



Meeting Agenda  
City Council

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Tuesday, June 23, 2015

6:00 PM

Council Chambers  
200 West Walker Street

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Regular Meeting - Revised Agenda

Notice is hereby given that a member of the City Council will participate remotely by videoconference from the following location: Sheraton Chicago Hotel, 301 E. North Water Street, Chicago, IL 60611.

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 Rev. Lance Richards of the Watershed Church

3. **APPROVAL OF MINUTES**

- 3A. **15-0374** June 9, 2015 Regular Meeting  
*Attachments:* [Data Sheet](#)  
[June 9, 2015 Regular Meeting](#)

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

- 4A. **15-0368** Consider and take action on appointments to the Finance Committee (Mayor Paulissen)  
*Attachments:* [Data Sheet](#)

5. **COMMUNITY SPOTLIGHT**

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

- 6A. **15-0383** Hold a public hearing on Zone Change Application, Z15-08 (2103 Austin Street), a request to rezone approximately 2.9 acres from "OS" (Open Space) to "RSF-20" (Single Family Residential with a minimum lot size of 20,000 square feet), generally located south of Austin Street, east of Texas Avenue and west of South Egret Bay Boulevard (FM 270), with the approximate address being 2103 Austin Street in League City, Texas (Director of Planning and Development)

*Attachments:* [Data Sheet](#)  
[Zoning/Notification Map](#)  
[Excerpt Minutes from May 18, 2015 P&Z Meeting](#)  
[Staff Report and Attachments](#)

- 6B.**     [15-0384](#)     Consider and take action on an ordinance amending Ordinance No. 2005-24, to rezone approximately 2.9 acres (Z15-08 2103 Austin Street) from "OS" (Open Space) to "RSF-20" (Single Family Residential with a minimum lot size of 20,000 square feet), generally located south of Austin Street, east of Texas Avenue and west of South Egret Bay Boulevard (FM 270), with the approximate address being in 2103 Austin Street in League City, Texas (Director of Planning and Development)

Planning & Zoning Commission recommended approval, 7-0-0 on May 18, 2015.

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

- 6C.**     [15-0386](#)     Hold a public hearing on Zone Change Application, Z15-09 (Marina Bay / Davis Road), a request to rezone approximately 1.3 acres from "PS" (Public / Semi-Public) to "CG" (General Commercial), generally located south of the GENCO cooling canal, east of Davis Road and west of Marina Bay Drive (FM 2094), with the approximate address being in the 2400 block of Marina Bay Drive in League City, Texas (Director of Planning and Development)

*Attachments:* [Data Sheet](#)  
[Zoning Notification Map](#)  
[Excerpt Minutes from May 18, 2015 P&Z Meeting](#)  
[Excerpt Minutes from June 1, 2015 P&Z Meeting Z15-09](#)  
[Staff Report and Attachments](#)

- 6D.**     [15-0387](#)     Consider and take action on an ordinance amending Ordinance No. 2005-24, to rezone approximately 1.3 acres (Z15-09 Marina Bay/Davis Road) from "PS" (Public / Semi-Public) to "CG" (General Commercial), generally located south of the GENCO cooling canal, east of Davis Road and west of Marina Bay Drive (FM 2094), with the approximate address being in the 2400 block of Marina Bay Drive in League City, Texas (Director of Planning and Development)

Planning & Zoning Commission motion to recommend approval failed, 3-5-0 on June 1, 2015.

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

- 6E. [15-0393](#) Hold a public hearing on Zone Change Application, Z15-10 (2002 Marina Bay Dr.), a request to rezone approximately 0.3 acres from “PS” (Public / Semi-Public) to “CN” (Neighborhood Commercial), generally located north of Marina Bay Drive (FM 2094), east of Seminole Drive and west of Glen Cove Boulevard with the approximate address being 2002 Marina Bay Drive in League City, Texas (Director of Planning and Development)

Attachments: [Data Sheet](#)  
[Zoning/Notification Map](#)  
[Excerpt Minutes from May 18, 2015 P&Z Meeting](#)  
[Staff Report and Attachments](#)

- 6F. [15-0394](#) Consider and take action on an ordinance amending Ordinance No. 2005-24, to rezone approximately 0.3 acres (Z15-10 2002 Marina Bay Drive) from “PS” (Public / Semi-Public) to “CN” (Neighborhood Commercial), generally located north of Marina Bay Drive (FM 2094), east of Seminole Drive and west of Glen Cove Boulevard with the approximate address being 2002 Marina Bay Drive in League City, Texas (Director of Planning and Development)

Planning and Zoning Commission recommended approval, 7-0-0 on May 18, 2015.

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

- 6G. [15-0392](#) Hold a public hearing on Zone Change Application, Z15-12 (355 Newport Blvd.), a request to rezone approximately 0.4 acres from “PS” (Public / Semi-Public) to “CG” (General Commercial), generally located south of West Main Street (FM 518), east of Ellis Landing and west of Newport Boulevard, with the approximate address being 355 Newport Boulevard in League City, Texas (Director of Planning and Development)

Attachments: [Data Sheet](#)  
[Zoning/Notification Map](#)  
[Excerpt Minutes from May 18, 2015 P&Z Meeting](#)  
[Staff Report and Attachments](#)

- 6H. [15-0389](#) Consider and take action on an ordinance amending Ordinance No. 2005-24, to rezone approximately 0.4 acres (Z15-12 355 Newport Boulevard), from “PS” (Public / Semi-Public) to “CG” (General Commercial), generally located south of West Main Street (FM 518), east of Ellis Landing and west of Newport Boulevard, with the approximate address being 355 Newport Boulevard in League City, Texas (Director of Planning and Development)

Planning and Zoning Commission recommended to amend and approve the zoning of the property to “CN” (Neighborhood Commercial), 7-0-0 on May 18, 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.

**11. CONSENT AGENDA**

- 11A. [15-0366](#) Consider and take action on a request on behalf of the League City International Triathlon 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 use Hotel Occupancy Taxes to fund the city costs associated with traffic control for the event (Chief of Police)

*Attachments:* [Data Sheet](#)  
[2015 Triathlon Permit Application](#)  
[Cost Breakdown](#)  
[CL Triathlon Route](#)  
[Traffic Plan](#)

- 11B.**     [15-0388](#)     Consider and take action on a resolution determining a public necessity to acquire real property interests in certain properties for the Calder Road - Ervin to League City Parkway Project, the Butler/Turner Improvements Project, and the 30-Inch Gravity Sewer on Calder Road Project, and authorizing the use of eminent domain powers for the acquisition of the acquisition of real property interests in the properties (Deputy City Manager)
- Attachments:*     [Data Sheet](#)  
                          [Proposed Resolution](#)  
                          [Exhibit A](#)  
                          [Exhibit B](#)
- 11C.**     [15-0382](#)     Consider and take action on acceptance of a “Utility Conveyance and Security Agreement” with Galveston County Municipal Utility District No. 45 for water, sanitary sewer, and drainage facilities associated with the following developments: (1) Hidden Lakes, Section 6; (2) Hidden Lakes, Section 7; (3) Bishop’s Bridge (formerly Emerald Way); and (4) South Shore Boulevard, Phase 4 (Deputy City Manager)
- Attachments:*     [Data Sheet](#)  
                          [Utility Conveyance and Security Agreement\(s\)](#)  
                          [Ordinance 2003-53 & Amendments](#)  
                          [Aerial Maps](#)
- 11D.**     [15-0385](#)     Consider and take action on acceptance of a “Utility Conveyance and Security Agreement” with Galveston County Municipal Utility District No. 46 for water, wastewater, and drainage facilities to serve Mar Bella, Section 15C (Deputy City Manager)
- Attachments:*     [Data Sheet](#)  
                          [Utility Conveyance and Security Agreement](#)  
                          [Ordinance 2003-71](#)  
                          [Aerial Map](#)
- 11E.**     [15-0378](#)     Consider and take action on the approval of a “Right of Entry and Temporary Use Agreement” with West Oak Development for temporary access to The City’s Southwest Water Reclamation Facility (SWWRF) (Deputy City Manager)
- Attachments:*     [Data Sheet](#)  
                          [Proposed Right of Entry and Temporary Use Agreement](#)  
                          [2010 Right of Entry and Temporary Use Agreement](#)  
                          [Appraisal](#)  
                          [Aerial Map](#)
- 11F.**     [15-0371](#)     Consider and take action on final acceptance of a municipal infrastructure to approve the private streets and storm sewer to serve Veranda Townhomes Phase One (Deputy City Manager)
- Attachments:*     [Data Sheet](#)  
                          [Acceptance Letter](#)  
                          [Engineer's Certificate of](#)  
                          [Engineer's Summary of Infrastructure Cost](#)  
                          [Aerial Map](#)

- 11G. [15-0372](#) Consider and take action to approve a release of service area for water and sanitary utilities to Galveston County Water Control and Improvement District Number 1, for the service area of: lots 1A, 2A, 3A & 2 of Monsant Villas (Bess Road #1060, #1070, #1080 & #1090) (Deputy City Manager)
- Attachments:* [Data Sheet](#)  
[Request Letter](#)  
[Requests for Service](#)  
[Aerial Map](#)
- 11H. [15-0373](#) Consider and take action to approve a resolution to support the creation of the Lower Brazos River Coalition (Deputy City Manager)
- Attachments:* [Data Sheet](#)  
[Proposed Resolution](#)  
[Informative Brochure](#)
- 11I. [15-0376](#) Consider and take action to award a bid for the purchase of petroleum products to Apache Oil (Director of Finance)
- Attachments:* [Data Sheet](#)  
[Bid Tabulation](#)
- 11J. [15-0375](#) Consider and take action on a resolution consenting to the sale and issuance of Unlimited Tax Refunding Bonds, Series 2015C for the Galveston County MUD #43 in an amount not to exceed \$6,890,000 and authorizing the Mayor to execute and the City Secretary to attest same for and on behalf of the City of League City (Director of Finance)
- Attachments:* [Data Sheet](#)  
[Proposed Rersolution](#)  
[Letter from RBC](#)  
[Refunding Analysis](#)  
[Utility Agreement](#)  
[Utility Agreement - 1st Amendment](#)  
[Utility Agreement - 2nd Amendment](#)  
[Utility Agreement - 3rd Amendment](#)  
[Map](#)

**END OF CONSENT AGENDA**

12. **OLD BUSINESS**

13. **NEW BUSINESS**

**14. FIRST READING OF ORDINANCES**

- 14A. [15-0367](#) Consider and take action on an ordinance approving the delegation to certain city officers of the City Council's authority to approve certain contracts for budgeted items (Director of Finance)

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

- 14B. [15-0395](#) Consider and take action on an ordinance to amend Chapter 102 of the Code of Ordinances of the City of League City entitled "Subdivisions" (Director of Planning and Development)

Staff recommends approval on first and final reading.

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

**15. TABLED ITEMS SUBJECT TO RECALL****16. ITEMS ADDED AFTER ELECTRONIC AGENDA COMPLETED****17. EXECUTIVE (CLOSED) SESSION (S)**

- 17A. [15-0369](#) 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. [15-0380](#) Texas Open Meetings Act, Section 551.071 Government Code - Consultation with City Attorney

Consultation with City Attorney regarding potential litigation to enforce the City's ordinance related to overhead power lines (City Attorney)

*Attachments:* [Data Sheet](#)

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

- 18A. [15-0370](#) Consider and take action on discussion concerning potential purchase or sale of real property interests (Deputy City Manager)

*Attachments:* [Data Sheet](#)

- 18B. [15-0381](#) Consider and take action on consultation with City Attorney regarding potential litigation to enforce the City's ordinance related to overhead power lines (City Attorney)

*Attachments:* [Data Sheet](#)

**19. ADJOURNMENT**

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**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 19th day of June, 2015 prior to 12:30 p.m. as well as the City's public internet webpage, [www.leaguecity.com](http://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.**

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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 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.**

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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.**