

**NOTICE OF REGULAR
CONROE CITY COUNCIL MEETING
CITY HALL COUNCIL CHAMBERS – 300 WEST DAVIS ST.**

CONVENES: WEDNESDAY, SEPTEMBER 25, 2013 – 2:00 P.M. - RECESS
RECONVENES: THURSDAY, SEPTEMBER 26, 2013 - 9:30 A.M. - ADJOURN

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.

**CALL TO ORDER
CALL OF ROLL**

WORK SESSION

- | | |
|--|-------------------------|
| A. Parks and Recreation post summer analysis. | M. Riggins |
| B. Discuss Resolution requesting additional time to review and study the full impact of the proposed Houston Area Groundwater Model (HAGM). | Mayor Melder |
| C. Discussion of water and sewer rates. | Mayor Pro Tem
Martin |
| D. Audio and Visual Equipment for Council and GCEDC conference room. | P. Cobb |
| E. Consider Development Agreement with Johnny Lance Bingham to defer the annexation of 3.244 acres of land in the Martin P. Clark Survey. Said property to hold the City of Conroe's extraterritorial jurisdiction status and be subject to the terms and conditions of said agreement, which places certain restrictions upon the property. | N. Mikeska |
| F. Consider Development Agreement with Michael and Vonda Bingham to defer the annexation of 5.491 acres (tract one) and 5.492 acres (tract two) totaling 10.983 acres of land in the Martin P. Clark Survey. Said property to hold the City of Conroe's extraterritorial jurisdiction status and be subject to the terms and conditions of said agreement, which places certain restrictions upon the property. | N. Mikeska |
| G. Consider Development Agreement with Larry B. Noskrent to defer the annexation of two parcels of land totaling 18.25 acres of land in the Martin P. Clark Survey. Said property to hold the City of Conroe's extraterritorial jurisdiction status and be subject to the terms and conditions of said agreement, which places certain restrictions upon the property. | N. Mikeska |
| H. Discuss FY 2013-2014 solid waste rates. | S. Williams |
| I. Discuss Change Order for Lone Star Groundwater Conservation District Blanket Purchase Order. | N. McGuire |
| J. Discuss awarding FY 2013-2014 Annual Dewatering Polymer bid to Polydyne, Inc. | N. McGuire |
| K. Discuss Civil Engineering Services Proposal for Stewart's Forest Drive. | E. Burden |

- L. Consider a Digital Billboard Conversion Agreement between the City and Clear Channel Outdoor, Inc. for the conversion of an existing static billboard located on I-45 North. N. Mikeska
- M. Consider action to award the bid for FY 2013-2014 water treatment chemicals for the Public Works Department. W. Dodd
- N. Consider action to award the bid for FY 2013-2014 crushed concrete and other road base materials. W. Dodd
- O. Consider action to award the bid for FY 2013-2014 annual fuel contract for the City's Fleet. W. Dodd
- P. Discuss and consider funding assistance for relocation of two structures to Candy Cane Park. P. Virgadamo
- Q. Discuss Memorandum of Understanding related to development of Camp Strake Property. M. Winberry
- R. Ordinance approving an updated Service and Assessment Plan for Woodmark Public Improvement District. M. Winberry
- S. Ordinance approving an assessment roll for Woodmark Public Improvement District sections two and three. M. Winberry
- T. Resolution authorizing the Woodloch Health Facilities Development Corporation to provide revenue bond financing for a health facilities project in the corporate limits of the City of Conroe, Texas.
- U. **Recess Open Meeting in order to conduct Closed Executive Session pursuant to Texas Government Code Chapter 551.072 and 551.071 relating to:**
- **Right-of-Way and Road Construction funding for Anderson Crossing Project.**
 - **Conroe Country Club Agreement.**
 - **Consultation with City Attorney concerning notice of claim related to Russell Rios.**
- Reconvene Open Meeting.**
- V. **Briefing** – The Council will be briefed on and may discuss any item on the Action Agenda.
- W. **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

RECONVENE

THURSDAY, SEPTEMBER 26, 2013 – 9:30 A.M.

CALL TO ORDER
CALL OF ROLL
INVOCATION/PLEDGE

PROCLAMATIONS/RECOGNITIONS

CITIZEN INQUIRIES – NOT TO EXCEED 30 MINUTES

Citizen inquiries are limited to 3 minutes per person, three speakers to a subject. 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.

ACTION AGENDA

1. **Workshop** Audio and Visual Equipment for Council and GCEDC conference room. **P. Cobb**
2. **Workshop** Approve Resolution requesting additional time to review and study the full impact of the proposed Houston Area Groundwater Model (HAGM). **Mayor Melder**
3. **Workshop** Approval of a **Development Agreement** with Johnny Lance Bingham to defer the annexation of 3.244 acres of land in the Martin P. Clark Survey. Said property to hold the City of Conroe's extraterritorial jurisdiction status and be subject to the terms and conditions of said agreement, which places certain restrictions upon the property. **N. Mikeska**
4. **Workshop** Approval of a **Development Agreement** with Michael and Vonda Bingham to defer the annexation of 5.491 acres (tract one) and 5.492 acres (tract two) totaling 10.983 acres of land in the Martin P. Clark Survey. Said property to hold the City of Conroe's extraterritorial jurisdiction status and be subject to the terms and conditions of said agreement, which places certain restrictions upon the property. **N. Mikeska**
5. **Workshop** Approval of a **Development Agreement** with Larry B. Noskrent to defer the annexation of two parcels of land totaling 18.25 acres in the Martin P. Clark Survey. Said property to hold the City of Conroe's extraterritorial jurisdiction status and be subject to the terms and conditions of said agreement, which places certain restrictions upon the property. **N. Mikeska**
6. **Workshop** Approval of a Digital Billboard Conversion Agreement between the City and Clear Channel Outdoor, Inc. for the conversion of an existing static billboard located on I-45 North. **N. Mikeska**
7. **Workshop Ex-Session** Right-of-Way for the Anderson Road Project. **L. Calhoun**

- | | | | |
|-----|-----------------|---|-----------------------------|
| 8. | Workshop | Approval of Change Order for Lone Star Groundwater Conservation District Blanket Purchase Order. | N. McGuire |
| 9. | Workshop | Award FY 2013-2014 Annual Dewatering Polymer bid to Polydyne, Inc. | N. McGuire |
| 10. | Workshop | Consider Civil Engineering Services Proposal for Stewart's Forest Drive. | E. Burden |
| 11. | Workshop | Consider action to award the bid for FY 2013-2014 water treatment chemicals for the Public Works Department. | W. Dodd |
| 12. | Workshop | Consider action to award the bid for FY 2013-2014 crushed concrete and other road base materials. | W. Dodd |
| 13. | Workshop | Consider action to award the bid for FY 2013-2014 annual fuel contract for the City's Fleet. | W. Dodd |
| 14. | Workshop | Consider Memorandum of Understanding related to development of Camp Strake Property. | M. Winberry |
| 15. | Workshop | Ordinance approving an updated Service and Assessment Plan for Woodmark Public Improvement District. | M. Winberry |
| 16. | | Recess Open Meeting in order to conduct Public Hearing on proposed Ordinance assessing the costs of certain public improvements located in sections two and three of the Woodmark Public Improvement District. | Mayor Melder
M. Winberry |
| | | <ul style="list-style-type: none"> • Conduct hearing and receive comments | |
| | | Reconvene Open Meeting. | |
| 17. | Workshop | Ordinance approving an assessment roll for Woodmark Public Improvement District sections two and three. | M. Winberry |
| 18. | Workshop | Resolution authorizing the Woodloch Health Facilities Development Corporation to provide revenue bond financing for a health facilities project in the corporate limits of the City of Conroe, Texas. | M. Winberry |
| 19. | | August 2013 Monthly Financial Summary Report. | S. Williams |

CONSENT AGENDA

- | | | | |
|-----|--|--|-------------|
| 20. | | Approve CIDC incentive agreement with Borden Dairy Company of Texas, LLC. | M. Winberry |
| 21. | | Approve increase in purchase order authorization for Olson & Olson Law Firm. | M. Winberry |
| 22. | | Consider action on payment of statements. | W. Dodd |

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 20th day of September 2013.

Soco M. Gorjón, Assistant 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.