



City of League City, TX

300 West Walker
League City TX 77573

Meeting Agenda City Council

Tuesday, August 28, 2018

6:00 PM

Council Chambers
200 West Walker Street

Regular Meeting

The physical meeting space, where a quorum of the governmental body or the presiding officer will be in attendance, shall be the following location: Council Chambers - 200 West Walker Street, League City, Texas

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 Dr. Jan Sattem of Good Shepherd Church

3. **APPROVAL OF MINUTES**

- 3A. **18-0470** July 10, 2018 Council Work Session
Attachments: [Data Sheet](#)
[July 10, 2018 Council Work Session](#)

- 3B. **18-0471** July 10, 2018 Regular Meeting
Attachments: [Data Sheet](#)
[July 10, 2018 Regular Meeting](#)

4. **PROCLAMATIONS, PRESENTATIONS, AWARDS, AND COMMUNITY SPOTLIGHT**

- 4A. **18-0486** Presentation by Library Board Chairman (Director of Parks and Cultural Services)
Attachments: [Data Sheet](#)

- 4B. **18-0495** Community Spotlight - Facing Addiction with NCADD (Mayor Hallisey)

The vision of Facing Addiction with NCADD is to "Bring together the best resources in the field in order to reduce the human and social costs of addiction, every year, until this public health crisis is eliminated."
Attachments: [Data Sheet](#)

5. 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. 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 Act. Comments should be directed to the entire Council, not individual members of Council or staff. If addressing a specific agenda item, speakers must keep their remarks specific to the item being considered by the City Council. Any speaker making personal attacks or using vulgar or profane language shall forfeit his/her remaining time and shall be seated.

6. PUBLIC HEARING AND ACTION ITEMS FROM PUBLIC HEARING

- 6A. [18-0463](#) Hold a public hearing on a request to rezone approximately 1.79 acres, MAP-18-0009 (3003-3307 Ohio Avenue), legally described as all of Block 102, Dickinson Townsites, from "RSF-5" (Residential Single-Family with a minimum lot size of 5,000 square feet) to "CG" (General Commercial), generally located along the west side of Ohio Avenue, approximately 1,130 feet south of FM 646 (Director of Planning and Development)

Attachments: [Data Sheet](#)
 [Zoning Map](#)
 [Excerpt Minutes from August 6, 2018 P&Z Meeting](#)
 [Staff Reort](#)
 [Applicants Letter](#)

- 6B. [18-0464](#) Consider and take action on an ordinance amending Ordinance No. 2005-24, to rezone approximately 1.79 acres, MAP-18-0009 (3003-3307 Ohio Avenue), legally described as all of Block 102, Dickinson Townsites, from "RSF-5" (Residential Single-Family with a minimum lot size of 5,000 square feet) to "CG" (General Commercial), generally located along the west side of Ohio Avenue, approximately 1,130 feet south of FM 646 (Director of Planning and Development)

Planning and Zoning Commission recommended approval, 6-0-0 with 2 absent, on August 6, 2018.

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

- 6C. [18-0459](#) Hold a public hearing on Special Use Permit Application, SUP-18-0002 (Fairfield Inn and Suites), to permit a Limited Service Hotel use to be operated on approximately 2.42 acres zoned “CM” (Commercial Mixed Use), legally described as Lot Two, Phase Two, Pinnacle Park, generally located at the northeast intersection of Pinnacle Park Drive and Brookport Drive, approximately 290 feet south of Big League Dreams Parkway, with the address of 1144 Pinnacle Park Drive in League City, Texas (Director of Planning and Development)

Attachments: [Data Sheet](#)
 [Zoning Map](#)
 [Excerpt Minutes from August 6, 2018 P&Z Meeting](#)
 [Staff Report](#)
 [Applicant Letter](#)

- 6D. [18-0462](#) Consider and take action on an ordinance amending Ordinance No. 2005-24 for Special Use Permit Application, SUP-18-0002 (Fairfield Inn and Suites), to permit a Limited Service Hotel use to be operated on approximately 2.42 acres zoned “CM” (Commercial Mixed Use), legally described as Lot Two, Phase Two, Pinnacle Park, generally located at the northeast intersection of Pinnacle Park Drive and Brookport Drive, approximately 290 feet south of Big League Dreams Parkway, with the address of 1144 Pinnacle Park Drive in League City, Texas (Director of Planning and Development)

Planning and Zoning Commission recommended approval, 6-0-0 with 2 absent, on August 6, 2018.

The applicant is requesting a first and final reading of this ordinance.

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

- 6E. [18-0475](#) Hold a public hearing regarding assessments against properties in the League City Public Improvement District #1 (Magnolia Creek), Section 13 (Director of Finance)

Attachments: [Data Sheet](#)
 [Public Hearing Notice](#)
 [Recorded Plat](#)
 [Aerial Map](#)

- 6F. [18-0476](#) Consider and take action on an ordinance amending the service & assessment plan and levying an assessment for and on behalf of City of League City Public Improvement District #1, Section 13 (Director of Finance)

Staff recommends approval on first and final reading.

Attachments: [Data Sheet](#)
 [Proposed Ordinance](#)
 [Exhibit A - Amended Service & Assessment Plan](#)
 [Exhibit B - Section 13 Assessment Roll](#)
 [Recorded Plat](#)
 [Aerial Map](#)

7. **COMMENTS/REPORTS FROM MEMBERS OF COUNCIL**

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

8. **REPORTS FROM STAFF MEMBERS**

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

- 8A. [18-0456](#) Presentation of the Distinguished Budget Presentation Award that has been awarded to the City of League City by the Government Finance Officers Association (GFOA) for the fiscal year ending September 30, 2018 (Director of Budget & Project Management)

Attachments: [Data Sheet](#)
 [GFOA Budget Presentation Award](#)

- 8B. [18-0490](#) Presentation of the Financial Report for Quarter Ended June 30, 2018 (Director of Budget & Project Management)

Attachments: [Data Sheet](#)
 [FY2018 3rd Qtr Financial Report](#)

9. **CONSENT AGENDA**

- 9A. [18-0452](#) Consider and take action on a resolution authorizing a two-year agreement with Enterprise Professional Services for City-wide janitorial services in the amount of \$609,646 (Director of Parks and Cultural Services)

Attachments: [Data Sheet](#)
 [Proposed Resolution](#)
 [Exhibit A - Agreement with Enterprise Professional Services](#)
 [Price Sheet Comparison](#)
 [Evaluation Matrix of Bidders](#)

- 9B. [18-0451](#) Consider and take action on a resolution authorizing a two-year agreement with DBS Texas-Houston for recreation program shirts and uniforms in an amount not to exceed for \$184,200 (Director of Parks & Cultural Services)
- Attachments:* [Data Sheet](#)
[Proposed Resolution](#)
[Exhibit A - Agreement with DBS Texas-Houston](#)
[Vendor Renewal Request](#)
[Vendor Report Card](#)
- 9C. [18-0488](#) Consider and take action on a resolution accepting an easement from the Claremont Park Homeowners Association for part of the Claremont Connector Hike and Bike Trail Project (Director of Parks & Cultural Services)
- Attachments:* [Data Sheet](#)
[Proposed Resolution](#)
[Exhibit A - Easement](#)
- 9D. [18-0460](#) Consider and take action on a resolution authorizing an encroachment agreement with Westwood Development Inc. for the installation and maintenance of City-permitted irrigation and landscape improvements within the public road right-of-way, utility easements and restricted reserves within the Westwood Master Plan (Director of Engineering)
- Attachments:* [Data Sheet](#)
[Proposed Resolution](#)
[Attachment 1- Encroachment Agreement](#)
[Aerial Map](#)
- 9E. [18-0480](#) Consider and take action on a resolution authorizing a utility conveyance and security agreement with Galveston County Municipal Utility District No. 44 for drainage facilities associated with the Tuscan Lakes Development Southeast Quadrant, Phase 3 (Director of Engineering)
- Attachments:* [Data Sheet](#)
[Proposed Resolution](#)
[GMUD No. 44 Letter](#)
[Exhibit A-1 - Utility Conveyance and Security Agreement \(Tuscan Lakes SE Qu](#)
[Approved Data Sheet \(January 13, 2015\)](#)
[Aerial Map](#)
- 9F. [18-0478](#) Consider and take action on a resolution for scheduling a Public Hearing on October 9, 2018, to consider adoption of the Land Use Assumptions and Capital Improvements Plan under which Capital Recovery Fees may be imposed for roadways within the City; Directing the City Secretary to Publish Notice of said Public Hearing; and directing the Capital Improvements Advisory Committee to Consider and make recommendations on the Land Use Assumptions and Capital Improvements Plan (Director of Engineering)
- Attachments:* [Data Sheet](#)
[Proposed Resolution](#)
[Exhibit A - Public Hearing Notice](#)
[Resolution #2018-093](#)

- 9G. [18-0453](#) Consider and take action on a resolution authorizing an agreement with Hahn Equipment Co., Inc. for the purchase of one (1) 185HP FLYGT electric submersible sewage pump for the Dallas Salmon Wastewater Treatment Plant for a total amount not to exceed \$115,037 (Director of Public Works)
- Attachments: [Data Sheet](#)
[Proposed Resolution](#)
[Exhibit A - Agreement with Hahn Equipment](#)
[Sole Source Letter](#)
[Single-Sole Source Justification for Noncompetitive Procurement](#)
[Quote# 16726 8-10-2018](#)
[Contractor Report Card](#)
- 9H. [18-0455](#) Consider and take action on a resolution authorizing an agreement with Mersino Dewatering Inc. (Global Pump) for the purchase of one (1) trailer mounted 8-inch Dri-Prime Pump for a total amount not to exceed \$59,792.50 (Director of Public Works)
- Attachments: [Data Sheet](#)
[Proposed Resolution](#)
[Exhibit A - Agreement with Mersino Dewatering Inc.](#)
[Request for Proposal \(RFP\) #18-037](#)
[Evaluation Sheet](#)
[Approved Data Sheet - Emergency Pumping Policy 4-10-18](#)
[COLC Emergency Pumping Policy](#)
- 9I. [18-0482](#) Consider and take action on a resolution authorizing an expenditure of \$155,483.82 to Presidio Company for replacement network equipment for various City buildings (Director of Information Technology)
- Attachments: [Data Sheet](#)
[Proposed Resolution](#)
[Presidio Proposal](#)
- 9J. [18-0484](#) Consider and take action on a resolution authorizing an agreement with WestNet, Inc. for the First-In Fire Station Alerting System for all 5 Fire Stations and EMS headquarters in an amount not to exceed \$300,279.64 (Fire Chief & Director of Information Technology)
- Attachments: [Data Sheet](#)
[Proposed Resolution](#)
[Exhibit A - Agreement with Westnet, Inc.](#)
- 9K. [18-0472](#) Consider and take action on a resolution authorizing a three-year agreement with MuniCap, Inc for Public Improvement District Administration Services in an amount not to exceed \$276,000 (Director of Finance)
- Attachments: [Data Sheet](#)
[Proposed Resolution](#)
[Exhibit A - Agreement of Muncipal](#)

- 9L. [18-0473](#) Consider and take action on a resolution authorizing a three-year agreement with Assessments of the Southwest, Inc. for Public Improvement District Assessor Collector Services in an amount not to exceed \$172,800 (Director of Finance)

Attachments: [Data Sheet](#)
 [Proposed Resolution](#)
 [Exhibit A - Agreement with Assessments of the Southwest, Inc.](#)
 [Vendor Report Card](#)

- 9M. [18-0474](#) Consider and take action on a resolution authorizing participation in the Texas Cooperative Liquid Assets Securities System Trust (Texas CLASS) Investment Pool (Director of Finance)

Attachments: [Data Sheet](#)
 [Proposed Resolution \(with Exhibits\)](#)
 [Texas CLASS Information Statement](#)
 [Trust Agreement \(2016\)](#)
 [City Investment Policy](#)

END OF CONSENT AGENDA

10. OLD BUSINESS

11. NEW BUSINESS

- 11A. [18-0461](#) Consider and take action on a resolution approving the employee stop-loss insurance with Cigna Health and Life Insurance Company for the period October 1, 2018 to September 30, 2019 (Director of Human Resources and Civil Service)

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

- 11B. [18-0446](#) Consider and take action on a resolution authorizing the purchase of a new ambulance through various vendors and state contracts for an amount not to exceed \$332,290.37 (Fire Chief)

Attachments: [Data Sheet](#)
 [Proposed Resolution](#)
 [Ambulance Expense Breakdown](#)
 [Ambulance Quotes](#)

- 11C. [18-0481](#) Consider and take action on a resolution authorizing a reduction in gas rates charged by Centerpoint Energy Resources Corporation related to the reduction in the federal corporate income tax rate (City Attorney)

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

- 11D. [18-0454](#) Consider and take action on a resolution directing city staff to move forward with the portion of the TxDOT FM518 Bypass Hike & Bike Project that extends from South Shore Boulevard following the north side of the Genco Canal and connects to the CCISD property line (Director of Parks and Cultural Services)

Attachments: [Data Sheet](#)
 [Proposed Resolution](#)
 [Capital Improvement Project Sheet](#)
 [Capital Improvement Project Map](#)
 [Letter from Fairway Pointe HOA](#)
 [Resolution from Parks Board](#)
 [Letter From Golf Course](#)
 [Aerial Map](#)

- 11E. [18-0449](#) Consider and take action on a resolution approving the appointment of various board members to the Galveston County United Board of Health (Mayor Hallisey)

Attachments: [Data Sheet](#)
 [Proposed Resolution](#)
 [Memo - Galveston County Health District](#)

12. **FIRST READING OF ORDINANCES**

- 12A. [18-0489](#) Consider and take action on an ordinance amending the City of League City, Texas, Governmental, Proprietary, and Capital Funds Budget for Fiscal Year 2018 by amending Ordinance No. 2017-21, Ordinance No. 2017-31, Ordinance No. 2018-07, Ordinance No. 2018-13 and Ordinance No. 2018-19 to adjust the operating and capital budget for actual and projected expenditures (Director of Budget & Project Management)

Staff requests first and final reading.

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

- 12B. [18-0465](#) Consider and take action on an ordinance adopting the Annual Budget for Governmental and Proprietary Funds for Fiscal Year 2019 (Director of Budget & Project Management)

Attachments: [Data Sheet](#)
 [Proposed Budget Ordinance with Exhibits A, B and C](#)

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

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

- 14A. [18-0468](#) Texas Open Meetings Act, Section 551.072 Government Code - Deliberations about real property

Discuss potential purchase or sale of real property interests (Director of Budget and Project Management)

Attachments: [Data Sheet](#)

- 14B. [18-0466](#) 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 (Director of Economic Development)

Attachments: [Data Sheet](#)

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

- 15A. [18-0469](#) Consider and take action regarding purchase or sale of real property interests (Director of Budget and Project Management)

Attachments: [Data Sheet](#)

- 15B. [18-0467](#) 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 (Director of Economic Development)

Attachments: [Data Sheet](#)

16. **ADJOURNMENT**

PAT HALLISEY
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 August, 2018 prior to 12:30 p.m. as well as the City's public internet webpage, 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.

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.