

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

LARRY AKERY, COUNCIL PLACE 1  
DAVID LANDS, COUNCIL PLACE 2  
HARRY OPLIGER, COUNCIL PLACE 3  
ED PERRY, COUNCIL PLACE 4  
CRYSTAL SARMIENTO, COUNCIL PLACE 5  
JEROME HUDSON, COUNCIL PLACE 6



DAN DAVIS, MAYOR  
DAN JOHNSON, INTERIM CITY MANAGER  
TAMMY BELL, CITY SECRETARY

**NOTICE OF A CITY COUNCIL MEETING  
OF THE CITY OF MANVEL  
July 17, 2023**

**NOTICE IS HEREBY GIVEN  
5:00 P.M. WORKSHOP – 6:00 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 Manvel City Council will convene a regular meeting at the Manvel City Hall, located at 20031 Hwy 6, Manvel Tx 77578 for the purpose of discussing and if appropriate, take action with respect to the following items:

**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 x6 for further information.**

**Workshop Session**

Discussion on FY 2023-2024 Budget

- \*Staff Department Presentations
- \*Discussion on Thoroughfare Plan (Councilmember Lands)
- \*Discussion on Budget and Tax Calendar

Discussion on any subject listed on the agenda dated July 17, 2023

**Regular Session**

**Call To Order**

**Invocation**

**Inspirational Reading - Councilmember Opliger**

**Pledge**

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

**Public Comments: "Comment Card" Required**

o Members of the public with business before the board, NOT scheduled on the agenda as a public hearing (that have submitted a public comment card) may have three (3) minutes to address the board. o The board may not participate in any discussion and cannot vote on the subject you present unless it is listed on the agenda as an action item.

### City Manager Update

Update on current events and city issues.

### Consent Agenda

1. Approve meeting minutes to date.
2. Approve the second and final reading of Ordinance 2023-O-23;  
AN ORDINANCE OF THE CITY OF MANVEL, TEXAS, FINDING AND DETERMINING THAT PUBLIC CONVENIENCE AND NECESSITY NO LONGER REQUIRE THE CONTINUED EXISTENCE OF A PORTION OF A 40' WIDE RIGHT-OF-WAY BEING APPROXIMATELY 1.086 ACRES GENERALLY LOCATED SOUTH OF RODEO PALMS RESIDENTIAL DEVELOPMENT AND NORTH OF MANVEL TOWN CENTER. IDENTIFIED IN VOLUME 2, PAGE 81 IN THE PLAT RECORDS OF BRAZORIA COUNTY, WITHIN THE EMIGRATION LAND COMPANY SUBDIVISION OF THE H.T.&B.R.R. CO. SURVEY, ABSTRACT 47; OF THE BRAZORIA COUNTY PLAT RECORDS IN BRAZORIA COUNTY, TEXAS, ABANDONING, AND CLOSING SAID PUBLIC UNIMPROVED RIGHT-OF-WAY; AUTHORIZING THE MAYOR TO EXECUTE AND THE CITY SECRETARY TO ATTEST, RESPECTIVELY, QUITCLAIM DEEDS CONVEYING RESPECTIVE INTERESTS IN SAID ABANDONED RIGHT-OF-WAY TO THE ABUTTING PROPERTY OWNER(S); PROVIDING FOR SEVERABILITY; AND CONTAINING OTHER PROVISIONS RELATING TO THE SUBJECT.  
(Forwarded with favorable recommendation by PD&Z 6/0)
3. Acceptance of infrastructure improvements for Meridiana Wastewater Treatment Plant to begin the two-year maintenance period.
4. Acceptance of infrastructure improvements for Pomona Lake D Phase 4 to begin the two-year maintenance period.
5. Acceptance of infrastructure improvements for Pomona Lake F Phase 3 to begin the two-year maintenance period.

### Items Removed from the Consent Agenda

#### Executive Session

City Council will convene into Executive Session pursuant to Texas Government Code, Sec. 551.071 "Consultation with Attorney" and Sec. 551.072. "deliberation regarding purchase, exchange, lease or value of real property"

Discuss contract for sale of property located at 19803 Highway 6, Manvel Tx.

### Regular Agenda

1. Consideration and possible action to approve Resolution 2023-R-18;  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANVEL, TEXAS, APPROVING AN EARNEST MONEY CONTRACT FOR THE SALE OF APPROXIMATELY 2.19 ACRES OF CITY-OWNED REAL PROPERTY LOCATED AT 19803 MORRIS AVENUE, MANVEL, TEXAS; AUTHORIZING THE CITY MANAGER TO EXECUTE THE EARNEST MONEY CONTRACT; APPROVING THE SALE OF THE PROPERTY ON THE TERMS LISTED IN THE EARNEST MONEY CONTRACT; AUTHORIZING THE CITY MANAGER TO EXECUTE ANY DOCUMENTS NEEDED TO SELL THE PROPERTY AND COMPLETE THE TRANSACTION, PROVIDED ALL CONDITIONS AND CONTINGENCIES IN THE EARNEST MONEY CONTRACT ARE MET.

2. Consideration and possible action to approve Resolution 2023-R-19;  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANVEL, TEXAS, OFFICIALLY NAMING THE PROPERTY DESCRIBED IN EXHIBIT "A" "AKERY POND"; AND PROVIDING FOR AN EFFECTIVE DATE.
3. Consideration and possible action to approve Resolution 2023-R-20;  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANVEL, TEXAS, OFFICIALLY NAMING THE PROPERTY DESCRIBED IN EXHIBIT "A" "DELORES MARTIN PARK"; AND PROVIDING FOR AN EFFECTIVE DATE.
4. Consideration and possible action to approve Resolution 2023-R-21;  
A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF MANVEL, TEXAS, OFFICIALLY NAMING THE PROPERTY DESCRIBED IN EXHIBIT "A" "BUDDY WILLIAMS PARK"; AND PROVIDING FOR AN EFFECTIVE DATE.
5. Consideration and possible action to approve a Development Agreement between the City of Manvel and Foxtail Sky, LLC., and authorize the Mayor to execute the agreement.
6. Consideration and possible action to approve the first of two readings of Ordinance 2023-O-24;  
An Ordinance amending the Code of Ordinances, Chapter 53 "Signs".  
*AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF MANVEL, TEXAS, CHAPTER 53. "SIGNS" BY REVISING THE REGULATIONS PERTAINING TO SIGNS WITHIN THE CITY OF MANVEL AND EXTRATERRITORIAL JURISDICTION; PROVIDING A PENALTY IN AN AMOUNT NOT TO EXCEED \$2,000.00 FOR ANY VIOLATION OF ANY PROVISION OF THIS ORDINANCE; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HEREWITH; AND PROVIDING FOR SEVERABILITY.*
7. Concurrence with the Interim City Manager's decision to promote Robbie Hall as Director of Community Services.
8. Consideration and possible action to approve the proposed job description for the City Manager position.
9. Consideration and possible action to direct staff on amending Sec. 32-61 Fill Material and associated permit fees. (Requested by Councilmember Opliger and Akery)
10. Consideration and possible action to approve Ordinance 2023-O-25;  
An Ordinance amending the FY 2023 Park Fund Budget to account for beautification expenses.  
*AN ORDINANCE AMENDING ORDINANCE NO. 2022-O-24 AMENDING THE CITY FISCAL YEAR 2023 BUDGET ENDING SEPTEMBER 30, 2023, BY AMENDING THE PARK FUND BUDGET TO ACCOUNT FOR BEAUTIFICATION EXPENSES. DIRECTING THE BUDGET OFFICER TO FILE OR CAUSE TO BE FILED A COPY OF THE AMENDED BUDGET WITH THE CITY SECRETARY AND WITH THE OFFICE OF THE BRAZORIA COUNTY CLERK AND PROVIDING THIS ORDINANCE SHALL BECOME EFFECTIVE FROM AND AFTER ITS PASSAGE AND ADOPTION.*

### **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.

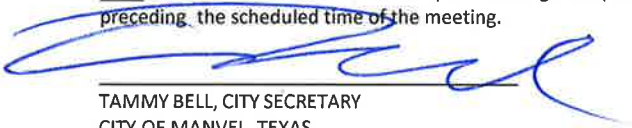
Items of community interest include:

- Expressions of thanks, congratulations, or condolence;
- Information regarding holiday schedules;
- An honorary or salutory 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 salutory 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 Manvel City Council 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 July 14, 2023 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

#### **NOTICE OF POSSIBLE QUORUM**

A quorum of the Manvel Planning, Development, and Zoning Commission and Manvel Economic Development Corporation may be in attendance at the 7/17/2023 meeting of the Manvel City Council. If such be the case, this notice shall serve as notice of meeting pursuant to the requirements of the Texas Open Meetings Act and subsequent opinions of the Texas Attorney General's Office. There will be no official City business or action of the aforementioned bodies taken during the meeting.



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"The City of Manvel will continue to be a unique, vibrant growth-managed community that will meet the needs of its citizens through the efforts of local government and civic-minded individuals by promoting well-planned development, cost effective professional management, and competent and responsive municipal services."

