



## College Station, TX

### Meeting Agenda City Council

1101 Texas Ave, College Station, TX 77840  
Internet: <https://zoom.us/j/96728393278>  
Phone: 888 475 4499 and Meeting ID: 967 2839 3278

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March 24, 2022

4:00 PM

City Hall Council Chambers

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**Notice is hereby given that a quorum of the meeting body will be present in the physical location stated above where citizens may also attend in order to view a member(s) participating by videoconference call as allowed by 551.127, Texas Government Code. The City uses a third-party vendor to host the virtual portion of the meeting; if virtual access is unavailable, meeting access and participation will be in-person only.**

1. **Call to Order.**
2. **Executive Session is Closed to the Public and Will Be Held in the 1938 Executive Conference Room. The Open Meeting Will Resume No Earlier Than 5:00 PM.**

#### Consultation with Attorney {Gov't Code Section 551.071};

Possible action. The City Council may seek advice from its attorney regarding a pending or contemplated litigation subject or settlement offer or attorney-client privileged information. Litigation is an ongoing process and questions may arise as to a litigation tactic or settlement offer, which needs to be discussed with the City Council. Upon occasion the City Council may need information from its attorney as to the status of a pending or contemplated litigation subject or settlement offer or attorney-client privileged information. After executive session discussion, any final action or vote taken will be in public. The following subject(s) may be discussed.

#### Litigation

- a. Kathryn A. Stever-Harper as Executrix for the Estate of John Wesley Harper v. City of College Station and Judy Meeks; No. 15,977-PC in the County Court No. 1, Brazos County, Texas
- b. McCrory Investments II, LLC d/b/a Southwest Stor Mor v. City of College Station; Cause No. 17-000914-CV-361; In the 361st District Court, Brazos County, Texas
- c. City of College Station v. Gerry Saum, Individually, and as Independent Executrix of the Estate of Susan M. Wood, Deceased; Cause No. 17-002742-CV-361; In the 361st District Court, Brazos County, Texas

#### Personnel {Gov't Code Section 551.074};

Possible action. The City Council may deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer. After executive session discussion, any final action or vote taken will be in public. The following public officer(s) may be discussed:

- a. City Manager
- b. Council Self Evaluation

#### Economic Incentive Negotiations {Gov't Code Section 551.087};

Possible action. The City Council may deliberate on commercial or financial information that the City Council has received from a business prospect that the City Council seeks to have locate, stay or expand in or near the city which the City Council in conducting economic development negotiations may deliberate on an offer of financial or other incentives for a business prospect. After executive

session discussion, any final action or vote taken will be in public. The following subject(s) maybe discussed:

- a. Property generally located in the southwest quadrant of Texas State Highway 6 and Harvey Road.

### **3. Reconvene from Executive Session and Take Action, if Any.**

### **4. Pledge of Allegiance, Invocation, and Consider Absence Request.**

#### Speaker Protocol

An individual who wishes to address the City Council regarding any item on the agenda other than those items posted for Executive Session must register with the City Secretary two (2) hours prior to the meeting being called to order. Individuals shall register to speak or provide written comments at <https://forms.cstx.gov/Forms/CSCouncil> or provide a name and phone number by calling 979-764-3500. Upon being called to speak an individual must state their name and city of residence, including the state of residence if the city is located out of state. Speakers are encouraged to identify their College Station neighborhood or geographic location. Please do not carry purses, briefcases, backpacks, liquids, foods or any other object other than papers or personal electronic communication devices to the lectern, nor advance past the lectern unless you are invited to do so. Each speaker's remarks are limited to three (3) minutes. Any speaker addressing the Council through the use of a translator may speak for six (6) minutes. At the three (3) minute mark the City Secretary will announce that the speaker must conclude their remarks.

### **5. Presentation - Proclamations, Awards, and Recognitions.**

- 5.1. Presentation of a proclamation in support of Law Enforcement Officers and Operation Safe Shield.

Sponsors: Billy Couch

Attachments: 1. 2022 Operation Safe Shield Proclamation

### **6. Hear Visitors.**

During Hear Visitors an individual may address the City Council on any item which does not appear on the posted agenda. The City Council will listen and receive the information presented by the speaker, ask staff to look into the matter, or place the issue on a future agenda. Topics of operational concern shall be directed to the City Manager.

### **7. Workshop Items.**

- 7.1. Presentation, discussion, and possible action, relating to receiving the annual audit reports and Annual Comprehensive Financial Report (ACFR) for the fiscal year ended September 30, 2021.

Sponsors: Michael DeHaven

Attachments: None

- 7.2. Presentation, discussion, and possible action on Parkland Dedication Ordinance amendments.

Sponsors: Michael Ostrowski

Attachments:

1. Ordinance Amendment - UDO 8.8 Parkland Dedication - DRAFT
2. Ordinance Amendment - UDO 8.8 Parkland Dedication - DRAFT with Changes

- 7.3. Presentation, discussion, and possible action regarding regulations in neighborhoods related to noise and gatherings.

Sponsors: Billy Couch  
Attachments: None

## 8. Consent Items.

Presentation, discussion, and possible action on consent items which consist of ministerial or "housekeeping" items as allowed by law. A Councilmember may request additional information at this time. Any Councilmember may remove an item from Consent for discussion or a separate vote.

8.1. Presentation, discussion, and possible action of minutes for:

- March 10, 2022 Council Meeting

Sponsors: Tanya Smith  
Attachments: 1. CCM031022 DRAFT Minutes

8.2. Presentation, discussion, and possible action on approving annual water meter purchases from Aqua Metric Sales Company through the Houston-Galveston Area Council (HGAC) contract. The estimated annual expenditure for water meters is \$179,629.98

Sponsors: Michael DeHaven  
Attachments: 1. Aqua Metric Sales Company - Quote

8.3. Presentation, discussion, and possible action related to an Interlocal Agreement (ILA) between the College Station Independent School District and the City of College Station for joint facility use.

Sponsors: Steve Wright  
Attachments: 1. City of CS - CSISD Facility Use ILA 2.22

8.4. Presentation, discussion, and possible action on the second reading of a franchise agreement ordinance with Bullseye Site Services, LLC for the collection of recyclables from commercial businesses and multi-family locations.

Sponsors: Emily Fisher  
Attachments: 1. 22300260 Bullseye Site Services LLC - Recyclables Franchise Agreement

8.5. Presentation, discussion, and possible action on the first reading of a franchise agreement ordinance with Jetsam Removals & Roll-Offs LLC for the collection of recyclables from commercial businesses and multi-family locations.

Sponsors: Emily Fisher  
Attachments: 1. 223003~1

8.6. Presentation, discussion, and possible action on an ordinance amending Chapter 38 "Traffic and Vehicles" Article VI "Traffic Schedules", Section 38-1014 "Traffic Schedule XIV, No Parking Here to Corner and No Parking at Any Time," by removing parking at the intersection of Francis Drive and Foster Avenue.

Sponsors: Emily Fisher  
Attachments: 1. No Parking Map  
 2. No Parking Ordinance Form

8.7. Presentation, discussion, and possible action regarding the purchase of Advanced Metering Infrastructure (AMI) meters for Electric warehouse inventory stock from Landis+Gyr Technology, Inc. for an amount not to exceed \$223,632.

Sponsors: Michael DeHaven

Attachments: 1. C20300313 FY 2022 Purchase Support

- 8.8. Presentation, discussion, and possible action for the renewal of a contract for Water Meter Reading Services, to Alexander's Contract Services, Inc. for an amount not to exceed \$300,000 for one year.

Sponsors: Michael DeHaven

Attachments: 1. 21300361R1 Alexanders Contract Services

- 8.9. Presentation, discussion, and possible action regarding a second change order to Contract 21300273 with PowerGrid Services for the ring bus modification work for the Spring Creek Substation. The total recommended change order amount is not to exceed \$107,484.38, which brings the contract total to \$2,497,319.63 for the project.

Sponsors: Timothy Crabb

Attachments: 1. PowerGrid Contract 21300273 CO#2 Form  
2. Spring Creek - CO #2-1 - JBT Additional Testing  
3. Spring Creek - CO #2-2 - Additional SEL Cables  
4. Spring Creek - CO #2-3 - Downtime from SEL Testing

- 8.10. Presentation, discussion, and possible action regarding approval of Change Order 1 for the City's annual price agreement with Techline Inc., for electric warehouse inventory of distribution poles in the amount of \$660,678 for an increase not to exceed total amount of \$8,013,258. The original annual price agreement was not to exceed total amount of \$7,352,580.

Sponsors: Mary Ellen Leonard

Attachments: 1. 22300111 Change Order #1 Techline Inc.

- 8.11. Presentation, discussion, and possible action regarding the approval of the updated Council Relations Policy and Code of Ethics.

Sponsors: Tanya Smith, Carla Robinson

Attachments: 1. Council Relations Policy and Code of Ethics-2022 Final 0310

## 9. Regular Items.

- 9.1. Public Hearing, presentation, discussion, and possible action regarding an ordinance amending Appendix A, "Unified Development Ordinance, "Article 4, Zoning Districts," Section 4.2 "Official Zoning Map," of the Code of Ordinances of the City of College Station, Texas by changing the zoning district boundary from SC Suburban Commercial to PDD Planned Development District for approximately 5 acres of land generally located at the intersection of Emerald Parkway and Corsair Drive (3105 Corsair Drive). Case # REZ2022-000001

Sponsors: Derrick Williams

Attachments: 1. Ordinance  
2. Vicinity, Aerial, and Small Area Map  
3. Future Land Use Map  
4. Rezoning Map  
5. Rezoning Exhibit  
6. Concept Plan  
7. Background Information  
8. Applicant's Supporting Information  
9. Bulk Variances Letter

**10. Council Calendar - Council May Discuss Upcoming Events.****11. Items of Community Interest.**

The Council may receive reports from a Council Member or City Staff about items of community interest for which notice has not been given, including: expressions of thanks, congratulations or condolence; information regarding holiday schedules; honorary or salutary recognitions of a public official, public employee, or other citizen; reminders of upcoming events organized or sponsored by the City of College Station; information about a social, ceremonial or community event organized or sponsored by an entity other than the City of College Station that is scheduled to be attended by a Council Member, another city official or staff of the City of College Station; and announcements involving an imminent threat to the public health and safety of people in the City of College Station that has arisen after the posting of the agenda.

**12. Council Reports on Committees, Boards, and Commissions.**

A Council Member may make a report regarding meetings of City Council boards and commissions or meetings of boards and committees on which a Council Member serves as a representative that have met since the last council meeting. (Committees listed in Coversheet)

**13. Future Agenda Items and Review of Standing List of Council Generated Future Agenda Items.**

A Council Member may make a request to City Council to place an item for which no notice has been given on a future agenda or may inquire about the status of an item on the standing list of council generated future agenda items. A Council Member's or City Staff's response to the request or inquiry will be limited to a statement of specific factual information related to the request or inquiry or the recitation of existing policy in response to the request or inquiry. Any deliberation of or decision about the subject of a request will be limited to a proposal to place the subject on the agenda for a subsequent meeting.

**14. Adjourn.**

The City Council may adjourn into Executive Session to consider any item listed on the agenda if a matter is raised that is appropriate for Executive Session discussion.

I certify that the above Notice of Meeting was posted on the website and at College Station City Hall, 1101 Texas Avenue, College Station, Texas, on March 18, 2022 at 5:00 p.m.



City Secretary

This building is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are asked to contact the City Secretary's Office at (979) 764-3541, TDD at 1-800-735-2989, or email [adaassistance@cstx.gov](mailto:adaassistance@cstx.gov) at least two business days prior to the meeting so that appropriate arrangements can be made. If the City does not receive notification at least two business days prior to the meeting, the City will make a reasonable attempt to provide the necessary accommodations.

**"Pursuant to Section 30.07, Penal Code (Trespass by License Holder with an Openly Carried Handgun) A Person Licensed under Subchapter H, Chapter 411, Government Code (Handgun Licensing Law), may not enter this Property with a Handgun that is Carried Openly."**

**Codigo Penal § 30.07. Traspasar Portando Armas de Mano al Aire Libre con Licencia.**

**"Conforme a la Seccion 30.07 del codigo penal (traspasar portando armas de mano al aire libre con licencia), personas con licencia bajo del Sub-Capitulo H, Capitulo 411, Codigo de Gobierno (Ley de licencias de arma de mano), no deben entrar a esta propiedad portando arma de mano al aire libre."**