



## Meeting Minutes City Council

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Wednesday, October 6, 2021

6:30 p.m.

931 Cedar, CLS, TX 77565

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**Present:** Mayor Kurt Otten, Councilman Steve Wirtes, Councilman Rick Fisher, Councilwoman Monica Ledet, Councilman Alex Scanlon, Councilman Randy Chronister, City Administrator Brent Spier, Police Chief Keele, Building Official Kevin Harrell, G.C.H.D. Amy Weber, City Secretary Christy Stroup

**Absent:** Fire Chief Suniga

### 1. CALL TO ORDER & DETERMINATION OF QUORUM:

Mayor Otten called meeting to order at 6:49 p.m.

### 2. PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA AND TO THE TEXAS FLAG.

Mayor Otten lead the Pledge of Allegiance to the Flag of the United States of America and the Texas Flag

### 3. REPORTS FROM COUNCIL:

**Councilman Steve Wirtes:** No report

**Councilman Rick Fisher:** No report

**Councilwoman Monica Ledet:** Thanked Police Dept. for their involvement with the CLS burglaries

**Councilman Alex Scanlon:** No report

**Councilman Randy Chronister:** Thanked Police Dept. for helping to make National Night Out a success

**Mayor Kurt Otten:** Thanked all fire and safety entities involved in National Night Out; Fire Prevention Week; please keep donating to the Galveston County Food Bank.

### 4. STAFF REPORTS:

**Chief T. Keele:** Stats for September 2021; the morning activities: individual spotted on the island and had broken into cars– he has been apprehended and charged with 3 burglaries - property was recovered and returned; explained the lease program for the PD patrol cars and was asked to bring back to City Council as an agenda item.

**Building Official Kevin Harrell:** See report attached (attachment a)

**CLS/Kemah Volunteer Fire Dept. Chief Suniga:** absent

**Galveston County Health District Amy Weber:** Reviewed stats for September

**City Administrator Brent Spier:** See report attached (attachment b)

### 5. PUBLIC COMMENTS:

No Comments

### 6. CONSENT AGENDA:

a. Check Register: 09/16/21 thru 09/29/21

b. City Council Meeting Minutes 09/20/21 (special)

c. City Council Meeting Minutes 09/20/21 (regular)

**CONSENT AGENDA PASSED**

**7. COUNCIL BUSINESS: Discussion and possible action may be taken on the following items:**

- a. Approve FY22 City Holiday Hours.

**Councilman Scanlon** made motion to approve FY22 City Holidays  
**Councilman Chronister** second the motion

**MOTION PASSED UNANIMOUS**

- b. Designation of representative and alternate to Houston-Galveston Area Council 2022 General Assembly. Current representatives are Monica Ledet and Alex Scanlon.

**Councilman Chronister** made motion to re-appoint Monica Ledet and Alex Scanlon  
**Councilman Fisher** second the motion

**MOTION PASSED UNANIMOUS**

- c. Appoint members to Roads and Drainage due to term expiration of 09/30/21. New term to expire 09/30/23.

**Councilman Scanlon** made motion to re-appoint Thomas Haaland and Tanya Rogers  
**Councilwoman Ledet** second the motion

**MOTION PASSED UNANIMOUS**

- d. Appoint members to Waterfront Compliance Committee due to term expiration of 09/30/21. New term to expire 09/30/23.

**Councilman Fisher** made motion to re-appoint Steve Lee, Brad Saltaformaggio and Ed Waters  
**Councilwoman Ledet** second the motion

**MOTION PASSED UNANIMOUS**

- e. Appoint members to Parks and Pool Committee due to term expiration of 09/30/21. New term to expire 09/30/23.

**Councilman Fisher** made motion to appoint Chris Richardson, Melissa Stauffer, Helle Brown, Laura Broussard and Ed Waters  
**Councilwoman Ledet** second the motion

**MOTION PASSED UNANIMOUS**

- f. Appoint members to Zoning Board of Adjustments due to term expiration of 09/30/21. New term to expire 09/30/23.

**Councilman Fisher** made motion to appoint Phil Head, Patrick Michaelski and Elaine Sokoloff  
**Councilwoman Ledet** second the motion

**MOTION PASSED UNANIMOUS**

- g. Create and approve budget for 'boom lift' and City's holiday decorations

**NO ACTION**

Mayor Otten recessed Council meeting: 7:34 pm

- h. **EXECUTIVE SESSION:** Pursuant to the Texas Local Government Code Section 551.072: Authorizing a government body to deliberate in executive session on certain matters concerning real property: A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have detrimental effect on the position of the governmental body in negotiations with a third person: Acquisition of real estate.

Reconvened into regular Council meeting: 8:38 pm

- i. Action from **EXECUTIVE SESSION:** Pursuant to the Texas Local Government Code Section 551.072: Authorizing a government body to deliberate in executive session on certain matters concerning real property: A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have detrimental effect on the position of the governmental body in negotiations with a third person: Acquisition of real estate.

**NO ACTION**

**11. ADJOURNMENT:**

*Mayor Otten* adjourned the meeting at 8:38 pm

Date Approved: 10/19/21

  
\_\_\_\_\_  
Mayor Kurt Otten

Attest:

  
\_\_\_\_\_  
Christy Stroup, City Secretary



## CITY OF CLEAR LAKE SHORES

1006 South Shore Drive  
Clear Lake Shores, Texas 77565  
Office: 281-334-2799 Fax: 281-334-2866

**Building Official Report** September 22, 2021 - October 6, 2021

### **Building Department:**

**Twenty-two new permits** were issued since our last meeting. All the permits are minor construction.

**Current Residential Construction:** I currently have seven new homes being constructed in various states of construction. 819 Cedar, 622 Pine, 518 Pine, 1220 Ivy., 227 West Shore, 103 Rosewood, and 1031 Juniper.

**Current Residential Permit Review:** I am currently reviewing new homes at 627 Pine, 834 Birch Rd., 830 Birch Rd, and 307 Clear Lake Rd.

**Unsafe Structure at 419 Oak Rd.:** The demolition company JTB Demolition has been hired and the house should start demolition late October. The new owner has had Centerpoint disconnect the electrical service and the gas meter removed.

**Unsafe Structure at 922 Elm Rd.:** The demolition company JTB Demolition has been hired and the house should start demolition late October. The City has had Centerpoint disconnect the electrical service and the gas meter removed.

### **New Commercial Construction:**

**Clear Water Express Wash:** I am currently reviewing plans for a new car wash located next to the Chick-Fil-A in the Target parking lot. The car wash will be a full service tunnel type car wash with multiple vacuum stations.

**Galveston Bay Brewing Company:** The drawings were approved. Construction should begin in the next few weeks.

### **Code Enforcement & Waterfront Leases:**

I have one code enforcement & zero waterfront cases. The one case is a junked vehicle.

## City Administrator Report

September 22 – October 6, 2021

**HURRICANE NICHOLAS:** JDog Junk Removal and Hauling is currently picking up the remnants of storm debris, only green waste/vegetation left. Should complete this week. Medjools at entrance are looking sickly and will need to be removed, palm arborist advises they are dead or dying.

**COURT PROCESS:** Municipal Court will be virtual the remainder of year.

**PARKS:** TPWD engineered design plans are in process. I will return to the design firm for updating with comments. Additional reviews and permits needed when plans are ready.

**GLO** was on site reviewing site location and documenting with photos a separate grant that I have preliminarily applied for. This grant would be in 2024 and would improve public pedestrian access between Town Center, Jarboe Park and water access.

**Sunset/Lowell Brown Fishing Pier** – Expected to start on this project this month.

**DANIEL DROR AVE:** September 20<sup>th</sup>, Galveston County Commissioners unanimously approved the agreement amendment approved by city council. This means that unless there is some extraordinary cost share, that is not anticipated, the City of Clear Lake Shores has contributed to the project in-full. The project will link Hanson Rd to FM518, with a light at FM518 and removal of the center island to allow for through traffic to Gordy and Bell. It also opens a large tract of land for access and development. The contract is expected to be approved at an upcoming Commissioner meeting and then construction will begin. Galveston County will have a project finished ceremony at conclusion.

**ECONOMIC DEVELOPMENT CORP (EDC):** EDC has approved a project for assistance of businesses impacted by flooding and located in the Town Center area. This will be limited to businesses sustaining flood damage and will be a maximum amount of \$5000, each. Aspen's and Craven Boat Building are businesses who had loss, but are getting supporting documents.

**SH146:** Construction continues with limited closures on FM518. We will continue to roll out pertinent facts via social media outlets. The information sign eastbound at 800 BLK FM2094 has been reported to Webber.

**PLAZA TEN 06:** Meeting tonight to discuss topics of interest and possibly take action.

**CITY HALL:** Employee photos have been taken for website and professional use. National Night Out, last night was well attended and police pictures were taken. Thank you for the residents and Civic Club for a perfect night meeting neighbors and police staff.

**PUBLIC WORKS:** Public works will work on removing root balls on waterfronts as we have time with the backhoe. Lease holders are anxious to replace palms, some have offered to plant at their expense. We have a list of varieties that our arborist suggests for climate and location. Once new trees are planted, they will require some help in becoming established – like daily waterings. Residents may be called upon to assist. We should replace 20-25 trees per year and resist the urge to replace all as soon as possible as it limits possible insect and fungus issues from being spread on a single year.

Continued to collect storm debris until hose on backhoe broke. Now fixed.

**ROADS/DRAINAGE:** Road maintenance and priority paving will take place later this month. Be patient as work takes place. Juniper west of Clear Lake Road is a full depth reclamation (FDR) asphalt test project. It was identified as the best candidate and a possible test section. It will be concrete stabilized base with asphalt surface. Stop blocks and crack sealing are also planned.

**OTHER ITEMS:**

**Weather:** Pretty much perfect weather. We continue to watch the tropic and currently nothing of interest is brewing.

Will continue to excess equipment through municibid.com as needed. Chain saws and street sweeper have sold. Expect more items to be placed at municibid.com. It does allow for public purchases if you are interested in any of our offerings.

I will be out of the office tomorrow to attend TML Houston for the day.

November 5, 2021 is the TEDC, Texas Economic Development Council's sales tax workshop. This is required training every 24 months and will meet the requirements set forth by the state.

**AGENDA ITEMS:**

**7.a. City Holiday Hours** this normally voted upon as separate item for FY. FY21 was 100 hrs., FY22 is 88 hrs. This is due to holidays and hitting weekends etc. A floating holiday keeps hours even for city and police staff who can work 9 vs 8/12 hr shifts.

**7.c. Appoint members to Roads and Drainage** due to term expiration of 09/30/21. New term to expire 09/30/23.

**7.d. Appoint members to Waterfront Compliance Committee** due to term expiration of 09/30/21. New term to expire 09/30/23.

**7.e. Appoint members to Parks and Pool Committee** due to term expiration of 09/30/21. New term to expire 09/30/23.

**7.f. Appoint members to Zoning Board of Adjustments** due to term expiration of 09/30/21. New term to expire 09/30/23.

**7.g. Create and approve budget for 'boom lift' and City's holiday decorations.** I believe this can be accommodated with current budget with approval of city council or PZ10-06

**EXECUTIVE SESSION:** Relocate to conference room at city hall for presentation.