



College Station, TX

Meeting Agenda City Council

1101 Texas Ave, College Station, TX 77840

Internet: www.microsoft.com/microsoft-teams/join-a-meeting

Meeting ID: 223 427 023 174 | Passcode: MvPmTr

Phone: 469-480-7460 | Phone Conference: 952 310 468#

March 28, 2024

4:00 PM

City Hall Council Chambers

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 Agenda.

Executive Session is closed to the public and will be held in the 1938 Executive Conference Room. The City Council may according to the Texas Open Meetings Act adjourn the Open Meeting during the Consent, Workshop or Regular Agendas and return into Executive Session to seek legal advice from the City Attorney regarding any item on the Workshop, Consent or Regular Agendas under Chapter 551, Texas Government Code.

2.1. 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:

- a. Shana Elliott and Lawrence Kalke v. City of College Station, et al., Cause No. 22-001122-CV-85, in the 85th District Court, Brazos County, Texas.
- b. City of College Station v. 47 Oaks, LLC, Cause No. 626-CC, in the County Court at Law No. 2 of Brazos County, Texas.
- c. SOAH Docket No. 473-22-2464 and PUC Docket No. 52728 – Application of the City of College Station to Change Rates for Wholesale Transmission Services.
- d. Cynthia Hopkins & Geoffrey Hopkins v. City of College Station, Cause No. 23-002880-CV-85 in the 85th District Court, Brazos County Texas.
- e. CBL & Associates Management, Inc. v. City of College Station, Cause No. 23-003159-CV-85 In The 85th District Court, Brazos County Texas.
- f. City of College Station v. POM-College Station, LLC and Wells Fargo Bank, National Association, Cause No. 628-CC, in the County Court at Law No. 1 of Brazos County, Texas.
- g. City of College Station v. Clarke and Wyndham, Inc., Real Alchemy, L.P., Real Alchemy 1, L.P., JPJ Investments, a Texas General Partnership, Cause No. 629-CC, in the County Court at Law No. 1 of Brazos County, Texas.

- h. Legal advice regarding enforcement of over four unrelated people.
- i. Legal advice regarding ETJ release petitions.
- j. Legal advice related to a 2017 CDBG funding agreement with B/CS Habitat for Humanity.

2.2. 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

3. The Open Meeting will Reconvene No Earlier than 6:00 PM from Executive Session and City Council will take action, if any.

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

Speaker Protocol

An individual who desires to address the City Council regarding any agenda item other than those items posted for Executive Session must register with the City Secretary two (2) hours before 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. Comments should not personally attack other speakers, Council or staff. Each speaker's remarks are limited to three (3) minutes. Any speaker addressing the Council using a translator may speak for six (6) minutes. The speaker's microphone will mute when the allotted time expires and the speaker must leave the podium.

5. Presentation - Proclamations, Awards, and Recognitions.

5.1. Presentation proclaiming March 2024 as Developmental Disabilities Awareness Month.

Sponsors: Tanya Smith

Attachments: 1. 24 Developmental Disabilities Awareness Month

5.2. Presentation proclaiming April 7th through 13th as National Library Week.

Sponsors: Ross Brady

Attachments: 1. Library Week Proclamation

5.3. Presentation declaring April 1st through 5th as National Community Development Week.

Sponsors: Debbie Eller

Attachments: 1. 24 National Community Development Week

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. Consent Agenda.

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.

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

- February 12, 2024 Special Meeting (Retreat)
- February 13, 2024 Special Meeting (Retreat)
- February 22, 2024 Council Meeting

Sponsors: Tanya Smith

- Attachments:
1. RTM021224 DRAFT Minutes
 2. RTM021324 DRAFT Minutes
 3. CCM022224 DRAFT Minutes

7.2. Presentation, discussion, and possible action regarding an Interlocal Agreement with the Texas Department of Public Safety for OmniBase Services.

Sponsors: Mary Ellen Leonard

- Attachments:
1. 24300330 - ILA with DPS

7.3. Presentation, discussion, and possible action on a real estate contract for the purchase of a public utility easement and a temporary construction easement for \$113,000 from Snoopaluke Holdings, LLC for the Medical District Trunk Line Project.

Sponsors: Jennifer Cain

- Attachments:
1. MDTL Project Map - Snoopaluke
 2. Seller Signed Contract - Snoopaluke

7.4. Presentation, discussion, and possible action regarding a resolution consenting to the Rock Prairie Management District No. 2 for the sale and issuance of unlimited tax road bonds, series 2024, not to exceed \$1,600,000.

Sponsors: Mary Ellen Leonard

- Attachments:
1. Rock Prairie MD 2024 Road Bonds Consent Resolution
 2. Bond Order - Series 2024 Unlimited Tax Road Bonds (RPMD 2)
 3. Rock Prairie MD 2, 2024 Bonds Cash Flow
 4. Rock Prairie MD 2, 2024 Draft Road NOS
 5. Rock Prairie MD 2, 2024 Draft Road POS

7.5. Presentation, discussion, possible action on an amendment to the Axon Enterprise, Inc. ("AXON") ten-year master service agreement for cameras, electronic control devices, and digital storage for \$314,699.38.

Sponsors: Mike Pavelka

- Attachments:
1. 23300001AMD#1 -- JU (CC 03.28.24)

8. Workshop Agenda.

8.1. Presentation, discussion, and possible action regarding local efforts by The Salvation Army to raise funds for their Pathway of Hope Center, a one-stop social services and transitional housing campus to address critical assistance to family issues in Bryan, College Station, and Brazos County.

Sponsors: Debbie Eller

Attachments: None

- 8.2. 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, 2023.

Sponsors: Michael DeHaven

Attachments: None

- 8.3. Presentation, discussion, and possible action on the 2024 Update to the City Council Strategic Plan.

Sponsors: Ross Brady

Attachments: 1. City Council Strategic Plan 2024 Update
2. City Council Strategic Plan 2024 Update - Redline

9. Regular Agenda.

- 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 boundaries from R-4 Multi-Family to MF Multi-Family for approximately 28 acres generally located at 800 Marion Pugh Drive.

Sponsors: Robin Macias

Attachments: 1. Ordinance_Marion Pugh
2. Vicinity, Aerial and Small Area Map
3. Rezoning Exhibit
4. Background Information
5. Applicant's Supporting Information
6. Future Land Use Map
7. Rezoning Map

- 9.2. Presentation, discussion, and possible action regarding termination of a Community Development Block Grant Funding Contract with Bryan/College Station Habitat for Humanity.

Sponsors: Debbie Eller

Attachments: 1. Renee Lane Project Cost Summary

- 9.3. Presentation, discussion, and possible action regarding (1) an ordinance amending Chapter 38 "Traffic and Vehicles," Article II "Stopping, Standing and Parking," by adding Section 38-49 "Commercial Motor Vehicle and Trailer Parking" to prohibit commercial motor vehicle and trailer parking within the city limits; and (2) an ordinance amending Chapter 38 "Traffic and Vehicles," Article II "Stopping, Standing and Parking," Section 38-45 "Parking Regulations for Certain Described Areas," and repealing Chapter 38 "Traffic and Vehicles," Article VI "Traffic Schedules," Section 38-1016 "No Commercial Motor Vehicle or Trailer Parking," to remove references to commercial motor vehicle and trailer parking by specific location.

Sponsors: Emily Fisher

Attachments: 1. Ordinance CH 38 Sec 38-49 No Commercial Motor Vehicle Parking
2. Ordinance CH 38 Sec 38-45 Amendment
3. Sec._38_45.____Redlines
4. Sec._38_1016.____To be repealed

- 9.4. Presentation, discussion, and possible action on resolutions regarding extraterritorial jurisdiction (ETJ) release petitions for approximately (1) 5.569 acres of land generally located at Raymond Stotzer and Jones Road, (2) 46.59 acres of land generally located at 2321 and 2327 Arrington Road, and (3) 17.34 acres of land generally located at Stousland Road and Saddle Creek Drive.

Sponsors: Michael Ostrowski

- Attachments:
1. ETJ Denial Resolution Raymond Holdings 3-13-2024
 2. Raymond Holdings 5.569 Acre Petition Exhibit A
 3. ETJ Denial Resolution MSG-Arrowhead 3-13-24
 4. MSG-Arrowhead 46.59 Acre Petition Exhibit A
 5. ETJ Denial Resolution Pittman 3-13-2024
 6. Pittman 17.34 Acre Petition Exhibit A
 7. ETJ Property Map 3-18-24

- 9.5. Presentation, discussion, and possible action on resolutions regarding extraterritorial jurisdiction (ETJ) release petitions for (1) approximately 11.667 acres of land generally located at Hopes Creek Road and N. Dowling Road, (2) approximately 10.725 acres of land generally located at Old Arrington and Arrington Road, and (3) approximately 99.844 acres of land generally located along Royder Road between Greens Prairie Road and Frierson Road.

Sponsors: Michael Ostrowski

- Attachments:
1. ETJ Denial Resolution Holland Holdings 3-13-24
 2. Holland Holdings 11.667 Acre Petition Exhibit A
 3. ETJ Denial Resolution Final Chance LLC 3-13-24
 4. Final Chance 10.725 Acre Petition Exhibit A
 5. ETJ Denial Resolution Bassichis 3-18-24
 6. Bassichis Development 99.844 Acre Petition Exhibit A
 7. ETJ Property Map 3-18-24

- 9.6. Presentation, discussion, and possible action regarding the appointment of Planning & Zoning Commission representatives to the BioCorridor Board.

Sponsors: Tanya Smith

- Attachments:
1. Article 4 BioCorridor Board

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 22, 2023 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 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.

Penal Code § 30.07. Trespass by License Holder with an Openly Carried Handgun.

"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."