NOTICE OF REGULAR AND JOINT MEETING OF CONROE CITY COUNCIL AND THE CONROE LOCAL GOVERNMENT CORPORATION CITY HALL COUNCIL CHAMBERS – 300 WEST DAVIS ST.

CONVENES: WEDNESDAY, SEPTEMBER 22, 2021 – 2:00 P.M. - RECESS
RECONVENES: THURSDAY, SEPTEMBER 23, 2021– 9:30 A.M. – ADJOURN

VIDEOCONFERENCE PARTICIPATION ALLOWED: It is intended that a quorum of the City Council be physically present in the City Council Chambers at all times during the meeting. If a quorum of the Council is physically present then, any other member of the Council, officer or employee of the City may participate in the meeting from a remote location by means of a video conference call if the video and audio feed of the remote participant is broadcast live at the meeting and complies with the provisions of Texas Gov. Code Section 551.127.

EXECUTIVE SESSION At any time during the WORK SESSION or ACTION AGENDA the City Council may announce it will go into closed session pursuant to Chapter 551 of the Texas Government Code to receive advice from legal counsel, to discuss matters of land acquisition, personnel matters or other lawful matters that are specifically related to items listed on this agenda. Prior to any such closed session the Mayor, in open session, will identify the agenda item to be discussed and the section or sections of Chapter 551 under which the closed discussion is authorized.

CALL TO ORDER
CALL OF ROLL

CITIZEN INQUIRIES – NOT TO EXCEED 30 MINUTES
Citizen inquiries are limited to 3 minutes per person. Preference is given to speakers addressing agenda items. Responses are limited to a recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision by Council shall be limited to a proposal to place the subject on the agenda of a future meeting.

WORK SESSION

A.	Presentation on becoming a Texas Historical Commission Certified Local Government.	**F. Robinson**
B.	Discuss an Ordinance to increase permit and platting fees.	**T. Woolley**
C.	Discuss a Resolution adopting the updated Title VI Compliance Plan related to transit programs funded in whole or part with state or federal funds.	**T. Woolley**
D.	Discuss an amendment to the Limited Eligibility Demand Response Service Agreement with Meals on Wheels Montgomery County (MOWMC).	**T. Woolley**
E.	Discuss a Resolution for the extension of temporary water service and emergency water service by the City of Willis for a subdivision to be developed in the City of Conroe's ETJ.	**T. Woolley**
F.	Discuss a Utility Extension Agreement between the City and LCP Woodlands Cottages 129 Prop. LLC, to extend City water and sewer mains from the existing mains north of FM 1488 to the south, along the west side of Buckshot Lane to the proposed Buckshot Landing Development.	**T. Woolley**
G.	Discuss a request for a partial abandonment of the Peach Street right-of-way, east of IH-45 Access Road, to the south end of Oak Street.	**T. Woolley**
H.	**Recess Open Meeting in order to conduct a Public Hearing for a request to partially abandon a portion of Peach Street 60-ft. right-of-way.** •**Conduct hearing and receive comments** •**Reconvene Open Meeting**	**Mayor Czajkoski**
I.	Discuss awarding Mowing and Landscaping Bid for the Public Works Service Center and Wastewater Treatment Plants to Alpha Lawn Care.	**N. McGuire**
J.	Discuss awarding Municipal Sludge/Waste Landfill Bid to New Earth, Inc.	**N. McGuire**

K. Discuss accepting Hazard Mitigation Grant from FEMA, through the Texas Division of Emergency Management (TDEM) for three backup power generators for the Recreation Center, Activity Center, and the Parks Department Operations/Office Facility. **K. Kreger**

L. Discuss naming the former Conroe YMCA property. **M. Riggens**

M. Discuss replacement of the irrigation system at the detention ponds at I-45 and Highway 105. **M. Riggens**

N. Legislative Update from Focused Advocacy. **S. Williams**

O. Discuss an Ordinance authorizing the Issuance of the City of Conroe, Texas Limited Tax Refunding Bonds, Series 2021; Authorizing a Pricing Officer to approve the amount, the interest rates, price, redemption provisions and terms thereof, and certain other procedures and provisions related thereto; and containing other matters related thereto. **S. Williams**

P. Discuss a Resolution authorizing publication of Notice of Intention to Issue City of Conroe, Texas Certificates of Obligation, Series 2021B, for the design, acquisition, construction, and improvement of certain public works, and authorizing certain other matters relating thereto. **S. Williams**

Q. Discuss a Resolution authorizing publication of Notice of Intention to Issue City of Conroe, Texas Certificates of Obligation, Series 2021C, for the design, acquisition, construction, and improvement of certain public works, and authorizing certain other matters relating thereto. **S. Williams**

R. Fourth amendment to the City's Capital Improvement Program Budget for FY 20-21. **S. Williams**

S. Fourth amendment to the City's Operating Budget for FY 20-21 **S. Williams**

T. Discuss agreement for service and reservation of sewer treatment capacity between the City of Conroe, Texas, and the City of Willis, Texas. **S. Williams**

U. Discuss approval for annual City-Wide software/hardware annual renewals, sole source purchases, bid renewals, agreements, and state mandated purchases to be made in FY 2021-2022 that will exceed $50,000. **S. Williams**

V. Discuss City of Conroe Fuel (Unleaded, Diesel, Dyed, and DEF) Bid Award – Midtex Oil, LP **S. Williams**

W. Discuss Performance Contract by and between City of Conroe, Texas, and Ameresco, Inc. **S. Williams**

X. **Recess Open Meeting in order to conduct Closed Executive Session for consultation with attorney to receive legal advice concerning the following threatened, contemplated or pending claims and litigation, and to deliberate other matters as authorized by Texas Government Code Chapter 551, Sections 551.071 and 551.072 relating to:** **Mayor Czajkoski**

- **SJRA GRP Contract Litigation (Sec. 551.071)**
- **QUADVEST, LP, et al vs. SJRA vs. CITY OF CONROE, et al (Sec. 551.071)**
- **Legal consultation concerning an Entergy Texas, Inc. application filed amending its Distribution Cost Recovery Factor (DCRF) increasing electric utility rates (Sec. 551.071)**
- **Deliberation concerning the purchase, exchange, lease or value of real property (Sec. 551.072)**

Reconvene Open Meeting

Briefing – The Council will be briefed on and may discuss any item on the Action Agenda.

Council Members Inquiry Time – Pursuant to Tex. Gov. Code Sec. 551.042 the Mayor or Council Members may inquire about a subject not specifically listed on this agenda. Responses are limited to a recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision shall be limited to a proposal to place the subject on the agenda of a future meeting.

RECESS

RECONVENE

THURSDAY, SEPTEMBER 23, 2021 – 9:30 A.M.

VIDEOCONFERENCE PARTICIPATION ALLOWED: It is intended that a quorum of the City Council be physically present in the City Council Chambers at all times during the meeting. If a quorum of the Council is physically present then, any other member of the Council, officer or employee of the City may participate in the meeting from a remote location by means of a video conference call if the video and audio feed of the remote participant is broadcast live at the meeting and complies with the provisions of Texas Gov. Code Section 551.127.

CALL TO ORDER
CALL OF ROLL
INVOCATION/PLEDGE

PROCLAMATIONS/RECOGNITIONS

CITIZEN INQUIRIES – NOT TO EXCEED 30 MINUTES

Citizen inquiries are limited to 3 minutes per person. Preference is given to speakers addressing agenda items. Responses are limited to a recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision by Council shall be limited to a proposal to place the subject on the agenda of a future meeting.

ACTION AGENDA

1.	**Workshop**	Consider an Ordinance to increase permit and platting fees.	**T. Woolley**
2.	**Workshop**	Consider a Resolution for the extension of temporary water service and emergency water service by the City of Willis for a subdivision to be developed in the City of Conroe's ETJ.	**T. Woolley**
3.	**Workshop**	Consider a Utility Extension Agreement between the City and LCP Woodlands Cottages 129 Prop. LLC, to extend City water and sewer mains from the existing mains north of FM 1488 to the south, along the west side of Buckshot Lane to the proposed Buckshot Landing Development.	**T. Woolley**
4.	**Workshop**	Consider a request for a partial abandonment of the Peach Street 60-ft. right-of-way.	**T. Woolley**
5.		**Recess Open Meeting in order to conduct a Public Hearing to receive comments on the consideration and approval of an Ordinance of the City of Conroe, Texas, reauthorizing the Conroe Park North Industrial Area as a Reinvestment Zone for the purposes of commercial-industrial tax abatement.** •**Conduct hearing and receive comments** •**Reconvene Open Meeting**	**Mayor Czajkoski**
6.		Consider an Ordinance of the City of Conroe, Texas, reauthorizing the Conroe Park North Industrial Area as a Reinvestment Zone for the purposes of commercial-industrial tax abatement.	**D. Scheiner**
7.	**Workshop**	Consider an Ordinance authorizing the Issuance of the City of Conroe, Texas Limited Tax Refunding Bonds, Series 2021; Authorizing a Pricing Officer to approve the amount, the interest rates, price, redemption provisions and terms thereof and certain other procedures, and provisions related thereto; and containing other matters related thereto.	**S. Williams**
8.	**Workshop**	Consider a Resolution authorizing publication of Notice of Intention to Issue City of Conroe, Texas Certificates of Obligation, Series 2021B, for the design, acquisition, construction, and improvement of certain public works, and authorizing certain other matters relating thereto.	**S. Williams**

9.	**Workshop**	Consider a Resolution authorizing publication of Notice of Intention to Issue City of Conroe, Texas Certificates of Obligation, Series 2021C, for the design, acquisition, construction, and improvement of certain public works, and authorizing certain other matters relating thereto.	
10.	**Workshop**	Consider agreement for service and reservation of sewer treatment capacity between the City of Conroe, Texas, and the City of Willis, Texas.	**S. Williams**
11.	**Workshop**	Consider City of Conroe Fuel (Unleaded, Diesel, Dyed, and DEF) Bid Award – Midtex Oil, LP	**S. Williams**
12.	**Workshop**	Approval of a Performance Contract by and between City of Conroe, Texas, and Ameresco, Inc.	**S. Williams**
13.		Consider Change Order request to increase Purchase Order to Montgomery County for its' 2% share of the 7% Hotel Occupancy Tax due to additional HOT collections.	**S. Williams**
14.		August 2021 Monthly Financial Summary Report.	**S. Williams**
15.		**Convene a Joint Meeting of the City Council of Conroe, Texas, and the Conroe Local Government Corporation (CLGC).** **JOINT MEETING AGENDA**	**Mayor Czajkoski**
		Approve payment of statements.	**S. Williams**
		ADJOURN CLGC JOINT MEETING, RESUME CITY COUNCIL MEETING	
16.	**Executive Session**	Consider adoption of an Ordinance denying the distribution cost recovery factor (DCRF) rate increase request of Entergy Texas, Inc. filed on or about August 31, 2021.	**G. Scott**

CONSENT AGENDA

17.	**Workshop**	Consider a Resolution adopting the updated Title VI Compliance Plan related to transit programs funded in whole or part with state or federal funds.	**T. Woolley**
18.	**Workshop**	Consider an amendment to the Limited Eligibility Demand Response Service Agreement with Meals on Wheels Montgomery County (MOWMC).	**T. Woolley**
19.	**Workshop**	Consider awarding Mowing and Landscaping Bid for the Public Works Service Center and Wastewater Treatment Plants to Alpha Lawn Care.	**N. McGuire**
20.	**Workshop**	Consider awarding Municipal Sludge/Waste Landfill Bid to New Earth, Inc.	**N. McGuire**
21.	**Workshop**	Consider accepting Hazard Mitigation Grant from FEMA, through the Texas Division of Emergency Management (TDEM) for three backup power generators for the Recreation Center, Activity Center, and the Parks Department Operations/Office Facility.	**K. Kreger**
22.	**Workshop**	Consider naming the former Conroe YMCA property.	**M. Riggens**
23.	**Workshop**	Consider replacement of the irrigation system at the detention ponds at I-45 and Highway 105.	**M. Riggens**
24.	**Workshop**	Fourth amendment to the City's Capital Improvement Program Budget for FY 20-21.	**S. Williams**
25.	**Workshop**	Fourth amendment to the City's Operating Budget for FY 20-21	**S. Williams**
26.	**Workshop**	Consider approval for annual City-Wide software/hardware annual renewals, sole source purchases, bid renewals, agreements, and state mandated purchases to be made in FY 2021-2022 that will exceed $50,000.	**S. Williams**
27.		Council Meeting Minutes of August 25 & 26, 2021.	**S. Gorjón**
28.		Payment of statements.	**S. Williams**

Adjourn

I certify that the above notice of meeting was posted on the bulletin board in City Hall, 300 West Davis, and in other places accessible to the public on the 17th day of September, 2021.

Soco M. Gorjón, City Secretary

Agenda Items: Council may vote and/or act upon each of the items listed in this agenda in an order considered to be convenient to the public and Council. One agenda item will be discussed at a time unless logic and practical consideration allow similar topics to be considered together for purposes of convenience and efficiency.

It is the policy of the City of Conroe to afford disabled persons maximum access to all public meetings. The City of Conroe will make reasonable accommodations to address the needs of persons with vision or hearing impairments or other disabilities, including the provision of readers or sign language interpreters when requested reasonably in advance.