

ALLEN OWEN
Mayor

JERRY WYATT
Councilmember at Large Position 1

CHRIS PRESTON
Councilmember at Large Position 2



YOLANDA FORD
Councilmember District A

DON SMITH
Mayor Pro Tem
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, February 1, 2016**, 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 Owen called the meeting to order at 7:09 p.m.

Those also present: Mayor Pro Tem Smith, Councilmembers Preston, Ford, Maroulis and Emery; City Manager Snipes, City Attorney Iyamu and City Secretary Jackson. Councilmember Wyatt arrived at 7:10 p.m.

2. The **PLEDGE OF ALLEGIANCE** was led by the Thurgood Marshall High School Air Force Junior Reserve Officer Training Corps.

3. PRESENTATIONS AND RECOGNITIONS

Mayor Pro Tem Smith recognized Ethel Rice-King, a Missouri City Citizens' University graduate and former Hunters Glen V Homeowners Association president, for partnering with the City and Waste Corporation of Texas in the production of an educational video that has been instrumental in educating citizens about the City's new solid waste service. Men for Change made a presentation in relation to winning the Houston Galveston Area Council Parks and Natural Areas Award in the Policy Tools category for work on the Community Garden at the City of Missouri City's Buffalo Run Park. Mayor Owen and Assistant City Manager Elmer recognized Sharon Valiante for her years of service to the City of Missouri City, Texas.

There were no **PUBLIC COMMENTS**.

5. STAFF REPORTS

City Manager Snipes announced two upcoming events on Saturday, February 6: the 2nd Annual Black History Month event to be held at 2:00 p.m. and the Dad and Daughter dance at 7:00 p.m. with the theme of "A Night in New York City." Snipes also stated staff was working on the Fiscal Year 2017 budget with a kick-off meeting held on Monday, February 8. He announced the Leadership Luncheon Series would take place on February 11 with guest speaker Jeremy Garner of Trammel Crow. Snipes invited the public to the upcoming Comprehensive Plan Symposium on February 18 at 7:00 p.m. at the Community Center. Snipes noted that Fire and Safety Services rolled out a new fire engine. He stated the High Performance Organization Seminar with certain staff and led by mediator Toni Gardner last week was a success. Snipes recognized Sharon Valiante for her outstanding services to the City; and, he acknowledged Elena Abraham for her work and recognized her for being profiled in the Fort Bend Star as part of their civil servant of the week feature. Lastly, Snipes saluted the Parks and Recreation Department and Public Works Department for the work performed on the exterior of City Hall.

6. CONSENT AGENDA

- (a) Consider approving the minutes of the special and regular City Council meetings of January 19, 2016.

- (b) Consider an ordinance amending Chapter 78, Solid Waste, of the Missouri City Code; amending regulations related to the provision of solid waste services to townhomes and similar properties; providing a penalty; and consider the ordinance on the second and final reading.

Councilmember Wyatt moved to approve all Consent Agenda items pursuant to recommendations by City Staff. Councilmember Maroulis seconded. **MOTION PASSED UNANIMOUSLY.**

There were no **Zoning Public Hearings and Ordinances, Public Hearings and related actions or APPOINTMENTS.**

9. AUTHORIZATIONS

- (a) Consider awarding a contract for the reconstruction of Gregory Boulevard.

Councilmember Ford moved to award a contract for the reconstruction of Gregory Boulevard. Councilmember Wyatt seconded. **MOTION PASSED UNANIMOUSLY.**

- (b) Consider authorizing an agreement for materials testing services for the Gregory Boulevard reconstruction project.

Assistant Director of Public Works Upton spoke regarding the contract for reconstruction of Gregory Boulevard. He noted they placed the project out for bid and came back with the best bid for consideration by Council. Councilmember Ford inquired if they would be holding any type of information sessions with the community. Upton stated staff would work with the HOA, as they have the broadest reach. Councilmember Ford inquired about drainage improvements. Upton stated the MUD would look at drainage improvements.

Councilmember Ford moved to authorize an agreement for materials testing services for the Gregory Boulevard reconstruction project. Councilmember Wyatt seconded. **MOTION PASSED UNANIMOUSLY.**

- (c) Consider authorizing the purchase of fleet vehicles through the Houston-Galveston Area Council cooperative purchasing program and through a cooperative purchasing agreement with Fort Bend County.

Councilmember Wyatt moved to authorize the purchase of fleet vehicles through the Houston-Galveston Area Council cooperative purchasing program and through a cooperative purchasing agreement with Fort Bend County. Councilmember Maroulis seconded. **MOTION PASSED UNANIMOUSLY.**

- (d) Consider authorizing an interlocal agreement between Fort Bend County and the City of Missouri City for the asphalt paving of Emerald Lake Drive, Wildhorse Court, and Arrowhead Lake Drive.

Councilmember Emery moved to authorize an interlocal agreement between Fort Bend County and the City of Missouri City for the asphalt paving of Emerald Lake Drive, Wildhorse Court, and Arrowhead Lake Drive. Councilmember Wyatt seconded. **MOTION PASSED UNANIMOUSLY.**

10. ORDINANCES

- (a) Consider an ordinance establishing a speed limit and a construction zone along certain portions of Gregory Boulevard; providing an effective time period for such speed limit; providing a penalty; and consider the ordinance on the first of two readings.

Councilmember Ford moved to approve the ordinance. Mayor Pro Tem Smith seconded. **MOTION PASSED UNANIMOUSLY.**

- (b) Consider an ordinance repealing Ordinance No. O-16-04, adopted on January 11, 2016; authorizing the issuance, and sale of City of Missouri City, Texas, general obligation refunding bonds, Series 2016, in the aggregate principal amount not to exceed \$107,670,000; levying a tax in payment thereof; authorizing the execution and delivery of a bond purchase contract, a paying agent/register agreement and an officer's pricing certificate; calling certain obligations for redemption; approving the official statement; approving the engagement of certain professionals in connection with the issuance of the bonds; enacting other provisions relating thereto; and consider the ordinance on the first and final reading.

Assistant City Manager Atkinson stated on January 11, 2016, City Council held a special meeting to authorize the sale of an amount not to exceed \$41,000,000. At that time (during the first four trading days of 2016), the broad stock market indices fell over 5%. The impact on the bond market has been an inflow of funds driving interest rates down. However, market indices have continued to show a further decline in the market.

Joe Morrow stated Council was being asked to consider approving a parameter sale that would cover \$107,670,000 of the City's existing debt. This would have the ordinance include all callable maturities of outstanding debt. The total par amount of bonds expected to be included for the 2016 refunding at this time was \$79,695,000. By including all callable maturities, the issue may be sized to include or exclude any outstanding callable maturities that may make economic sense at the time of pricing. This would give the City flexibility to react to market changes in a timely manner. The risk of waiting further for rates to continue to decline was discussed and he believed the potential savings of waiting further to get a better rate if the market continues to decline would not exceed the current potential savings already expected. In other words, there may be added savings by waiting for the market to decline further, but the risk of losing the window of opportunity for current rates was greater. The decline in interest rates has provided the City with the ability to refinance certain maturities of existing debt for a savings.

Councilmember Wyatt moved to approve the ordinance. Mayor Pro Tem Smith seconded. **MOTION PASSED UNANIMOUSLY.**

11. RESOLUTIONS

- (a) Consider a resolution amending the advance funding agreement with the Texas Department of Transportation for the construction of Hurricane Lane construction.

Upton stated the resolution was for the construction of Hurricane Lane from Trammel-Fresno Road to the Fort Bend Parkway at Lake Olympia Parkway.

Mayor Pro Tem Smith moved to adopt the resolution. Councilmember Wyatt seconded. **MOTION PASSED UNANIMOUSLY.**

- (b) Consider a resolution approving the submission of the grant application for the body-worn camera program grant to the Office of the Governor of Texas, and containing other provisions related thereto.

Mayor Pro Tem Smith moved to adopt the resolution. Councilmember Ford seconded. **MOTION PASSED UNANIMOUSLY.**

- (c) Consider a resolution in support of the submission of an application to the Texas Department of Housing and Community Affairs for housing tax credits for affordable senior rental housing by MGroup Holdings, Inc.; making findings of fact; and containing other provisions related thereto.

Councilmember Wyatt inquired on the number of senior projects for housing tax credits the City has. Senior Planner Thomas Gomez stated there were currently four that are existing, and this request would add to that number. Councilmember Emery inquired if this was a deviation from other senior living developments. Thomas Gomez stated that it was in the City's ETJ and the land use plan does allocate for this project.

Councilmember Wyatt moved to adopt the resolution. Mayor Pro Tem Smith seconded. **MOTION PASSED UNANIMOUSLY.**

12. CITY COUNCIL ANNOUNCEMENTS

Councilmember Preston requested residents to be mindful that the process of the budget would begin and their input was important. Councilmember Ford thanked two small business owners, iStoogies and Cigar and Cufflinks, who led a water drive to Flint, Michigan. Mayor Pro Tem Smith reminded everyone of the upcoming second Annual Black History Month program on the steps of City Hall on February 6.

13. ADJOURN

The regular City Council meeting adjourned at 7:59 p.m.

ATTEST:

Allen Owen, Mayor

Maria Jackson, City Secretary