

**MINUTES OF VIDEOCONFERENCE MEETING NO. 2450
COMMISSIONERS OF
JEFFERSON COUNTY DRAINAGE DISTRICT NO. 7**

Place: 3400 Highway 73
Port Arthur, Texas

Date: September 2, 2025

Present: Commissioners
Richard Beaumont Allen Sims, General Manager
Lester Champagne Nathan Brandimarte, Attorney for District
Matthew Vincent

Absent: Albert Moses, Jr.

Visitors: Toby Davis, DD7
Brian McZeal, DD7
Kirby Johnson, DD7
Terry Wade, DD7
Brady Girouard, DD7
Garrett Boudoin, DD7

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 Champagne gave the invocation.

Minutes of Meeting No. 2449

The Minutes of Meeting No. 2449 were approved as read.

Open Bids and Consider Award of Bid for the Relocation of the Sanitary Sewer Line at Lake Charles Lift Station

Mr. Allen Sims stated that he is requesting that the opening of the bids for the Relocation of the Sanitary Sewer Line at the Lake Charles Lift Station be tabled until the next meeting. Mr. Sims explained that an addendum is needed and the bids will be opened at the September 16, 2025, meeting.

Consider Acceptance of Certification of Unopposed Candidates

Mr. Allen Sims read the Certification of Unopposed Candidates form offered for consideration to the Board certifying that candidates Lester Champagne and Albert Moses, Jr., are unopposed for the election scheduled to be held on November 4, 2025. The deadline to file for a place on the general election ballot was August 18, 2025, at 5:00 pm and the deadline to file as a write-in candidate was August 22, 2025, at 5:00 pm. Both deadlines passed without any filings for candidacy. Commissioner Gamble motioned to accept the Certification of Unopposed Candidates. Commissioner Champagne seconded the motion. The motion carried.

Consider Order of Cancellation of Election

Mr. Sims read the proposed Order of Cancellation of Election offered for consideration to the Board canceling the election as to candidates Lester Champagne and Albert Moses, Jr. scheduled to be held on November 4, 2025. A copy of this Order will be posted on election day at each polling place that would have been used in the election. Commissioner Vincent motioned to approve the Order of Cancellation of Election. Commissioner Gamble seconded the motion. The motion carried. The unopposed candidates will be sworn in after the November 4, 2025, Election Day, and the oaths will be administered at the Board meeting on November 18, 2025.

Public Hearing on Proposed Tax Rate for FY25/26

Chairman Beaumont asked if anyone from the general public would like to speak to the proposed tax rate of 0.292525 per \$100 valuation. The meeting opened up for public hearing. There was no public comment. The meeting returned to general session.

Consider Adopting Tax Rate and Exemptions for FY 25/26

Mr. Allen Sims stated the proposed tax rate is 0.292525 per \$100 valuation for FY 25/26. Commissioner Champagne moved to approve the exemptions and that the tax rate for the 2025 tax collection be set as follows:

Tax Rate

M & O Fund	0.283006 per \$100 valuation
Total	0.292525 per \$100 valuation

2025 tax exemptions are set as follows:

Exemptions

Optional	20% or \$5,000
Over 65 & Disabled	\$40,000
Disabled Veterans	\$12,000 (maximum)
Primary Charitable Organizations	Totally – As Approved by Texas State Comptroller

Commissioner Gamble seconded the motion. The motion carried.

Consider Approval of Amended Budget for FY 24/25

Mr. Allen Sims presented the Amended Budget for FY 24/25 for approval. This is an annual formality that is done each year. Minimal adjustments were made to a few line items. Commissioner Vincent moved to approve the Amended Budget for FY 24/25 as submitted. Commissioner Champagne seconded the motion. The motion carried.

Consider Approval of Proposed Budget for FY 25/26

Mr. Sims submitted the proposed Maintenance and Operating Fund Budget for FY 25/26 and the Capital Projects Fund Budget for FY 25/26 for consideration. Commissioner Champagne made a motion that the Maintenance and Operating Fund Budget for FY 25/26 and the Capital Projects Fund Budget for FY 25/26 be adopted as submitted. Commissioner Gamble seconded the motion. The motion carried.

Consider Approval of Engagement Letter with Pollans & Cohen, P.C.

Mr. Sims presented the Engagement Letter with Pollans & Cohen, P.C. for review and approval to execute. Commissioner Gamble made a motion to approve the execution of the Engagement Letter with Pollans & Cohen, P.C. Commissioner Vincent seconded the motion. The motion carried.

Sabine Pass to Galveston Bay Summary

Mr. Allen Sims reported that most of the engineering work has been completed in the vicinity of the Port of Port Arthur and Rose Hill Park. The Corps has requested that a right of way be acquired by the end of this calendar year and that utilities be relocated by April 2026. Meetings have been held with Jefferson County, Port Arthur ISD, the City of Port Arthur, and Lamar State College—Port Arthur, and all entities have agreed to donate the necessary land. Surveying will begin soon to initiate the acquisition process.

Mr. Sims further reported that the General Land Office (GLO) is requiring the District to modify its accounting practices. Under the new requirement, the District may keep no more than three months' worth of funds in its account at any time. To bring the balance into compliance, the District will be paying \$873,000 in invoices from the \$1,000,000 currently available. Mr. Sims noted that this process is frustrating because the

District had been following the GLO's previous procedure, but a change in personnel has prompted the change in requirements.

Commissioner Champagne asked what progress has been made on the pump station on Hwy 365. Mr. Barron Cook stated that it is progressing. Piles are being driven for the foundation for the new flood walls directly adjacent to the station. Approximately 90% of the piles on the flood side are complete. Piles will then be driven on the land side in the fore bay, then it will be ready for concrete.

Manager Reports

Mr. Allen Sims stated he was contacted by Dr. Mark Portier, Superintendent of Port Arthur ISD. Dr. Portier asked if the District could mow the Port Arthur ISD auxiliary fields. Mr. Sims spoke to Supervisor Brian McZeal about the request. Mr. McZeal stated that it would take approximately 3-4 hours to mow the area. Mr. Sims advised Dr. Portier that the District would mow the auxiliary fields to get grass under control but that the District would not be assuming responsibility for the fields. Dr. Portier agreed.

Executive Session - Consider and Take Action, if any, on Items Discussed in Executive Session

No Executive Session was held.

Checks and Purchase Orders

Maintenance Fund

Ck. No. 27043 – Albert Moses, Jr.
\$529.00 – Health Insurance Payment

Ck. No. 27044 – AMMCO Solutions Group, LLC
\$19,921.01 – Pump Station Air Machine Labor

Ck. No. 27045– Blue Cross Blue Shield
\$188.37 – Health Insurance Payment

Ck. No. 27046 – Cintas Corp

\$96.36 – Traffic Mat & Hand Sanitizer Service – Admin Building

Ck. No. 27047 – Cummins Southern Plains, LLC

\$2,309.06 – Pump Station 19, Unit 1 Diagnostics

Ck. No. 27048 – Environmental Tree Service LLC

\$4,200.00 – Tree Removal – 2701 Magnolia, Groves

Ck. No. 27049 – Fidelity Exterminating Company

\$200.00 – Quarterly Pest Control – Admin Building

Ck. No. 27050 – GEI Consultants

\$341.18 – Sabine Pass to Galveston Bay Project, Work in Kind, PAV03C APAR Report

Ck. No. 27051 – Groves Equipment Rental Co., Inc.

\$2,700.00 – 15 Ton Crane Rental

Ck. No. 27052 – James Gamble, Sr.

\$270.00 – Health Insurance Payment

Ck. No. 27053 – LJA Engineering, Inc.

\$12,487.73 – Engineering Service – Rodair Imelda Siphon

Ck. No. 27054 – Ray Russo

\$3,465.45 – 3,465.45 – Legislative Consultant

Ck. No. 27055 – Richard Beaumont

\$142.33 – Health Insurance Payment

Ck. No. 27056 – Richars, Rodriguez, & Skeith, LLP

\$1,020.00 – Legal Services – Star Lake

Ck. No. 27057 – Sunbelt Rentals

\$383.99 – Ditchwitch & Demolition Hammer Rental

Ck. No. 27058 – Texan Engineering & Consulting, LLC

\$12,040.00 – Engineering Services – General & Blocks Bayou

Ck. No. 27059 – Waukesha-Pearce Industries, Inc.

\$6,352.50 – Multiple Equipment Rentals

Ck. No. 27060 – Dan Delich Consulting

\$3,500.00 – Legislative Consulting Services

Ck. No. 27061 – Disa Global Solutions, Inc.

\$80.00 – New Employee Drug Testing

Ck. No. 27062 – LAWCO

\$39,580.00 – Ditch Grading Near HFPL in Port Acres

Ck. No. 27063 – Mazzanti & Associates

\$2,500.00 – Legislative Consulting Services

Ck. No. 27064 – Pitney Bowes

\$225.63 – Postage Meter Rental

Ck. No. 27065 – Tower Medical Center of Nederland

\$160.00 – New Employee Physical

Ck. No. 27066 – Capitol Law Group PLLC

\$5,000.00 – Legislative Consulting Services

Insurance Admin Account

Ck. No. 10176 – Assured Benefits Administrators

\$79,691.48 – September 2025 Insurance Admin Invoice

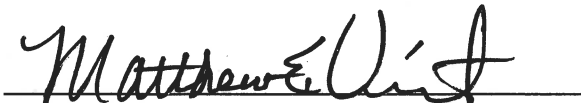
Commissioner Vincent moved that the checks from the Maintenance Fund Account and the GLO Account be approved for payment. Commissioner Gamble seconded the motion. The motion carried.

Chairman Beaumont asked if there was any other business to come before the Board. There was none.

At 2:30 p.m., Commissioner Gamble moved that the meeting be adjourned. Commissioner Champagne seconded the motion. The motion carried.



Richard Beaumont, Chairman



Matthew E. Vincent, Assistant Secretary



VISITOR SIGN-IN SHEET
MEETING NO. 2450
Tuesday, September 2, 2025

	Name	Email Address	Telephone Number	Public Comment	
1	KEITY ZOTZKY	KEITY.ZOTZKY@AMCEN	409-724-7888	Yes <input type="checkbox"/>	No <input checked="" type="checkbox"/>
2				Yes <input type="checkbox"/>	No <input type="checkbox"/>
3				Yes <input type="checkbox"/>	No <input type="checkbox"/>
4				Yes <input type="checkbox"/>	No <input type="checkbox"/>
5				Yes <input type="checkbox"/>	No <input type="checkbox"/>
6				Yes <input type="checkbox"/>	No <input type="checkbox"/>
7				Yes <input type="checkbox"/>	No <input type="checkbox"/>
8				Yes <input type="checkbox"/>	No <input type="checkbox"/>
9				Yes <input type="checkbox"/>	No <input type="checkbox"/>
10				Yes <input type="checkbox"/>	No <input type="checkbox"/>
11				Yes <input type="checkbox"/>	No <input type="checkbox"/>
12				Yes <input type="checkbox"/>	No <input type="checkbox"/>
13				Yes <input type="checkbox"/>	No <input type="checkbox"/>
14				Yes <input type="checkbox"/>	No <input type="checkbox"/>
15				Yes <input type="checkbox"/>	No <input type="checkbox"/>