

**MINUTES OF THE  
CONROE CITY COUNCIL**

**APRIL 10 & 11, 2013**

**CALL TO ORDER  
CALL OF ROLL**

**PRESENT: Mayor Melder  
Mayor Pro Tem Martin  
Council Members, Gibson, Porter, Snider, and Gentry  
City Administrator Paul Virgadamo  
City Attorney Marcus L. Winberry  
City Secretary Maria J. Porter**

**After a roll call by the City Secretary establishing a quorum was present, the meeting was called to order at 2:00 p.m. by Mayor Melder.**

**The meeting agenda, which was posted in accordance with the Texas Government Code, Chapter 551, was presented.**

**Agenda folders containing data relating to agenda items had been furnished to Council Members prior to the meeting of the Council.**

**Agenda items were considered by the Council. The action taken concerning such item is shown on the official Council Action Sheet attached hereto and made a part of these Minutes.**

**After all business properly brought before the Council had been considered, City Council adjourned.**

  
Webb K. Melder, Mayor

**ATTEST:**

  
Soco M. Gorjón, Assistant City Secretary

**OFFICIAL MINUTES OF THE CONROE CITY COUNCIL**

Mayor Melder turned the meeting over to Mayor Pro Tem Martin at 2:02 pm and left.

**SJRA SURFACE WATER PROJECT – WATERLINE EASEMENT**

City Attorney Marc Winberry informed Council that the SJRA requested the City grant an easement covering locations where their line would cross Longmire and Jake Pearson Road and two other City owned parcels near League Line and FM 3083. Mr. Winberry pointed out that the proposed locations followed the route through the City that was established in cooperation by City and SJRA officials and was acceptable to Public Works. Staff recommended approval of the request.

**URBANIZED AREA TRANSIT ADVISORY COMMITTEE - APPOINTMENTS**

City Attorney Marc Winberry asked Council to consider appointing Mayor Pro Tem Guy Martin as the primary appointee to the Conroe-Woodlands Urbanized Area Transit Advisory Committee and Larry Calhoun as the alternate appointee.

**DEVELOPMENT AGREEMENT - MADELEY INTERESTS, LTD. I – DEFER ANNEXATION**

Assistant Community Development/Public Works Director Nancy Mikeska addressed Council and asked them to consider approval of a proposed (non-annexation) Development Agreement with Madeley Interest, Ltd., I, whereby, the City agreed to defer the annexation of property located in the James Hodge Survey and in the James Pevehouse Survey as described in the metes and bounds. Ms. Mikeska informed that said property would continue to hold the City of Conroe extraterritorial property status and would be subject to the terms and conditions of said agreement. Ms. Mikeska advised the subject property was claiming timber exemption.

**DEVELOPER AGREEMENT – MADELEY INTERESTS LTD. III – DEFER ANNEXATION**

Assistant Community Development/Public Works Director Nancy Mikeska addressed Council and asked them to consider approval of a proposed (non-annexation) Development Agreement with Madeley Interest, Ltd. III, whereby, the City agreed to defer the annexation of 452.10 acres of land in the James Pevehouse Survey as described in the metes and bounds. Ms. Mikeska informed that the property would continue to hold the City of Conroe extraterritorial property status and would be subject to the terms and conditions of said agreement.

**PUBLIC MEETING – MANDATORY TWICE WEEKLY WATER RESTRICTIONS**

Assistant Community Development/Public Works Director Nancy Mikeska reminded Council about today's public meeting from 6-8 to receive public input on the mandatory twice weekly water restrictions currently in effect in the City. Ms. Mikeska informed that the meeting was for informal purposes and no official Council action would be taken.

**BID AWARD – DUGAN DRIVEWAY REPAIRS**

Streets and Drainage Superintendent Norman McGuire recommended the bid be awarded to Montgomery Building Services in the amount of \$81,388.00.

**COUNCIL BRIEFING**

None

**COUNCIL INQUIRY**

None

**There being no further business to be brought before the Council the Open Meeting was recessed until tomorrow at 6:00 p.m.**

RECONVENE

THURSDAY, APRIL 11, 2013 – 6:00 P.M.

OFFICIAL ACTION OF THE CONROE CITY COUNCIL

CALL TO ORDER  
CALL OF ROLL

**PRESENT:** Mayor Melder  
Mayor Pro Tem Martin  
Council Members Gibson, Porter, Snider and Gentry  
City Administrator Paul Virgadamo  
City Attorney Marcus L. Winberry  
Assistant City Secretary Soco M. Gorjón

**ABSENT:** City Secretary Marla J. Porter

**INVOCATION:** Pastor Chris Lake – Tree of Life Lutheran Church

**PLEDGE:** Ben Lake – Cub Scouts

**PROCLAMATION:** CASA – Child Advocates of Montgomery County – April 2013  
Dan Vertrees, Cliff Hazel, Ann McAlpin, Bill FriebeL CASA Representatives

**RECOGNITIONS:** The Conroe Art League sent a “Thank You” letter to the Mayor and Council for all of the help received.

Mayor Melder read an e-mail received from Dan Dominey commending Helen Serna with the Permits Department for exceeding expectations.

Fire Chief Kreger read a “Thank You” e-mail received from the City of Bryan for the Conroe Fire Department support and assistance provided to them during a terrible tragedy experienced by the City of Bryan’s Fire Department when a fire took two firefighters’ lives and left two firefighters in the Blocker Burn Unit in Galveston.

**CITIZEN INQUIRY**

None

**SJRA SURFACE WATER PROJECT – WATERLINE EASEMENT**

A motion was made by Councilman Gibson, seconded by Mayor Pro Tem Martin, to approve conveyance of a waterline easement to SJRA for the surface water project as discussed. Motion carried unanimously.

**URBANIZED AREA TRANSIT ADVISORY COMMITTEE APPOINTMENTS**

A motion was made by Councilman Gentry, seconded by Councilman Snider, to appoint Mayor Pro Tem Guy Martin as the primary appointee to the Conroe-Woodlands Urbanized Area Transit Advisory Committee and appoint Larry Calhoun as the alternate appointee as discussed. The motion carried unanimously.

**DEVELOPMENT AGREEMENT – MADELEY INTEREST, LTD. I – DEFER ANNEXATION**

Councilwoman Porter made a motion to approve the proposed Development Agreement between the City and Madeley Interests, Ltd., I, deferring annexation of various tracts of land as presented. The motion was seconded by Councilman Snider. Motion carried unanimously.

**DEVELOPMENT AGREEMENT – MADELEY INTEREST, LTD. III – DEFER ANNEXATION**

Mayor Pro Tem Martin made a motion to approve the proposed Development Agreement between the City and Madeley Interests, Ltd., III, deferring annexation of various tracts of land as presented. The motion was seconded by Councilman Gibson. Motion carried unanimously.

**CONSENT AGENDA**

A motion was made by Councilwoman Porter, seconded by Councilman Gibson, to approve the Consent Agenda Items 5 thru 8 as presented. The motion carried unanimously.

- Bid Award – Dugan Driveway Repairs awarded to Montgomery Building Services for their bid amount of \$81,388.00.
- Board and Commission Member absences.
  - March 7, 2013 Meeting – Mike Stoecker and Leo Hewett
  - March 21, 2013 Meeting – Foster Madeley and Leo Hewett
- Minutes of Council Meetings held March 27 & 28, 2013.

**Payment of Statements:**

|                                   |   |              |
|-----------------------------------|---|--------------|
| • San Jacinto River Authority/GRP | Surface Water Fee                           | \$334,955.11 |
| • RomTec                          | Inv. No. 0000832-N                          | \$115,119.35 |
| • Triple B Services               | Pay No. 6 – Plantation Dr North Phase 1 & 2 | \$ 98,682.89 |
| • Triple B Services               | Pay No. 6 – Drennan Rd West to Plantation   | \$136,917.24 |
| • Gullo Ford                      | Unit 1251-1250-1249                         | \$103,583.00 |

There being no further business to consider, Councilwoman Porter made a motion, seconded by Councilman Snider, to adjourn. The motion carried unanimously.