



City of League City, TX

300 West Walker
League City TX 77573

Meeting Minutes City Council

Tuesday, January 26, 2021

5:00 PM

Johnnie Arolfo Civic Center
400 West Walker Street

Council Work Session

The City Council of the City of League City, Texas, met in a work session in Johnnie Arolfo Civic Center at 400 West Walker Street on the above date at 5:00 p.m.

Mayor:

Pat Hallisey

City Council Members:

**Andy Mann
Hank Dugie
Larry Millican
John Bowen
Justin Hicks
Chad Tressler
Nick Long**

City Manager:

John Baumgartner

Assistant City Manager

Bo Bass

Assistant City Manager

Michael Kramm

City Attorney:

Nghiem Doan

City Secretary:

Diana M. Stapp

Chief of Police:

Gary Ratliff

Executive Director of Development Services

David Hoover

Director of Budget/Project Management

Angie Steelman

Director of Engineering:

Christopher Sims

Director of Finance:

Kristine Polian

Director of Human Resources/Civil Service:

Janet Shirley

Director of Parks & Cultural Services:

Chien Wei

Director of Public Works:

Jody Hooks

1. CALL TO ORDER AND ROLL CALL OF MEMBERS

Mayor Hallisey called the meeting to order at 5:00 pm p.m. and called the roll. All members of Council were present except Council Member Long.

Absent 1 - Mr. Nick Long

Present 7- Mayor Pat Hallisey, Mr. Andy Mann, Mr. Hank Dugie, Mr. Larry Millican, Mr. John Bowen, Mr. Justin Hicks and Mr. Chad Tressler

2. **GO BOND PROP A DRAINAGE PROGRAM UPDATE**

Angie Steelman, Director of Budget/Project Management and Christopher Sims, Director of Engineering gave the update.

PROP A Drainage Projects

The GO Bond program was brought forward with estimated project budgets based on high level studies following Hurricane Harvey

PROP A approved \$73 million for drainage projects

Tonight's presentation is an update on the PROP A Drainage Program as a whole

Current Status as of January 2021

1 currently under construction –Bay Ridge Phase III

15 currently under design

4 currently in RFQ for Engineering Services

1 scheduled for purchase in 2022-2024

Projects Under Design - Near completion and almost ready to bid

Construction anticipated to begin in 2021

Bay Ridge Flood Reduction Phase I & II

Oaks of Clear Creek Overland Flow

Bradshaw Ditch

Countryside

Rustic Oaks

Hidden Oaks

Dove Meadows

Projects Under Design

Hughes Ln/W. Deats Road Culvert Crossing Improvements

Magnolia Creek/Cedar Gully Channel Improvements Phase I & II

Benson Bayou Watershed Regional Detention Pond

Bay Ridge Flood Reduction Phase IV

Magnolia Bayou Diversion Channel and Detention Pond

Comprehensive Drainage Plan & Flood Early Warning System

The Meadows Subdivision Drainage Improvements Phase I & II

Bay Colony Area Detention Modification

Recently Awarded Grant Funds**Newport and Ellis Landing Subdivisions Drainage Improvements (CDBG-DR Grant)****Brittany Bay Subdivision Drainage Improvements (CDBG-DR & HMGP Grants)****FM 518 & Wesley Dr. Drainage Improvements (CDBG-DR & HMGP Grants)****The Landing Subdivision Drainage Improvements (CDBG-DR Grant)****Oaks of Clear Creek North Detention Pond (CDBG-DR & HMGP Grants)****Scheduled for purchase in 2022-2024****Trailer Mounted Generator and Bypass Pumps****Staff is committed to delivering the Drainage Projects within the \$73M PROP A GO Bond Program****Timeline: 2017-2021 (slide)****2017 August – Hurricane Harvey****2018 March – HMGP opens****October – HMGP closes****October – GO Bond meeting****December – CDBG-DR opens****December – Atlas 14 released (officially)****2019 January – Council finalizes GO Project lists****May – GO Bond approved****May – HMGP awards MDP****August – CDBG-DR closes****2020 August – HMGP awards Brittany Bay & FM518/Wesley****October – HMGP awards Oaks of Clear Creek North Detention****2021 January – RFQ for CDBG-DR & HMGP remaining projects issued****January – Received CDBG-DR Infrastructure contract****Current Estimated City Cost vs. Budget****Bay Colony Area Detention Modification****Bay Ridge Flood Reduction Phases I, II, III, & IV****Benson Bayou Watershed Regional Detention Pond****Magnolia Bayou Diversion Channel & Detention Pond****Oaks of Clear Creek Overland Flow****Rustic Oaks Subdivision Improvements****Countryside Subdivision Improvements****Bay Colony Area Detention Modification****Bay Ridge Flood Reduction Phases I, II, III, & IV****Benson Bayou Watershed Regional Detention Pond****Magnolia Bayou Diversion Channel & Detention Pond**

**Oaks of Clear Creek Overland Flow
Rustic Oaks Subdivision Improvements
Countryside Subdivision Improvements**

PROJECT INFORMATION

Benson Bayou Watershed Regional Detention Pond Project

Initial Study showed project would only lower Water Service Elevation by approximately 1” at FM 646 and had some adverse impacts outside the City

Revised study limits to see what could be done. New study expanded detention locations and resulted in an approximate 6” water surface elevation at FM 646, but project estimate increased from \$12M (Budget) to \$46M

Magnolia Bayou Diversion Channel & Detention Pond Project

Initial Study showed Dickinson Bayou is out of bank during a 100-yr event which would use up all of the capacity in the proposed pond

Atlas 14 changed the size of the diversion channel and detention pond. Using this criteria, the proposed cost for this project increased from the \$15M (Budget) to \$29M

Additional Information for Decision

Staff recommends the following 2 modifications be made to the Prop A Drainage Program:

Benson Watershed Regional Detention Pond

a) Identify the most efficient & effective use of detention using the original budget (\$12M) as a not to exceed amount; would not receive full benefit as presented in bond

Magnolia Bayou Diversion Channel and Detention Pond

a) Cancel/Postpone Project –as the Dickinson Bayou Regional study evolves, it seems that it would absorb this proposed project

Bay Ridge Flood Reduction, Phase IV

Atlas 14 changes the width of Gum Bayou and the size of the detention pond. Completed Geotechnical Report notes side slopes should be a minimum 4:1 (existing varies)

3 options in Engineering Report –All show over 1’ water surface elevation reduction at Pedestrian Bridge and 2 options show over 0.4’ of water surface elevation reduction at FM 646 (in 100-yr storm events)

Cost is estimated at \$16.32M vs \$2.73M budget

Staff recommends moving this project forward based on a Not to Exceed amount of \$11M

Bay Ridge Flood Reduction, Phase 1

Option 1: construct the full levee and remove the neighborhood from the 100-yr Flood

Plain, the cost is estimated at \$1.9M over budget
Option 2: Elevate Bay Ridge Drive along SH 96 only. This will not allow neighborhood to be removed from 100-yr Flood Plain, but will reduce Flood Risk and keep the project on budget Based on availability of funding through the Prop A Bond Program, Staff recommends Option 2

Additional Information for Decision Points

Clear Creek Tributaries Clearing & Desnagging Project

Not part of Prop A

Clearing & Desnagging work for 4 Clear Creek Tributaries between FM 518 and Clear Creek: Magnolia Creek, Cedar Gully, Landing Ditch, and Newport Ditch

Geotechnical Report found existing are unstable and notes 4:1 slopes for long-term stability

Sections of the Tributaries will become more channelized and lose some of the natural beauty the areas are known for

This is different than what was presented at the public meeting

Decision Points

Preference on Staff Recommendations:

Limiting scope for Benson Regional Pond -\$12M Max

Removing Magnolia Bayou Diversion Channel & Pond

Move forward with Bay Ridge, Phase 4 -\$11M Max

Move forward with Bay Ridge, Phase 1 -Option 2

Preference on changes with Clearing & Desnagging

If preferred, Staff can schedule separate workshops on any of these projects for additional information.

3. PUBLIC COMMENTS

4. ADJOURNMENT

At 6:14 p.m. Mayor Hallisey said, there being no further business this meeting is adjourned.

**PAT HALLISEY
MAYOR**

DIANA M. STAPP
CITY SECRETARY

(SEAL)

MINUTES APPROVED: February 23, 2021