



City of League City, TX

300 West Walker
League City TX 77573

Meeting Agenda City Council

Tuesday, July 28, 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 Rev. Joel McMahon of League City United Methodist Church

3. **APPROVAL OF MINUTES**

- 3A. **15-0443** June 8, 2015 Council Work Session
Attachments: [Data Sheet](#)
[June 8, 2015 Council Work Session](#)

- 3B. **15-0455** June 23, 2015 Regular Meeting
Attachments: [Data Sheet](#)
[June 23, 2015 Regular Meeting](#)

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

- 4A. **15-0454** Presentation and recognition of the 2015 Princess of America Tiny Miss Texas (Mayor Paulissen)
Attachments: [Data Sheet](#)

5. **COMMUNITY SPOTLIGHT**

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

- 6A. **15-0446** Hold a public hearing on Zone Change Application, Z15-13 (Cypress Bay Commercial), a request to rezone approximately 2.4 acres from "RSF-7" (Single-family residential with a minimum lot size of 7,000 square feet) to "CG" (General Commercial), generally located north of Marina Bay Drive (FM 2094), east of Twin Oaks Boulevard and west of Seminole Drive, with the approximate address being in the 2100 block of Marina Bay Drive in League City, Texas (Director of Planning and Development)

Attachments: [Data Sheet](#)
[Zoning/Norification Map](#)
[Excerpt Minutes from July 6, 2015 P&Z Meeting](#)
[Staff Report and Attachments](#)
[Utility Exhibit](#)

- 6B. [15-0447](#) Consider and take action on an ordinance amending Ordinance No. 2005-24 for Z15-13 (Cypress Bay Commercial) to rezone approximately 2.4 acres from “RSF-7” (Single-family residential with a minimum lot size of 7,000 square feet) to “CG” (General Commercial), generally located north of Marina Bay Drive (FM 2094), east of Twin Oaks Boulevard and west of Seminole Drive, with the approximate address being in the 2100 block of Marina Bay Drive in League City, Texas (Director of Planning and Development)

Planning and Zoning Commission recommended approval, 6-1-0 on July 6, 2015.

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

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. [15-0439](#) Consider and take action on approval of the Payment in Lieu of Tax (PILOT) agreement between the City of League City and Happy Harbor Methodist Home, Inc., doing business as MRC the Crossings (Deputy City Manager)
- Attachments:* [Data Sheet](#)
[PILOT Program Agreement](#)
[Resolution No. 2012-31](#)
[September 2012 Agreement](#)
- 11B. [15-0441](#) Consider and take action to approve a contract for election services between the Election Officer of Harris County, Harris County and the City of League City for the Special Election on November 3, 2015 (City Secretary)
- Attachments:* [Data Sheet](#)
[2015 Sample Contract](#)
- 11C. [15-0445](#) Consider and take action on approval of the Program Year 2015 Annual Action Plan related to the Community Development Block Grant Program (Director of Planning and Development)
- Attachments:* [Data Sheet](#)
[2015 Annual Action Plan](#)
- 11D. [15-0431](#) Consider and take action to approve a resolution declaring four vehicles, one boat, motor and trailer; and six pieces of equipment as surplus property and approve the method to be used to dispose of the property (Director of Finance)
- Attachments:* [Data Sheet](#)
[Proposed Resolution](#)
[Exhibit "A" List of Surplus Property](#)
- 11E. [15-0432](#) Consider and take action to increase the existing contract amount with Southwest Signal Supply, Inc. by \$60,000, for an annual maintenance and emergency maintenance of the traffic signals and advance school zone flashers, for a total contract amount of \$114,795.98 (Director of Finance)
- Attachments:* [Data Sheet](#)
[March 2014 Southwest Signal Data Sheet](#)

- 11F. [15-0433](#) Consider and take action on the approval of the resale of property resulting from a tax foreclosure for Lot 5, Block 167, Moores Addition and authorizing the Mayor to sign the Trustee's Deed on behalf of the City of League City (Director of Finance)
- Attachments: [Data sheet](#)
[Letter from Linebarger Groggan Blair & Sampson, Tax Attorney](#)
[Tax Foreclosure Bid Sale Documents](#)
[Galveston Central Appraisal District documents, including map](#)
[Guide for Resale of Tax Foreclosed Properties](#)
[Trustee's Deed](#)
- 11G. [15-0438](#) Consider and take action on acceptance of three (3) "Utility Conveyance and Security Agreement(s)" with Galveston County Municipal Utility District No. 46 for water, sanitary sewer, and drainage facilities associated with the development of Mar Bella, Section 11B; Mar Bella, Section 16A; and Mar Bella East Collector Road (Isla Vista Drive) (Deputy City Manager)
- Attachments: [Data Sheet](#)
[Ordinance 2003-71 & MUD 46 Agreement](#)
[3 Utility Conveyance and Security Agreement\(s\)](#)
[Aerial Maps](#)
- 11H. [15-0440](#) Consider and take action on final acceptance of municipal infrastructure for Bay Colony Point West Section 10 (Deputy City Manager)
- Attachments: [Data Sheet](#)
[Acceptance Letter](#)
[Engineer's Certificate of Completion](#)
[Engineer's Summary of Infrastructure Cost](#)
[Electrical Layout](#)
[Copy of Check from Developer to TNMP](#)
[Electrical Service Plan and Payment Documentation](#)
[Aerial Map](#)

END OF CONSENT AGENDA

12. OLD BUSINESS

- 12A. [15-0450](#) Consider and take action on Ordinance No. 2015-25 to amend Section 2-394 of the Code of Ordinances of the City of League City to revise the procedures for City Council to remove a member of a City board or commission - Second Reading (Council Member Long and Council Member Becker)

Council approved first reading 5-2-0 with 1 absent on July 14, 2015.

Attachments: [Data Sheet](#)
[Ordinance No. 2015-25](#)

- 12B. [15-0452](#) Consider and take action on Ordinance No. 2015-26 to submit 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 one-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 - Second Reading (Deputy City Manager)

Council approved first reading 4-3-0 with 1 absent on July 14, 2015.

Attachments: [Data Sheet](#)
 [Ordinance No. 2015-26](#)

- 12C. [15-0453](#) Consider and take action on Ordinance No. 2015-27 approving a settlement agreement between the Texas Coast Utilities Coalition of Cities and CenterPoint Energy Resources Corporation d/b/a CenterPoint Entex and CenterPoint Energy Texas Gas - Second Reading (City Attorney)

Council approved first reading 5-1-0 with 2 absent on July 14, 2015.

Attachments: [Data Sheet](#)
 [Ordinance No. 2015-27](#)

13. **NEW BUSINESS**

- 13A. [15-0377](#) Consider and take action to name the Galveston County Daily News as the official newspaper for the City of League City (City Manager)

Attachments: [Data Sheet](#)
 [Evaluation Scores](#)

- 13B. [15-0435](#) Consider and take action on setting the date for the public hearing of the FY 2016 Proposed Budget for August 25, 2015 (Director of Finance)

Attachments: [Data Sheet](#)
 [Notice of Public Hearing](#)

14. **FIRST READING OF ORDINANCES**

- 14A. [15-0434](#) Consider and take action on an ordinance abolishing Galveston County Municipal Utility District No. 3 (Director of Finance)

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

- 14B. [15-0442](#) Consider and take action on an ordinance amending Chapter 114 of the Code of Ordinances of the City of League City, Texas entitled "Utilities" by amending Article IV therein entitled "Rates and Charges" (Director of Finance)

Attachments: [Data Sheet](#)
 [Proposed Ordinance](#)
 [Exhibit A](#)
 [Exhibit A \(redline version\)](#)
 [List of Water and Wastewater Fees](#)
 [Impact on residential customers](#)
 [Area water utility rate comparison](#)

15. TABLED ITEMS SUBJECT TO RECALL

- 15A. [15-0444](#) Consider and take action on an ordinance abolishing the League City Municipal Improvement District (Mayor Paulissen)

Attachments: [Data Sheet](#)
 [Resolution No. 2009-26](#)
 [Proposed ordinance](#)

16. ITEMS ADDED AFTER ELECTRONIC AGENDA COMPLETED

17. EXECUTIVE (CLOSED) SESSION (S)

- 17A. [15-0436](#) 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. [15-0448](#) Texas Open Meetings Act, Section 551.071 Government Code - Consultation with City Attorney

Consultation with City Attorney to receive legal advice on issues related to the City's extraterritorial jurisdiction [ETJ] (Director of Planning and Development)

Attachments: [Data Sheet](#)

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

- 18A. [15-0437](#) Consider and take action on discussion concerning potential purchase or sale of real property interests (Deputy City Manager)

Attachments: [Data Sheet](#)

- 18B. [15-0449](#) Consider and take action on consultation with City Attorney regarding issues related to the City's extraterritorial jurisdiction [ETJ] (Director of Planning and Development)

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 24th day of July, 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.