



City of League City, TX

300 West Walker
League City TX 77573

Meeting Minutes City Council

Tuesday, July 22, 2014

6:00 PM

Council Chambers - 200 West Walker Street

Regular Council Meeting

The City Council of the City of League City, Texas met in a regular meeting in the Council Chambers at 200 West Walker Street on the above date at 6:00 p.m.

Mayor:	Tim Paulissen
City Council Members:	Dan Becker Dennis O'Keeffe Heidi Thiess Todd Kinsey Geri Bentley Andy Mann Joanna S. Dawson
City Manager:	Mark Rohr
Deputy City Manager:	John Baumgartner
City Attorney:	Arnold Polanco
City Secretary:	Diana M. Stapp
Chief of Police:	Michael Kramm
Director of Engineering:	Vacant
Director of Finance:	Rebecca Underhill
Director of Human Resources/Civil Service:	Queenell Fox
Director of Parks & Cultural Services:	Chien Wei
Director of Planning & Development:	Paul Menzies

1. CALL TO ORDER AND ROLL CALL OF MEMBERS

Mayor Paulissen called the meeting to order at 6:01 p.m. and called the roll. All members of Council were present. Heidi Thiess arrived at 6:10.

Present 8 - Mayor Tim Paulissen, Mr. Dan Becker, Mr. Dennis O'Keeffe, Ms. Heidi Thiess, Mr. Todd Kinsey, Ms. Geri Bentley, Mr. Andy Mann and Ms. Joanna Dawson

2. **INVOCATION, PLEDGE OF ALLEGIANCE TO THE U.S. FLAG AND PLEDGE OF ALLEGIANCE TO THE TEXAS FLAG**

The invocation was given by Pastor Darren Tidwell of LifePoint Church. Boy Scouts from Troop 957 led in the pledges of allegiance to the flags.

3. **APPROVAL OF MINUTES**

3A. [14-0472](#) June 24, 2014 Regular Meeting

Mayor Paulissen asked if there were any corrections. He said hearing none, these minutes are approved.

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

4A. [14-0464](#) Presentation of a proclamation recognizing William Koonce for his service on the Planning and Zoning Commission (Mayor Paulissen)

Members of the Koonce family were present to receive the proclamation.

4B. [14-0460](#) Administer Oath of Office to new League City Volunteer Firefighter Academy graduates (Mayor Paulissen)

Mayor Paulissen administered the oath of office to the new graduates.

4C. [14-0457](#) Consider and take action on an appointment to the Planning and Zoning Commission (Mayor Paulissen)

Mayor's appointment to Position 1 for term to expire 12/31/14 James Brockway

A motion was made by Mr. Becker, seconded by Ms. Bentley, to approve the appointment. The motion passed by the following vote:

For: 8 - Mayor Paulissen, Mr. Becker, Mr. OKeeffe, Ms. Thiess, Mr. Kinsey, Ms. Bentley, Mr. Mann and Ms. Dawson

5. **COMMUNITY SPOTLIGHT**

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

6A. [14-0450](#) Hold a public hearing on a Special Use Permit Application, SUP14-02 (Cash Money Towing), to operate a vehicle towing and storage facility on approximately 4.3 acres of property zoned "CG" (General Commercial), generally located north of League City Parkway (S.H. 96) on the east side of Columbia Memorial Parkway with the address of 3099 Columbia Memorial Parkway (Director of Planning and Development)

Mayor Paulissen opened the public hearing at 6:15 p.m.

No one spoke for or against this item.

Mayor Paulissen closed the public hearing at 6:15 p.m.

- 6B. [14-0451](#) Consider and take action on an ordinance amending Ordinance No. 2005-24 for a Special Use Permit SUP14-02 (Cash Money Towing) to operate a vehicle towing and storage facility on approximately 4.3 acres of property zoned "CG" (General Commercial), generally located north of League City Parkway (S.H. 96) on the east side of Columbia Memorial Parkway with the address of 3099 Columbia Memorial Parkway (Director of Planning and Development)

Planning & Zoning Commission recommended denial 3-2-0 on June 25, 2014.

A motion was made by Mr. Becker, seconded by Mr. Mann, to deny the request for a Special Use Permit. The motion to deny passed by the following vote:

For: 8 - Mayor Paulissen, Mr. Becker, Mr. OKeeffe, Ms. Thiess, Mr. Kinsey, Ms. Bentley, Mr. Mann and Ms. Dawson

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.

NAME	ADDRESS	SUBJECT
Monica Millican	934 Plantation	Animal Adopt-A-Thon

8. **COUNCIL MEMBERS COMMENTS/REPORTS**

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

Todd Kinsey said I just wanted to remind everybody there's lots of great stuff happening over at the League City Library. The newly renovated theatre is open so if you've been turned away because of capacity issues, hopefully that will not be happening now. Also, just a reminder you can check out regular books, DVD's, CD's and electronic books as well. That's something that a lot of people don't know, you can actually check out Kindle books. Thanks and have a great night.

Dan Becker said I would like to echo Mrs. Millican's comments about the adoption event we had last year. I attended last year. It was very well attended. I am in complete agreement that we need to try to publicize this event as much as possible. It was very well organized. Folks were there that were very happy with it. It generated a lot of buzz. We pointed out there's lots of animals that were adopted that would be burdening our shelter and if it's just half the success it was last year I would still rate it as a great success.

Geri Bentley said this week we had a new business open in League City and for those of you who don't go down FM 2094 all the time, it is Dunkin' Donuts. We're so happy to have them here. They were very generous and donated a \$1000 to a charity and you had to stack cups. The firefighters left but the one new firefighter, Garret Bridges, stacked cups in full uniform. It was awesome. He did such a good job. We have several charities in League City and somebody won \$1000. So thank you and glad to have that business in League City.

Andy Mann had no comments.

Heidi Thiess said I just want to thank Monica for bringing the news of the Adopt-A-Thon. I got your email and I'm very supportive and I simply echo Dan Becker's statements on it. I will be out there. This is a great collaboration of community and city so thank you very much for bringing that. Chief Goudie, none of your new firefighters are here yet, but thank you for bringing them to us and for the Mayor for administering that oath and for starting a new tradition in the city with having their oath taken here at City Hall in the Council Chambers. I really appreciate it and again thank you for including us in your event the other night. We're very, very proud of your volunteer firefighters.

Joanna Dawson said Geri, you forgot the best part of the Dunkin' Donuts and that's the Baskin Robbins ice cream. So go over there and partake of both sides of that. It's a wonderful place. There's always something great going on in League City. Last Saturday night there was a gospel music concert in League Park. If you keep an eye on Channel 16 and on the marquee at the park, you'll see what's going on over there. I went to the Butler Longhorn Museum Boot Scootin' Dance a couple of weekends ago. They raised some money and had a great silent auction. There's just lots of stuff going on for our community so look around, keep your eyes open and have fun together. We have a great town.

Dennis O'Keeffe said I would like to draw your attention tonight to two items on the agenda, Item 11L and Item 13. Agenda Item 11L is second reading as required by ordinance to schedule a general election to elect a mayor and council positions 1,2,6, and 7 on November 4 and run-off election on December 16. You can view election information on the City website. A hot button will link to a popular page and continually updating League City Harris County and Galveston County voting centers as those locations are approved by their respective counties.

Item 13 is a Notice of Public Hearing on August 12 in Council Chambers to receive your comments on the proposed 2015 annual budget. Copies are available at Helen Hall Library and online at www.leaguecity.com. Time restraints associated with budget preparation segue into announcing my attention to submit the required forms to campaign for City Council before the filing deadline on August 18, when time permits. Thank you for your support.

9. **MAYOR COMMENTS/ REPORT**

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

Mayor Paulissen said tonight we have some relatives of Joe Jaramillo. Joe was a City employee who retired back in 1994 and he recently passed away. He worked for the City for forty years and knew where every water line in League City was. We're told after he retired Engineering and surveyors would call him to seek information that he had stored in his head. I think we have another person sitting back there, Mr. Lothrop, that is kind of that same mold as Joe was, he has all that stuff up in his head. It's called intellectual property so we're not going to let him get away just yet. At any rate, we would like to take a moment to remember Mr. Joe and his service to League City and I want to express my condolences to the family on his passing and we really appreciate all the years of his faithful dedicated service to the City of League City, in that regard I really appreciate. Thank you all for coming this evening. I also want to talk about the Art Hewitt Volunteer Spirit Award. Nominations are now being accepted. Mr. Hewitt dedicated sixty years of his life to the League City community by serving as a League City volunteer firefighter and inspiring countless others to make a commitment to service in League City as was evidenced tonight by our seven new officers and our dedicated firefighting staff. We have created an award to honor those like Art who volunteer their time and services to League City. To nominate a friend, neighbor or coworker log on to www.leaguecity.com/spiritaward. Nominations are due by August 4, 2014. Finally, we have a community open house for the Market Place at 96. The City of League City will be hosting a community open house to inform residents about the proposed planned unit development (PUD) at the corner of League City Parkway and Hobbs Road. Come see the preliminary design for the development and listen to a short presentation about the PUD tomorrow July 23 at 6:30 p.m. League City Y.M.C.A. 1700 League City Parkway.

10. **REPORTS FROM STAFF MEMBERS**

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

- 10A. [14-0455](#) Presentation of the 3rd Quarter CIP Status Report for Fiscal Year 2014, as of June (Deputy City Manager)
John Baumgartner, Deputy City Manager, presented the report.

11. CONSENT AGENDA

Approval of the Consent Agenda

Mr. OKeeffe pulled Items 11H and 11J.

A motion was made by Mayor Paulissen, seconded by Mr. Becker, to approve Consent Agenda Items 11A through 11L, with the exception of 11H and 11J. The motion passed by the following vote:

For: 8 - Mayor Paulissen, Mr. Becker, Mr. OKeeffe, Ms. Thiess, Mr. Kinsey, Ms. Bentley, Mr. Mann and Ms. Dawson

- 11A. [14-0448](#)** Consider and take action on a resolution consenting to the sale and issuance of Unlimited Tax Bonds, Series 2014A for the Galveston County Municipal Utility District No. 39 in an amount not to exceed \$4,390,000 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)
- Resolution No. 2014-24 was approved on the Consent Agenda**
- 11B. [14-0470](#)** Consider and take action to approve the renewal of an annual contract for Rough Cut Mowing with BIO Landscape Maintenance, Inc. (Director of Finance)
- Approved on the Consent Agenda**
- 11C. [14-0461](#)** Consider and take action on approval to utilize the Galveston County contract (# CM 12165) to purchase emulsion for street repair through Cleveland Asphalt. (Director of Finance)
- Approved on the Consent Agenda**
- 11D. [14-0467](#)** Consider and take action on the award of Bid #14-024 for the annual Medical Supplies contract with Boundtree Medical. (Director of Finance)
- Approved on the Consent Agenda**
- 11E. [14-0452](#)** Consider and take action on acceptance of Maple Leaf Drive Municipal infrastructure from Westwood Drive to Westway Drive (southbound lanes) to serve Westwood Development, LTD (Deputy City Manager)
- Approved on the Consent Agenda**
- 11F. [14-0453](#)** Consider and take action on the award of a construction contract to Lopez Utilities Contractor, LLC in the amount of \$1,575,025 for the 2012 Water Line Improvements Project (WT1302), and authorization of a Work Change Directive budget of \$157,502.50 (Deputy City Manager)
- Approved on the Consent Agenda**
- 11G. [14-0454](#)** Consider and take action on acceptance of two easements from Clear Creek Independent School District (the "District") associated with the Districts development of its Westside Agriculture Exhibit Center project located at 2155 West Nasa Boulevard in Harris County (Deputy City Manager)
- Approved on the Consent Agenda**

- 11H. [14-0443](#)** Consider and take action on a request on behalf of the Clear Lake 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 waive City costs associated with traffic control for the event. (Chief of Police)
- A motion was made by Mr. O'Keeffe, seconded by Ms. Dawson, to deny the request.**
- The motion was amended by Mr. O'Keeffe, seconded by Ms. Dawson to table the item.
The motion failed by the following vote:**
- For:** 3 - Mr. O'Keeffe, Ms. Bentley and Ms. Dawson
- Opposed:** 5 - Mayor Paulissen, Mr. Becker, Ms. Thiess, Mr. Kinsey and Mr. Mann
- A motion was made by Mr. Mann, seconded by Mr. Becker, to approve a request on behalf of the Clear Lake 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 waive City costs associated with traffic control for the event.**
- A motion was made by Mr. Mann, seconded by Mr. Becker, to call the question. The motion passed by the following vote:**
- For:** 7 - Mayor Paulissen, Mr. Becker, Mr. O'Keeffe, Ms. Thiess, Mr. Kinsey, Ms. Bentley and Mr. Mann
- Opposed:** 1 - Ms. Dawson
- The motion to approve the request passed by the following vote:**
- For:** 6 - Mayor Paulissen, Mr. Becker, Ms. Thiess, Mr. Kinsey, Ms. Bentley and Mr. Mann
- Opposed:** 2 - Mr. O'Keeffe and Ms. Dawson
- 11I. [14-0449](#)** Consider and take action to approve a Private Streets Agreement for Marbella, Section 11-B including Navia Lane, Naron Lane, Hermosa Arroyo Drive, and Nogalas Lane. (Director of Planning and Development)
- Approved on the Consent Agenda**
- 11J. [14-0469](#)** Consider and take action on a contract amendment extending an existing agreement with Texas A&M AgriLife Extension Service of the Texas A&M University System, (Agreement No MAIN 582-11-13147) associated with the construction, maintenance and water quality monitoring program for the Ghirardi Family WaterSmart Park (Director of Planning and Development)
- A motion was made by Mr. O'Keeffe to deny. The motion died for lack of a second.**
- A motion was made by Mayor Paulissen, seconded by Ms. Dawson, to approve a contract amendment extending an existing agreement with Texas A&M AgriLife Extension Service of the Texas A&M University System, (Agreement No. MAIN 582-11-13147) associated with the construction, maintenance and water quality monitoring program for the Ghirardi Family WaterSmart Park. The motion passed by the following vote:**
- For:** 7 - Mayor Paulissen, Mr. Becker, Ms. Thiess, Mr. Kinsey, Ms. Bentley, Mr. Mann and Ms. Dawson
- Opposed:** 1 - Mr. O'Keeffe

- 11K. [14-0471](#) Consider and take action on an amendment to increase funding \$12,424 and extend an existing contract with Texas Commission on Environmental Quality (TCEQ), (Grant Contract Number 582-11-13147) associated with the construction, maintenance and water quality monitoring program for the Ghirardi Family WaterSmart Park (Director of Planning and Development)

Approved on the Consent Agenda

- 11L. [14-0444](#) Consider and take action on Ordinance No. 2014-25 ordering a General Election for the City of League City, Texas on Tuesday, November 4, 2014, to elect a Mayor and Council Members to Positions 1, 2, 6 and 7; ordering a Runoff Election on Tuesday, December 16, 2014, if necessary - Second Reading (City Secretary)

Council approved first reading 8-0-0 on July 8, 2014.

Ordinance No. 2014-25 Second Reading was approved on the Consent Agenda

END OF CONSENT AGENDA

12. **OLD BUSINESS**

13. **NEW BUSINESS**

- 13A. [14-0442](#) Consider and take action setting the date for the public hearing of the FY2015 Proposed Budget for August 12, 2014 (Director of Finance)

A motion was made by Mayor Paulissen, seconded by Mr. Becker, to approve setting the date for the public hearing of the FY2015 Proposed Budget for August 12, 2014. The motion passed by the following vote:

For: 8 - Mayor Paulissen, Mr. Becker, Mr. OKeefe, Ms. Thiess, Mr. Kinsey, Ms. Bentley, Mr. Mann and Ms. Dawson

14. **FIRST READING OF ORDINANCES**

15. **TABLED ITEMS SUBJECT TO RECALL**

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

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

At 6:49 p.m. Mayor Paulissen announced the City Council will now go into executive session to discuss the following items:

- 17A. [14-0440](#) 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)

- 17B. [14-0456](#) Texas Open Meetings Act, Section 551.087 Government Code - Deliberations Concerning Economic Development Negotiations

Discussion of commercial information received from, and possible offers of incentives to, business prospects seeking location within the City of League City, Texas (City Manager)

At 7:41 p.m. Mayor Paulissen reconvened the regular meeting and announced there was no final action, decision or vote with regard to any matter considered in the executive session just concluded.

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

- 18A. [14-0441](#) Consider and take action on discussion concerning potential purchase or sale of real property interests (Deputy City Manager)

A motion was made by Mayor Paulissen, seconded by Mr. Mann, to approve staff's request for approval of the purchase of a 0.096 acre parcel for the purchase price of \$26,407 for the ST1002 Calder Road Improvements Project, and a 0.173 acre parcel for the purchase price of \$21,546 for the WT1205 Calder Road Booster Station Project, authorization for the Deputy City Manager to execute such documents as necessary to consummate the conveyance. The motion passed by the following vote:

For: 8 - Mayor Paulissen, Mr. Becker, Mr. O'Keeffe, Ms. Thiess, Mr. Kinsey, Ms. Bentley, Mr. Mann and Ms. Dawson

A motion was made by Mr. O'Keeffe, seconded by Mayor Paulissen, to approve staff's request for the purchase of Lots 6 and 7, Butler Oaks Addition, Second Revision, for the purchase price of \$200,000, authorization for the Deputy City Manager to execute such documents as necessary to consummate the conveyance, with the purchase to be funded with \$161,000 from Fund 075 Miscellaneous Capital Projects Fund and \$39,000 from Fund 071 Park Dedication Fees. The motion passed by the following vote:

For: 8 - Mayor Paulissen, Mr. Becker, Mr. O'Keeffe, Ms. Thiess, Mr. Kinsey, Ms. Bentley, Mr. Mann and Ms. Dawson

- 18B. [14-0463](#) Consider and take action on deliberation of economic incentives and development negotiations with a prospective business (City Manager)

No Action

19. **ADJOURNMENT**

At 7:44 p.m. Mayor Paulissen said there being no further business this meeting is adjourned.

**TIMOTHY PAULISSEN
MAYOR**

DIANA M. STAPP
CITY SECRETARY

(SEAL)

MINUTES APPROVED: September 9, 2014