivable, other          | 505           |
| Inventory                           | 148,704       |
| Prepaid expenses                    | <u>46,663</u> |

Total Current Assets 3,440,738

**NONCURRENT ASSETS**

|                                             |               |
|---------------------------------------------|---------------|
| Restricted cash and cash equivalents        | 3,011,103     |
| Capital Assets                              |               |
| Land and rights of way                      | 209,312       |
| Treatment plant and transmission facilities | 26,239,243    |
| Equipment, vehicles, and furnishings        | 1,440,360     |
| Construction in progress                    | 811,869       |
| Accumulated depreciation                    | (21,203,365)  |
| Deferred charges, net                       | 274,964       |
| Water Study                                 | 143,055       |
| Water rights                                | <u>45,000</u> |

Total Noncurrent Assets 10,971,541

Total Assets \$ 14,412,279

**LIABILITIES****CURRENT LIABILITIES**

|                              |                  |
|------------------------------|------------------|
| Accounts payable             | \$ 196,374       |
| Compensated absences payable | 52,326           |
| Accrued payroll              | 23,592           |
| Loan Payments                | (27)             |
| Accrued interest payable     | 42,029           |
| Accrued expenses             | 73               |
| Revenue bonds-current        | <u>1,330,000</u> |

Total Current Liabilities 1,644,367

**NONCURRENT LIABILITIES**

|               |                  |
|---------------|------------------|
| Revenue bonds | <u>5,875,000</u> |
|---------------|------------------|

Total Liabilities 7,519,367

**NET ASSETS**

|                                   |                  |
|-----------------------------------|------------------|
| Contributed capital               | 35,400           |
| Restricted for capital projects   | 3,215            |
| Restricted for debt service       | 1,792,204        |
| Restricted for rate stabilization | 566,482          |
| Unrestricted (deficit)            | <u>4,495,611</u> |

Total Net Assets \$ 6,892,912

See accountant's compilation report.

**BRAZOSPORT WATER AUTHORITY**  
**STATEMENT OF REVENUES AND EXPENSES**  
**(Budget Comparison)**  
**For the One Month Ended October 31, 2013**

|                                 | For the One Month Ended October 31, 2013 |            |                                         |                      | For the One Month Ended October 31, 2013 |               |                     |                              |
|---------------------------------|------------------------------------------|------------|-----------------------------------------|----------------------|------------------------------------------|---------------|---------------------|------------------------------|
|                                 | Actual                                   | Budget     | Variance<br>Favorable.<br>(Unfavorable) | Percent of<br>Budget | Actual                                   | Annual Budget | Budget<br>Remaining | Percent of<br>Budget<br>Used |
| <b>OPERATING REVENUES</b>       |                                          |            |                                         |                      |                                          |               |                     |                              |
| City of Angleton                | \$ 107,136                               | \$ 105,120 | \$ (2,016)                              | 101.92%              | \$ 107,136                               | \$ 1,261,440  | \$ 1,154,304        | 8.49%                        |
| City of Brazoria                | 17,856                                   | 17,520     | (336)                                   | 101.92%              | 17,856                                   | 210,240       | 192,384             | 8.49%                        |
| City of Clute                   | 59,520                                   | 58,400     | (1,120)                                 | 101.92%              | 59,520                                   | 700,800       | 641,280             | 8.49%                        |
| City of Freeport                | 119,040                                  | 116,800    | (2,240)                                 | 101.92%              | 119,040                                  | 1,401,600     | 1,282,560           | 8.49%                        |
| City of Lake Jackson            | 119,040                                  | 116,800    | (2,240)                                 | 101.92%              | 119,040                                  | 1,401,600     | 1,282,560           | 8.49%                        |
| Village of Oyster Creek         | 5,654                                    | 5,548      | (106)                                   | 101.91%              | 5,654                                    | 66,576        | 60,922              | 8.49%                        |
| City of Richwood                | 13,987                                   | 13,724     | (263)                                   | 101.92%              | 13,987                                   | 164,688       | 150,701             | 8.49%                        |
| Texas Department of Corrections | 53,822                                   | 51,784     | (2,038)                                 | 103.93%              | 53,822                                   | 621,413       | 567,591             | 8.66%                        |
| Dow Chemical                    | 70,370                                   | 69,046     | (1,324)                                 | 101.92%              | 70,370                                   | 828,550       | 758,180             | 8.49%                        |
| Other water sales               | 273                                      | -          | -                                       | 0.00%                | 273                                      | -             | -                   | 0.00%                        |
| Uncategorized income            | -                                        | -          | -                                       | 0.00%                | -                                        | -             | -                   | 0.00%                        |
| Total operating revenues        | 566,698                                  | 554,742    | (11,956)                                | 102.16%              | 566,698                                  | 6,656,907     | 6,090,209           | 8.51%                        |
| <b>OPERATING EXPENSES</b>       |                                          |            |                                         |                      |                                          |               |                     |                              |
| Payroll and benefits            |                                          |            |                                         |                      |                                          |               |                     |                              |
| Wages—plant support             | 79,975                                   | 78,750     | (1,225)                                 | 101.56%              | 79,975                                   | 945,000       | 865,025             | 8.46%                        |
| Payroll taxes                   | 5,243                                    | 6,930      | 1,687                                   | 75.66%               | 5,243                                    | 83,160        | 77,917              | 6.30%                        |
| Retirement                      | 2,714                                    | 4,469      | 1,755                                   | 60.73%               | 2,714                                    | 53,625        | 50,911              | 5.06%                        |
| Group insurance                 | 16,302                                   | 15,000     | (1,302)                                 | 108.68%              | 16,302                                   | 180,000       | 163,698             | 9.06%                        |
| Worker's comp insurance         | 1,712                                    | 2,315      | 603                                     | 73.94%               | 1,712                                    | 27,783        | 26,071              | 6.16%                        |
| Performance awards              | -                                        | 1,250      | 1,250                                   | 0.00%                | -                                        | 15,000        | 15,000              | 0.00%                        |
| Total payroll and benefits      | 105,946                                  | 108,714    | 2,768                                   | 97.45%               | 105,946                                  | 1,304,568     | 1,198,622           | 8.12%                        |
| Water production expenses       |                                          |            |                                         |                      |                                          |               |                     |                              |
| Raw water storage and transfer  | 49,211                                   | 58,750     | 9,539                                   | 83.78%               | 49,211                                   | 705,000       | 655,789             | 6.98%                        |
| Raw water purchase              | -                                        | -          | -                                       | 0.00%                | -                                        | -             | -                   | 0.00%                        |
| Power                           | 20,029                                   | 25,000     | 4,971                                   | 80.12%               | 20,029                                   | 300,000       | 279,971             | 6.68%                        |
| Bio-solids disposal             | 44,553                                   | 35,833     | (8,720)                                 | 124.33%              | 44,553                                   | 430,000       | 385,447             | 10.36%                       |
| Chlorine                        | 4,145                                    | 5,000      | 855                                     | 82.90%               | 4,145                                    | 60,000        | 55,855              | 6.91%                        |
| Copper sulfate                  | 4,551                                    | 6,667      | 2,116                                   | 68.27%               | 4,551                                    | 80,000        | 75,449              | 5.69%                        |
| Alum                            | 10,286                                   | 6,667      | (3,619)                                 | 154.29%              | 10,286                                   | 80,000        | 69,714              | 12.86%                       |
| Sodium chlorite                 | 14,824                                   | 16,542     | 1,718                                   | 89.62%               | 14,824                                   | 198,500       | 183,676             | 7.47%                        |
| Anionic polymer                 | 6,727                                    | 6,667      | (60)                                    | 100.91%              | 6,727                                    | 80,000        | 73,273              | 8.41%                        |

See accountant's compilation report.

**BRAZOSPORT WATER AUTHORITY**  
**STATEMENT OF REVENUES AND EXPENSES**  
**(Budget Comparison)**  
**For the One Month Ended October 31, 2013**

|                                 | For the One Month Ended October 31, 2013 |         |                                        |                      | For the One Month Ended October 31, 2013 |               |                     |                              |
|---------------------------------|------------------------------------------|---------|----------------------------------------|----------------------|------------------------------------------|---------------|---------------------|------------------------------|
|                                 | Actual                                   | Budget  | Variance<br>Favorable<br>(Unfavorable) | Percent of<br>Budget | Actual                                   | Annual Budget | Budget<br>Remaining | Percent of<br>Budget<br>Used |
| Caustic soda                    | 6,113                                    | 5,417   | (696)                                  | 112.86%              | 6,113                                    | 65,000        | 58,887              | 9.40%                        |
| Flouride                        | 514                                      | 1,458   | 944                                    | 35.25%               | 514                                      | 17,500        | 16,986              | 2.94%                        |
| Sequest                         | 11,133                                   | 10,417  | (716)                                  | 106.88%              | 11,133                                   | 125,000       | 113,867             | 8.91%                        |
| Carbon                          | 1,600                                    | 1,479   | (121)                                  | 108.17%              | 1,600                                    | 17,750        | 16,150              | 9.01%                        |
| Polyaluminum chloride           | -                                        | 15,000  | 15,000                                 | 0.00%                | -                                        | 180,000       | 180,000             | 0.00%                        |
| Cationic polymer                | 9,083                                    | 14,583  | 5,500                                  | 62.28%               | 9,083                                    | 175,000       | 165,917             | 5.19%                        |
| Ammonium sulfate                | 1,755                                    | 2,083   | 328                                    | 84.24%               | 1,755                                    | 25,000        | 23,245              | 7.02%                        |
| Ferrous Chloride                | 1,312                                    | 375     | (937)                                  | 349.87%              | 1,312                                    | 4,500         | 3,188               | 29.16%                       |
| Cupric Sulfate                  | 496                                      | -       | -                                      | 0.00%                | 496                                      | -             | -                   | 0.00%                        |
| Chemical delivery charges       | -                                        | 667     | 667                                    | 0.00%                | -                                        | 8,000         | 8,000               | 0.00%                        |
| Chemical inventory (over) short | -                                        | -       | -                                      | 0.00%                | -                                        | -             | -                   | 0.00%                        |
| Water Production Exp - Other    | -                                        | -       | -                                      | 0.00%                | -                                        | -             | -                   | 0.00%                        |
| Total water production expenses | 186,332                                  | 212,604 | 26,272                                 | 87.64%               | 186,332                                  | 2,551,250     | 2,364,918           | 7.30%                        |
| Quality control expenses        |                                          |         |                                        |                      |                                          |               |                     |                              |
| Operations lab                  | 2,205                                    | 2,500   | 295                                    | 88.20%               | 2,205                                    | 30,000        | 27,795              | 7.35%                        |
| Other labs                      | 860                                      | 1,833   | 973                                    | 46.91%               | 860                                      | 22,000        | 21,140              | 3.91%                        |
| Total quality control expenses  | 3,065                                    | 4,333   | 1,268                                  | 70.73%               | 3,065                                    | 52,000        | 48,935              | 5.89%                        |
| Maintenance expenses            |                                          |         |                                        |                      |                                          |               |                     |                              |
| Tools/equipment                 | 1,141                                    | 3,750   | 2,609                                  | 30.43%               | 1,141                                    | 45,000        | 43,859              | 2.54%                        |
| Buildings/grounds               | 1,246                                    | 4,583   | 3,337                                  | 27.19%               | 1,246                                    | 55,000        | 53,754              | 2.27%                        |
| Sewer/garbage                   | -                                        | 167     | 167                                    | 0.00%                | -                                        | 2,000         | 2,000               | 0.00%                        |
| Vehicles                        | 399                                      | 667     | 268                                    | 59.85%               | 399                                      | 8,000         | 7,601               | 4.99%                        |
| Office/computer equipment       | 45                                       | 617     | 572                                    | 7.30%                | 45                                       | 7,400         | 7,355               | 0.61%                        |
| Rentals                         | 400                                      | 1,000   | 600                                    | 40.00%               | 400                                      | 12,000        | 11,600              | 3.33%                        |
| Distribution system             | 218                                      | 4,167   | 3,949                                  | 5.23%                | 218                                      | 50,000        | 49,782              | 0.44%                        |
| Fuels                           | 7,048                                    | 4,667   | (2,381)                                | 151.03%              | 7,048                                    | 58,000        | 48,952              | 12.59%                       |
| Freight (out)                   | 361                                      | 500     | 139                                    | 72.20%               | 361                                      | 6,000         | 5,639               | 6.02%                        |
| Materials/parts                 | 1,243                                    | 5,167   | 3,924                                  | 24.06%               | 1,243                                    | 62,000        | 60,757              | 2.00%                        |
| Lab maintenance                 | 6,123                                    | 542     | (5,581)                                | 1130.40%             | 6,123                                    | 6,500         | 377                 | 94.20%                       |
| Sub-contractor expense          | -                                        | 4,167   | 4,167                                  | 0.00%                | -                                        | 50,000        | 50,000              | 0.00%                        |
| Total maintenance expenses      | 18,224                                   | 29,992  | 11,768                                 | 60.76%               | 18,224                                   | 359,900       | 341,676             | 5.06%                        |

See accountant's compilation report.

**BRAZOSPORT WATER AUTHORITY**

**STATEMENT OF REVENUES AND EXPENSES**  
(Budget Comparison)

For the One Month Ended October 31, 2013

|                                      | For the One Month Ended October 31, 2013 |           |                                        |                      | For the One Month Ended October 31, 2013 |               |                     |                              |
|--------------------------------------|------------------------------------------|-----------|----------------------------------------|----------------------|------------------------------------------|---------------|---------------------|------------------------------|
|                                      | Actual                                   | Budget    | Variance<br>Favorable<br>(Unfavorable) | Percent of<br>Budget | Actual                                   | Annual Budget | Budget<br>Remaining | Percent of<br>Budget<br>Used |
| Administrative expenses              |                                          |           |                                        |                      |                                          |               |                     |                              |
| Office supplies                      | 156                                      | 583       | 427                                    | 26.74%               | 156                                      | 7,000         | 6,844               | 2.23%                        |
| Training                             | -                                        | 1,250     | 1,250                                  | 0.00%                | -                                        | 15,000        | 15,000              | 0.00%                        |
| Dues/permits/licenses                | 296                                      | 2,917     | 2,621                                  | 10.15%               | 296                                      | 35,000        | 34,704              | 0.85%                        |
| Travel                               | 721                                      | 1,250     | 529                                    | 57.68%               | 721                                      | 15,000        | 14,279              | 4.81%                        |
| Safety                               | 144                                      | 500       | 356                                    | 28.80%               | 144                                      | 6,000         | 5,856               | 2.40%                        |
| Legal                                | 2,752                                    | 2,500     | (252)                                  | 110.08%              | 2,752                                    | 30,000        | 27,248              | 9.17%                        |
| Advertising                          | -                                        | 125       | 125                                    | 0.00%                | -                                        | 1,500         | 1,500               | 0.00%                        |
| Reference materials                  | 11                                       | 187       | 158                                    | 8.60%                | 11                                       | 2,000         | 1,989               | 0.55%                        |
| Medical                              | -                                        | 833       | 833                                    | 0.00%                | -                                        | 10,000        | 10,000              | 0.00%                        |
| Engineering/studies                  | -                                        | 5,000     | 5,000                                  | 0.00%                | -                                        | 60,000        | 60,000              | 0.00%                        |
| Telephone/radio/pagers               | 1,949                                    | 1,750     | (199)                                  | 111.37%              | 1,949                                    | 21,000        | 19,051              | 9.28%                        |
| Accounting/audit                     | 1,722                                    | 2,417     | 695                                    | 71.28%               | 1,722                                    | 29,000        | 27,278              | 5.94%                        |
| Insurance                            | 2,530                                    | 2,667     | 137                                    | 94.88%               | 2,530                                    | 32,000        | 29,470              | 7.91%                        |
| Additional Administrative expenses   | 1,524                                    | 708       | (816)                                  | 215.15%              | 1,524                                    | 8,500         | 6,976               | 17.93%                       |
| Total administrative expenses        | 11,805                                   | 22,667    | 10,862                                 | 52.08%               | 11,805                                   | 272,000       | 260,195             | 4.34%                        |
| Depreciation                         |                                          |           |                                        |                      |                                          |               |                     |                              |
| Depreciation                         | 91,955                                   | 89,339    | (2,617)                                | 102.93%              | 91,955                                   | 1,072,062     | 980,107             | 8.58%                        |
| Total depreciation expense           | 91,955                                   | 89,339    | (2,617)                                | 102.93%              | 91,955                                   | 1,072,062     | 980,107             | 8.58%                        |
| Total operating expenses             | 417,327                                  | 487,648   | 50,321                                 | 89.24%               | 417,327                                  | 5,611,780     | 5,194,453           | 7.44%                        |
| OPERATING INCOME (LOSS)              | 149,371                                  | 87,094    | 62,277                                 | 171.51%              | 149,371                                  | 1,045,127     | 895,756             | 14.29%                       |
| NONOPERATING REVENUES<br>(EXPENSES)  |                                          |           |                                        |                      |                                          |               |                     |                              |
| Interest income                      | 82                                       | 4,583     | (4,501)                                | 1.79%                | 82                                       | 55,000        | 54,918              | 0.15%                        |
| Unrealized gains (losses)            | 16,828                                   | -         | -                                      | 0.00%                | 16,828                                   | -             | -                   | 0.00%                        |
| Realized gains (losses)              | -                                        | -         | -                                      | 0.00%                | -                                        | -             | -                   | 0.00%                        |
| Bond interest-03 series              | (21,015)                                 | (29,558)  | 8,543                                  | 71.10%               | (21,015)                                 | (354,700)     | (333,685)           | 5.92%                        |
| Amortization of bond issue co        | (4,741)                                  | (6,440)   | 1,699                                  | 73.62%               | (4,741)                                  | (77,279)      | (72,538)            | 6.13%                        |
| Amortization of bond premium         | -                                        | (1,930)   | 1,930                                  | 0.00%                | -                                        | (23,160)      | (23,160)            | 0.00%                        |
| Total nonoperating revenues (exp)    | (8,846)                                  | (33,345)  | 24,499                                 | 26.53%               | (8,846)                                  | (400,139)     | (374,465)           | 2.21%                        |
| INCREASE (DECREASE) IN NET<br>ASSETS | \$ 140,525                               | \$ 53,749 | \$ 86,776                              | 281.45%              | \$ 140,525                               | \$ 644,988    | \$ 521,291          | 21.79%                       |

See accountant's compilation report.

**BRAZOSPORT WATER AUTHORITY  
FUND ACCOUNTS SUMMARY  
OCTOBER, 2013**

|                                                         | <b><u>CURRENT<br/>MONTH<br/>BALANCE</u></b> | <b><u>MINIMUM<br/>BALANCE</u></b> |
|---------------------------------------------------------|---------------------------------------------|-----------------------------------|
| Operations Account #105-908                             | \$944,076.09                                |                                   |
| Debt Service Fund Account #108-738                      | \$504,590.05                                |                                   |
| Debt Service Reserve Fund Account #108-746              | \$324,745.25                                |                                   |
| Operations Reserve Account #109-264                     | \$215,556.32                                |                                   |
| Operating Reserve Account at Raymond James              | \$375,169.32                                |                                   |
| Sum of Operating Reserve at Raymond James and 109-264   | <u>\$590,725.64</u>                         | \$450,000.00                      |
| Rate Stabilization Fund Account #109-298 (reserve fund) | \$273,476.34                                |                                   |
| Rate Stabilization Account at Raymond James             | \$271,204.65                                |                                   |
| Sum of Rate Stabilization at Raymond James and 109-298  | <u>\$544,680.99</u>                         | \$500,000.00                      |
| Renewal and Replacement Fund Account #109-645           | \$665,342.11                                |                                   |
| Insurance Claim Account #135-970                        | \$2,396.32                                  |                                   |
| Construction Account #105-890                           | \$841,356.23                                |                                   |
| Project Fund Account #107-771                           | \$13,775.69                                 |                                   |
| Drought Contingency Water Relief Fund #100103197        | \$127,008.06                                |                                   |
| Brazoria County Regional Water Study Fund #100104320    | \$15,468.73                                 |                                   |
| General Support Fund #100104819                         | <u>\$28,001.18</u>                          |                                   |
| <b>TOTAL OF ALL FUNDS</b>                               | <b>\$4,602,166.34</b>                       |                                   |



**BRAZOSPORT WATER AUTHORITY  
RAYMOND JAMES ACCOUNT SUMMARY  
OCTOBER, 2013**

**RAYMOND JAMES  
ACCOUNTS**

**FAIR MARKET  
VALUE (as of 10/31)**

|                                         |                     |
|-----------------------------------------|---------------------|
| <b>Rate Stabilization Fund 27403791</b> | <b>\$271,204.65</b> |
| <b>Operating Reserve Fund 27403786</b>  | <b>\$375,169.32</b> |
| <b>TOTALS</b>                           | <b>\$646,373.97</b> |

**ACCOUNT BREAKDOWNS**

|                                                              | <b>AMOUNT<br/>INVESTED</b> | <b>MARKET<br/>VALUE 9/30</b> | <b>MARKET<br/>VALUE 10/31</b> |
|--------------------------------------------------------------|----------------------------|------------------------------|-------------------------------|
| <u>Rate Stabilization Fund</u>                               |                            |                              |                               |
| Government and Agency Securities:                            |                            |                              |                               |
| <b>SECURITIES TOTAL:</b>                                     | \$0.00                     | \$0.00                       | \$0.00                        |
| Cash and Money Market:                                       |                            |                              |                               |
| Previous Month                                               | \$271,160.15               | \$271,195.43                 | \$271,200.04                  |
| Earnings                                                     | \$0.00                     | \$4.61                       | \$4.61                        |
| Bond Maturity                                                | \$0.00                     | \$0.00                       | \$0.00                        |
| <b>CASH AND MONEY MARKET TOTALS:</b>                         | \$271,160.15               | \$271,200.04                 | \$271,204.65                  |
| <b>RATE STABILIZATION FUND TOTALS:</b>                       | \$271,160.15               | \$271,200.04                 | \$271,204.65                  |
| <u>Operating Reserve Fund</u>                                | <b>AMOUNT<br/>INVESTED</b> | <b>MARKET<br/>VALUE</b>      | <b>MARKET<br/>VALUE</b>       |
| Government and Agency Securities:                            |                            |                              |                               |
| Bonds Asset and Mortgage Backed Securities:                  |                            |                              |                               |
| Fed. Home Loan Banks Cons. Bond; matures 12/13/19            | \$70,000.00                | \$78,075.20                  | \$78,265.60                   |
| Federal Farm Credit Banks Cons. Syswde Bonds; matures 1/6/20 | \$55,000.00                | \$61,434.45                  | \$61,667.65                   |
| <b>SECURITIES TOTAL:</b>                                     | \$125,000.00               | \$139,509.65                 | \$139,933.25                  |
| Cash and Money Market:                                       | \$224,747.71               | \$235,232.07                 | \$235,236.07                  |
| Previous Month                                               |                            |                              |                               |
| Earnings                                                     | \$1,443.75                 | \$0.00                       | \$0.00                        |
| Bond Maturity                                                |                            |                              |                               |
| <b>CASH AND MONEY MARKET TOTALS:</b>                         | \$226,191.46               | \$235,232.07                 | \$235,236.07                  |
| <b>OPERATING RESERVE FUND TOTALS:</b>                        | \$351,191.46               | \$374,741.72                 | \$375,169.32                  |
| <b>ACCOUNT BREAKDOWN TOTALS:</b>                             | <b>\$622,351.61</b>        | <b>\$645,941.76</b>          | <b>\$646,373.97</b>           |

**BRAZOSPORT WATER AUTHORITY**  
**OCTOBER, 2013**

**NEXT FINANCIALS SERVICES**

NEW BOND PURCHASED AUGUST 2013

FEDERAL HOME LN BKS FIXED RATE NX-2020

745,000 @ a price of 106.2200

|                                                              | <u>COST</u>         | <u>MARKET 09/31</u> | <u>MARKET 10/31</u> |
|--------------------------------------------------------------|---------------------|---------------------|---------------------|
| FEDERAL HOME LN BKS FIXED RATE NX-2020<br>(Maturity 6/12/20) | <u>\$791,339.00</u> | <u>\$792,151.05</u> | <u>\$792,151.05</u> |
| SUBTOTAL                                                     | \$791,339.00        | \$792,151.05        | \$792,151.05        |
| Money Market                                                 | <u>\$0.00</u>       | <u>\$3,579.39</u>   | <u>\$3,579.39</u>   |
| TOTAL                                                        | \$791,339.00        | \$795,730.44        | \$795,730.44        |

To the best of my knowledge, this three page report reflects compliance with the Texas Public Funds Investment Act and Internal Management Reports section of Brazosport Water Authority's Investment Policy approved on March 26, 2013.

  
 Ronald Woodruff, BWA General Manager

12-03-2013  
 Date

*WATER COMPLAINTS*  
*October 12 To December 3, 2013*

|                                |                      |
|--------------------------------|----------------------|
| <i>Angleton</i>                | <i>No Complaints</i> |
| <i>Brazoria</i>                | <i>No Complaints</i> |
| <i>Clute</i>                   | <i>No Complaints</i> |
| <i>Freeport</i>                | <i>No Complaints</i> |
| <i>Lake Jackson</i>            | <i>No Complaints</i> |
| <i>Oyster Creek</i>            | <i>No Complaints</i> |
| <i>Richwood</i>                | <i>No Complaints</i> |
| <i>TDCJ – Clemens Unit</i>     | <i>No Complaints</i> |
| <i>TDCJ – Wayne Scott Unit</i> | <i>No Complaints</i> |

# SURFACE WATER MONTHLY OPERATING REPORT

FOR PUBLIC WATER SYSTEMS THAT ARE USING SURFACE WATER SOURCES  
OR GROUND WATER SOURCES UNDER THE INFLUENCE OF SURFACE WATER

Summary Page

PUBLIC WATER

SYSTEM NAME: BRAZOSPORT WATER AUTHORITY

PLANT NAME

OR NUMBER: BRAZOSPORT WATER AUTHORITY

PWS ID No.: 0200497

Operator's Signature:

I certify that I am familiar with the information contained in this report and that, to the best of my knowledge, the information is true, complete, and accurate.

*Robert D. Stahl*

Report for

the Month of: October 2013

Certificate No. & Grade: WO0014486, A

Date: November 6, 2013

## TREATMENT PLANT PERFORMANCE

|                                          |           |                                                                                               |       |
|------------------------------------------|-----------|-----------------------------------------------------------------------------------------------|-------|
| Total number of turbidity readings:      | 186       | Number of 4-hour periods when plant was off-line:                                             | 0     |
| Number of readings above 0.10 NTU:       | 115       | Number of 4-hour periods when plant was on-line but turbidity data was not collected:         | 0     |
| Number of readings above 0.3 NTU:        | 1         | Number of days when plant was on-line but individual filter turbidity data was not collected: | 0     |
| Number of readings above 0.5 NTU:        | 1         | Number of days with readings above 1.0 NTU:                                                   | 0 (2) |
| Number of readings above 1.0 NTU:        | 0         | Number of days with readings above 5.0 NTU:                                                   | 0 (3) |
| Maximum allowable turbidity level:       | 0.3       |                                                                                               |       |
| Percentage of readings above this limit: | 0.5 % (1) |                                                                                               |       |

|                     |                                        |          |                                  |           |
|---------------------|----------------------------------------|----------|----------------------------------|-----------|
| Statistical Summary | Maximum turbidity reading:             | 0.90 NTU | Average turbidity value:         | 0.11 NTU  |
|                     | Minimum turbidity reading:             | 0.09 NTU | Standard deviation:              | 0.059 NTU |
|                     | CFE 95 <sup>th</sup> percentile value: | 0.13 NTU | IFE 95 <sup>th</sup> percentile: | 0.150 NTU |

|                                                                      |       |                                                       |       |
|----------------------------------------------------------------------|-------|-------------------------------------------------------|-------|
| Number of days with a low CT for no more than 4.0 consecutive hours: | 0     | Average log inactivation for Giardia:                 | 2.30  |
| Number of days with a low CT for more than 4.0 consecutive hours:    | 0 (4) | Average log inactivation for viruses:                 | 10.50 |
|                                                                      |       | Number of days when profiling data was not collected: | 0     |
|                                                                      |       | Number of days when CT data was not collected:        | 0     |

Minimum disinfectant residual required leaving the plant: 0.5 mg/L, measured as Total Chlorine

|                                                                            |       |                                                                                         |   |
|----------------------------------------------------------------------------|-------|-----------------------------------------------------------------------------------------|---|
| Number of days with a low residual for no more than 4.0 consecutive hours: | 0     | Number of days when disinfectant residual leaving the plant was not properly monitored: | 0 |
| Number of days with a low residual for more than 4.0 consecutive hours:    | 0 (5) |                                                                                         |   |

## DISTRIBUTION SYSTEM

|                                                                |                                      |
|----------------------------------------------------------------|--------------------------------------|
| Minimum disinfectant residual required in distribution system: | 0.5 mg/L, measured as Total Chlorine |
| Total number of readings this month:                           | 31 (at least 31 required) (8)        |
| Average disinfectant residual value:                           | 2.20                                 |
| Percentage of readings with a low residual this month:         | 0.0 % (6A)                           |
| Number of readings with a low residual:                        | 0                                    |
| Percentage of readings with a low residual last month:         | 0.0 % (6B)                           |
| Number of readings with no detectable residual:                | 0                                    |

## ADDITIONAL REPORTS & WORKSHEETS

The Page 1 Addendum (Public Notices) is not required because there were no treatment technique or monitoring/reporting violations reported.

|                                                                  |                                       |                                          |                                              |                                |
|------------------------------------------------------------------|---------------------------------------|------------------------------------------|----------------------------------------------|--------------------------------|
| Additional report(s) for individual filter monitoring required:  | <input checked="" type="radio"/> NONE | <input type="radio"/> Filter Profile     | <input type="radio"/> Filter Assessment      | <input type="radio"/> CPE      |
| Additional report(s) for individual filter monitoring submitted: | <input checked="" type="radio"/> NONE | <input type="radio"/> Filter Profile (9) | <input type="radio"/> Filter Assessment (10) | <input type="radio"/> CPE (11) |
| No additional IFE Reports are required this month.               |                                       |                                          |                                              |                                |

**SURFACE WATER MONTHLY OPERATING REPORT**  
TEXAS COMMISSION ON ENVIRONMENTAL QUALITY  
WATER SUPPLY DIVISION/PUBLIC DRINKING WATER SECTION (MC-155)  
P.O. BOX 13087, AUSTIN, TEXAS 78711-3087

53 million in new TGA. Project

We buy now @ 1.92 per 1000 Gal

We sell for 3.80

Possible increase of .80¢ per 1000

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#3



# Freeport Police Department



The Freeport Police Department is proud to be an Accredited Law Enforcement Agency through the Texas Police Chief Association. The Texas Police Chiefs Association works diligently to monitor and maintain standards throughout our state, and our nation. Part of that includes keeping abreast to changes in crime trends, policing cultures and communities' desires and demands. The Freeport Police Department continues to work towards the 21<sup>st</sup> Century Policing Pillars to better serve their community.

**- Building Trust & Legitimacy - Technology & Social Media - Training & Education -**

**- Policy & Oversight - Community Policing & Crime Reduction - Officer Wellness & Safety -**

The Freeport Police Department strictly follows required standards set by state and federal agencies:

- Texas Commission On Law Enforcement (TCOLE)
- Federal Bureau of Investigation (FBI)
- Criminal Justice Information System (CJIS)
- Drug Enforcement Administration (DEA)
- Texas Department of Public Safety (TXDPS)
- Texas Police Chiefs Association (TPCA)
- Texas Code of Criminal Procedure (CCP)
- Texas Government Code (GC)
- Food and Drug Administration (FDA)
- Texas Department of Health and Human Services (DHHS)
- Texas Environmental Health Association (TEHA)
- International Property Maintenance Code (IPMC)
- Texas Attorney General's Office (AG)

In comparing cities with Freeport, we want to consider what do the citizens of Freeport and its leadership want, and expect, from their police department. Freeport has two to three total square miles than any other city listed. So for comparison, ***Freeport is more than three times the size of Clute with a beach and Freeport is the size of Clute and Angleton combined.*** It is important to review any influx of population that a city may encounter, often referred to as a "daytime population", due to various contributing factors. Considering information, such as large businesses and a beach, creates an influx of non-residents frequenting the area. Staffing levels are often viewed as what current risk is actively occurring, when in reality they should be viewed as what are we at risk for in our community. Freeport also has the highest percentage of rental property and a higher number of multi-family housing, which can lead to more transient population and individuals who may be less invested in our community.

Patrol officers, corporals, sergeants and even investigators perform all functions of a police officer: answer calls for service, patrol neighborhoods, enforce traffic laws, arrest violators, and if they have sufficient time and appropriate direction, reduce crime. All supervisors and investigators within our agency have multiple responsibilities. All of our non-sworn staff such as dispatch, records, code, jailers and animal control perform additional job responsibilities and are cross trained at other positions. This provides a better service to our community to not only have more knowledgeable staff that are capable of handling multiple situations, but keeps a continuous flow of services for our community with little or no interruptions.

In conclusion, the Freeport Police Department has a dedicated group of men and women, sworn and non-sworn, who take serving their community to another level with the multi-job functions they perform regularly. When looking at the current numbers of our sworn police staff in the neighboring cities, at first glance we appear similar. When you take the additional factors into consideration such as square miles, calls for service, increased traffic from business and beaches, plus community involvement, and the fact that 4 of the other agencies have requested and/or are receiving additional police personnel, Freeport PD could utilize additional staff to serve our citizens better. It is our vision to provide our community with a quality of life where they feel safe and secure. Freeport



PD will continue to work diligently towards this vision while enhancing public safety through our core values: professionalism, respect, integrity, compassion, accountability and transparency.

We provide you all this information for consideration with our budget request. Our primary request is to provide at least a 5.5% COLA across all positions, since PD staff did not receive one last year, it leaves us falling behind. We want to work towards being competitive with wages and decrease turn-over. If we do not, we will continue to fail to retain staff and lose them to neighboring agencies that pay more. This ultimately cost the city more money to hire and train new staff, to only lose them again. ***Each time we replace one member of the PD staff, it cost the city \$26,000-\$30,000, depending on the position.***

We also request the increase in department overtime budget by \$120,000 to accurately reflect the needs of the department. ***Current overtime budget is \$120,000, causing a deficit of \$15,000 immediately due to holiday hours.*** Holiday hours are counted as hours worked. Each holiday, Dispatch and Patrol are generally pushed into overtime. There are 13.5 Holidays at the current hourly rate creates almost \$135,000 in overtime. This does not include additional shifts for events, court, trainings, coverage and beach.

| QUESTIONS RESEARCHED:                                            | FREEPORT               | CLUTE                 | ANGLETON              | BAY CITY             | EL CAMPO              | ROCKPORT                        |
|------------------------------------------------------------------|------------------------|-----------------------|-----------------------|----------------------|-----------------------|---------------------------------|
| City population                                                  | 10,700                 | 10,700                | 20,206                | 17,500               | 13000                 | 10,900                          |
| County population                                                | Brazoria-<br>398,900   | Brazoria -<br>398,900 | Brazoria -<br>398,900 | Matagorda-<br>36,400 | Wharton -<br>41,700   | Aransas -<br>23,374             |
| Total square miles                                               | 17.1                   | 5.3                   | 11.3                  | 8.5                  | 7.5                   | 13.9                            |
| Total staff                                                      | 55 total               | 47 total              | 51 total              | 60 total             | 44 total              | 33 total                        |
| How many sworn (police)?                                         | 32                     | 29                    | 38                    | 38                   | 34                    | 27                              |
| How many non-sworn (civilian)?                                   | 19                     | 14                    | 13                    | 22                   | 10                    | 6                               |
| Do you have a city jail or does your county take all arrestees?  | City Jail.             | City Jail.            | City Jail.            | County Jail.         | City Jail for Class C | County Jail.                    |
| Do you have a different day time, working, or travel population? | Yes, plants and beach. | Yes, chemical plants. | No.                   | Yes.                 | It stays consistent.  | Weekend tourist and snow birds. |
| What percentage of rental houses do you have?                    | 46%                    | 5%                    | 25%                   | Unknown              | Mostly homeowners.    | 25%                             |
| How many multi-family housing with 25 units plus do you have?    | 17                     | 15                    | 25                    | Unanswered.          | Unanswered.           | 20 RV parks.                    |
| 2023 statistical data:                                           |                        |                       |                       |                      |                       |                                 |
| # of Traffic stops                                               | 4219                   | 5896                  | 7818                  | 4516                 | 5574                  | 5638                            |
| # of 911 calls                                                   | 6234                   | 6046                  | 7447                  | 9418                 | 7695                  | County wide.                    |
| # of Calls for service                                           | 29,296                 | 29,629                | 6694                  | 27,269               | 18,929                | 9097                            |
| # of Arrest                                                      | 661                    | 741                   | 109                   | 1006                 | 399                   | 292                             |
| # of Reports/Cases                                               | 1659                   | 1346                  | 2139                  | 2222                 | 1361                  | 1179                            |
| # of Violent Crimes                                              | 222                    | 262                   | 61                    | 465                  | Unknown.              | 39                              |
|                                                                  | FREEPORT               | CLUTE                 | ANGLETON              | BAY CITY             | EL CAMPO              | ROCKPORT                        |
| Patrol                                                           | 21                     | 20                    | 24                    | 23                   | 21                    | 19                              |
| Specialty & Patrol                                               | 4                      | 1                     | 4                     | 4                    | 5                     | 0                               |
| Investigations                                                   | 5                      | 5                     | 6                     | 7                    | 5                     | 5                               |
| Admin Supervisor                                                 | 1                      | 2                     | 3                     | 3                    | 2                     | 2                               |
| TOTAL POLICE                                                     | 32                     | 29                    | 38                    | 38                   | 34                    | 27                              |



## City Council Agenda Item #[4.A]

**Title:** Consideration and possible action approving Ordinance No. 2025-2743 amending agenda item submission deadlines to comply with HB 1522.

**Date:** August 18, 2025

**From:** Dan Pennington, Interim City Manager

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**Staff Recommendation:**

Staff recommends approval of Ordinance.

**Item Summary:**

This ordinance amends Section 1 of Ordinance No. 2022-2672 to revise the deadlines for City Council agenda submissions. It requires items for regular meetings to be submitted at least nine (9) calendar days in advance by noon on Thursday and makes provisions for recognized city holidays. It also specifies the timeline for special meeting agenda submissions and grants the City Manager authority to place items on agendas.

**Background Information:**

Ordinance No. 2022-2672 originally established deadlines for submitting agenda items. With the passage of HB 1522 by the 89th Texas Legislature, the Open Meetings Act now requires agendas to be posted at least three full business days in advance, excluding holidays. This necessitated updates to the City's ordinance to remain compliant.

**Special Considerations:** N/A

**Financial Impact:** N/A

**Board or 3rd Party Recommendation:** N/A

**Supporting Documentation:**

1. Ordinance 2025-XXXX HB 1522 8.8.25 DUNCAN (1)

**ORDINANCE NO. 2025-2743**

**AN ORDINANCE OF THE CITY OF FREEPORT, TEXAS, AMENDING ORDINANCE 2022-2672 TO REVISE THE DEADLINE FOR CITY COUNCIL AGENDA ITEM SUBMISSION TO ENSURE COMPLIANCE WITH HB 1522; AND FURTHER AUTHORIZING THE CITY MANAGER TO PLACE ITEMS ON MEETING AGENDAS; PROVIDING A SEVERABILITY CLAUSE; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT IMMEDIATELY UPON PASSAGE.**

**WHEREAS**, the City Council of the City of Freeport, Texas (the “City”), previously adopted Ordinance No. 2022-2672, which amended Ordinance No. 2022-2657 to establish procedures and deadlines for submitting items to be placed on the City Council agenda;

**WHEREAS**, House Bill 1522, enacted by the 89<sup>th</sup> Texas Legislature, amended the Texas Open Meetings Act to require that meeting agendas be posted at least three (3) full business days in advance of meetings, excluding holidays;

**WHEREAS**, the City Council finds it necessary to revise its agenda submission deadlines to ensure compliance with the new requirements set forth in HB 1522;

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS:**

**Section 1. that Section 1 of Ordinance No. 2022-2672 is hereby amended to read as follows:**

*“1. Any request made by the Mayor or a single (1) Council member for an item to be placed on the agenda of a REGULAR Council meeting must be made in writing, to the City Manager, on or before noon (12:00 p.m.) on the Thursday that is nine (9) calendar days prior to the date meeting. The City Manager may place any item on the REGULAR Council meeting agenda prior to posting.*

*If a recognized City holiday falls at any time during the 9-day period preceding the meeting, including the Thursday deadline, the submission deadline shall be moved to noon (12:00P.M.) on the immediately preceding Wednesday (the day before the Thursday deadline).”*

2. *Any request made by the Mayor or a single (1) Council member for an item to be placed on the agenda of a SPECIAL Council meeting must be made in writing, to the City Manager, at least ninety-six (96) hours prior to the meeting. The City Manager may place any item on a SPECIAL Council meeting agenda prior to posting.*

**Section 2.** All other provisions of Ordinance No. 2022-2672 not specifically amended herein shall remain in full force and effect.

**Section 3.** This ordinance shall take effect immediately upon its passage and execution by the Mayor and the City Secretary.

**Section 4.** The City Council finds that this ordinance was adopted at a meeting open to the public as required by law and that public notice of the time, place, and purpose, of said meeting was given in accordance with the Texas Open Meetings Act, Chapter 551 of the Texas Government Code.

**READ, PASSED AND ADOPTED this \_\_\_\_ day of \_\_\_\_\_, 2025.**

\_\_\_\_\_  
Jerry Cain, Mayor

**ATTEST:**

\_\_\_\_\_  
Clarisa Fernandez, City Secretary

**APPROVED AS TO FORM ONLY:**

\_\_\_\_\_  
Chris Duncan, Interim City Attorney



## City Council Agenda Item #[4.B]

**Title:** Consideration and possible action approving the proposed 2025 Annual Street Lighting Plan.

**Date:** August 18, 2025

**From:** Laura Cramer, GIS/Property Manager

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**Staff Recommendation:** Staff recommends approval of these proposed light locations.

**Item Summary:** Annually, the City of Freeport is allowed to add up to fifty illumination streetlights in residential areas without cost for installation. Staff carefully examines neighborhoods that need additional street lighting.

**Background Information:** The city has historically submitted light locations annually.

| YEAR         | WARD A     | WARD B     | WARD C     | WARD D     | TOTAL      |
|--------------|------------|------------|------------|------------|------------|
| 2021         | 41         | 0          | 10         | 0          | 51         |
| 2022         | 19         | 12         | 12         | 4          | 47         |
| 2023         | 8          | 7          | 15         | 20         | 50         |
| 2024         | 5          | 3          | 16         | 26         | 50         |
| 2025         | 5          | 10         | 21         | 14         | 50         |
| <b>TOTAL</b> | <b>78</b>  | <b>32</b>  | <b>74</b>  | <b>64</b>  | <b>248</b> |
| <b>Total</b> | <b>39%</b> | <b>16%</b> | <b>37%</b> | <b>32%</b> |            |

**Special Considerations:** None.

**Financial Impact:** Although the installation is free, the city has to pay the monthly bill for the added lights.

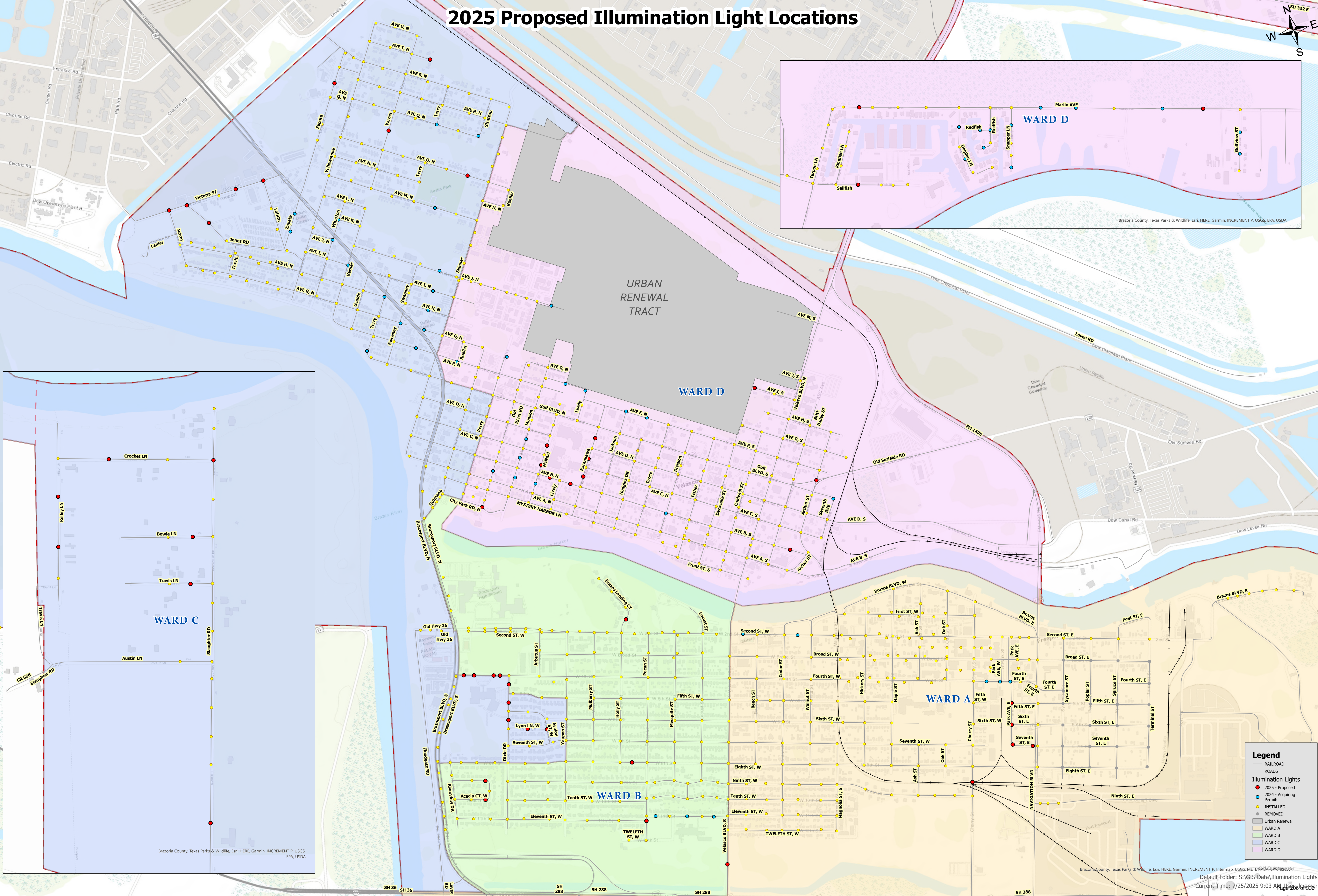
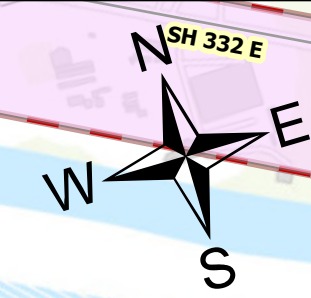
**Board or 3rd Party Recommendation:** None.

**Supporting Documentation:**

1. 2025 Illumination Light Locations



# 2025 Proposed Illumination Light Locations







## City Council Agenda Item #[4.C]

**Title:** Consideration and possible action approving Ordinance No. 2025-2744 amending Section 16-39 regarding Prohibited Conditions Enumerated.

**Date:** August 18, 2025

**From:** Chief Jennifer Howell, Police Chief

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**Staff Recommendation:** Staff recommends the approval to update Article II Private Premises Standards, Section 16-39 Prohibited Conditions Enumerated to allow for special permits.

**Item Summary:** In collaboration with Houston Wilderness and Dow, we would request this ordinance to be updated to allow for application of a special permit that would allow for the intentional growth of natural vegetation for special circumstances involving environmental purposes.

**Background Information:** Houston Wilderness and Dow met with the city regarding the proposal of this project. In discussions, it was discovered that they do not mow in-between the trees to allow for the natural process and selection to take place. The outside border is mowed and maintained, but this would constitute a violation of our current city ordinance.

**Special Considerations:** This would allow for tall grass and weeds for restricted areas during this growth process.

**Financial Impact:** Minor increase due to potential for permit fees to be collected.

**Board or 3rd Party Recommendation:** N/A

**Supporting Documentation:**

1. 16-39 Environmental Permit 8.8.25 DUNCAN

**ORDINANCE NO. 2025-2744**

**AN ORDINANCE OF THE CITY OF FREEPORT, TEXAS, CONTAINING A PREAMBLE; AMENDING ARTICLE II. – PRIVATE PREMISES STANDARDS SECTION 16-39 PROHIBITED CONDITIONS ENUMERATED; CONTAINING A PREAMBLE AND FINDINGS OF FACT; CONTAINING A SEVERABILITY CLAUSE; CONTAINING A PENALTY CLAUSE UP TO \$500 PER OFFENSE AND THAT EACH AND EVERY OCCURRENCE SHALL CONSTITUTE A SEPARATE OFFENSE; CONTAINING A REPEALER CLAUSE; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AND BE IN FORCE FROM AND AFTER ITS DESCRIPTIVE CAPTION HAS BEEN PUBLISHED TWICE IN THE BRAZOSPORT FACTS.**

**WHEREAS**, the City Council of the City of Freeport, Texas (the “City”) wants to establish new regulations for the growth or accumulation of weeds, rubbish and the like, within in the City;

**WHEREAS**, the City Council has determined, based upon the findings stated above, that the regulations established by this Ordinance are necessary for the good government, peace and order the City; and

**WHEREAS**, City Council finds that this Ordinance was adopted at a meeting which was open to the public and preceded by proper notice, as required by Chapter 551 of the Texas Local Government Code (the Open Meetings Act).

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS:**

**Section 1.** The findings and recitations set out in the preamble to this Ordinance are found to be true and correct and they are hereby adopted by the City Council and made part hereof for all purposes.

**Section 2.** Chapter 16, Article II-Private Premises Conditions is amended, adding (c)(1)-(7) which shall read as follows:

**Sec. 16-39 – Prohibited conditions enumerated.**

1. *Special Permits.* Notwithstanding the above, the city may issue discretionary special permits to allow for the intentional growth of natural vegetation, including but not limited to native plants, wildflowers, or other environmentally beneficial flora, provided that such growth serves a recognized environmental purpose.

2. Special permits may be granted to property owners, business owners or 501(c)(3) organizations engaged in conservation, habitat restoration, or educational projects that involve the use of land for environmental purposes. These permits shall stipulate conditions that ensure the maintenance of public safety and environmental integrity.

3. Organizations and/or owners seeking a special permit must submit an application detailing the intended use of the lot or premises, the types of vegetation to be grown, and the anticipated duration of the permit. The city shall review applications on a case-by-case basis, considering the environmental benefits and compliance with city standards.

4. All natural vegetation under a special permit must adhere to current city and state stormwater management standards, including runoff control, erosion prevention, and water quality maintenance.

5. Special permit fees will follow the same fee schedule as stormwater permit.

6. If the permitted natural vegetation is damaged by acts of God, pests, diseases, or property modifications, the owner must submit a new special permit application detailing the damage, proposed restoration, and any changes to the vegetation to ensure compliance with city standards

7. Failure to comply with the terms of the special permit may result in revocation of the permit and enforcement of the original ordinance provisions

**Section 3.** It is hereby declared to be the intention of the City Council that the sections, paragraphs, sentences, clauses, and phrases of this Ordinance are severable and, if any phrase, clause, sentence, paragraph or section of this Ordinance should be declared invalid by the final judgement or decree of any court of competent jurisdiction, such invalidity shall not affect any of the remaining phrases, clauses, sentences, paragraphs, and sections of this Ordinance.

**Section 4.** Any person violating this section shall be guilty of a misdemeanor and upon conviction therefor, shall be fined not to exceed \$500 each day any such violation continues or occurs shall constituted a separate offense.

**Section 5.** All Ordinances or parts thereof in conflict herewith are repealed to the extent of such conflict only.

**Section 6.** This Ordinance shall take effect and be in force from and after the descriptive caption of this ordinance has been published twice in the Brazosport Facts.

**READ, PASSED AND ADOPTED this \_\_\_\_ day of \_\_\_\_\_, 2025.**

\_\_\_\_\_  
Jerry Cain, Mayor

**ATTEST:**

\_\_\_\_\_  
Clarisa Fernandez, City Secretary

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Christopher Duncan, City Attorney



## City Council Agenda Item #[4.D]

**Title:** Consideration and possible action approving the Special Interlocal Agreement for streets project between Brazoria County and the City of Freeport Fiscal Year 2025-2026.

**Date:** August 18, 2025

**From:** Ashlee Hurst, Finance Director

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**Staff Recommendation:** Staff recommends discussion prior to approval.

**Item Summary:** Participation in the Brazoria County Interlocal agreement for road repairs for 2025/2026 fiscal year

**Background Information:** This agreement is the annual renewal of the Interlocal Agreement with Brazoria County for road repairs. This agreement will be valid from October 1, 2025 to September 30, 2026. Last year the City did not submit any new projects, as the County was getting caught up from the previous year. This year, the City will review needs with Council and the Mayor will have to submit a request in writing to the County Engineer of the proposed repairs. The County Engineer and Mayor shall agree in writing as to the location and type of assistance to be provided. Upon approval of this renewal, Public Works will begin looking into City needs and will submit their proposed repairs to Mayor at a later date.

**Special Considerations:** If the city chooses to separate from this Interlocal agreement, it can instead post a RFP for contracted road repair work. If the renewal is signed, but later decided to not be the most advantageous for the City, the City can cancel with a thirty (30) day written notice.

**Financial Impact:** The original proposal will require a budget amendment upon completion (unknown costs at this time)

**Board or 3rd Party Recommendation:** N/A

**Supporting Documentation:**

1. Interlocal Agreement - Two Copies for Signature



**Matt Hanks, P.E.**  
COUNTY ENGINEER

**Karen McKinnon, P.E.**  
ASST. COUNTY ENGINEER

(979) 864-1265  
OFFICE



**Wael Tabara, P.E., CFM**  
ASST. COUNTY ENGINEER

**Barbara X. Martinez, P.E.**  
STAFF ENGINEER

(979) 864-1270  
FAX

**BRAZORIA COUNTY ENGINEERING**

451 N VELASCO, SUITE 230  
ANGLETON, TEXAS 77515

July 31, 2025

City of Freeport  
ATTN: Mayor  
1201 North Avenue H  
Freeport, TX 77541

RE: Interlocal Agreement with Brazoria County and the City of Freeport

Please find two copies of the above referenced Interlocal Agreement between Brazoria County and the City of Freeport. Please carefully review the conditions of the agreement and have it signed by the Mayor of the City of Freeport. Please return one signed copy back to the Brazoria County Engineer's Office.

If you have any questions please feel free to contact me at 979.864.1265 or by email at [engineer-interlocals@brazoriacountytx.gov](mailto:engineer-interlocals@brazoriacountytx.gov).

Sincerely,

*Tricia Simmons*

Tricia Simmons  
Interlocal Coordinator

THE STATE OF TEXAS §

COUNTY OF BRAZORIA §

### **INTERLOCAL AGREEMENT**

This agreement is made at Angleton, Brazoria County, Texas between BRAZORIA COUNTY, TEXAS acting through its Commissioners' Court (hereinafter "COUNTY"), and the CITY OF FREEPORT, acting through its Mayor (hereinafter "CITY").

NOW THEREFORE, THE COUNTY AND THE CITY agrees as follows:

1.0 The term of this agreement shall be from October 1, 2025, to September 30, 2026. The AGREEMENT may be renewed annually by the written approval of COUNTY and CITY.

1.1 Pursuant to the Interlocal Cooperation Act, Texas Government Code, Chapter 791 and the Texas Transportation Code, Section 251.012, the COUNTY agrees to provide personnel and equipment at its own expense to assist in the construction, improvement, maintenance and/or repair of a street or alley located within the corporate limits of the CITY OF FREEPORT, subject to the approval of the County Engineer as set forth in Section 1.3, including sub grade preparation, base preparation, asphalt paving, culverts and ditch work, herbicide spraying, painting and striping roads, installation of permanent traffic signs, and other routine road maintenance operations. Any work performed on the City's streets and alleys which are not an integral part of, or a connecting link to, other roads and highways is allowed if such work is determined to be

a benefit to the County by Commissioners' Court. The CITY will provide materials, including fuel used by the equipment for these projects. All such materials shall be paid for by the CITY, and may be purchased through the County's suppliers. The CITY shall reimburse the cost of any work performed or obtained by the COUNTY, which is determined to be beyond the scope of this agreement, to the County.

1.2 The county work authorized by this AGREEMENT may be done:

- (1) By the COUNTY through use of county equipment;
- (2) By an independent contractor with whom the COUNTY has contracted for the provision of certain services and materials, conditioned on the CITY providing a purchase order to such independent contractor for the full amount of such services or materials.

1.3 During the term of this AGREEMENT when COUNTY work is requested, the Mayor of the City shall submit a request in writing to the County Engineer. The County Engineer and the Mayor of the City shall agree in writing as to the location and type of assistance to be provided pursuant to this AGREEMENT. It is expressly understood between the parties that the COUNTY shall have no authority or obligation to provide any service or work on any city street or alley not so agreed to in writing. The County Engineer is authorized to sign an acceptance statement for each project at the appropriate time and authorize the work subject to be completed as the Road and Bridge Department schedules permit.

1.4 The parties intend that the COUNTY in performing such services shall act as an independent contractor and shall have control of the work and the manner in which it is performed. The COUNTY shall not be considered an agent, employee, or borrowed servant of the CITY.

1.5 For and in consideration of the above agreement by the County, the CITY agrees to provide all warning and safety signs and other safety protections as required when such work is being performed by the COUNTY.

1.6 The parties further agree that such work and materials are provided by the COUNTY without warranty of any kind to the CITY or any third party, and that the COUNTY has no obligation to provide any supplemental warranty work after a project's completion. The CITY agrees to provide any engineering or design work required for work done pursuant to this agreement.

## II.

2.0 The Parties expressly acknowledge that the City's and the County's authority to indemnify and hold harmless any third party is governed by [Article XI, Section 7 of the Texas Constitution](#), and any provision that purports to require indemnification by the City or the County is invalid. Nothing in this Agreement requires that either the City or County incur debt, assess or collect funds, or create a sinking fund.

2.1 Payment for services or materials under this agreement shall be payable from current revenues available to the paying party.

III.

3.0 Either party may terminate this agreement upon thirty (30) day's written notice to the other party.

3.1 Nothing herein shall be construed to make either party a purchaser or consumer of goods or services from the other.

3.2 Nothing herein shall be construed to create any rights in third parties.

SIGNED AND ENTERED this the \_\_\_\_\_ day of \_\_\_\_\_, 2025.

BRAZORIA COUNTY, TEXAS

CITY OF \_\_\_\_\_

Signed by:

L. M. "Matt" Sebesta, Jr.  
By: L.M. "Matt" Sebesta Jr.  
Brazoria County Judge

\_\_\_\_\_  
By: Mayor

ATTEST:

\_\_\_\_\_  
CITY SECRETARY



THE STATE OF TEXAS §

COUNTY OF BRAZORIA §

### **INTERLOCAL AGREEMENT**

This agreement is made at Angleton, Brazoria County, Texas between BRAZORIA COUNTY, TEXAS acting through its Commissioners' Court (hereinafter "COUNTY"), and the CITY OF FREEPORT, acting through its Mayor (hereinafter "CITY").

NOW THEREFORE, THE COUNTY AND THE CITY agrees as follows:

1.0 The term of this agreement shall be from October 1, 2025, to September 30, 2026. The AGREEMENT may be renewed annually by the written approval of COUNTY and CITY.

1.1 Pursuant to the Interlocal Cooperation Act, Texas Government Code, Chapter 791 and the Texas Transportation Code, Section 251.012, the COUNTY agrees to provide personnel and equipment at its own expense to assist in the construction, improvement, maintenance and/or repair of a street or alley located within the corporate limits of the CITY OF FREEPORT, subject to the approval of the County Engineer as set forth in Section 1.3, including sub grade preparation, base preparation, asphalt paving, culverts and ditch work, herbicide spraying, painting and striping roads, installation of permanent traffic signs, and other routine road maintenance operations. Any work performed on the City's streets and alleys which are not an integral part of, or a connecting link to, other roads and highways is allowed if such work is determined to be

a benefit to the County by Commissioners' Court. The CITY will provide materials, including fuel used by the equipment for these projects. All such materials shall be paid for by the CITY, and may be purchased through the County's suppliers. The CITY shall reimburse the cost of any work performed or obtained by the COUNTY, which is determined to be beyond the scope of this agreement, to the County.

1.2 The county work authorized by this AGREEMENT may be done:

- (1) By the COUNTY through use of county equipment;
- (2) By an independent contractor with whom the COUNTY has contracted for the provision of certain services and materials, conditioned on the CITY providing a purchase order to such independent contractor for the full amount of such services or materials.

1.3 During the term of this AGREEMENT when COUNTY work is requested, the Mayor of the City shall submit a request in writing to the County Engineer. The County Engineer and the Mayor of the City shall agree in writing as to the location and type of assistance to be provided pursuant to this AGREEMENT. It is expressly understood between the parties that the COUNTY shall have no authority or obligation to provide any service or work on any city street or alley not so agreed to in writing. The County Engineer is authorized to sign an acceptance statement for each project at the appropriate time and authorize the work subject to be completed as the Road and Bridge Department schedules permit.

1.4 The parties intend that the COUNTY in performing such services shall act as an independent contractor and shall have control of the work and the manner in which it is performed. The COUNTY shall not be considered an agent, employee, or borrowed servant of the CITY.

1.5 For and in consideration of the above agreement by the County, the CITY agrees to provide all warning and safety signs and other safety protections as required when such work is being performed by the COUNTY.

1.6 The parties further agree that such work and materials are provided by the COUNTY without warranty of any kind to the CITY or any third party, and that the COUNTY has no obligation to provide any supplemental warranty work after a project's completion. The CITY agrees to provide any engineering or design work required for work done pursuant to this agreement.

## II.

2.0 The Parties expressly acknowledge that the City's and the County's authority to indemnify and hold harmless any third party is governed by [Article XI, Section 7 of the Texas Constitution](#), and any provision that purports to require indemnification by the City or the County is invalid. Nothing in this Agreement requires that either the City or County incur debt, assess or collect funds, or create a sinking fund.

2.1 Payment for services or materials under this agreement shall be payable from current revenues available to the paying party.

III.

3.0 Either party may terminate this agreement upon thirty (30) day's written notice to the other party.

3.1 Nothing herein shall be construed to make either party a purchaser or consumer of goods or services from the other.

3.2 Nothing herein shall be construed to create any rights in third parties.

SIGNED AND ENTERED this the \_\_\_\_\_ day of \_\_\_\_\_, 2025.

BRAZORIA COUNTY, TEXAS

CITY OF \_\_\_\_\_

Signed by:

L. M. "Matt" Sebesta, Jr.

By: L.M. "Matt" Sebesta Jr.  
Brazoria County Judge

By: \_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
CITY SECRETARY



## City Council Agenda Item #[4.E]

**Title:** Consideration and possible action approving the purchase of the replacement Veterans Memorial Monument from West Memorials.

**Date:** August 18, 2025

**From:** Ashlee Hurst, Finance Director

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**Staff Recommendation:** Staff recommends approval of the purchase.

**Item Summary:** The approval would allow for the purchase of a 40" X 14" X 8" black granite custom monument from West Memorials.

**Background Information:** Hurricane Beryl damaged the monument at the Veterans Memorial Park. Staff began trying to find a memorial service that could complete the work for the replacement of the monument. The City approached the EDC for a possible donation to help offset the impact on the City.

**Special Considerations:** N/A

**Financial Impact:** The EDC donated \$15,000 to the City for the purchase. The City's portion is \$14,888 and can be funded from excess revenues in Misc. Income. This is below the \$30k cap that requires Council approval, but we felt it necessary to get prior approval as it was not a budgeted item.

**Board or 3rd Party Recommendation:** N/A

**Supporting Documentation:**

1. Freeport Vet Memorial Contract 5.29.2025 (1) (1)
2. Freeport TX 2-21-25\_A (2) (1)



|                                                         |                                    |                 |                  |
|---------------------------------------------------------|------------------------------------|-----------------|------------------|
| DATE <b>5.29.2025</b>                                   | EMAIL <b>lpetty@freeport.tx.us</b> |                 |                  |
| PURCHSER(S) <b>City of Freeport, TX C/O Lance Petty</b> | HOME PHONE <b>(979) 709-5700</b>   | OTHER PHONE     |                  |
| ADDRESS <b>1201 North Avenue H</b>                      | CITY <b>Freeport</b>               | STATE <b>TX</b> | ZIP <b>77541</b> |
| CEMETERY                                                | PHONE                              | FAX             |                  |
| ADDRESS                                                 | CITY                               | STATE           | ZIP              |

|                                                                                                                                                                                                                                                                                  |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| CEMETERY CONTACT                                                                                                                                                                                                                                                                 | CEMETERY EMAIL                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| DESIGN <b>Custom</b><br>MATERIAL <b>Black Granite</b><br>SIZE OF TABLET <b>40" x 8" x 90"</b><br>FINISH OF TABLET <b>Polished</b><br>SIZE OF BASE <b>40" x 14" x 8"</b><br>FINISH OF BASE <b>Polished</b><br>BENCH<br>MARKER SIZE<br>VASE SIZE<br>OTHER<br>SPECIAL INSTRUCTIONS: |  <p>West Memorials is not responsible for any cemetery or installation fees. West Memorials will do everything in its power to ensure that all memorials sold meet the requirements of the cemetery in which it is being installed. It is, however ultimately the responsibility of the purchaser that the memorial conforms to cemetery regulations. Balance is due on Monument/Memorial/Project upon delivery. Balances due past 15 days are subject to a 2.5% finance charge per month.</p> <p>The party signing this order agrees that in case of his or her inability to pay the stipulated amount as agreed, the said</p> <p>WEST STONE WORKS CO., Inc. may if they elect, take the work from the cemetery or premises of the party signing the contract, he or she relinquishing all claims to said work or to any money he or she may have paid previous to such time.</p> <p>It is further agreed by the parties of this contract that in the event this contract is placed in the hands of an attorney, or collection agency for collection, that the maker of this note, that is the purchaser of the above monument, agrees to pay a reasonable attorney fee, together with all costs of the suit. This Agreement shall be governed by, construed and interpreted in all respects by the laws of State of Tennessee. Any suit brought to enforce this Agreement or for damages resulting from breach hereof or otherwise arising out of or connected with this contract may be brought only in a state or federal court located in Tennessee.</p> <p>THIS ORDER IS NOT SUBJECT TO COUNTERMAND.</p> <p style="text-align: right;">WEST STONE WORKS Co., INC.</p> |
| COST OF MONUMENT <b>\$ 29,888.00</b><br>CEMETERY FEES<br>OTHER<br>TOTAL COST <b>\$ 29,888.00</b><br>SALES TAX<br>GRAND TOTAL <b>\$ 29,888.00</b><br><br>BALANCE DUE <b>\$ 22,416.00</b>                                                                                          | PURCHASER FOR THE COMPANY                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |





**FREEPORT, TEXAS**

**VETERANS  
MEMORIAL  
PARK**

**DEDICATED  
NOV. 10  
2007**



**Tablet: 40" x 8" x 90"**

**Base: 48" x 14" x 8"**



## City Council Agenda Item #[4.F]

**Title:** Consideration and possible action approving Ordinance 2025-2745 adjusting the water and sewer rates, and approving the Resolution amending the Master Fee Schedule to reflect the same.

**Date:** August 18, 2025

**From:** Ashlee Hurst, Finance Director

**Staff Recommendation:** Staff recommends approval of the water/sewer rate adjustment that reflects Council's wishes.

**Item Summary:** This evening, there were 6 different options presented for adjusting the water/sewer rates to generate more revenue needed to allow the utility fund to operate sufficiently. A recap of those options is listed as:

| Option | Proposal                                           | Residential Impact | Other Use |
|--------|----------------------------------------------------|--------------------|-----------|
| A      | 10% on others only                                 | \$0.00             | \$11      |
| B      | 20% on others only                                 | \$0.00             | \$22      |
| C      | 15% others, 5% top tier residential                | \$1.68             | \$16      |
| D      | 15% sewer base and others, 5% top tier residential | \$7.08             | \$16      |
| E      | 15% others, 10% sewer and 5% water for residential | \$4.74             | \$16      |
| F      | 20% others, 10% sewer and 5% water for residential | \$4.74             | \$22      |

**Background Information:** The utility fund needs to generate more revenue to offset the increase in operating and debt service costs for a total of \$1,162,830.

**Special Considerations:** Staff would like to get this discussed and adopted tonight, so the final budget coming out at the next meeting can accurately reflect the change.

**Financial Impact:** Option A - Would leave a deficit of approximately \$416,855  
 Option B - Would cover the deficit and allow approximately \$329,120 to be allocated to other projects and/or cash reserves.  
 Option C - Would cover the deficit and allow approximately \$42,367 to be allocated to other projects and/or cash reserves.  
 Option D - Would cover the deficit and allow approximately \$122,202 to be allocated to other projects and/or cash reserves.  
 Option E - Would cover the deficit and allow approximately \$144,090 to be allocated to other





projects and/or cash reserves.

Option F - Would cover the deficit and allow approximately \$517,078 to be allocated to other projects and/or cash reserves.

**Board or 3rd Party Recommendation:** N/A

**Supporting Documentation:**

1. Proposed New Rates - Option A
2. Ordinance - Water and Sewer Rate Increase 2025 Option A DUNCAN 8.12
3. Proposed New Rates - Option B
4. Ordinance - Water and Sewer Rate Increase 2025 Option B DUNCAN 8.12
5. Proposed New Rates - Option C
6. Ordinance - Water and Sewer Rate Increase 2025 Option C DUNCAN 8.12
7. Proposed New Rates - Option D
8. Ordinance - Water and Sewer Rate Increase 2025 Option D DUNCAN 8.12
9. Proposed New Rates - Option E
10. Ordinance - Water and Sewer Rate Increase 2025 Option E DUNCAN 8.12
11. Proposed New Rates - Option F
12. Ordinance - Water and Sewer Rate Increase 2025 Option F DUNCAN 8.12
13. Resolution - Master Fee Water and Sewer Rate Increase DUNCAN 8.12
14. City of Freeport Master Fee Schedule - Option A
15. City of Freeport Master Fee Schedule - Option B
16. City of Freeport Master Fee Schedule - Option C
17. City of Freeport Master Fee Schedule - Option D
18. City of Freeport Master Fee Schedule - Option E
19. City of Freeport Master Fee Schedule - Option F

City of Freeport  
Water/Sewer Rates – "A"  
Effective October 2025



| Sewer Fees for Single-Family Residences & Multi-Fmaily Residences         |            |           |                |           |             |          |
|---------------------------------------------------------------------------|------------|-----------|----------------|-----------|-------------|----------|
| 0 to 2,000 gal.                                                           |            | \$ 14.03  | Base Fee       |           |             |          |
| 2,001 and over                                                            |            | \$ 4.84   | Per 1,000 gal. |           |             |          |
| Sewer Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 20.61  | Base Fee       | 4" meter  | \$ 206.06   | Base Fee |
|                                                                           | 1 ½" meter | \$ 26.50  | Base Fee       | 6" meter  | \$ 309.12   | Base Fee |
|                                                                           | 2" meter   | \$ 42.70  | Base Fee       | 8" meter  | \$ 426.86   | Base Fee |
|                                                                           | 3" meter   | \$ 161.92 | Base Fee       | 10" meter | \$ 548.65   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 11.11  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 15.99  | Per 1,000 gal. |           |             |          |
| Water Fees for Single-Family Residences & Multi-Family Residences         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           |            | \$ 18.47  | Base Fee       |           |             |          |
| 2,001 to 12,000 gal.                                                      |            | \$ 6.38   | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 8.40   | Per 1,000 gal. |           |             |          |
| Water Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 28.52  | Base Fee       | 4" meter  | \$ 285.51   | Base Fee |
|                                                                           | 1 ½" meter | \$ 36.69  | Base Fee       | 6" meter  | \$ 427.72   | Base Fee |
|                                                                           | 2" meter   | \$ 59.03  | Base Fee       | 8" meter  | \$ 590.66   | Base Fee |
|                                                                           | 3" meter   | \$ 224.06 | Base Fee       | 10" meter | \$ 765.68   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 13.33  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 17.57  | Per 1,000 gal. |           |             |          |
| Water Fees for Customers Outside the Corporate Limits of the City         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 42.79  | Base Fee       | 4" meter  | \$ 427.64   | Base Fee |
|                                                                           | 1 ½" meter | \$ 55.00  | Base Fee       | 6" meter  | \$ 641.44   | Base Fee |
|                                                                           | 2" meter   | \$ 88.58  | Base Fee       | 8" meter  | \$ 885.80   | Base Fee |
|                                                                           | 3" meter   | \$ 345.65 | Base Fee       | 10" meter | \$ 1,131.63 | Base Fee |
| 2,001 gal. and over                                                       |            | \$ 19.97  | Per 1,000 gal. |           |             |          |
| Water Fees for Water-Only Service Inside the Corporate Limits of the City |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 40.72  | Base Fee       | 4" meter  | \$ 407.21   | Base Fee |
|                                                                           | 1 ½" meter | \$ 52.37  | Base Fee       | 6" meter  | \$ 610.80   | Base Fee |
|                                                                           | 2" meter   | \$ 84.87  | Base Fee       | 8" meter  | \$ 843.47   | Base Fee |
|                                                                           | 3" meter   | \$ 319.96 | Base Fee       | 10" meter | \$ 1,076.75 | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 14.05  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 18.54  | Per 1,000 gal. |           |             |          |



**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE OF THE CITY OF FREEPORT, TEXAS, CONTAINING A PREAMBLE; AMENDING SECTIONS 52.15 AND 52.16 OF THE CODE OF ORDINANCES OF SAID CITY TO INCREASE THE RATES FOR WATER AND SEWER SERVICES FURNISHED TO SINGLE-FAMILY RESIDENCES AND MULTI-FAMILY RESIDENCES, INDUSTRIAL FACILITIES, OFFICE AND OTHER COMMERCIAL ESTABLISHMENTS INSIDE THE CORPORATE LIMITS OF THE CITY FOR WATER AND SEWER AND WATER ONLY SERVICES FURNISHED ON OR AFTER OCTOBER 1, 2025 AND FOR WATER FURNISHED TO INDUSTRIAL FACILITIES, OFFICES AND OTHER COMMERCIAL ESTABLISHMENTS, RESIDENCES AND CUSTOMERS LOCATED OUTSIDE THE CORPORATE LIMITS OF THE CITY ON AND AFTER OCTOBER 1, 2025; CONTAINING SAVINGS CLAUSES; CONTAINING A SEVERANCE CLAUSE; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AND BE IN FORCE FROM AND AFTER ITS PASSAGE AND ADOPTION.**

**WHEREAS**, the City of Freeport, Texas, ("the City") is a "Home Rule City" and a "Home Rule Municipality" lying and situated in Brazoria County, Texas, as described in and defined by Section 5, Article XI of the Constitution of Texas and Section 1.005 of the Local Government Code of Texas, respectively; and,

**WHEREAS**, Chapter 51 and 402 of the Local Government Code of Texas and Sections 2.01, 2.02, 3.07(n) and (u) of the Home Rule Charter of the City of Freeport authorize the City Council thereof to adopt the provisions of this Ordinance; and,

**WHEREAS**, the City Council of the City of Freeport has determined to here now declare that the adoption of this ordinance is necessary to the health, safety and general welfare of the inhabitants of said City and persons owning land therein.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS:**

**First**, Division (A) of Section 52-15 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

"(1) Sewer service furnished to single-family residences and multi-family residences:

|                     |                       |
|---------------------|-----------------------|
| 0 to 2,000 gal.     | \$14.03 (base fee)    |
| 2,001 gal. and over | \$4.84 per 1,000 gal. |

(2) Sewer service is furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments:

|                 |                    |
|-----------------|--------------------|
| 0 to 2,000 gal. |                    |
| 1" meter        | \$20.61 (base fee) |
| 1 ½" meter      | \$26.50 (base fee) |
| 2" meter        | \$42.70 (base fee) |

|                      |                        |
|----------------------|------------------------|
| 3" meter             | \$161.92 (base fee)    |
| 4" meter             | \$206.06 (base fee)    |
| 6" meter             | \$309.12 (base fee)    |
| 8" meter             | \$426.86 (base fee)    |
| 10" meter            | \$548.65 (base fee)    |
| 2,001 to 12,000 gal. | \$11.11 per 1,000 gal. |
| 12,001 gal. and over | \$15.99 per 1,000 gal. |

**Second**, Section 52-16 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

"(A) The city shall furnish water service to customers within the corporate limits of the city and shall charge each customer as follows:

(1) For water furnished to single-family residences and multi-family residences:

|                      |                       |
|----------------------|-----------------------|
| 0 gal. to 2,000 gal. | \$18.47 (base fee)    |
| 2,001 to 12,000 gal. | \$6.38 per 1,000 gal. |
| 12,001 gal. and over | \$8.40 per 1,000 gal. |

(2) For water furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments located within the city:

0 gal. to 2,000 gal.

|            |                     |
|------------|---------------------|
| 1" meter   | \$28.52 (base fee)  |
| 1 ½" meter | \$36.69 (base fee)  |
| 2" meter   | \$59.03 (base fee)  |
| 3" meter   | \$224.06 (base fee) |
| 4" meter   | \$285.51 (base fee) |
| 6" meter   | \$427.72 (base fee) |
| 8" meter   | \$590.66 (base fee) |
| 10" meter  | \$765.68 (base fee) |

|                           |                        |
|---------------------------|------------------------|
| 2,001 gal. to 12,000 gal. | \$13.33 per 1,000 gal. |
| 12,001 gal. and over      | \$17.57 per 1,000 gal. |

(B) The city may furnish water service to customers outside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|          |                    |
|----------|--------------------|
| 1" meter | \$42.79 (base fee) |
|----------|--------------------|

|                     |                        |
|---------------------|------------------------|
| 1 ½" meter          | \$55.00 (base fee)     |
| 2" meter            | \$88.58 (base fee)     |
| 3" meter            | \$345.65 (base fee)    |
| 4" meter            | \$427.64 (base fee)    |
| 6" meter            | \$641.44 (base fee)    |
| 8" meter            | \$885.80 (base fee)    |
| 10" meter           | \$1,131.63 (base fee)  |
| 2,001 gal. and over | \$19.97 per 1,000 gal. |

(C) The city shall furnish water-only service to customers inside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|            |                       |
|------------|-----------------------|
| 1" meter   | \$40.72 (base fee)    |
| 1 ½" meter | \$52.37 (base fee)    |
| 2" meter   | \$84.87 (base fee)    |
| 3" meter   | \$319.96 (base fee)   |
| 4" meter   | \$407.21 (base fee)   |
| 6" meter   | \$610.80 (base fee)   |
| 8" meter   | \$843.47 (base fee)   |
| 10" meter  | \$1,076.75 (base fee) |

2,001 gal. to 12,000 gal. \$14.05 per 1,000 gal.

12,001 gal. and over \$18.54 per 1,000 gal.

**Third**, this ordinance is cumulative of and in addition to all other ordinances of the City of Freeport, Texas, on the same subject and all ordinances are hereby expressly saved from repeal.

**Fourth**, where this ordinance and another ordinance conflict or overlap, this ordinance shall prevail.

**Fifth**, nothing contained in this ordinance shall cause any rights heretofore vested to be altered, affected or impaired in any way and all such rights may be hereafter enforced as if this ordinance had not been adopted.

**Sixth**, if any section or provision of this ordinance is found to be unconstitutional, void or inoperative by the final judgment of a court of competent jurisdiction, such defective provision, if any, is hereby declared to be severable from the remaining sections and provisions of this ordinance and such remaining sections and provisions shall remain in full force and effect.

**Seventh**, this ordinance shall take effect and be in force after its passage and adoption.

READ, PASSED AND ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

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Jerry Cain, Mayor,  
City of Freeport, Texas

ATTEST:

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Clarisa Fernandez, City Secretary,  
City of Freeport, Texas

APPROVED AS TO FORM ONLY:

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Christopher Duncan, Interim City Attorney,  
City of Freeport, Texas

City of Freeport  
Water/Sewer Rates – "B"  
Effective October 2025



| Sewer Fees for Single-Family Residences & Multi-Fmaily Residences         |            |           |                |           |             |          |
|---------------------------------------------------------------------------|------------|-----------|----------------|-----------|-------------|----------|
| 0 to 2,000 gal.                                                           |            | \$ 14.03  | Base Fee       |           |             |          |
| 2,001 and over                                                            |            | \$ 4.84   | Per 1,000 gal. |           |             |          |
| Sewer Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 22.49  | Base Fee       | 4" meter  | \$ 224.80   | Base Fee |
|                                                                           | 1 ½" meter | \$ 28.91  | Base Fee       | 6" meter  | \$ 337.22   | Base Fee |
|                                                                           | 2" meter   | \$ 46.58  | Base Fee       | 8" meter  | \$ 465.66   | Base Fee |
|                                                                           | 3" meter   | \$ 176.64 | Base Fee       | 10" meter | \$ 598.52   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 12.12  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 17.45  | Per 1,000 gal. |           |             |          |
| Water Fees for Single-Family Residences & Multi-Family Residences         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           |            | \$ 18.47  | Base Fee       |           |             |          |
| 2,001 to 12,000 gal.                                                      |            | \$ 6.38   | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 8.40   | Per 1,000 gal. |           |             |          |
| Water Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 31.12  | Base Fee       | 4" meter  | \$ 311.46   | Base Fee |
|                                                                           | 1 ½" meter | \$ 40.02  | Base Fee       | 6" meter  | \$ 466.61   | Base Fee |
|                                                                           | 2" meter   | \$ 64.39  | Base Fee       | 8" meter  | \$ 644.35   | Base Fee |
|                                                                           | 3" meter   | \$ 244.43 | Base Fee       | 10" meter | \$ 835.28   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 14.54  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 19.16  | Per 1,000 gal. |           |             |          |
| Water Fees for Customers Outside the Corporate Limits of the City         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 46.68  | Base Fee       | 4" meter  | \$ 466.51   | Base Fee |
|                                                                           | 1 ½" meter | \$ 60.00  | Base Fee       | 6" meter  | \$ 699.76   | Base Fee |
|                                                                           | 2" meter   | \$ 96.64  | Base Fee       | 8" meter  | \$ 966.32   | Base Fee |
|                                                                           | 3" meter   | \$ 377.08 | Base Fee       | 10" meter | \$ 1,234.50 | Base Fee |
| 2,001 gal. and over                                                       |            | \$ 21.78  | Per 1,000 gal. |           |             |          |
| Water Fees for Water-Only Service Inside the Corporate Limits of the City |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 44.42  | Base Fee       | 4" meter  | \$ 444.23   | Base Fee |
|                                                                           | 1 ½" meter | \$ 57.13  | Base Fee       | 6" meter  | \$ 666.32   | Base Fee |
|                                                                           | 2" meter   | \$ 92.58  | Base Fee       | 8" meter  | \$ 920.15   | Base Fee |
|                                                                           | 3" meter   | \$ 349.04 | Base Fee       | 10" meter | \$ 1,174.63 | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 15.32  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 20.22  | Per 1,000 gal. |           |             |          |



**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE OF THE CITY OF FREEPORT, TEXAS, CONTAINING A PREAMBLE; AMENDING SECTIONS 52.15 AND 52.16 OF THE CODE OF ORDINANCES OF SAID CITY TO INCREASE THE RATES FOR WATER AND SEWER SERVICES FURNISHED TO SINGLE-FAMILY RESIDENCES AND MULTI-FAMILY RESIDENCES, INDUSTRIAL FACILITIES, OFFICE AND OTHER COMMERCIAL ESTABLISHMENTS INSIDE THE CORPORATE LIMITS OF THE CITY FOR WATER AND SEWER AND WATER ONLY SERVICES FURNISHED ON OR AFTER OCTOBER 1, 2025 AND FOR WATER FURNISHED TO INDUSTRIAL FACILITIES, OFFICES AND OTHER COMMERCIAL ESTABLISHMENTS, RESIDENCES AND CUSTOMERS LOCATED OUTSIDE THE CORPORATE LIMITS OF THE CITY ON AND AFTER OCTOBER 1, 2025; CONTAINING SAVINGS CLAUSES; CONTAINING A SEVERANCE CLAUSE; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AND BE IN FORCE FROM AND AFTER ITS PASSAGE AND ADOPTION.**

**WHEREAS**, the City of Freeport, Texas, ("the City") is a "Home Rule City" and a "Home Rule Municipality" lying and situated in Brazoria County, Texas, as described in and defined by Section 5, Article XI of the Constitution of Texas and Section 1.005 of the Local Government Code of Texas, respectively; and,

**WHEREAS**, Chapter 51 and 402 of the Local Government Code of Texas and Sections 2.01, 2.02, 3.07(n) and (u) of the Home Rule Charter of the City of Freeport authorize the City Council thereof to adopt the provisions of this Ordinance; and,

**WHEREAS**, the City Council of the City of Freeport has determined to here now declare that the adoption of this ordinance is necessary to the health, safety and general welfare of the inhabitants of said City and persons owning land therein.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS:**

**First**, Division (A) of Section 52-15 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

(1) Sewer service furnished to single-family residences and multi-family residences:

|                     |                       |
|---------------------|-----------------------|
| 0 to 2,000 gal.     | \$14.03 (base fee)    |
| 2,001 gal. and over | \$4.84 per 1,000 gal. |

(2) Sewer service is furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments:

|                 |                    |
|-----------------|--------------------|
| 0 to 2,000 gal. |                    |
| 1" meter        | \$22.49 (base fee) |
| 1 ½" meter      | \$28.91 (base fee) |
| 2" meter        | \$46.58 (base fee) |

|                      |                        |
|----------------------|------------------------|
| 3" meter             | \$176.64 (base fee)    |
| 4" meter             | \$224.80 (base fee)    |
| 6" meter             | \$337.22 (base fee)    |
| 8" meter             | \$465.66 (base fee)    |
| 10" meter            | \$598.52 (base fee)    |
| 2,001 to 12,000 gal. | \$12.12 per 1,000 gal. |
| 12,001 gal. and over | \$17.45 per 1,000 gal. |

**Second**, Section 52-16 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

"(A) The city shall furnish water service to customers within the corporate limits of the city and shall charge each customer as follows:

(1) For water furnished to single-family residences and multi-family residences:

|                      |                       |
|----------------------|-----------------------|
| 0 gal. to 2,000 gal. | \$18.47 (base fee)    |
| 2,001 to 12,000 gal. | \$6.38 per 1,000 gal. |
| 12,001 gal. and over | \$8.40 per 1,000 gal. |

(2) For water furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments located within the city:

0 gal. to 2,000 gal.

|            |                     |
|------------|---------------------|
| 1" meter   | \$31.12 (base fee)  |
| 1 ½" meter | \$40.02 (base fee)  |
| 2" meter   | \$64.39 (base fee)  |
| 3" meter   | \$244.43 (base fee) |
| 4" meter   | \$311.46 (base fee) |
| 6" meter   | \$466.61 (base fee) |
| 8" meter   | \$644.35 (base fee) |
| 10" meter  | \$835.28 (base fee) |

|                           |                        |
|---------------------------|------------------------|
| 2,001 gal. to 12,000 gal. | \$14.54 per 1,000 gal. |
| 12,001 gal. and over      | \$19.16 per 1,000 gal. |

(B) The city may furnish water service to customers outside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|          |                    |
|----------|--------------------|
| 1" meter | \$46.68 (base fee) |
|----------|--------------------|

|                     |                        |
|---------------------|------------------------|
| 1 ½" meter          | \$60.00 (base fee)     |
| 2" meter            | \$96.64 (base fee)     |
| 3" meter            | \$377.08 (base fee)    |
| 4" meter            | \$466.51 (base fee)    |
| 6" meter            | \$699.76 (base fee)    |
| 8" meter            | \$966.32 (base fee)    |
| 10" meter           | \$1,234.50 (base fee)  |
| 2,001 gal. and over | \$21.78 per 1,000 gal. |

(C) The city shall furnish water-only service to customers inside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|            |                       |
|------------|-----------------------|
| 1" meter   | \$44.42 (base fee)    |
| 1 ½" meter | \$57.13 (base fee)    |
| 2" meter   | \$92.58 (base fee)    |
| 3" meter   | \$349.04 (base fee)   |
| 4" meter   | \$444.23 (base fee)   |
| 6" meter   | \$666.32 (base fee)   |
| 8" meter   | \$920.15 (base fee)   |
| 10" meter  | \$1,174.63 (base fee) |

2,001 gal. to 12,000 gal. \$15.32 per 1,000 gal.

12,001 gal. and over \$20.22 per 1,000 gal.

**Third**, this ordinance is cumulative of and in addition to all other ordinances of the City of Freeport, Texas, on the same subject and all ordinances are hereby expressly saved from repeal.

**Fourth**, where this ordinance and another ordinance conflict or overlap, this ordinance shall prevail.

**Fifth**, nothing contained in this ordinance shall cause any rights heretofore vested to be altered, affected or impaired in any way and all such rights may be hereafter enforced as if this ordinance had not been adopted.

**Sixth**, if any section or provision of this ordinance is found to be unconstitutional, void or inoperative by the final judgment of a court of competent jurisdiction, such defective provision, if any, is hereby declared to be severable from the remaining sections and provisions of this ordinance and such remaining sections and provisions shall remain in full force and effect.

**Seventh**, this ordinance shall take effect and be in force after its passage and adoption.

READ, PASSED AND ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

---

Jerry Cain, Mayor,  
City of Freeport, Texas

ATTEST:

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Clarisa Fernandez, City Secretary,  
City of Freeport, Texas

APPROVED AS TO FORM ONLY:

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Christopher Duncan, Interim City Attorney,  
City of Freeport, Texas

City of Freeport  
Water/Sewer Rates – "C"  
Effective October 2025



| Sewer Fees for Single-Family Residences & Multi-Fmaily Residences         |            |           |                |           |             |          |
|---------------------------------------------------------------------------|------------|-----------|----------------|-----------|-------------|----------|
| 0 to 2,000 gal.                                                           |            | \$ 14.03  | Base Fee       |           |             |          |
| 2,001 and over                                                            |            | \$ 5.08   | Per 1,000 gal. |           |             |          |
| Sewer Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 21.55  | Base Fee       | 4" meter  | \$ 215.43   | Base Fee |
|                                                                           | 1 ½" meter | \$ 27.70  | Base Fee       | 6" meter  | \$ 323.17   | Base Fee |
|                                                                           | 2" meter   | \$ 44.64  | Base Fee       | 8" meter  | \$ 446.26   | Base Fee |
|                                                                           | 3" meter   | \$ 169.28 | Base Fee       | 10" meter | \$ 573.59   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 11.62  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 16.72  | Per 1,000 gal. |           |             |          |
| Water Fees for Single-Family Residences & Multi-Family Residences         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           |            | \$ 18.47  | Base Fee       |           |             |          |
| 2,001 to 12,000 gal.                                                      |            | \$ 6.70   | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 8.82   | Per 1,000 gal. |           |             |          |
| Water Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 29.82  | Base Fee       | 4" meter  | \$ 298.48   | Base Fee |
|                                                                           | 1 ½" meter | \$ 38.35  | Base Fee       | 6" meter  | \$ 447.17   | Base Fee |
|                                                                           | 2" meter   | \$ 61.71  | Base Fee       | 8" meter  | \$ 617.50   | Base Fee |
|                                                                           | 3" meter   | \$ 234.24 | Base Fee       | 10" meter | \$ 800.48   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 13.94  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 18.37  | Per 1,000 gal. |           |             |          |
| Water Fees for Customers Outside the Corporate Limits of the City         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 44.74  | Base Fee       | 4" meter  | \$ 447.07   | Base Fee |
|                                                                           | 1 ½" meter | \$ 57.50  | Base Fee       | 6" meter  | \$ 670.60   | Base Fee |
|                                                                           | 2" meter   | \$ 92.61  | Base Fee       | 8" meter  | \$ 926.06   | Base Fee |
|                                                                           | 3" meter   | \$ 361.36 | Base Fee       | 10" meter | \$ 1,183.06 | Base Fee |
| 2,001 gal. and over                                                       |            | \$ 20.87  | Per 1,000 gal. |           |             |          |
| Water Fees for Water-Only Service Inside the Corporate Limits of the City |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 42.57  | Base Fee       | 4" meter  | \$ 425.72   | Base Fee |
|                                                                           | 1 ½" meter | \$ 54.75  | Base Fee       | 6" meter  | \$ 638.56   | Base Fee |
|                                                                           | 2" meter   | \$ 88.72  | Base Fee       | 8" meter  | \$ 881.81   | Base Fee |
|                                                                           | 3" meter   | \$ 334.50 | Base Fee       | 10" meter | \$ 1,125.69 | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 14.69  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 19.38  | Per 1,000 gal. |           |             |          |



**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE OF THE CITY OF FREEPORT, TEXAS, CONTAINING A PREAMBLE; AMENDING SECTIONS 52.15 AND 52.16 OF THE CODE OF ORDINANCES OF SAID CITY TO INCREASE THE RATES FOR WATER AND SEWER SERVICES FURNISHED TO SINGLE-FAMILY RESIDENCES AND MULTI-FAMILY RESIDENCES, INDUSTRIAL FACILITIES, OFFICE AND OTHER COMMERCIAL ESTABLISHMENTS INSIDE THE CORPORATE LIMITS OF THE CITY FOR WATER AND SEWER AND WATER ONLY SERVICES FURNISHED ON OR AFTER OCTOBER 1, 2025 AND FOR WATER FURNISHED TO INDUSTRIAL FACILITIES, OFFICES AND OTHER COMMERCIAL ESTABLISHMENTS, RESIDENCES AND CUSTOMERS LOCATED OUTSIDE THE CORPORATE LIMITS OF THE CITY ON AND AFTER OCTOBER 1, 2025; CONTAINING SAVINGS CLAUSES; CONTAINING A SEVERANCE CLAUSE; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AND BE IN FORCE FROM AND AFTER ITS PASSAGE AND ADOPTION.**

**WHEREAS**, the City of Freeport, Texas, ("the City") is a "Home Rule City" and a "Home Rule Municipality" lying and situated in Brazoria County, Texas, as described in and defined by Section 5, Article XI of the Constitution of Texas and Section 1.005 of the Local Government Code of Texas, respectively; and,

**WHEREAS**, Chapter 51 and 402 of the Local Government Code of Texas and Sections 2.01, 2.02, 3.07(n) and (u) of the Home Rule Charter of the City of Freeport authorize the City Council thereof to adopt the provisions of this Ordinance; and,

**WHEREAS**, the City Council of the City of Freeport has determined to here now declare that the adoption of this ordinance is necessary to the health, safety and general welfare of the inhabitants of said City and persons owning land therein.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS:**

**First**, Division (A) of Section 52-15 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

(1) Sewer service furnished to single-family residences and multi-family residences:

|                     |                       |
|---------------------|-----------------------|
| 0 to 2,000 gal.     | \$14.03 (base fee)    |
| 2,001 gal. and over | \$5.08 per 1,000 gal. |

(2) Sewer service is furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments:

|                 |                    |
|-----------------|--------------------|
| 0 to 2,000 gal. |                    |
| 1" meter        | \$21.55 (base fee) |
| 1 ½" meter      | \$27.70 (base fee) |
| 2" meter        | \$44.64 (base fee) |

|                      |                        |
|----------------------|------------------------|
| 3" meter             | \$169.28 (base fee)    |
| 4" meter             | \$215.43 (base fee)    |
| 6" meter             | \$323.17 (base fee)    |
| 8" meter             | \$446.26 (base fee)    |
| 10" meter            | \$573.59 (base fee)    |
| 2,001 to 12,000 gal. | \$11.62 per 1,000 gal. |
| 12,001 gal. and over | \$16.72 per 1,000 gal. |

**Second**, Section 52-16 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

"(A) The city shall furnish water service to customers within the corporate limits of the city and shall charge each customer as follows:

(1) For water furnished to single-family residences and multi-family residences:

|                      |                       |
|----------------------|-----------------------|
| 0 gal. to 2,000 gal. | \$18.47 (base fee)    |
| 2,001 to 12,000 gal. | \$6.70 per 1,000 gal. |
| 12,001 gal. and over | \$8.82 per 1,000 gal. |

(2) For water furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments located within the city:

0 gal. to 2,000 gal.

|            |                     |
|------------|---------------------|
| 1" meter   | \$29.82 (base fee)  |
| 1 ½" meter | \$38.35 (base fee)  |
| 2" meter   | \$61.71 (base fee)  |
| 3" meter   | \$234.24 (base fee) |
| 4" meter   | \$298.48 (base fee) |
| 6" meter   | \$447.17 (base fee) |
| 8" meter   | \$617.50 (base fee) |
| 10" meter  | \$800.48 (base fee) |

|                           |                        |
|---------------------------|------------------------|
| 2,001 gal. to 12,000 gal. | \$13.94 per 1,000 gal. |
| 12,001 gal. and over      | \$18.37 per 1,000 gal. |

(B) The city may furnish water service to customers outside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|          |                    |
|----------|--------------------|
| 1" meter | \$44.74 (base fee) |
|----------|--------------------|

|                     |                        |
|---------------------|------------------------|
| 1 ½" meter          | \$57.50 (base fee)     |
| 2" meter            | \$92.61 (base fee)     |
| 3" meter            | \$361.36 (base fee)    |
| 4" meter            | \$447.07 (base fee)    |
| 6" meter            | \$670.60 (base fee)    |
| 8" meter            | \$926.06 (base fee)    |
| 10" meter           | \$1,183.06 (base fee)  |
| 2,001 gal. and over | \$20.87 per 1,000 gal. |

(C) The city shall furnish water-only service to customers inside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|            |                       |
|------------|-----------------------|
| 1" meter   | \$42.57 (base fee)    |
| 1 ½" meter | \$54.75 (base fee)    |
| 2" meter   | \$88.72 (base fee)    |
| 3" meter   | \$334.50 (base fee)   |
| 4" meter   | \$425.72 (base fee)   |
| 6" meter   | \$638.56 (base fee)   |
| 8" meter   | \$881.81 (base fee)   |
| 10" meter  | \$1,125.69 (base fee) |

2,001 gal. to 12,000 gal. \$14.69 per 1,000 gal.

12,001 gal. and over \$19.38 per 1,000 gal.

**Third**, this ordinance is cumulative of and in addition to all other ordinances of the City of Freeport, Texas, on the same subject and all ordinances are hereby expressly saved from repeal.

**Fourth**, where this ordinance and another ordinance conflict or overlap, this ordinance shall prevail.

**Fifth**, nothing contained in this ordinance shall cause any rights heretofore vested to be altered, affected or impaired in any way and all such rights may be hereafter enforced as if this ordinance had not been adopted.

**Sixth**, if any section or provision of this ordinance is found to be unconstitutional, void or inoperative by the final judgment of a court of competent jurisdiction, such defective provision, if any, is hereby declared to be severable from the remaining sections and provisions of this ordinance and such remaining sections and provisions shall remain in full force and effect.

**Seventh**, this ordinance shall take effect and be in force after its passage and adoption.

READ, PASSED AND ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
Jerry Cain, Mayor,  
City of Freeport, Texas

ATTEST:

\_\_\_\_\_  
Clarisa Fernandez, City Secretary,  
City of Freeport, Texas

APPROVED AS TO FORM ONLY:

\_\_\_\_\_  
Christopher Duncan, Interim City Attorney,  
City of Freeport, Texas

City of Freeport  
Water/Sewer Rates – “D”  
Effective October 2025



| Sewer Fees for Single-Family Residences & Multi-Fmaily Residences         |            |           |                |           |             |          |
|---------------------------------------------------------------------------|------------|-----------|----------------|-----------|-------------|----------|
| 0 to 2,000 gal.                                                           |            | \$ 16.13  | Base Fee       |           |             |          |
| 2,001 and over                                                            |            | \$ 5.84   | Per 1,000 gal. |           |             |          |
| Sewer Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 21.55  | Base Fee       | 4" meter  | \$ 215.43   | Base Fee |
|                                                                           | 1 ½" meter | \$ 27.70  | Base Fee       | 6" meter  | \$ 323.17   | Base Fee |
|                                                                           | 2" meter   | \$ 44.64  | Base Fee       | 8" meter  | \$ 446.26   | Base Fee |
|                                                                           | 3" meter   | \$ 169.28 | Base Fee       | 10" meter | \$ 573.59   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 11.62  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 16.72  | Per 1,000 gal. |           |             |          |
| Water Fees for Single-Family Residences & Multi-Family Residences         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           |            | \$ 18.47  | Base Fee       |           |             |          |
| 2,001 to 12,000 gal.                                                      |            | \$ 7.03   | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 9.26   | Per 1,000 gal. |           |             |          |
| Water Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 29.82  | Base Fee       | 4" meter  | \$ 298.48   | Base Fee |
|                                                                           | 1 ½" meter | \$ 38.35  | Base Fee       | 6" meter  | \$ 447.17   | Base Fee |
|                                                                           | 2" meter   | \$ 61.71  | Base Fee       | 8" meter  | \$ 617.50   | Base Fee |
|                                                                           | 3" meter   | \$ 234.24 | Base Fee       | 10" meter | \$ 800.48   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 13.94  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 18.37  | Per 1,000 gal. |           |             |          |
| Water Fees for Customers Outside the Corporate Limits of the City         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 44.74  | Base Fee       | 4" meter  | \$ 447.07   | Base Fee |
|                                                                           | 1 ½" meter | \$ 57.50  | Base Fee       | 6" meter  | \$ 670.60   | Base Fee |
|                                                                           | 2" meter   | \$ 92.61  | Base Fee       | 8" meter  | \$ 926.06   | Base Fee |
|                                                                           | 3" meter   | \$ 361.36 | Base Fee       | 10" meter | \$ 1,183.06 | Base Fee |
| 2,001 gal. and over                                                       |            | \$ 20.87  | Per 1,000 gal. |           |             |          |
| Water Fees for Water-Only Service Inside the Corporate Limits of the City |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 42.57  | Base Fee       | 4" meter  | \$ 425.72   | Base Fee |
|                                                                           | 1 ½" meter | \$ 54.75  | Base Fee       | 6" meter  | \$ 638.56   | Base Fee |
|                                                                           | 2" meter   | \$ 88.72  | Base Fee       | 8" meter  | \$ 881.81   | Base Fee |
|                                                                           | 3" meter   | \$ 334.50 | Base Fee       | 10" meter | \$ 1,125.69 | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 14.69  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 19.38  | Per 1,000 gal. |           |             |          |



**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE OF THE CITY OF FREEPORT, TEXAS, CONTAINING A PREAMBLE; AMENDING SECTIONS 52.15 AND 52.16 OF THE CODE OF ORDINANCES OF SAID CITY TO INCREASE THE RATES FOR WATER AND SEWER SERVICES FURNISHED TO SINGLE-FAMILY RESIDENCES AND MULTI-FAMILY RESIDENCES, INDUSTRIAL FACILITIES, OFFICE AND OTHER COMMERCIAL ESTABLISHMENTS INSIDE THE CORPORATE LIMITS OF THE CITY FOR WATER AND SEWER AND WATER ONLY SERVICES FURNISHED ON OR AFTER OCTOBER 1, 2025 AND FOR WATER FURNISHED TO INDUSTRIAL FACILITIES, OFFICES AND OTHER COMMERCIAL ESTABLISHMENTS, RESIDENCES AND CUSTOMERS LOCATED OUTSIDE THE CORPORATE LIMITS OF THE CITY ON AND AFTER OCTOBER 1, 2025; CONTAINING SAVINGS CLAUSES; CONTAINING A SEVERANCE CLAUSE; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AND BE IN FORCE FROM AND AFTER ITS PASSAGE AND ADOPTION.**

**WHEREAS**, the City of Freeport, Texas, ("the City") is a "Home Rule City" and a "Home Rule Municipality" lying and situated in Brazoria County, Texas, as described in and defined by Section 5, Article XI of the Constitution of Texas and Section 1.005 of the Local Government Code of Texas, respectively; and,

**WHEREAS**, Chapter 51 and 402 of the Local Government Code of Texas and Sections 2.01, 2.02, 3.07(n) and (u) of the Home Rule Charter of the City of Freeport authorize the City Council thereof to adopt the provisions of this Ordinance; and,

**WHEREAS**, the City Council of the City of Freeport has determined to here now declare that the adoption of this ordinance is necessary to the health, safety and general welfare of the inhabitants of said City and persons owning land therein.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS:**

**First**, Division (A) of Section 52-15 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

(1) Sewer service furnished to single-family residences and multi-family residences:

|                     |                       |
|---------------------|-----------------------|
| 0 to 2,000 gal.     | \$16.13 (base fee)    |
| 2,001 gal. and over | \$5.84 per 1,000 gal. |

(2) Sewer service is furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments:

|                 |                    |
|-----------------|--------------------|
| 0 to 2,000 gal. |                    |
| 1" meter        | \$21.55 (base fee) |
| 1 ½" meter      | \$27.70 (base fee) |
| 2" meter        | \$44.64 (base fee) |

|                      |                        |
|----------------------|------------------------|
| 3" meter             | \$169.28 (base fee)    |
| 4" meter             | \$215.43 (base fee)    |
| 6" meter             | \$323.17 (base fee)    |
| 8" meter             | \$446.26 (base fee)    |
| 10" meter            | \$573.59 (base fee)    |
| 2,001 to 12,000 gal. | \$11.62 per 1,000 gal. |
| 12,001 gal. and over | \$16.72 per 1,000 gal. |

**Second**, Section 52-16 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

"(A) The city shall furnish water service to customers within the corporate limits of the city and shall charge each customer as follows:

(1) For water furnished to single-family residences and multi-family residences:

|                      |                       |
|----------------------|-----------------------|
| 0 gal. to 2,000 gal. | \$18.47 (base fee)    |
| 2,001 to 12,000 gal. | \$7.03 per 1,000 gal. |
| 12,001 gal. and over | \$9.26 per 1,000 gal. |

(2) For water furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments located within the city:

0 gal. to 2,000 gal.

|            |                     |
|------------|---------------------|
| 1" meter   | \$29.82 (base fee)  |
| 1 ½" meter | \$38.35 (base fee)  |
| 2" meter   | \$61.71 (base fee)  |
| 3" meter   | \$234.24 (base fee) |
| 4" meter   | \$298.48 (base fee) |
| 6" meter   | \$447.17 (base fee) |
| 8" meter   | \$617.50 (base fee) |
| 10" meter  | \$800.48 (base fee) |

|                           |                        |
|---------------------------|------------------------|
| 2,001 gal. to 12,000 gal. | \$13.94 per 1,000 gal. |
| 12,001 gal. and over      | \$18.37 per 1,000 gal. |

(B) The city may furnish water service to customers outside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|          |                    |
|----------|--------------------|
| 1" meter | \$44.74 (base fee) |
|----------|--------------------|

|                     |                        |
|---------------------|------------------------|
| 1 ½" meter          | \$57.50 (base fee)     |
| 2" meter            | \$92.61 (base fee)     |
| 3" meter            | \$361.36 (base fee)    |
| 4" meter            | \$447.07 (base fee)    |
| 6" meter            | \$670.60 (base fee)    |
| 8" meter            | \$926.06 (base fee)    |
| 10" meter           | \$1,183.06 (base fee)  |
| 2,001 gal. and over | \$20.87 per 1,000 gal. |

(C) The city shall furnish water-only service to customers inside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|            |                       |
|------------|-----------------------|
| 1" meter   | \$42.57 (base fee)    |
| 1 ½" meter | \$54.75 (base fee)    |
| 2" meter   | \$88.72 (base fee)    |
| 3" meter   | \$334.50 (base fee)   |
| 4" meter   | \$425.72 (base fee)   |
| 6" meter   | \$638.56 (base fee)   |
| 8" meter   | \$881.81 (base fee)   |
| 10" meter  | \$1,125.69 (base fee) |

2,001 gal. to 12,000 gal. \$14.69 per 1,000 gal.

12,001 gal. and over \$19.38 per 1,000 gal.

**Third**, this ordinance is cumulative of and in addition to all other ordinances of the City of Freeport, Texas, on the same subject and all ordinances are hereby expressly saved from repeal.

**Fourth**, where this ordinance and another ordinance conflict or overlap, this ordinance shall prevail.

**Fifth**, nothing contained in this ordinance shall cause any rights heretofore vested to be altered, affected or impaired in any way and all such rights may be hereafter enforced as if this ordinance had not been adopted.

**Sixth**, if any section or provision of this ordinance is found to be unconstitutional, void or inoperative by the final judgment of a court of competent jurisdiction, such defective provision, if any, is hereby declared to be severable from the remaining sections and provisions of this ordinance and such remaining sections and provisions shall remain in full force and effect.

**Seventh**, this ordinance shall take effect and be in force after its passage and adoption.

READ, PASSED AND ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

---

Jerry Cain, Mayor,  
City of Freeport, Texas

ATTEST:

---

Clarisa Fernandez, City Secretary,  
City of Freeport, Texas

APPROVED AS TO FORM ONLY:

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Christopher Duncan, Interim City Attorney,  
City of Freeport, Texas

City of Freeport  
Water/Sewer Rates – “E”  
Effective October 2025



| Sewer Fees for Single-Family Residences & Multi-Family Residences         |            |           |                |           |             |          |
|---------------------------------------------------------------------------|------------|-----------|----------------|-----------|-------------|----------|
| 0 to 2,000 gal.                                                           |            | \$ 15.43  | Base Fee       |           |             |          |
| 2,001 and over                                                            |            | \$ 5.32   | Per 1,000 gal. |           |             |          |
| Sewer Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 21.55  | Base Fee       | 4" meter  | \$ 215.43   | Base Fee |
|                                                                           | 1 ½" meter | \$ 27.70  | Base Fee       | 6" meter  | \$ 323.17   | Base Fee |
|                                                                           | 2" meter   | \$ 44.64  | Base Fee       | 8" meter  | \$ 446.26   | Base Fee |
|                                                                           | 3" meter   | \$ 169.28 | Base Fee       | 10" meter | \$ 573.59   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 11.62  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 16.72  | Per 1,000 gal. |           |             |          |
| Water Fees for Single-Family Residences & Multi-Family Residences         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           |            | \$ 19.39  | Base Fee       |           |             |          |
| 2,001 to 12,000 gal.                                                      |            | \$ 6.70   | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 8.82   | Per 1,000 gal. |           |             |          |
| Water Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 29.82  | Base Fee       | 4" meter  | \$ 298.48   | Base Fee |
|                                                                           | 1 ½" meter | \$ 38.35  | Base Fee       | 6" meter  | \$ 447.17   | Base Fee |
|                                                                           | 2" meter   | \$ 61.71  | Base Fee       | 8" meter  | \$ 617.50   | Base Fee |
|                                                                           | 3" meter   | \$ 234.24 | Base Fee       | 10" meter | \$ 800.48   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 13.94  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 18.37  | Per 1,000 gal. |           |             |          |
| Water Fees for Customers Outside the Corporate Limits of the City         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 44.74  | Base Fee       | 4" meter  | \$ 447.07   | Base Fee |
|                                                                           | 1 ½" meter | \$ 57.50  | Base Fee       | 6" meter  | \$ 670.60   | Base Fee |
|                                                                           | 2" meter   | \$ 92.61  | Base Fee       | 8" meter  | \$ 926.06   | Base Fee |
|                                                                           | 3" meter   | \$ 361.36 | Base Fee       | 10" meter | \$ 1,183.06 | Base Fee |
| 2,001 gal. and over                                                       |            | \$ 20.87  | Per 1,000 gal. |           |             |          |
| Water Fees for Water-Only Service Inside the Corporate Limits of the City |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 42.57  | Base Fee       | 4" meter  | \$ 425.72   | Base Fee |
|                                                                           | 1 ½" meter | \$ 54.75  | Base Fee       | 6" meter  | \$ 638.56   | Base Fee |
|                                                                           | 2" meter   | \$ 88.72  | Base Fee       | 8" meter  | \$ 881.81   | Base Fee |
|                                                                           | 3" meter   | \$ 334.50 | Base Fee       | 10" meter | \$ 1,125.69 | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 14.69  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 19.38  | Per 1,000 gal. |           |             |          |

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE OF THE CITY OF FREEPORT, TEXAS, CONTAINING A PREAMBLE; AMENDING SECTIONS 52.15 AND 52.16 OF THE CODE OF ORDINANCES OF SAID CITY TO INCREASE THE RATES FOR WATER AND SEWER SERVICES FURNISHED TO SINGLE-FAMILY RESIDENCES AND MULTI-FAMILY RESIDENCES, INDUSTRIAL FACILITIES, OFFICE AND OTHER COMMERCIAL ESTABLISHMENTS INSIDE THE CORPORATE LIMITS OF THE CITY FOR WATER AND SEWER AND WATER ONLY SERVICES FURNISHED ON OR AFTER OCTOBER 1, 2025 AND FOR WATER FURNISHED TO INDUSTRIAL FACILITIES, OFFICES AND OTHER COMMERCIAL ESTABLISHMENTS, RESIDENCES AND CUSTOMERS LOCATED OUTSIDE THE CORPORATE LIMITS OF THE CITY ON AND AFTER OCTOBER 1, 2025; CONTAINING SAVINGS CLAUSES; CONTAINING A SEVERANCE CLAUSE; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AND BE IN FORCE FROM AND AFTER ITS PASSAGE AND ADOPTION.**

**WHEREAS**, the City of Freeport, Texas, ("the City") is a "Home Rule City" and a "Home Rule Municipality" lying and situated in Brazoria County, Texas, as described in and defined by Section 5, Article XI of the Constitution of Texas and Section 1.005 of the Local Government Code of Texas, respectively; and,

**WHEREAS**, Chapter 51 and 402 of the Local Government Code of Texas and Sections 2.01, 2.02, 3.07(n) and (u) of the Home Rule Charter of the City of Freeport authorize the City Council thereof to adopt the provisions of this Ordinance; and,

**WHEREAS**, the City Council of the City of Freeport has determined to here now declare that the adoption of this ordinance is necessary to the health, safety and general welfare of the inhabitants of said City and persons owning land therein.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS:**

**First**, Division (A) of Section 52-15 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

(1) Sewer service furnished to single-family residences and multi-family residences:

|                     |                       |
|---------------------|-----------------------|
| 0 to 2,000 gal.     | \$15.43 (base fee)    |
| 2,001 gal. and over | \$5.32 per 1,000 gal. |

(2) Sewer service is furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments:

|                 |                    |
|-----------------|--------------------|
| 0 to 2,000 gal. |                    |
| 1" meter        | \$21.55 (base fee) |
| 1 ½" meter      | \$27.70 (base fee) |
| 2" meter        | \$44.64 (base fee) |



|                      |                        |
|----------------------|------------------------|
| 3" meter             | \$169.28 (base fee)    |
| 4" meter             | \$215.43 (base fee)    |
| 6" meter             | \$323.17 (base fee)    |
| 8" meter             | \$446.26 (base fee)    |
| 10" meter            | \$573.59 (base fee)    |
| 2,001 to 12,000 gal. | \$11.62 per 1,000 gal. |
| 12,001 gal. and over | \$16.72 per 1,000 gal. |

**Second**, Section 52-16 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

"(A) The city shall furnish water service to customers within the corporate limits of the city and shall charge each customer as follows:

(1) For water furnished to single-family residences and multi-family residences:

|                      |                       |
|----------------------|-----------------------|
| 0 gal. to 2,000 gal. | \$19.39 (base fee)    |
| 2,001 to 12,000 gal. | \$6.70 per 1,000 gal. |
| 12,001 gal. and over | \$8.82 per 1,000 gal. |

(2) For water furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments located within the city:

0 gal. to 2,000 gal.

|            |                     |
|------------|---------------------|
| 1" meter   | \$29.82 (base fee)  |
| 1 ½" meter | \$38.35 (base fee)  |
| 2" meter   | \$61.71 (base fee)  |
| 3" meter   | \$234.24 (base fee) |
| 4" meter   | \$298.48 (base fee) |
| 6" meter   | \$447.17 (base fee) |
| 8" meter   | \$617.50 (base fee) |
| 10" meter  | \$800.48 (base fee) |

|                           |                        |
|---------------------------|------------------------|
| 2,001 gal. to 12,000 gal. | \$13.94 per 1,000 gal. |
| 12,001 gal. and over      | \$18.37 per 1,000 gal. |

(B) The city may furnish water service to customers outside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|          |                    |
|----------|--------------------|
| 1" meter | \$44.74 (base fee) |
|----------|--------------------|

|                     |                        |
|---------------------|------------------------|
| 1 ½" meter          | \$57.50 (base fee)     |
| 2" meter            | \$92.61 (base fee)     |
| 3" meter            | \$361.36 (base fee)    |
| 4" meter            | \$447.07 (base fee)    |
| 6" meter            | \$670.60 (base fee)    |
| 8" meter            | \$926.06 (base fee)    |
| 10" meter           | \$1,183.06 (base fee)  |
| 2,001 gal. and over | \$20.87 per 1,000 gal. |

(C) The city shall furnish water-only service to customers inside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|            |                       |
|------------|-----------------------|
| 1" meter   | \$42.57 (base fee)    |
| 1 ½" meter | \$54.75 (base fee)    |
| 2" meter   | \$88.72 (base fee)    |
| 3" meter   | \$334.50 (base fee)   |
| 4" meter   | \$425.72 (base fee)   |
| 6" meter   | \$638.56 (base fee)   |
| 8" meter   | \$881.81 (base fee)   |
| 10" meter  | \$1,125.69 (base fee) |

2,001 gal. to 12,000 gal. \$14.69 per 1,000 gal.

12,001 gal. and over \$19.38 per 1,000 gal.

**Third**, this ordinance is cumulative of and in addition to all other ordinances of the City of Freeport, Texas, on the same subject and all ordinances are hereby expressly saved from repeal.

**Fourth**, where this ordinance and another ordinance conflict or overlap, this ordinance shall prevail.

**Fifth**, nothing contained in this ordinance shall cause any rights heretofore vested to be altered, affected or impaired in any way and all such rights may be hereafter enforced as if this ordinance had not been adopted.

**Sixth**, if any section or provision of this ordinance is found to be unconstitutional, void or inoperative by the final judgment of a court of competent jurisdiction, such defective provision, if any, is hereby declared to be severable from the remaining sections and provisions of this ordinance and such remaining sections and provisions shall remain in full force and effect.

**Seventh**, this ordinance shall take effect and be in force after its passage and adoption.

READ, PASSED AND ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

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Jerry Cain, Mayor,  
City of Freeport, Texas

ATTEST:

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Clarisa Fernandez, City Secretary,  
City of Freeport, Texas

APPROVED AS TO FORM ONLY:

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Christopher Duncan, Interim City Attorney,  
City of Freeport, Texas

City of Freeport  
Water/Sewer Rates – "F"  
Effective October 2025



| Sewer Fees for Single-Family Residences & Multi-Fmaily Residences         |            |           |                |           |             |          |
|---------------------------------------------------------------------------|------------|-----------|----------------|-----------|-------------|----------|
| 0 to 2,000 gal.                                                           |            | \$ 15.43  | Base Fee       |           |             |          |
| 2,001 and over                                                            |            | \$ 5.32   | Per 1,000 gal. |           |             |          |
| Sewer Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 22.49  | Base Fee       | 4" meter  | \$ 224.80   | Base Fee |
|                                                                           | 1 ½" meter | \$ 28.91  | Base Fee       | 6" meter  | \$ 337.22   | Base Fee |
|                                                                           | 2" meter   | \$ 46.58  | Base Fee       | 8" meter  | \$ 465.66   | Base Fee |
|                                                                           | 3" meter   | \$ 176.64 | Base Fee       | 10" meter | \$ 598.52   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 12.12  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 17.45  | Per 1,000 gal. |           |             |          |
| Water Fees for Single-Family Residences & Multi-Family Residences         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           |            | \$ 19.39  | Base Fee       |           |             |          |
| 2,001 to 12,000 gal.                                                      |            | \$ 6.70   | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 8.82   | Per 1,000 gal. |           |             |          |
| Water Fees for Industrial, Offices, & Other Commercial Establishments     |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 31.12  | Base Fee       | 4" meter  | \$ 311.46   | Base Fee |
|                                                                           | 1 ½" meter | \$ 40.02  | Base Fee       | 6" meter  | \$ 466.61   | Base Fee |
|                                                                           | 2" meter   | \$ 64.39  | Base Fee       | 8" meter  | \$ 644.35   | Base Fee |
|                                                                           | 3" meter   | \$ 244.43 | Base Fee       | 10" meter | \$ 835.28   | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 14.54  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 19.16  | Per 1,000 gal. |           |             |          |
| Water Fees for Customers Outside the Corporate Limits of the City         |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 46.68  | Base Fee       | 4" meter  | \$ 466.51   | Base Fee |
|                                                                           | 1 ½" meter | \$ 60.00  | Base Fee       | 6" meter  | \$ 699.76   | Base Fee |
|                                                                           | 2" meter   | \$ 96.64  | Base Fee       | 8" meter  | \$ 966.32   | Base Fee |
|                                                                           | 3" meter   | \$ 377.08 | Base Fee       | 10" meter | \$ 1,234.50 | Base Fee |
| 2,001 gal. and over                                                       |            | \$ 21.78  | Per 1,000 gal. |           |             |          |
| Water Fees for Water-Only Service Inside the Corporate Limits of the City |            |           |                |           |             |          |
| 0 to 2,000 gal.                                                           | 1" meter   | \$ 44.42  | Base Fee       | 4" meter  | \$ 444.23   | Base Fee |
|                                                                           | 1 ½" meter | \$ 57.13  | Base Fee       | 6" meter  | \$ 666.32   | Base Fee |
|                                                                           | 2" meter   | \$ 92.58  | Base Fee       | 8" meter  | \$ 920.15   | Base Fee |
|                                                                           | 3" meter   | \$ 349.04 | Base Fee       | 10" meter | \$ 1,174.63 | Base Fee |
| 2,001 to 12,000 gal.                                                      |            | \$ 15.32  | Per 1,000 gal. |           |             |          |
| 12,001 gal. and over                                                      |            | \$ 20.22  | Per 1,000 gal. |           |             |          |

**ORDINANCE NO. \_\_\_\_\_**

**AN ORDINANCE OF THE CITY OF FREEPORT, TEXAS, CONTAINING A PREAMBLE; AMENDING SECTIONS 52.15 AND 52.16 OF THE CODE OF ORDINANCES OF SAID CITY TO INCREASE THE RATES FOR WATER AND SEWER SERVICES FURNISHED TO SINGLE-FAMILY RESIDENCES AND MULTI-FAMILY RESIDENCES, INDUSTRIAL FACILITIES, OFFICE AND OTHER COMMERCIAL ESTABLISHMENTS INSIDE THE CORPORATE LIMITS OF THE CITY FOR WATER AND SEWER AND WATER ONLY SERVICES FURNISHED ON OR AFTER OCTOBER 1, 2025 AND FOR WATER FURNISHED TO INDUSTRIAL FACILITIES, OFFICES AND OTHER COMMERCIAL ESTABLISHMENTS, RESIDENCES AND CUSTOMERS LOCATED OUTSIDE THE CORPORATE LIMITS OF THE CITY ON AND AFTER OCTOBER 1, 2025; CONTAINING SAVINGS CLAUSES; CONTAINING A SEVERANCE CLAUSE; AND PROVIDING THAT THIS ORDINANCE SHALL TAKE EFFECT AND BE IN FORCE FROM AND AFTER ITS PASSAGE AND ADOPTION.**

**WHEREAS**, the City of Freeport, Texas, ("the City") is a "Home Rule City" and a "Home Rule Municipality" lying and situated in Brazoria County, Texas, as described in and defined by Section 5, Article XI of the Constitution of Texas and Section 1.005 of the Local Government Code of Texas, respectively; and,

**WHEREAS**, Chapter 51 and 402 of the Local Government Code of Texas and Sections 2.01, 2.02, 3.07(n) and (u) of the Home Rule Charter of the City of Freeport authorize the City Council thereof to adopt the provisions of this Ordinance; and,

**WHEREAS**, the City Council of the City of Freeport has determined to here now declare that the adoption of this ordinance is necessary to the health, safety and general welfare of the inhabitants of said City and persons owning land therein.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS:**

**First**, Division (A) of Section 52-15 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

(1) Sewer service furnished to single-family residences and multi-family residences:

|                     |                       |
|---------------------|-----------------------|
| 0 to 2,000 gal.     | \$15.43 (base fee)    |
| 2,001 gal. and over | \$5.32 per 1,000 gal. |

(2) Sewer service is furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments:

|                 |                    |
|-----------------|--------------------|
| 0 to 2,000 gal. |                    |
| 1" meter        | \$22.49 (base fee) |
| 1 ½" meter      | \$28.91 (base fee) |
| 2" meter        | \$46.58 (base fee) |

|                      |                        |
|----------------------|------------------------|
| 3" meter             | \$176.64 (base fee)    |
| 4" meter             | \$224.80 (base fee)    |
| 6" meter             | \$337.22 (base fee)    |
| 8" meter             | \$465.66 (base fee)    |
| 10" meter            | \$598.52 (base fee)    |
| 2,001 to 12,000 gal. | \$12.12 per 1,000 gal. |
| 12,001 gal. and over | \$17.45 per 1,000 gal. |

**Second**, Section 52-16 of the Code of Ordinances of the City of Freeport, Texas, is hereby amended to read as follows:

"(A) The city shall furnish water service to customers within the corporate limits of the city and shall charge each customer as follows:

(1) For water furnished to single-family residences and multi-family residences:

|                      |                       |
|----------------------|-----------------------|
| 0 gal. to 2,000 gal. | \$19.39 (base fee)    |
| 2,001 to 12,000 gal. | \$6.70 per 1,000 gal. |
| 12,001 gal. and over | \$8.82 per 1,000 gal. |

(2) For water furnished to all other customers, including but not being limited to industrial facilities, offices and other commercial establishments located within the city:

|                           |                        |
|---------------------------|------------------------|
| 0 gal. to 2,000 gal.      |                        |
| 1" meter                  | \$31.12 (base fee)     |
| 1 ½" meter                | \$40.02 (base fee)     |
| 2" meter                  | \$64.39 (base fee)     |
| 3" meter                  | \$244.43 (base fee)    |
| 4" meter                  | \$311.46 (base fee)    |
| 6" meter                  | \$466.61 (base fee)    |
| 8" meter                  | \$644.35 (base fee)    |
| 10" meter                 | \$835.28 (base fee)    |
| 2,001 gal. to 12,000 gal. | \$14.54 per 1,000 gal. |
| 12,001 gal. and over      | \$19.16 per 1,000 gal. |

(B) The city may furnish water service to customers outside the corporate limits of the city and shall charge each customer as follows:

|                      |                    |
|----------------------|--------------------|
| 0 gal. to 2,000 gal. |                    |
| 1" meter             | \$46.68 (base fee) |



|                     |                        |
|---------------------|------------------------|
| 1 ½" meter          | \$60.00 (base fee)     |
| 2" meter            | \$96.64 (base fee)     |
| 3" meter            | \$377.08 (base fee)    |
| 4" meter            | \$466.51 (base fee)    |
| 6" meter            | \$699.76 (base fee)    |
| 8" meter            | \$966.32 (base fee)    |
| 10" meter           | \$1,234.50 (base fee)  |
| 2,001 gal. and over | \$21.78 per 1,000 gal. |

(C) The city shall furnish water-only service to customers inside the corporate limits of the city and shall charge each customer as follows:

0 gal. to 2,000 gal.

|            |                       |
|------------|-----------------------|
| 1" meter   | \$44.42 (base fee)    |
| 1 ½" meter | \$57.13 (base fee)    |
| 2" meter   | \$92.58 (base fee)    |
| 3" meter   | \$349.04 (base fee)   |
| 4" meter   | \$444.23 (base fee)   |
| 6" meter   | \$666.32 (base fee)   |
| 8" meter   | \$920.15 (base fee)   |
| 10" meter  | \$1,174.63 (base fee) |

2,001 gal. to 12,000 gal. \$15.32 per 1,000 gal.

12,001 gal. and over \$20.22 per 1,000 gal.

**Third**, this ordinance is cumulative of and in addition to all other ordinances of the City of Freeport, Texas, on the same subject and all ordinances are hereby expressly saved from repeal.

**Fourth**, where this ordinance and another ordinance conflict or overlap, this ordinance shall prevail.

**Fifth**, nothing contained in this ordinance shall cause any rights heretofore vested to be altered, affected or impaired in any way and all such rights may be hereafter enforced as if this ordinance had not been adopted.

**Sixth**, if any section or provision of this ordinance is found to be unconstitutional, void or inoperative by the final judgment of a court of competent jurisdiction, such defective provision, if any, is hereby declared to be severable from the remaining sections and provisions of this ordinance and such remaining sections and provisions shall remain in full force and effect.

**Seventh**, this ordinance shall take effect and be in force after its passage and adoption.

READ, PASSED AND ADOPTED this \_\_\_\_\_ day of \_\_\_\_\_, 2025.

---

Jerry Cain, Mayor,  
City of Freeport, Texas

ATTEST:

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Clarisa Fernandez, City Secretary,  
City of Freeport, Texas

APPROVED AS TO FORM ONLY:

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Christopher Duncan, Interim City Attorney,  
City of Freeport, Texas

**RESOLUTION NO. 2025-xxxx**

**RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS AMENDING THE MASTER FEE SCHEDULE FOR ASSESSING RATES AND FEES, AND CHARGES FOR SERVICES PROVIDED BY CITY DEPARTMENTS, USE OF CITY PROPERTY, AND PURCHASE OF CERTAIN GOODS PROVIDED BY THE CITY; SPECIFICALLY SETTING FEES FOR SEWER TAPS, WATER RATES AND SEWER RATES; AUTHORIZING THE CITY CLERK TO MAINTAIN THE MASTER FEE SCHEDULE AND RECOMMEND ADJUSTMENTS; PROVIDING FOR SEVERABILITY; PROVIDING AN EFFECTIVE DATE; AND PROVIDING FOR A FINDING OF PROPER MEETING AND NOTICE.**

**WHEREAS**, the City Council of the City of Freeport, Texas (“City”) seeks to provide for reasonable fees and charges for services provided by City departments, use of City property, and purchase of certain goods provided by the City in order to recoup the cost of conducting municipal business on the public’s behalf without unduly relying on taxes; and

**WHEREAS**, the City Council finds that the Code of Ordinances of the City of Freeport, Texas (“Code”) contains rates and fees throughout the Code and desires to consolidate all City rates and fees to provide a single and convenient location for a list of all rates and fees charged by the City through a Master Rate Schedule; and

**WHEREAS**, by Ordinance the City Council of the City authorized the establishment and maintenance of a Master Fee Schedule; and

**WHEREAS**, the City Council has determined that the public welfare would be best served by maintaining and amending the Master Fee Schedule as set forth herein;

**NOW THEREFORE, IT IS HEREBY RESOLVED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS:**

**SECTION 1. FEES.** Pursuant to the provisions of its Code of Ordinances, the City Council of the City hereby amends the Master Fee Schedule with the rates and fees hereto as Exhibit “A”.

**SECTION 2. EFFECTIVE DATE.** This resolution and the rules, regulations, provisions, requirements, orders, and matters established and adopted hereby shall take effect and be in full force and effect on the date of passage and upon execution by the mayor and city secretary as set forth below.

**SECTION 3. PROPER NOTICE AND MEETING.** It is hereby found and determined that the meeting at which this resolution was passed was attended by a quorum of the City Council, was open to the public, and that public notice of the time, place and purpose of said meeting was given as required by the Open Meetings Act, Texas Government Code, Chapter 551.

Read, passed and adopted the \_\_\_\_\_ day of \_\_\_\_\_, 2025.

**ATTEST:**

---

Clarisa Fernandez, City Secretary  
City of Freeport, Texas

**APPROVED:**

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Jerry Cain, Mayor  
City of Freeport, Texas

**APPROVED AS TO FORM ONLY**

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Christopher Duncan, Interim City Attorney  
City of Freeport, Texas

| City of Freeport Master Fee Schedule – OPTION “A”                                |          |               |
|----------------------------------------------------------------------------------|----------|---------------|
| Sewer and Water Department                                                       |          |               |
| Description                                                                      | Fee      |               |
| SEWER SERVICES                                                                   |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                               |          |               |
| 0 TO 2,000 GALLONS                                                               | \$14.03  | BASE FEE      |
| 2,001 GALLONS AND OVER                                                           | \$4.84   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS                 |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$20.61  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$26.50  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$42.70  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$161.92 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                      | \$206.06 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                      | \$309.12 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                      | \$426.86 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                     | \$548.65 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$11.11  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$15.99  | PER 1,000 GAL |
| WATER SERVICES                                                                   |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                               |          |               |
| 0 TO 2,000 GALLONS                                                               | \$18.47  | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$6.38   | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$8.40   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS WITHIN THE CITY |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$28.52  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$36.69  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$59.03  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$224.06 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                      | \$285.51 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                      | \$427.72 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                      | \$590.66 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                     | \$765.68 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$13.33  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$17.57  | PER 1,000 GAL |
| CUSTOMERS OUTSIDE THE CORPORATE LIMITS OF THE CITY                               |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$42.79  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$55.00  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$88.58  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$345.65 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                      | \$427.64 | BASE FEE      |

|                                                                   |            |               |
|-------------------------------------------------------------------|------------|---------------|
| 6" METER 0 TO 2,000 GALLONS                                       | \$641.44   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$885.80   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,131.63 | BASE FEE      |
| 2,001 GALLONS AND OVER                                            | \$19.97    | PER 1,000 GAL |
| <b>WATER-ONLY SERVICE INSIDE THE CORPORATE LIMITS OF THE CITY</b> |            |               |
| 1" METER 0 TO 2,000 GALLONS                                       | \$40.72    | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                   | \$52.37    | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                       | \$84.87    | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                       | \$319.96   | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                       | \$407.21   | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                       | \$610.80   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$843.47   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,076.75 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                           | \$14.05    | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                           | \$18.54    | PER 1,000 GAL |



| City of Freeport Master Fee Schedule – OPTION “B”                                |          |               |
|----------------------------------------------------------------------------------|----------|---------------|
| Sewer and Water Department                                                       |          |               |
| Description                                                                      | Fee      |               |
| SEWER SERVICES                                                                   |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                               |          |               |
| 0 TO 2,000 GALLONS                                                               | \$14.03  | BASE FEE      |
| 2,001 GALLONS AND OVER                                                           | \$4.84   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS                 |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$22.49  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$28.91  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$46.58  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$176.64 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                      | \$224.80 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                      | \$337.22 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                      | \$465.66 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                     | \$598.52 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$12.12  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$17.45  | PER 1,000 GAL |
| WATER SERVICES                                                                   |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                               |          |               |
| 0 TO 2,000 GALLONS                                                               | \$18.47  | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$6.38   | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$8.40   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS WITHIN THE CITY |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$31.12  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$40.02  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$64.39  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$244.43 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                      | \$311.46 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                      | \$466.61 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                      | \$644.35 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                     | \$835.28 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$14.54  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$19.16  | PER 1,000 GAL |
| CUSTOMERS OUTSIDE THE CORPORATE LIMITS OF THE CITY                               |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$46.68  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$60.00  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$96.64  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$377.08 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                      | \$466.51 | BASE FEE      |

|                                                                   |            |               |
|-------------------------------------------------------------------|------------|---------------|
| 6" METER 0 TO 2,000 GALLONS                                       | \$699.76   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$966.32   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,234.50 | BASE FEE      |
| 2,001 GALLONS AND OVER                                            | \$21.78    | PER 1,000 GAL |
| <b>WATER-ONLY SERVICE INSIDE THE CORPORATE LIMITS OF THE CITY</b> |            |               |
| 1" METER 0 TO 2,000 GALLONS                                       | \$44.42    | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                   | \$57.13    | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                       | \$92.58    | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                       | \$349.04   | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                       | \$444.23   | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                       | \$666.32   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$920.15   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,174.63 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                           | \$15.32    | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                           | \$20.22    | PER 1,000 GAL |

| City of Freeport Master Fee Schedule – OPTION “C”                                |          |               |
|----------------------------------------------------------------------------------|----------|---------------|
| Sewer and Water Department                                                       |          |               |
| Description                                                                      | Fee      |               |
| SEWER SERVICES                                                                   |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                               |          |               |
| 0 TO 2,000 GALLONS                                                               | \$14.03  | BASE FEE      |
| 2,001 GALLONS AND OVER                                                           | \$5.08   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS                 |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$21.55  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$27.70  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$44.64  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$169.28 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                      | \$215.43 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                      | \$323.17 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                      | \$446.26 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                     | \$573.59 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$11.62  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$16.72  | PER 1,000 GAL |
| WATER SERVICES                                                                   |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                               |          |               |
| 0 TO 2,000 GALLONS                                                               | \$18.47  | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$6.70   | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$8.82   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS WITHIN THE CITY |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$29.82  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$38.35  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$61.71  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$234.24 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                      | \$298.48 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                      | \$447.17 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                      | \$617.50 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                     | \$800.48 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$13.94  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$18.37  | PER 1,000 GAL |
| CUSTOMERS OUTSIDE THE CORPORATE LIMITS OF THE CITY                               |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$44.74  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$57.50  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$92.61  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$361.36 | BASE FEE      |

|                                                                   |            |               |
|-------------------------------------------------------------------|------------|---------------|
| 4" METER 0 TO 2,000 GALLONS                                       | \$447.07   | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                       | \$670.60   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$926.06   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,183.06 | BASE FEE      |
| 2,001 GALLONS AND OVER                                            | \$20.87    | PER 1,000 GAL |
| <b>WATER-ONLY SERVICE INSIDE THE CORPORATE LIMITS OF THE CITY</b> |            |               |
| 1" METER 0 TO 2,000 GALLONS                                       | \$42.57    | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                   | \$54.75    | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                       | \$88.72    | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                       | \$334.50   | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                       | \$425.72   | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                       | \$638.56   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$881.81   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,125.69 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                           | \$14.69    | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                           | \$19.38    | PER 1,000 GAL |

| City of Freeport Master Fee Schedule – OPTION “D”                                   |          |               |
|-------------------------------------------------------------------------------------|----------|---------------|
| Sewer and Water Department                                                          |          |               |
| Description                                                                         | Fee      |               |
| SEWER SERVICES                                                                      |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                                  |          |               |
| 0 TO 2,000 GALLONS                                                                  | \$16.13  | BASE FEE      |
| 2,001 GALLONS AND OVER                                                              | \$5.84   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS                    |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                         | \$21.55  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                     | \$27.70  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                         | \$44.64  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                         | \$169.28 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                         | \$215.43 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                         | \$323.17 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                         | \$446.26 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                        | \$573.59 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                             | \$11.62  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                             | \$16.72  | PER 1,000 GAL |
| WATER SERVICES                                                                      |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                                  |          |               |
| 0 TO 2,000 GALLONS                                                                  | \$18.47  | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                             | \$7.03   | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                             | \$9.26   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS<br>WITHIN THE CITY |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                         | \$29.82  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                     | \$38.35  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                         | \$61.71  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                         | \$234.24 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                         | \$298.48 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                         | \$447.17 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                         | \$617.50 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                        | \$800.48 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                             | \$13.94  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                             | \$18.37  | PER 1,000 GAL |
| CUSTOMERS OUTSIDE THE CORPORATE LIMITS OF THE CITY                                  |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                         | \$44.74  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                     | \$57.50  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                         | \$92.61  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                         | \$361.36 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                         | \$447.07 | BASE FEE      |

|                                                                   |            |               |
|-------------------------------------------------------------------|------------|---------------|
| 6" METER 0 TO 2,000 GALLONS                                       | \$670.60   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$926.06   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,183.06 | BASE FEE      |
| 2,001 GALLONS AND OVER                                            | \$20.87    | PER 1,000 GAL |
| <b>WATER-ONLY SERVICE INSIDE THE CORPORATE LIMITS OF THE CITY</b> |            |               |
| 1" METER 0 TO 2,000 GALLONS                                       | \$42.57    | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                   | \$54.75    | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                       | \$88.72    | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                       | \$334.50   | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                       | \$425.72   | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                       | \$638.56   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$881.81   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,125.69 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                           | \$14.69    | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                           | \$19.38    | PER 1,000 GAL |



| City of Freeport Master Fee Schedule – OPTION “E”                                   |          |               |
|-------------------------------------------------------------------------------------|----------|---------------|
| Sewer and Water Department                                                          |          |               |
| Description                                                                         | Fee      |               |
| SEWER SERVICES                                                                      |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                                  |          |               |
| 0 TO 2,000 GALLONS                                                                  | \$15.43  | BASE FEE      |
| 2,001 GALLONS AND OVER                                                              | \$5.32   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS                    |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                         | \$21.55  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                     | \$27.70  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                         | \$44.64  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                         | \$169.28 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                         | \$215.43 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                         | \$323.17 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                         | \$446.26 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                        | \$573.59 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                             | \$11.62  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                             | \$16.72  | PER 1,000 GAL |
| WATER SERVICES                                                                      |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                                  |          |               |
| 0 TO 2,000 GALLONS                                                                  | \$19.39  | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                             | \$6.70   | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                             | \$8.82   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS<br>WITHIN THE CITY |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                         | \$29.82  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                     | \$38.35  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                         | \$61.71  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                         | \$234.24 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                         | \$298.48 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                         | \$447.17 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                         | \$617.50 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                        | \$800.48 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                             | \$13.94  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                             | \$18.37  | PER 1,000 GAL |
| CUSTOMERS OUTSIDE THE CORPORATE LIMITS OF THE CITY                                  |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                         | \$44.74  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                     | \$57.50  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                         | \$92.61  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                         | \$361.36 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                         | \$447.07 | BASE FEE      |

|                                                                   |            |               |
|-------------------------------------------------------------------|------------|---------------|
| 6" METER 0 TO 2,000 GALLONS                                       | \$670.60   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$926.06   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,183.06 | BASE FEE      |
| 2,001 GALLONS AND OVER                                            | \$20.87    | PER 1,000 GAL |
| <b>WATER-ONLY SERVICE INSIDE THE CORPORATE LIMITS OF THE CITY</b> |            |               |
| 1" METER 0 TO 2,000 GALLONS                                       | \$42.57    | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                   | \$54.75    | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                       | \$88.72    | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                       | \$334.50   | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                       | \$425.72   | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                       | \$638.56   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$881.81   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,125.69 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                           | \$14.69    | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                           | \$19.38    | PER 1,000 GAL |

| City of Freeport Master Fee Schedule – OPTION “F”                                |          |               |
|----------------------------------------------------------------------------------|----------|---------------|
| Sewer and Water Department                                                       |          |               |
| Description                                                                      | Fee      |               |
| SEWER SERVICES                                                                   |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                               |          |               |
| 0 TO 2,000 GALLONS                                                               | \$15.43  | BASE FEE      |
| 2,001 GALLONS AND OVER                                                           | \$5.32   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS                 |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$22.49  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$28.91  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$46.58  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$176.64 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                      | \$224.80 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                      | \$337.22 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                      | \$465.66 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                     | \$598.52 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$12.12  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$17.45  | PER 1,000 GAL |
| WATER SERVICES                                                                   |          |               |
| SINGLE-FAMILY RESIDENCES & MULTI-FAMILY RESIDENCES                               |          |               |
| 0 TO 2,000 GALLONS                                                               | \$19.39  | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$6.70   | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$8.82   | PER 1,000 GAL |
| INDUSTRIAL FACILITIES, OFFICES & OTHER COMMERCIAL ESTABLISHMENTS WITHIN THE CITY |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$31.12  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$40.02  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$64.39  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$244.43 | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                                      | \$311.46 | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                                      | \$466.61 | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                                      | \$644.35 | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                                     | \$835.28 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                                          | \$14.54  | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                                          | \$19.16  | PER 1,000 GAL |
| CUSTOMERS OUTSIDE THE CORPORATE LIMITS OF THE CITY                               |          |               |
| 1" METER 0 TO 2,000 GALLONS                                                      | \$46.68  | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                                  | \$60.00  | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                                      | \$96.64  | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                                      | \$377.08 | BASE FEE      |

|                                                                   |            |               |
|-------------------------------------------------------------------|------------|---------------|
| 4" METER 0 TO 2,000 GALLONS                                       | \$466.51   | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                       | \$699.76   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$966.32   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,234.50 | BASE FEE      |
| 2,001 GALLONS AND OVER                                            | \$21.78    | PER 1,000 GAL |
| <b>WATER-ONLY SERVICE INSIDE THE CORPORATE LIMITS OF THE CITY</b> |            |               |
| 1" METER 0 TO 2,000 GALLONS                                       | \$44.42    | BASE FEE      |
| 1-1/2" METER 0 TO 2,000 GALLONS                                   | \$57.13    | BASE FEE      |
| 2" METER 0 TO 2,000 GALLONS                                       | \$92.58    | BASE FEE      |
| 3" METER 0 TO 2,000 GALLONS                                       | \$349.04   | BASE FEE      |
| 4" METER 0 TO 2,000 GALLONS                                       | \$444.23   | BASE FEE      |
| 6" METER 0 TO 2,000 GALLONS                                       | \$666.32   | BASE FEE      |
| 8" METER 0 TO 2,000 GALLONS                                       | \$920.15   | BASE FEE      |
| 10" METER 0 TO 2,000 GALLONS                                      | \$1,174.63 | BASE FEE      |
| 2,001 TO 12,000 GALLONS                                           | \$15.32    | PER 1,000 GAL |
| 12,001 GALLONS AND OVER                                           | \$20.22    | PER 1,000 GAL |



## City Council Agenda Item #[4.G]

**Title:** Consideration and possible action approving Resolution No. 2025-2945 adopting Chapter 5.23, Subsection B - Internal Software Management Policy, into the City of Freeport Policy Handbook.

**Date:** August 18, 2025

**From:** Toby Cohen, Information Technology Director

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**Staff Recommendation:** Approval adopting Chapter 5.23B – Internal Software Management Policy into the City of Freeport Policy Handbook. This policy establishes formal procedures for approving, managing, and maintaining an Approved and Prohibited Software List for all City-owned or leased devices, ensuring compliance with Texas DIR and FBI CJIS standards.

**Item Summary:** Consideration and possible action to adopt Chapter 5.23B – Internal Software Management Policy as an addition to the City of Freeport Policy Handbook. This section outlines the requirement for all software installations to be reviewed, approved, and documented in accordance with established security, compliance, and operational standards.

**Background Information:**

The proposed Chapter 5.23B supports compliance with:

FBI CJIS Security Policy v6.0, Section CM-8 (System Component Inventory).

Texas DIR Information Resources Deployment Review (IRDR) requirements.

Texas Government Code Sections 2054.068 & 2054.0965.

The policy formalizes the process for software approval, requiring operational justification, security review, and documentation. The City Manager will be included in all new software approvals, ensuring executive oversight. Existing software in use at the time of adoption will be considered approved unless later reviewed and deemed non-compliant.

**Special Considerations:** The Approved and Prohibited Software List maintained under this policy is an internal operational document and not subject to public release due to security and compliance considerations. Implementation will require communication with department heads to ensure all software requests follow the updated approval process.

**Financial Impact:** None



**Board or 3rd Party Recommendation:**

**Supporting Documentation:**

1. Resolution Internal Software Policy
2. Internal Software Management Policy 8.8.25 Final
3. Pages from 2024 IRDR Instructions
4. Pages from CJIS\_Security\_Policy\_v6-0\_20241227
5. Texas Government Code 2054.068



**RESOLUTION NO. 2025-2945**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FREEPORT, TEXAS, ADOPTING THE INTERNAL SOFTWARE MANAGEMENT POLICY TO REGULATE THE APPROVAL, USE, AND MANAGEMENT OF SOFTWARE ON CITY-OWNED DEVICES.**

**WHEREAS,** the City of Freeport recognizes the importance of protecting its information systems from unauthorized, insecure, or non-compliant software; and

**WHEREAS,** the use of unapproved software can pose significant security, operational, and legal risks to City operations and services; and

**WHEREAS,** the Internal Software Management Policy establishes a collaborative review and approval process through a cross-departmental Technology Standards Committee, facilitated by the Information Technology Department; and

**WHEREAS,** the policy outlines responsibilities for software requests, enforcement measures, and maintains an Approved and Prohibited Software List to ensure consistency with operational needs and security standards;

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

**SECTION ONE:** The City Council finds that the recitations contained in the preamble above are true and correct.

**SECTION TWO:** The Internal Software Management Policy, attached to this Resolution as Exhibit A and incorporated as if fully set forth herein, is hereby approved and adopted.

**SECTION THREE:** The IT Department is authorized and directed to implement the policies and procedures outlined in the policy.

**SECTION FOUR:** This resolution was duly considered at a regular meeting of the Freeport City Council in compliance with all notice provisions of the Texas Open Meetings Act.

**SECTION FIVE:** This policy shall take effect immediately upon execution by the mayor and attested by the City Secretary.

**READ, PASSED AND ADOPTED this \_\_\_\_ day of \_\_\_\_\_, 2025.**

\_\_\_\_\_  
Jerry Cain, Mayor  
City of Freeport, Texas

ATTEST:

APPROVED AS TO FORM:

\_\_\_\_\_  
Clarisa Fernandez, City Secretary  
City of Freeport, Texas

\_\_\_\_\_  
Christopher Duncan, City Attorney  
City of Freeport, Texas

## 5.23 B – Internal Software Management Policy

To ensure the security, integrity, and operational efficiency of City-owned or leased information resources, including mobile devices, computers, servers, and other internet-capable devices, the City of Freeport shall maintain an internal Approved and Prohibited Software List.

### Compliance & Standards

This policy is proposed in alignment with federal security requirements, state-level best practices, and recognized industry standards for information technology management.

For departments subject to Criminal Justice Information Services (CJIS) requirements, such as the Police Department, the FBI CJIS Security Policy requires maintaining a documented, accurate inventory of all system components, including software versioning, licensing, and ownership under <sup>1</sup>CJIS Security Policy v6.0, Section CM-8).

For all other departments, the City aims to voluntarily follow applicable state-level best practices set forth by the Texas Department of Information Resources <sup>2</sup>(TXDIR). These include software inventory guidelines from the Information Resources Deployment Review (IRDR) and provisions from Texas Government Code Sections <sup>3</sup>2054.068 and 2054.0965, which support consistent oversight of IT assets, modernization planning, and cybersecurity risk management for state agencies.

Adopting these practices also supports best practices set forth by TXDIR and state cybersecurity statutes, promoting transparency, improved risk posture, and operational consistency.

### Policy Guidelines

Only software listed on the Approved Software List may be installed or used on City-owned or leased devices. Department heads may submit software requests on behalf of their staff to the IT Department, providing operational justification.

The IT Department shall evaluate software requests based on security risk, licensing compliance, supportability, cost, compatibility, and operational need, and make a recommendation to the City Manager for approval.

Approval requires confirmation by the City Manager. The IT Department will coordinate the review process, provide technical evaluations, and maintain the official Approved and Prohibited Software List.

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<sup>1</sup> CJIS Security Policy v6.0 (2024), Section CM-8 – System Component Inventory, Pages 95–96.

<sup>2</sup> Texas DIR, 2024 IRDR Instructions, Part 4 – IT Inventory, Page 7.

<sup>3</sup> Texas Government Code Sections 2054.068 and 2054.0965.

Administrative revisions to the Approved and Prohibited Software List may occur without further action by the City Council, provided that no changes are made to the scope, intent, or authority of this policy. The list shall undergo administrative review and update at least once during each calendar year by the IT Department and the City Manager to reflect evolving security risks, software life-cycle changes, and operational requirements.

In cases where state-level cyber-security directives or mandates issued by the Texas Department of Information Resources (TXDIR) conflict with or supersede the City's Approved and Prohibited Software List, such state mandates shall prevail. The City's list will be updated accordingly to ensure full compliance with applicable state law and regulatory guidance.

Software in use at the time of this policy's adoption will be considered approved unless later reviewed and found to pose security or compliance risks.

Unauthorized software installation or use is strictly prohibited and may result in disciplinary action, up to and including termination.



# Information Resources Deployment Review 2024 Instructions

in the [2022-2026 State Strategic Plan for Information Resources Management](#).

## Part 4: IT Inventory

Part 4: IT Inventory asks IRMs to provide an inventory of their agency's IR assets as required by Government Code Sections 2054.068 and 2054.0965. DIR uses the information from this inventory to complete legislatively mandated reports that provide a statewide perspective of information technology infrastructure and associated business applications used by state agencies.

**Part 4 does not  
apply to IHEs.**

## Support

DIR staff are committed to supporting you during the IRDR reporting period and will strive to answer all inquiries within one business day.

Please submit inquiries whenever you need help understanding a question or are uncertain how to respond.

### General Inquiries

For general inquiries about IRDR content (e.g., question clarification, process questions), please email [IRDR@dir.texas.gov](mailto:IRDR@dir.texas.gov).

Additional information on the IRDR (including frequently asked questions) is available on the [IRDR webpage of DIR's website](#).

Please ensure that your IRM designation is current, as IRDR reminders and updates are shared with IRMs via the TX-IRM list.

### SPECTRIM Help

For help with SPECTRIM (such as resetting your password or obtaining your credentials), email [grc@dir.texas.gov](mailto:grc@dir.texas.gov).

terms and conditions of software program usage.

Discussion: Prevention of program execution addresses organizational policies, rules of behavior, and/or access agreements that restrict software usage and the terms and conditions imposed by the developer or manufacturer, including software licensing and copyrights. Restrictions include prohibiting auto-execute features, restricting roles allowed to approve program execution, permitting or prohibiting specific software programs, or restricting the number of program instances executed at the same time.

Related Controls: CM-8, PL-4, PS-6.

## **(5) LEAST FUNCTIONALITY | AUTHORIZED SOFTWARE — ALLOW-BY-EXCEPTION**

### **[Priority 1]**

Control:

- a. Identify software programs authorized to execute on the system;
- b. Employ a deny-all, permit-by-exception policy to allow the execution of authorized software programs on the system; and
- c. Review and update the list of authorized software programs annually.

Discussion: Authorized software programs can be limited to specific versions or from a specific source. To facilitate a comprehensive authorized software process and increase the strength of protection for attacks that bypass application level authorized software, software programs may be decomposed into and monitored at different levels of detail. These levels include applications, application programming interfaces, application modules, scripts, system processes, system services, kernel functions, registries, drivers, and dynamic link libraries. The concept of permitting the execution of authorized software may also be applied to user actions, system ports and protocols, IP addresses/ranges, websites, and MAC addresses. Organizations consider verifying the integrity of authorized software programs using digital signatures, cryptographic checksums, or hash functions. Verification of authorized software can occur either prior to execution or at system startup. The identification of authorized URLs for websites is addressed in SC-7.

Related Controls: CM-2, CM-6, CM-8, CM-10, SA-10, SI-7.

## **CM-8 SYSTEM COMPONENT INVENTORY**

### **[Priority 1]**

Control:

- a. Develop and document an inventory of system components that:
  1. Accurately reflects the system;
  2. Includes all components within the system;
  3. Does not include duplicate accounting of components or components assigned to any other system;

4. Is at the level of granularity deemed necessary for tracking and reporting; and
5. Includes the following minimum information to achieve system component accountability: date of installation, model, serial number, manufacturer, supplier information, component type, software owner, software version number, software license information, and hardware and physical location; and

b. Review and update the system component inventory annually.

Discussion: System components are discrete, identifiable information technology assets that include hardware, software, and firmware. Organizations may choose to implement centralized system component inventories that include components from all organizational systems. In such situations, organizations ensure that the inventories include system-specific information required for component accountability. The information necessary for effective accountability of system components includes the system name, software owners, software version numbers, hardware inventory specifications, software license information, and for networked components, the machine names and network addresses across all implemented protocols (e.g., IPv4, IPv6). Inventory specifications include date of receipt, cost, model, serial number, manufacturer, supplier information, component type, and physical location.

Preventing duplicate accounting of system components addresses the lack of accountability that occurs when component ownership and system association is not known, especially in large or complex connected systems. Effective prevention of duplicate accounting of system components necessitates use of a unique identifier for each component. For software inventory, centrally managed software that is accessed via other systems is addressed as a component of the system on which it is installed and managed. Software installed on multiple organizational systems and managed at the system level is addressed for each individual system and may appear more than once in a centralized component inventory, necessitating a system association for each software instance in the centralized inventory to avoid duplicate accounting of components. Scanning systems implementing multiple network protocols (e.g., IPv4 and IPv6) can result in duplicate components being identified in different address spaces.

Related Controls: CM-2, CM-7, CM-9, CM-10, CM-11, CP-2, CP-9, MA-2, MA-6, SA-4, SA-5, SI-2.

Control Enhancements:

## **(1) SYSTEM COMPONENT INVENTORY | UPDATES DURING INSTALLATION AND REMOVAL**

### **[Priority 1]**

Control:

Update the inventory of system components as part of component installations, removals, and system updates.

Discussion: Organizations can improve the accuracy, completeness, and consistency of system component inventories if the inventories are updated as part of component installations or removals or during general system updates. If inventories are not updated at these key times, there is a greater likelihood that the information will not be appropriately captured and



Sec. 2054.068. INFORMATION TECHNOLOGY INFRASTRUCTURE REPORT. (a) In this section, "information technology" includes information resources and information resources technologies.

(b) The department shall collect from each state agency information on the status and condition of the agency's information technology infrastructure, including information regarding:

- (1) the agency's information security program;
- (2) an inventory of the agency's servers, mainframes, cloud services, and other information technology equipment;
- (3) identification of vendors that operate and manage the agency's information technology infrastructure; and
- (4) any additional related information requested by the department.

(c) A state agency shall provide the information required by Subsection (b) to the department according to a schedule determined by the department.

(d) Not later than November 15 of each even-numbered year, the department shall submit to the governor, chair of the house appropriations committee, chair of the senate finance committee, speaker of the house of representatives, lieutenant governor, and staff of the Legislative Budget Board a consolidated report of the information submitted by state agencies under Subsection (b).

(e) The consolidated report required by Subsection (d) must:

- (1) include an analysis and assessment of each state agency's security and operational risks; and
- (2) for a state agency found to be at higher security and operational risks, include a detailed analysis of agency efforts to address the risks and related vulnerabilities.

(f) With the exception of information that is confidential under Chapter [552](#), including Section [552.139](#), or other state or federal law, the consolidated report submitted under Subsection (d) is public information and must be released or made available to the public on request. A governmental body as defined by Section [552.003](#) may withhold information confidential under Chapter [552](#), including Section [552.139](#), or other state or federal law that is contained in a consolidated report released under this subsection without the necessity of requesting a decision from the attorney general under Subchapter [G](#), Chapter [552](#).

(g) This section does not apply to an institution of higher education or university system, as defined by Section [61.003](#), Education Code.

Added by Acts 2017, 85th Leg., R.S., Ch. 555 (S.B. [532](#)), Sec. 2, eff. September 1, 2017.

Amended by:

Acts 2019, 86th Leg., R.S., Ch. 509 (S.B. [64](#)), Sec. 11, eff. September 1, 2019.



## City Council Agenda Item #[4.H]

**Title:** DISCUSS AND TAKE POSSIBLE ACTION ON REAL PROPERTY UPDATES from staff regarding the following City and EDC real estate transactions:

- Development of OA Fleming property
- Realty World property off Skinner Street with Development and Litigation updates
- Maddox development off Skinner Street - please include all current agreements with Maddox in packet to Council
- Clinton Wong residential development off Second Street- with Development, MUD, and Legal Updates
- EDC 8.8 acres on the Brazos with Environmental, Boardwalk Development and Litigation updates
- EDC Downtown Properties on W Park Avenue with Business and Development Updates
- Downtown City Hall - Rehab and FEMA Updates

**Date:** August 18, 2025

**From:** (Councilman Pena)

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**Staff Recommendation:** N/A

**Item Summary:** Council seeks to discuss and take possible action on real property updates from staff regarding multiple City and EDC transactions, including but not limited to development, litigation, environmental, and business matters, to ensure full transparency and timely decision-making.

**Background Information:** Several high-value real estate assets of the City and EDC are currently under development, negotiation, or litigation. These include the OA Fleming property, Realty World property off Skinner Street, Maddox development off Skinner Street, Clinton Wong residential development off Second Street, EDC's 8.8 acres on the Brazos, EDC Downtown properties on W Park Avenue, and the Downtown City Hall project. Each of these projects has significant financial, legal, and community implications. Council's ability to make informed decisions requires up-to-date information on all agreements, environmental reviews, FEMA status, and related legal matters.

**Special Considerations:** The inclusion of all current agreements (particularly with Maddox), litigation status updates, and development progress reports is critical. Robert Johnson of the



EDC should be invited to provide direct input on EDC properties to ensure accuracy and accountability.

**Financial Impact:** The financial impact is substantial, as these properties involve millions of dollars in public investment, potential revenue, and liabilities. Delays or lack of information could result in missed development opportunities, increased legal exposure, or loss of grant funding.

**Board or 3rd Party Recommendation:** N/A

**Supporting Documentation:**

None



## City Council Agenda Item #[4.I]

**Title:** Discuss and take possible action to adopt Robert's Rules of Orders as the governing procedure for city council meetings and all board meetings of the city, to conform with long-held practice.

**Date:** August 18, 2025

**From:** Councilman Pena

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**Staff Recommendation:** N/A

**Item Summary:** Council seeks to discuss and take possible action to formally adopt Robert's Rules of Order (RRO) as the governing procedure for City Council meetings and all City board meetings, ensuring consistency with long-standing practice and improving procedural clarity.

[Robert's Rules of Orders link](#)

**Background Information:** While Robert's Rules of Order has been the traditional reference for meeting procedures, it has not been formally adopted by ordinance or resolution. This lack of formal adoption creates ambiguity, especially in situations of procedural dispute. Adopting RRO would standardize governance for City Council and all boards, ensuring that all parties understand their rights, duties, and limitations during meetings.

**Special Considerations:** A copy of RRO (or a link to a digital version) should be included in the Council packet for review. Adoption will align City meeting practices with widely recognized parliamentary standards, increasing transparency and fairness in public meetings.

**Financial Impact:** Minimal direct financial impact; however, clear procedural rules reduce the risk of costly legal disputes and improve efficiency in decision-making.

**Board or 3rd Party Recommendation:** N/A

**Supporting Documentation:**

None

# Monthly Golf Course Report July 2025

July was definitely a nice surprise for us. Normally July is not our best revenue month of the year, with the higher temps the rounds drop and not many tournaments are booked in July. This July was different, we saw our highest revenue not only for the fiscal year(so far), but our highest revenue ever for any given month. Our goal for the month was \$79,000 and we ended the month at \$133,510.00. This now puts us at \$982,000.00 for the fiscal year. We also had a spike in members and we now have 286 members. This has come a long ways from 33 when I first took over. An even better number for me personally is the amount of visitors we have had so far this year. My goal was 31,000 visitors and we are currently at 31,370 with two months left. To those that may not want to hear this, we are definitely one of the top attractions for Freeport.

I feel with the cooperation of Mother Nature we can get very close to ending the fiscal year at \$1.2million in revenue. August we have a few tournaments booked and then September is completely booked with events.

I also started a special on our slowest weekday that has been very successful and now has it as out second busiest weekday. I also continue to tweak my agronomy plan that best helps the course and our finances that has produced excellent results.

Areas of concern are still the proshop. The mold continues to show and grow as well as the damage that was never fixed from Beryl.

I have attached more detailed numbers of our overall business.

Thank you.

Brian



## Golf Course Goals vs Actuals 2024-2025

### Goal

| Category     | Oct             | Nov             | Dec             | Jan             | Feb             | Mar             | Apr             | May             | Jun             | Jul             | Aug             | Sept            | Totals           |
|--------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|------------------|
| Green Fee    | 21,000          | 19,000          | 16,000          | 11,000          | 12,000          | 30,000          | 33,000          | 30,000          | 28,000          | 25,000          | 25,000          | 25,000          | 275,000          |
| Rec(taxable) | 0               | 0               | 0               | 0               | 0               | 0               | 0               | 0               | 0               | 0               | 0               | 0               | 0                |
| Golf Cart    | 10,000          | 8,000           | 8,000           | 7,000           | 6,000           | 11,000          | 11,500          | 11,500          | 12,500          | 11,500          | 11,500          | 11,500          | 120,000          |
| Merchandise  | 13,000          | 10,000          | 10,000          | 9,000           | 9,000           | 18,000          | 19,000          | 20,000          | 20,000          | 17,000          | 15,000          | 15,000          | 175,000          |
| Prep Food    | 800             | 700             | 500             | 500             | 500             | 1,300           | 1,400           | 1,500           | 1,500           | 1,100           | 1,100           | 2,100           | 13,000           |
| Beer Sales   | 7,000           | 6,000           | 6,000           | 6,000           | 5,000           | 9,000           | 9,000           | 9,000           | 9,000           | 8,000           | 8,000           | 8,000           | 90,000           |
| Drinks/Chips | 3,500           | 2,500           | 1,500           | 1,500           | 1,500           | 3,500           | 4,000           | 4,000           | 4,000           | 4,000           | 3,000           | 3,000           | 36,000           |
| Memberships  | 12,000          | 10,000          | 12,000          | 9,000           | 10,000          | 12,500          | 12,500          | 12,500          | 12,500          | 12,500          | 12,500          | 12,000          | 140,000          |
| <b>Total</b> | <b>\$67,300</b> | <b>\$56,200</b> | <b>\$54,000</b> | <b>\$44,000</b> | <b>\$44,000</b> | <b>\$85,300</b> | <b>\$90,400</b> | <b>\$88,500</b> | <b>\$87,500</b> | <b>\$79,100</b> | <b>\$76,100</b> | <b>\$76,600</b> | <b>\$849,000</b> |

### Actual

| Category     | Oct             | Nov             | Dec             | Jan             | Feb             | Mar              | Apr              | May              | Jun              | Jul              | Aug        | Sept       | Totals           |
|--------------|-----------------|-----------------|-----------------|-----------------|-----------------|------------------|------------------|------------------|------------------|------------------|------------|------------|------------------|
| Green Fee    | 30,663          | 22,149          | 26,145          | 15,878          | 22,848          | 36,818           | 31,219           | 43,175           | 29,706           | 41,153           |            |            | 299,754          |
| Rec(taxable) | 0               | 0               | 0               | 0               | 0               | 0                | 0                | 0                | 0                | 0                |            |            | 0                |
| Golf Cart    | 12,911          | 11,983          | 13,842          | 7,477           | 11,230          | 19,750           | 17,674           | 18,557           | 17,236           | 19,283           |            |            | 149,943          |
| Merchandise  | 16,038          | 18,756          | 17,371          | 12,566          | 13,159          | 23,151           | 23,557           | 19,731           | 18,228           | 29,132           |            |            | 191,689          |
| Prep Food    | 1,215           | 1,330           | 1,879           | 585             | 2,268           | 5,891            | 2,174            | 2,563            | 1,798            | 2,862            |            |            | 22,565           |
| Beer Sales   | 8,718           | 7,742           | 6,760           | 3,275           | 6,112           | 10,867           | 11,631           | 10,249           | 10,080           | 13,689           |            |            | 89,123           |
| Drinks/Chips | 4,067           | 3,555           | 3,693           | 1,803           | 2,933           | 7,764            | 5,060            | 5,789            | 5,462            | 8,100            |            |            | 48,226           |
| Memberships  | 19,005          | 15,852          | 17,387          | 13,575          | 18,138          | 18,990           | 22,157           | 18,944           | 17,779           | 19,291           |            |            | 181,118          |
| <b>Total</b> | <b>\$92,617</b> | <b>\$81,367</b> | <b>\$87,077</b> | <b>\$55,159</b> | <b>\$76,688</b> | <b>\$123,231</b> | <b>\$113,471</b> | <b>\$119,008</b> | <b>\$100,289</b> | <b>\$133,510</b> | <b>\$0</b> | <b>\$0</b> | <b>\$982,417</b> |

|                   |                 |                 |                 |                 |                 |                 |                 |                 |                 |                 |  |  |                  |
|-------------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|--|--|------------------|
| <b>Over/Under</b> | <b>\$25,317</b> | <b>\$25,167</b> | <b>\$33,077</b> | <b>\$11,159</b> | <b>\$32,688</b> | <b>\$37,931</b> | <b>\$23,071</b> | <b>\$30,508</b> | <b>\$13,008</b> | <b>\$54,410</b> |  |  | <b>\$286,336</b> |
|-------------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|-----------------|--|--|------------------|

## Rounds of Golf

| Month | Fy2022-2023 | Fy2023-2024 | Fy2024-2025 |
|-------|-------------|-------------|-------------|
| OCT   | 2692        | 2363        | 2798        |
| NOV   | 1153        | 2109        | 2557        |
| DEC   | 2028        | 2348        | 2749        |
| JAN   | 2125        | 1182        | 1627        |
| FEB   | 2176        | 2241        | 2539        |
| MAR   | 2961        | 3444        | 3881        |
| APR   | 2740        | 3285        | 3680        |
| MAY   | 2776        | 3461        | 3709        |
| JUN   | 3094        | 3378        | 3276        |
| JUL   | 3393        | 806         | 4554        |
| AUG   | 2811        | 3266        |             |
| SEP   | 2897        | 2883        |             |

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30846 30766 31370

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## Memberships

| Month | FY2022-2023 | FY2023-2024 | FY2024-2025 |
|-------|-------------|-------------|-------------|
| OCT   | 194         | 188         | 198         |
| NOV   | 184         | 186         | 202         |
| DEC   | 186         | 189         | 210         |
| JAN   | 174         | 187         | 210         |
| FEB   | 178         | 198         | 234         |
| MAR   | 195         | 201         | 251         |
| APR   | 192         | 203         | 253         |
| MAY   | 196         | 211         | 254         |
| JUN   | 186         | 213         | 255         |
| JUL   | 162         | 201         | 286         |
| AUG   | 183         | 194         |             |
| SEP   | 187         | 205         |             |



Revune for the fiscal years

|           | 2005-2006     | 2006-2007     | 2007-2008     | 2008-2009     | 2009-2010     | 2010-2011     | 2011-12       | 2012-13       | 2013-14       | 2014-15       | 2015-16       | 2016-17       | 2017-18       | 2018-19       | 2019-20       | 2020-2021     | 2021-2022     | 2022-2023     | 2023-224      | 2024-2025     |
|-----------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|---------------|
| October   | \$ 47,009.00  | \$ 38,020.00  | \$ 44,541.00  | \$ 42,949.00  | \$ 40,175.00  | \$ 50,996.00  | \$ 41,662.00  | \$ 40,670.00  | \$ 34,325.00  | \$ 35,953.00  | \$ 33,172.00  | \$ 40,639.00  | \$ 27,027.00  | \$ 34,039.00  | \$ 42,407.50  | \$ 62,202.91  | \$ 51,147.84  | 76,592.04     | \$ 74,167.03  | \$ 92,617.00  |
| November  | \$ 27,799.00  | \$ 33,807.00  | \$ 33,020.00  | \$ 44,707.00  | \$ 39,303.00  | \$ 36,034.00  | \$ 42,510.00  | \$ 44,313.00  | \$ 28,636.00  | \$ 26,980.00  | \$ 19,944.00  | \$ 31,995.00  | \$ 30,448.00  | \$ 23,229.00  | \$ 43,338.77  | \$ 64,634.00  | \$ 56,586.76  | \$ 33,383.62  | \$ 63,177.89  | \$ 81,367.00  |
| December  | \$ 34,148.00  | \$ 25,466.00  | \$ 37,308.00  | \$ 36,530.00  | \$ 20,950.00  | \$ 35,136.00  | \$ 31,312.00  | \$ 32,256.00  | \$ 29,786.00  | \$ 29,645.00  | \$ 26,178.00  | \$ 24,651.00  | \$ 20,856.00  | \$ 40,933.00  | \$ 48,990.47  | \$ 56,927.48  | \$ 62,544.32  | \$ 53,930.64  | \$ 74,575.41  | \$ 87,077.00  |
| January   | \$ 38,163.00  | \$ 19,599.00  | \$ 23,783.00  | \$ 40,207.00  | \$ 21,224.00  | \$ 27,521.00  | \$ 49,248.00  | \$ 25,563.00  | \$ 37,898.00  | \$ 20,982.00  | \$ 36,242.00  | \$ 57,636.00  | \$ 30,342.00  | \$ 30,229.00  | \$ 23,365.55  | \$ 56,651.51  | \$ 47,116.31  | \$ 61,756.57  | \$ 36,937.26  | \$ 55,071.00  |
| February  | \$ 29,092.00  | \$ 31,360.00  | \$ 29,207.00  | \$ 40,299.00  | \$ 16,893.00  | \$ 32,118.00  | \$ 27,440.00  | \$ 36,248.00  | \$ 32,762.00  | \$ 31,605.00  | \$ 30,448.00  | \$ 30,449.00  | \$ 21,772.00  | \$ 26,749.00  | \$ 37,454.31  | \$ 41,451.22  | \$ 49,126.05  | \$ 62,570.03  | \$ 59,528.92  | \$ 76,688.00  |
| March     | \$ 44,484.00  | \$ 50,244.00  | \$ 45,181.00  | \$ 51,193.00  | \$ 52,873.00  | \$ 64,305.00  | \$ 39,994.00  | \$ 58,128.00  | \$ 44,011.00  | \$ 29,929.00  | \$ 34,261.00  | \$ 39,413.00  | \$ 52,056.00  | \$ 52,147.00  | \$ 56,303.83  | \$ 67,691.37  | \$ 69,982.06  | \$ 91,891.25  | \$ 111,901.00 | \$ 123,147.00 |
| April     | \$ 52,898.00  | \$ 44,170.00  | \$ 54,841.00  | \$ 60,003.00  | \$ 58,698.00  | \$ 57,655.00  | \$ 57,937.00  | \$ 46,802.00  | \$ 51,866.00  | \$ 33,553.00  | \$ 28,234.00  | \$ 58,911.00  | \$ 60,713.00  | \$ 82,079.00  | \$ 13,723.75  | \$ 75,786.66  | \$ 93,650.43  | \$ 93,909.09  | \$110,981.80  | \$113,470.91  |
| May       | \$ 49,583.00  | \$ 50,784.00  | \$ 59,984.00  | \$ 65,535.00  | \$ 46,083.00  | \$ 53,246.00  | \$ 57,607.00  | \$ 51,940.00  | \$ 56,256.00  | \$ 48,499.00  | \$ 30,164.00  | \$ 50,065.00  | \$ 57,692.00  | \$ 62,730.00  | \$ 28,942.99  | \$ 58,401.78  | \$ 92,185.04  | \$ 86,160.00  | \$ 103,122.90 | \$ 119,008.00 |
| June      | \$ 38,039.00  | \$ 52,831.00  | \$ 65,674.00  | \$ 62,065.00  | \$ 59,492.00  | \$ 59,357.00  | \$ 61,151.00  | \$ 55,923.00  | \$ 48,913.00  | \$ 26,082.00  | \$ 8,162.00   | \$ 37,417.00  | \$ 53,075.00  | \$ 58,322.00  | \$ 62,154.13  | \$ 63,469.78  | \$ 80,131.95  | \$ 98,988.00  | \$ 103,910.00 | \$ 100,290.00 |
| July      | \$ 40,396.00  | \$ 35,250.00  | \$ 58,329.00  | \$ 62,141.00  | \$ 40,405.00  | \$ 52,427.00  | \$ 50,465.00  | \$ 50,193.00  | \$ 44,700.00  | \$ 43,387.00  | \$ 36,186.00  | \$ 37,656.00  | \$ 52,448.00  | \$ 69,071.00  | \$ 50,746.13  | \$ 57,641.43  | \$ 81,808.90  | \$ 96,210.00  | \$ 31,782.37  | \$ 133,270.20 |
| August    | \$ 40,352.00  | \$ 41,420.00  | \$ 38,504.00  | \$ 63,134.00  | \$ 48,395.00  | \$ 44,385.00  | \$ 45,158.00  | \$ 48,075.00  | \$ 46,545.00  | \$ 43,727.00  | \$ 30,306.00  | \$ 23,868.00  | \$ 58,221.00  | \$ 67,005.00  | \$ 58,155.52  | \$ 57,091.00  | \$ 59,695.18  | \$ 88,042.00  | \$ 106,879.00 |               |
| September | \$ 35,529.00  | \$ 37,527.00  | \$ 23,756.00  | \$ 49,098.00  | \$ 41,066.00  | \$ 44,276.00  | \$ 42,282.00  | \$ 34,895.00  | \$ 25,984.00  | \$ 21,813.00  | \$ 26,082.00  | \$ 2,160.00   | \$ 15,674.00  | \$ 38,567.00  | \$ 57,786.23  | \$ 45,708.61  | 68,991.57     | \$ 106,996.00 | 96180.34      |               |
| Total     | \$ 477,492.00 | \$ 460,478.00 | \$ 514,128.00 | \$ 617,861.00 | \$ 485,557.00 | \$ 557,456.00 | \$ 546,766.00 | \$ 525,006.00 | \$ 481,682.00 | \$ 392,155.00 | \$ 339,379.00 | \$ 434,860.00 | \$ 480,324.00 | \$ 585,100.00 | \$ 523,369.18 | \$ 707,657.75 | \$ 812,966.41 | 950,429.24    | \$973,143.92  | \$982,006.11  |



# Human Resources Monthly Report

Date: August 1, 2025

HR TEAM: Donna Fisher/Genesis Martinez

## HR Services Team Priorities and Results for July 2025:

- **Welcomes and Well-wishes:**
  - **We are excited to welcome:**
    - **Kyrah Bonner – Part-time Recreation Attendant – Recreation Center**
    - **Kenneth Nuila Martinez – Groundskeeper – Golf Course**
    - **Israel Barajas – Part-time Recreation Attendant – Recreation Center**
- **Training/Coaching/Performance Improvement:**
  - **Performance Issues Addressed:** We had zero (0) employee terminations for performance this month.
- **Employee Turnover/Recruiting/Hiring Progress:**
  - **Employee Turnover:** We had two (2) employee separations in July. One from the Fire/EMS Department and one from the Police Department.
  - **Internal Transfers/Promotions:**
    - There were no internal transfers/promotions in July
  - **Recruiting:** Active recruiting searches include:
    - Part-time EMT
    - Firefighter/EMT – Full and Part Time
    - Building Maintenance Lead Technician
    - Patrol Officer
  - **Recruiting Sources** include: City website, The Facts Online, Texas Municipal League, Strategic Government Resources, Workforce Solutions, Industry-specific organizations, Community College programs for maintenance and Police, social media, and networking.
- **Risk Management and Insurance Updates:**
  - **Unemployment Claims:** We had zero (0) unemployment appeals during the month of July.
  - **Workers Compensation Claims:** We had zero (0) active Workers Comp. claim in July.
  - **Family & Medical Leave Cases (FMLA)-** We had three (3) active FMLA cases in July.
  - **Training/Development:** Assigned Sexual Harassment and Ethics training to new hires.
  - **Benefits and Payroll:** Had video meeting with HUB regarding benefits for FY26. Prepared quarterly 941 and forwarded to Finance for processing. Prepared and filed quarterly unemployment report. Participated in budget meetings with Council members and Mayor.
  - **Recruiting:** Please see attached sheet for Applicant Stats for month of July. Ms. Fisher participated in bid opening for contract Legal services. Ms. Fisher participated in interview panel for Building Official. Ms. Fisher met with Clear Career Professional staff regarding City Manager Search.

### **Priorities for August:**

- **Training/Development** – Follow up on assigned trainings. Ms. Fisher will attend HR Regional lunch meeting in Pearland.
- **Benefits and Payroll:** Conduct Open Enrollment meetings with all employees.
- **Recruiting:** Participate in bid opening for Legal Services.



## Month of July 2025 Applicant Stats

Opened Jobs – 1

Closed Jobs – 8

New Applicants – 104

Interviewed – 14

Hired – 4

External – 4

Internal – 0

Views vs. Starts – 4.2%

Starts vs Completes – 59%

### Application Source

Indeed – 66

Paper application – 4

Other – 3

City of Freeport website – 13

TML - 4

### Qualified Applicants Source

Other – 3 (100%)

Google – 1 (100%)

Internal – 1 (100%)

Employee Referral – 1 (100%)

ZipRecruiter Organic – 1 (100%)

### Total Applicants per Job

Telecommunications Officer (Dispatcher) – 14

Jailer – 17

Firefighter/EMT – 10

Building Maintenance Lead – 9

Recreation Attendant – 23

### Qualified Applicants per Job

Telecommunications Officer (Dispatcher) – 13

Jailer – 17

Firefighter/EMT – 9

Recreation Attendant – 19

EMT (Part-time) - 8



**CITY OF FREEPORT**  
**FREEPORT FIRE & EMS DEPARTMENT**

131 East 4<sup>th</sup> Street  
Freeport, Texas 77541  
Phone (979) 233-2111  
Fax (979) 233-4103

Christopher Motley  
Chief / EMC

Mike Praslicka  
Deputy Chief  
EMS Coordinator

Micheal Dumas  
Deputy Chief  
Fire Marshal

To: Dan Pennington, City Manager

From: Christopher D. Motley, Fire Chief

Date: July 21

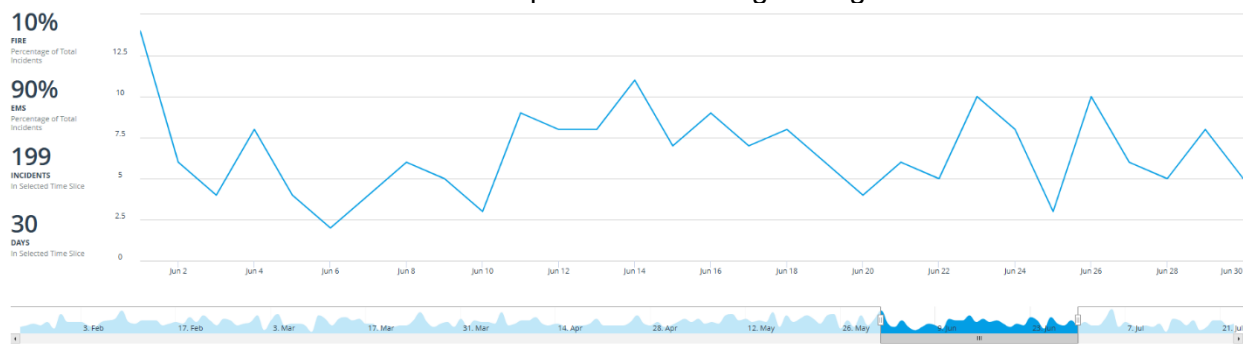
Re: June 2025

Response alarms: Fire - 12  
EMS - 188  
Total - 200

Significant Events: Air Ambulance transport: 2  
Mutual Aid Request: EMS response: 8 FIRE 1  
Mutual aid given to other cities to cover EMS response: 3 FIRE 0  
Two EMS units working calls at the same time: 35  
Three working EMS alarms: 7  
Four working EMS alarms: 1  
Five working EMS alarms: 0  
Transport rate: 63%

Structure Fires: 1328 West 10<sup>th</sup>, 107 Sleepy Hollow Drive, Lake Jackson.

June 2025 Call Volume. Trend Lines Report with a moving average from 2 to 14 incidents.



Visit us online at [www.freeport.tx.us](http://www.freeport.tx.us)  
[facebook.com/FreeportFire](https://facebook.com/FreeportFire)  
[fire@freeport.tx.us](mailto:fire@freeport.tx.us)



**CITY OF FREEPORT**  
**FREEPORT FIRE & EMS DEPARTMENT**

131 East 4<sup>th</sup> Street  
Freeport, Texas 77541  
Phone (979) 233-2111  
Fax (979) 233-4103

Christopher Motley  
Chief / EMC

Mike Praslicka  
Deputy Chief  
EMS Coordinator

Micheal Dumas  
Deputy Chief  
Fire Marshal

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Infrastructure:

- Station #2: Garage doors were installed. The doors and installation failed the wind storm inspection. Pending corrective action by the contractor.
  - Engine 901: Failed annual pump test. Repair scheduled and completed for the primer pump.
  - Engine 901 is available to provide service, but the electronic controls are very sensitive in functioning.
  - Ambulance 906 is OOS for idler pulley.

Emergency Management:

- Hurricane Beryl: Temporary Debris Management Site (TDMS) has been cleaned up. The property owner inspection complete. Pending TCEQ inspection and close out procedures. Estimated complete July 2025.
- Recovery: Finance is working with FEMA representatives for reimbursement.
- Port Freeport/Freeport Fire & Police Interoperability Agreement approved on May 6, 2024. Installation of repeater and UPS is complete. Pending follow up services on radio patch cable. Estimated completion July 2025.

Grants:

- Texas Forestry Grant \$25,000 approved by City Council. TFS inspection complete. Pending TFS reimbursement.

Personnel: Staffing

- Fire Fighter Vacancy: one (Full-time)
- Fire Fighter Vacancy: Four (Part-time)
- EMS Vacancy: None (Part-time).
- Employee of the Month: No

Training/Drills/Table Top Exercise

- BASF/Freeport OEM/BCOEM/BCFM – Pipeline Response (May)

Public relations

- Brazoria County City Association
- Brazoria County Firefighters Association
- COPS with Kids Summer Program

Visit us online at [www.freeport.tx.us](http://www.freeport.tx.us)  
[facebook.com/FreeportFire](https://facebook.com/FreeportFire)  
[fire@freeport.tx.us](mailto:fire@freeport.tx.us)



**Jerry Cain**  
Mayor

**Dan Pennington**  
Interim City Manager

## PUBLIC WORKS MONTHLY REPORT

**Date: July, 2025**

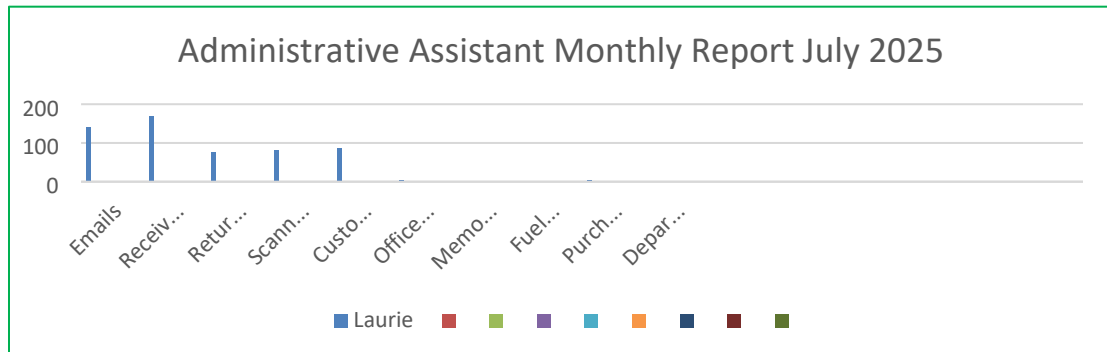
**From: Rudy Ragle, Director of Public Works**

### Administration Division:

Under the Direction of the Director of Public Works, this division manages the public works office, customer service, scheduling, reporting and public communication

### Key Highlights This Month:

- Work Orders
- Communication
- E-mail

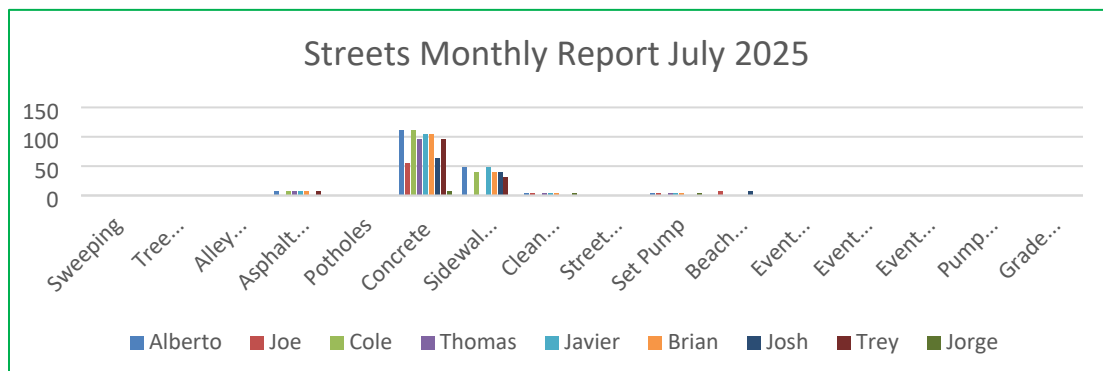


## Streets Division:

Under the direction of the Streets Supervisor, this division provides street maintenance services to the community by pothole patching, curb, gutter and sidewalk repair and replacement of city streets and alleys. This division also provides sign maintenance which includes the installation and repair of roadway signs and the repair and maintenance of roadway markings within the city's right-of-way.

### Key Highlights This Month:

- Concrete Repairs
- Asphalt Repairs
- Repair sidewalk and curb

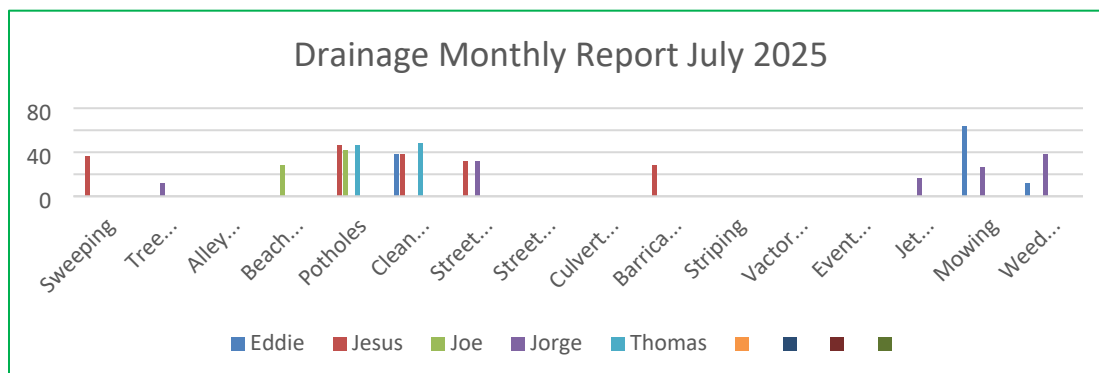


## Drainage Division:

Under the direction of the Drainage Supervisor, this division is responsible for all repairs and maintenance of the city's stormwater collection system. This division also installs new culvert piping upon customer permitting.

### Key Highlights This Month:

- Street Sweeping
- Mowing drainage areas
- Cleaning culverts



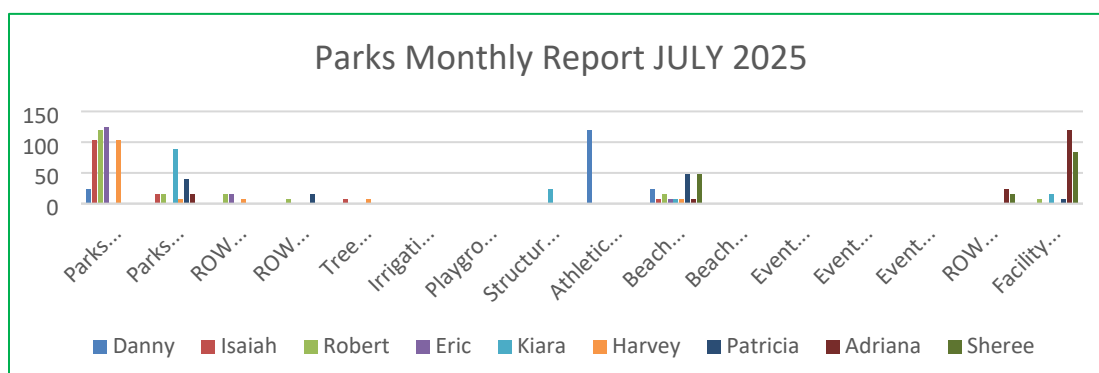


## Parks Division:

Under the direction of the Parks/Grounds/Facilities Supervisor, this division provides services to the community by conducting preservation and beautification of the City's parks, ball fields, building grounds and open spaces.

### Key Highlights This Month

- Mow Parks
- Beach trash collection
- Cleaning Facilities

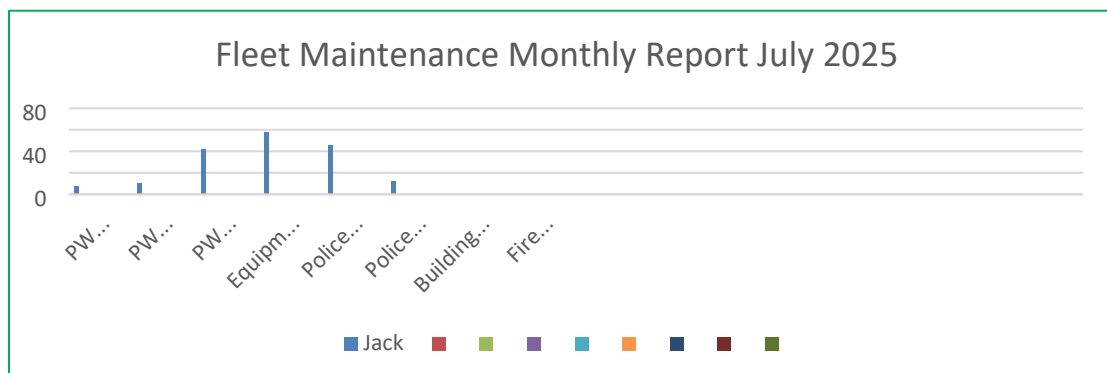


## Fleet Division:

Under the direction of the Public Works Director, this division is responsible for all repairs and maintenance of the city's Fleet

### Key Highlights This Month:

- Equipment Repair
- Routine Maintenance
- Repair tires

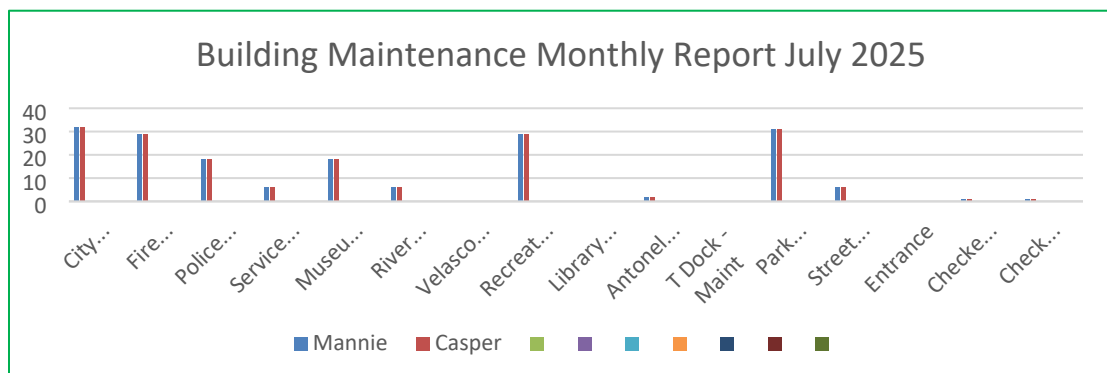


## Building Maintenance Division:

Under the direction of the Public Works Superintendent, this division provides services to the community by conducting preventative maintenance and repairs on all city property and buildings.

### Key Highlights This Month:

- Up keep on Multiple Buildings
- Rec. Center Maintenance
- Repair Splash pad



## **Recreation Division:**

Under the direction of the Recreation Supervisor, the Recreation Division provides recreational services, special events, and programs to the Freeport community. This includes fitness classes, senior programs, youth activities, aquatics, facility rentals, and more.

**July 2025**

## **Program & Staff Updates**

### **Staffing**

- Fully staffed

### **Ongoing Programs**

- **Zumba**
  - **Instructor:** 1
  - **Class Schedule:**
    - Mondays & Wednesdays: 8:30–9:30 a.m. and 6:00–7:00 p.m.
    - Fridays: 6:00–7:00 p.m.
    - Saturdays: 10:00–11:00 a.m.
- **Silver Sneakers** continues to support our senior fitness programming.



## Events Summary

### Held in July

- **Senior Bingo:** July 21st
- **Seniors Commissions Meeting:** July 21<sup>st</sup>
- **Parks & Rec Meeting:** July 29<sup>th</sup>

### Upcoming or In Progress

- **Pool Season Operations**
- **August 18<sup>th</sup>-** Seniors Activity Day: Planning in progress
- **Fright Night:** Planning in progress

## Social Media Engagement Freeport Recreation Page

|                                                  | Jan<br>2025 | Feb<br>2025 | Mar<br>2025 | Apr<br>2025 | May<br>2025 | June<br>2025 | July<br>2025 |  |  |  |  |  |
|--------------------------------------------------|-------------|-------------|-------------|-------------|-------------|--------------|--------------|--|--|--|--|--|
| People like Freeport<br>Recreation page          | 3775        | 3780        | 3784        | 3792        | 3806        | 3830         | 3838         |  |  |  |  |  |
| People follow The<br>Freeport Recreation<br>page | 4236        | 4238        | 4251        | 4273        | 4294        | 4331         | 4348         |  |  |  |  |  |



# **Social Media Engagement** **Senior Citizens Page**

|                                             | Jan<br>2025 | Feb<br>2025 | Mar<br>2025 | Apr<br>2025 | May<br>2025 | June<br>2025 | July<br>2025 |
|---------------------------------------------|-------------|-------------|-------------|-------------|-------------|--------------|--------------|
| People like Freeport Senior Citizens Page   | 26          | 28          | 31          | 33          | 34          | 38           | 40           |
| People follow Freeport Senior Citizens Page | 65          | 72          | 78          | 80          | 84          | 91           | 93           |

## **Program & Event Counts – July 2025**

- Senior Programs/Events: 1
- Recreation Center Programs/Events: 1





## Revenue Report

| Type of Pass       | Quantity Sold |
|--------------------|---------------|
| Adult Daily Pass   | \$175         |
| Adult Pool         | \$568         |
| Child Daily Pass   | \$22          |
| Child Pool         | \$474         |
| Senior Daily Pass  | \$30          |
| Student Daily Pass | \$234         |



## Monthly Membership Revenue

| Membership Type | Revenue |
|-----------------|---------|
| Youth           | \$30    |
| Individual      | \$300   |
| Senior          | \$180   |
| Senior Family   | \$60    |
| Family          | \$270   |
| Total           | \$840   |



## Membership Check- Ins

|                                                                                               | July<br>2025 |
|-----------------------------------------------------------------------------------------------|--------------|
| Total Hours of Sports Field Use by Non-Profit Organizations                                   | 8            |
| Paid Sports Field Rentals (Baseball & Softball Fields)                                        | 0            |
| Facility Rentals (RiverPlace, VCH, FMP, Gazebos)                                              | 12           |
| Number of Non-Profit Organizations/Public Agencies Operating Programs at No-Cost Facility Use | 4            |
| Total Number of Contract Classes Offered and Held                                             | 25           |

| Membership Type | Check-Ins |
|-----------------|-----------|
| Youth           | 9         |
| Individual      | 80        |
| Family          | 28        |
| Senior          | 94        |
| Senior Family   | 9         |
| Silver Sneakers | 12        |
| Total           | 232       |



# Information Technology

## Monthly Report

- Website Redesign at 71% Completion with Public release scheduled for September.
- Proactive Ticketing for auto alerting issues before they are reported.
- Repaired Rec Center filtration and automated reporting system connection

### Upcoming Projects

- Video and presenter overhaul for Council Chambers
- Online permit payments configuration and issue reporting
- Email and security upgrades
- Endpoint Security Updates
- Wireless coverage updates and streamlining
- Riverplace network security and stability updates.

July 2025





## Closed Ticket 31 days by Category Only

**Description:**

**Category:** Service Desk

**Server Hostname:** support.0cwrseesmgcerdzoaboqdri0wg.bx.internal.cloudapp.net

**Generated:** 08/01/2025 01:00:07

| Category                    | Total Closed Tickets |
|-----------------------------|----------------------|
| Hardware::Computer::Desktop | 1                    |
| Hardware::Computer::Laptop  | 3                    |
| Hardware::Phone::Desk       | 1                    |
| Other                       | 2                    |
| Software::Install           | 1                    |
| Software::Issue             | 3                    |
| Website::Change or Upload   | 9                    |

08/01/2025

# Your Business Profile report with 321 interactions\* last month

See how Freeport City Hall at 1201 North Avenue H, Freeport, TX 77541 performed in July 2025 compared to the previous month.

## Your performance at a glance

 **185**  
calls  
-18%

 **89**  
people asked for directions  
-4%

 **47**  
website visits from profile  
-24%

 **498**  
profile views  
-24%

 **56**  
searches  
-66%

*\*An interaction is when a customer calls, makes a booking, is sent to your website, or requests directions from your Business Profile.*

## Top search terms

|   |                    |   |                                                  |   |                                                  |
|---|--------------------|---|--------------------------------------------------|---|--------------------------------------------------|
| 1 | freeport city hall | 2 | freeport city hall, north avenue h, freeport, tx | 3 | 1802 n avenue q, freeport, tx 77541 brazoria caf |
|   | 39                 |   | 17                                               |   | <15                                              |



# Your Business Profile report with 2,452 interactions\* last month

See how Freeport Bryan Beach at 3302 Bryan Beach Road, Freeport, TX 77541 performed in July 2025 compared to the previous month.

## Your performance at a glance

 **23**  
calls  
**+27%**

 **2,262**  
people asked for directions  
**+17%**

 **167**  
website visits from profile  
**-11%**

 **8,181**  
profile views  
**-2%**

 **3,664**  
searches  
**+2%**

*\*An interaction is when a customer calls, makes a booking, is sent to your website, or requests directions from your Business Profile.*

## Top search terms

1 attractions  
525

2 freeport bryan beach, bryan  
beach road, freeport, tx  
436

3 freeport beach  
330



Meli Mel



This beach was beautiful and warm, with a really relaxing atmosphere. One of the best parts is that...

Filter statement

Filters

Days in Event Date Today & Last 29 Days

Test Campaign No

Security awareness training summary - Executive dashboard



Filter statement

Filters

Days in Event Date

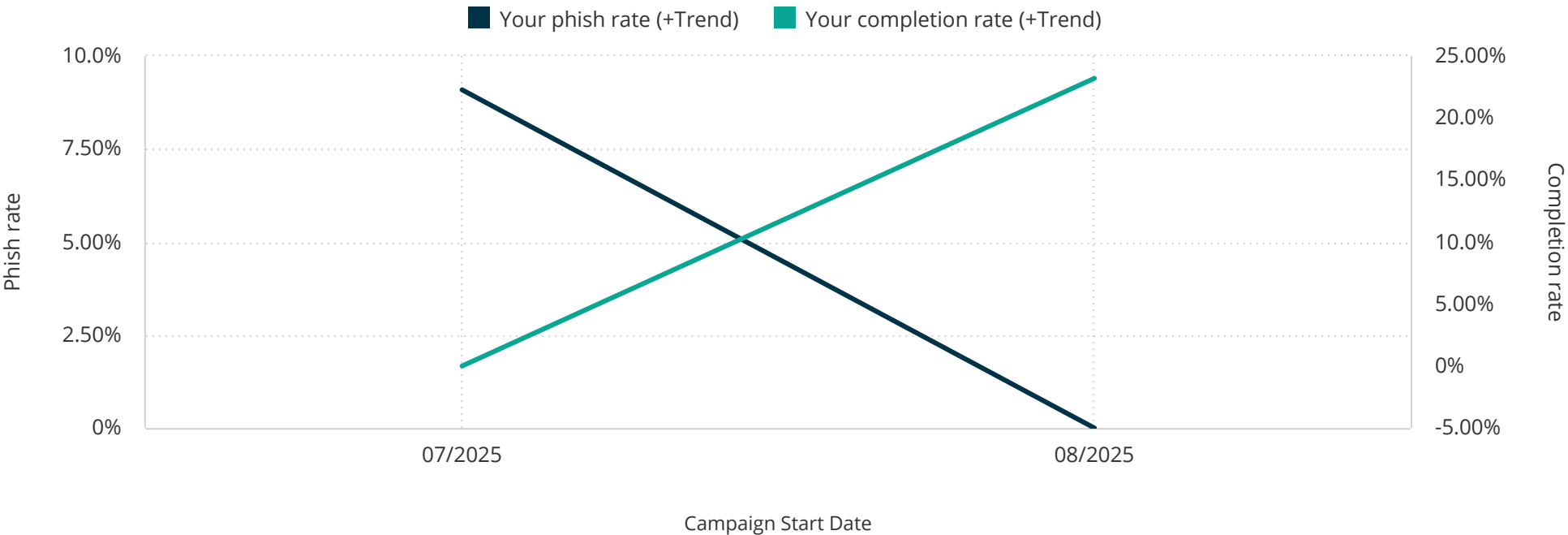
Today & Last 29 Days

|

Test Campaign

No

Phish rate and training completion over time



Filter statement

Filters

Days in Event DateToday & Last 29 Days

Test CampaignNo

30 day training completion

Your completion rate

23.20%

Industry average completion rate 51.88%

Training completion over time

Your completion rate

23.20%

Industry average completion rate 51.88%

Training time over time

Average time per learner (minutes)

3.35

Recommended annual training time (mi... 60

Risk behaviors

Failing grades

# learners with failing grades

7

Clicked events

# phished events

2

Credentials entered

# data entries

0

Incomplete training

# incomplete training courses

96

Filter statement

Filters

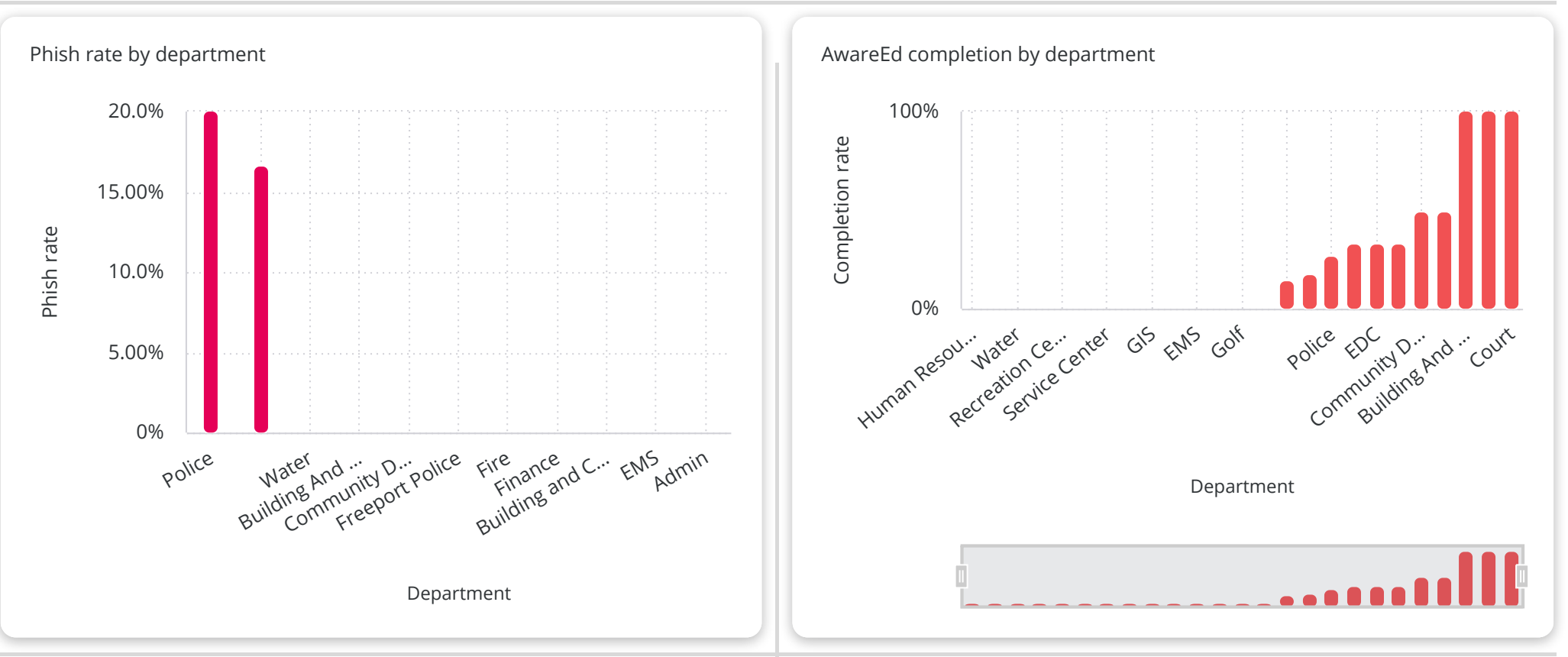
Days in Event Date

Today & Last 29 Days

Test Campaign

No

Lowest performing departments



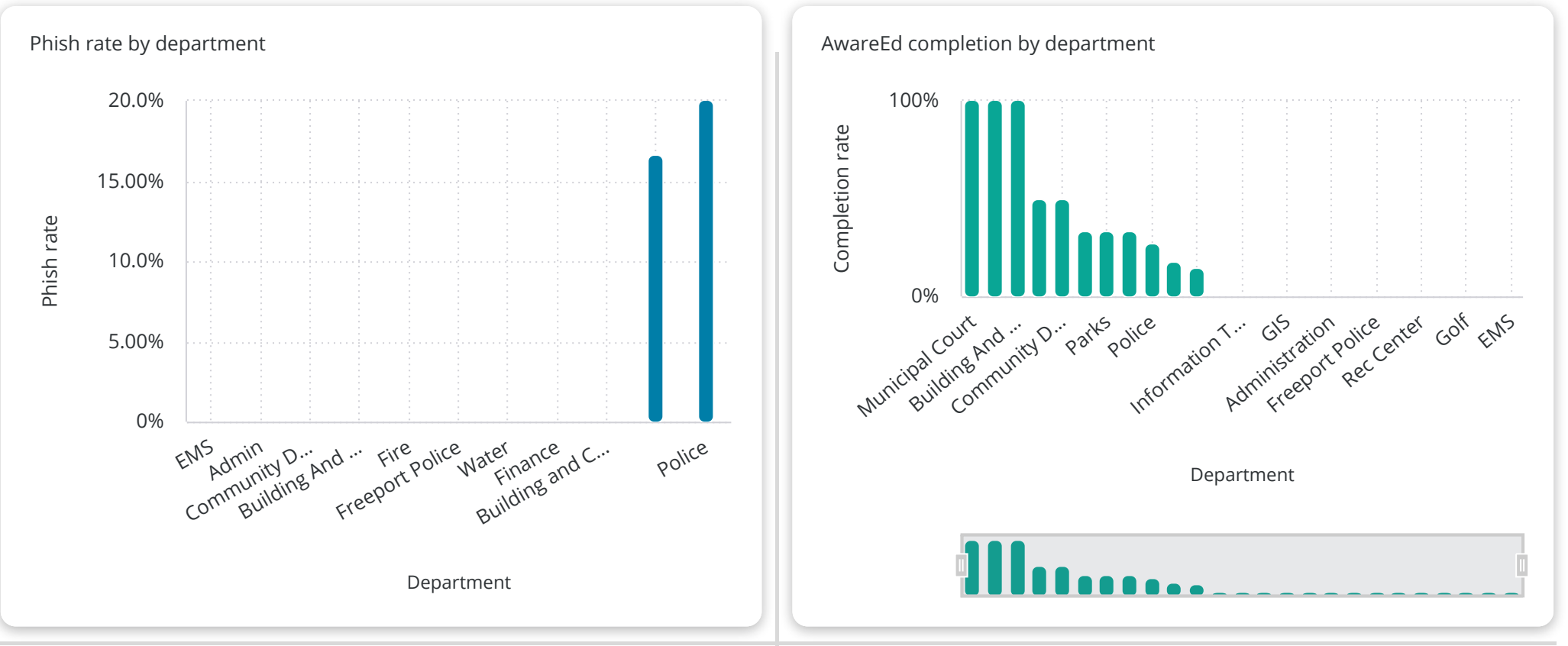
Filter statement

Filters

Days in Event DateToday & Last 29 Days

Test CampaignNo

# Highest performing departments





Filter statement

Filters

Days in Event DateToday & Last 29 Days

Test CampaignNo

Activity report

Phishing simulations

# PhishSim campaigns

4

Recommended # annual campaigns 12

Training courses

# AwareEd campaigns

1

Recommended # annual campaigns 12

Learners reporting emails

% learners using PhishNotify

27.27%

Recommended adoption rate 100%



Reporting period: 9 Jul 2025 00:00 - 8 Aug 2025 23:27

Managed endpoints

60

+2%

Active endpoints

60

Blocked threats

21

+200%

Company risk score

17%

Inventory:

Windows workstations

50

+1

Windows servers

8

macOS

1

Linux

1

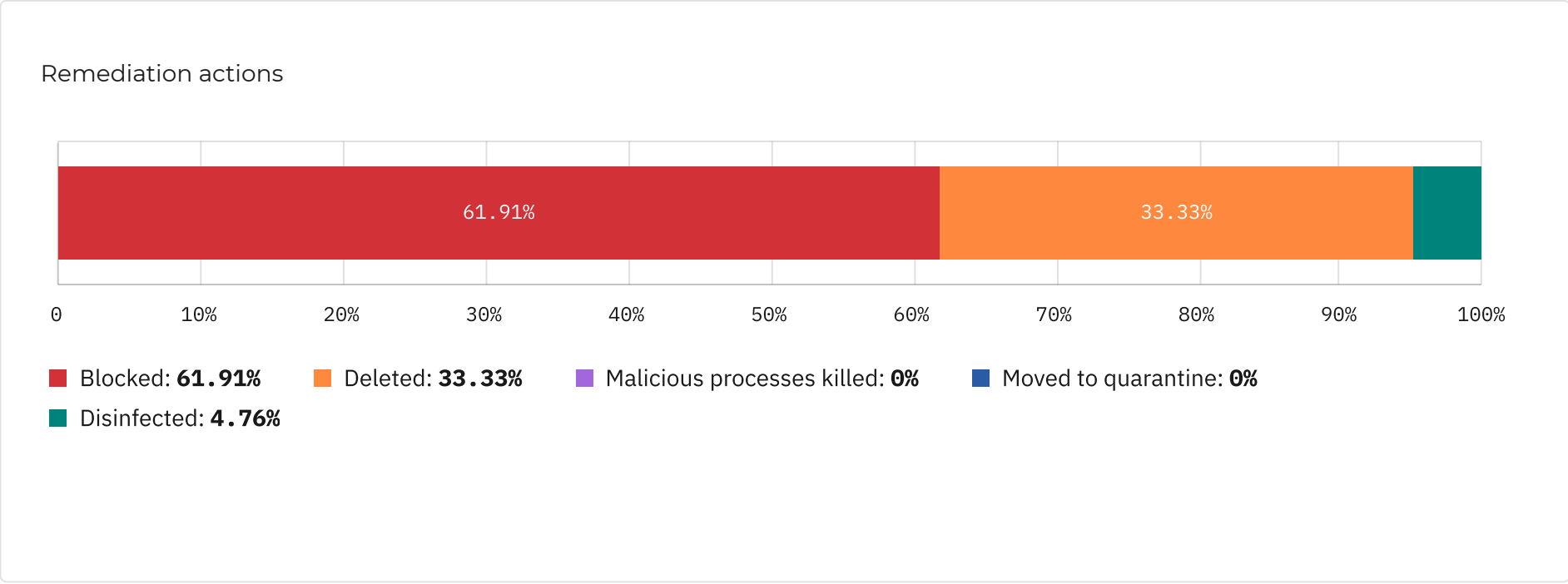
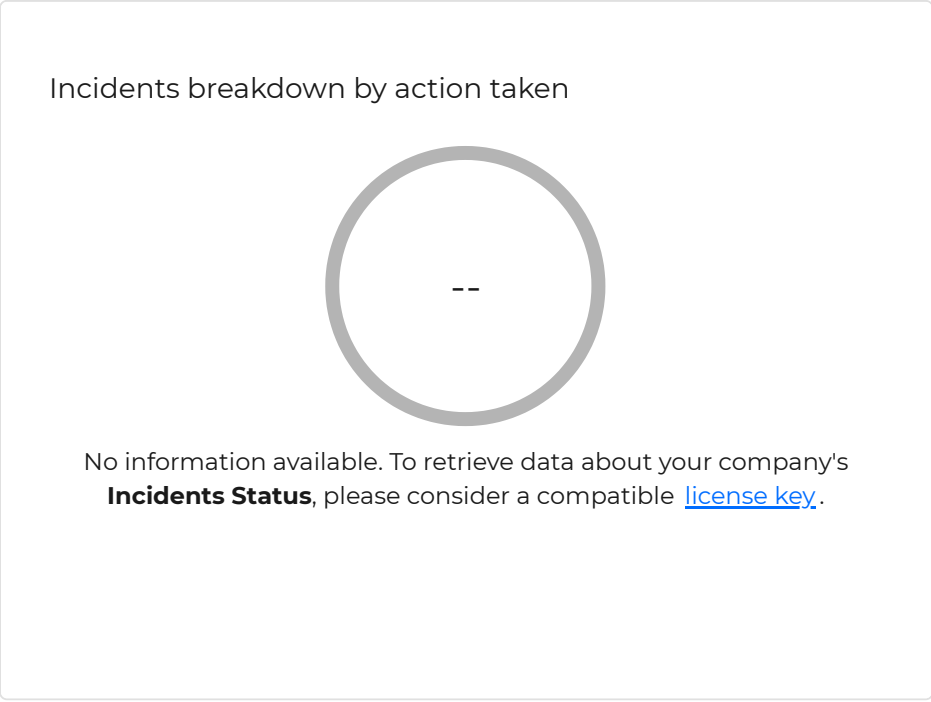
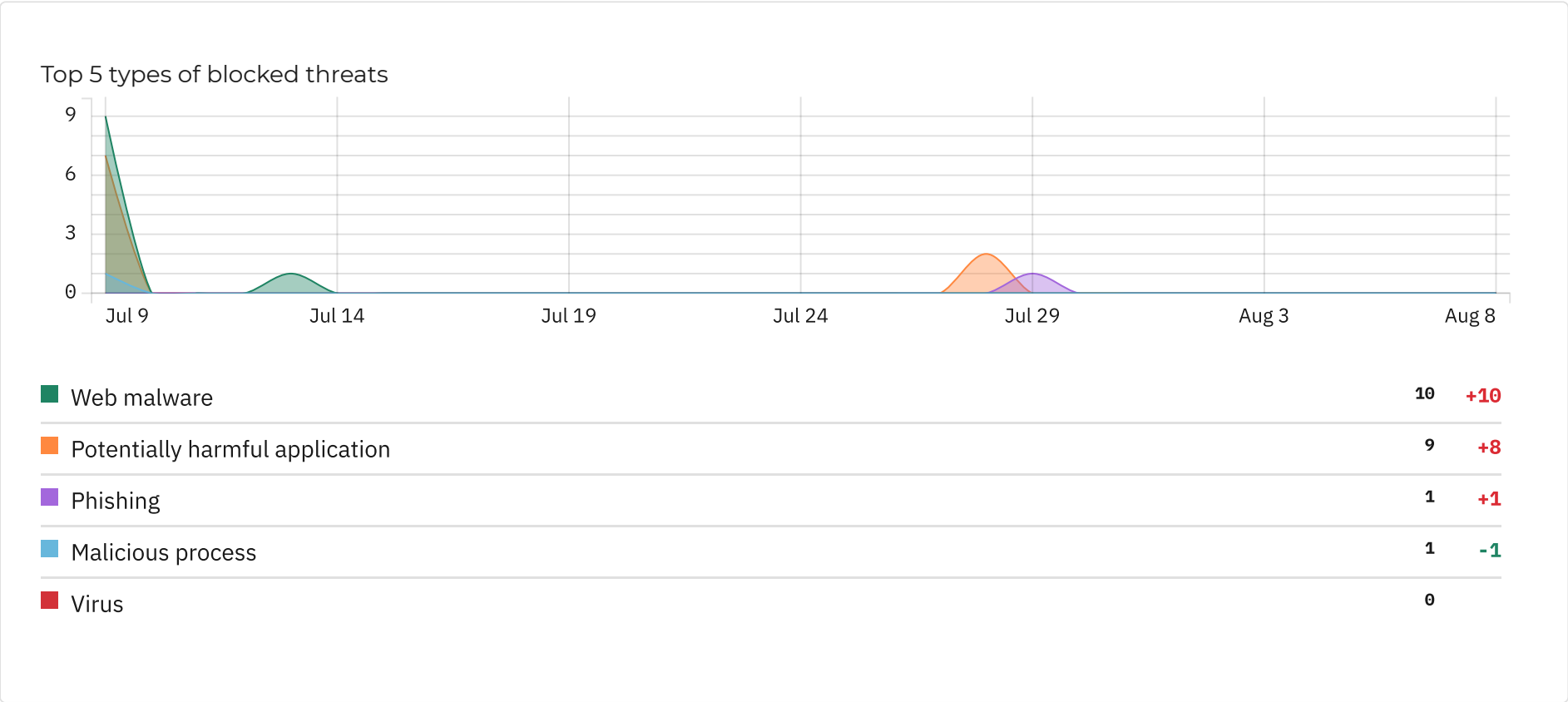
Physical machines

51

+1

Virtual machines

9

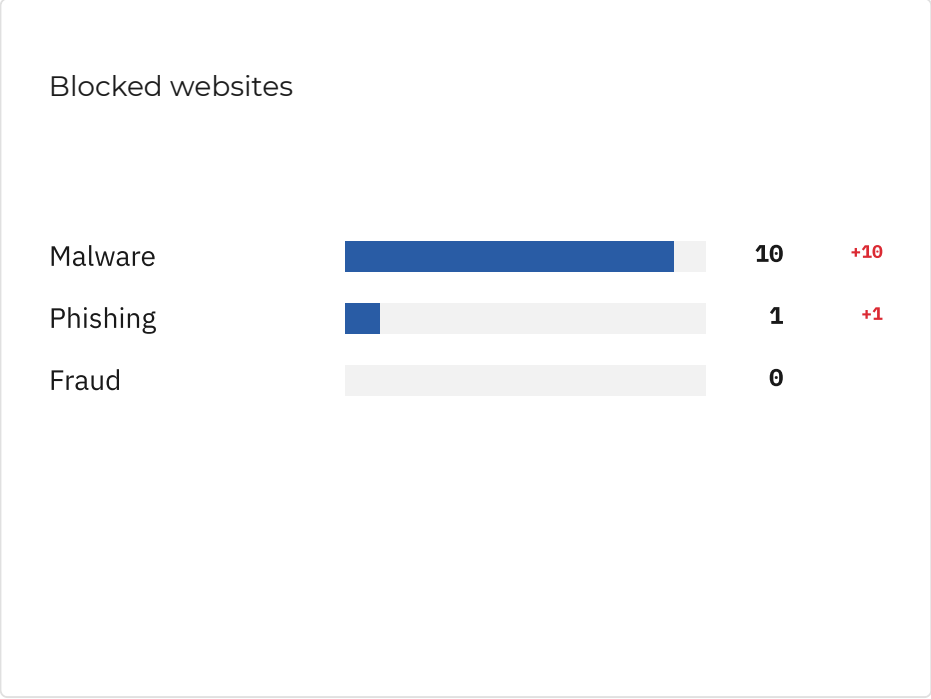
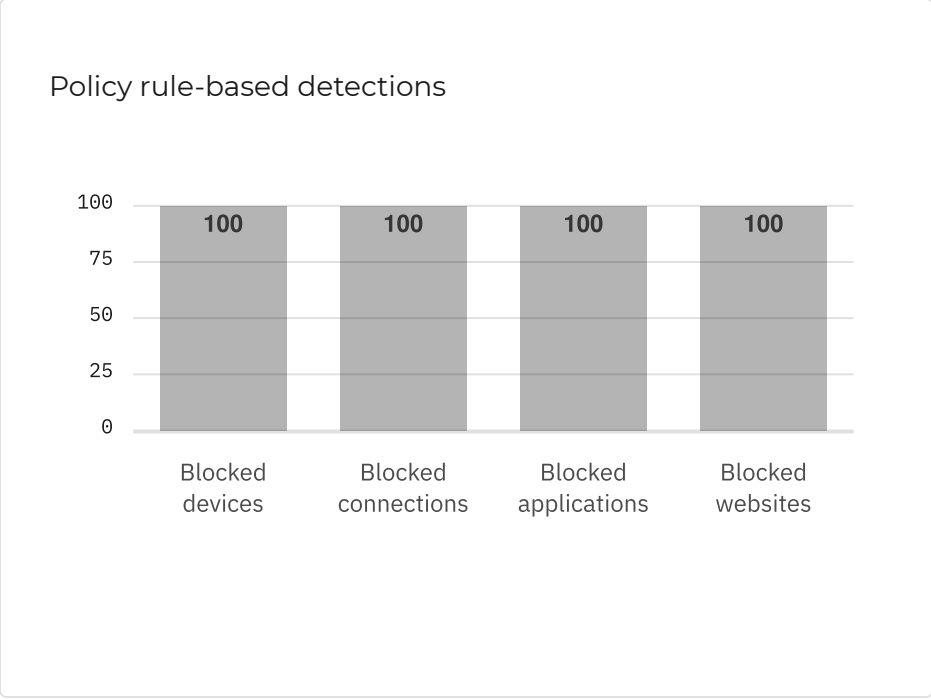
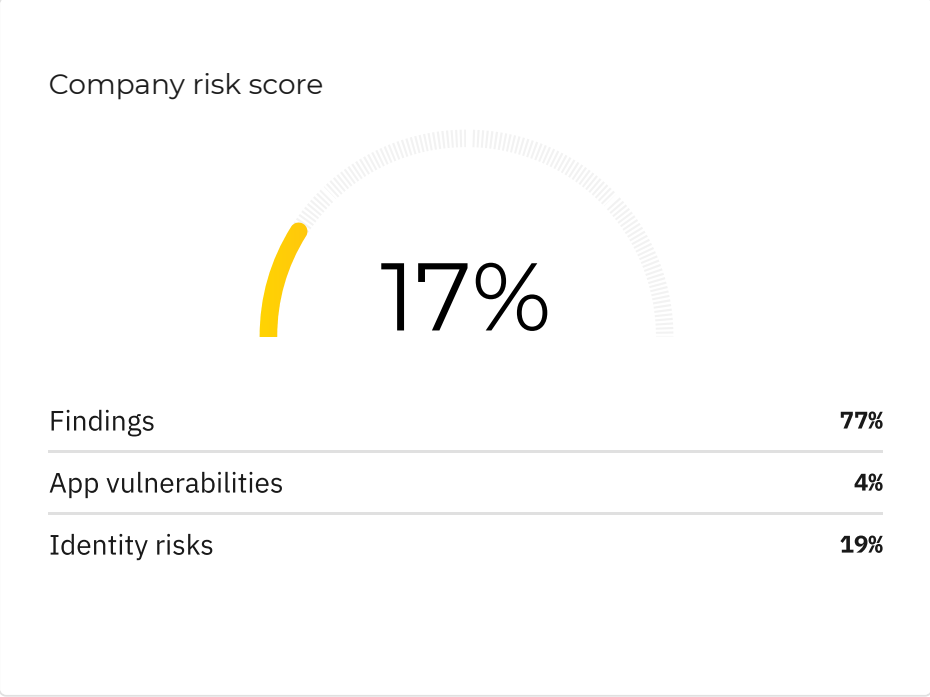


Endpoint modules status details

|                         | Enabled | Disabled | Not installed |
|-------------------------|---------|----------|---------------|
| Antimalware             | 60      | 0        | 0             |
| Advanced Threat Control | 59      | 1        | 0             |
| Advanced Anti-Exploit   | 28      | 0        | 32            |
| Firewall                | 0       | 16       | 44            |

EnabledDisabledNot installed

|                     | Enabled | Disabled | Not installed |
|---------------------|---------|----------|---------------|
| Network Protection  | 60      | 0        | 0             |
| Device Control      | 0       | 0        | 60            |
| Power User          | 0       | 0        | 60            |
| Exchange Protection | 0       | 0        | 60            |



Blocked network attack techniques

|                   |   |
|-------------------|---|
| Initial access    | 0 |
| Credential access | 0 |
| Discovery         | 0 |
| Lateral movement  | 0 |
| Crimeware         | 0 |



## **FREEPORT POLICE DEPARTMENT**

430 N. Brazosport Blvd • Freeport, TX 77541 • 979.239.1211 • Fax 979.239.2075

### **JULY 2025 REPORT**

#### **I. CALLS FOR SERVICE**

2142 calls for service were reported for the month.  
Zuercher Records Management System (RMS) reports to follow.

#### **II. INCIDENTS**

139 cases were reported for the month.  
Zuercher Records Management System (RMS) reports to follow.

#### **III. TRAFFIC CONTACTS**

386 traffic stops were reported for the month.  
Zuercher Records Management System (RMS) reports to follow.

#### **IV. ANIMAL CONTROL**

105 animal control calls reported for the month.  
Shelter intake: 71 dogs and 25 cats 5 alligators

#### **V. CODE ENFORCEMENT**

184 code enforcement violations reported for the month.  
Citizen Serve report to follow.

#### **VI. TRAINING**

Training performed in accordance with the Texas Commission on Law Enforcement (TCOLE).  
- Various training during the month for the department 66 hours.

#### **VII. COMMUNITY EVENTS**

The police department participated in the following events for this month:

- July 1<sup>st</sup> Gulf Coast Blood Drive
- July 17<sup>th</sup> Touch a Truck

The following are upcoming events:

- September 6<sup>th</sup> Kids Fest
- October 1<sup>st</sup> Coffee with a Cop
- October 7<sup>th</sup> National Night Out
- October 10<sup>th</sup> Blue Santa Golf Tournament

#### **VIII. COMPLAINTS and COMPLIMENTS**

Compliment over officers performing extra patrol in a requested area.



**IX. STAFFING**

**DISPATCHERS:**

We have hired 1 dispatcher, Hanna, who is scheduled to start in August.

**JAILERS:**

We have hired 1 jailer, Cristian, who is scheduled to star in August.

**ACOS:**

We are full staff.

**CODE ENFORCEMENT:**

We are full staff.

**CROSSING GUARDS:**

We have 1 crossing guard who is not returning this school year, so we have 1 opening.

**POLICE OFFICERS:**

We still have 3 opening in patrol.

**PROMOTIONS:**

None.

**SPECIAL ANNOUNCEMENTS:**

None.

# Freeport Police Department

Monthly Call For Service CC

Printed on August 4, 2025

| Description                    | Totals |     |
|--------------------------------|--------|-----|
| 911 CALL                       | 87     | 87  |
| 911 HANG UP                    | 30     | 30  |
| ABANDONED VEHICLE              | 6      | 6   |
| ALARM - BUSINESS               | 14     | 14  |
| ALARM - MEDICAL                | 2      | 2   |
| ALARM - RESIDENTIAL            | 7      | 7   |
| AMBULANCE CALL - FREEPORT      | 149    | 149 |
| AMBULANCE CALL - OYSTER CREEK  | 9      | 9   |
| AMBULANCE CALL - SURFSIDE      | 84     | 84  |
| ANIMAL BITE                    | 2      | 2   |
| ANIMAL CONTROL - GENERAL       | 103    | 103 |
| ASSAULT                        | 9      | 9   |
| ATTEMPT TO SERVE - WARRANT     | 2      | 2   |
| AUTO THEFT                     | 5      | 5   |
| BAR CHECK                      | 10     | 10  |
| BEACH PATROL                   | 6      | 6   |
| BROADCAST                      | 9      | 9   |
| CHECKED OUT                    | 10     | 10  |
| CITY ORDINANCE VIOLATION       | 1      | 1   |
| CIVIL MATTER                   | 10     | 10  |
| CIVIL STANDBY                  | 7      | 7   |
| CLERK CHECK                    | 93     | 93  |
| CLOSE PATROLLING AREA          | 260    | 260 |
| CODE ENFORCEMENT               | 118    | 118 |
| COMMERCIAL VEHICLE ENFORCEMENT | 2      | 2   |
| COURTESY TRANSPORT             | 3      | 3   |
| CPS RELATED INVESTIGATION      | 6      | 6   |
| CRASH - HIT & RUN              | 5      | 5   |
| CRASH - MAJOR                  | 3      | 3   |
| CRASH - MINOR                  | 23     | 23  |
| CRIMINAL MISCHIEF              | 4      | 4   |
| CRIMINAL TRESPASSING           | 9      | 9   |
| DEBRIS IN ROADWAY              | 7      | 7   |
| DISCHARGE FIREARM              | 8      | 8   |
| DISTURBANCE PHYSICAL           | 14     | 14  |
| DISTURBANCE VERBAL             | 21     | 21  |
| DISTURBANCE WEAPONS            | 1      | 1   |
| DUMPING ILLEGALLY              | 1      | 1   |
| FIRE - ALARM                   | 8      | 8   |
| FIRE CALL                      | 23     | 23  |
| FIREWORKS                      | 18     | 18  |
| FLAGGED DOWN                   | 5      | 5   |

| Description                 | Totals |     |
|-----------------------------|--------|-----|
|                             |        |     |
| FOLLOW UP                   | 47     | 47  |
| FOUND PROPERTY              | 5      | 5   |
| FRAUD                       | 4      | 4   |
| HARASSMENT                  | 4      | 4   |
| HOSPICE DEATH               | 1      | 1   |
| INDECENT EXPOSURE           | 1      | 1   |
| JAIL CHECK                  | 2      | 2   |
| JAIL DUTY                   | 5      | 5   |
| JAIL INSPECTION             | 38     | 38  |
| JUVENILE COMPLAINTS         | 6      | 6   |
| LOST ARTICLE/PROPERTY       | 1      | 1   |
| MENTAL HEALTH CALL/REFERAL  | 5      | 5   |
| MISCELLANEOUS               | 32     | 32  |
| MISSING JUVENILE            | 1      | 1   |
| MISSING PERSON              | 2      | 2   |
| MOTORIST ASSIST             | 18     | 18  |
| NARCOTICS COMPLAINT         | 6      | 6   |
| NOISE COMPLAINT             | 22     | 22  |
| OPEN DOOR/WINDOW            | 3      | 3   |
| OTHER AGENCY ASSIST         | 18     | 18  |
| PARKING VIOLATION           | 2      | 2   |
| PRISONER TRANSPORT          | 20     | 20  |
| RECKLESS DRIVER             | 15     | 15  |
| REPORT DROPPED IN ERROR     | 7      | 7   |
| REPOSESSION VEHICLE         | 14     | 14  |
| RUNAWAY                     | 2      | 2   |
| SPEAK WITH OFFICER          | 70     | 70  |
| SPECIAL ASSIGNMENT          | 3      | 3   |
| SPECIAL WATCH               | 12     | 12  |
| SUBJECT CONTACT             | 36     | 36  |
| SUSPICIOUS CIRCUMSTANCE     | 50     | 50  |
| SUSPICIOUS NOISE            | 4      | 4   |
| SUSPICIOUS SUBJECT          | 24     | 24  |
| SUSPICIOUS VEHICLE          | 14     | 14  |
| SWAT                        | 1      | 1   |
| TERRORISTIC THREATS         | 6      | 6   |
| THEFT                       | 23     | 23  |
| TOWED VEHICLE               | 1      | 1   |
| TRAFFIC COMPLAINT           | 4      | 4   |
| TRAFFIC CONTROL             | 3      | 3   |
| TRAFFIC STOP                | 319    | 319 |
| UNAUTH USE OF A VEHICLE     | 1      | 1   |
| UNWANTED SUBJECT            | 37     | 37  |
| WARRANT CLASS B OR ABOVE    | 6      | 6   |
| WATER / STREET DEPT CALLOUT | 9      | 9   |
| WELFARE CONCERN             | 29     | 29  |



**Description**

**Totals**

|               |      |      |
|---------------|------|------|
|               | 15   | 15   |
| <b>Totals</b> | 2142 | 2142 |

# Freeport Police Department

Monthly Incidents CC

Printed on August 4, 2025

| Reported | Case Number | Offenses                        | Description               |
|----------|-------------|---------------------------------|---------------------------|
| 07/02/25 | FPD25-0760  | INCIDENT REPORT                 | MOTORIST ASSIST           |
| 07/02/25 | FPD25-0761  |                                 | REPORT DROPPED IN ERROR   |
| 07/02/25 | FPD25-0762  | INCIDENT REPORT                 | AMBULANCE CALL - FREEPORT |
| 07/02/25 | FPD25-0763  | TERRORISTIC THREAT              | TERRORISTIC THREATS       |
| 07/02/25 | FPD25-0764  | BURGLARY OF COIN                | CRIMINAL MISCHIEF         |
| 07/02/25 | FPD25-0765  | FRAUD - GENERAL                 | SPEAK WITH OFFICER        |
| 07/02/25 | FPD25-0766  | INDECENT EXPOSURE               | INDECENT EXPOSURE         |
| 07/02/25 | FPD25-0767  | THEFT PROP >=\$750<\$2,500      | THEFT                     |
| 07/03/25 | FPD25-0768  | CRIMINAL MISCHIEF >=\$100<\$750 | DISTURBANCE PHYSICAL      |
| 07/03/25 | FPD25-0769  | EVADING ARREST DETENTION        | FIRE CALL                 |
| 07/03/25 | FPD25-0770  | CITY WARRANT                    | PRISONER TRANSPORT        |
| 07/03/25 | FPD25-0771  | HARASSMENT                      | HARASSMENT                |
| 07/04/25 | FPD25-0772  | FAIL TO REMAIN AND REPORT       | CRASH - HIT & RUN         |
| 07/04/25 | FPD25-0773  | DUTY ON STRIKING FIXTURE/HWY    | CRASH - MINOR             |
| 07/04/25 | FPD25-0774  | THEFT PROP >=\$100<\$750        | THEFT                     |
| 07/04/25 | FPD25-0775  | PUBLIC INTOXICATION             | PUBLIC INTOXICATION       |
| 07/05/25 | FPD25-0776  | OTHER JURISDICTION WARRANT      | FIRE CALL                 |
| 07/05/25 | FPD25-0777  | FAIL TO REMAIN AND REPORT       | CRASH - HIT & RUN         |
| 07/05/25 | FPD25-0778  | POSSESSION OF DRUG              | TRAFFIC STOP              |
| 07/05/25 | FPD25-0779  | POSSESSION OF DRUG              | TRAFFIC STOP              |
| 07/05/25 | FPD25-0780  | DRIVING WHILE INTOXICATED       | AMBULANCE CALL - FREEPORT |
| 07/06/25 | FPD25-0781  | NO DRIVER'S LICENSE             | TRAFFIC STOP              |
| 07/06/25 | FPD25-0782  | RESIST ARREST SEARCH OR         | TRAFFIC STOP              |
| 07/07/25 | FPD25-0783  | INCIDENT REPORT                 | ANIMAL BITE               |
| 07/07/25 | FPD25-0784  | INCIDENT REPORT                 | RUNAWAY                   |
| 07/08/25 | FPD25-0785  | INCIDENT REPORT                 | SPEAK WITH OFFICER        |
| 07/08/25 | FPD25-0786  | THEFT PROP >=\$100<\$750        | THEFT                     |
| 07/08/25 | FPD25-0787  | INCIDENT REPORT                 | MISSING PERSON            |
| 07/08/25 | FPD25-0788  | THEFT PROP >=\$100<\$750        | THEFT                     |
| 07/09/25 | FPD25-0789  | INCIDENT REPORT                 | FOUND PROPERTY            |
| 07/09/25 | FPD25-0790  | POSS CS PG 1/1-B <1G            | SUSPICIOUS VEHICLE        |
| 07/10/25 | FPD25-0791  | INCIDENT REPORT                 | SUSPICIOUS CIRCUMSTANCE   |
| 07/10/25 | FPD25-0792  |                                 | SUSPICIOUS CIRCUMSTANCE   |
| 07/10/25 | FPD25-0793  | CPS/APS REFERRAL                | SPEAK WITH OFFICER        |
| 07/10/25 | FPD25-0794  | ALLOWING DOG TO RUN AT LARGE    | ANIMAL CONTROL - GENERAL  |
| 07/10/25 | FPD25-0795  | FRAUD - GENERAL                 | CREDIT/DEBIT CARD ABUSE   |
| 07/10/25 | FPD25-0796  | THEFT PROP >=\$100<\$750        | THEFT                     |
| 07/10/25 | FPD25-0797  | INCIDENT REPORT                 | DISTURBANCE WEAPONS       |
| 07/11/25 | FPD25-0798  | POSS CS PG 1/1-B <1G            | NARCOTICS COMPLAINT       |
| 07/11/25 | FPD25-0799  | PUBLIC INTOXICATION; UNL        | TRAFFIC STOP              |
| 07/11/25 | FPD25-0800  | THEFT CLASS C                   | THEFT                     |
| 07/12/25 | FPD25-0802  | ASSAULT PUBLIC SERVANT;         | CRASH - MAJOR             |
| 07/12/25 | FPD25-0801  | ASSAULT BY PHYSICAL CONTACT     | UNWANTED SUBJECT          |

| Reported | Case Number | Offenses                        | Description                |
|----------|-------------|---------------------------------|----------------------------|
| 07/12/25 | FPD25-0803  | INCIDENT REPORT                 | MENTAL HEALTH CALL/REFERAL |
| 07/13/25 | FPD25-0804  | ASSAULT CAUSES BODILY INJURY    | ASSAULT                    |
| 07/13/25 | FPD25-0805  | THEFT PROP >=\$750<\$2,500      | THEFT                      |
| 07/13/25 | FPD25-0806  | ASSAULT CAUSES BODILY INJ       | CRASH - HIT & RUN          |
| 07/13/25 | FPD25-0807  | CITY WARRANT                    | PRISONER TRANSPORT         |
| 07/14/25 | FPD25-0808  | ROBBERY                         | ASSAULT                    |
| 07/14/25 | FPD25-0809  | BURGLARY OF BUILDING            | BURGLARY - BUILDING        |
| 07/14/25 | FPD25-0810  | ASSAULT CAUSES BODILY INJ       | ASSAULT                    |
| 07/15/25 | FPD25-0811  | INCIDENT REPORT                 | AMBULANCE CALL - FREEPORT  |
| 07/15/25 | FPD25-0812  | POSS CS PG 1/1-B <1G            | TRAFFIC STOP               |
| 07/16/25 | FPD25-0813  | DRIVING WHILE INTOXICATED 2ND   | TRAFFIC STOP               |
| 07/16/25 | FPD25-0814  | INCIDENT REPORT                 | ABANDONED VEHICLE          |
| 07/16/25 | FPD25-0815  | THEFT CLASS C                   | THEFT                      |
| 07/16/25 | FPD25-0816  | INCIDENT REPORT                 | HOSPICE DEATH              |
| 07/16/25 | FPD25-0817  | THEFT PROP >=\$2,500<\$30K      | THEFT                      |
| 07/16/25 | FPD25-0818  | PUBLIC INTOXICATION             | SUSPICIOUS SUBJECT         |
| 07/16/25 | FPD25-0819  | CRIMINAL TRESPASS               | UNWANTED SUBJECT           |
| 07/17/25 | FPD25-0820  | ASSAULT CAUSES BODILY INJURY    | ASSAULT                    |
| 07/17/25 | FPD25-0821  | ASSAULT CAUSES BODILY INJ       | ASSAULT                    |
| 07/17/25 | FPD25-0822  | ALLOWING DOG TO RUN AT          | ANIMAL CONTROL - GENERAL   |
| 07/17/25 | FPD25-0823  | FRAUD - GENERAL                 | FRAUD                      |
| 07/17/25 | FPD25-0824  | THEFT PROP >=\$100<\$750        | THEFT                      |
| 07/17/25 | FPD25-0825  |                                 | REPORT DROPPED IN ERROR    |
| 07/17/25 | FPD25-0826  | PUBLIC INTOXICATION             | DISTURBANCE VERBAL         |
| 07/17/25 | FPD25-0827  | HARASSMENT                      | HARASSMENT                 |
| 07/18/25 | FPD25-0828  | CITY WARRANT                    | PRISONER TRANSPORT         |
| 07/18/25 | FPD25-0829  | FRAUD - GENERAL                 | SPEAK WITH OFFICER         |
| 07/18/25 | FPD25-0830  | INCIDENT REPORT                 | INCIDENT REPORT            |
| 07/18/25 | FPD25-0831  | FRAUD - GENERAL                 | FRAUD                      |
| 07/19/25 | FPD25-0832  | POSS MARIJ < 2OZ                | TRAFFIC STOP               |
| 07/19/25 | FPD25-0833  | THEFT OF FIREARM; BURGLARY      | AUTO THEFT                 |
| 07/19/25 | FPD25-0834  | CRIMINAL MISCHIEF               | CRIMINAL MISCHIEF          |
| 07/20/25 | FPD25-0836  | POSSESSION OF DRUG              | TRAFFIC STOP               |
| 07/20/25 | FPD25-0835  | PUBLIC INTOXICATION             | BAR CHECK                  |
| 07/20/25 | FPD25-0837  | CITY WARRANT; FLEEING POLICE    | TRAFFIC STOP               |
| 07/21/25 | FPD25-0838  | CAPIAS WARRANT                  | SUBJECT CONTACT            |
| 07/21/25 | FPD25-0839  | CITY WARRANT                    | PRISONER TRANSPORT         |
| 07/21/25 | FPD25-0840  | PUBLIC INTOXICATION             | UNWANTED SUBJECT           |
| 07/21/25 | FPD25-0841  | ALLOWING DOG TO RUN AT LARGE    | ANIMAL BITE                |
| 07/21/25 | FPD25-0842  | THEFT CLASS C                   | THEFT                      |
| 07/21/25 | FPD25-0843  | CITY WARRANT                    | PRISONER TRANSPORT         |
| 07/22/25 | FPD25-0844  | INCIDENT REPORT                 | MISSING PERSON             |
| 07/22/25 | FPD25-0845  | CRIMINAL TRESPASS               | CRIMINAL TRESPASSING       |
| 07/22/25 | FPD25-0846  | CRIMINAL MISCHIEF >=\$100<\$750 | CRIMINAL MISCHIEF          |
| 07/22/25 | FPD25-0847  |                                 | THEFT                      |
| 07/23/25 | FPD25-0848  | CAPIAS WARRANT                  | PRISONER TRANSPORT         |
| 07/23/25 | FPD25-0849  | CAPIAS WARRANT                  | PRISONER TRANSPORT         |

| Reported | Case Number | Offenses                       | Description               |
|----------|-------------|--------------------------------|---------------------------|
| 07/23/25 | FPD25-0850  | INCIDENT REPORT                | FOUND PROPERTY            |
| 07/23/25 | FPD25-0851  | INCIDENT REPORT                | CIVIL STANDBY             |
| 07/23/25 | FPD25-0853  |                                | SUSPICIOUS SUBJECT        |
| 07/23/25 | FPD25-0852  | INCIDENT REPORT                | TERRORISTIC THREATS       |
| 07/23/25 | FPD25-0854  | INCIDENT REPORT                | SPEAK WITH OFFICER        |
| 07/23/25 | FPD25-0855  | BURGLARY OF VEHICLES           | THEFT                     |
| 07/23/25 | FPD25-0856  |                                | REPORT DROPPED IN ERROR   |
| 07/23/25 | FPD25-0857  | FRAUD - GENERAL                | FRAUD                     |
| 07/23/25 | FPD25-0858  | PUBLIC INTOXICATION            | SUSPICIOUS SUBJECT        |
| 07/23/25 | FPD25-0859  | PUBLIC INTOXICATION            | AMBULANCE CALL - FREEPORT |
| 07/23/25 | FPD25-0860  | OTHER JURISDICTION WARRANT;    | PRISONER TRANSPORT        |
| 07/24/25 | FPD25-0861  | AGG ASSLT W/DEADLY WEAPON      | ASSAULT                   |
| 07/24/25 | FPD25-0862  | INCIDENT REPORT                | CRASH - MINOR             |
| 07/24/25 | FPD25-0863  | FRAUD - GENERAL                | FRAUD                     |
| 07/24/25 | FPD25-0864  | CAPIAS WARRANT                 | UNWANTED SUBJECT          |
| 07/25/25 | FPD25-0865  | PUBLIC INTOXICATION            | UNWANTED SUBJECT          |
| 07/25/25 | FPD25-0866  | DRIVING WHILE INTOXICATED 3RD  | TRAFFIC STOP              |
| 07/25/25 | FPD25-0867  | ASSAULT BY THREATS             | DISTURBANCE VERBAL        |
| 07/25/25 | FPD25-0868  | INCIDENT REPORT                | RUNAWAY                   |
| 07/25/25 | FPD25-0869  | INTERFER W/EMERGENCY REQ       | DISTURBANCE PHYSICAL      |
| 07/25/25 | FPD25-0870  | UNAUTH USE OF VEHICLE          | AUTO THEFT                |
| 07/26/25 | FPD25-0871  | PUBLIC INTOXICATION            | CRIMINAL TRESPASSING      |
| 07/26/25 | FPD25-0872  | FRAUD - GENERAL                | 911 CALL                  |
| 07/26/25 | FPD25-0873  | PUBLIC INTOXICATION            | PUBLIC INTOXICATION       |
| 07/26/25 | FPD25-0874  | INCIDENT REPORT                | DISTURBANCE PHYSICAL      |
| 07/26/25 | FPD25-0876  | INCIDENT REPORT                | JAIL CHECK                |
| 07/27/25 | FPD25-0875  | TERRORISTIC THREAT             | SPEAK WITH OFFICER        |
| 07/27/25 | FPD25-0877  | ASSAULT CAUSES BODILY INJURY   | 911 CALL                  |
| 07/27/25 | FPD25-0878  | INCIDENT REPORT                | AMBULANCE CALL - FREEPORT |
| 07/27/25 | FPD25-0879  | FAIL TO REMAIN AND REPORT      | CRASH - HIT & RUN         |
| 07/27/25 | FPD25-0880  | CAPIAS WARRANT                 | UNWANTED SUBJECT          |
| 07/27/25 | FPD25-0882  | CITY WARRANT                   | PRISONER TRANSPORT        |
| 07/27/25 | FPD25-0881  | INCIDENT REPORT                | SUSPICIOUS CIRCUMSTANCE   |
| 07/27/25 | FPD25-0883  | INCIDENT REPORT                | INCIDENT REPORT           |
| 07/27/25 | FPD25-0884  | UNAUTH USE OF VEHICLE;         | SPEAK WITH OFFICER        |
| 07/27/25 | FPD25-0885  | INCIDENT REPORT                | CRIMINAL MISCHIEF         |
| 07/27/25 | FPD25-0886  | INCIDENT REPORT                | TERRORISTIC THREATS       |
| 07/28/25 | FPD25-0887  | INCIDENT REPORT                | ABANDONED VEHICLE         |
| 07/28/25 | FPD25-0888  |                                | FOUND PROPERTY            |
| 07/29/25 | FPD25-0889  | CRIMINAL MISCHIEF              | CODE ENFORCEMENT          |
| 07/29/25 | FPD25-0890  | POSS CS PG 1/1-B <1G; CRIMINAL | SUSPICIOUS CIRCUMSTANCE   |
| 07/29/25 | FPD25-0891  | POSSESSION OF DRUG             | TRAFFIC STOP              |
| 07/30/25 | FPD25-0892  | PUBLIC INTOXICATION            | FIRE CALL                 |
| 07/30/25 | FPD25-0893  | INCIDENT REPORT                | UNAUTH USE OF A VEHICLE   |
| 07/31/25 | FPD25-0894  |                                | ASSAULT                   |
| 07/31/25 | FPD25-0895  | THEFT PROP >=\$2,500<\$30K     | THEFT                     |
| 07/31/25 | FPD25-0896  | INCIDENT REPORT                | DUMPING ILLEGALLY         |

# Freeport Police Department

Monthly Traffic Stops CC

Printed on August 4, 2025

| Descriptions                         | Totals |     |
|--------------------------------------|--------|-----|
| ACO - Verbal Warning                 | 1      | 1   |
| Advice Given                         | 1      | 1   |
| Arrest                               | 18     | 18  |
| Arrest; Vehicle Towed                | 6      | 6   |
| Citation Issued                      | 95     | 95  |
| Handled By Officer / Deputy          | 5      | 5   |
| Written Warning Issued               | 257    | 257 |
| Written Warning Issued; Report Taken | 3      | 3   |
| Totals                               | 386    | 386 |

## Violation List (Custom)

Open From Date: 07/01/2025

Open To Date: 07/31/2025

Show Address: N

Exclude PattiFoster Files: Y

| File#     | Violation                                               | Open Date  | Status |
|-----------|---------------------------------------------------------|------------|--------|
| 25-001781 | Construction sites to be kept clean                     | 07/01/2025 | Closed |
| 25-001781 | Neglected Premises                                      | 07/01/2025 | Closed |
| 25-001796 | Sweeping Debris into Street Illegal                     | 07/01/2025 | Closed |
| 25-001796 | Sweeping Debris into Street Illegal                     | 07/01/2025 | Closed |
| 25-001797 | Sweeping Debris into Street Illegal                     | 07/01/2025 | Closed |
| 25-001800 | Outdoor Storage of Materials - in Public View           | 07/02/2025 | Closed |
| 25-001800 | Growth or accumulation of weeds, rubbish, and the like. | 07/02/2025 | Closed |
| 25-001800 | Neglected Premises                                      | 07/02/2025 | Closed |
| 25-001805 | Growth or accumulation of weeds, rubbish, and the like. | 07/02/2025 | Closed |
| 25-001806 | Growth or accumulation of weeds, rubbish, and the like. | 07/02/2025 | Closed |
| 25-001807 | Disposal of garbage                                     | 07/02/2025 | Closed |
| 25-001808 | Disposal of garbage                                     | 07/02/2025 | Closed |
| 25-001809 | Disposal of garbage                                     | 07/02/2025 | Closed |
| 25-001810 | Disposal of garbage                                     | 07/02/2025 | Closed |
| 25-001811 | Growth or accumulation of weeds, rubbish, and the like. | 07/02/2025 | Closed |
| 25-001814 | Disposal of garbage                                     | 07/02/2025 | Closed |
| 25-001815 | Disposal of garbage                                     | 07/02/2025 | Closed |
| 25-001817 | Disposal of garbage                                     | 07/03/2025 | Closed |
| 25-001352 | Grass and Weeds                                         | 07/03/2025 | Closed |
| 25-001818 | Junked vehicles                                         | 07/03/2025 | Open   |
| 25-001818 | Motor Vehicles/Inoperable/Unlicensed                    | 07/03/2025 | Open   |
| 25-001818 | Disposal of garbage                                     | 07/03/2025 | Open   |
| 25-001819 | Growth or accumulation of weeds, rubbish, and the like. | 07/03/2025 | Closed |
| 25-001218 | Junked vehicles                                         | 07/08/2025 | Open   |
| 25-001218 | Growth or accumulation of weeds, rubbish, and the like. | 07/08/2025 | Open   |
| 25-001218 | Neglected Premises                                      | 07/08/2025 | Open   |
| 25-001218 | Motor Vehicles/Inoperable/Unlicensed                    | 07/08/2025 | Open   |
| 25-001218 | Premises Identification                                 | 07/08/2025 | Open   |
| 25-001852 | Residential - Permits Required                          | 07/08/2025 | Closed |
| 25-001853 | Residential - Permits Required                          | 07/08/2025 | Closed |



|           |                                                         |            |        |
|-----------|---------------------------------------------------------|------------|--------|
| 25-001855 | Residential - Permits Required                          | 07/08/2025 | Closed |
| 25-001862 | Growth or accumulation of weeds, rubbish, and the like. | 07/09/2025 | Open   |
| 25-001862 | Neglected Premises                                      | 07/09/2025 | Open   |
| 25-001867 | Residential - Permits Required                          | 07/09/2025 | Open   |
| 25-001868 | Disposal of garbage                                     | 07/09/2025 | Closed |
| 25-001870 | Residential - Permits Required                          | 07/09/2025 | Closed |
| 25-001872 | Disposal of garbage                                     | 07/09/2025 | Closed |
| 25-001873 | Disposal of garbage                                     | 07/09/2025 | Closed |
| 25-001874 | Disposal of garbage                                     | 07/09/2025 | Open   |
| 25-001867 | Disposal of rubbish                                     | 07/09/2025 | Open   |
| 25-001867 | Disposal of garbage                                     | 07/09/2025 | Open   |
| 25-001771 | Sidewalks, Alleys and Unpaved Right-of-Ways             | 07/10/2025 | Closed |
| 25-001771 | Growth or accumulation of weeds, rubbish, and the like. | 07/10/2025 | Closed |
| 25-001771 | Neglected Premises                                      | 07/10/2025 | Closed |
| 25-001772 | Sidewalks, Alleys and Unpaved Right-of-Ways             | 07/10/2025 | Open   |
| 25-001879 | Growth or accumulation of weeds, rubbish, and the like. | 07/10/2025 | Open   |
| 25-001879 | Neglected Premises                                      | 07/10/2025 | Open   |
| 25-001879 | Sidewalks, Alleys and Unpaved Right-of-Ways             | 07/10/2025 | Open   |
| 25-001881 | Disposal of garbage                                     | 07/10/2025 | Closed |
| 25-001883 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001884 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001886 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001887 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001888 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001889 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001890 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001891 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001892 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001893 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001894 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001895 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001896 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001897 | Parking for more than 48 hours Prohibited               | 07/10/2025 | Closed |
| 25-001898 | Growth or accumulation of weeds, rubbish, and the like. | 07/10/2025 | Closed |
| 25-001899 | Growth or accumulation of weeds, rubbish, and the like. | 07/10/2025 | Closed |
| 25-001900 | Disposal of garbage                                     | 07/10/2025 | Closed |

|           |                                                             |            |        |
|-----------|-------------------------------------------------------------|------------|--------|
| 25-001901 | Parking for more than 48 hours Prohibited                   | 07/11/2025 | Closed |
| 25-001902 | Disposal of garbage                                         | 07/11/2025 | Closed |
| 25-001903 | Disposal of garbage                                         | 07/11/2025 | Open   |
| 25-001904 | Disposal of garbage                                         | 07/11/2025 | Closed |
| 25-001905 | Disposal of garbage                                         | 07/11/2025 | Closed |
| 25-001909 | Disposal of garbage                                         | 07/11/2025 | Closed |
| 25-001911 | Disposal of garbage                                         | 07/11/2025 | Closed |
| 25-001919 | Growth or accumulation of weeds, rubbish, and the like.     | 07/11/2025 | Open   |
| 25-001919 | Neglected Premises                                          | 07/11/2025 | Open   |
| 25-001920 | Growth or accumulation of weeds, rubbish, and the like.     | 07/11/2025 | Open   |
| 25-001920 | Neglected Premises                                          | 07/11/2025 | Open   |
| 25-001922 | Junked vehicles                                             | 07/11/2025 | Open   |
| 25-001922 | Accumulation of carrion, filth, and the like.               | 07/11/2025 | Open   |
| 25-001922 | Neglected Premises                                          | 07/11/2025 | Open   |
| 25-001922 | Refrigerators                                               | 07/11/2025 | Open   |
| 25-001934 | Growth or accumulation of weeds, rubbish, and the like.     | 07/15/2025 | Open   |
| 25-001934 | Neglected Premises                                          | 07/15/2025 | Open   |
| 25-001934 | Growth or accumulation of weeds, rubbish, and the like.     | 07/15/2025 | Open   |
| 25-001934 | Neglected Premises                                          | 07/15/2025 | Open   |
| 25-001938 | Junked vehicles                                             | 07/15/2025 | Open   |
| 25-001938 | Growth or accumulation of weeds, rubbish, and the like.     | 07/15/2025 | Open   |
| 25-001938 | Neglected Premises                                          | 07/15/2025 | Open   |
| 25-001938 | Motor Vehicles/Inoperable/Unlicensed                        | 07/15/2025 | Open   |
| 25-001944 | Outdoor Storage of Materials on Public Property Prohibited  | 07/15/2025 | Open   |
| 25-001944 | Prohibited storage                                          | 07/15/2025 | Open   |
| 25-001944 | Prohibited repair, assembly or disassembly of motor vehicle | 07/15/2025 | Open   |
| 25-001944 | Exterior walls                                              | 07/15/2025 | Open   |
| 25-001945 | Growth or accumulation of weeds, rubbish, and the like.     | 07/15/2025 | Closed |
| 25-001946 | Residential - Permits Required                              | 07/16/2025 | Closed |
| 25-001948 | Residential - Permits Required                              | 07/16/2025 | Closed |
| 25-001949 | Residential - Permits Required                              | 07/16/2025 | Closed |
| 25-001954 | Recreational Vehicle Park - RVs Only                        | 07/16/2025 | Open   |
| 25-001954 | Recreational Vehicles outside licensed RV park              | 07/16/2025 | Open   |
| 25-001963 | Growth or accumulation of weeds, rubbish, and the like.     | 07/17/2025 | Closed |
| 25-001963 | Neglected Premises                                          | 07/17/2025 | Closed |
| 25-001964 | Growth or accumulation of weeds, rubbish, and the like.     | 07/17/2025 | Open   |



|           |                                                         |            |        |
|-----------|---------------------------------------------------------|------------|--------|
| 25-001964 | Neglected Premises                                      | 07/17/2025 | Open   |
| 25-001964 | Premises Identification                                 | 07/17/2025 | Open   |
| 25-001966 | Disposal of garbage                                     | 07/17/2025 | Closed |
| 25-001967 | Growth or accumulation of weeds, rubbish, and the like. | 07/17/2025 | Open   |
| 25-001967 | Neglected Premises                                      | 07/17/2025 | Open   |
| 25-001964 | Growth or accumulation of weeds, rubbish, and the like. | 07/17/2025 | Open   |
| 25-001964 | Neglected Premises                                      | 07/17/2025 | Open   |
| 25-001964 | Premises Identification                                 | 07/17/2025 | Open   |
| 25-001970 | Disposal of garbage                                     | 07/17/2025 | Closed |
| 25-001971 | Neglected Premises                                      | 07/17/2025 | Open   |
| 25-001972 | Disposal of garbage                                     | 07/17/2025 | Closed |
| 25-001968 | Growth or accumulation of weeds, rubbish, and the like. | 07/17/2025 | Closed |
| 25-001968 | Neglected Premises                                      | 07/17/2025 | Closed |
| 25-001968 | Sidewalks, Alleys and Unpaved Right-of-Ways             | 07/17/2025 | Closed |
| 25-001974 | Disposal of garbage                                     | 07/17/2025 | Closed |
| 25-001976 | Growth or accumulation of weeds, rubbish, and the like. | 07/17/2025 | Open   |
| 25-001976 | Neglected Premises                                      | 07/17/2025 | Open   |
| 25-001981 | General Penalty- Illegal Dumping                        | 07/17/2025 | Closed |
| 25-001982 | General Penalty- Illegal Dumping                        | 07/17/2025 | Closed |
| 25-001983 | Maintenance - Sanitary Drainage System                  | 07/17/2025 | Closed |
| 25-001986 | Disposal of garbage                                     | 07/17/2025 | Closed |
| 25-001987 | Disposal of garbage                                     | 07/17/2025 | Closed |
| 25-001988 | Growth or accumulation of weeds, rubbish, and the like. | 07/17/2025 | Closed |
| 25-001990 | Junked vehicles                                         | 07/18/2025 | Closed |
| 25-002001 | Disposal of garbage                                     | 07/18/2025 | Closed |
| 25-002003 | Disposal of garbage                                     | 07/18/2025 | Closed |
| 25-002004 | Disposal of garbage                                     | 07/18/2025 | Closed |
| 25-002028 | Neglected Premises                                      | 07/21/2025 | Open   |
| 25-002028 | Neglected Premises                                      | 07/21/2025 | Open   |
| 25-002032 | Growth or accumulation of weeds, rubbish, and the like. | 07/22/2025 | Closed |
| 25-002032 | Neglected Premises                                      | 07/22/2025 | Closed |
| 25-002033 | Growth or accumulation of weeds, rubbish, and the like. | 07/22/2025 | Open   |
| 25-002033 | Neglected Premises                                      | 07/22/2025 | Open   |
| 25-002074 | Junked vehicles                                         | 07/24/2025 | Open   |
| 25-002074 | Growth or accumulation of weeds, rubbish, and the like. | 07/24/2025 | Open   |
| 25-002074 | Neglected Premises                                      | 07/24/2025 | Open   |

|           |                                                         |            |        |
|-----------|---------------------------------------------------------|------------|--------|
| 25-002074 | Sidewalks, Alleys and Unpaved Right-of-Ways             | 07/24/2025 | Open   |
| 25-002077 | Growth or accumulation of weeds, rubbish, and the like. | 07/24/2025 | Open   |
| 25-002077 | Neglected Premises                                      | 07/24/2025 | Open   |
| 25-002077 | Sidewalks, Alleys and Unpaved Right-of-Ways             | 07/24/2025 | Open   |
| 25-002097 | Disposal of garbage                                     | 07/25/2025 | Open   |
| 25-002113 | Water Supply                                            | 07/29/2025 | Closed |
| 25-002115 | Water Supply                                            | 07/29/2025 | Closed |
| 25-002114 | Growth or accumulation of weeds, rubbish, and the like. | 07/29/2025 | Open   |
| 25-002114 | Neglected Premises                                      | 07/29/2025 | Open   |
| 25-002114 | Sidewalks, Alleys and Unpaved Right-of-Ways             | 07/29/2025 | Open   |
| 25-002114 | Swimming pools                                          | 07/29/2025 | Open   |
| 25-002116 | Water Supply                                            | 07/29/2025 | Closed |
| 25-002117 | Water Supply                                            | 07/29/2025 | Closed |
| 25-002114 | Growth or accumulation of weeds, rubbish, and the like. | 07/29/2025 | Open   |
| 25-002114 | Neglected Premises                                      | 07/29/2025 | Open   |
| 25-002114 | Sidewalks, Alleys and Unpaved Right-of-Ways             | 07/29/2025 | Open   |
| 25-002118 | Growth or accumulation of weeds, rubbish, and the like. | 07/29/2025 | Open   |
| 25-002118 | Neglected Premises                                      | 07/29/2025 | Open   |
| 24-003187 | Exterior walls                                          | 07/29/2025 | Open   |
| 24-003187 | Discharge of Wastewater Restricted.                     | 07/29/2025 | Open   |
| 25-002119 | Disposal of garbage                                     | 07/30/2025 | Open   |
| 25-002120 | Growth or accumulation of weeds, rubbish, and the like. | 07/30/2025 | Open   |
| 25-002120 | Neglected Premises                                      | 07/30/2025 | Open   |
| 25-002121 | Growth or accumulation of weeds, rubbish, and the like. | 07/30/2025 | Open   |
| 25-002121 | Neglected Premises                                      | 07/30/2025 | Open   |
| 25-002123 | Growth or accumulation of weeds, rubbish, and the like. | 07/30/2025 | Open   |
| 25-002123 | Neglected Premises                                      | 07/30/2025 | Open   |
| 25-002125 | Growth or accumulation of weeds, rubbish, and the like. | 07/30/2025 | Open   |
| 25-002125 | Neglected Premises                                      | 07/30/2025 | Open   |
| 25-002126 | Neglected Premises                                      | 07/30/2025 | Open   |
| 25-002127 | Disposal of garbage                                     | 07/30/2025 | Open   |
| 25-002129 | Disposal of garbage                                     | 07/30/2025 | Open   |
| 25-002130 | Disposal of garbage                                     | 07/30/2025 | Open   |
| 25-002131 | Junked vehicles                                         | 07/30/2025 | Open   |
| 25-002131 | Growth or accumulation of weeds, rubbish, and the like. | 07/30/2025 | Open   |
| 25-002131 | Neglected Premises                                      | 07/30/2025 | Open   |

|           |                                                         |                         |      |
|-----------|---------------------------------------------------------|-------------------------|------|
| 25-002131 | Sidewalks, Alleys and Unpaved Right-of-Ways             | 07/30/2025              | Open |
| 25-002133 | Disposal of garbage                                     | 07/30/2025              | Open |
| 25-002124 | Residential - Permits Required                          | 07/30/2025              | Open |
| 25-002124 | Electrical License Required                             | 07/30/2025              | Open |
| 25-002124 | Plumbing - License Required                             | 07/30/2025              | Open |
| 25-002142 | Growth or accumulation of weeds, rubbish, and the like. | 07/31/2025              | Open |
| 25-002142 | Neglected Premises                                      | 07/31/2025              | Open |
| 25-001345 | Disposal of garbage                                     | 07/31/2025              | Open |
| 25-002145 | Disposal of garbage                                     | 07/31/2025              | Open |
| 25-002146 | Disposal of garbage                                     | 07/31/2025              | Open |
|           |                                                         | <b>Total Violations</b> | 184  |