

MINUTES OF REGULAR MEETING
OF AUGUST 22, 2006
CITY COUNCIL OF THE CITY OF MEADOWS PLACE, TEXAS

The regular meeting of the Meadows Place City Council was called to order at 7:34 p.m. by Mayor Mark McGrath at Meadows Place City Hall, One Troyan Drive, Meadows Place, Texas, with notice of said meeting giving the time, place, date and subject thereof having been posted as prescribed by Article 6252-17, V.T.A.C.S. with the following members present and in attendance:

Mayor:	Mark McGrath
Aldermen:	Terry Henley Charles Kulhanek Charles Jessup Rick Staigle David Wilkens

thus constituting a quorum.

Captain Jack Ashton gave a report on police activities since the last regular council meeting. He said there were four reportable accidents, 11 arrests, 1241 calls for service, one city ordinance violation citation issued and 528 traffic citations issued. Twenty city ordinance violation warnings and 92 traffic warnings were also issued during this time frame. He noted that the burglary of a residence resulted in two drug arrests. He said a construction trailer at the medical campus was broken into. A suspicious person report was received about an individual going car to car in the Monticeto/Solano Court area. Radio Shack reported a shop lifting incident. There were six arrests for possession of drug paraphernalia and six for possession of marijuana. There were five burglary of motor vehicles reported. During the time period, police completed 281 business checks and 602 house watches. Word must have gotten out that we have a curfew ordinance because there were no curfew violations. He also reported that, thanks to the traffic engineer sitting on council, a new three-way stop sign was installed at Scottsdale and Ainsworth. Council said they were glad to see police officers at the school on the first day of school.

There were no audience comments at this time.

During Mayor's comments, Mayor McGrath noted that the cut off date to return city surveys was August 15th. By that date, 382 surveys were returned. We are now in the process of disseminating the information. At first look, residents like the city's police department and the small town environment of Meadows Place. There is concern about the surrounding areas and the upkeep of rental properties.

During Council comments, Councilmember Jessup said the return of 382 surveys went beyond (almost double) his expectations. He also noted that Meadows Elementary School received an exemplary rating and this award plays a big part in the promotion of our city.

Councilmember Henley said he, too, was happy with the number of surveys returned. He said council wants to do all they can to improve the image of our city and will be launching a public relations campaign to remind people this is a good place to live. Councilmember Henley also reported that at the TML Region 14 meeting he attended, it was reported that the state legislature will again be pushing for tax revenue caps.

Mayor McGrath then asked if council wanted to remove any of the items from the consent agenda for further discussion. Since there were no requests, Councilmember Henley made a motion, seconded by Councilmember Jessup to approve the consent agenda items as presented. They are as follows:

1. Agenda item #6: Approval of minutes of July 25, 2006, workshop, Joint Public Hearing with Planning Commission, and regular meeting meetings and August 8, 2006, workshop meeting.

2. Agenda item #7: An ordinance (**numbered 2006-22**) confirming the appointment of a regular (**Brian Swinney**) and an alternate member (**Travis Tanner**) to the Planning Commission of the City of Meadows Place, Texas (City Planning and Zoning Commission) for a term beginning immediately upon passage of this ordinance, and ending on the 27th day of February, 2008, pursuant to the terms and provisions of Chapter 24 of the Code of Ordinances of the City of Meadows Place.
3. Agenda item #8: An ordinance (**numbered 2006-23**) appointing one (1) member of the Meadows Economic Development Council and Director of the Meadows Economic Development Corporation (**Ken Blankenship**) for a term commencing immediately upon passage of this ordinance, and ending on the 31st day of December, 2006.
4. Agenda item #9: An ordinance (**numbered 2006-24**) authorizing the Mayor and the City Secretary of the City of Meadows Place, Texas, to execute an addendum to the Interlocal Agreement between Fort Bend County and the City of Meadows Place providing for the housing of City prisoners and an increase in cost.
5. Agenda item #10: An ordinance (**numbered 2006-25**) authorizing the Mayor and the City Secretary of the City of Meadows Place, Texas, to execute an addendum to the Dispatch Agreement between Fort Bend County and the City of Meadows Place, Texas.
6. Agenda item #11: An ordinance (**numbered 2006-26**) authorizing the Mayor and the City Secretary of the City of Meadows Place, Texas, to execute an addendum to the radio agreement between Fort Bend County and the City of Meadows Place, Texas
7. Agenda item #12: Receipt of 2006 Tax Year Value of New Property and 2006 Tax Year Certified Appraisal Roll Totals as submitted by Patsy Schultz, RTA, Fort Bend County Tax Assessor/Collector.
8. Agenda item #13: An ordinance (**numbered 2006-27** calling a public hearing (**for 7:00 p.m. at Meadows Place City Hall**) on the budget for fiscal year 2006-2007 for September 12, 2006.
9. Agenda item #14: An ordinance (**numbered 2006-28**) calling two public hearings (**both for 7:00 p.m. at Meadows Place City Hall**) on a proposal to increase total revenues from properties on the tax roll for 2006 for September 12, 2006 and September 19, 2006.
10. Agenda item #15: Ratification of expenditures totaling \$174,357.32.

Mayor McGrath then read the caption to the following ordinance:

AN ORDINANCE AUTHORIZING THE MAYOR AND THE CITY SECRETARY OF THE CITY OF MEADOWS PLACE, TEXAS, TO EXECUTE CHANGE ORDER NUMBER ONE TO A CONTRACT FOR PHASE THREE PAVING IMPROVEMENTS PROJECT WITH A-TEC ENGINEERS & CONTRACTORS, L.P. TO ALLOW FOR A NET INCREASE OF \$141,227.85 AND 100 CALENDAR DAYS.

Mayor McGrath reminded Council that additional bond funds were left, after paying for street repairs, to pay for the repair of some additional "bird baths" in the city. In exchange for completing these repairs for the same costs as provided in the original contract, the city agreed not to penalize the contractor for not completing the original repairs in the specified number of days. Councilmember Staigle made a motion to adopt the ordinance, numbered **2006-29**, as presented. Councilmember Henley seconded the motion which carried unanimously.

Mayor McGrath then read the caption to the following ordinance:

AN ORDINANCE AUTHORIZING THE MAYOR AND THE CITY SECRETARY OF THE CITY OF MEADOWS PLACE, TEXAS, TO ENTER INTO A CONTRACT WITH SRNK,LLC TO PROVIDE SLUDGE HAULING AND MANAGEMENT SERVICES TO THE CITY FOR THE DISPOSAL FEE DESCRIBED TO PROVIDE FOR THE ACCEPTANCE AND TREATMENT OF TCEQ PERMITTED MUNICIPAL BIOSOLIDS.

This project was sponsored by Fort Bend County Drainage District Director Ron Drachenburg. Price wise, it will be very competitive and it will also be much more environmentally conscious. Councilmember Jessup made a motion, seconded by Councilmember Kulhanek to adopt the ordinance, numbered **2006-30**, as presented. The motion carried unanimously.

Mayor McGrath then recommended that council consider \$0.73 as the proposed tax rate for the City of Meadows Place for 2006. He said this rate is based on the budget that will be discussed before the public on Tuesday, September 12th and two public hearings to hear comments from the public on the tax rate will also be held. The first will be in conjunction with the budget public hearing on September 12th and the second will be on September 19th. All public hearings will begin at 7:00 p.m. and will be held at City Hall. At the Council's regular meeting, to be held on September 26th, Council will pass the budget and set the tax rate to fund operations and pay the city's bonded debts for fiscal year beginning October 1, 2006 and ending September 30, 2007. Councilmember Jessup made a motion to set the proposed tax rate at \$0.73. Councilmember Henley seconded this motion. Mayor McGrath called for a roll call vote. Councilmember Kulhanek voted "aye"; Councilmember Jessup voted "aye"; Councilmember Henley voted "aye"; Councilmember Staigle voted "aye"; and Councilmember Wilkens voted "aye". The motion carried unanimously.

Mayor McGrath then acknowledged receipt of a recommendation from the Planning and Zoning Commission involving the plat of an 11.46 acre tract of land located south of West Airport and west of Kirkwood Road entirely within the city limits of Meadows Place and a request from Shelley Barrett, Senior Project Manager for R.G. Miller Engineers, Inc. acting for Oasis Fort Bend II, Ltd., a Texas Limited Partnership to consider amending Chapter 24 of the Code of Ordinances of the City of Meadows Place, entitled "Planning and Zoning Regulations," by specifically amending Article VIII, entitled "Planned Development Amendments," by adding thereto a new Section 24-805 approving a Planned Development Amendment with appropriate conditions for Oasis Fort Bend II, Ltd for the construction of a multi-use planned development. Mayor McGrath said this was the second Planned Development on this total project. The first Planned Development was for approximately 14 acres in Phase One. Phase one is currently being built. This, the second Planned Development, is for the balance of the 33 total acres. It will include medical office buildings and specialty hospitals, all oriented toward senior citizens. The Planning and Zoning Committee has recommended acceptance of the planned development once all the conditions are worked out. Councilmember Kulhanek made a motion, seconded by Councilmember Henley to accept the recommendation from the Planning and Zoning Commission as presented. The motion carried unanimously. The requirements are still being negotiated but they will be similar to what was in the first Planned Development. Council was asked to address any concerns they had to the Mayor

There were no audience comments at this time.

There being no further business to consider, Councilmember Kulhanek made a motion, seconded by Councilmember Wilkens to adjourn the meeting. With unanimous approval the meeting was adjourned at 8:17 p.m.

Elaine Herff, City Secretary