



Meeting Agenda  
City Council

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Tuesday, March 26, 2024

6:00 PM

Council Chambers  
200 West Walker Street

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Regular Meeting

The physical meeting space shall be the following location: Council Chambers - 200 West Walker Street, League City, Texas. Members of the governmental body may attend the meeting via videoconference.

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 Rabbi Yitzi Schmukler of Chabad of the Bay Area

3. APPROVAL OF MINUTES

- 3A. 24-0117 February 27, 2024 Regular Meeting  
*Attachments:* [Data Sheet](#)  
[February 27, 2024 Regular Meeting](#)
- 3B. 24-0120 February 27, 2024 Special Meeting  
*Attachments:* [Data Sheet](#)  
[February 27, 2024 Special Meeting](#)
- 3C. 24-0125 February 27, 2024 Council Work Session  
*Attachments:* [Data Sheet](#)  
[February 27, 2024 Council Work Session](#)

4. PROCLAMATIONS, PRESENTATIONS, AWARDS, AND COMMUNITY SPOTLIGHT
5. PUBLIC COMMENTS BEFORE CITY COUNCIL

Members of the public are invited to give comments at this time, lasting not longer than 3 minutes. Comments may be general in nature or may address a specific agenda item.

**6. CONSENT AGENDA**

- 6A. [24-0145](#) Consider and take action on a resolution to suspend the effective date proposed by Centerpoint Energy Houston Electric, LLC (“CEHE”) for 90 days in its application to increase rates; authorizing the City’s continued participation in a coalition of cities known as the “Texas Coast Utilities Coalition of Cities;” authorizing participation in proceedings at the Public Utility Commission of Texas; authorizing the hiring of attorneys and consultants; requiring reimbursement of reasonable legal and consultant expenses; and requiring CEHE to provide proof of publication of notice (City Attorney)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Table - CEHE Proposed allocation of \\$60 million](#)
- 6B. [24-0141](#) Consider and take action on a resolution authorizing a professional services agreement with LJA Engineering, Inc. to develop a Regional Master Plan for League City’s undeveloped Western Area in an amount not to exceed \$175,000 (Executive Director of Development Services)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Agreement with LJA Engineering Inc.](#)  
[Scoring Results from RFP 24-002 Review](#)  
[Aerial Map](#)
- 6C. [24-0122](#) Consider and take action on a resolution authorizing the purchase of windstorm and hail including flood and storm surge, property insurance through McGriff, in an amount not to exceed \$1,598,021 (Director of Human Resources and Civil Service)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Windstorm Insurance Response Analysis](#)  
[Marketing Summary](#)
- 6D. [24-0087](#) Consider and take action on a resolution updating the schedule of fees pertaining to Planning related applications - Chapter 125 of the Code of Ordinances of the City of League City (Director of Planning)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution with Updated Fee Schedule](#)  
[Resolution 2016-78 and Current Fee Schedule](#)
- 6E. [24-0126](#) Consider and take action on a resolution amending the Community Development Block Grant (CDBG) PY 2019 Annual Action Plan to reallocate \$202,797 of CDBG-CV funds to Phase 2 of the Main Street Sidewalk Project RE2301 (Director of Planning)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - PY 2019 Action Plan Amendment](#)

- 6F. [24-0133](#) Consider and take action on a resolution authorizing a construction contract with Wilson Building Services, Inc. for the Main Street Sidewalk Improvements Project (RE2301A), in the amount of \$324,461.00 and authorizing an additional \$32,446 for a construction Work Change Directive budget, for a total construction budget of \$356,907 (Executive Director of Capital Projects)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Standard Agreement](#)  
[Letter of Recommendation and Bid Tabulation](#)  
[CIP Project Sheet](#)  
[Aerial Map - Modified](#)

- 6G. [24-0091](#) Consider and take action on a resolution authorizing a professional services agreement with Half Associates for master planning phase, and Phase 1 design, bid and construction phase services related to the Lobit Park Redevelopment (PK2206) in an amount not to exceed \$347,254 (Executive Director of Capital Projects)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Professional Services Agreement with Proposal](#)  
[CIP Sheet](#)  
[Aerial Map](#)  
[Vendor Report Card](#)

- 6H. [24-0131](#) Consider and take action on a resolution authorizing a construction contract with G.W. Phillips Concrete Construction, Inc. for Bay Ridge Flood Reduction - Phase 1 (DR2004), in an amount not to exceed \$919,283.45, authorizing an additional \$91,928 for a Work Change Directive budget, and authorizing a construction material testing services contract with Terracon Consultants in an amount not to exceed \$75,005 for a total construction budget of \$1,086,216.45 (Executive Director of Capital Projects)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Standard Agreement](#)  
[Letter of Recommendation and Bid Tabulation](#)  
[Professional Services Agreement with Terracon Proposal](#)  
[Project Location & Layout](#)  
[CIP Project Sheet](#)  
[Aerial Map](#)  
[Vendor Report Cards](#)

- 6I. [24-0132](#) Consider and take action on a resolution authorizing a professional services agreement with EHRA Engineering, to provide design and construction phase services related to the Maple Leaf and League City Parkway Traffic Signal Project (ST2403) in an amount not to exceed \$161,250 (Executive Director of Capital Projects)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Professional Services Agreement with Proposal](#)  
[CIP Project Sheet](#)  
[Aerial Map](#)  
[Vendor Report Card](#)
- 6J. [24-0135](#) Consider and take action on a resolution approving the submittal of a grant application to the Flood Infrastructure Fund of the Water Development Board (Executive Director of Capital Projects)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Grant Pre-Approval Form](#)  
[Dickinson Bayou Alternate 2 Figure 11](#)
- 6K. [24-0137](#) Consider and take action on a resolution authorizing an amendment to the reimbursement agreement with ExxonMobil Pipeline Company, LLC. for the relocation of the existing 6" ExxonMobil Pipeline as part of the North Extension of Landing Blvd Project (ST1914) in the amount of \$719,747.38 (Executive Director of Capital Projects)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - Amendment 1 and Exhibits](#)  
[Fully Executed Reimbursement Agreement](#)  
[CIP Project Sheet](#)  
[Aerial Map](#)

### **END OF CONSENT AGENDA**

## **7. PUBLIC HEARING AND ACTION ITEMS FROM PUBLIC HEARING**

- 7A. [24-0096](#) Hold a public hearing on the League City 2023 Master Water Plan and 2023 Master Wastewater Plan as an element of the Comprehensive Plan of the City of League City (Executive Director of Development Services)
- Attachments:* [Data Sheet](#)  
[PH Slides](#)  
[Exhibit A - League City 2023 Master Water Plan](#)  
[Exhibit B - League City 2023 Master Wastewater Plan](#)

- 7B. [24-0097](#) Consider and take action on an ordinance approving the League City 2023 Master Water Plan and 2023 Master Wastewater Plan as an element of the Comprehensive Plan of the City of League City (Executive Director of Development Services)

The Planning and Zoning Commission recommended approval, 8-0 on March 4, 2024.

*Attachments:* [Data Sheet](#)  
[Proposed Ordinance](#)  
[Exhibit A - League City 2023 Master Water Plan](#)  
[Exhibit B - League City 2023 Master Wastewater Plan](#)

- 7C. [24-0129](#) Hold a public hearing on a request for a Special Use Permit, SUP-24-0001 (Bubbles and Barks Pet Grooming), for an Animal Sales and Services with no outdoor kennels or outdoor storage use for a dog grooming business on approximately 1.35 acres zoned "CN" (Neighborhood Commercial), generally located along the south side of East Farm to Market Road 518, east of Meadow Parkway and west of Chariss Glen Drive, with the address of 3311 East Farm to Market Road 518 (Director of Planning)

*Attachments:* [Data Sheet](#)  
[Planning and Zoning Commission Staff Report](#)  
[Excerpt Minutes from the March 4, 2024, P&Z Commission Meeting](#)

- 7D. [24-0130](#) Consider and take action on an ordinance approving a Special Use Permit, SUP-24-0001 (Bubbles & Barks Pet Grooming), for an "Animal Sales and Services with no outdoor kennels or outdoor storage" use on property zoned "CN" (Neighborhood Commercial), generally located along the south side of Farm to Market Road 518, east of Meadow Parkway and west of Chariss Glen Drive, with the address of 3311 East FM 518 (Director of Planning)

Planning and Zoning Commission recommended approval, 6-1-0, with one member absent on March 4, 2024.

*Attachments:* [Data Sheet](#)  
[Proposed Ordinance](#)  
[Exhibit A - Zoning Map](#)

8. **OLD BUSINESS**

9. **NEW BUSINESS**

- 9A. [24-0007](#) Consider and take action on a resolution appointing Courtney Chadwell to the League City Local Government Corporation for a three-year term (City Attorney)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Bylaws of League City Local Government Corporation](#)

- 9B. [24-0149](#) Consider and take action on a resolution designating an official flag of the City of League City (Mayor Long)

*Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Exhibit A - League City Flag Design Variations](#)  
[North American Vexillogical Association Design Principles](#)

10. **FIRST READING OF ORDINANCES**

- 10A. [24-0123](#) Consider and take action on an ordinance creating and appointing members to a City Council Subcommittee which will review the League City Ethics Ordinance (Mayor Long)

*Attachments:* [Data Sheet](#)  
[Proposed Ordinance](#)

- 10B. [24-0108](#) Consider and take action on an ordinance amending the City of League City, Texas, Governmental, Proprietary, and Capital Funds Budget for Fiscal Year 2024 by amending Ordinance No. 2023-28, Ordinance 2023-33, Ordinance 2023-47, Ordinance 2023-48, & Ordinance 2023-49 to adjust the operating and capital budget for actual and projected expenditures (Assistant City Manager - CFO)

Staff requests approval on first and final reading.

*Attachments:* [Data Sheet](#)  
[Proposed Ordinance w/ Exhibits A, B, C](#)  
[Approved Agenda Nov 14, 2023, item 6G](#)  
[Approved Agenda Dec 12, 2023, item 6C](#)

- 10C. [24-0136](#) Consider and take action on an ordinance: (1) amending the Solid Waste and Recycling Franchise Agreement with AmeriWaste to add two additional curbside household hazardous waste pickups per year and (2) updating the Solid Waste Services Fee Schedule to reduce the City monthly residential administrative fee by \$0.08 and increase the AmeriWaste waste fee by \$0.08 to account for the additional curbside household hazardous waste pickups per year (Director of Public Works)

*Attachments:* [Data Sheet](#)  
[Proposed Ordinance](#)  
[Exhibit A - First Amendment with AmeriWaste](#)  
[Exhibit B - Updated Fee Schedule](#)  
[AmeriWaste Franchise Agreement 2023-2028](#)  
[Certified Data Sheet Item 9E \(23-0009\) 20230110](#)  
[Certified Data Sheet Item 11D \(22-0122\) 20220412](#)  
[Vendor Report Card](#)

- 10D. [24-0150](#) Consider and take action on an ordinance renaming the road (formerly Big League Dreams Parkway) that connects I45 to Calder Drive as Ballpark Way (City Manager)

Staff requests approval on first and final reading.

*Attachments:* [Data Sheet](#)  
[Proposed Ordinance](#)  
[Aerial Map](#)

- 10E. [24-0148](#) Consider and take action on an ordinance amending Chapter 74 of the Code of Ordinances of the City of League City entitled "Parks and Recreation" by amending Section 74-131, entitled "Alcoholic Beverages in City Parks" to clarify that alcohol is allowed at the Ballpark at League City (Formerly Big League Dreams) (City Manager)

Staff requests approval on first and final reading.

*Attachments:* [Data Sheet](#)  
[Proposed Ordinance](#)

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

12. **REPORTS FROM STAFF MEMBERS**

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

13. **COUNCIL MEMBERS COMMENTS/REPORTS**

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

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

- 14A. [24-0118](#) 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 (City Manager)

- 14B. [24-0142](#) Texas Open Meetings Act, Section 551.072 Government Code - Deliberations about real property

Discuss potential purchase or sale of real property interests (Executive Director of Capital Projects)

- 14C. [24-0146](#) Texas Open Meetings Act, Section 551.071 Government Code - Consultation with Attorney
- Consultation with the City Attorney regarding pending litigation, to-wit: T & C Construction, Ltd. vs. City of League City (City Attorney)
15. **ACTION ITEM(S) FROM EXECUTIVE SESSION(S)**
- 15A. [24-0119](#) 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 (City Manager)
- 15B. [24-0143](#) Consider and take action on discussion concerning potential purchase or sale of real property interests (Executive Director of Capital Projects)
- 15C. [24-0147](#) Consider and take action regarding pending litigation, to-wit: T & C Construction, Ltd. vs. City of League City (City Attorney)
16. **ADJOURNMENT**

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**NICK LONG**  
**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 22nd day of March, 2024 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.**