



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

LARRY AKERY, COUNCIL PLACE 1  
LORRAINE HEHN, COUNCIL PLACE 2  
BRIAN WILMER, COUNCIL PLACE 3  
MELISSA SIFUENTES, COUNCIL PLACE 4  
JASON ALBERT, COUNCIL PLACE 5  
JEROME HUDSON, COUNCIL PLACE 6

DEBRA DAVISON, MAYOR  
KYLE JUNG, CITY MANAGER  
TAMMY BELL, CITY SECRETARY

**NOTICE OF A CITY COUNCIL MEETING  
OF THE CITY OF MANVEL  
MARCH 18, 2019**

**NOTICE IS HEREBY GIVEN  
6:00 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 City Council meeting at the Manvel City Hall, located at 20025 Hwy 6, Manvel Tx 77578 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/update by Johnson Development on the proposed Sowell/MUD 75 development**

**Discussion on Code of Ordinances / Section 8-3 Nuisance Animals in regards to;  
Electronic Collars VS Traditional Leashes**

**Discussion on any subject addressed on the agenda for March 18, 2019**

**REGULAR SESSION**

**CALL TO ORDER**

**INSPIRATIONAL READING – MELISSA SIFUENTES**

**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 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 have three (3) minutes to address the City Council.
- 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.

**PROCLAMATION**

**Fair Housing Month - April 2019**

**RECOGNITION**

**Recognition of the 2018 Events Task Force Board Members;**

<i>Melissa Skillern</i>	<i>Kim Bickham</i>
<i>Derek Dalmolin</i>	<i>Daunay Willis</i>
<i>Lorraine Hehn</i>	<i>Mary Ann Atkinson</i>
<i>Brian Wilmer</i>	<i>Nicole Mitchell</i>

**CITY MANAGER UPDATE**

Update on current events and city issues.

**REGULAR AGENDA**

1. Consideration and possible action to approve the first of two readings of Ordinance 2019-O-10;

**AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF MANVEL, TEXAS BY AMENDING CHAPTER 17, BUILDINGS AND BUILDING REGULATIONS, ARTICLE III, TECHNICAL CODES, BY ADOPTING THE 2015 INTERNATIONAL FIRE CODE; AMENDING THE LOCAL AMENDMENTS TO THE CITY'S *INTERNATIONAL FIRE CODE*; PROVIDING THAT FEES ASSOCIATED WITH THE FIRE CODE SHALL BE THE FEES STATED IN THE MOST CURRENT FEE SCHEDULE RESOLUTION ADOPTED BY CITY COUNCIL; PROVIDING A PENALTY OF AN AMOUNT NOT TO EXCEED \$2,000 FOR EACH VIOLATION OF ANY PROVISION HEREOF, WITH EACH DAY OF VIOLATION CONSTITUTING A SEPARATE OFFENSE; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HERewith; AND PROVIDING FOR SEVERABILITY.**

2. Consideration and possible action to approve the first of two readings of Ordinance 2019-O-17;

**AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF MANVEL, TEXAS, BY AMENDING CHAPTER 5 "ALARM SYSTEMS" PERTAINING TO REGULATION OF ALARM SYSTEMS WITHIN THE CITY; PROVIDING A PENALTY IN AN AMOUNT NOT TO EXCEED \$500.00 PER DAY FOR EACH DAY OF VIOLATION OF ANY PROVISION HEREOF; AND PROVIDING FOR SEVERABILITY.**

3. Reconsideration and possible action to approve a request for a variance to the Subdivision Ordinance Section 62-111 ( a ) and ( c ), *Additional Street Requirements* and authorize the Mayor to execute the Development Agreement for 15 acres of property bounded by Colony Loop (south), Lovers Lane (east), County Road 80 (west), and Stevens Road (north).
4. Consideration and possible action to approve a request for a variance to the Subdivision Ordinance Section 62-111 ( a ) and ( c ), *Additional Street Requirements* and authorize the Mayor to execute the Development Agreement for property located at 7222 Pine Street.
5. Consideration and possible action to approve a request for a variance to the Subdivision Ordinance Section 62-111 ( a ) and ( c ), *Additional Street Requirements* and authorize the Mayor to execute the Development Agreement for property located at 9825 Live Oak Court.
6. Consideration and possible action to approve a variance to the Subdivision Ordinance Chapter 62, Section 62-41 (b) 24, Final Plat Procedure and Section 62-46 Filing of the final plat to allow for issuance of 16 building permits prior to the recording of the final plat for the Lakeland Subdivision Section 5 addresses;
  - *MODEL 6623 GRAPEVINE BEND*
  - *MODEL 6627 GRAPEVINE BEND*
  - *6635 GRAPEVINE BEND*
  - *6711 GRAPEVINE BEND*
  - *6735 GRAPEVINE BEND*
  - *6742 GRAPEVINE BEND*
  - *6606 HOLBROOK WAY*
  - *6635 HOLBROOK WAY*
  - *6611 FALCON RIDGE*
  - *6627 FALCON RIDGE*
  - *6702 FALCON RIDGE*
  - *6715 FALCON RIDGE*
  - *6722 FALCON RIDGE*
  - *7022 LIMESTONE CIRCLE*
  - *7003 LIMESTONE CIRCLE*
  - *7006 LIMESTONE CIRCLE*

7. **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 to date.**
- b. **Approve second and final reading of Ordinance 2019-O-02;**

**AN ORDINANCE EXTENDING THE CORPORATE LIMITS OF THE CITY OF MANVEL, TEXAS, TO ANNEX CERTAIN TERRITORY BEING APPROXIMATELY 0.9009 ACRES OF LAND SITUATED IN THE H.T. & B. R.R. CO. SURVEY, SECTION 71, ABSTRACT 291, BRAZORIA COUNTY, TEXAS, AND MORE SPECIFICALLY DESCRIBED IN EXHIBIT "A" ATTACHED HERETO; APPROVING A SERVICE PLAN FOR ALL OF THE AREA WITHIN SUCH TERRITORY; MAKING FINDINGS; CONTAINING OTHER PROVISIONS RELATED TO THE SUBJECT; AND PROVIDING A SAVING AND A SEVERABILITY CLAUSES.**

**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.

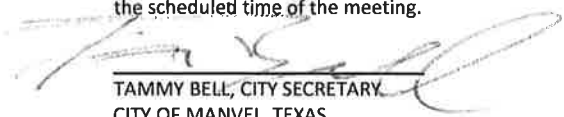
Items of community interest include:

- ◆ 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 March 15, 2019 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

**NOTICE TO THE PUBLIC OF POSSIBLE QUORUMS**

*A quorum of the Manvel Planning Development and Zoning Committee, Manvel Parks and Recreation Board, Manvel Events Task Force, Manvel Branding Task Force, and Manvel Economic Development Corporation may be in attendance at the March 18, 2019 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.*