

THE STATE OF TEXAS §
COUNTY OF BRAZORIA §
CITY OF MANVEL §

LARRY AKERY, COUNCIL PLACE 1
LORRAINE HEHN, COUNCIL PLACE 2
NICOLE TYSON, COUNCIL PLACE 3
DAN DAVIS, COUNCIL PLACE 4
JASON ALBERT, COUNCIL PLACE 5
JEROME HUDSON, COUNCIL PLACE 6



DEBRA DAVISON, MAYOR
KYLE JUNG, CITY MANAGER
TAMMY BELL, CITY SECRETARY

**NOTICE OF A CITY COUNCIL MEETING
OF THE CITY OF MANVEL
May 3, 2021**

**NOTICE IS HEREBY GIVEN
6:00 P.M. WORKSHOP – 7:00 P.M. REGULAR SESSION**

Pursuant to Chapter 551, Title 5 of the Texas Government Code, the Texas Open Meetings Act, notice is hereby given that the City of Manvel will convene a regular City Council meeting Via Teleconference for the purpose of discussing and if appropriate, take action with respect to the following items:

This meeting will be open to the public via teleconference City Hall will be CLOSED to the public.

A temporary suspension of the Open Meetings Act to allow telephone or videoconference public meetings has been granted by Governor Greg Abbott. These actions are being taken to mitigate the spread of COVID-19 by avoiding meetings that bring people into a group setting and in accordance with Section 418.016 of the Texas Government Code.

Members of the public are entitled to participate remotely via Microsoft Teams Teleconferencing.

Citizens may join the Meeting (in listen mode only) by calling 210-469-0207 or Toll Free 1-877-257-2190 and entering the Meeting ID: 985 194 548#

To view the agenda packet for this meeting visit our website at www.cityofmanvel.com.

A recording of the telephone meeting will be made and available to the public in accordance with the Open Meetings Act upon written request.

***Members of the public who wish to submit written comments on a listed agenda item must submit their comments via the Public Comment Request Form found on the city website www.cityofmanvel.com or by emailing tbell@cityofmanvel.com or by calling 281-489-0630 x6 for staff assistance.

*****All Public Comment Requests must be received before 5:00 p.m., on May 3, 2021.**

NOTE: The City Council of the City of Manvel reserves the right to discuss any items in Closed Session whenever authorized under the Texas Open Meetings Act, Chapter 551, of the Texas Government Code. The City Council may discuss the items on this agenda in any order.

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpreter services must be made 48 hours prior to this meeting. Please contact the City Secretary at 281-489-0630 for further information.

Workshop Session

Discussion on Capital Projects Fund

Discussion on a Grant Writing Policy as requested at the April 19, 2021 City Council Meeting.

Discussion on any subject addressed on the Agenda for May 3, 2021.

Regular Session

Call To Order

Inspirational Reading - Council Member Larry Akery

Pledge

Pledge of Allegiance and Texas Pledge: "Honor the Texas flag; I pledge allegiance to thee Texas, one state under God, one and indivisible.

Citizen Comments: "Comment Card" Required

****Members of the public who wish to submit written comments on a listed agenda item must submit their comments via the Public Comment Request Form found on the city website www.cityofmanvel.com or by emailing thelft@cityofmanvel.com or by calling 281-489-0630 x4 for staff assistance.*

Presentation

Proclamation - May 2, 2021-May 8, 2021
Municipal Clerks Week

City Manager Update

Update on current events and city issues.

Regular Agenda

1. Consideration and possible action to approve scheduling a special called City Council Meeting on May 10, 2021 at 6:00 p.m. to Canvass the May 1, 2021 General Election.
2. Consideration and possible action to approve the Notice to Withdraw as a participating jurisdiction in the Brazoria County CDBG and Home Program for Federal FY 2022-2024 and authorize the City Manager to execute the withdraw form.
3. Consideration and possible action to direct staff regarding available funding from the General Land Office (GLO) and Brazoria County. (Requested by Council Member Davis)

4. Consideration and possible action on a request by Meridiana to approve an appeal to the City's Designated Official's interpretation that the Meridiana General Development Plan Amendment #18 (as submitted to City Staff on March 24, 2021) does not adequately display "overall circulation" as required within the O-PUD agreement.
5. Consideration and possible action to approve a Subdivision Variance to Chapter 62, Section 62-119 (d) (1) and (2) Additional Street Requirement and authorize the Mayor to execute the Development Agreement for 0.8264 acres of property located at 7523 Russell Street.
6. Staff update on the following Master Plans;
 - a) Master Water Plan
 - b) Master Wastewater Plan
 - c) Master Drainage Plan

Consent Agenda

All Consent Agenda items listed are considered to be routine by the City Council and will be approved by one motion. There will be no separate discussion of these items unless a City Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in sequence on the Agenda.

A) Approve Final Plat for Meridiana Cumulus Drive Phase 2;
BEING A SUBDIVISION OF 2.358 ACRES; BEING A PARTIAL REPLAT OF A PORTION OF LOTS 6 & 7 OF LULLING STONE SECTION THREE, A SUBDIVISION AS PER PLAT RECORDED IN VOL. 22, PG. 231-234 OF THE BRAZORIA COUNTY PLAT RECORDS; OUT OF THE OLIVER HALL SURVEY, A-203, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

B) Approve Final Plat for Meridiana Section 28A;
BEING A SUBDIVISION OF 13.78 ACRES OUT OF THE OLIVER HALL SURVEY, ABSTRACT 203; ALSO BEING A PARTIAL REPLAT OF A PORTION OF LOTS 5, 6, & 7, OF LULLING STONE SECTION THREE, AS RECORDED IN VOL. 22, PG. 231-234, BRAZORIA COUNTY PLAT RECORDS, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

C) Approve Final Plat for Meridiana Section 33A;
BEING A SUBDIVISION OF 13.75 ACRES OUT OF THE OLIVER HALL SURVEY, ABSTRACT 203, AND ALSO, BEING A REPLAT OF LOTS 1-2, BLOCK 1, OF LULLING STONE SECTION 3, AS RECORDED IN BRAZORIA COUNTY PLAT RECORDS VOL. 22, PG. 231-234, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

D) Approve Final Plat for Meridiana Detention Reserve T Phase 1,
BEING A SUBDIVISION OF 14.03 ACRES OUT OF THE H.T. & B.R.R. CO. SURVEY, SECTION 61, A-282, AND THE OLIVER HALL SURVEY, A-203, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

E) Approve 30-day plat extension for a Preliminary Plat for Meridiana Inspiration Way Phase 2,
BEING A SUBDIVISION OF 5.46 ACRES OUT OF THE OLIVER HALL SURVEY, A-203,
CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

F) Approve a 30-day extension for the Plat for Meridiana Detention Reserve Y;
BEING A SUBDIVISION OF 9.98 ACRES OUT OF THE OLIVER HALL SURVEY, A-203,
CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

G) Approve a 30-day plat extension for the Preliminary Plat for Meridiana Section 10A;
BEING A SUBDIVISION OF 12.94 ACRES OUT OF THE OLIVER HALL SURVEY, A-
203, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

H) Approve a 30-day plat extension for the Preliminary Plat for Avellino Section 1;
BEING A SUBDIVISION OF 50.753 ACRES OUT OF THE H.T. & B.R.R. CO. SURVEY,
SECTION NO. 71, A-291, IN BRAZORIA COUNTY, TEXAS; AND ALSO BEING A
PARTIAL REPLAT OF THE EMIGRATION LAND COMPANY SUBDIVISION AS
RECORDED IN VOL. 2, PG. 81-82, B.C.P.R.

I) Approve second and final reading of Ordinance 2021-O-15;
AN ORDINANCE OF THE CITY OF MANVEL, TEXAS, FORMALLY ESTABLISHING
AND RATIFYING THE ADMINISTRATIVE DEPARTMENTS OF THE CITY;
APPROVING THE CITY OF MANVEL ORGANIZATIONAL CHART; PROVIDING AN
EFFECTIVE DATE.

J) Concurrence with the City Managers decision to hire Gilbert Salas as Director of Community
Services.

K) Approve meeting minutes to date.

Executive Session

City Council will convene into Executive Session pursuant to Texas Government Code, Sec. 551.074. "Personnel Matters - to deliberate the appointment, employment, evaluation, and duties of a public officer or employee".

Kyle J. Jung, City Manager

City Council will convene into Executive Session pursuant to Texas Government Code, Section 551.071: Consultation with attorney, and Texas Government Code, Section 551.087: "Deliberation Regarding Economic Development Negotiations" to discuss the following:

Discuss economic development incentives on the Sowell Property

Mayor and Council Comments

Update on current events and city issues.

Additionally, pursuant to Texas Government Code § 551.0415, City Council Members and city staff may make a report about items of community interest during a meeting of the governing body without having given notice of the report.

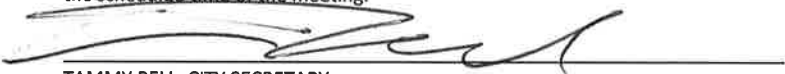
Items of community interest include:

- Expressions of thanks, congratulations, or condolence;
- Information regarding holiday schedules;
- An honorary or salutary recognition of a public official, public employee, or other citizen, except that a discussion regarding a change in the status of a person's public office or public employment is not an honorary or salutary recognition for purposes of this subdivision;
- A reminder about an upcoming event organized or sponsored by the governing body;
- Information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official or employee of the municipality; and
- Announcements involving an imminent threat to the public health and safety of people in the municipality that has arisen after the posting of the agenda.

Adjourn

CERTIFICATION

I, Tammy Bell, City Secretary for the City of Manvel, do hereby certify that the foregoing Agenda of the City of Manvel is true and correct; and that I posted such notice on the bulletin board at the Manvel City Hall. A place convenient and readily accessible to the public on April 30, 2021 in accordance with the Texas Open Meetings Act (Tex. Gov't. Code §551.001 et.seq). Said notice remained posted for at least 72 hours preceding the scheduled time of the meeting.


TAMMY BELL, CITY SECRETARY
CITY OF MANVEL, TEXAS