CITY OF CONROE

NOTICE OF REGULAR & JOINT MEETING OF CONROE CITY COUNCIL AND CONROE LOCAL GOVERNMENT CORPORATION WORK SESSION CITY HALL COUNCIL CHAMBERS - 300 WEST DAVIS ST.

CONVENES: WEDNESDAY, SEPTEMBER 13, 2023 - 2:00 P.M. - RECESS
RECONVENES: THURSDAY, SEPTEMBER 14, 2023 - 6:00 P.M.

VIDEO CONFERENCE 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

1. Discuss the proposal from Raba Kistner for environmental services for Upper Stewarts Creek Sewer Rehabilitation project.
   C. Bogert

2. Discuss bids received for Water Plant No. 29 (Seven Coves Area).
   C. Bogert

3. Discuss Bid Award for Mosquito Fogging Services for FY 23-24.
   N. McGuire

4. Discuss CFD requesting a PO for NAFECO.
   K. Kreger

5. Discuss the appointment of Don Williams to the parks and recreation advisory board.
   M. Riggens

6. Discuss an amendment to provide local funding ($35,000) to the Meals on Wheels Montgomery County (MOWMC) Senior Rides program within the Conroe-Woodlands Urbanized Area. The Senior Rides program is a curb-to-curb transportation service for those who are either disabled or over the age of sixty. The Senior Rides program operates eight ADA compliant buses and serves over 500 clients, averaging 17,000 rides a year. The agreement with MOWMC supplements the cost of transportation services outside of the existing public transit system's coverage area. This amendment extends the funding agreement through September 30, 2024.
   N. Mikeska

7. Discuss a Petition from Lake Conroe Hills Municipal Utility District requesting to Annex into the District 42.373 Acres of Land.
   N. Mikeska

8. Discuss an addendum to the Interlocal Agreement dated October 6th, 2014, between the City and Brazos Transit District providing access to state public transit funding. Brazos Transit District acts as the fiscal agent and "passes through" funding to Conroe on an annual basis to support operations. The current addendum expired on August 31, 2023. This updated addendum extends the Interlocal agreement through August 31, 2026.
   N. Mikeska

9. Discuss amending the City Ordinance to reflect modifications to water and sewer rates.
   C. Boothe

10. Discuss a Resolution authorizing publication of Notice of Intention to issue City of Conroe, Texas Certificates of Obligation, Series 2023A for the design, acquisition, construction and improvement of certain public works, and authorizing certain other matters relating thereto.
    C. Boothe

11. Discuss a Resolution Authorizing Publication of Notice of Intention to issue city of Conroe, Texas Certificates of Obligation, Series 2023B, for the design, acquisition, construction and improvement of certain public works, and authorizing certain other matters relating thereto.
    C. Boothe

12. Discuss an Ordinance Authorizing the issuance of the City of Conroe, Texas Limited Tax Refunding Bonds, Series 2023; 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.
    C. Boothe

13. Discuss FY 23-24 Garbage and Recycling Rates.
    C. Boothe

14. Discussion of the Proposed FY 2023-24 Operating and CIP Budget.
    C. Boothe

15. Discuss an ordinance to repeal Article III - Curfew Hours for Minors in Chapter 46 of the Code of Ordinances, City of Conroe, Texas.
    M. Garner

16. Discuss an ordinance approving the Unanimous Settlement Agreement approved by order of the Texas Railroad Commission with respect to SiEnergy, LP's Statement of Intent to increase natural gas rates.
    M. Garner

17. Discuss an amended and restated Montgomery County Public Health District Cooperative Agreement with Montgomery County and the City of Panorama Village to extend the operation of the Montgomery County Public Health District until September 30, 2025.
    G. Scott

CONVENE MEETING OF THE CITY COUNCIL OF CONROE, TEXAS AND THE CONROE LOCAL GOVERNMENT CORPORATION (CLGC). MEETING AGENDA

18. Discuss Agreement with BCS for Post Construction Services for Qualified Hotel Project.
    C. Boothe

ADJOURN CLGC MEETING, RESUME CITY COUNCIL MEETING

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 551.071, 551.072, and 551.074 relating to:

19. *SJRA GRP Contract litigation (Sec. 551.071); and
    *QUADVEST, LP, et al vs. SJRA vs. CITY OF CONROE, ET AL (Sec. 551.071); and
    *Legal advice concerning contract provisions related to Hotel Convention Center project (Sec. 551.071); and
    *Deliberation concerning the purchase, exchange, lease or value of real property (Sec. 551 .072); and
    *Personnel Matters (Sec. 551.074)
    *City Secretary (Sec. 551.074)
    Mayor Czajkoski

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

Meeting Date: 09/13/2023
Department: Public Works
Contact: Chris Bogert, Asst. Director Engineering/Capital Imprvmts
Submitted By: Brandy Taylor, Engineering Projects Coordinator

Workshop

Item Type: Other

C. Bogert

Joint Meeting: No Joint Meeting

Description

Discuss the proposal from Raba Kistner for environmental services for Upper Stewarts Creek Sewer Rehabilitation project.

Summary / Recommendation

This proposal authorizes Raba Kistner to perform environmental services to the Upper Stewarts Creek Sanitary Sewer Rehabilitaion project. The scope is to conduct restoration activities to areas impacting the conservation area during construction. This vendor is on the current approved vendor list. Staff recommends the approval to Raba Kistner in the amount of $98,063.

Fiscal Impact

Expenditure Amount:	$98,063
Revenue Amount:	$0
Account Number:	508/8050/9030/H55
Budget Amendment Required Y/N:	N
Financial Review Complete:	CS
Financial Review Notes:	

Attachments

Raba Kistner Proposal

Meeting Date: 09/13/2023
Department: Public Works
Contact: Chris Bogert, Asst. Director Engineering/Capital Imprvmts
Submitted By: Brandy Taylor, Engineering Projects Coordinator

Workshop

Item Type: Bid Award

C. Bogert

Joint Meeting: No Joint Meeting

Description

Discuss bids received for Water Plant No. 29 (Seven Coves Area).

Summary / Recommendation

The scope of the project is to construct a water plant consisting of 1,500-gpm Jasper well, a 1.0 million gallon ground storage tank, three (3) booster pumps, a 15,000 gallon hydropneumatic tank, a precast MCC building with overhead crane, a 650-kW natural gas emergency generator, disinfection system, SCADA & Electrical works, yard piping, driveway and site paving, site grading, security fence, site restoration and other miscellaneous related items. On August 17, five (5) bids were received. This project is funded by CIDC. The committee reviewed and scored each bid. Staff recommends the contract be awarded to LEM Construction Co., Inc. in the amount of $8,784,790 to be substantially constructed in 520 days and fully complete in 550 days.

Fiscal Impact

Expenditure Amount:	$8,784,790
Revenue Amount:	$0
Account Number:	506/8040/9030/I43
Budget Amendment Required Y/N:	N
Financial Review Complete:	CS
Financial Review Notes:	

Attachments

Bid Tabulation
CIP Sheet

Meeting Date: 09/13/2023
Department: Public Works
Contact: Norman McGuire, Asst. City Administrator and Public Works Director
Submitted By: Jennifer Gilmore, Adm. Assistant - Public Works

Workshop

Item Type: Bid Award

N. McGuire

Joint Meeting: No Joint Meeting

Description

Discuss Bid Award for Mosquito Fogging Services for FY 23-24.

Summary / Recommendation

Cypress Creek only bidder for mosquito fogging services. Staff recommends awarding bid to Cypress Creek Pest Control in the amount of $106,600.00.

Fiscal Impact

Expenditure Amount:	$106,600.00
Revenue Amount:	
Account Number:	001-1540-8060
Budget Amendment Required Y/N:	N
Financial Review Complete:	CS
Financial Review Notes:	

Attachments

Cypress Creek Price Sheet

Meeting Date: 09/13/2023
Department: Fire
Contact: Ken Kreger, Fire Chief
Submitted By: Meloney Taylor, Secretary - Fire

Workshop

Item Type: Bid Award

Item Type: Bid Award

K. Kreger

Joint Meeting: No Joint Meeting

Description

Discuss CFD requesting a PO for NAFECO.

Summary / Recommendation

We are requesting a new PO in the amount of $68,000.00 for NAFECO to pay two remaining invoices. Inv#1217716 in the amount of $62,651.40, which is for 8 sets of annual replacement & the 6 new hires that started earlier this year. We went over our org PO23-00172 for $214,000.00 due to the order of 15 annual replacements from 2022 not being invoiced until 10/28/23(Inv#1172954 for $59,908.50). There is also an outstanding invoice in the amount of $4,475.10 for new hire FF Fernandez. NAFECO is on Buyboard Contract#670-22

Attachments

NAFECO buyboard letter

Meeting Date: 09/13/2023
Department: Parks & Recreation
Contact: Mike Riggens, Parks & Recreation Director
Submitted By: Mike Riggens, Parks & Recreation Director

Workshop

Item Type: Resolution

Item Type: Resolution

M. Riggens

Joint Meeting: No Joint Meeting

Description

Discuss the appointment of Don Williams to the parks and recreation advisory board.

Summary / Recommendation

A position is available on the parks and recreation advisory board and per city ordinance (Sec. 2-83), members of the board will be appointed by the mayor with the approval of a majority vote of the city council. The mayor recommends Don Williams fill the vacant position. Mr. Williams has been a resident of Conroe for 35 years and he and his family are frequent users of the parks and centers. Mr. Williams is very interested in helping continue the maintenance and development of the very robust park system and would like the opportunity to be a part of decisions or recommendations affecting city parks and centers. Don is married and has two grown children.

Attachments

Pks Rec

Meeting Date: 09/13/2023
Department: Community Development
Contact: Nancy Mikeska, Asst. City Administrator and Community Development Director
Submitted By: Shawn Davis, Asst. Director Transportation

Workshop

Item Type: Other

N. Mikeska

Joint Meeting: No Joint Meeting

Description

Discuss an amendment to provide local funding ($35,000) to the Meals on Wheels Montgomery County (MOWMC) Senior Rides program within the Conroe-Woodlands Urbanized Area. The Senior Rides program is a curb-to-curb transportation service for those who are either disabled or over the age of sixty. The Senior Rides program operates eight ADA compliant buses and serves over 500 clients, averaging 17,000 rides a year. The agreement with MOWMC supplements the cost of transportation services outside of the existing public transit system's coverage area. This amendment extends the funding agreement through September 30, 2024.

Summary / Recommendation

Approve the FY24 Amendment for Transportation Services between the City and Meals on Wheels Montgomery County.

Fiscal Impact

Expenditure Amount:	$35,000
Revenue Amount:	
Account Number:	001-1044-8060
Budget Amendment Required Y/N:	N
Financial Review Complete:	CS
Financial Review Notes:	

Attachments

MOWMC FY19 Transportation Svc Agreement
FY42 MOWMC Amendment Transportation Services

Meeting Date: 09/13/2023
Department: Community Development
Contact: Nancy Mikeska, Asst. City Administrator and Community Development Director
Submitted By: Nancy Mikeska, Asst. City Administrator and Community Development Director

Workshop

Item Type: Resolution

Item Type: Resolution
N. Mikeska
Joint Meeting: No Joint Meeting

Description
Discuss a Petition from Lake Conroe Hills Municipal Utility District requesting to Annex into the District 42.373 Acres of Land.

Summary / Recommendation
Discuss a Petition from Lake Conroe Hills Municipal Utility District requesting to Annex into the District 42.373 Acres of Land.

Attachments
Petition from Lake Conroe Hills
M & Bs
Boundary Lake Conroe Hills
Survey

Meeting Date: 09/13/2023
Department: Community Development
Contact: Nancy Mikeska, Asst. City Administrator and Community Development Director
Submitted By: Shawn Davis, Asst. Director Transportation

Workshop

Item Type: Other

N. Mikeska

Joint Meeting: No Joint Meeting

Description

Discuss an addendum to the Interlocal Agreement dated October 6th, 2014, between the City and Brazos Transit District providing access to state public transit funding. Brazos Transit District acts as the fiscal agent and "passes through" funding to Conroe on an annual basis to support operations. The current addendum expired on August 31, 2023. This updated addendum extends the Interlocal agreement through August 31, 2026.

Summary / Recommendation

Approve the Interlocal Agreement Addendum between Conroe and Brazos Transit District to extend access for state public transit funding.

Fiscal Impact

Expenditure Amount:	0.00
Revenue Amount:	87,347
Account Number:	253-1044-8057
Budget Amendment Required Y/N:	N
Financial Review Complete:	
Financial Review Notes:	

Attachments

Conroe State Funds ILA Brazos Transit District
Conroe BTD ILA Addendum

Meeting Date: 09/13/2023
Department: Finance
Contact: Collin Boothe, Asst. City Administrator and Director of Finance
Submitted By: Rachel Kulhavy, Finance Mgr

Workshop

Item Type: O,PRES

C. Boothe

Joint Meeting: No Joint Meeting

Description

Discuss amending the City Ordinance to reflect modifications to water and sewer rates.

Summary / Recommendation

As per the results of the City's 2023 water and sewer rate study, prepared by NewGen Strategies & Solutions, as well as the proposed FY 23-24 budget, the City is proposing to modify its water and sewer rates beginning October 1, 2023. This change is necessary to cover the rising costs of maintaining and operating our sewer system as well as to cover necessary improvements and modifications to our current water and sewer infrastructure. The proposed rate modification includes: 1) Lowering the Surface Water Conversion Fee/SJRA Pass-through fee to $3.45/1,000 gallons consumed. 2) A 3.25% increase in water and sewer rates for residential customers and a 6.75% increase in water and sewer rates for commercial customers. Staff recommends approval of the proposed FY 2023-24 water and sewer rate modification.

Fiscal Impact

Expenditure Amount:	$
Revenue Amount:	$
Account Number:	002-2000
Budget Amendment Required Y/N:	N
Financial Review Complete:	CS
Financial Review Notes:	

Attachments

Ordinance
Water & Sewer Rate Study

Meeting Date: 09/13/2023
Department: Finance
Contact: Collin Boothe, Asst. City Administrator and Director of Finance
Submitted By: Cassie Smith, Asst. Director of Finance

Workshop

Item Type: PRES,RES

C. Boothe

Joint Meeting: No Joint Meeting

Description

Discuss a Resolution authorizing publication of Notice of Intention to issue City of Conroe, Texas Certificates of Obligation, Series 2023A for the design, acquisition, construction and improvement of certain public works, and authorizing certain other matters relating thereto.

Summary / Recommendation

Attached to this item is a draft of a resolution that will authorize the issuance of the 2023A Certificates of Obligation (COs) for projects approved in the FY23-24 Capital Improvement Program (CIP). The issuance will be approximately $8,385,000, plus administrative costs. Also, attached is a list of projects that will be funded by the 2023A COs. The present estimate of the cost is listed by each project. Note that this list is preliminary and may be revised lower due to project design and construction timelines. Delivery of the bonds is expected on December 7, 2023. It is recommended that the City Council approve the Resolution Authorizing Publication of Notice of Intention to Issue City of Conroe, Texas Certificates of Obligation, Series 2023A, for the design, acquisition, construction and improvement of certain public works, and authorizing certain other matters relating thereto.

Fiscal Impact

Expenditure Amount:	$
Revenue Amount:	$8,385,000
Account Number:	610-1020-6103
Budget Amendment Required Y/N:	N
Financial Review Complete:	CS
Financial Review Notes:	

Attachments

2023A Resolution
2023A Project List

Meeting Date: 09/13/2023
Department: Finance
Contact: Collin Boothe, Asst. City Administrator and Director of Finance
Submitted By: Cassie Smith, Asst. Director of Finance

Workshop

Item Type: PRES,RES

C. Boothe

Joint Meeting: No Joint Meeting

Description

Discuss a Resolution Authorizing Publication of Notice of Intention to issue city of Conroe, Texas Certificates of Obligation, Series 2023B, for the design, acquisition, construction and improvement of certain public works, and authorizing certain other matters relating thereto.

Summary / Recommendation

Attached to this item is a draft of a resolution that will authorize the issuance of the 2023B Certificates of Obligation (COs) for projects approved in the FY23-24 Capital Improvement Program (CIP). The issuance will be approximately $36,345,000, plus administrative costs. Also attached is a list of projects that will be funded by the 2023B COs. The present estimate of cost is listed by each project. Note that this list is preliminary and may be revised lower due to project design and construction timelines. Delivery of the bonds is expected on December 7, 2023. It is recommended that the City Council approve the Resolution Authorizing Publication of Notice of Intention to Issue City of Conroe, Texas Certificates of Obligation, Series 2023B, for the design, acquisition, construction and improvement of certain public works, and authorizing certain other matters relating thereto.

Fiscal Impact

Expenditure Amount:	$
Revenue Amount:	$36,345,000
Account Number:	509-2000-6103
Budget Amendment Required Y/N:	N
Financial Review Complete:	CS
Financial Review Notes:	

Attachments

2023B Resolution
2023B Project List

Meeting Date: 09/13/2023
Department: Finance
Contact: Collin Boothe, Asst. City Administrator and Director of Finance
Submitted By: Cassie Smith, Asst. Director of Finance

Workshop

Item Type: O,PRES

C. Boothe

Joint Meeting: No Joint Meeting

Description

Discuss an Ordinance Authorizing the issuance of the City of Conroe, Texas Limited Tax Refunding Bonds, Series 2023; 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.

Summary / Recommendation

Attached to this item is a schedule of events outlining the process for issuing the 2023 Limited Tax Refunding Bonds. Also attached is an ordinance that will authorize a pricing officer to approve the amount, interest rates, and pricing of the bonds. The amount that will authorize a pricing officer to approve the amount, interest rates and pricing of the bonds. The amount that will be refunding is $25,235,000 which includes the 2014 Certificates of Obligation and the 2013 Water & Sewer System Revenue Bonds. The bond sale is expected to be on November 8, 2023 and the refunding is expected to close on December 7, 2023. It is recommended that the City Council approve the Ordinance Authorizing the Issuance of the City of Conroe, Texas Limited Tax Refunding Bonds, Series 2023; 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.

Fiscal Impact

Expenditure Amount:	$
Revenue Amount:	$
Account Number:	TBD
Budget Amendment Required Y/N:	N
Financial Review Complete:	CS
Financial Review Notes:	

Attachments

2023 Ltd Tax Rfdg Ordinance

Meeting Date: 09/13/2023
Department: Finance
Contact: Collin Boothe, Asst. City Administrator and Director of Finance
Submitted By: Collin Boothe, Asst. City Administrator and Director of Finance

Workshop

Item Type: O,PRES

C. Boothe

Joint Meeting: No Joint Meeting

Description

Discuss FY 23-24 Garbage and Recycling Rates.

Summary / Recommendation

The City of Conroe's solid waste contract with Waste Management began on October 1, 2017. The contract covers residential and small commercial service. The contract includes a rate increase of 1.9% automatically on October 1 of each year of the contract. The City's Utility Billing Department handles administering the contract including billing customers through utility bills. The City typically charges a franchise fee to utilities operating within the City. Franchise fees are charged to cover the cost of administration and policing rights-of-way. In the case of solid waste service, the City also incurs costs to process residential and small commercial customer's bills through the Utility Billing Department and maintain streets due to wear and tear from garbage/recycling trucks. Therefore, staff is proposing to continue charging a 10% fee (5% franchise fee + 5% administrative fee) to be added to the rates charged by Waste Management. These revenues were considered in the FY 23-24 Operating Budget; therefore, staff recommends approval.

Fiscal Impact

Expenditure Amount:	TBD
Revenue Amount:	$516,022
Account Number:	001-1020-5010
Budget Amendment Required Y/N:	N
Financial Review Complete:	CS
Financial Review Notes:	

Attachments

FY2324 Garbage Rate Ordinance
FY23-24 Garbage Rate Letter

Meeting Date: 09/13/2023
Department: Finance
Contact: Collin Boothe, Asst. City Administrator and Director of Finance
Submitted By: Rachel Kulhavy, Finance Mgr

Workshop

Item Type: Presentation

Item Type: Presentation

C. Boothe

Joint Meeting: No Joint Meeting

Description

Discussion of the Proposed FY 2023-24 Operating and CIP Budget.

Summary / Recommendation

This item is to discuss the Proposed FY 2023-24 Operating and CIP budget.

Meeting Date: 09/13/2023
Department: Legal
Contact: Mike Garner, Interim City Attorney
Submitted By: Mike Garner, Interim City Attorney

Workshop

Item Type: Ordinance

Item Type: Ordinance

M. Garner

Joint Meeting: No Joint Meeting

Description

Discuss an ordinance to repeal Article III - Curfew Hours for Minors in Chapter 46 of the Code of Ordinances, City of Conroe, Texas.

Summary / Recommendation

The 88th regular session of the Texas Legislature passed, and the Governor signed, House Bill 1819. House Bill 1819 prohibits Texas municipalities from enacting new juvenile curfew ordinances and enforcing already established juvenile ordinances. This Ordinance is proposed in response to House Bill 1819. House Bill 1819 specifically states that a city may impose a curfew in times of emergency management consistent with Chapter 418, Texas Government Code.

Attachments

Curfew

Meeting Date: 09/13/2023
Department: Legal
Contact: Mike Garner, Interim City Attorney
Submitted By: Mike Garner, Interim City Attorney

Workshop

Item Type: Ordinance

Item Type: Ordinance

M. Garner

Joint Meeting: No Joint Meeting

Description

Discuss an ordinance approving the Unanimous Settlement Agreement approved by order of the Texas Railroad Commission with respect to SiEneregy, LP's Statement of Intent to increase natural gas rates.

Summary / Recommendation

This Ordinance will approve the Unanimous Settlement Agreement entered before the Texas Railroad Commission with respect to SiEnergy, LP's Statement of Intent to increase natural gas rates submitted on May 5, 2023. Local governments with citizens impacted by the proposed rate increase sought intervention and cities served by SiEnergy suspended the rate increase pending a resolution. A Unanimous Settlement Agreement was reached and the Commission entered an order on August 9, 2023. In the City of Conroe, SiEnergy serves fewer than 1,200 customers. With respect to SiEnergy's residential customers in the City: the current average monthly bill is $54.86; SiEnergy's proposed monthly average was $70.02; and the Settlement's monthly average will be $63.50. With respect to SiEnergy's commercial customers in the City: the current average monthly bill is $430.68; SiEnergy's proposed monthly average was $526.30; and the Settlement's monthly average will be $473.62.

Attachments

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Meeting Date: 09/13/2023
Department: Administration
Contact: Gary Scott, City Administrator
Submitted By: Pamela Brown, Adm. Assistant - Adminstration

Workshop

Item Type: Presentation

Item Type: Presentation

G. Scott

Joint Meeting: No Joint Meeting

Description

Discuss an amended and restated Montgomery County Public Health District Cooperative Agreement with Montgomery County and the City of Panorama Village to extend the operation of the Montgomery County Public Health District until September 30, 2025.

Summary / Recommendation

Amended and Restated Montgomery County Public Health District Cooperative Agreement with Montgomery County and the City of Panorama Village to extend the operation of the Montgomery County Public Health District until September 30, 2025

Attachments

K:\Dynamic\Admin Assistant - Pam\City Administrator

Meeting Date: 09/13/2023
Department: Finance
Contact: Collin Boothe, Asst. City Administrator and Director of Finance
Submitted By: Collin Boothe, Asst. City Administrator and Director of Finance

Workshop

Item Type: Other

C. Boothe

Joint Meeting: CLGC

Description

Discuss Agreement with BCS for Post Construction Services for Qualified Hotel Project.

Summary / Recommendation

The Hyatt Regency Conroe Hotel & Convention Center was developed and constructed as a Qualified Hotel Project (QHP) in compliance with Chapter 351 of the Texas Tax Code. State law generally authorizes certain municipalities in Texas to receive a rebate of the state hotel occupancy tax and state sales tax collected at a QHP located near a convention center over a ten-year period after the hotel opens for initial occupancy. Entities must submit an application and documents to the Texas Comptroller of Public Accounts in order to receive the rebates. The purpose of this agenda item is to approve an agreement with BCS to prepare the Hyatt Regency Conroe's application to the Comptroller. Brandon Aghamalian is the president of BCS and Focused Advocacy, who is the City's current legislative consultant. Mr. Aghamalian has experience with QHP applications with the Comptroller's Office. He has worked with the cities of Irving, El Paso, and Grand Prairie. He has worked on 5 out of the 10 QHP applications under the new program. His firm has also managed several cities' private letter ruling requests regarding QHPs that are either still in the development stage or under construction but have not reached the application stage. Staff recommends approval of the Agreement with BCS for Post Construction Services for Qualified Hotel Project.

Fiscal Impact

Expenditure Amount:	$55,000
Revenue Amount:	TBD
Account Number:	700-7100-8031
Budget Amendment Required Y/N:	N
Financial Review Complete:	CHB
Financial Review Notes:	

Attachments

Agreement with BCS

Meeting Date: 09/13/2023
Department: Legal
Contact: Mike Garner, Interim City Attorney
Submitted By: Yanira Peres-Gutierrez, Adm. Assistant - Legal

Workshop

Item Type: Executive Session

Item Type: Executive Session

Mayor Czajkoski

Joint Meeting: No Joint Meeting

Description

*SJRA GRP Contract litigation (Sec. 551.071); and
*QUADVEST, LP, et al vs. SJRA vs. CITY OF CONROE, ET AL (Sec. 551.071); and
*Legal advice concerning contract provisions related to Hotel Convention Center project (Sec. 551.071); and
*Deliberation concerning the purchase, exchange, lease or value of real property (Sec. 551 .072); and
*Personnel Matters (Sec. 551.074)
*City Secretary (Sec. 551.074)

Summary / Recommendation

*SJRA GRP Contract litigation (Sec. 551.071); and *QUADVEST, LP, et al vs. SJRA vs. CITY OF CONROE, ET AL (Sec. 551.071); and *Legal advice concerning contract provisions related to Hotel Convention Center project (Sec. 551.071); and *Deliberation concerning the purchase, exchange, lease or value of real property (Sec. 551 .072); *Personnel Matters (Sec. 551.074)