

**MINUTES OF THE SPECIAL SESSION MEETING OF THE CITY COUNCIL OF THE CITY OF JERSEY VILLAGE, TEXAS, HELD ON JUNE 24, 2019 AT 6:00 P.M. IN THE CIVIC CENTER, 16327 LAKEVIEW, JERSEY VILLAGE, TEXAS.**

**A. CALL TO ORDER AND ANNOUNCE A QUORUM IS PRESENT**

The meeting was called to order by Mayor Mitcham at 6:00 p.m. with the following present:

Mayor, Andrew Mitcham

Council Member, Drew Wasson

Council Member, Greg Holden

Council Member, Bobby Warren

Council Member, James Singleton

Council Member, Gary Wubbenhorst

City Manager, Austin Bleess

City Secretary, Lorri Coody

City Attorney, Scott Bounds

**B. Consider Ordinance No. 2019-30, amending the Jersey Village Code of Ordinances, Chapter 2, Article IV, Division 2, Section 2-142 to amend the Schedule of Fees related to miscellaneous services.**

James Singleton, Council Member, introduced the item. After speaking with residents, he is proposing to double of the non-resident daily fee for both children and adults after considering the cost for a family of four when compared to that of the daily pass. A resident family would only need to visit the pool ten times to make it cost effective to purchase a season pass. A non-resident would have to make twenty visits for the same cost effect. Therefore, he is proposing an adjustment to the non-resident daily rate so that non-residents are encouraged to purchase the annual pass. He is also proposing a removal of the limit for resident families to purchase non-resident day passes.

Council Member Wasson suggested that the daily rate for non-resident children be set at \$8.00 and \$12.00 for non-resident adults.

Council discussed the fee changes in detail. With no further discussion on the matter, Council Member Wubbenhorst moved to approve Ordinance No. 2019-30, amending the Jersey Village Code of Ordinances, Chapter 2, Article IV, Division 2, Section 2-142 to amend the Schedule of Fees related to miscellaneous services by setting the non-resident daily pass fee for children at \$8.00 and the non-resident daily pass fee for adults at \$12.00. Council Member Singleton seconded the motion. The vote follows:

Ayes: Council Members Wasson, Holden, Warren, Singleton, and Wubbenhorst

Nays: None

The motion carried.

ORDINANCE NO. 2019-30

AN ORDINANCE OF THE CITY OF JERSEY VILLAGE, TEXAS, AMENDING THE JERSEY VILLAGE CODE OF ORDINANCES, CHAPTER 2, ARTICLE IV, DIVISION 2, SECTION 2-142 TO AMEND THE SCHEDULE OF FEES RELATED TO MISCELLANEOUS SERVICES.

**C. Consider Resolution No. 2019-40, authorizing action for the 2019-2020 Health Insurance Plan Year by renewing health insurance plans with Texas Municipal League Intergovernmental Employee Benefits Pool.**

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Austin Bless, City Manager introduced the item. With limited discussion Council Member Wubbenhorst moved to approve Resolution No. 2019-40, authorizing action for the 2019-2020 Health Insurance Plan Year by renewing health insurance plans with Texas Municipal League Intergovernmental Employee Benefits Pool. Council Member Warren seconded the motion. The vote follows:

Ayes: Council Members Wasson, Holden, Warren, Singleton, and Wubbenhorst

Nays: None

The motion carried.

RESOLUTION NO. 2019-40

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF JERSEY VILLAGE, TEXAS, AUTHORIZING ACTION FOR THE 2019-2020 HEALTH INSURANCE PLAN YEAR BY RENEWING HEALTH INSURANCE PLANS WITH TEXAS MUNICIPAL LEAGUE INTERGOVERNMENTAL EMPLOYEE BENEFITS POOL.

**D. RECESS THE SPECIAL SESSION**

Mayor Mitcham recessed the Regular Session at 6:11 p.m. to convene into Executive Session pursuant to the Texas Open Meetings Act, Government Code Section 551.087 (2) – Economic Development Negotiations.

**E. EXECUTIVE SESSION**

1. Pursuant to the Texas Open Meeting Act Section 551.087(2) Deliberation Regarding Economic Development Negotiations, meet in a closed meeting to deliberate an offer of a financial or other incentive to a business prospect.

**F. ADJOURN EXECUTIVE SESSION**

Mayor Mitcham adjourned the Executive Session at 6:41 p.m. and reconvened the Special Session, stating that no final actions, decisions, or votes were had during the Executive Session.

**G. RECONVENE THE SPECIAL SESSION**

1. **Consider Resolution No. 2019-41, authorizing the City Manager to enter into an amended agreement with Collaborate Special Projects LLC, relating to the provision of development services within the City.**

Austin Bless, City Manager, introduced the item, stating that there have been a few changes to the agreement which include an increase in rebates and NO commitment by the City to issue debt. Council engaged in discussion about the rebate process and how that works. City Manager Bless explained that the sales tax rebates come from Village Center. Therefore, no sales taxes are collected, there will be no rebates.

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With no further discussion on the matter, Council Member Warren moved to approve Resolution No. 2019-41, authorizing the City Manager to enter into an amended agreement with Collaborate Special Projects LLC, relating to the provision of development services within the City. Council Member Holden seconded the motion. The vote follows:

Ayes: Council Members Wasson, Holden, Warren, Singleton, and Wubbenhorst

Nays: None

The motion carried.

RESOLUTION NO. 2019-41

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF JERSEY VILLAGE, TEXAS, AUTHORIZING THE CITY MANAGER TO AMEND AN AGREEMENT WITH COLLABORATE SPECIAL PROJECTS LLC, RELATING TO THE PROVISION OF DEVELOPMENT SERVICES WITHIN THE CITY.

- 2. Consider Resolution No. 2019-42, authorizing the City Manager to enter into a Master Development Agreement between Collaborate Special Projects LLC, Village Center Local Government Corporation, and the City of Jersey Village.**

City Manager Bless introduced the item. He told City Council that the approval of a Master Development Agreement is the next step in the process to develop Village Center. This agreement provides an outline of what will happen in developing Village Center.

*At this point in the meeting, some of the residents present wished to make public comment regarding this item. Given that there was no posting for Citizens' Comments, City Attorney Bounds recommended that they be permitted to speak. Accordingly, Mayor Mitcham called those desiring to comment as follows:*

**Bill Beazley, 14910 Lakeview Drive, Jersey Village, Texas:** Mr. Beazley wants to know what is contained in the contract being discussed. He would like to see it and make comment. He stated it is difficult to make comment on something you have not seen. He believes it is wrong for City Council to approve a contract that has not been open for public review. City Attorney Bounds advised that the statutes do not require full disclosure of the contract, only that you give notice of the action. The notice for tonight's action is adequate.

City Council discussed the advice of the City Attorney, explaining to Mr. Beazley that this agreement is basically an agreement to agree on many items that are to come later in the development of Village Center.

**Merrilee Beazley, 14910 Lakeview Drive, Jersey Village, Texas:** Ms. Beazley stated that she is discouraged that City Council has met in Executive Session regarding this contract. She reviewed the agenda and found that it contained something to do with Collaborate. She does not like what is going in in Jersey Village. She complained about the information not being posted on the City's Marquees. She stated that she had contacted

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the City Manager and City Secretary this morning, asking that it be added to the Marquees, but it was not. She is not supportive of business being conducted “behind closed doors.” She does not like that the City Council over the course of several years saved up some \$18M and is now spending it.

With no further discussion on the matter, Council Member Holden moved to approve Resolution No. 2019-42, authorizing the City Manager to enter into a Master Development Agreement between Collaborate Special Projects LLC, Village Center Local Government Corporation, and the City of Jersey Village. Council Member Singleton seconded the motion. The vote follows:

Ayes: Council Members Wasson, Holden, Warren, Singleton, and Wubbenhorst

Nays: None

The motion carried.

RESOLUTION NO. 2019-42

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF JERSEY VILLAGE, TEXAS, AUTHORIZING THE CITY MANAGER TO ENTER INTO A MASTER DEVELOPMENT AGREEMENT BETWEEN COLLABORATE SPECIAL PROJECTS LLC, VILLAGE CENTER LOCAL GOVERNMENT CORPORATION, AND THE CITY OF JERSEY VILLAGE.

**H. ADJOURN**

There being no further business on the Agenda the meeting was adjourned at 7:00 p.m.



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Lorri Coody, City Secretary