

STATE OF TEXAS

COUNTY OF BRAZORIA

CITY OF LAKE JACKSON

BE IT KNOWN that the City Council of the City of Lake Jackson met on Tuesday, January 22, 2019 at 6:30 p.m. in Regular Session at 25 Oak Drive, Lake Jackson, Texas, in the Council Chambers at the Lake Jackson City Hall with the following in attendance:

Bob Sipple, Mayor
Buster Buell, Council member
Vinay Singhania, Council member
Matt Broaddus, Mayor Pro Tem
Gerald Roznovsky, Council member

William P. Yenne, City Manager
Modesto Mundo, Asst. City Manager
Sally Villarreal, Asst. City Secretary
Sherri Russell, City Attorney
Sal Aguirre, City Engineer
Eddie Herrera, Engineer Technician
John Boehm, Asst. to the City Manager
Athelstan Sanchez, Asst. City Engineer
Paul Kibodeaux, Asst. Police Chief
Eric Wilson, Interim Public Works Director
Toni Truly, Comptroller

PLEDGE OF ALLEGIANCE

Council member Singhania led the pledge of allegiance.

INVOCATION

Council member Buell led the invocation.

VISITORS

There were no visitors present.

CONSENT AGENDA

- A. Approval of Minutes – January 7, 2019
- B. Boards and Commissions
- C. Approve Contract to Skywonder For The 2019 July 4th Fireworks in an amount not to exceed \$22,000
- D. Accept Resignation from Parks and Recreation Board Member Rachel Seymour and appoint Amy Lozano to fill the unexpired term

On motion by Council member Singhania second by Council member Buell with all members present voting “aye” the consent agenda was approved as follows:

- A. Approval of Minutes – January 7, 2019 - approved
- B. Boards and Commissions - accepted
- C. Approve Contract to Skywonder For The 2019 July 4th Fireworks in an amount not to exceed \$22,000 - approved
- D. Accept Resignation from Parks and Recreation Board Member Rachel Seymour and appoint Amy Lozano to fill the unexpired term – accepted/appointed

ACCEPT RESIGNATION FROM COUNCIL MEMBER TIM SCOTT

On motion by Council member Roznovsky second by Council member Broaddus with 4 members voting “aye” and Council member Buell voting “nay” Tim Scott’s resignation was accepted.

DISCUSS NO OVERNIGHT PARKING REQUIREMENTS ON SOUTH PARKING PLACE

Mr. Mundo explained that on occasion someone will park overnight in this area. With the rental of South Parking Place staff is trying to figure out how to sign the area to prevent the overnight parking. Mr. Mundo mentioned some suggestions and asked council for some guidance on the best way to handle it.

Council member Buell felt a permanent sign should be used to alleviate the need to revisit frequently.

Chief Kibodeaux mentioned it is not a big problem.

Mr. Yenne brought up Mr. Denman’s situation on North Parking Place that came before council a few months ago and no action was taken. Mr. Denman’s situation was people parking in front of his business overnight while visiting Brody’s and not wanting to drive home. However, this area is different since there would be rentals here.

Council member Roznovsky asked if rentals were just weekends.

Mr. Mundo state they are Friday, Saturday, Sunday. They could be during the week if the renter received agreement from the surrounding property owners.

Council member Roznovsky suggested making it a no overnight parking Friday through Monday. If you have someone that rents the facility for all weekend do you make them move their vehicles out if they are parked by their booth.

Mr. Mundo mentioned if they stayed over for the Farmer’s Market, an exception could be made by notifying the PD and letting them know.

Mayor Sipple recommended going to a specific time.

Mr. Mundo mentioned trying to be sensitive to the staff in the area that work late and allow them to park there. The 2 am time should accommodate that.

Consensus was to sign the area no overnight parking, 2am -6am Friday – Sunday night.

REVIEW BRAZORIA COUNTY ANNEX OFFSITE INFRASTRUCTURE PLANS FACILITY AT PEACH STREET EXTENSION TO SYCAMORE

Matt Hanks – Brazoria County Engineer mentioned they are ready to build and start the project. The first phase would be building Peach Street and some site work, the second phase would be the building. One of the challenges with this project is the drainage. Mr. Hanks mentioned the building will be a foot above the 100-year elevation, however, the parking lot and the new extension of Peach St. would have water during a 10-year event.

Mr. Yenne stated it is unusual for this to come to council. This is usually handled by the Planning Commission. Mr. Yenne stated the County wanted to make sure everyone is aware of it. If they

can't meet our standards and an engineer is willing to stamp their approval on the project, then the city would be willing to consider the project.

Mr. Aguirre mentioned what Planners had recommended.

Required for County / Engineers to (paraphrasing):

- Provide what design storm will be used for design
- What assurances can be given of no adverse impact on the neighborhood
- Requested that the entire team to be present at the final hearing on February 13, 2019
- All but one Planning Commissioner (Mr. John Fey) felt, during last night's meeting that the engineer will be able to assure them of no adverse impact

Mr. Hanks introduced Commissioner Dude Payne and Keith Ivy.

Keith Ivy stated as far as impact to the surrounding areas they will be removing more dirt within the 100-year water surface elevation than they are filling. With that he could say they would not be impacting the surrounding area. They will provide more detention drainage than filling in to keep the building above the 100-year elevation. They are keeping about 60% of Peach St. above the 10-year water surface elevation. They have to go down in elevation to meet the existing streets. He stated that Plantation Drive, Sycamore and existing Peach Street are below the 10-year water surface elevation.

Mr. Yenne stated that Talisman already sees water in the street during heavy rains. This development will not improve drainage matters in this area, but it will not make it worse.

Council member Roznovsky recalled previous conversations and his recollection was to not make matters worse at this location. He felt that is what was being stated again.

Mr. Sanchez asked they reiterate what design storm they will be building for and is the detention designed for the road and site. He asked what year flood they are basing their numbers on. The city standard is to require they design to a 100-year storm. Mr. Sanchez stated the detention basin should be designed to hold the water flow for a 100-year storm with a 1-foot freeboard.

Mr. Hanks stated the building is approximately a foot above the 100-year flood plain based on the tail water elevation. Mr. Hanks stated the site was designed to meet the city requirements as much as possible. If they were to design to a 10-year storm elevation and even a 100-year storm they would have to bring the site up 3-4 feet more than they are. To say what design storm they are designing to, they will get that information to Mr. Sanchez in the next couple of days. They are trying to design to city standards as best they can.

Council member Buell asked Mr. Hanks if he would say they would not make the drainage in the area worse, but it would be the same.

Mr. Hanks stated their engineer would come up with what storm event they would be designing to.

Council member Roznovsky asked if they felt they would have a negative impact in the area.

Mr. Hanks stated the engineers would not put their seal on this if they felt it would have a negative impact on the area.

Mr. Yenne stated the key is, will it have any negative impact on the surrounding neighbors and from what is being said the answer is “no”. He stated the city is trying to be accommodating to make this work and still not cause any negative impact on neighboring properties.

Mr. Aguirre stated the county engineers will provide all the information Mr. Sanchez is requesting at the February 13th meeting.

Dude Payne mentioned the County Commissioner’s Court is not happy about the project because their parking lot and street will flood. He said he met with Lake Jackson staff and they wanted the whole lot elevated 3 feet. He felt if they elevated the lot 3 feet they would flood the homes on Talisman. They are quite aware the parking lot and street will flood, but they are fine with that. The county is ready to start and will hopefully be starting in May.

APPROVE CONTRACT WITH BRAZORIA COUNTY FOR THE MAY 4, 2019 GENERAL ELECTION

On motion by Council member Roznovsky second by Council member Buell with all present members voting “aye” the contract was approved.

DISCUSS AND CONSIDER AN ORDINANCE ORDERING AN ELECTION TO BE HELD IN THE CITY OF LAKE JACKSON, ON SATURDAY, MAY 4, 2019, FOR THE PURPOSE OF ELECTING CERTAIN OFFICERS FOR THE CITY OF LAKE JACKSON – FIRST READING

On motion by Council member Roznovsky second by Council member Singhania with all present members voting “aye” the first reading was approved.

APPROVE INTERLOCAL AGREEMENT WITH BRAZORIA COUNTY FOR THE CONTINUED SHARED USE OF THE COUNTY HEALTH CLINIC

Mr. Sanchez stated the new vendor is Next Level. He stated that the County Health Clinic has had a positive effect on the City’s health insurance claims.

On motion by Roznovsky Council member second Singhania by Council member with all present members voting “aye” the interlocal agreement with Brazoria County for continued shared use of the County Health Clinic was approved.

RESOLUTION AMENDING THE ECONOMIC DEVELOPMENT FUND BY INCREASING EXPENDITURES FOR AC CHILLER REPAIRS AND THE REPLACEMENT OF A BOILER AT THE RECREATION CENTER IN THE AMOUNT OF \$115,000

On motion by Council member Roznovsky second by Council member Buell with all present members voting “aye” the resolution amending the economic development fund by increasing expenditures for AC chiller repairs and the replacement of a boiler at the recreation center in the amount of \$115,000 was approved.

DISCUSS AND CONSIDER AMENDING CH. 90 SUBDIVISIONS OF THE LAKE JACKSON CODE OF ORDINANCES TO DELETE REFERENCES TO AN APPLICATION FOR A PLAT THAT DOES NOT SUBDIVIDE LAND AND DOES NOT QUALIFY AS A SITE DEVELOPMENT

Mr. Aguirre stated he could not find an example of this being used and this is basically to clean up the ordinance.

On motion by Council member Buell second by Council member Broaddus with all present

members voting “aye” the amendment to Ch. 90 Subdivisions of the Lake Jackson code of ordinances to delete references to an application for a plat that does not subdivide land and does not qualify as a site development was approved.

DISCUSS AND CONSIDER AMENDING CHAPTER 70 SOLICITORS AND PEDDLERS

Ms. Russell stated this ordinance would bring is just a draft and this will define solicitor and peddler. This permit would be only for residential areas. Ms. Russell stated this is to protect residential privacy. It protects their rights from being disturbed. This ordinance brings this chapter of the Code into compliance with State laws.

UPDATE ON DRAINAGE IN THE PARKWOOD SUBDIVISION NEAR MOSS, CHESTNUT AND PALM LANE

Mr. Sanchez gave an update on the drainage.

Phase 2

- No updates this period.

Phase 3

- Additional limited field survey was collected at the end of December by Wilson Survey Group (WSG). This data will supplement the data collected previously and will aid in model development.
- Received processed field survey from WSG on 12/31/2018.
- Continued work on the H&H models. Began incorporation of 2D areas using the new LiDAR flown by Precision Aerial.

UPCOMING ACTIVITIES:

Phase 3

- Send the Cities all field survey collected for Phase 3 for their records.
- Continue work on H&H Analysis task.

PROJECT SCHEDULE AND UPCOMING DELIVERABLES:

Phase 2

- Alternative Development is on hold.

Phase 3

- H&H Analysis task is in progress.
- Per the contract schedule, draft H&H models will be submitted to the Cities mid-February 2019 and a meeting will be scheduled shortly after to discuss existing conditions results. The Cities will have one (1) month to review the H&H models and provide comments to FNI.

OUTSTANDING ISSUES OR INFO NEEDS:

Phase 2

- Feedback on proposed alternatives (City of Lake Jackson)

UPDATE ON CONSTRUCTION PROJECTS

- a. CONSTRUCTION FUNDS FINANCIAL UPDATE
- b. SIDEWALK PROJECTS
- c. UTILITY REPAIR PROJECTS
- d. DRAINAGE REPAIR PROJECTS
- e. WOODLAND PARK PROJECT

Mr. Herrera gave an update on the projects.

ITEMS OF COMMUNITY INTEREST

Council member Broaddus mentioned tree trimming going on at Lake Road. Mr. Mundo stated it may be CenterPoint.

Mr. Buell reminded everyone of Chief Parks retirement party at the Civic Center on Thursday.

Mayor Sipple announced the Chamber of Commerce banquet, Joe Ripple will be the new chairman.

Mayor Sipple mentioned the Martin Luther King parade was very nice.

ADJOURNMENT

There being no further business the meeting adjourned at 7:22 p.m.

These minutes read and approved this _____ day of _____, 2019.

Bob Sipple, Mayor

Alice A. Rodgers, City Secretary