

MILAM COUNTY COMMISSIONERS COURT

**Henry "Hub" Hubnik
Commissioner, Precinct #1**

**James Denman
Commissioner, Precinct #2**



**Art Neal
Commissioner, Precinct #3**

**Wesley Payne
Commissioner, Precinct #4**

**Bill Whitmire
Milam County Judge
102 S. Fannin Ave.
Cameron, Texas 76520**

**NOTICE OF THE REGULAR MEETING
OF THE
COMMISSIONERS COURT OF MILAM COUNTY, TEXAS**

MONDAY, AUGUST 12, 2024, AT 10:00 AM

AMENDED AGENDA

The Court will convene in person in the Milam County Courtroom, located at the Milam County Courthouse, 102 S. Fannin Ave., Cameron, Texas 76520. If any member of the public would like to speak in person regarding any of the agenda items, please register with the County Judge's Office before 10:00 am, on August 12, 2024.

The following items will be addressed, discussed, considered, passed, or adopted to-wit:

1. A quorum will be established, and the meeting of the Milam County Commissioners Court will be called to order.
2. Invocation.
3. Pledge of Allegiance to the American Flag and the Texas Flag.
4. Comments from the Public (limited to five minutes).
5. Consider and take action on the consent agenda.
 - a. The minutes from previous commissioner's court meetings and act on any corrections, changes, or approval of any of the said minutes.
 - b. Certificates of Completion. (Exhibit "A").
 - c. Monthly Treasurer's Report.
6. Judge's Comments.

BK0109PGA722

7. Presentation of the Distinguished Service Award to the Milam County Historical Commission.
8. Discuss and take action on the Health Coverage Plans for all the Milam County employees.
9. Discuss and take action on a pending lawsuit against the county.
10. Discuss and take action on a utility installation from North Milam WSC for a waterline at FM 485 and CR 132.
11. Discuss and take action on an Application for Variance from Benson Jarrell on FM 1915.
12. Discuss and take action on an Application for Variance from Ronald Kapavik on CR 322.
13. Discuss and take action on an Application for Variance from John and Sandra Brooks on FM 908.
14. Discuss and take action on an Application for Variance from Hughes Surveying for Thomas Sherman near CR 265N.
15. Discuss and take action on a Subdivision Application and Preliminary Plat for the 142 Farms development.
16. Discuss and take action on a Development Permit Application for Sybert Branch Solar LLC.
17. Discuss and take action on a proposed Public Road Pipeline Crossing Permit Application.
18. Discuss and take action on a request by Precinct 1 to purchase two road groomers.
19. Discuss and take action on a waiver for Joey and Ned McElwrath regarding the Milam County Tax Office.
20. Discuss and take action on an Inter-Governmental Agreement between Milam County and Precinct 1.
21. Discuss and take action on estimates from Climate Control on A/C service at JP Precinct 4. **(Exhibit "B")**.
22. Discuss and take action on a Private Road request in Precinct 1. **(Exhibit "C")**.
23. Discuss and take action on an Order of General Election.
24. Discuss and take action on an Order of Appointment for Election Judges and Alternate Judges.
25. Discuss and take action on an updated contract from CTWP.
26. Discuss and take action to approve the Order setting the salaries for the Milam County Auditor and the District Court Reporter. **(Exhibit "D")**.

- 27. Discuss and take action to accept a donation from SB Energy to Precinct 1 for \$150,000.00.
- 28. Discuss and take action to accept a donation from SB Energy to Precinct 2 for \$150,000.00.
- 29. Review, discuss, and act to pay the bills of Milam County, Texas as presented by the County Auditor's Office.
- 30. Adjourn

BK0109P60724

Dated this 8th day of August, 2024

Bill Whitmire

Bill Whitmire
Milam County Judge

I, the undersigned County Clerk, do hereby certify that the above notice of the **Regular Meeting** of the Milam County Commissioners Court is a true and correct copy of said Notice. Further, the Notice is published on the Courthouse Door and the County Clerk's Office of Milam County, Texas and at other places readily accessible to the public at all times beginning on the **8th day of August 2024**. The Notice will remain posted continuously for at least 72 hours preceding the scheduled date and time of said court.

County Clerk of Milam County, Texas



JODI MORGAN
County Clerk

Jodi Morgan

Jodi Morgan,
Milam County Clerk

Filed 8th day of August
in 2024, A 3:10 P. M.
JODI MORGAN
County Clerk, Milam County, Texas
By *Jodi Morgan*
Deputy

(This Court reserves the right to convene in executive session at any time deemed necessary for the consideration of confidential matters in accordance with Texas Government code, Chapter 551, Subchapters D and E. Before any closed meeting is convened, the presiding officer will publicly identify the section or sections of the Act authorizing the closed meeting. All final votes or decisions will be taken in open meeting.)

BK0109PG0725



CERTIFICATE

— OF COMPLETION —

THE V.G. YOUNG INSTITUTE OF COUNTY GOVERNMENT AWARDS THIS CERTIFICATE TO

Arthur Neal

FOR SUCCESSFULLY COMPLETING 2.00 HOURS OF EDUCATIONAL TRAINING DURING THE

North & East County Judges and Commissioners Annual Conferen

College Station, TX

Peter J. McGuill

Peter J. McGuill, Ph.D., Director

V.G. Young Institute of County Government

Jen Crowmover

Jen Crowmover, President

County Judges and Commissioners Association of Texas

Rick Avery

Rick Avery, Ph.D., Director

Texas A&M Agrilife Extension Service

July 15-18, 2024

CERTIFICATE

— OF COMPLETION —

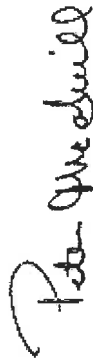
THE V.G. YOUNG INSTITUTE OF COUNTY GOVERNMENT AWARDS THIS CERTIFICATE TO

Art Neal

FOR SUCCESSFULLY COMPLETING 4.00 HOURS OF EDUCATIONAL TRAINING DURING THE

South Texas County Judges & Commissioners Annual Conference

South Padre Island, TX



Peter J. McGuill, Ph.D., Director
V.G. Young Institute of County Government



Jen Crownover, President
County Judges and Commissioners Association of Texas



Rick Avery, Ph.D., Director
Texas A&M AgriLife Extension Service

June 25-27, 2024

BK 0109PG@727

CERTIFICATE

— OF COMPLETION —

THE V.G. YOUNG INSTITUTE OF COUNTY GOVERNMENT AWARDS THIS CERTIFICATE TO

Henry Hubnik

FOR SUCCESSFULLY COMPLETING 13.00 HOURS OF EDUCATIONAL TRAINING DURING THE

South Texas County Judges & Commissioners Annual Conference

South Padre Island, TX



Peter J. McGuire, Ph.D., Director
V.G. Young Institute of County Government



Jen Crownover, President
County Judges and Commissioners Association of Texas



Rick Avery, Ph.D., Director
Texas A&M AgriLife Extension Service

June 25-27, 2024

CERTIFICATE

— OF COMPLETION —

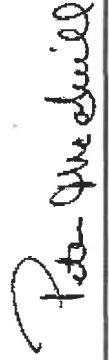
THE V.G. YOUNG INSTITUTE OF COUNTY GOVERNMENT AWARDS THIS CERTIFICATE TO

Henry Hubnik

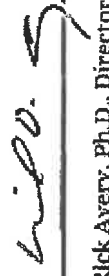
FOR SUCCESSFULLY COMPLETING 4.00 HOURS OF EDUCATIONAL TRAINING DURING THE

County Budget: Administrative Training

South Padre Island, TX


Peter J. McQuill, Ph.D., Director
V.G. Young Institute of County Government


Jen Crowover, President
County Judges and Commissioners Association of Texas


Rick Avery, Ph.D., Director
Texas A&M Agrilife Extension Service

June 24, 2024

CERTIFICATE

— OF COMPLETION —

THE V.G. YOUNG INSTITUTE OF COUNTY GOVERNMENT AWARDS THIS CERTIFICATE TO

Wesley Payne

FOR SUCCESSFULLY COMPLETING 9.00 HOURS OF EDUCATIONAL TRAINING DURING THE

South Texas County Judges & Commissioners Annual Conference

South Padre Island, TX



Peter J. McQuill, Ph.D., Director

V.G. Young Institute of County Government



Jen Crowover, President

County Judges and Commissioners Association of Texas



Rick Avery, Ph.D., Director

Texas A&M AgriLife Extension Service

June 25-27, 2024

CERTIFICATE

— OF COMPLETION —

THE V.G. YOUNG INSTITUTE OF COUNTY GOVERNMENT AWARDS THIS CERTIFICATE TO

Wesley Payne

FOR SUCCESSFULLY COMPLETING 5.00 HOURS OF EDUCATIONAL TRAINING DURING THE

North & East County Judges and Commissioners Annual Conferen

College Station, TX

Peter J. McGill

Peter J. McGill, Ph.D., Director
V.G. Young Institute of County Government

Jen Crowmover

Jen Crowmover, President
County Judges and Commissioners Association of Texas

Rick Avery

Rick Avery, Ph.D., Director
Texas A&M AgriLife Extension Service

July 15-18, 2024

Exhibit B



BK0109PG8731

ESTIMATE	#911
ESTIMATE DATE	Jul 31, 2024

Climate Control A/C & Heating

GARY NORTHCOTT
PRECINCT 4 J.P
123 S Main St
Thorndale, TX 76577

CONTACT US
1244 W. US HWY-79
Rockdale, TX 76567

(512) 898-5252
gnorthcott@milamcounty.net

(512) 446-4020
carriercool@yahoo.com

ESTIMATE

Option #1

Services	Amount
PROPOSAL - Labor: Proposal PCT 4 OFFICE Proposal is to REPLACE LEAKING EVAPORATOR COIL ON A 4 TON LENNOX AHU. PROPOSAL INCLUDES O.E.M. COIL , FILTER DRIER, LABOR AND START UP.	\$4,186.89

PROPOSAL IS GOOD FOR 30 DAYS

There is a 3% finance charge for all debit/credit card payments.

All work to be completed in a workman like manner according to standard practices. Any alterations or deviation from above specifications involving extra cost will be executed only upon written orders, and will become a extra charge over and above the proposal. All agreements contingent upon there being no accidents or delays upon our control.

Any retainage must be informed before job starts.

Services subtotal: \$4,186.89

BK 0109PG 0732

Subtotal	\$4,186.89
Tax (County 0%)	\$0.00

Total	\$4,186.89
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Option #2

Services	Amount
PROPOSAL - Labor: Proposal PCT 4 OFFICE	\$3,566.05
Proposal is to REPLACE LEAKING EVAPORATOR COIL ON A 2 TON LENNOX AHU. PROPOSAL INCLUDES O.E.M. COIL, FILTER DRIER, LABOR AND START UP.	

PROPOSAL IS GOOD FOR 30 DAYS

There is a 3% finance charge for all debit/credit card payments.

All work to be completed in a workman like manner according to standard practices. Any alterations or deviation from above specifications involving extra cost will be executed only upon written orders, and will become a extra charge over and above the proposal. All agreements contingent upon there being no accidents or delays upon our control.

Any retainage must be informed before job starts.

Services subtotal: \$3,566.05

Subtotal	\$3,566.05
Tax (County 0%)	\$0.00

Total	\$3,566.05
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Option #3

Services	Amount
PROPOSAL - Labor: Proposal PCT 4 OFFICE	\$9,357.19

Proposal is to INSTALL A 4 TON 15.6 SEER ARMSTRONG AIR HEAT PUMP SYSTEM. SYSTEM HAS A 5 YEAR PARTS WARRANTY AND CLIMATE CONTROL HAS A 1 YEAR LABOR WARRANTY. PROPOSAL INCLUDES :

- INDOOR UNIT
- OUTDOOR HEAT PUMP
- EMERGENCY DRAIN PAN
- PRIMARY AND SECONDARY CONDENSATE SAFETY SWITCH
- EQUIPMENT PAD
- PROGRAMMABLE THERMOSTAT
- LABOR AND START UP

BK0109PG0733

PROPOSAL IS GOOD FOR 30 DAYS

There is a 3% finance charge for all debit/credit card payments.

All work to be completed in a workman like manner according to standard practices. Any alterations or deviation from above specifications involving extra cost will be executed only upon written orders, and will become a extra charge over and above the proposal. All agreements contingent upon there being no accidents or delays upon our control.

Any retainage must be informed before job starts.

Services subtotal: \$9,357.19

Subtotal	\$9,357.19
Tax (County 0%)	\$0.00
<hr/>	
Total	\$9,357.19

Option #4

Services	Amount
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PROPOSAL - Labor: Proposal PCT 4 OFFICE \$7,821.54

Proposal is to INSTALL A 2 TON 15.6 SEER ARMSTRONG AIR HEAT PUMP SYSTEM. SYSTEM HAS A 5 YEAR PARTS WARRANTY AND CLIMATE CONTROL HAS A 1 YEAR LABOR WARRANTY. PROPOSAL INCLUDES :

- INDOOR UNIT
- OUTDOOR HEAT PUMP
- EMERGENCY DRAIN
- PRIMARY AND SECONDARY CONDENSATE SAFETY SWITCH
- EQUIPMENT PAD
- PROGRAMMABLE THERMOSTAT
- LABOR AND START UP

PROPOSAL IS GOOD FOR 30 DAYS

There is a 3% finance charge for all debit/credit card payments.

All work to be completed in a workman like manner according to standard practices. Any alterations or deviation from above specifications involving extra cost will be executed only upon written orders, and will become a extra charge over and above the proposal. All agreements contingent upon there being no accidents or delays upon our control.

Any retainage must be informed before job starts.

Services subtotal: \$7,821.54

Subtotal	\$7,821.54
Tax (County 0%)	\$0.00
Total	\$7,821.54

Thank you for doing business with us! All applicable sales tax are included in the price.

8X0109P60734

Exhibit C



July 30, 2024

Commissioner Henry Hubnik
Milam County
107 N FM 107
Rockdale, TX 76567

RE: New Private Road

Dear Sir:

The Emergency Services division of the Central Texas Council of Governments has determined a public safety need for 9-1-1 physical addressing for residential structures off of **County Road 414** in Milam County.

Per National Emergency Number Association standards, the 9-1-1 addressing procedures state, *“any private drive with two (2) or more residences using the private drive, or for any private drive leading to one (1) or more residences longer than one-quarter mile in length, the private drive shall be named and residential structures shall be addressed off the newly named private drive.”*

The recommended name of this new private drive for 9-1-1 addressing is **Private Road 4141**.

The intent of this private drive naming and addressing is to improve emergency response, should it ever be needed. Naming the private drive and addressing the residences may also improve delivery of all services to these citizens (Postal and UPS/FedEx delivery and other home delivery services).

This private road name is pending your review and approval; upon approval please notify our office so that we can continue the addressing process for these residents.

If you have any questions concerning the naming of this road, please contact me at (254) 770-2420.

Sincerely,

Tanja Broom
GIS Analyst II
CTCOG – Planning & Regional Services
2180 North Main Street, Belton TX 76513
Office: 254-770-2420
911addressing@ctcog.org

BK0109P60735





Exhibit D

IN RE:
MILAM COUNTY BUDGET

IN THE 20th DISTRICT COURT
OF MILAM COUNTY, TEXAS

ORDER SETTING THE SALARY OF THE OFFICIAL DISTRICT COURT REPORTER AND THE MILAM COUNTY AUDITOR

This is a Court Order pursuant to Article 152.905 of the Texas Government Code. Effective on January 1, 2025, the salary of the official District Court Reporter for the 20th District Court shall be \$70,915.00

This is a Court Order pursuant to Article 152.905 of the Texas Government Code. Effective on January 1, 2025, the salary of the Milam County Auditor shall be \$69,745.00.

Submitted to Commissioners Court on August 12, 2024. Signed this 23rd day of July, 2024:



John Youngblood
Milam County District Judge
20th District Court

BK0109PG738

STATE OF TEXAS §
COUNTY OF MILAM §

IN COMMISSIONERS COURT
Regular Meeting **August 12, 2024**

A Regular Meeting of the Commissioners' Court of Milam County, Texas was held on the **12TH** day of **AUGUST 2024** at **10:00a.m.** in the Milam County Historic Courthouse, County Court Room, 1st Floor, Cameron, Texas.

The Following members were present

WILLIAM WHITMIRE, MILAM COUNTY JUDGE
HENRY HUBNIK, COMMISSIONER PRECINCT NO.1
JAMES DENMAN, COMMISSIONER PRECINCT NO. 2
ART NEAL, COMMISSIONER PRECINCT NO. 3
WESLEY PAYNE, COMMISSIONER PRECINCT NO. 4

BK0109PG0739

HOLLY DOHNALIK, DEPUTY COUNTY CLERK DANICA LARA, AUDITOR
BRIAN PRICE, ASST. COUNTY ATTORNEY LINDA ACOSTA, TREASURER

ABSENT TO WIT:
JODI MORGAN, COUNTY CLERK

1. A quorum will be established, and the meeting of the Milam County Commissioners Court will be called to order – 10:00a.m.
2. Invocation
3. Pledge of Allegiance to the American Flag and the Texas Flag
4. Comments from the Public (limited to five minutes).
5. Consider and take action on the consent agenda.
 - a. The minutes from previous Commissioner's Court meetings and act on any corrections, changes, or approval of any of the said minutes.
 - b. Certificates of Completion (Exhibit A)
 - c. Monthly Treasurer's Report

Motion made by Commissioner Payne to approve the consent agenda, seconded by Commissioner Neal and motion carried unanimously.

6. Judge's Comments.

Proposed Budget is out
55.4 pulled down to 54.2 dropped .7 cents
Town Hall budget hearings at 6:30 next week
Monday- Bea's Kitchen
Tuesday- Buckholts Community Center
Wednesday-Thorndale Chamber
Thursday- Milano Civic Center
Monday- Rockdale- Kay's Theater

BK0109PG6740

7. Presentation of the Distinguished Service Award to the Milam County Historical Commission.

Motion made by Commissioner Payne to recess at 10:06a.m., seconded by Commissioner Neal and motion carried unanimously.

Motion made by Commissioner Payne to reconvene at 10:12a.m., seconded by Commissioner Denman and motion carried unanimously.

8. Discuss and take action on the Health Coverage Plan for all the Milam County Employees.

Motion made by Commissioner Payne to stay with UHC and Nonstop for the 2024-2025 coverage year, seconded by Commissioner Neal and motion carried unanimously.

9. Discuss and take action on a pending lawsuit against the county.

10. Discuss and take action on a utility installation from North Milam WSC for a waterline at FM 485 and CR 132

Motion made by Commissioner Denman to not approve, seconded by Commissioner Hubnik and motion carried unanimously.

11. Discuss and take action on an Application for Variance from Benson Jarrell on FM 1915.

Motion made by Commissioner Hubnik to approve the variance from Benson Jarrell on FM 1915, Seconded by Commissioner Denman and motion carried unanimously.

12. Discuss and take action on an Application for Variance from Ronald Kapavik on CR 322.

Motion made by Commissioner Neal to approve this application for variance, Seconded by Commissioner Payne and motion carried unanimously.

13. Discuss and take action on an Application for Variance from John and Sandra Brooks on FM 908.

Motion made by Commissioner Neal to accept the variance for John and Sandra Brooks, Seconded by Commissioner Payne and motion carried unanimously

14. Discuss and take action on an Application for Variance from Hughes Surveying for Thomas Sherman near CR 265N.

Motion made by Commissioner Denman to accept it, Seconded by Commissioner Hubnik and motion carried unanimously

15. Discuss and take action on a Subdivision Application and Preliminary Plat for the 142 Farms development.

Motion made by Commissioner Denman to accept the 142 Farms preliminary plat, Seconded by Judge Whitmire and motion carried unanimously

16. Discuss and take action on a Development Permit Application for Syper Branch Solar LLC.

Motion made by Commissioner Hubnik to approve this development permit for Syper Branch Solar LLC, Seconded by Commissioner Denman and motion carried unanimously

17. Discuss and take action on a proposed Public Road Pipeline Crossing Permit Application.

Motion made by Commissioner Payne to approve the Public Road Pipeline Crossing Permit Application, Seconded by Commissioner Neal and motion carried unanimously

18. Discuss and take action on a request by Precinct 1 to purchase two road groomers.

Commissioner Hubnik retracted this item from the agenda

19. Discuss and take action on a waiver for Joey and Ned McElwrath regarding the Milam County Tax Office.

Motion made by Commissioner Denman to waive the fee for Joey and Ned McElwrath, Seconded by Commissioner Hubnik and motion carried unanimously.

20. Discuss and take action on an Inter-Governmental Agreement between Milam County and Precinct 1.

Motion made by Judge Whitmire to change the wording on item #22 to Discuss and take action on an Inter-Governmental Agreement between Milam County and The City of Buckholts, Seconded by Commissioner Payne and motion carried unanimously

Motion made by Commissioner Hubnik to enter into the Interlocal agreement between Milam County PCT 1 and the City of Buckholts, Seconded by Judge Whitmire and motion carried unanimously.

21. Discuss and take action on estimates from Climate Control on A/C service at JP Precinct 4. (Exhibit B)

Motion made by Commissioner Hubnik to replace both units at JP Precinct 4, Seconded by Commissioner Payne and motion carried unanimously.

22. Discuss and take action on a Private Road request in Precinct 1. (Exhibit C)

Motion made by Commissioner Hubnik to approve it, Seconded by Commissioner Denman and motion carried unanimously

23. Discuss and take action on an Order of General Election.

Motion made by Judge Whitmire to accept the Order of General Election, Seconded by Commissioner Neal and motion carried unanimously

24. Discuss and take action on an Order of Appointment for Election Judges and Alternate Judges.

Motion made by Judge Whitmire to approve the Order of Appointment for Election Judges and Alternate Judges, Seconded by Commissioner Neal and motion carried unanimously

25. Discuss and take action on an updated contract from CTWP.

Push to 26th

109960742

26. Discuss and take action to approve the Order setting the salaries for the Milam County Auditor and the District Court Reporter. (Exhibit D).

Motion made by Judge Whitmire to accept salaries for the Milam County Auditor and District Court Reporter, Seconded by Commissioner Payne and motion carried unanimously

27. Discuss and take action to accept a donation from SB Energy to Precinct 1 for \$150,000.00.

Push to 26th

28. Discuss and take action to accept a donation from SB Energy to Precinct 2 for \$150,000.00

Push to 26th

29. Bills

Motion made by Commissioner Payne to pay all bills, seconded by Commissioner Neal and motion carried unanimously.

\$529,994.63

Convened into Executive Session on Item #9

Motion made by Commissioner Payne to convene into closed session 10:58a.m., seconded by Commissioner Neal and motion carried unanimously.

Motion made by Commissioner Payne to reconvene into open session 11:09a.m., seconded by Commissioner Neal and motion carried unanimously

30. Adjourn

Motion made by Commissioner Neal to adjourn at 11:09a.m., seconded by Commissioner Payne and motion carried unanimously.

IX0109PE9743

The above and foregoing Minutes for Monday, August 12, 2024, having been examined and approved in Open Court this 26th day of August 2024.

Bill Whitmire

County Judge Whitmire

State of Texas:

County of Milam:

I, Jodi Morgan, County Clerk, Milam County, Texas, attest that the foregoing is a true and correct accounting of the Commissioners' Court authorized proceedings for August 12, 2024.

Jodi Morgan

County Clerk and Ex-Officio Member of
Commissioners' Court, Milam County, Texas

BK 104 PG 143A

STATEMENT OF APPROVAL

Henry Hubnik
Commissioner PCT #1- Henry Hubnik

James Denman
Commissioner PCT #2- James Denman

Art Neal
Commissioner PCT #3- Art Neal

Wesley Payne
Commissioner PCT #4- Wesley Payne

SUPPORTING DOCUMENTS MAY BE VIEWED ON THE WEBSITE
WWW.MILAMCOUNTY.NET, in the minutes in the Commissioners Court book located
in the County Clerk's office, or online at <https://milam.tx.publicsearch.us>.