



City of League City, TX

300 West Walker
League City TX 77573

Meeting Agenda City Council

Tuesday, May 26, 2015

6:00 PM

Council Chambers
200 West Walker Street

Regular Meeting

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 Pastor Jim Fowler of Lakeside Lutheran Church

3. **APPROVAL OF MINUTES**

- 3A. **15-0325** May 11, 2015 Council Work Session
Attachments: [Data Sheet](#)
[May 11, 2015 Council Work Session](#)

- 3B. **15-0342** May 12, 2015 Regular Meeting
Attachments: [Data Sheet](#)
[May 12, 2015 Regular Meeting](#)

4. **APPOINTMENTS, PROCLAMATIONS, PRESENTATIONS, AWARDS**

- 4A. **15-0347** Consider nominations to the Ethics Review Board (Mayor Paulissen)
Attachments: [Data Sheet](#)

5. **COMMUNITY SPOTLIGHT**

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

- 6A. **15-0333** Hold a public hearing on Zone Change Application, Z15-04 (Alta Vista Development), a request to rezone approximately 8.2 acres from "RSF-5" (Single-family residential with a minimum lot size of 5,000 square feet) and "OS" (Open Space) to "CG" (General Commercial), generally located north of Peach Street, south of Olive Street, east of Idaho Avenue and west of State Highway 3, with the approximate address being in the 2600 block of Highway 3 in League City, Texas (Director of Planning and Development)

Attachments: [Data Sheet](#)
[Zoning Notification Map](#)
[Excerpt Minutes from May 4, 2015 P&Z Meeting](#)
[Staff Report and Attachments](#)
[Applicant Letter](#)

- 6B. [15-0334](#) Consider and take action on an ordinance amending Ordinance No. 2005-24, for Zone Change Application, Z15-04 (Alta Vista Development), a request to rezone approximately 8.2 acres from “RSF-5” (Single-family residential with a minimum lot size of 5,000 square feet) and “OS” (Open Space) to “CG” (General Commercial), generally located north of Peach Street, south of Olive Street, east of Idaho Avenue and west of State Highway 3, with the approximate address being in the 2600 block of Highway 3 in League City, Texas (Director of Planning and Development)

Planning & Zoning Commission recommended approval, 7-0-0 on May 4, 2015.
Staff requests first and final reading.

Attachments: [Data Sheet](#)
[Proposed Ordinance](#)
[Exhibit A](#)
[Exhibit B](#)

- 6C. [15-0336](#) Hold a public hearing on Zone Change Application, Z15-05 (Newcor Development), a request to rezone approximately 2.8 acres from “RMF-1.2” (Multi-family residential with a minimum density of 36 units per acre) to “RSF-2” (Single-family residential with a minimum lot size of 2,000 square feet), generally located north of Marina Way, east of Twin Oaks Boulevard and west of Glen Cove, with the approximate address being 2220 Marina Way in League City, Texas (Director of Planning and Development)

Attachments: [Data Sheet](#)
[Zoning Notification Map](#)
[Excerpt Minutes from May 4, 2015 P&Z Meeting](#)
[Staff Report and Attachments](#)
[Applicant Letter](#)

- 6D. [15-0337](#) Consider and take action on an ordinance amending Ordinance No. 2005-24, for Zone Change Application, Z15-05 (Newcor Development), a request to rezone approximately 2.8 acres from “RMF-1.2” (Multi-family residential with a minimum density of 36 units per acre) to “RSF-2” (Single-family residential with a minimum lot size of 2,000 square feet), generally located north of Marina Way, east of Twin Oaks Boulevard and west of Glen Cove, with the approximate address being 2220 Marina Way in League City, Texas (Director of Planning and Development)

Planning & Zoning Commission recommended approval, 7-0-0 on May 4, 2015.
Staff requests first and final reading.

Attachments: [Data Sheet](#)
[Proposed Ordinance](#)
[Exhibit A](#)
[Exhibit B](#)

- 6E. [15-0339](#) Hold a public hearing on Zone Change Application Z15-07 (Kenwood [Tuscan Lakes] CGR Amendment), a request to amend approximately 9.2 acres of the existing Kenwood PUD overlay from "CGR-PUD" (Commercial General Residential with a Planned Unit Development Overlay) to "RSF-PUD" (Residential Single Family with a Planned Unit Development Overlay), generally located north of League City Parkway and east of Louisiana Street in League City, Texas (Director of Planning and Development)

Attachments: [Data Sheet](#)
[Zoning and Notification Map](#)
[Excerpt of Minutes from May 4, 2015 P&Z Meeting](#)
[Staff Report and Attachments](#)
[Petition Signature Map](#)
[Applicant Letter](#)

- 6F. [15-0340](#) Consider and take action on an ordinance amending Ordinance No. 2005-24, for Zone Change Application Z15-07 (Kenwood [Tuscan Lakes] CGR Amendment), a request to amend approximately 9.2 acres of the existing Kenwood PUD overlay from "CGR-PUD" (Commercial General Residential with a Planned Unit Development Overlay) to "RSF-PUD" (Residential Single Family with a Planned Unit Development Overlay), generally located north of League City Parkway and east of Louisiana Street in League City, Texas (Director of Planning and Development)

Planning & Zoning Commission recommended approval, 7-0-0 on May 4, 2015.

Attachments: [Data Sheet](#)
[Proposed Ordinance](#)
[Exhibit A](#)

7. **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 on items of general relevance. 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 Law. Comments should be directed to the entire Council, not individual members. Engaging in verbal attacks or comments intended to insult, abuse, malign or slander any individual shall be cause for termination of time privileges and expulsion from Council Chambers.

8. **COUNCIL MEMBERS COMMENTS/REPORTS**

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

9. MAYOR COMMENTS/ REPORT

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

10. REPORTS FROM STAFF MEMBERS

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

- 10A. 15-0328** Presentation of the Investment Report of the City of League City for the quarter ended March 31, 2015 (Director of Finance)

Attachments: [Data Sheet](#)
 [Quarterly Investment Report 3-31-15](#)

- 10B. 15-0329** Presentation of the Investment Report of the Section 4B Industrial Development Corporation for the quarter ended March 31, 2015 (Director of Finance)

Attachments: [Data Sheet](#)
 [4B Investment Report 03-31-15](#)

11. CONSENT AGENDA

- 11A. 15-0324** Consider and take action on a request, on behalf of the West Bay Common School Children's Museum (Teddy Bear Parade), to grant a variance to Chapter 110, Article I, Section 110-5 of the Code of Ordinances of the City of League City entitled "Parades and Processions Generally" for lane closures, and to waive City costs associated with traffic control for the event (Chief of Police)

Attachments: [Data Sheet](#)
 [Permit Request](#)
 [Cost Breakdown Sheet - Teddy Bear Parade 2015](#)
 [Teddy Bear Parade Map](#)
 [Teddy Bear Parade Request Letter 2015](#)

- 11B. 15-0338** Consider and take action to abandon and convey a 0.09 acre portion of Margaret Drive out of Marshall's Calder Subdivision (Deputy City Manager)

Attachments: [Data Sheet](#)
 [Approved Agenda Item 18A](#)
 [Abandonment and Quitclaim Deed](#)
 [Aerial Map](#)

- 11C. [15-0335](#) Consider and take action to grant an Electric Distribution Line Easement to Texas-New Mexico Power Company, within property owned by the City for the purpose of providing electric distribution service to the City of League City South Shore Harbour Booster Pump Station (Deputy City Manager)
- Attachments:* [Data Sheet](#)
[Drawing Exhibit](#)
[Electric Distribution Easement](#)
[Aerial Map](#)
- 11D. [15-0326](#) Consider and take action to approve a one-year renewal, of the award of Bid #13-014, for Sludge Transportation and Disposal to Republic Services at an estimated annual cost of \$270,000 (Director of Finance)
- Attachments:* [Data Sheet](#)
[Proposed Contract](#)
- 11E. [15-0327](#) Consider and take action to purchase auto parts and supplies for city vehicles and equipment from O'Reilly Auto Parts through the BuyBoard cooperative contract, at an estimated annual expense of \$75,000 (Director of Finance)
- Attachments:* [Data Sheet](#)
- 11F. [15-0323](#) Consider and take action on award of a contract to 3M in the amount of \$61,146 for implementing Phase II of Radio Frequency Identification System (RFID) at Helen Hall Library (Director of Parks & Cultural Services)
- Attachments:* [Data Sheet](#)
[3M Quote](#)
[3M Letter](#)
[IT Staff Email](#)
- 11G. [15-0322](#) Consider and take action on an amendment to the Interlocal Agreement with the City of League City Section 4B Industrial Development Corporation for use of a portion of future Section 4B funds for reimbursement of city administrative services (Director of Parks & Cultural Services)
- Attachments:* [Data Sheet](#)
[Contract Administration Audit](#)
[Article 5190.6, Section 21](#)
[Reimbursement Calculation](#)
[Second Addendum to Interlocal Agreement](#)
- 11H. [15-0332](#) Consider and take action on a request, by the Bay Area Builders Association to waive the permit fees associated with a new home to be built in League City for a wounded war veteran (Director of Planning and Development)
- Attachments:* [Data Sheet](#)
[Email request for fee waiver](#)
[JE Dowdell Bio](#)

- 11I. [15-0345](#) Consider and take action on Ordinance No. 2015-13 abolishing South Shore Harbour Municipal Utility District No. 6 - Second Reading (Director of Finance)

Council approved first reading 8-0-0 on May 12, 2015.

Attachments: [Data Sheet](#)
 [Ordinance 2015-13](#)

END OF CONSENT AGENDA

12. OLD BUSINESS

- 12A. [15-0346](#) Consider and take action to approve an agreement with Vortex USA, Inc., for the design and construction of the splash pad at Hometown Heroes Park [PK0903] for a cost not to exceed \$440,293 and approve a work change directive of \$22,014.65 (5 percent of the construction cost) (Director of Engineering)

Attachments: [Data Sheet](#)
 [Professional Services Agreement](#)
 [Exhibit A](#)
 [Bid Evaluation Sheet](#)
 [CIP Program Sheet](#)
 [Aerial Maps](#)

13. NEW BUSINESS

- 13A. [15-0341](#) Consider and take action on a resolution to support the submittal to the qualified voters of the City of League City a proposition authorizing the creation of the City of League City Municipal Development District and the imposition of a sales and use tax of on-fourth of one percent for the purpose of financing infrastructure and economic development projects and programs beneficial to the citizens of League City and its territory (Economic Development Manager)

Attachments: [Data Sheet](#)
 [Proposed Resolution](#)
 [Exhibit A](#)

14. FIRST READING OF ORDINANCES

- 14A. [15-0331](#) Consider and take action on an ordinance establishing a residence homestead exemption for calendar year 2015 and subsequent years pursuant to the Texas Tax Code and the Texas Constitution (Director of Finance)

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

15. TABLED ITEMS SUBJECT TO RECALL

16. ITEMS ADDED AFTER ELECTRONIC AGENDA COMPLETED

17. EXECUTIVE (CLOSED) SESSION (S)

- 17A. [15-0319](#) Texas Open Meetings Act, Section 551.072 Government Code - Deliberations about real property

Discuss potential purchase or sale of real property interests (Deputy City Manager)

Attachments: [Data Sheet](#)

- 17B. [15-0344](#) Texas Open Meetings Act, Section 551.074 Government Code - Personnel Matters

Discuss employment, appointment, or evaluation of a public officer or employee, to-wit: City Manager (Director of Human Resources and Civil Service)

Attachments: [Data Sheet](#)

18. ACTION ITEM(S) FROM EXECUTIVE SESSION(S)

- 18A. [15-0320](#) Consider and take action on discussion concerning potential purchase or sale of real property interests (Deputy City Manager)

Attachments: [Data Sheet](#)

- 18B. [15-0343](#) Consider and take action on the employment, appointment or evaluation of a public officer or employee, to-wit: City Manager (Director of Human Resources and Civil Service)

Attachments: [Data Sheet](#)

19. ADJOURNMENT

TIMOTHY PAULISSEN
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 May, 2015 prior to 12:30 p.m. as well as the City's public internet webpage, www.leaguecity.com and was posted in accordance with the Texas Open Meetings Act.

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.

**DIANA M. STAPP
CITY SECRETARY**

(SEAL)

NOTE: In compliance with the Americans with Disabilities Act, this facility is wheel chair 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.

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.