

**TOWN OF PINE ISLAND, TEXAS**

**ODINANCE NO. 2025-09-001**

**AN ORDINANCE OF THE TOWN COUNCIL OF PINE ISLAND, TEXAS, ESTABLISHING A MASTER FEE SCHEDULE TO CONSOLIDATE ALL FINES, FEES, RATES, AND CHARGES FOR TOWN SERVICES INTO A SINGLE ADOPTED DOCUMENT; PROVIDING FOR PERIODIC REVIEW AND AMENDMENT; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS**, the Town of Pine Island assesses various fines, fees, rates, and charges in connection with services, permits, licenses, utilities, and regulatory actions provided or enforced by the Town; and

**WHEREAS**, these fees are currently adopted and referenced in multiple ordinances, resolutions, and policies, creating administrative inefficiency and potential inconsistencies; and

**WHEREAS**, the Town Council desires to streamline and consolidate all such charges into a single, clearly defined Master Fee Schedule for ease of administration, public accessibility, and consistent application; and

**NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF PINE ISLAND, TEXAS, THAT:**

SECTION 1: The Master Fee Schedule, attached hereto as Exhibit "A", is hereby adopted as the official schedule of all fines, fees, rates, and charges imposed by the Town of Pine Island for any permits, services, utilities, licenses, or enforcement actions provided or regulated by the Town.

SECTION 2: All fees, charges, and fines previously established by ordinance or resolution shall be superseded by the corresponding item in the Master Fee Schedule, to the extent of any conflict.

SECTION 3: Town staff are authorized to administer the fees in accordance with the Master Fee Schedule. Any future amendments to the Master Fee Schedule shall be made by ordinance of the Town Council unless otherwise required by law.

SECTION 4: The Town Council shall periodically review and may amend the Master Fee Schedule to reflect changes in service costs, inflation, legal requirements, or policy objectives.

SECTION 5: This Ordinance shall take effect immediately upon adoption.

PASSED, APPROVED AND ORDAINED by the Town Council of the Town of Pine Island, Texas, on this 6<sup>th</sup> day of October 2025.

TOWN OF PINE ISLAND, TEXAS

By:  Steve Nagy, Mayor

Steve Nagy, Mayor

ATTEST:   
Sheri Ordner, Town Secretary



Town of Pine Island  
 36722 Brumlow Rd  
 Hempstead TX 77445-9166  
[Pine.island.tx@gmail.com](mailto:Pine.island.tx@gmail.com)

## Master Fee Schedule

Manufactured Home Park License Application	\$100.00
Manufactured Home Park License renewal	\$50.00 yearly
Manufactured Home Park License transfer	\$50.00
Penalty	\$100-\$500/day
Bicycle and Trail Ride Application Fee	\$50.00
Penalty	\$500.00
Mass Gathering Application Fee	\$50.00
Penalty	\$500.00
Manufactured Home Application Fee	\$100.00
Penalty	\$100-\$500/day
House, Building, Driveway Application Fee	\$100.00
Penalty	\$100-\$500/day
RV Park & Storage Park License Application	\$500.00
RV Park & Storage Park License Renewal	\$500/yearly
RV Park & Storage Park License Transfer	\$500
Penalty	\$100-\$500/day
Septic Installation Application Fee	\$100.00
Penalty	\$100-\$500/day
Minimum Building Standards Penalty	\$500.00 per offense
Each day in violation is separate offense	
Violation due to public health	\$2,000.00 per offense
Franchise Fees-	
San Bernard Electric	4% of gross revenue/year
Centerpoint	4% of gross revenue/year
Southwestern Bell Telephone	2% of gross revenue/year
Line access fee	Residential \$.50/line/month
	Non residential \$1.25/line/month
Occupy Right of Way	Residential \$.50 monthly/Access line
	Non-residential \$1.25 monthly/Access line

**PUBLIC NOTICE**  
**TOWN OF PINE ISLAND**  
**NOTICE OF PUBLIC HEARING ON MASTER FEE SCHEDULE**

Notice is hereby given that the City Council of the Town of Pine Island, Texas, will conduct a **Public Hearing** to consider adoption of the **Master Fee Schedule** for city services, permits, and other municipal fees for Fiscal Year 2025-2026.

**Date of Hearing:** Monday, October 6, 2025

**Time:** 7:00 p.m    **Location:** City Hall 36722 Brumlow Rd, Hempstead, TX 77445

The proposed Master Fee Schedule includes revisions to existing fees and the establishment of new fees for various services provided by the City, including but not limited to:

- Building permits
- Planning and zoning applications
- Utility services
- Recreation programs
- Public safety services

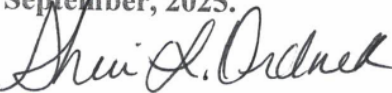
All interested persons are invited to attend and participate in the hearing. Citizens will have an opportunity to speak for or against the proposed fees. Written comments may also be submitted in advance to the City Secretary's Office at [email/email address or physical address].

Following the public hearing, the City Council may take action to adopt the proposed Master Fee Schedule.

This notice is published in accordance with the Texas Local Government Code and the Texas Open Meetings Act.

**Posted this 16<sup>th</sup> of September, 2025.**

By: Sheri Ordner

  
City Secretary- Town of Pine Island, TX