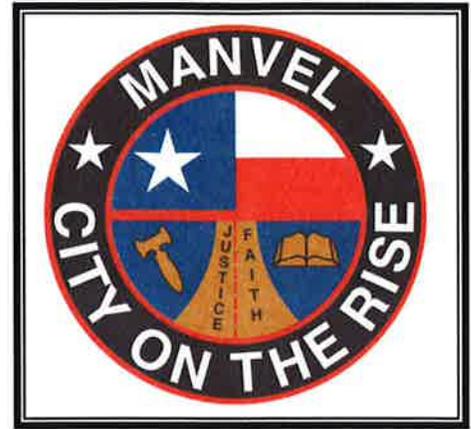


**THE STATE OF TEXAS §**  
**COUNTY OF BRAZORIA §**  
**CITY OF MANVEL §**

ADRIAN GASPAR, COUNCIL PLACE 1  
LORRAINE HEHN, COUNCIL PLACE 2  
JOHN COX, COUNCIL PLACE 3  
MELODY HANSON, MAYOR PRO-TEM COUNCIL PLACE 4  
LARRY AKERY, COUNCIL PLACE 5  
LEW SHUFFLER, COUNCIL PLACE 6



DELORES MARTIN, MAYOR  
KYLE JUNG, CITY MANAGER  
TAMMY BELL, CITY SECRETARY

**NOTICE OF A CITY COUNCIL MEETING  
OF THE CITY OF MANVEL  
JANUARY 25, 2016**

**NOTICE IS HEREBY GIVEN  
5:30 P.M. WORKSHOP – 7:00 P.M. REGULAR SESSION**

Pursuant to Chapter 551, Title 5 of the Texas Government Code, the Texas Open Meetings Act, notice is hereby given that the City of Manvel will convene a regular meeting at the Manvel City Hall Meeting Room, located at 20025 Morris Avenue (Hwy 6), Manvel Tx 77578 on January 25, 2016 for the purpose of discussing and if appropriate, take action with respect to the following items:

**NOTE:** The City Council of the City of Manvel reserves the right to discuss any items in Closed Session whenever authorized under the Texas Open Meetings Act, Chapter 551, of the Texas Government Code. The City Council may discuss the items on this agenda in any order.

**This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpreter services must be made 48 hours prior to this meeting. Please contact the City Secretary at 281-489-0630 for further information.**

**WORKSHOP**

**Discussion / Presentation by Christof Spieler, PE, LEED AP., on goals for future development in Manvel, identifying opportunities for development, and outlining potential tools for realizing these opportunities.**

**Discussion on Capital Improvement Plan Goals and Land Use Assumptions and Capital Improvement Plan for Water & Wastewater Impact Fees.**

**Discussion on any subject addressed on the agenda for January 25, 2016.**

**ORDER OF BUSINESS**

**REGULAR SESSION**

**CALL TO ORDER**

**INVOCATION**

**PLEDGE –**

*Pledge of Allegiance and Texas Pledge: "Honor the Texas flag; I pledge allegiance to thee Texas, one state under God, one and indivisible".*

**CITIZEN COMMENTS: "COMMENT CARD" REQUIRED**

- o **A "COMMENT CARD" must be completed and presented to the City Secretary prior to the opening of Citizens Comments.**
- o Any Manvel Citizen residing within the Manvel City Limits with business before the Council, **not** scheduled on the Agenda as a **public hearing**, (**that has submitted a "comment card"**) may speak to the City Council.
- o There is a three (3) minute time limit per speaker.
- o The Council may not participate in any discussion and cannot vote on the subject you present unless it is listed on the agenda as an action item.

**PUBLIC HEARING**

**TO HEAR INPUT FROM THE PUBLIC REGARDING A REQUEST FOR A PARTIAL REPLAT OF RODEO PALMS PALM LAKES AS RECORDED AT VOL 24 PG 329-330, BRAZORIA COUNTY PLAT RECORDS. TO ADJUST THE INTERSECTION OF SANTA BARBARA DRIVE AND RODEO DRIVE.**

**PUBLIC HEARING:**

**TO HEAR INPUT FROM THE PUBLIC REGARDING AN ORDINANCE OF THE CITY OF MANVEL, TEXAS, AMENDING THE ZONING ORDINANCE OF THE CITY, BY ESTABLISHING THE ZONING CLASSIFICATION OF LAND ANNEXED INTO THE CITY BY ORDINANCE NO. 2015-O-30 (AREA 14) AS OPEN-SINGLE-FAMILY RESIDENTIAL (O-SFR) DISTRICT SAID ANNEXED TRACTS BEING APPROXIMATELY 266.99 ACRES, MORE OR LESS, BEING LOCATED GENERALLY AS FOLLOWS: SOUTH OF CR 59, EAST OF CR 48, NORTH OF THE AMERICAN CANAL AND WEST OF THE SOUTHFORK SUBDIVISION, BRAZORIA COUNTY, TEXAS, (AREA 14); DESCRIBING SUCH TERRITORY; PROVIDING FOR THE AMENDMENT OF THE CITY'S OFFICIAL ZONING MAP; PROVIDING FOR SEVERABILITY; AND PROVIDING A PENALTY IN AN AMOUNT NOT TO EXCEED \$2,000 FOR EACH DAY OF VIOLATION OF ANY PROVISION HEREOF.**

**1. CITY MANAGER UPDATE**

Update on current events and city issues.

- a) **May 7, 2016 General Election**

**REGULAR AGENDA**

- 2. Consideration and possible action to re-appoint the following to the Building and Standards Commission with a term to expire 12-2017:**

**Mark Pauley  
Scott VanDusen  
David Headley**

- 3. Consideration and possible action to approve the first of two readings of Ordinance 2015-O-40; AN ORDINANCE OF THE CITY OF MANVEL, TEXAS, AMENDING THE ZONING ORDINANCE OF THE CITY, BY ESTABLISHING THE ZONING CLASSIFICATION OF LAND ANNEXED INTO THE CITY BY ORDINANCE NO. 2015-O-30 (AREA 14) AS OPEN-SINGLE-FAMILY RESIDENTIAL (O-SFR) DISTRICT SAID ANNEXED TRACTS BEING APPROXIMATELY 266.99 ACRES, MORE OR LESS, BEING LOCATED**

**GENERALLY AS FOLLOWS: SOUTH OF CR 59, EAST OF CR 48, NORTH OF THE AMERICAN CANAL AND WEST OF THE SOUTHFORK SUBDIVISION, BRAZORIA COUNTY, TEXAS, (AREA 14); DESCRIBING SUCH TERRITORY; PROVIDING FOR THE AMENDMENT OF THE CITY'S OFFICIAL ZONING MAP; PROVIDING FOR SEVERABILITY; AND PROVIDING A PENALTY IN AN AMOUNT NOT TO EXCEED \$2,000 FOR EACH DAY OF VIOLATION OF ANY PROVISION HEREOF.**

4. **Consideration and possible action to approve an Administrative Service Agreement between the City of Manvel and the Manvel Economic Development Corporation.**
5. **Consideration and possible action to approve Resolution 2016-R-01;  
A RESOLUTION OF THE CITY OF MANVEL, TEXAS ADOPTING A REVISED DESIGN CRITERIA MANUAL CONTAINING SUBDIVISION IMPROVEMENT STANDARDS FOR ALL DEVELOPMENT WITHIN THE CITY OR ITS EXTRATERRITORIAL JURISDICTION, PURSUANT TO AUTHORITY CONTAINED IN CHAPTER 62, SUBDIVISION ORDINANCE, OF THE CODE OF ORDINANCES OF THE CITY OF MANVEL, TEXAS, CHAPTER 212 OF THE TEXAS LOCAL GOVERNMENT CODE, AND OTHER PROVISIONS OF THE CODE OF ORDINANCES OF THE CITY OF MANVEL, AS AMENDED OR TO BE AMENDED; AND CONTAINING OTHER MATTERS ON THE SUBJECT.**
6. **Consideration and possible action to approve a 150 day maximum extension of the sand pit lease with Cherry Crushed Concrete, Inc., as "Tenant" and joined in by Wesson Sand, Inc. (collectively, the "Existing Lease") for the mining and excavation of sand at the city sand pit located at A0320 Erastus Little, Tracts 24, 25, 26 (replat 04), 32, 33, 34, 34A, 41, 42, 43, and 51 (approximately 97.0870 acres), Brazoria County, Texas.**
7. **Discussion on staffing.**
8. **CONSENT AGENDA**

All Consent Agenda items listed are considered to be routine by the City Council and will be approved by one motion. There will be no separate discussion of these items unless a City Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in sequence on the Agenda.

- a. **Acceptance of the City Council Minutes dated January 11, 2016.**
- b. **Acceptance of Infrastructure; Water Distribution, Wastewater Collection and Storm Water Facilities to serve Rodeo Palms, The Colony, Section Five for Brazoria County MUD 29 and start the one year maintenance period.**
- c. **Acceptance of Infrastructure; Excavation, and Paving and Lot Grading to serve Rodeo Palms, The Colony, Section 5 and start the one year maintenance period.**
- d. **Approval of issuance of a certificate of plat approval (by operation of law) for Newport Lake Estates, Phase 1 and 2, as required by Texas Local Govt Code § 212.009(d).**

#### **EXECUTIVE SESSION**

- 1) **City Council will convene into Executive Session pursuant to Texas Government Code § 551.071 – "Consultation with Attorney" to discuss the following:**

**Litigation involving code violations at 7240 Corporate Drive, Manvel Tx.**

**Litigation involving code violations at 5515 Patterson, (CR 88) Manvel Tx.**

**Litigation involving code violations at 19404 Morris Avenue (HWY 6) Manvel Tx.**

- 2) **City Council will convene into Executive Session pursuant to Texas Government Code § 551.071 – “Consultation with Attorney” and Texas Government Code § 551.072 – “Real Property” to discuss;**

**Acquisition of property at 7240 Corporate Drive, Manvel Tx.  
City of Manvel v Boundless Enterprises, Inc., NO. CI53600, In the County Court at Law #4,  
Brazoria County, Texas.**

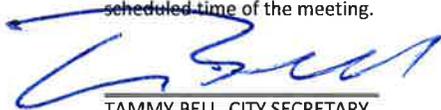
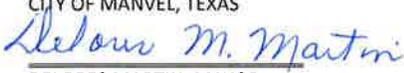
**MAYOR AND COUNCIL COMMENTS**

Update on current events and city issues.  
Additionally, pursuant to Texas Government Code § 551.0415, City Council Members and city staff may make a report about items of community interest during a meeting of the governing body without having given notice of the report.  
Items of community interest include:  
❖ Expressions of thanks, congratulations, or condolence;  
❖ Information regarding holiday schedules;  
❖ An honorary or salutory recognition of a public official, public employee, or other citizen, except that a discussion regarding a change in the status of a person's public office or public employment is not an honorary or salutory recognition for purposes of this subdivision;  
❖ A reminder about an upcoming event organized or sponsored by the governing body;  
❖ Information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official or employee of the municipality; and  
❖ Announcements involving an imminent threat to the public health and safety of people in the municipality that has arisen after the posting of the agenda.

**ADJOURN**

**CERTIFICATION**

I, Tammy Bell, City Secretary for the City of Manvel, do hereby certify that the foregoing Agenda of the City of Manvel is true and correct; and that I posted such notice on the bulletin board at the Manvel City Hall. A place convenient and readily accessible to the public on January 22, 2016 in accordance with the Texas Open Meetings Act (Tex. Gov't. Code §551.001 et.seq). Said notice remained posted for at least 72 hours preceding the scheduled time of the meeting.

  
TAMMY BELL, CITY SECRETARY  
CITY OF MANVEL, TEXAS  
  
DELORES MARTIN, MAYOR  
CITY OF MANVEL, TEXAS

**NOTICE TO THE PUBLIC OF POSSIBLE QUORUMS**

*A quorum of the Manvel Planning Development and Zoning Committee and the Manvel Economic Development Corporation may be in attendance at the January 25, 2016 meeting of the Manvel City Council. If such be the case, this notice shall serve as notice of meeting pursuant to the requirements of the Texas Open Meetings Act and subsequent opinions of the Texas Attorney General's Office. There will be no official City business or action of the aforementioned bodies taken during the meeting.*

