

YOLANDA FORD
Mayor

VASHAUNDRA EDWARDS
Councilmember at Large Position No. 1

CHRIS PRESTON
Mayor Pro Tem
Councilmember at Large Position No. 2



REGINALD PEARSON
Councilmember District A
JEFFREY L. BONEY
Councilmember District B
ANTHONY G. MAROULIS
Councilmember District C
FLOYD EMERY
Councilmember District D

CITY COUNCIL MEETING MINUTES

The City Council of the City of Missouri City, Texas, met in regular session on **Monday, April 15, 2019**, at the City Hall, Council Chamber, 2nd Floor, 1522 Texas Parkway, Missouri City, Texas, 77489, at **7:00 p.m.** to consider the following:

1. ROLL CALL

Mayor Ford called the meeting to order at 7:03 p.m.

Those also present: Mayor Pro Tem Preston, Councilmembers Edwards, Pearson, Boney, and Maroulis; City Manager Snipes, First Assistant City Attorney Way, and City Secretary Jackson. Councilmember Emery arrived at 7:04 p.m.

2. The **PLEDGE OF ALLEGIANCE** was led by Director of Financial Services Portis.

3. PRESENTATIONS AND RECOGNITIONS

The Edison Arts Foundation presented a check for \$2,000 to the Missouri City Parks Foundation, which was accepted by City Manager Snipes, Director of Parks and Recreation Mangum, and City Attorney Iyamu. Mayor Ford and Assistance Police Chief Bothell along with other members of the Police Department recognized Sergeant Daryl Smith on his retirement and over 27 years of service with the City of Missouri City. Mayor Ford proclaimed the month of April as "Bicycle Appreciation Month" in the City of Missouri City, Texas.

There were no **PUBLIC COMMENTS**.

5. STAFF REPORTS

City Manager Snipes recognized Staff for weather alerts and assistance within the last few weeks. Snipes asked that everyone mark their calendars for the following events: Senior foodies on April 25, the Paper Shredding event on April 27, the Drug take back on April 27, Tots crafts on May 1, MCTX Family Fest, which moved to Community Park on May 4, and the 3rd Annual Mother's Day Cake Decorating event on May 11. He noted that non-emergency offices would be closed on Friday, April 19 in observance of Good Friday.

6. CONSENT AGENDA

- (a) Consider approving the minutes of the special and regular City Council meetings of April 1, 2019.

Councilmember Maroulis moved to approve the Consent Agenda pursuant to recommendations by City Staff. Councilmember Edwards seconded. **MOTION PASSED UNANIMOUSLY.**

7. PUBLIC HEARINGS AND RELATED ACTIONS

(a) Zoning Public Hearings and Ordinances

- (1) Consider an ordinance amending Specific Use Permit No. 65, authorizing the use of a 5.80-acre tract of land in the City of Missouri City as Specific Use Permit No. 65-Sewer facility; adding a 8.51-acre tract of land; authorizing a total 14.31-acre tract of land as Specific Use Permit No. 65-Sewer facility; describing said 14.31-acre tract of

land; providing limitations, restrictions, and conditions on such specific use; amending the zoning district map of the City of Missouri City; providing for repeal; providing a penalty; providing for severability; and containing other provisions relating to the subject on the first reading.

Councilmember Boney moved to open the public hearing at 7:23 p.m. Councilmember Pearson seconded. **MOTION PASSED UNANIMOUSLY.**

Planning Manager Gomez presented and noted the Planning and Zoning Commission recommended the district provide a minimum 100-foot building line on the Echo Creek side; the use of architecture standards applied to development of structures; and, to provide wood fence screening and a setback of 150-feet. The district agreed to provide a minimum 8-foot tall wood fence along Echo Creek Drive to include three masonry pilasters.

The Planning and Zoning Commission forward a positive recommendation with the following changes: the applicant agreed to provide some level of positive odor control to include the district's commitment to include a carbon scrubber and closing the headwork's and fiberglass reinforced plastic; fencing on Echo Creek Drive would be a wood fence with three pilasters; the 20-foot tree buffer that was already in place would remain; powder coated chain link fencing with slats and barbed-wire in one color of black or green was required on the Cangelosi ditch side; the SUP must be reconsidered prior to the beginning of Phase 3; and, a 150-foot minimum building setback.

Councilmember Maroulis asked if there was a plant of this size also next to a residential area. Utilities Manager McGraw stated there were 14 wastewater plants and all were next to residential areas. He noted there was only one with odor concerns. This new plant would be efficient if maintained and would not have odor issues. Councilmember Pearson asked about clarifiers. McGraw explained sludge would be sent to be clarified and then back to the plant. If there were odor problems, it would be addressed with the Texas Commission on Environmental Quality (TCEQ). Councilmember Boney asked about the location of the plant with odor concerns and the proximity to residential properties. McGraw stated it was on 6310 Oilfield Road and noted the plant was 150-feet from residential properties. McGraw noted new plants today were more efficient and were not expecting odor issues. Boney asked about the process in case of odor concerns. McGraw explained TCEQ and the City would inspect and assess the situation. If it were a persistent odor, then TCEQ would take action.

Councilmember Maroulis moved to close the public hearing at 7:39 p.m. Councilmember Pearson seconded. **MOTION PASSED UNANIMOUSLY.**

Councilmember Pearson moved to approve the ordinance. Councilmember Boney seconded. **MOTION PASSED UNANIMOUSLY.**

There were no **Public Hearings and related actions.**

8. APPOINTMENTS

- (a) Consider appointing directors to the Board of Directors for the Sienna Plantation Management District.

City Attorney Iyamu presented the nominees for the Board of Directors for the Sienna Plantation Management District as follows: Deborah Marcell for Position 1, Linda C. Bell for Position 2, and Cody Radley for Position 3. Iyamu stated the four-year terms and would expire in 2023.

Councilmember Maroulis moved to appoint the Board of Directors for the Sienna Plantation Management District, as presented. Councilmember Emery seconded. **MOTION PASSED UNANIMOUSLY.**

9. AUTHORIZATIONS

- (a) Consider authorizing multiple contracts for the provision of chemicals for City water and waste water plants.

Councilmember Emery moved to authorize multiple contracts for the provision of chemicals for water and waste water plants. Councilmember Boney seconded. **MOTION PASSED UNANIMOUSLY.**

- (b) Consider awarding and authorizing the negotiation and execution of a municipal court collection services contract.

Councilmember Edwards tagged the agenda item.

- (c) Consider and discuss the purchase of the Mustang Bayou Package Plant.

Mayo Pro Tem Preston tagged the agenda item.

10. ORDINANCES

- (a) Consider an ordinance amending the general budget for the fiscal year beginning October 1, 2018, and ending September 30, 2019; transferring various appropriations among accounts; appropriating supplemental revenue to various fund accounts; authorizing the appropriate city officials to take steps necessary to accomplish such transfers; making certain findings; containing certain provisions relating to the subject; and consider the ordinance on the first and final reading.

Mayo Pro Tem Preston tagged the agenda item.

11. RESOLUTIONS

- (a) Consider a resolution suspending the May 10, 2019 effective date of CenterPoint Energy Houston Electric, LLC's notice of filing to change rates within its service area to afford the City of Missouri City time to study the request and establish reasonable rates; authorizing cooperation with the Gulf Coast Coalition of Cities in negotiation and litigation efforts that relate to CenterPoint Energy Houston Electric, LLP's filing.

Councilmember Emery moved to approve the resolution. Councilmember Pearson seconded. **MOTION PASSED UNANIMOUSLY.**

12. CITY COUNCIL ANNOUNCEMENTS

Councilmember Edwards welcomed the Minuteman Press Company to the City. Councilmember Boney stated he graduated from the Leadership Development program from the American Leadership Forum. Mayor Ford announced the African Mayors Association would hold its annual conference in Houston from April 24-26 and noted she would be hosting with Mayor Turner.

13. ADJOURN

The regular City Council meeting adjourned at 7:46 p.m.

Maria Jackson, City Secretary