

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



LARRY AKERY, COUNCIL PLACE 1
LORRAINE HEHN, COUNCIL PLACE 2
NICCOLE 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 TELECONFERENCE CITY COUNCIL MEETING
OF THE CITY OF MANVEL
JANUARY 19, 2021**

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

MINUTES 1/19/2021

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: 587 276 71#**

REGULAR SESSION
CALL TO ORDER

Mayor Davison called the meeting of the Manvel City Council to order via teleconference at 7:01 p.m.
Those present via teleconference were:

Present: Mayor Debra Davison
Council Member, Place 1 Larry Akery
Council Member, Place 2 Lorraine Hehn
Council Member, Place 3 Niccole Tyson
Council Member, Place 4 Dan Davis
Council Member, Place 5 Jason Albert
Council Member, Place 6 Jerome Hudson

Absent: None

Also, Present: City Manager Kyle Jung
Assistant City Manager Daniel Johnson
City Secretary Tammy Bell
Attorney Bobby Gervais
Finance Director Chris Thomas

INSPIRATIONAL READING –COUNCIL MEMBER 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."

PUBLIC COMMENTS: "COMMENT CARD" *REQUIRED TO BE SUBMITTED BY 6:00 P.M.**

Carla Wallace, Manvel

Mrs. Wallace talked on the topic of agenda item 4b suggesting that city council consider adding additional language to the city animal ordinance that dogs or cats not be allowed to be chained unless someone is attending them. Manvel officers have agreed that many dogs are strangled due do to tethers. Citizens would like to know how each council member stands on this ordinance.

PRESENTATION

Proclamation for Father Thomas Ponzini

CITY MANAGER UPDATE

Update on current events and city issues.

• **Update on the following;**

- **Emergency Declaration/COVID 19**

The City Manager reported the City of Manvel COVID-19 cases to date are; 1589 of which 339 are confirmed, 55 probable, 1184 recoveries, and 11 deceased.

REGULAR AGENDA

1. **Consideration and possible action to approve a Subdivision Variance request for 14.9 acres of property located at 7207 Jordan Road for relief from Chapter 62, Section 62-111 (a) and (c), Additional Street Requirements and authorize the Mayor to execute the Development Agreement.**

Council Member, Place 4 Dan Davis made a motion to approve. Council Member, Place 2 Lorraine Hehn seconded the motion.

The motion carried with a record vote:

Vote: 7-0

Yes: Mayor Debra Davison, Council Member, Place 1 Larry Akery, Council Member, Place 2 Lorraine Hehn, Council Member, Place 3 Niccole Tyson, Council Member, Place 4 Dan Davis, Council Member, Place 5 Jason Albert, and Council Member, Place 6 Jerome Hudson

No: None

Absent: None

Abstained: None

2. **Consideration and possible action to approve Resolution 2021-R-03;**

A RESOLUTION OF THE CITY OF MANVEL, TEXAS CREATING THE CROIX PARK TASK FORCE ADVISORY COMMITTEE.

Council Member, Place 6 Jerome Hudson made a motion to approve. Council Member, Place 2 Lorraine Hehn seconded the motion.

The motion carried with a record vote:

Vote: 7-0

Yes: Mayor Debra Davison, Council Member, Place 1 Larry Akery, Council Member, Place 2 Lorraine Hehn, Council Member, Place 3 Niccole Tyson, Council Member, Place 4 Dan Davis, Council Member, Place 5 Jason Albert, and Council Member, Place 6 Jerome Hudson

No: None

Absent: None

Abstained: None

3. Consideration and possible action to direct staff on the direction of community engagement updates and processes. (Requested by Council Member Hehn).

No action taken. General discussion as follows;

Council Member Hehn requested input from all Council and Staff. During the February 2020 council goal session, it was discussed to increase social media presence.

How do you feel about how far we have come and what do you want to see?

Council Member Hehn stated that Lora Marie has done a great job making sure the FB page has been kept up to date.

Council Member Akery had no comments.

Council Member Tyson stated she is a firm believer that the more informed people are the less complaints you get.

Council Member Davis – The Facebook page seems to be the main area the public gets their information. We have over 5000 liking the page. He would like to see more engagement with Lora Marie and staff to define what the social media vision is and work with Lora Marie to develop the strategy not only for Facebook but other social media sources as well. Staff needs to develop a plan with direction to Lora Marie.

Council Member Albert would like to see the city and staff expand on being electronically engaged via social media and the website providing more YouTube videos.

Council Member Hudson agreed with all that has been said

Mayor Davison stated she spoke with Kyle last week on this topic. Kyle has met with Lora Marie, Tammy, Nick and Garrett to work on a plan to distribute more information utilizing social media outlets. Currently information is being distributed on the Website and Facebook. Staff has been directed to start developing weekly post to be shared on the Facebook and make sure website is updated.

Lora Marie Bernard stated that she was brought on for a specific project to help build trust thru social media. For about two years she did daily posts. This was an easier task prior to the COVID-19 as she was involved in meetings and worked with Kyle, Mayor, Tammy, and Lorraine. Intent was to get rid of fake news. Posts being made daily during the initial onset of COVID-19.

4. Consideration and possible action to direct staff on the following as requested by Council Member Davis;

- a. **Evaluating the feasibility of allowing electronic leashes.**
- b. **Establishing more set parameters around animals being tethered while outside**

No action taken.

Chief Traylor provided some information on the research to date he has conducted.

5. Consideration and possible action to direct staff on the following as requested by Mayor Davison;

- a. **2021 Council Planning Session (Tabled on 1/4/2021)**
- b. **Charter Review Commission (Tabled on 1/4/2021)**

No action taken.

Mayor Davison requested a facilitator for the planning session.

Staff will reach out to Olson and Olson and Alan Bojorquez for possible suggestions and dates.

Charter Review Commission

This board will be appointed in June as an 11-member board. Mayor Davison suggested each council member be thinking of two residents they would like to nominate as candidates.

Council Member, Place 4 Dan Davis made a motion to remove items B and C from the consent agenda. Council Member, Place 2 Lorraine Hehn seconded the motion.

The motion carried with a record vote:

Vote: 7-0
Yes: Mayor Debra Davison, Council Member, Place 1 Larry Akery, Council Member, Place 2 Lorraine Hehn, Council Member, Place 3 Niccole Tyson, Council Member, Place 4 Dan Davis, Council Member, Place 5 Jason Albert, and Council Member, Place 6 Jerome Hudson
No: None
Absent: None
Abstained: None

****Consent Item B - Approval of the 2020 Q4 Investment Report.**

Council Member, Place 4 Dan Davis made a motion to approve. Council Member, Place 2 Lorraine Hehn seconded the motion.

The motion carried with a record vote:

Vote: 7-0
Yes: Mayor Debra Davison, Council Member, Place 1 Larry Akery, Council Member, Place 2 Lorraine Hehn, Council Member, Place 3 Niccole Tyson, Council Member, Place 4 Dan Davis, Council Member, Place 5 Jason Albert, and Council Member, Place 6 Jerome Hudson
No: None
Absent: None
Abstained: None

****Consent Item C - Approval of the second and final reading of Ordinance 2020-O-38;**

AN ORDINANCE OF THE CITY OF MANVEL, TEXAS AMENDING THE ZONING ORDINANCE OF THE CITY, BY AMENDING THE ZONING CLASSIFICATION OF APPROXIMATELY 6.3272 ACRES LOCATED ON THE SOUTHWEST CORNER OF STATE HIGHWAY 6 AND IOWA LANE, MANVEL, TEXAS, FROM LIGHT COMMERCIAL DISTRICT/STATE HIGHWAY 6 OVERLAY DISTRICT (LC/SH6) TO LIGHT COMMERCIAL DISTRICT/STATE HIGHWAY 6 OVERLAY DISTRICT WITH SPECIFIC USE PERMIT (LC/SH6-SUP); PROVIDING FOR THE GRANTING OF A SPECIFIC USE PERMIT WITH CONDITIONS TO AUTHORIZE THE USE OF PROPERTY FOR NAICS USE 721 "ACCOMMODATIONS"; PROVIDING FOR THE AMENDMENT OF THE CITY'S OFFICIAL ZONING MAP; PROVIDING FOR SEVERABILITY; AND PROVIDING A PENALTY IN AN AMOUNT NOT TO EXCEED \$2,000 FOR EACH DAY OF VIOLATION OF ANY PROVISION HEREOF.

Council Member, Place 4 Dan Davis made a motion to approve. Mayor Debra Davison seconded the motion.

The motion carried with a record vote:

Vote: 7-0
Yes: Mayor Debra Davison, Council Member, Place 1 Larry Akery, Council Member, Place 2 Lorraine Hehn, Council Member, Place 3 Niccole Tyson, Council Member, Place 4 Dan Davis, Council Member, Place 5 Jason Albert, and Council Member, Place 6 Jerome Hudson
No: None

Absent: None
Abstained: None

6. 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. **Acceptance of the minutes to date.**
- B. ****~~(Removed from Consent Agenda)~~ Approval of the 2020 Q4 Investment Report.**
- C. ****~~(Removed from Consent Agenda)~~ Approval of the second and final reading of Ordinance 2020-O-38;**

AN ORDINANCE OF THE CITY OF MANVEL, TEXAS AMENDING THE ZONING ORDINANCE OF THE CITY, BY AMENDING THE ZONING CLASSIFICATION OF APPROXIMATELY 6.3272 ACRES LOCATED ON THE SOUTHWEST CORNER OF STATE HIGHWAY 6 AND IOWA LANE, MANVEL, TEXAS, FROM LIGHT COMMERCIAL DISTRICT/STATE HIGHWAY 6 OVERLAY DISTRICT (LC/SH6) TO LIGHT COMMERCIAL DISTRICT/STATE HIGHWAY 6 OVERLAY DISTRICT WITH SPECIFIC USE PERMIT (LC/SH6-SUP); PROVIDING FOR THE GRANTING OF A SPECIFIC USE PERMIT WITH CONDITIONS TO AUTHORIZE THE USE OF PROPERTY FOR NAICS USE 721 "ACCOMMODATIONS"; PROVIDING FOR THE AMENDMENT OF THE CITY'S OFFICIAL ZONING MAP; PROVIDING FOR SEVERABILITY; AND PROVIDING A PENALTY IN AN AMOUNT NOT TO EXCEED \$2,000 FOR EACH DAY OF VIOLATION OF ANY PROVISION HEREOF.

(Forwarded with favorable recommendation by PD&Z with a 6-0 vote)

- D. **Approve as recommended by PD&Z on 1/11/2021;**

Preliminary Plat for Meridiana Unit 50;

BEING A SUBDIVISION OF 22.47 ACRES OUT OF THE H.T. & B.R.R. CO. SURVEY, SECTION 55, A-286, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

Preliminary Plat for Meridiana Section 39A;

BEING A SUBDIVISION OF 10.89 ACRES OUT OF THE H.T. & B.R.R. CO. SURVEY, A-282, CITY OF MANVEL, BRAZORIA COUNTY, TEXAS.

Council Member, Place 2 Lorraine Hehn made a motion to approve consent items A and D. Council Member, Place 6 Jerome Hudson seconded the motion.

The motion carried with a record vote:

Vote: 7-0

Yes: Mayor Debra Davison, Council Member, Place 1 Larry Akery, Council Member, Place 2 Lorraine Hehn, Council Member, Place 3 Niccole Tyson, Council Member, Place 4 Dan Davis, Council Member, Place 5 Jason Albert, and Council Member, Place 6 Jerome Hudson

No: None

Absent: None

Abstained: None

Mayor Davison recessed the meeting of the Manvel City Council at 9:00 p.m. for executive session.

EXECUTIVE SESSION

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 legal issues involving developer in MUD 42
Discuss economic development incentives to developer in MUD 42

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
Bobby Gervais, City Attorney

Mayor Davison reconvened the meeting of the Manvel City Council at 10:07 p.m. Personnel Matters were not discussed in executive session and will be placed on the February 1, 2021 meeting agenda. There was no action taken during executive session.

REGULAR SESSION

7. **Consideration and possible action regarding compensation and terms of employment of the City Attorney.**

No action taken,

ADJOURN

Mayor Davison made a motion to adjourn the meeting at 10:11 p.m. Council Member, Place 5 Jason Albert seconded the motion.

The motion carried with a record vote:

Vote: 7-0

Yes: Mayor Debra Davison, Council Member, Place 1 Larry Akery, Council Member, Place 2 Lorraine Hehn, Council Member, Place 3 Nicole Tyson, Council Member, Place 4 Dan Davis, Council Member, Place 5 Jason Albert, and Council Member, Place 6 Jerome Hudson

No: None

Absent: None

Abstained: None

CERTIFICATION



DEBRA DAVISON, MAYOR
CITY OF MANVEL, TEXAS



TAMMY BELL, CITY SECRETARY
CITY OF MANVEL, TEXAS

