

Notice of Regular Meeting Minutes
CITY OF BEVIL OAKS, TEXAS
June 19, 2025

1. **Call to Order @ 6:32 pm**
2. **Pledge of Allegiance/Invocation**
 - a. The United States Flag
 - b. The Texas state flag: *"Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible."*
3. **Roll Call-** all but Councilman Clayton. Councilman Mannette was present remotely through Microsoft Teams
4. **Conflict of Interest Statement-** None
5. **Citizen Comments (3 minutes each)** – An opportunity for the citizens to address Council on agenda items or concerns not on the agenda – those wishing to speak must complete the comment card, present the comment card to the City Secretary prior to the beginning of the meeting, and observe a 3-minute time limit- **There were no citizen comments**
6. **Review/Approve Consent Items- M/M/2/C- Councilman Merendino/Councilman Thibodeaux-Approved- Unanimous**
 - a. **Financial Reports for City of Bevil Oaks**
 - b. **Financial Reports for Public Works**
 - c. **Utility Innovations Report**
 - d. **Previous Meeting Minutes**
7. **Review/Approve Action Items**
 - a. **Consideration/Discussion/Approval** of ordinance regulating the use and rental of City Parks. *Presented by Mayor Mitchell M/M/2/C- Councilman Merendino/Councilman Thibodeaux- Approved- Unanimous*
 - **Councilman Merendino-** States that there is a lot to discuss in the ordinance. States that Council needs time to discuss this among themselves. Makes a motion to table.
 - **Councilman Wright-** Suggests the rates be the same as the rates for the Event Center.
 - **Councilwoman Cramer-** Asks what the deposit is
 - **Mayor Mitchell-** States that Council will have to set that rate
 - **Councilman Thibodeaux-** Asks if the Council can do a workshop to discuss the ordinance.
 - **Councilman Merendino-** States that if the rate is too high, then no one is going to rent it out
 - **Councilman Wright-** States that if whoever is doing an event at the park and it will make money for the City, then they shouldn't have to rent the park out otherwise, they should have to pay to rent it out.
 - **Dru Montgomery-** States that Councilman Merendino moved to table the ordinance, but Councilman Thibodeaux wanted to discuss. States that there needs to be a vote made on Councilman Merendino's motion
 - **Councilman Merendino-** States that Dru mentioned that at a previous meeting, he mentioned that the Council needed to meet in small groups to discuss stuff on the agenda so that the Council has a general idea of what they need to do at the Council meeting.
 - **Dru Montgomery-** States that it was discussed in executive session.

- **Councilman Merendino-** States that he would like to remove his motion to table.
 - **Mayor Mitchell-** Asks if the ordinance can be approved without the fee schedule.
 - **Dru Montgomery-** States that it can be discussed during this meeting.
 - **Mayor Mitchell-** States that Councilman Wright suggested charging the same amount as the Event Center rental.
 - **Councilwoman Cramer-** States that the Event Center has restrooms and other resources that the park doesn't have so she's not sure that the cost to rent the park should be the same cost as the Event Center.
 - **Councilman Wright-** Suggests revising the current rental fees to include the park.
 - **Mayor Mitchell-** States that a dollar amount needs to be decided. The rate sheet can be discussed in more detail at a later date if Council.
 - **Councilwoman Cramer-** Asks if the City is looking to make money or rent the facility?
 - **Councilman Merendino-** States that the City is looking to get paid.
 - **Councilwoman Cramer-** States that there isn't anything luring about the park. Suggests charging no more than \$500 and a deposit.
 - **Mayor Mitchell-** Should we charge a different price for small and large events?
 - **Councilman Thibodeaux-** States that it would be the same scenario that we rent the Event Center out for. There isn't a different rate from a birthday party and a reunion. States that he paid the same price to rent out just the bay area as he would have paid if he would have gotten the entire facility.
 - **Mayor Mitchell-** States that the rate should be \$500 plus the deposit for the park with or without electricity and water.
 - **Councilman Wright-** States that there are people that rent out the pavilion, so the pavilion needs to be a separate rate.
 - **Mayor Mitchell-** Asks how much we rent the pavilion out for at the current rate?
 - **Sabrenna Crain-** \$25 without electricity and water. \$50 with electricity and water.
 - **Mayor Mitchell-** Suggests raising that rate.
 - **Councilman Merendino-** States that the pavilion gets rented out for birthday parties, so the rate doesn't need to be too high.
 - **Councilwoman Cramer-** Suggests charging a deposit since there isn't one currently.
- b. Consideration/Discussion/Approval** of resolution regulating efficient use of the City's parks for City-wide events- *Presented by Mayor Mitchell M/M/2/C- Councilman Wright/Councilman Merendino- Approved-Unanimous*
- **Councilman Thibodeaux-** Asks why a two-month notice is required
 - **Dru Montgomery-** Explains that two-months is so that it gives time to work out any issues that there may be and to give Council time to discuss the events.
- c. Consideration/Discussion/Approval** of ordinance regulating temporary food vendors. *Presented by Mayor Mitchell M/M/2/C- Councilman Thibodeaux/Councilwoman Cramer- Approved- Councilman Merendino abstained from voting due to a conflict of interest*
- **Councilman Merendino-** Suggests a correction to the verbiage listed in section 7 (b).

- **Councilman Thibodeaux-** States that we are putting more ordinances in that are unenforceable.
 - **Councilman Wright-** States that the ordinances aren't the issue. It is how to enforce the ordinance
 - **Councilman Merendino-** Asks if the ordinance is stating that there can't be a snowcone or lemonade stand on someone's property?
 - **Mayor Mitchell-** No. Snowcone and lemonade stands are allowed.
 - **Councilman Thibodeaux-** Asks if the ordinance is pertaining to limitations on City property? As long as it is on private property, then it is allowed?
 - **Mayor Mitchell-** yes
 - **Councilman Thibodeaux-** States that we shouldn't add more unenforceable ordinances on the books when we don't have a way to enforce it.
 - **Councilman Wright-** States that he agrees with Councilman Thibodeaux, however, ordinances should still be made with the intent to solve the ordinance enforcement issue.
 - **Councilman Merendino-** States that he doesn't see an issue with having a permit for a food truck. States that when he had the crawfish stand by Citgo, he had to be in compliance with the City of Beaumont and the Jefferson County Health Department.
 - **Mayor Mitchell-** States that the Council needs to vote on a permit fee because that isn't included in the ordinance.
 - **Councilman Merendino-** Asks how long the permit is good for?
 - **Mayor Mitchell-** 30 days
 - **Councilman Merendino-** Suggests \$75
 - **Mayor Mitchell-** States that we don't have to follow what Beaumont does. States that we need to do what's best for Bevil Oaks.
- d. Consideration/Discussion/Approval** of resolution requiring that all municipal firework displays be conducted under the supervision of a licensed pyrotechnician. *Presented by Mayor Mitchell- M/M/2/C- Councilman Thibodeaux/Councilman Merendino- Approved-Unanimous*
- **Councilman Thibodeaux-** States that there has been extensive research done and the state fire Marshall was asked as well and it is not required to have a pyrotechnician.
 - **Councilman Merendino-** Asks if there is safety data sheets for all items on display?
 - **Councilman Thibodeaux-** Yes. States that the manufacturer in China was asked to provide that documentation.
 - **Councilwoman Cramer-** Asks if the retailer that was used last year is licensed?
 - **Councilman Thibodeaux-** States that fireworks can't be purchased without having a license.
 - **Fire Chief Chris Gonzales-** States that there have been several conversations regarding a pyrotechnician. States that there isn't a need for the shooter of the fireworks to have a license. States that all safety regulations and guidelines are followed.
 - **Councilwoman Cramer-** Asks how far the compressed gas is from the fire station to where the fireworks are shot?
 - **Fire Chief Chris Gonzales-** Asks what she is referring to?
 - **Councilwoman Cramer-** Gas lines, oxygen tanks, etc.

- **Fire Chief Chris Conzales-** States that there are oxygen tanks in the medical bags.
- **Councilman Thibodeaux-** States that the ESD will hold the permit for the fireworks. States that whomever does the fireworks show, will have to get with the fire chief for the permit prior to the fire work show.
- e. **Consideration/Discussion/Approval** of budget for the 4th of July. *Presented by Councilman Thibodeaux- M/M/2/C- Councilman Merendino/Councilwoman Cramer- Approved a budget of \$5,000- Unanimous*
 - **Councilman Thibodeaux-** States that there has been a sponsor for the ice machine. States that some of the other expenses have been cut out since last year. States that he is looking for a vendor for the bounce house and water slide that has insurance. States that they may have to reach out to someone outside of Bevil Oaks to provide them again this year. States that there will be some things added this year to see how it turns out. States that they are looking into cost cutting things to do. Goes over the team leads for each event that will be happening. States that the parade route will be published and there will be suggested spots for people to stand to watch the parade.
 - **Councilman Wright-** Asks if there will be a prize for the floats in the parade?
 - **Councilman Thibodeaux-** States that they are looking into that.
 - **Councilman Merendino-** Asks if someone donates a water slide, do they have to have insurance?
 - **Dru Montgomery-** States that insurance covers the condition of the water slide. States that the entity that is allowing and supervising is responsible for any injuries that happen.
 - **Councilwoman Cramer-** Asks if the City can have the parents sign a waiver?
 - **Dru Montgomery-** Yes.
 - **Mayor Mitchell-** Asks what budget Councilman Thibodeaux was asking for?
 - **Councilman Thibodeaux-** \$5,000.
 - **Mayor Mitchell-** States that she is asking because the spending policy states that there is a budget of \$2,500 a month that can be spent without Council approval. If the cost goes over \$2,500, then it has to be brought to Council, so he is doing it the right way.
 - **Councilman Thibodeaux-** Asks if the spending policy trumps what the approved budget states
 - **Mayor Mitchell-** Yes, budgets are just a guideline.
 - **Councilman Wright-** States that the budget was approved for \$20,000 during the budget meeting.
 - **Mayor Mitchell-** In Councilman Thibodeaux's defense, the Council didn't state how he could spend the budget.
 - **Councilman Merendino-** Asks if someone donates the water slide, do they have to have insurance?
 - **Dru Montgomery-** States that if he owns a house, he does have insurance.
 - **Councilman Merendino-** States that he is loaning it to the City. If someone donates a bounce house, do they have to have insurance?
 - **Dru Montgomery-** Goes over scenarios about the importance of insurance. States that everything is on a case-by-case basis.

- **Councilman Merendino-** Asks if someone wants to donate the bounce house and doesn't have insurance through their company, then we can as long the City is supervising.
 - **Dru Montgomery-** States that the City's liability is covered.
 - **Councilman Wright-** Asks if the City is supervising the bounce house and an injury occurs, the City's insurance will cover it? Asks if there is an injury that is caused by a defect on the bounce house, then the owner of the bounce house is responsible?
 - **Dru Montgomery-** Asks what the Council is concerned about with providers not having insurance
 - **Councilwoman Cramer-** Being sued for an injury
 - **Dru Montgomery-** States that the City is covered. States that he can't provide an opinion on whether or not the owner of the bounce house chooses to have insurance or not. States that the City is covered under their general liability insurance.
- f. Consideration/Discussion/Approval** of bids submitted to cut down trees at the park- *Presented by Councilman Merendino- M/M/2/C-Councilman Merendino/Councilman Wright- Approved the bid submitted for \$1,500-Unanimous*
- **Councilman Merendino-** States that he would like to bring this to Council even though he could have spent it through the spending policy.
 - **Councilman Wright-** States that there are also some trees that are dangerous on Shipley by the Sewer Plant that need to be cut down.
- g. Consideration/Discussion/Approval** of decommitting the insurance funds that were previously designated to the possible splash pad on 9/21/2023 by resolution. *Presented by Councilman Merendino- M/M/2/C- Councilman Merendino/Councilwoman Cramer- Approved-Unanimous*
- h. Consideration/Discussion/Approval** of continuing to maintain the two vacant properties (13420 & 13395 Chimney Rock) that were cleared by the mowing crew in April 2025. *Presented by Councilman Merendino-M/M/2/C-Councilman Merendino/Councilman Thibodeaux- Approved making an addendum to the current mowing contract-Unanimous*
- **Councilman Thibodeaux-** States that it is money well spent. States that this will be an addendum to the current mowing contract.
 - **Councilman Merendino-** States that the mowing contractor will spray around the house and keep the grass knocked down.
 - **Councilwoman Cramer-** Asks if it is set for a certain amount if time?
 - **Councilman Merendino-** States that it gets mowed once a month.
 - **Councilwoman Cramer-** Asks what the time frame is on the current mowing contract?
 - **Councilman Merendino-** It's a 3-year contract. He has 2 years left on it.
- i. Consideration/Discussion/Approval** of investment policy. *Presented by Mayor Mitchell M/M/2/C- Councilman Merendino/Councilman Thibodeaux-Approved-Unanimous*
- j. Consideration/Discussion/Approval** of assigning a Council person to be the City's financial officer. *Presented by Councilman Merendino M/M/2/C- Councilman Thibodeaux/Councilman Merendino- Approved- Councilman Wright- Unanimous*
- **Mayor Mitchell-** States that based on the law, to be the financial officer, you must do it within 11 months of being elected.
 - **Councilman Merendino-** suggests Councilman Wright

- k. **Consideration/Discussion/Approval** of granting DD6 a larger easement on the City property located on River Road. *Presented by the City & Councilman Merendino-M/M/2/C-Councilman Merendino/Councilman Thibodeaux*

- **Councilman Merendino-** States that the City has a green space that butts up to the ditch, DD6 just needs a larger easement.

8. Discussion

- a. **Discussion** of solicitation ordinance # 240 pertaining to door-to-door solicitation.

Presented by Councilman Merendino

- **Mayor Mitchell-** States that she is for eliminating the door-to-door solicitation due to a recent event.
- **Councilman Merendino-** States that we can get a new sign that states “No Solicitation”
- **Dru Montgomery-** States that being that it is being repealed the ordinance, we have to notify the public of that. Being that it doesn’t state that y’all are wanting to repeal the ordinance, it can’t be moved to a votable item.
- **Sabrenna Crain-** Apologizes because she was under the impression that a discussion item could be moved to a votable item.
- **Dru Montgomery-** States that he will make sure that there are no restrictions on changing the ordinance to include no solicitation.
- **Councilwoman Cramer-** Could property owners put a no solicitation sign on their property to stop the solicitors from coming on private property?
- **Dru Montgomery-** Yes. If the owner puts up a no solicitor sign, the owner is stating that anyone who is soliciting, is trespassing if they come to your door. This does not apply to religious solicitation.

9. Reports

- **Councilman Thibodeaux-** Goes over the events that are upcoming. States that he encourages anyone that wants to participate in helping with events, however, he doesn’t appreciate people that complain but they don’t volunteer. States that he would like some help with making the decision on when the flags need to go up and how long they need to stay up.
- **Councilwoman Cramer-** States that it doesn’t have to be done the same way that it used to be done. States that there are different schedules to work around. States that the last time that the flags were put up by her and Councilman Thibodeaux, the flags were taken down by someone else that is no longer involved with the City. States that the person who did that doesn’t need access to City property or its facilities anymore.
- **Councilman Merendino-** States that he would like to see a plan on when the flags will be put out and when they will be taken down.
- **Councilwoman Cramer-** States that there needs to be a plan. As the community changes, you could have more or less volunteers than we have now.
- **Councilman Merendino-** states that if less flags were put up, it would be easier to manage
- **Councilman Thibodeaux-** States that there isn’t a mandate as to how many flags that need to be put up.
- **Councilman Thibodeaux-** States that Sabrenna found a Texas based company to design the City a new website. Sabrenna reached out to the other people that have the website designers to see how they liked the website and to see if the quote that they gave her was legit because it was so cheap. States that the other Cities had good reports and stated that the quote was correct. States that being that the

cost was so low, the Mayor approved the cost and we will be getting a new website that is completely ADA compliant.

- **Councilwoman Cramer-** Asks was Jeremy (City's I.T. technician) thought about the website?
- **Councilman Thibodeaux-** He wasn't able to attend.
- **Councilman Wright-** Asks what the cost of the current website is?
- **Sabrenna Crain-** Around \$300
- **Heather Steelman-** States that once they receive the information, it will take them 3 days to get the website up.
- **Councilman Thibodeaux-** States that we will need encourage the citizens to subscribe to the website so they can get all of the alerts.

a. **Mayor Mitchell-** no report

b. **Councilman Clayton-** no report

c. **Councilwoman Cramer-**

- States that a letter will be going out about being in compliance with some of the major ordinances regarding property maintenance.
- **Councilman Thibodeaux-** Asks what happens if someone is not in compliance?
- **Councilwoman Cramer-** States that this is the first sweep in a while. States that there are maybe 5 that are in bad shape. States that as long as we see movement and people are working on their property.
- **Councilman Mannette-** Asks what happens if they don't comply?
- **Councilwoman Cramer-** They receive a warning and then a violation.
- **Councilman Merendino-** States that it follows the process that was done on the vacant properties..
- **Councilwoman Cramer-** States that we aren't required to give them notice. States that if they don't comply, a lien will be placed on the property.

d. **Councilman Thibodeaux-** Mayor got him to do his report first.

e. **Councilman Wright**

- States that we are looking at the issues that we have had with I & I (infiltration and inflow) within the sewer system. States that we may end up doing smoke testing down the road. States that if we do a smoke test, the smoke will show where the leaks are within the system. If someone's toilet isn't sealed, the smoke will come in the house. States that it will show the weaknesses within the system.
- States that there is a need for a concrete sidewalk at the water plant, but it's not a big enough job for someone in that kind of business to do. Asks Council to think about any other concrete work that needs to be done so that whoever gets the job can make it worth their while.
- States that we have an issue with ordinance enforcement that needs to be addressed. It comes up every time we do a new ordinance. We need to hire someone to do this.

f. **Councilman Mannette-** No report

g. **Councilman Merendino**

- States that he attended the DD6 meeting on June 10th. States that they have a \$2.2 million grant to do work on the bayou. States that DD6 got the grant because Lumberton is building a lot and all the water is coming to Bevil Oaks. States that Lumberton doesn't have a drainage district. States that Lumberton will have to build some detention ponds because of how much they are building.

- States that since Council approved giving DD6 the easement on the green space, the paperwork will get sent over to them.
- States that he looked at the drainage during the last two rain storms and identified a problem in front of the Event Center. States that the highest priority problem with drainage is if there is water getting in someone's house and if there is water going over the roads. States that those problems get addressed fast. States that it would take the County 20 years to clean every ditch in Bevil Oaks if we were to address every ditch. States that we have to identify the major issues. States that the County recently cleaned out a ditch on the corner of Moss Hill and Riverbend because it was backed up. States that Jody with the County and we are still on schedule for the road work on Chimney Rock and the Blvd. States that it's important for Council to see what needs to be done in their wards.
- **Councilwoman Cramer-** States that there aren't many roads that need work.
- **Councilman Merendino-** States that him and Charly recently filled in potholes. We like to utilize the County to do that because they can do an entire sweep of the City at one time.
- **Councilwoman Cramer-** Asks if there was water supply for the landscaping?
- **Councilman Merendino-** No.
- **Mayor Mitchell-** States that DD6 is doing a great job.
- **Councilman Merendino-** States that the mowing guy has been behind due to the rain.
- **Councilman Thibodeaux-** States that Councilman Mannette is the first one to attend a meeting remotely.
- **Councilman Merendino-** Asks if Councilman Mannette can vote being that he isn't present.
- **Councilwoman Cramer-** States that as long as we can see and hear him the entire time, then it meets the requirements of the open meetings act.
- **Councilman Thibodeaux-** States that Councilman Mannette could count as part of the quorum
- **Councilwoman Cramer-** States that the quorum has to physically present.
- **Councilman Mannette-** States that he has had some concerns about the property across River Oaks from him. States that the grass is extremely high and there is an abandoned truck in the driveway.

10. Adjourn Meeting @ 8:42 p.m. M/M/2/C- Councilman Merendino/Councilman Wright



Mayor Cheri Mitchell

Attest: 
City Secretary, Jeff Thibodeaux

Approved this 16 day of October, 2025.