CITY OF CONROE

NOTICE OF REGULAR MEETING
OF CONROE CITY COUNCIL
WORK SESSION
CITY HALL COUNCIL CHAMBERS - 300 WEST DAVIS ST. CONROE, TX

CONVENES: WEDNESDAY, AUGUST 21, 2024 - 2:00 P.M. - RECESS
RECONVENES: THURSDAY, AUGUST 22, 2024 - 9:30 A.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.

NOTICE: Any required Conflict of Interest affidavits pursuant to Chapter 171, Texas Local Government Code shall be submitted to the City Secretary prior to the start of this meeting.

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 temporary Development Moratorium within certain specified areas of the city.
   G. Hall

2. Conduct a Public Hearing regarding the temporary Development Moratorium within certain specified areas of the City.
   G. Hall

3. Discuss changes to Chapter 94 of the Subdivision Ordinance.
   G. Hall

4. HGAC TIP Projects - Airport Road and Foster Drive Presentation from The Goodman Corporation.
   G. Hall

5. Discuss the requested partial release of Old Montgomery Road, being 1.719 acres.
   G. Hall

6. Conduct a Public Hearing for the requested partial release of Old Montgomery Road, being 1.719 acres.
   G. Hall

7. Discuss the notification of Lot Consolidation approvals.
   G. Hall

8. Discuss approval of GLO Contract No. 24-065-075-E686 CDBG Mitigation Program.
   G. Hall

9. Discuss a request from Mrs. Heather George to allow a building encroachment into the side building line for 511 N 3rd St. and to allow driveway access off of an unimproved alley for 304 E Phillips St.
   N. McGuire

10. Discuss bid award for remote mowers.
    N. McGuire

11. Discuss additional funds for 4th quarter installments to Lone Star Groundwater Conservation District.
    N. McGuire

12. Discuss assigning authorized designations for grants.
    N. McGuire

13. Discuss additional funds for debris removal.
    N. McGuire

14. Discuss the 2024 appointment to the Houston Galveston Area Council - Transportation Advisory Committee.
    N. McGuire

15. Discuss Recommendations for Animal Shelter Operation.
    L. Tipton

16. Discuss and clarify Chapter 2, Section 2-32, Educational Incentive Pay for Councilmembers.
    N. Mikeska

17. Discuss revised emergency generator grant application due to revised scope of work.
    N. Mikeska

18. Discuss Monthly Financial Summary Report - July 2024.
    C. Boothe

19. Discuss adopting a multi-family water/sewer fee to utility accounts with multiple residential services being provided by a common meter.
    C. Boothe

20. Discuss Repealing Park Board Compensation.
    C. Boothe

21. Discuss Repealing Planning Commission Compensation.
    C. Boothe

22. Discuss a Resolution approving the Montgomery County Emergency Communication District Fiscal Year 2025 Budget.
    M. Garner

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:

23. *SJRA GRP Contract litigation (Sec.551.071).
*QUADVEST, LP, et al vs. SJRA vs. CITY OF CONROE, ET AL (Sec.551.071).
*Legal advice concerning contract provisions related to Hotel Convention Center project (Sec.551.071).
*Deliberation concerning the purchase, exchange, lease or value of real property (Sec.551.072).
*Personnel Matters (Sec.551.074).
Mayor Coon

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

CITY OF CONROE

RECONVENE
THURSDAY, AUGUST 22, 2024 - 9:30 A.M.

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CALL TO ORDER

CALL OF ROLL

INVOCATION/PLEDGE

PROCLAMATIONS/RECOGNITIONS

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ACTION AGENDA

1. Consider changes to Chapter 94 of the Subdivision Ordinance. — Workshop
   G. Hall

2. Consider approval of GLO Contract No. 24-065-075-E686 CDBG Mitigation Program. — Workshop
   G. Hall

3. Consider a request from Mrs. Heather George to allow a building encroachment into the side building line for 511 N 3rd St. and to allow driveway access off of an unimproved alley for 304 E Phillips St. — Workshop
   N. McGuire

4. Consider assigning authorized designations for grants. — Workshop
   N. McGuire

5. Consider the 2024 appointment to the Houston Galveston Area Council - Transportation Advisory Committee. — Workshop
   N. McGuire

6. Consider termination of Care Corporation Agreement with the City of Conroe. — Workshop
   L. Tipton

7. Consider revised emergency generator grant application due to revised scope of work. Workshop
N. Mikeska

8. Consider adopting a multi-family water/sewer fee to utility accounts with multiple residential services being provided by a common meter. Workshop
C. Boothe

9. Consider Repealing Park Board Compensation. Workshop
C. Boothe

10. Consider Repealing Planning Commission Compensation. Workshop
C. Boothe

11. Conduct a Public Hearing for the FY 2024-2025 Operating Budget.
C. Boothe

12. Consider postponing final adoption of the FY 24-25 Operating Budget until Thursday, September 12, 2024, at 6:00 p.m.
C. Boothe

13. Consider a Resolution approving the Montgomery County Emergency Communication District Fiscal Year 2025 Budget. Workshop
M. Garner

CONSENT AGENDA

14. Consider partial release of Old Montgomery Road, being 1.719 acres. Workshop
G. Hall

15. Consider the notification of Lot Consolidation approvals. Workshop
G. Hall

16. Consider bid award for remote mowers. Workshop
N. McGuire

17. Consider additional funds for 4th quarter installments to Lone Star Groundwater Conservation District. Workshop
N. McGuire

18. Consider additional funds for debris removal. Workshop
N. McGuire

19. Consider July 2024 Monthly Financial Summary Report. Workshop
C. Boothe

20. Council Minutes held May 22 & 23, 2024, June 12 & 13, 2024, and June 25, 2024.
S. Quinlan

PAYMENT OF STATEMENTS

21. Vendor: Core & Main
N. McGuire

22. Vendor: DRC Emergency Services
N. McGuire

23. Vendor: LEM Construction Co., Inc.
N. McGuire

24. Vendor: LJA Engineering, Inc.
N. McGuire

25. Vendor: Larry Young Paving, Inc.
N. McGuire

26. Vendor: Montgomery County Hospital District
M. Legoudes

27. Vendor: Reddico Construction Company, Inc.
N. McGuire

28. Vendor:San Jacinto River Authority/GRP Division
C. Boothe

29. Vendor: Stealth Partner Group Stop/Loss
A. Houser

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 16th day of August, 2024.

Sami H. Quinlan

Sami H. Quinlan, Int. 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.