



# City of League City, TX

300 West Walker  
League City TX 77573

## Meeting Agenda City Council

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Tuesday, October 27, 2020

6:00 PM

Council Chambers  
200 West Walker Street

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### Regular Meeting

The physical meeting space, where a quorum of the governmental body and the presiding officer will be in attendance, shall be the following location: Council Chambers - 200 West Walker Street, League City, Texas

1. **CALL TO ORDER AND ROLL CALL OF MEMBERS**
2. **INVOCATION, PLEDGE OF ALLEGIANCE TO THE U.S. FLAG AND PLEDGE OF ALLEGIANCE TO THE TEXAS FLAG**

Invocation given by Tyler Young, Minister of League City Church of Christ

3. **APPROVAL OF MINUTES**

- 3A. **20-0484** September 8, 2020 Regular Meeting  
*Attachments:* [Data Sheet](#)  
[September 8, 2020 Regular Meeting](#)

- 3B. **20-0497** September 29, 2020 Council Work Session  
*Attachments:* [Data Sheet](#)  
[September 29, 2020 Council Work Session](#)

- 3C. **20-0509** September 29, 2020 Regular Meeting  
*Attachments:* [Data Sheet](#)  
[September 29, 2020 Regular Meeting](#)

4. **PROCLAMATIONS, PRESENTATIONS, AWARDS, AND COMMUNITY SPOTLIGHT**

- 4A. **20-0487** Presentation by the Chairman of the Historic Commission (Mayor Hallisey)  
*Attachments:* [Data Sheet](#)

- 4B. [20-0479](#) Report from Emergency Turnaround Task Force (Mayor Hallisey)  
*Attachments:* [Data Sheet](#)
- 4C. [20-0480](#) Report from Clear Creek Watershed Steering Committee (Mayor Hallisey)  
*Attachments:* [Data Sheet](#)
- 4D. [20-0486](#) Report from Dickinson Bayou Watershed Steering Committee (Mayor Hallisey)  
*Attachments:* [Data Sheet](#)

5. **CITIZENS REQUEST FOR HEARING BEFORE CITY COUNCIL**

The privilege of speaking at this time is limited to the following persons: residents, persons having an ownership interest in property or a business located within the City, or their attorneys.

A statement of no more than 3 minutes may be made. There will be no yielding of time to another person. State law prohibits the Mayor and members of the City Council from commenting on any statement or engaging in dialogue without an appropriate agenda item being posted in accordance with the Texas Open Meetings Act. Comments should be directed to the entire Council, not individual members of Council or staff. If addressing a specific agenda item, speakers must keep their remarks specific to the item being considered by the City Council. Any speaker making personal attacks or using vulgar or profane language shall forfeit his/her remaining time and shall be seated.

6. **PUBLIC HEARING AND ACTION ITEMS FROM PUBLIC HEARING**

7. **COMMENTS/REPORTS FROM MEMBERS OF COUNCIL**

Announcements concerning items of community interest. No action will be taken or discussed.

8. **REPORTS FROM STAFF MEMBERS**

Announcements concerning items of community interest. No action will be taken or discussed.

**9. CONSENT AGENDA**

- 9A. [20-0475](#) Consider and take action on a resolution to approve an agreement with Municipal Emergency Services for Firefighter Bunker Gear in an amount not to exceed \$97,026.00 for FY 2021 (Fire Chief)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Agreement with Municipal Emergency Services](#)  
[Vendor Report Card](#)
- 9B. [20-0505](#) Consider and take action on a resolution authorizing a professional services agreement with JNS Engineers, LLC for the design and construction phase services related to the League City Pkwy Right Turn Lane - Calder to Butler (ST2004) in an amount not to exceed \$221,121 (Director of Budget and Project Management)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Agreement with JNS Engineers, LLC](#)  
[Interlocal Agreement with Galveston Co](#)  
[CIP Project Sheet](#)  
[Aerial Map](#)
- 9C. [20-0498](#) Consider and take action on a resolution authorizing a professional services agreement with Terracon Consultants, Inc. for Materials Testing for the Bay Ridge Flood Reduction - Phase 3 Project (DR1901), in an amount not to exceed \$177,065 (Director of Budget & Project Management)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Agreement with Terracon Consultants, Inc.](#)  
[CIP Project Sheet](#)  
[Aerial Map](#)  
[Vendor Report Cards - Terracon](#)
- 9D. [20-0499](#) Consider and take action on a resolution authorizing a Professional Services Agreement with Freese and Nichols, Inc for CIP Project Management Assistance in an amount not to exceed \$398,000 (Director of Budget & Project Management)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Agreement with Freese and Nichols](#)  
[Vendor Report Card](#)

- 9E. [20-0500](#) Consider and take action on a resolution authorizing a construction contract with The Trevino Group, Inc. for Public Safety Building Special Vehicles Building Expansion project in an amount not to exceed \$78,000 and authorizing an expenditure of an additional \$7,800 for a construction work change directive budget, for a total construction budget of \$85,800 (Director of Budget and Project Management)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Construction Contract with Trevino Group](#)  
[Letter of Recommendation and Bid Tab](#)  
[Aerial Map](#)

- 9F. [20-0490](#) Consider and take action on a resolution authorizing: 1) expenditures with Tyler Technologies, Inc. for annual software maintenance, 2) expenditures with CentralSquare Technologies for annual software maintenance, 3) expenditures with SirsiDynix for annual software maintenance, 4) expenditures with PS Lightwave, Inc. for internet & fiber connectivity, 5) expenditures with ESRI for the City's three (3) year maintenance renewal for GIS mapping software and 6) expenditures with AT&T, Verizon Wireless & T-Mobile (formerly Sprint) for the City's cellular phone, Data & GPS Vehicle Tracking service (Director of Information Technology and Facilities)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Tyler Technologies Invoice](#)  
[Central Square Technologies Invoice](#)  
[SirsiDynix Renewal Quote](#)  
[PS Lightwave Invoice](#)  
[ESRI Quote](#)

- 9G. [20-0494](#) Consider and take action on a resolution authorizing an expenditure with Cummins Sales and Service for repair of the Public Safety Building natural gas generator in an amount not to exceed \$117,409.78 (Director of Information Technology and Facilities)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Cummins Estimate](#)

- 9H. [20-0476](#) Consider and take action on a resolution approving utility conveyance and security agreements with Galveston County Municipal Utility District No. 44 for water, sanitary sewer, and drainage facilities associated with the following: (1) Tuscan Lakes Development Southeast Quadrant - Phase 1 Drainage Improvements, (2) North Detention Basin to serve The Villages at Tuscan Lakes, (3) South Detention Basin to serve The Villages at Tuscan Lakes, (4) Tuscan Lakes SF 55-1 SE, SF 55-4 SE and SF 60-1 SE (Director of Engineering)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Utility Conveyance and Security Agreements \(6\)](#)  
[MUD 44 Utility Agreements \(Ordinance 2003-13 and Ordinance 2007-11\)](#)  
[Letters from MUD 44 requesting acceptance of agreements](#)  
[Aerial Map](#)

- 9I. [20-0477](#) Consider and take action on a resolution approving the special warranty deed with Galveston County Municipal Utility District No. 45 formally conveying Restricted Reserve “C” of the Final Plat of Coastal Point, Section 2 associated with the Coastal Point Subdivision Sanitary Sewer Lift Station to the City of League City (Director of Engineering)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Special Warranty Deed to CoLC](#)  
[Special Warranty Deed from Developer to the District](#)  
[City Acceptance Documents](#)  
[Aerial Map](#)
- 9J. [20-0478](#) Consider and take action on a resolution amending Resolution 2020-117 (Shortlist of Professional Consultants) to add several qualified consultants (Director of Engineering)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Amended Shortlist of Professional Consultants](#)
- 9K. [20-0482](#) Consider and take action on a resolution authorizing an expenditure of an amount not to exceed \$100,475 with Baker and Taylor, Inc. under Texas Smart Buy 715-M2 for the purchase of library print and audio-visual materials through September 30, 2021 (Director of Parks & Cultural Services)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Texas Smart Buy 715-M2 contract](#)  
[Texas Smart Buy Participation Justification](#)
- 9L. [20-0485](#) Consider and take action on a resolution authorizing an agreement with the Bay Area Coastal Protection Alliance (BACPA) for the completion of a financial study related to a regional coast barrier system in an amount not to exceed \$7,500 (City Manager)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Agreement with BACPA](#)  
[Request from Mayor Bechtel](#)  
[RES 2013-29](#)  
[Aerial View of Coastal Region](#)
- 9M. [20-0491](#) Consider and take action on Ordinance No. 2020-33, an ordinance amending Chapter 22 of the Code of Ordinances of the City of League City entitled “Building and Building Regulations” to adopt the National Electric Code, 2020 Edition - Second Reading (Executive Director of Development Services)
- Council approved first reading, 7-0-0 with one absent on October 13, 2020.
- Attachments:* [Data Sheet](#)  
[Ordinance No. 2020-33](#)

**END OF CONSENT AGENDA**

**10. OLD BUSINESS****11. NEW BUSINESS**

- 11A. [20-0503](#) Consider and take action on a resolution authorizing a construction contract with C3 Constructors, LLC. for the Dickinson GST & Generator Project (WT1906), in the amount of \$1,069,000, authorizing the expenditure of an amount not to exceed \$106,900 for a work change directive budget, and authorizing a construction materials testing services contract with Terracon in an amount not to exceed ---\$14,720 for a total construction budget of \$1,190,620 (Director of Project Management/Budget)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Agreement with C3 Constructors, LLC](#)  
[Exhibit B - Agreement with Terracon Consultants](#)  
[Letter of Recommendation and Bid Tab](#)  
[Vendor Report Cards - Terracon/Materials Testing](#)  
[CIP Project Sheet](#)  
[Aerial Map](#)

- 11B. [20-0506](#) Consider and take action on a resolution consenting to the creation of Galveston County Municipal Utility District No. 81 and making certain findings related thereto (Executive Director of Development Services)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Petition for Creation of MUD 81](#)  
[Aerial Map](#)

- 11C. [20-0507](#) Consider and take action on a resolution consenting to the creation of Galveston County Municipal Utility District No. 82 and making certain findings related thereto (Executive Director of Development Services)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Petition for Creation of MUD 82](#)  
[Aerial Map](#)

**12. FIRST READING OF ORDINANCES**

- 12A. [20-0504](#) Consider and take action on an ordinance authorizing a Utility Agreement with Wesley West Minerals, Ltd. on behalf of the proposed Galveston County Municipal Utility District No. 81 (Executive Director of Development Services)

Staff recommends approval on first and final reading.

*Attachments:* [Data Sheet](#)  
[Proposed Ordinance](#)  
[Exhibit A - Utility Agreement with MUD 81](#)  
[Aerial Map](#)

- 12B. [20-0508](#) Consider and take action on an ordinance authorizing a Utility Agreement with Wesley West Cattle, L.P. and Wesley West Descendants Trust on behalf of the proposed Galveston County Municipal Utility District No. 82 (Executive Director of Development Services)

Staff recommends approval on first and final reading.

Attachments: [Data Sheet](#)  
[Proposed Ordinance](#)  
[Exhibit A - Utility Agreement with MUD 82](#)  
[Aerial Map](#)

13. **ITEMS ADDED AFTER ELECTRONIC AGENDA COMPLETED**

14. **EXECUTIVE(CLOSED) SESSION(S)**

- 14A. [20-0488](#) Texas Open Meetings Act, Section 551.072 Government Code - Deliberations about real property

Discuss potential purchase or sale of real property interests (Director of Budget & Project Management)

Attachments: [Data Sheet](#)

- 14B. [20-0495](#) Texas Open Meetings Act, Section 551.087 Government Code - Deliberations Regarding Economic Development Negotiations

Discuss the offer of a financial or other incentive to a business prospect that seeks to locate, stay, or expand within the City of League City, Texas (Executive Director of Development Services)

Attachments: [Data Sheet](#)

15. **ACTION ITEM(S) FROM EXECUTIVE SESSION(S)**

- 15A. [20-0489](#) Consider and take action on discussion concerning potential purchase or sale of real property interests (Director of Budget & Project Management)

Attachments: [Data Sheet](#)

- 15B. [20-0496](#) Consider and take action on the offer of a financial or other incentive to a business prospect that seeks to locate, stay, or expand within the City of League City, Texas (Executive Director of Development Services)

Attachments: [Data Sheet](#)

16. **ADJOURNMENT**

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**PAT HALLISEY**  
**MAYOR**

**CERTIFICATE OF NOTICE**

**This is to certify that the above Notice of Meeting was posted on the bulletin board of City Hall of the City of League City, Texas, on or before the 23rd day of October, 2020 prior to 12:30 p.m. as well as the City's public internet webpage, [www.leaguecitytx.gov](http://www.leaguecitytx.gov) and was posted in accordance with the Texas Open Meetings Act, Chapter 551, Government Code.**

**The City Council of the City of League City, Texas reserves the right to meet in closed session on any of the items listed above should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551 of the Texas Government Code: 551.071 Consultations with Attorney, 551.072 Deliberations about Real Property, 551.073 Deliberations about Gifts and Donations, 551.074 Personnel Matters, 551.076 Deliberations about Security Devices, and 551.087 Deliberations Regarding Economic Development Negotiations.**

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**DIANA M. STAPP**  
**CITY SECRETARY**

**(SEAL)**

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**NOTE: In compliance with the Americans with Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. Requests for special accommodations or interpretive services must be made at least 48 hours prior to this meeting. Please contact the City Secretary's Office at 281-554-1030 or by FAX 281-554-1020.**

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**Any invocation that may be offered during the ceremonial portion of the City Council meeting shall be the voluntary offering of a private citizen, to and for the benefit of the Council. The views or beliefs expressed by the invocation speaker have not been previously reviewed or approved by the Council and do not necessarily represent the religious beliefs or views of the Council in part or as a whole. No member of the community is required to attend or participate in the invocation and such decision will have no impact on their right to actively participate in the business of the Council.**