

Book: 70  
Page: 8345

**MINUTES OF MEETING NO. 2310  
COMMISSIONERS OF JEFFERSON COUNTY  
JEFFERSON COUNTY DRAINAGE DISTRICT NO. 7**

Place: 4749 Twin City Highway, Suite 300  
Port Arthur, Texas

Date: November 5, 2019

Present: Commissioners  
Richard Beaumont  
Lester Champagne  
Billy Joe Butler  
James Gamble, Sr.  
Albert Moses, Jr.

Phil Kelley, Manager  
Pete Steele, Attorney

Absent: None

Visitors: Ronnie Hollier-DD7  
Brian McZeal-DD7  
Dean Depew-DD7  
Brady Girouard-DD7  
Allen Sims, LJA Engineering  
Garrett Boudoin, LJA Engineering  
Mike Cabaniss, Groves  
Dan Plumley, Lakes of Nederland, Nederland  
Stephanie Plumley, Lakes of Nederland, Nederland  
Nancy French, Forest Central, Nederland  
John Calamia, Beauxart Gardens, Nederland  
David French, Forest Central, Nederland  
Earl Richard, Stillwater Estates, Nederland  
Alton Chapman, Stillwater Estates, Nederland  
Larry Rhodes, Stillwater Estates, Nederland  
Vicki Westbrook, Forest Central, Nederland  
Ginny Parker, Forest Central, Nederland  
Stephen Parker, Forest Central, Nederland

The meeting was called to order at 2:00 p.m. by Chairman Beaumont after ascertaining that the Notice of Meeting had been posted in accordance with the law. Commissioner Moses gave the invocation.

Minutes of Meeting No. 2309

The Minutes of Meeting No. 2309 were approved as read.

Consider Resolution to Approve 2019 Certified Tax Roll

Resolution No. 450 approving the 2019 Tax Roll was presented for approval. Commissioner Gamble moved that Resolution No. 450 be approved. Commissioner Butler seconded the motion. The motion carried. A copy of Resolution No. 450 is attached hereto and made a part of these minutes.

Consider Progress Payment No. 67 to Allco, Inc. for Alligator Bayou Pump Station Annex Project

A recommendation letter was received from Allen Sims of LJA Engineering for Progress Payment No. 67 to Allco, Inc. in the total amount of Three Hundred Fourteen Thousand Five Hundred Seventy-Three and 50/100 (\$314,573.50) Dollars. Mr. Sims stated the invoice is for the work that was completed in September and is for installation of the diesel fuel tank house, electrical and HVAC, door and windows, epoxy coating, ventilation louvers, painting and miscellaneous piping. The Contractor has completed 98% of the work using 98% of the contract time. Commissioner Gamble asked for an estimated completion date, and Mr. Sims stated his best guess would be 2-3 months. The biggest job left is installing the trash rake system and removal of the coffer dam and steel sheet pile. Commissioner Gamble moved to approve Pay Request No. 67 to Allco, Inc. in the amount of Three Hundred Fourteen Thousand Five Hundred Seventy-Three and 50/100 (\$314,573.50) Dollars. Commissioner Butler seconded the motion. The motion carried.

Consider Resolution Authorizing Permanent Easement Agreement to Enterprise TE Products Pipeline Company, LLC

Resolution No. 451 Authorizing Permanent Easement Agreement to Enterprise TE Products Pipeline Company, LLC ("Enterprise") was presented to the Board for consideration. Mr. Brady Girouard stated Enterprise wants a Permanent Easement Agreement for a non-exclusive five foot (5') wide free and unobstructed permanent easement across the District's fee ownership on a 460-acre tract off Highway 365 and Main C. In addition, it includes two (2) surface locations, one being a valve site and the other a pig launching location, as well as ingress and egress to access the locations and an additional 30' access maintenance easement. Total roddage fees to be paid to the District by Enterprise for said Permanent Easement Agreement are Six Hundred Eighty-Nine Thousand Four Hundred Thirty-Seven and 50/100 (\$689,437.50) Dollars. Commissioner Gamble moved that Resolution No. 451 be approved. Commissioner Moses seconded the motion. The motion carried. A copy of Resolution No. 451 is attached hereto and made a part of these minutes.

Manager's Miscellaneous Reports

Since the date of the last Commissioner's meeting, the following work has been done:

HFPL Maintenance/Herbicide Crew

Herbicide Application:

- C1, C1A, C3, Fence line at W. 7<sup>th</sup> & Texaco Island Rd., Seawall, PS17 fence line
- Fence line PS8 to Vessel Repair, Pure Oil, Mobile Tank Farm
- Sheet pile wall at W. 7<sup>th</sup> St. Tiger Bayou Lat. 1

Levee:

- Spreading fill at W. PA Road & HFPL

Misc.:

- Replaced bob wire fence on Upper Johns Gully
- Cleaned sheet pile wall at KCS rail yard
- Installed guardrail at Airport Viterbo Lat. 3 and 35<sup>th</sup> Street

Contractor:

- GP Evans Contractors, Mowing areas: Floodwall breach areas: 1,2,3,4,5,6,7,8,9,10
- Ducks Dragline Levee Repair at Sta. 1316+00

Ditch Maintenance:

- Routine crossing runs have been done throughout the District, including Beauxart Gardens, Central Gardens, Nederland and Port Neches.
- Cleaned trucks and equipment.
- Cut and cleaned ditches, trees and guardrails throughout the District.
- Cut Pump Stations 7, 8, 9, 10, 11, 12, 13 and 14.
- Cleaned and maintained Pump Stations 8901, 8902, 8905 and 8919.
- Crews addressed several complaints throughout the District.
- Tractor Crew continued its routine cutting of levees and ditches throughout the District.

Rental Equipment:

- None

Construction Crew:

- Crew cleaned Pump Stations 7, 8, 10, 11, 15 and 16 along the seawall after each rain event.
- Made routine trash pickup at warehouse, emptied all trash dumpsters and trash bins.
- Cleaned and maintained equipment and trucks.

- Continued making repairs to concrete and earthen ditches throughout the District.
- Began construction on a washout at the end of 58<sup>th</sup> Street in Port Acres.

Rental Equipment:

1-LS250X3 Track hoe, Duck's Dragline Service

District Equipment:

4-5 Yard Dump Trucks  
Backhoe, Gradall

Control Center Operation and Pump Station Maintenance Report

Unit 6-replace bad solenoid for cooling water on gear.

Station 11

Energy fuse out, report problem, check station when power comes back on. All OK.

Station 9

replace security light at station.

Electric Shop

clean shop and truck. Unit 14

Station 16

Sept 3 & 4-disconnect trash rake motor for crew to replace base. Reconnect and test.  
OK

Electric Shop

cleaning shop arrange trash rake spare parts on shelf for easy counts and identification of parts. Separate parts on Lazy Susan parts storage.

Fab Shop

working on lights at fab shop, inside and outside.

Station 16

trash rake motor, disconnect for crews to replace baseplate, reconnect and test.

Electric Shop and Station 1

Ovivo tech going thru spare parts to check correct parts for ordering. Check rake at station to verify correct parts for new style hydraulic unit.

Station 19

hookup new sump pump, check rotation and set to Auto.

Stations 1, 3, 15 & 19

Check Automatic Rakes

Station 8

Unit 3-test run pump during a rain event, crew had pipe off vacuum breaker to be sure of closure, motor still running 30 to 40 amps above normal.

Stations 11 thru 15

checking stations during Rain Event.

Station 6

unit 3 tripping on gear oil pressure, renew pressure gauge and oil sending unit. Crew clean gear oil filters. Place unit online, pressure up to 20#. Unit no longer tripping.

Station 14-running generator and pumping water at station.

Stations 11 thru 15-checking stations, filling trabons.

Station 15-unit 2-ran electric motor while manually closing vacuum breaker. Unit starts out approx. 20 amps over rating and gradually increases. Ran unit numerous times.

Station 6-unit 3, problem with starting solenoid.

Station 18-helping with fuel filters and adding oil to engines.

Station 15

Trash Rake-change out bad wheel, return to Auto.

Station 19

temporary connect Unit 7 sump pump, check rotation, place in Auto.

Station 20

North Gate-adjust close torque switch settings to match settings of South gate. Believe to cure trouble of North gate when closing under pressure of water.

B-Diversion Gates

South Gate-control board fuse holder broke, ordered new board with contactor, will change out and adjust limits.

Station 19

Trash Rakes, add hydraulic oil as necessary and test run rakes.

Station 6

check small sump pump, Grounded, disconnect for crew to remove.

Station 16

Trash Rake-disconnect motor, renewing fittings and mounting plate where wire comes thru concrete. Crew changing base plates.

B-Diversion Gate

install new control board, operate gate and notice gear box for limit switches not spinning. Contacting Great Western valve for service.

Electric Shop

B-Diversion Gate

Valve tech on site for repair, found gear stripped for limit switches and also drive gear worn, unit has been leaking oil into motor. Unit taken out and brought to Great Western shop for complete repair.

Station 19

relocate and replace security light on outside of office.

B Diversion South Gate

Reinstall actuator, Gate torquing out, not closing, seems gears may be jammed. Gate in open position, unable to close.

Station 17

Garage Door, go thru contactor and rescuer unit to wall, All OK

Station 19

repairing 400-watt Bay Light fixture.

Fab Shop

Troubleshoot welding machine, cooling fan not running, replace bad capacitor, back in service.

Station 5

sump pump, trouble shoot, found bad time delay, bypass and order new time delay. Unit back in Auto

Station 5

Re-lamping and repairing lights under units 4,5&6.

Station 17

Generator 1-Change out Battery, repair cord on engine block heater and prime fuel to engine and test run. Back in Auto.

Auto Trash Rake Wheels

deliver wheels to UTEX in Conroe to be reconditioned.

Electric Shop

clean shop and truck.

All Stations

Rain Event-checking stations along seawall.

Station 1

Auto Rake A-found blown control transformer fuse, replace. Rake lost PLC automatic data. Run rake in manual only. Replace battery in PLC and attempt to download rake program to PLC. Ovivo tech at station to instruct procedure to download rake program to PLC. Rake back in Auto.

Station 17

repair security light above rakes.

Fab Shop

repairing lights in Shop. Bulbs, capacitors and ignitors.

Station 14 and seawall

Rain Event-running generator and manually pumping station 14 down, checking Stations 11 thru 15.

Station 7

power out, generator online, Entergy fuse out.

Station 19

add hydraulic oil to Rake B.

Construction Notes - Alligator Bayou Pump Station Annex

October 7, 2019 – October 25, 2019

Monday, October 7:

Alligator Project; Allco is working on site today. Weather conditions were sunny with light rain starting around 2 pm. The site conditions were dry.



Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (20) operators/laborers reported.

Allco's crew is working on chipping out the concrete around the stoplog guides on both ends, so that the angle irons for the grates can be set during the next concrete pour.

Allco had to cancel the scheduled concrete pour for the fuel tank house set for this morning due to possible rain Sunday night into Monday morning. The concrete pour has now been scheduled to pour on Tuesday at 10 am.

Electrical Specialties is on site (4) working on ground wires and installing conduit.

Reye's is on site (4) installing rebar within the forms for the North intake's walkway.

Chapman is on site (4) installing the basement level fuel pipes.

Tuesday, October 8:

Alligator Project; Allco is working on site today. Weather conditions were sunny. The site conditions were dry.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Allco's crew poured 80 yards of concrete for the upper walls of the fuel tank house. The concrete pour started at 10:30 am and finished at 3:30 pm. Allco's crew is also working on cutting the stoplog guides down to the correct height and installing the angle irons for the grates within the forms for the North intake's walkway.

Electrical Specialties is on site (4) working on ground wires and installing conduit.

Chapman is on site (4) installing the basement level fuel pipes.

Bado Equipment's mechanic is on site (1) beginning to piece the 165-ton crane back together.

Wednesday, October 9:

Alligator Project; Allco is working on site today. Weather conditions were sunny. The site conditions were dry.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Electrical Specialties is on site (4) running conduit from the main control panel to each engine's electrical box located on the side of each engine.

Chapman is on site (4) working on the basement level fuel pipes. Chapman's crew filled all the coolant pipes with water to test for any leaks. Each keel cooler (3) on unit #6 has 14 to 16 psi of head pressure. Unit #5's coolant pipes and keel coolers were also filled with water to test for leaks.

Reye's is on site (2) installing rebar for the North intake's walkway.

Bado Equipment's mechanic is on site (1) continuing to work on the 165-ton crane.

Thursday, October 10:

Alligator Project; Allco is working on site today. Weather conditions were sunny. The site conditions were dry.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Allco's crew is removing the plywood forming boards from the upper walls of the fuel tank house. The crew began installing the automatic louvers for the windows on the North side.

Electrical Specialties is on site (4) working on wire and running conduit from the main control panel to each engine's electrical box located on the side of each engine.

Chapman is on site (3) working on the coolant pipes and performing hydro tests on the fuel return pipe that runs from the station to the tank house. At 9 am a pressure of 245 psi was placed on the fuel return pipe. The pipe held a pressure of 239 psi, measured at 11 am and 1 pm.

Reye's is on site (6) installing rebar for the North intake's walkway.

Bado Equipment's mechanic is on site (1) working on the 165-ton crane. The mechanic finished the crane repair late in the day.

Caterpillar representatives (2) were on site answering any questions regarding the engines and electrical system.

Friday, October 11:

Alligator Project; Allco is working on site today. Weather conditions were cloudy, with a cold front moving in during the latter part of the day. Rain started around 12 pm and stopped at 1 pm. The site conditions were dry to muddy.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Allco's crew is continuing to remove the plywood forming boards from the upper walls of the fuel tank house. The crew is also installing the electric louvers in the windows. The pile crew is removing a 50-foot section of boom from the 165-ton crane before walking it out onto the cofferdam.

Reye's is on site (6) installing rebar for the North intake's walkway.

Electrical Specialties is on site (4) working on wire and running conduit from the main control panel to each engine's electrical box located on the side of each engine.

Chapman is on site (3) working on the coolant pipes and performing hydro tests on the fuel feed pipe that runs from the tank house to the station. At 9 am a pressure of 248 psi was placed on the fuel feed pipe. The pipe held a pressure of 243 psi, measured at 1 pm.

Caterpillar representatives (2) were on site continuing to answer any questions regarding the engines and electrical system.

Monday, October 14:

Alligator Project; Allco is working on site today. Weather conditions were cloudy with light rain off and on throughout the day. The site conditions were dry.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Allco's crew is continuing to remove the forms from the fuel tank house's walls. The pile crew is digging dirt out from the inside of the coffer dam. The 165-ton crane broke down around 2 pm and was out of service for the remainder of the day.

Electrical Specialties is on site (4) working on wiring.

Reye's is on site (3) installing rebar within the forms for the North intake's walkway.

Chapman is on site (3) working on the coolant pipes.

Weisinger is on site (6) installing drive couplings on the clutches and angle gears.

Tuesday, October 15:

Alligator Project; Allco is working on site today. Weather conditions were sunny to partly cloudy. The site conditions were dry.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Allco's crew is continuing to remove forms from the fuel tank house's walls. They are also finishing up the remaining rebar for the North intake's walkway. The pile crew were able to start digging out the inside of the coffer dam once the crane was repaired after lunch.

Electrical Specialties is on site (4) working on wiring.

Chapman is on site (3) working on the basement level coolant and fuel pipes.

Weisinger is on site (5) completing the final alignment on unit #1's engine to angle gear. The crew is also installing the flex drive coupling.

Bado Equipment's mechanic is on site (1) repairing the 165-ton crane. The mechanic had the crane running by lunch time.

Wednesday, October 16:

Alligator Project; Allco is working on site today; however, weather conditions rained out some of the laborers and pile crew. Weather conditions were steady rain continuing throughout the morning after receiving 1.25 inches of rain over night. The site conditions were muddy.

Allco superintendents (1) on site Mike Nunez (1), with (5) operators/laborers reported.

The majority of Allco's crew was rained out. Allco kept 5 laborers to pump out rainwater and for work inside of the station.

Electrical Specialties is on site (4) running conduit and wires.

Chapman is on site (5) working on the basement level fuel pipes. Chapman's crew is also working on the coolant pipe down inside the intake bay.

Weisinger is on site (6) working on the final alignments on unit #2, 3, and 4. The Weisinger crew is also installing flex couplings.

DD7 representatives picked up two main engine mufflers from Sabine Universal so that the District could have one at the shop to make bracket stands for all six engines.

Thursday, October 17:

Alligator Project; Allco is working on site today. Weather conditions were cloudy and cold. The site conditions were dry.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Allco's crew is continuing to remove forming boards from the walls of the fuel tank house. The crew is preparing for a concrete pour scheduled for tomorrow. The pile crew tried pulling out sheet pile again and were only able to pull one sheet about one foot out before the top ripped off. The crew welded a support sheet on top of the pile and were then able to successfully pull the first sheet pile all the way out.

Electrical Specialties is on site (4) working on wire and running conduit.

Chapman is on site (4) working on the coolant pipes and fuel pipes.

Weisinger is on site (6) completing the final alignment on unit #6 and installing the flex coupling.

Perkins Roofing is on site (3) installing metal flashing at the top of the roll roofing located on the parapet wall.

Friday, October 18:

Alligator Project; Allco is working on site today. Weather conditions were partly cloudy with a cool temperature. The site conditions were dry.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Allco's crew started the concrete pour for the North intake's walkway at 2:30 pm and finished the pour at 5:30 pm. The crew poured 65 yards of concrete. The pile crew is welding steel support plates to the tops of sheet pile so that the piles can be pulled out with the Vibro machine.

Electrical Specialties is on site (4) working on wire and running conduit.

Chapman is on site (3) working on the coolant, fuel, and air pipes.

Weisinger is on site (5) tapering holes in the angle gears to the angle gear stands for the taper pins.

Perkins Roofing is on site (3) installing metal flashing at the edge of the roll roofing.

Monday, October 21:

Alligator Project; Allco is working on site today. Weather conditions called for a cold front coming into the morning, with 1.63 inches of rain being received. The site conditions were dry.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Allco's pile crew rained out at 9 am, and the remainder of the crew rained out at 11:30 am.

Electrical Specialties is one site (4) working on conduit and wiring.  
Chapman is on site (4) working on the coolant, fuel, and air pipes.

Tuesday, October 22:

Alligator Project; Allco is working on site today. Weather conditions were sunny. The site conditions were muddy.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Allco's crew is continuing to remove forms North intake's walkway. The crew is continuing to dry up mud to receive crane and roof panels. The pile crew attempted to pull one sheet pile and did not move it. The support sheet weld did not hold, and the site conditions calls for more crane mats. Dirt in the coffer dam is sinking in, and the crane is not remaining level. The crane needs to be leveled. Allco's crew is grouting the gap between the engine and the concrete base.

Electrical Specialties is on site (4) working on wiring and conduit.  
Chapman is on site (3) working on the coolant, fuel, and air pipes.

Wednesday, October 23:

Alligator Project; Allco is working on site today. Weather conditions are sunny. Site conditions are dry.

Allco superintendents (1) on site Mike Nunez (1), with (5) operators/laborers reported.

Allco's crew is continuing to remove forms from North intake's walkway. The pile crew pulled one pile up about 15 to 20 feet but had to stop to switch to another pile in attempt to pull on it. The weld support plate did not hold, and another sheet was tried with the same result. The vibro machine tried to remove these sheets and ended up being out of service. A mechanic was called to repair the machine.

Electrical Specialties is on site (4) working on wiring and conduit.  
Chapman is on site (3) working on the coolant, fuel, and air pipes.

TNT Crane is on site (4) working on crane to be picked up and the roof panels set of the fuel tank house. Two roof panels were set, one on each side of the fuel house.

Thursday, October 24:

Alligator Project; Allco is working on site today. Weather conditions were sunny. The site conditions were dry.

Allco superintendents (2) on site Mike Nunez (1) and Terrell (1), with (18) operators/laborers reported.

Allco's crew will have to core new holes in roof panels to be able to anchor the panels down to the building. See TNT work. The crew is also installing handrails on the North intake's walkway. The pile crew is cutting and welding support sheets to the piles.

Electrical Specialties is on site (4) working on wire and running conduit. The Vibro machine is still not operable and will be sent off to be repaired. The machine is being sent to Brenham.

Chapman is on site (3) working on the coolant pipes and fuel pipes.

TNT Crane is on site (5) picking up and setting (3) roof panels on the fuel house. All sections of worked on are on the fuel tank house. Anchor bolt holes in roof panels are in the wrong place and will have to be addressed by Allco.

Friday, October 25:

Alligator Project; Allco is not on site today due to a rain out. Weather conditions had a high rain, cold front move in. The site conditions were muddy.

Electrical Specialties is on site (4) working on wire and running conduit.

Mr. Dean Depew reported that he is working with the Corps of Engineers at the Lakeview and Delmar Pump Stations on the replacement of the motor control centers. This was part of the PL 84-99 funding request the District made after Tropical Storm Harvey. The job was bid out once and no one submitted a bid, so the Corps is combining some general levee system slough-off location work with the electrical work for the motor control centers to hopefully create some contractor interest. The Corps came in on October 25 to do some pre-bid work and was back today to discuss more planning. This work will be completed during the winter months. The stations will not be down at any time and emergency generators will be in place. The plan is to move the existing motor control centers forward and install the new ones in the back of the existing. Once the installation of the new motor control centers is complete, the existing old ones will be torn out. This work should be completed well before hurricane season next year. In addition, Mr. Depew reported the fabrication crew is building decks/catwalks around the diesel engines and the mounting brackets for the exhaust

mufflers at the Alligator Bayou Pump Station Annex Project. The decks/catwalks have been sent to be galvanized, and they should be finished with the mounting brackets next week. Mr. Depew submitted photos of a repaired Cascade pump for Pump Station No. 2 and stated a Peerless pump is out for repair at Pump Station No. 8 and should be back this month.

Mr. Brian McZeal stated the Construction Crew is working on minor repairs throughout the District. The Ditch Maintenance Crew is catching up on cutting back trees and making sure the ditch system remains flush and clean.

Mr. Ronnie Hollier reported crews are still working on levee repairs and replacing flapper gates. The Herbicide Crew is continuing to spray ditches, and the levee mowing contractor is finishing up on making the last full round for the year.

#### Other Business

##### Dan Plumey – Representative of Lakes of Nederland Homeowners Association

Mr. Dan Plumey stated he represents the 121 homes located in the Lakes of Nederland and wants to thank Brady Girouard for the help he gave during his last visit and Allen Sims for speaking to some of the residents of the Lakes of Nederland to give information to pass on to some of the homeowners. Mr. Plumey asked for a status of the Bathymetric Survey on the Rodair Gully System. Mr. Allen Sims stated the LIDAR information was received yesterday from the State. The Hydrologic Model was started two (2) weeks ago and is currently being updated. The timeline for the hydrology work should be completed in four to six weeks. During that time, the hydraulics analysis will be started. Mr. Brady Girouard stated the Bathymetric Survey was ordered

approximately four weeks ago, and he received the raw data last Friday. The next step is to process and generate cross sections with various other technical data to be included in Mr. Sims' hydraulic report. The bathymetric data that Mr. Girouard has will have to be imported into Mr. Sims' analysis. Once complete, decisions can be made as to what improvements need to be done to the Rodair Gully system. Mr. Girouard stated his processing of data will take approximately two weeks, and it is important to note that what is being measured right now is what is now existing. It is a process. Mr. Plumley asked if it was ever determined what the controlling depth or designed depth is of Rodair Gully. Mr. Girouard stated the depth changes depending on where you measure and increases downstream.

Mr. Plumley then stated the District's ditches drain and back feeds into the retention pond in the Lakes of Nederland every time it rains due to a lack of flow in Rodair Gully. At that point, there is no way for the water to leave the retention pond, and they have asked the City of Nederland, and the City of Nederland has agreed, to do whatever they can do to keep the water that is coming down Smith Holmes Road out of the Lakes of Nederland Addition. Mr. Plumley asked if the District could design an engineered solution to keep Rodair Gully from back feeding into the retention pond in the Lakes of Nederland. Mr. Kelley stated that once the lateral that is concrete lined reaches a certain point, it spills over into the lake in the Lakes of Nederland. Mr. Plumley stated that on October 26 there was a rain event and the current flow in Rodair Gully was flowing north toward Forest Central versus flowing south toward Highway 73, and he has a video that he sent to as many people as he could. Allen Sims and Brady



Girouard requested a copy of the video, and Mr. Plumley said he would get a copy of the video to them. The City of Nederland has taken ownership over the skimming on Smith Holmes Road to prevent the water that belongs to the City of Nederland. The Lakes of Nederland has retained the services of a professional engineer, Michelle Falgout, to aid them, and the biggest advice she gave them is that they must keep the water that does not belong in their lake out of their lake. Mr. Kelley asked for clarification that the pond in the Lakes of Nederland is a retention pond, and Mr. Plumley stated the City of Nederland has confirmed that there are three (3) drains in the neighborhood, two (2) of which drain into the retention pond and the other feeds into the District's ditch that runs adjacent to the neighborhood. Mr. Kelley clarified with Mr. Plumley that the Lakes of Nederland was annexed by the City of Nederland and all the interior drainage, water and sewer is under the maintenance of the City of Nederland. Mr. Plumley stated that because Rodair Gully is plugged up, the Lakes of Nederland cannot get the water out of the retention pond and there is water coming into the pond that was never designed to be in the pond. They are asking their engineer to give them an engineered solution to lower the lake level at the homeowners' cost to buy more time and if a solution is determined that directly impacts the District, they will pass along the information to the District.

Mr. Kelley stated that he had received a call from David Jackson with the Texas Department of Emergency Management ("TDEM") regarding a letter that was received by TDEM that was sent to the Governor's Office from the Lakes of Nederland Homeowners Association. A detention pond for the Rodair Gully System, which would

have been upstream east of Highway 69, was one of the projects that the District had submitted for the Hazard Mitigation Grant Program. The District submitted four (4) projects and was not sure if the detention pond for the Rodair Gully System was still being considered in that TDEM had only requested additional information on the other three (3) grant applications. Mr. Kelley stressed to Mr. Jackson and TDEM that if the District is limited to grants it receives, the District wants the detention pond for the Rodair Gully System to be a top consideration.

Mr. Plumley then asked if the permitting process to remove the material that is in Rodair Gully is happening concurrently with the survey, and Mr. Kelley stated the District will have to wait to see what the survey shows and what sections need to be dredged, if any, and whether it is jurisdictional with the Corps of Engineers. The permit process cannot be started until the area location is known and it is determined whether it is within the Corps' jurisdictional waters of the United States. Mr. Allen Sims stated this would require an engineering set of drawings and the hydraulics and hydrology justification proving it needs to be done.

One of the residents asked for clarification on the Hazard Mitigation Grant Program applications filed by the District. Mr. Kelley stated the District has filed for four (4) different Hazard Mitigation Grant Projects under the Tropical Storm Harvey Disaster Declaration, namely, detention for the Rodair Gully System, the A3A System across from Hogaboom Road, the Halbouty Detention Addition and the Crane Bayou Watershed Detention in Groves. Mr. Kelley reiterated that he talked with David Jackson of TDEM and since no additional information had been requested from the District on

the application for detention for the Rodair Gully System, Mr. Kelley stressed to keep this application on top. Mr. Allen Sims stated six projects were evaluated for Hazard Mitigation Grant applications, and the City of Port Arthur took two (2) projects and the District took the other four (4) projects.

Ms. Vicki Westbrook asked if the Rodair Gully Detention Project was the same project from 2013 that is included in the District's 2018 Mitigation Action Plan and that the District is still trying to get. Mr. Kelley stated the District has been considering detention for Rodair Gully for several years, and Mr. Allen Sims stated the other projects included in the grant applications have also had problems for years. The District's first Mitigation Action Plan was done with the Regional Planning Commission. Subsequently, the District decided to do its own Plan because of the issues associated with filing for grants. When filing for a grant, the project must be included in the entity's Mitigation Action Plan, although projects are not listed by priority. Every five (5) years, the District brainstorms any possibilities and ideas for future projects. Mr. Sims stated there were discussions with a property owner in the past for detention for Rodair Gully, but the property owner decided to stop negotiations at that time; however, within the last few months, the property owner has expressed interest in selling some property. This particular property may not be the best property for the detention, and the District is exploring other areas.

Mr. Larry Rhodes of Stillwater Estates asked if the District has coordinated with Entergy regarding the transmission line project that is going on behind Water District 10's office. He stated Entergy brought in 4,000 truck loads of dirt to fill in a 450 X 450

area and mulched every tree that was next to the District's ditch. The residents feel this caused water to back up in Stillwater Estates with no place to drain. Mr. Rhodes further stated there is only one drain on Price Street that he has been able to verify. He was told the road was going to be dug up and two (2) more drains would be installed later. Mr. Brady Girouard stated the District granted Entergy a permit for a bridge crossing over Rodair Gully. Mr. Girouard did coordinate with Entergy along Lateral 6 because of the same concerns of the mulching of the trees and not wanting the debris in the District's system. The District required a silt fence and Mr. Brian McZeal's crews monitored the work. Mr. Girouard further stated the District has no jurisdiction over the construction of the road and permitting would be covered by whatever municipality's jurisdiction it falls within. Mr. Kelley did state that if any drains are installed that will enter any of the District's channels, they will have to come to the District for a permit. Currently, Entergy has no pipe entries into the District's channels. Once the District adopts the new Master Drainage Plan, which is hoped to be considered at the next Board meeting, the District will then have authority to review, comment and give recommendations for construction activity to be conducted within the District that reasonably relate to providing adequate drainage or flood control.

Mr. Rhodes stated shortly after Hurricane Rita in 2005, the residents of Stillwater Estates were told they were in a 10-year plan of drainage improvements while the subdivision was being formed. Mr. Rhodes is not sure who said this to the residents but said he would do more research to find out. Mr. Sims stated in 2002, a general drainage study was done for the entire district that evaluated the drainage system for a

25-year storm event, which is approximately a 10" rain. The study came up with about \$40 million of drainage improvements to be done within the District. The District started implementing the improvements at that time and are now working on some of the last projects. When the projects were started, the goal was to complete all projects within a 10-year period, but it has taken more time. Mr. Kelley stated the last contract was just awarded on the last phase of Rodair Gully Improvements about six (6) weeks ago. A notice to proceed was issued, but the contractor has not begun construction because of issues with water run-off and establishing coffer dams.

Ms. Vicki Westbrook stated she had a conversation with Judge Branick and he said the funds from the GLO and from Proposition 8 would be available in 2020 and she asked if this will help the residents in Forest Central. Mr. Kelley stated hopefully it will, but the District does not have the statutory authority to go finance loans through the Water Development Board. The Water Development Board will have a grant program with some of the money, and the District will certainly be in line to file for grants. Mr. Kelley also stated it will be a highly competitive grant program and will be statewide. Mrs. Westbrook's response was "squeaky wheel." Allen Sims said there are some Community Development Block Grant (CDBG) funds coming out sometime in 2020 but these funds only go to the counties and cities. The District is hoping that some of that money will be delegated to it from the County, and Mr. Kelley said he and Judge Branick have already discussed this issue. After the first of the year, the District will be submitting some projects to Judge Branick for consideration. Drainage District No. 6 received some money from the County on the first round of funds.

Permits

Lone Star NGL Pipeline LP – 20” Pipeline Crossing Johns Gully, Rodair Gully Lateral 5, Rodair Gully and Central Gardens Ditch - Mr. Brady Girouard recommended approval with a One Thousand Two Hundred Ten and No/100 (\$1,210.00) Dollar permit fee and a Two Hundred Fifty Thousand and No/100 (\$250,000.00) Dollar bond required. Commissioner Moses moved to approve Mr. Girouard’s recommendation. Commissioner Champagne seconded the motion. The motion carried

Orbit Gulf Coast Pipeline – 16” Pipeline Crossing Johns Gully - Mr. Brady Girouard recommended approval with a Six Hundred Sixty and No/100 (\$660.00) Dollar permit fee and a Fifty Thousand and No/100 (\$50,000.00) Dollar bond required. Commissioner Gamble moved to approve Mr. Girouard’s recommendation. Commissioner Butler seconded the motion. The motion carried

Checks & Purchase Orders  
Maintenance Fund

Ck. No. 15658 – Allison Nathan Getz, Tax Assessor-Collector  
\$24,765.30 – 2019 Collection Fee

Ck. No. 15659 – Dan Delich Consulting  
\$3,975.00 – Legislative Consulting & Sabine Pass to Galveston Bay

Ck. No. 15660 – Ducks Dragline Service, Inc.  
\$14,040.00 – Rental 240X2 Trackhoe 10/11-10/31/19, Rental 250X3  
Trackhoe 10/11-10/31/19 and Rental Cutter Head 10/11-10/23/19

Ck. No. 15661 – Environmental Tree Service  
\$1,400.00 – Cut, haul 2 Hackberry Trees and haul other debris

Ck. No. 15662 – Filmr, LLC  
\$320.00 – Editing film and social media posts

Ck. No. 15663 – Funchess, Mills, White & Co., P.C.  
\$3,400.00 – Professional Services

Ck. No. 15664 – Function 4 LLC  
\$185.36 – Copier Rental

Ck. No. 15665 – Function 4, LLC  
\$29.85 – Charge for Copies on Copier

Ck. No. 15666 – GP Evans Contractors  
\$18,092.00 – Mowing Levee

Ck. No. 15667 – James Gamble, Sr.  
\$270.00 – Health Insurance Payment

Ck. No. 15668 – Johnny's Towing & Recovery  
\$250.00 – Rental of Rollback Truck, 10/28/19

Ck. No. 15669 – KT Trucking & Cattle Co.  
\$570.20 – Rental of Transport Truck 10/10/19 and  
Rental of Dump Truck 10/14/19

Ck. No. 15670 – Mutual of Omaha Companies  
\$1,070.18 – Health Insurance Payment

Ck. No. 15671 – National Networks  
\$3,096.24 – Computer Services for November 2019

Ck. No. 15672 – Nerbert Frelow  
\$660.00 – Dump Truck Rental 10/21/19 and 10/24/19

Ck. No. 15673 – Ritter Forest Products Nederland  
\$5,859.00 – Rental of 63 8 X 14 Mats and Freight Charge, Rental  
of 7 4 X 8 X 18 Mats and Freight Charge, Rental of 10 8 X 14 Mats

Ck. No. 15674 – Soutex Surveyors, Inc.  
\$24,500.00 – Hydrographic Survey – Rodair Gully

Ck. No. 15675 – Sprint Waste Services, LP  
\$2,940.88 – Removal of Waste from Pump Stations (4)


Ck. No. 15676 – Richard Beaumont  
\$195.58 – Health Insurance Payment

Ck. No. 15677 – Ray Russo  
\$5,352.11 – Legislative Consulting Fees

Commissioner Butler moved that the checks from the Maintenance Fund be approved for payment. Commissioner Moses seconded the motion. The motion carried.

At 2:43 p.m., Commissioner Gamble moved that the meeting be adjourned. Commissioner Butler seconded the motion. The motion carried.

  
Billy Joe Butler, Secretary

  
Richard Beaumont, Chairman



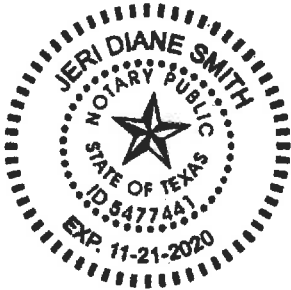
**RESOLUTION**

BE IT RESOLVED pursuant to the Texas Property Tax Code, Section 26.09, that the Board of Directors of Jefferson County Drainage District No. 7, hereby approve the 2019 Tax Roll this the 5<sup>th</sup> day of November, 2019.

JEFFERSON COUNTY DRAINAGE DISTRICT NO. 7

Richard Beaumont  
RICHARD BEAUMONT  
Chairman

SWORN TO AND SUBSCRIBED before me, the undersigned authority, on this the 5<sup>th</sup> day of November, 2019.



Jeri Diane Smith  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS

10/03/2019 07:35 am  
 tc502\_juris\_summary.rep v1.12  
 Request Seq.: 3311791

Tax Collection System - JEFFERSON COUNTY  
 Certified Roll Jurisdiction Summary  
 Processing For Tax Year: 2019 County Code: ALL Tax Unit: ALL

Jurisdiction: 51 DRAINAGE DISTRICT #7

Total Parcels:	58,965	Tax Rate:	0.3118050	Opt Hom:	0.2000000
Market Value:	16,243,552,725	State Hom:	0	Opt O65:	40,000
		State O65:	0	Opt Disabled:	0
		Disabled:	40,000		

AG Exclusion Count:	220	AG Exclusion Amt:	39,215,622
Timber Exclusion Count:	0	Timber Exclusion Amt:	0
HS Capped Count:	2,665	HIS Capped Amt:	11,636,470
Assessed Value:	16,192,700,633		

Prorated-Exxy Count/Amt:	2,112	990,302,862	Pro Misc Exempts Count/Amt:	15	3,463,460
100% Exempt Vet Count/Amt:	227	29,235,245	Prorated-Exxa Count/Amt:	2	54,980
Chdo Count/Amt:	53	1,616,633	Pollution Control Count/Amt:	92	839,102,195
Pro Schools Count/Amt:	42	22,607,350	Freeport Count/Amt:	31	99,372,579
Prorated-Exxl Count/Amt:	2	163,830	Abatement Count/Amt:	6	2,186,975,051
Pro Charitable Functions Count/Amt:	27	2,608,490	Hb366 Count/Amt:	57	14,380
Pro Youth Associations Count/Amt:	6	393,280			

State Homestead Count:	0	State Homestead Amt:	0
Local Homestead Count:	23,295	Local Homestead Amt:	524,769,303
State Over 65 Count:	0	State Over 65 Amt:	0
Local Over 65 Count:	8,852	Local Over 65 Amt:	330,269,148
Surviving Spouse Count:	47	Surviving Spouse Amt:	1,790,890
State Disabled Count:	0	State Disabled Amt:	0
Local Disabled Count:	1,101	Local Disabled Amt:	40,126,175
Total VET Count:	499	Total VET Amt:	5,096,158
*VET Surviving Spouse Count:	13	*VET Surviving Spouse Amt:	142,184
*included in the Total VET Count/Amt			

Partial Exempt Values:	902,051,674		
Taxable Value:	11,114,738,624		
Total Levy Amt:	34,671,037.32		
Late AG Penalty Count:	4	Late AG Penalty Amt:	139.63
Late Rendition Penalty Count:	1,017	Late Rendition Penalty Amt:	14,583.36
Frozen Account Count:	0		
Frozen Homesite Value:	0		
Frozen Taxable Value:	0		
Unfrozen Levy Amt:	0.00		
Frozen Levy Amt:	0.00		
Frozen Levy Loss Amt:	0.00		
Total Non-Exempt Parcel Count:	58,965		

**RESOLUTION NO. 451  
AUTHORIZING PERMANENT EASEMENT AGREEMENT TO  
ENTERPRISE TE PRODUCTS PIPELINE COMPANY, LLC**

STATE OF TEXAS

§  
§  
§

COUNTY OF JEFFERSON

WHEREAS, Jefferson County Drainage District No. 7 (the "District") desires to grant a permanent easement to Enterprise TE Products Pipeline Company, LLC ("Enterprise") pertaining to certain property more particularly described in said Permanent Easement Agreement ("Agreement") for a non-exclusive five foot (5') wide free and unobstructed permanent easement in order to, among other rights described in said Agreement, construct, operate and maintain one (1) pipeline and any appurtenant facilities. The Agreement includes a surface site easement, a permanent access agreement, a temporary access easement and a temporary construction easement; and

WHEREAS, Enterprise will pay the District roddage fees in the total amount of Six Hundred Eighty-Nine Thousand Four Hundred Thirty-Seven and 50/100 (\$689,437.50) Dollars as right-of-way compensation, including, but not limited to, surface site tract compensation, both permanent and temporary access compensation and temporary workspace compensation.

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSIONERS OF JEFFERSON COUNTY DRAINAGE DISTRICT NO. 7:

THAT it is in the best interest of the District to grant the permanent easement to Enterprise pertaining to certain property described therein for the right to construct, operate and maintain one (1) pipeline and any appurtenant facilities, among other rights

described in the Agreement, a copy of said Permanent Easement Agreement being attached hereto for reference.

THAT Enterprise will pay the District roddage fees in the total amount of Six Hundred Eighty-Nine Thousand Four Hundred Thirty-Seven and 50/100 (\$689,437.50) Dollars as referenced above.

THAT the Manager be, and hereby is, authorized to take any and all action and is authorized to execute any and all instruments, documents, or filings in connection with the accomplishment of the transactions outlined in this resolution and to certify the adoption of such resolutions to such parties which such Manager deems necessary or appropriate.

I, Billy Joe Butler, Secretary of the Board of Commissioners of Jefferson County Drainage District No. 7, do hereby certify that the above is a true and correct copy of a resolution adopted by the Board of Commissioners of Jefferson County Drainage District No. 7, at their meeting No. 2310 held on the 5<sup>th</sup> day of November, 2019, upon motion made by Commissioner Gamble and seconded by Commissioner Moses and adopted unanimously by said Board, a quorum being present.

Given under my hand this 5<sup>th</sup> day of November, 2019.

  
\_\_\_\_\_  
Secretary  
JEFFERSON COUNTY DRAINAGE DISTRICT NO. 7