



**NOTICE OF A REGULAR MEETING
THE BRENHAM CITY COUNCIL
THURSDAY, JULY 20, 2017 AT 1:00 P.M.
SECOND FLOOR CITY HALL
COUNCIL CHAMBERS
200 W. VULCAN
BRENHAM, TEXAS**

- 1. Call Meeting to Order**
- 2. Invocation and Pledges to the US and Texas Flags – Councilmember Cantey**
- 3. Citizens Comments**

CONSENT AGENDA

4. Statutory Consent Agenda

The Statutory Consent Agenda includes non-controversial and routine items that Council may act on with one single vote. A councilmember may pull any item from the Consent Agenda in order that the Council discuss and act upon it individually as part of the Regular Agenda.

4-a. Minutes from the June 1, 2017 and June 15, 2017 Regular City Council Meetings

Pages 1-17

4-b. Ordinance No. O-17-007 on Its Second Reading Amending the Official Zoning Map of the City of Brenham, to Change the Zoning District on a Tract of Land Described as R42930 (WCAD), 0.168 Acres, Located on Peabody Street, Being Part of Lot 47A of the West Main Subdivision in Brenham, Washington County, Texas from a Commercial, Research and Technology Use (B-2) District to a Mixed Residential Use (R-2) District

Pages 18-20

WORK SESSION

- 5. Discussion and Presentation Regarding Authorizing a Private Business to Provide Curbside Recycling Services for Residents and Businesses within the City of Brenham**

Pages 21-22

REGULAR SESSION

6. **Discuss and Possibly Act Upon Bid No. 17-007 Related to Bulk Water Treatment Chemicals and Authorize the Mayor to Execute Any Necessary Documentation**
Pages 23-25
7. **Discuss and Possibly Act Upon a One Year Contract Extension, in Accordance with Bid No. IFB 16-009, for Bulk Water Treatment Chemicals and Authorize the Mayor to Execute Any Necessary Documentation**
Page 26
8. **Discuss and Possibly Act Upon Authorization for the Submission of Hazard Mitigation Grant Program Applications for DR-4272 to the Texas Division of Emergency Management (TDEM) for Multiple Mitigation Projects Throughout the City of Brenham and Authorize the Mayor to Designate Project Officers and Execute Any Necessary Documentation**
Pages 27-29
9. **Administrative/Elected Officials Report**

Administrative/Elected Officials Reports: Reports from City Officials or City staff regarding items of community interest, including expression of thanks, congratulations or condolences; information regarding holiday schedules; honorary or salutary recognitions of public officials, public employees or other citizens; reminders about upcoming events organized or sponsored by the City; information regarding social, ceremonial, or community events organized or sponsored by a non-City entity that is scheduled to be attended by City officials or employees; and announcements involving imminent threats to the public health and safety of people in the City that have arisen after the posting of the agenda.

Adjourn

Executive Sessions: The City Council for the City of Brenham reserves the right to convene into executive session at any time during the course of this meeting to discuss any of the matters listed, as authorized by Texas Government Code, Chapter 551, including but not limited to §551.071 – Consultation with Attorney, §551.072 – Real Property, §551.073 – Prospective Gifts, §551.074 - Personnel Matters, §551.076 – Security Devices, §551.086 - Utility Competitive Matters, and §551.087 – Economic Development Negotiation

CERTIFICATION

I certify that a copy of the July 20, 2017 agenda of items to be considered by the City of Brenham City Council was posted to the City Hall bulletin board at 200 W. Vulcan, Brenham, Texas on July 17, 2017 at **12:25 PM.**

Kacey A. Weiss

Deputy City Secretary

Disability Access Statement: This meeting is wheelchair accessible. The accessible entrance is located at the Vulcan Street entrance to the City Administration Building. Accessible parking spaces are located adjoining the entrance. Auxiliary aids and services are available upon request (interpreters for the deaf must be requested twenty-four (24) hours before the meeting) by calling (979) 337-7567 for assistance.

I certify that the attached notice and agenda of items to be considered by the City Council was removed by me from the City Hall bulletin board on the _____ day of _____, 2017 at _____ AM PM.

Signature

Title

Brenham City Council Minutes

A regular meeting of the Brenham City Council was held on June 1, 2017 beginning at 1:00 p.m. in the Brenham City Hall, City Council Chambers, at 200 W. Vulcan Street, Brenham, Texas.

Members present:

Mayor Milton Y. Tate, Jr.
Mayor Pro Tem Andrew Ebel
Councilmember Susan Cantey
Councilmember Keith Herring
Councilmember Charlie Pyle
Councilmember Weldon Williams, Jr.

Members absent:

Councilmember Danny Goss

Others present:

City Manager Terry Roberts, Assistant City Manager of General Government Ryan Rapelye, City Attorney Cary Bovey, City Secretary Jeana Bellinger, Deputy City Secretary Kacey Weiss, Comptroller Stacy Hardy, Human Resources Director Susan Nienstedt, Sara Parker, Director of Community Services Wende Ragonis, Crystal Locke, Andria Heiges, Fire Chief Ricky Boeker, Police Chief Craig Goodman, Public Works Director Dane Rau, Leslie Kelm, Bobby Branham, Casey Redman, Assistant City Manager of Public Utilities Lowell Ogle, Alton Sommerfield, Development Services Director Erik Smith, City Engineer Lori Lakatos, Bobby Keene, Jody Kapchinski, Angeline Howard, Kyle Branham, Kelvin Raven, Kevin Boggus, Jason Lange, Don Bolenbarr, James Antkowiak, Jordan Prigge, Luke Ongudu, Jessie Vela and Brett Church

Citizens present:

Lynnette Sheffield, Tom Garbett, William Plummer, Brad Stufflebeam, Perry Thomas, James Lopez, Susan Lopez, Emmy Magnotha, Keith Hankins, Bob Schmidt, Roddy Williams, Russell Honerkamp, Gary Crocker, Darren Heine, Sheila Rollins, Wayne Rollins, Morgan Rollins, Hannah Smith, Tommy Traylor and Steven Drake

Media Present:

Arthur Hahn, Brenham Banner Press; Mark Whitehead, KWHI; and Sarah Foster, KWHI

1. **Call Meeting to Order**
2. **Invocation and Pledges to the US and Texas Flags – Mayor Pro Tem Ebel**
3. **Special Recognitions**

3-a. Retirements

- **Leslie Kelm** **11 Years**
- **Don Bolenbarr** **28 Years**

3-b. Service Recognitions

- **Wende Ragonis, Community Services** **5 Years**
- **Bobby Branham, Sanitation Department** **25 Years**

4. **Proclamation**
 - **Girl Scout Award Day**

5. **Citizens Comments**

Citizen Russell Honerkamp addressed Council regarding the lane striping on West Main Street.

CONSENT AGENDA

6. **Statutory Consent Agenda**

6-a. Minutes from the May 5, 2017 Regular City Council Meeting

A motion was made by Councilmember Herring and seconded by Councilmember Cantey to approve the Statutory Consent Agenda Item 6-a. as presented.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Absent
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

PUBLIC HEARING

9. **Public Hearing to Consider an Amendment of the City of Brenham's "Envision 2020" Comprehensive Plan Future Land Use Map to Change the Districts on Various Tracts of Land Bounded by and/or Adjacent to S. Austin Street, W. First Street, S. Market Street, S. Baylor Street, S. Park Street, and S. Church Street from Combination of Agriculture/Undeveloped, Single-Family, Commercial/Retail and Warehouse/Industrial Districts to a Mixed Use District, in Brenham, Washington County, Texas**

Mayor Tate opened the Public Hearing.

Development Services Director Erik Smith presented this item. Smith explained that City staff was approached by multiple individuals from the community who expressed interest in redeveloping south of the downtown B-3 Central Historical Business District. Smith stated the Envision 20/20 Comprehensive Plan is a document that is used as a guide to determine potential future land uses. Smith noted the properties affected by the proposed rezoning are a mix of uses according to this plan. Smith advised there is no Mixed Use designation on the current future land use plan. Smith explained that this proposed mixed use designation would be a new use that would accommodate the designation of a new mixed use zoning district.

10. **Public Hearing to Consider an Amendment of the City of Brenham Zoning Ordinance (Code of Ordinances, City of Brenham, Texas - Appendix A) and the Official Zoning Map of the City of Brenham, to Provide for a Neighborhood Business District (B-4) to include a Downtown Business/Residential Overlay, and to Change the Zoning Districts on Various Tracts of Land Bounded by and/or Adjacent to S. Austin Street, W. First Street, S. Market Street, S. Baylor Street, S. Park Street, and S. Church Street from Commercial, Research and Technology (B-2) and Industrial (I) Districts to the Neighborhood Business District (B-4) to include a Downtown Business/Residential Overlay, in Brenham, Washington County, Texas**

Development Services Director Erik Smith presented this item. Smith explained that City staff was approached by multiple individuals from the community who expressed interest in redeveloping south of the downtown B-3 Central Historical Business District. Smith stated that staff invited all of the property owners to a town hall style meeting to review the proposed changes and to give staff an opportunity to hear any comments or feedback. Smith noted there was not a significant amount of new input that was generated from this meeting.

Smith advised that this item was brought before the Planning and Zoning Commission as a discussion item and public hearing for the proposed changes. Smith explained that the public concerns were satellite parking and the fee associated and the grandfathering of existing uses. The Planning and Zoning Commission recommended unanimous approval of this request with the condition that banks be added as an allowed use to the proposed ordinance.

Citizen Tommy Traylor questioned the parking space requirements and stated that the cost per space can be costly. Traylor stated he thinks the parking fee should be removed from the ordinance.

Citizen Gary Crocker thanked staff for including banks in the district.

Mayor Tate closed the Public Hearing.

REGULAR SESSION

11. Discuss and Possibly Act Upon Resolution No. R-17-010 Providing for an Amendment of the City of Brenham's "Envision 2020" Comprehensive Plan Future Land Use Map to Change the Districts on Various Tracts of Land Bounded by and/or Adjacent to S. Austin Street, W. First Street, S. Market Street, S. Baylor Street, S. Park Street, and S. Church Street from Combination of Agriculture/Undeveloped, Single-Family, Commercial/Retail and Warehouse/Industrial Districts to a Mixed Use District, in Brenham, Washington County, Texas

A motion was made by Councilmember Pyle and seconded by Councilmember Cantey to approve Resolution No. R-17-010 providing for an Amendment of the City of Brenham's "Envision 2020" Comprehensive Plan Future Land Use Map to change the districts on various tracts of land bounded by and/or adjacent to S. Austin Street, W. First Street, S. Market Street, S. Baylor Street, S. Park Street, and S. Church Street from Combination of Agriculture/Undeveloped, Single-Family, Commercial/Retail and Warehouse/Industrial Districts to a Mixed Use District, in Brenham, Washington County, Texas.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Absent
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

12. **Discuss and Possibly Act Upon an Ordinance on Its First Reading Amending the City of Brenham Zoning Ordinance (Code of Ordinances, City of Brenham, Texas - Appendix A) and the Official Zoning Map of the City of Brenham, to Provide for a Neighborhood Business District (B-4) to include a Downtown Business/Residential Overlay, and to Change the Zoning Districts on Various Tracts of Land Bounded by and/or Adjacent to S. Austin Street, W. First Street, S. Market Street, S. Baylor Street, S. Park Street, and S. Church Street from Commercial, Research and Technology (B-2) and Industrial (I) Districts to the Neighborhood Business District (B-4) to include a Downtown Business/Residential Overlay, in Brenham, Washington County, Texas**

A motion was made by Councilmember Pyle and seconded by Councilmember Herring to table Item 12.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Absent
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

WORK SESSION

7. **Discussion and Presentation on Possible Amendments to Design and Construction Standards**

City Engineer Lori Lakatos presented this item. Lakatos explained that Chapter 23 – Subdivision, Section 23-15 authorizes the City Engineer to promulgate rules, regulations, standards, and specifications related to design and construction with the approval of the City Manager and file the same with the City Secretary, including amendments to same. Lakatos stated this amendment is for all local residential streets to be constructed with concrete curb and gutter with concrete pavement and all local residential streets, low density rural, to be constructed as a local residential street section or open ditch with concrete pavement. Lakatos advised that this amendment is being proposed to increase the lifespan of residential roads and decrease the maintenance for the City of Brenham

8. Update and Discussion of Main Street Initiatives

Director of Community Services Wende Ragonis presented this item. Ragonis explained that the last Main Street update was provided at the September 1, 2016 Council meeting. Ragonis stated that at that time two committees of the Main Street Advisory Board: Economic Restructuring Committee (ERC) and Planning Committee had come together for a series of joint meetings where three strategic priorities were identified: 1) attract a downtown hotel development, 2) negotiate the ownership of TX Dot right of way and 3) improve the relationship with the key downtown stakeholders.

Ragonis explained that in addition, staff gathered feedback from various development industry experts and the recurring themes presented by these experts were: 1) downtown needs a hotel within walking distance to support the new conference center destination, 2) the transportation flow should create prosperity in downtown by reducing speeds thus increasing pedestrian safety, 3) public investment in streetscapes and infrastructure encourage density and retail growth in the area, 4) the downtown district is historically authentic and should be preserved and 5) all agree that the downtown economy is essential to the strength of the overall local economy of the area. Ragonis advised that the Main Street Board and all of its committees accepted these priorities and considered the industry expert feedback to establish a strategic plan of action.

Ragonis gave updates on the progress of Main Street's three key priorities, the Southside District, and the various Main Street Committees.

REGULAR SESSION

13. Discuss and Possibly Act Upon the Acceptance of the Libraries and Literacy Grant Through the Texas State Library and Archives Commission (TSLAC) in Partnership With the Texas Workforce Commission (TWC) and Authorize the Mayor to Execute Any Necessary Documentation

Librarian Andria Heiges presented this item. Heiges explained that the Libraries and Literacy Grant has been made available through a TSLAC and TWC partnership in order to expand library engagement with local Adult Education and Literacy (AEL) providers. Heiges stated the Nancy Carol Roberts Memorial Library with a service population of under 25,000, is eligible for up to a \$2,000 grant reimbursement. Heiges advised the Library has been awarded the Libraries and Literacy Grant to purchase assistive technology to assist with both digital literacy and basic literacy training for the visually impaired.

A motion was made by Councilmember Cantey and seconded by Councilmember Pyle to approve the acceptance of the Libraries and Literacy Grant through the Texas State Library and Archives Commission (TSLAC) in partnership with the Texas Workforce Commission (TWC) and authorize the Mayor to execute any necessary documentation.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Absent
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

14. Discuss and Possibly Act Upon Authorization for Final Payment to Coons Construction, Inc. for the M. M. Owsley Memorial Serenity Garden and Park Improvements Project and Authorize the Mayor to Execute Any Necessary Documentation

Public Works Director Dane Rau presented this item. Rau explained that Coons Construction has completed the M.M. Owsley Memorial Serenity Garden and Park Improvements. Rau stated that the total project budget was \$777,000, which was from generous donations by Robbie Gail Charrette and the M.M. Owsley Family Trust. Rau advised the preliminary budget called for \$730,650 to be used on construction and contingency items while \$46,350 was designated for engineering costs. Rau noted with the total project complete and Payment No. 7 (Final) due along with small expenses related to the project, there was a contingency left of \$12,025.76.

A motion was made by Councilmember Pyle and seconded by Councilmember Cantey to approve the authorization for final payment to Coons Construction, Inc. in the amount of \$25,301.07 for the M.M. Owsley Serenity Garden and Park Improvements Project and authorize the Mayor to execute any necessary documentation.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Absent
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

15. Discuss and Possibly Act Upon the Termination of the Janitorial Service Contract Between the City of Brenham and Lim Service Industries and Authorize the Mayor to Execute Any Necessary Documentation

Public Works Director Dane Rau presented this item. Rau explained that on February 16, 2017 the City of Brenham awarded Lim Service Industries the cleaning and janitorial contract for numerous city facilities. Rau stated that staff diligently researched Lim Service Industries, reached out to current customers on reference checks and those checks came back positive. Rau noted that at the time staff felt good about the company and subsequently awarded the bid to the second lowest bidder in hopes of getting quality work that is detailed out in the bid packet. Rau advised that from the commencement of the contract staff started experiencing difficulties with Lim Service Industries and it continued over the last several months. Rau explained that staff has had numerous meetings with the Lim Management Team in hopes that quality, timeliness, and organization would change. Rau stated that unfortunately, things have not changed. Rau advised that the plan moving forward would be to terminate using the 30 day clause and obtain a company to clean the buildings on a 120 day temporary basis while another bid is prepared.

A motion was made by Councilmember Cantey and seconded by Mayor Pro Tem Ebel to approve the termination of the janitorial service contract between the City of Brenham and Lim Service Industries and authorize the Mayor to execute any necessary documentation.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Absent
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

16. Discuss and Possibly Act Upon a Request for a Noise Variance in Connection with the 2017 Downtown Summer Concert Series (Hot Nights, Cool Tunes) to be Held from 2:30 p.m. to Midnight on July 8, 15, 22 and 29, 2017 and Authorize the Mayor to Execute Any Necessary Documentation

Deputy City Secretary Kacey Weiss presented this item. Weiss explained that the City of Brenham Community Programs submitted a request for a Noise Variance for the 4-night concert series this year. The dates and times include Saturday, July 8; Saturday, July 15; Saturday, July 22; and Saturday, July 29, 2017; from 2:30 p.m. (when sound set-up begins) to Midnight. Weiss stated there will be bands using sound amplification systems.

A motion was made by Councilmember Pyle and seconded by Councilmember Cantey to approve a request for a noise variance in connection with the 2017 Downtown Summer Concert Series (Hot Nights, Cool Tunes) to be held from 2:30 P.M. to Midnight on July 8, 15, 22 and 29, 2017 and authorize the Mayor to execute any necessary documentation.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Absent
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

17. Discuss and Possibly Act Upon Resolution No. R-17-011 Authorizing Execution of an Agreement with TxDOT for the Temporary Closure of State Right-of-Way in Connection with the 2017 Downtown Summer Concert Series (Hot Nights, Cool Tunes) to be Held on July 8, 15, 22 and 29, 2017

Community Services Specialist Crystal Locke presented this item. Locke explained that the Downtown Summer Concert Series (Hot Nights, Cool Tunes) is hosted by the City of Brenham and sponsored by local businesses. Locke advised that this year's concerts will be held on July 8, 15, 22, and 29, 2017 from 7:00 p.m. – 10:00 p.m. Locke noted that one lane of Alamo Street between Park Street and Market Street will be closed beginning at 2:30 p.m. for stage setup. Locke stated that both lanes of Alamo Street will be closed between Austin Street and Market Street from 4:30 p.m. to 11:30 p.m.

A motion was made by Councilmember Pyle and seconded by Mayor Pro Tem Ebel to approve Resolution No. R-17-011 authorizing execution of an agreement with TxDOT for the temporary closure of state right-of-way in connection with the 2017 Downtown Summer Concert Series (Hot Nights, Cool Tunes) to be held on July 8, 15, 22 and 29, 2017.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Absent
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

18. Administrative/Elected Officials Report

City Manager Terry Roberts reported on the following:

- Budget workshops will be July 5th-7th
- Building permits are higher due to the construction at Blinn College

Fire Chief Ricky Boeker reported on the following:

- The 150th Birthday Celebration had a great turnout

Director of Community Services Wende Ragonis reported on the following:

- Familiarization Event will be held at the Barnhill Center June 6th-8th

The meeting was adjourned.

Milton Y. Tate, Jr.
Mayor

Jeana Bellinger, TRMC, CMC
City Secretary

Brenham City Council Minutes

A regular meeting of the Brenham City Council was held on June 15, 2017 beginning at 1:00 p.m. in the Brenham City Hall, City Council Chambers, at 200 W. Vulcan Street, Brenham, Texas.

Members present:

Mayor Milton Y. Tate, Jr.
Mayor Pro Tem Andrew Ebel
Councilmember Susan Cantey
Councilmember Danny Goss
Councilmember Keith Herring
Councilmember Charlie Pyle
Councilmember Weldon Williams, Jr.

Members absent:

None

Others present:

City Manager Terry Roberts, Assistant City Manager of General Government Ryan Rapelye, City Attorney Luke Cochran, City Secretary Jeana Bellinger, Assistant City Manager - Chief Financial Officer Carolyn Miller, Sara Parker, Kaci Konieczny, Director of Community Services Wende Ragonis, Fire Chief Ricky Boeker, Police Chief Craig Goodman, Public Works Director Dane Rau, Assistant City Manager of Public Utilities Lowell Ogle, Development Services Director Erik Smith and City Engineer Lori Lakatos

Citizens present:

Mack Morris, Patrick Murray, Deanna Murray, Gary Crocker, Darren Heine and Steven Drake

Media Present:

Arthur Hahn, Brenham Banner Press; Caitlin Hahn, Brenham Banner Press; and Sarah Foster, KWHI

- 1. Call Meeting to Order**
- 2. Invocation and Pledges to the US and Texas Flags – Councilmember Williams**

3. Citizens Comments

There were no citizen comments.

4. Special Recognition

- **GFOA Distinguished Budget Presentation Award**

WORK SESSION

5. Discussion and Presentation Related to Parking and Associated Matters in the Proposed Neighborhood Business District (B-4) Including a Downtown Business/Residential Overlay

Development Services Director Erik Smith presented this item. Smith explained that he presented an ordinance on its first reading regarding a Neighborhood Business District (B-4) at the Council meeting on June 1, 2017. Smith stated there were questions and concerns regarding parking in the district. Smith advised that staff proposed two parking recommendations, which include Options A and B. Smith explained that staff would recommend that one of the options be chosen and it would be added to the ordinance prior to the final reading.

Councilmember Charlie Pyle had questions about the Tax Increment Reinvestment Zone “TIRZ” being a solution to construct parking as part of Option B.

Citizen Patrick Murray thanked Council for their support in considering the B-4 District.

REGULAR SESSION

6. Discuss and Possibly Act Upon an Ordinance on Its First Reading Amending the City of Brenham Zoning Ordinance (Code of Ordinances, City of Brenham, Texas - Appendix A) and the Official Zoning Map of the City of Brenham, to Provide for a Neighborhood Business District (B-4) to include a Downtown Business/Residential Overlay, and to Change the Zoning Districts on Various Tracts of Land Bounded by and/or Adjacent to S. Austin Street, W. First Street, S. Market Street, S. Baylor Street, S. Park Street, and S. Church Street from Commercial, Research and Technology (B-2) and Industrial (I) Districts to the Neighborhood Business District (B-4) to include a Downtown Business/Residential Overlay, in Brenham, Washington County, Texas

A motion was made by Councilmember Cantey and seconded by Councilmember Pyle to remove Item 6 from the table.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Yes
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

Development Services Director Erik Smith presented this item. Smith explained that at the June 1, 2017 council meeting, this ordinance was tabled by Council so that additional information could be provided by staff related to parking and other associated matters in the proposed Neighborhood Business District (B4), including the Downtown Business/Residential overlay.

A motion was made by Councilmember Cantey and seconded by Councilmember Pyle to approve an ordinance on its first reading amending the City of Brenham Zoning Ordinance as outlined in (Code of Ordinances, City of Brenham, Texas - Appendix A) and the Official Zoning Map of the City of Brenham, to provide for a Neighborhood Business District (B-4) to include a Downtown Business/Residential Overlay, and to change the Zoning Districts on various tracts of land bounded by and/or adjacent to S. Austin Street, W. First Street, S. Market Street, S. Baylor Street, S. Park Street, and S. Church Street from Commercial, Research and Technology (B-2) and Industrial (I) Districts to the Neighborhood Business District (B-4) to include a Downtown Business/Residential Overlay, in Brenham, Washington County, Texas with wording Option B.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Yes
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

7. Discuss and Possibly Act Upon an Audit Engagement Letter from Seidel Schroeder to Perform an Audit for the Fiscal Year Ending September 30, 2017 and Authorize the Mayor to Execute Any Necessary Documentation

Assistant City Manager - Chief Financial Officer Carolyn Miller presented this item. Miller stated that the audit fee estimate is the same as the prior two years. Miller advised the fee is based on the assumption that a Single Audit will not be required. Miller noted that at this point staff is unsure if the city will meet the federal expenditure threshold requirements that trigger a Single Audit. Miller explained that a Single Audit is required when state and federal grant expenditures exceed \$750,000 in a fiscal year. Miller stated that if a Single Audit is required, the engagement letter would be revised and a small fee adjustment would be possible. Miller advised that with the continued growth and complexity of the City's financial activities, the current fee structure is reasonable.

A motion was made by Councilmember Herring and seconded by Mayor Pro Tem Ebel to approve the audit engagement letter from Seidel Schroeder to perform an audit for the fiscal year ending September 30, 2017 and authorize the Mayor to execute any necessary documentation.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Abstain
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

8. Discuss and Possibly Act Upon the Final One Year Contract Extension, in Accordance with Bid No. 15-008, for Gasoline and Diesel Fuel for the City of Brenham's Vehicle and Equipment Fleet and Authorize the Mayor to Execute Any Necessary Documentation

Public Works Director Dane Rau presented this item. Rau explained that the contract for gasoline and diesel fuel was originally awarded to Alexander Oil on June 25, 2015. Rau advised the terms of the contract allow for two one-year extensions and the second of these extensions is requested. Rau noted that pricing for this contract will remain as originally awarded.

A motion was made by Councilmember Herring and seconded by Councilmember Cantey to approve the final one year contract extension, in accordance with Bid No. 15-008, for gasoline and diesel fuel for the City of Brenham's vehicle and equipment fleet and authorize the Mayor to execute any necessary documentation.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Yes
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

9. Discuss and Possibly Act Upon a Request for a Noise Variance from Brenham Outlaws for a Juneteenth Celebration at Hattie Mae Flowers Park to be Held on June 17, 2017 from 2:00 p.m. – 8:00 p.m. and Authorize the Mayor to Execute Any Necessary Documentation

City Secretary Jeana Bellinger presented this item. Bellinger stated that they will have a party wagon with speakers playing music.

A motion was made by Councilmember Cantey and seconded by Mayor Pro Tem Ebel to approve a request for a noise variance from Brenham Outlaws for a Juneteenth Celebration at Hattie Mae Flowers Park to be held on June 17, 2017 from 2:00 p.m. – 8:00 p.m. and authorize the Mayor to execute any necessary documentation.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Yes
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

10. Discuss and Possibly Act Upon a Request for a Noise Variance from Don and Margaret Davis for a Birthday Party at 800 Pleasantview to be Held on June 17, 2017 from 10:00 a.m. – 11:00 p.m. and Authorize the Mayor to Execute Any Necessary Documentation

City Secretary Jeana Bellinger presented this item. Bellinger stated they will have a DJ using sound amplification equipment at the event.

A motion was made by Councilmember Cantey and seconded by Mayor Pro Tem Ebel to approve a request for a noise variance from Don and Margaret Davis for a birthday party at 800 Pleasantview to be held on June 17, 2017 from 10:00 a.m. – 11:00 p.m. and authorize the Mayor to execute any necessary documentation.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Yes
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

11. Discuss and Possibly Act Upon a Ground Space Lease Agreement with Mark R. Pollard for Hangar Space at the Brenham Municipal Airport and Authorize the Mayor to Execute Any Necessary Documentation

City Engineer Lori Lakatos presented this item. Lakatos explained that William Hazard sold his hangar (3175 Aviation Way – B-1) to Mark R. Pollard and therefore, a new lease agreement needs to be executed with Mr. Pollard. Lakatos advised that execution of this lease agreement with Mr. Pollard will cancel the previous agreement with William Hazard.

A motion was made by Councilmember Pyle and seconded by Councilmember Cantey to approve a Ground Space Lease Agreement with Mark R. Pollard for hangar space at the Brenham Municipal Airport and authorize the Mayor to execute any necessary documentation.

Mayor Tate called for a vote. The motion passed with Council voting as follows:

Mayor Milton Y. Tate, Jr.	Yes
Mayor Pro Tem Andrew Ebel	Yes
Councilmember Susan Cantey	Yes
Councilmember Danny Goss	Yes
Councilmember Keith Herring	Yes
Councilmember Charlie Pyle	Yes
Councilmember Weldon Williams	Yes

12. Administrative/Elected Officials Report

City Manager Terry Roberts reported on the following:

- TML Conference is October 3rd-6th in Houston. Hotel reservations begin in July.

Public Works Director Dane Rau reported on the following:

- TXDOT has adjusted the striping on Alamo and Main Streets and created a turn lane on Market Street all the way to Tractor Supply

The meeting was adjourned.

Milton Y. Tate, Jr.
Mayor

Jeana Bellinger, TRMC, CMC
City Secretary

ORDINANCE NO. O-17-007

AN ORDINANCE AMENDING APPENDIX A - "ZONING" OF THE CODE OF ORDINANCES OF THE CITY OF BRENHAM, TEXAS, CHANGING THE OFFICIAL ZONING MAP FROM A COMMERCIAL, RESEARCH AND TECHNOLOGY (B-2) DISTRICT TO A MIXED RESIDENTIAL (R-2) DISTRICT FOR A TRACT OF LAND DESCRIBED AS PART OF LOT 47A OF THE WEST MAIN SUBDIVISION, 0.168 ACRES, (PEABODY STREET), IN BRENHAM, WASHINGTON COUNTY, TEXAS.

WHEREAS, the City of Brenham has adopted Appendix A – “Zoning” of the City of Brenham Code of Ordinances, as amended, which divides the City of Brenham into various zoning districts; and

WHEREAS, Appendix A – “Zoning” of the City of Brenham Code of Ordinance authorizes the City Council to grant zoning amendments within the various zoning districts; and

WHEREAS, this amendment was recommended for approval by the City of Brenham Planning and Zoning Commission during its regular meeting on June 26, 2017; and

WHEREAS, this amendment is in compliance with the City of Brenham’s “Envision 2020” Comprehensive Plan; and

NOW, THEREFORE, BE IT ORDAINED BY THE CITY OF BRENHAM, TEXAS, THAT APPENDIX A - "ZONING" OF THE CODE OF ORDINANCES OF THE CITY OF BRENHAM, TEXAS, AND THE OFFICIAL ZONING MAP BE AMENDED IN THE FOLLOWING MANNER:

SECTION 1. That Appendix A - "Zoning" of the Code of Ordinances of the City of Brenham, Texas, and the Official Zoning Map of the City of Brenham is hereby amended by changing the zoning from a Commercial, Research and Technology District (B-2) District to a Mixed Residential (R-2) District for a tract of Land Described as Part of Lot 47A of the West Main Subdivision, 0.168 Acres, (Peabody Street) in Brenham, Washington County, Texas, said land being more particularly described on Exhibit “A” attached hereto and incorporated herein for all purposes.

SECTION 2. This Ordinance shall take effect as provided by the Charter of the City of Brenham, Texas.

PASSED and APPROVED on its first reading this the 6th day of July, 2017.

PASSED and APPROVED on its second reading this the 20th day of July, 2017.

Milton Y. Tate, Jr.
Mayor

ATTEST:

Jeana Bellinger, TRMC, CMC
City Secretary

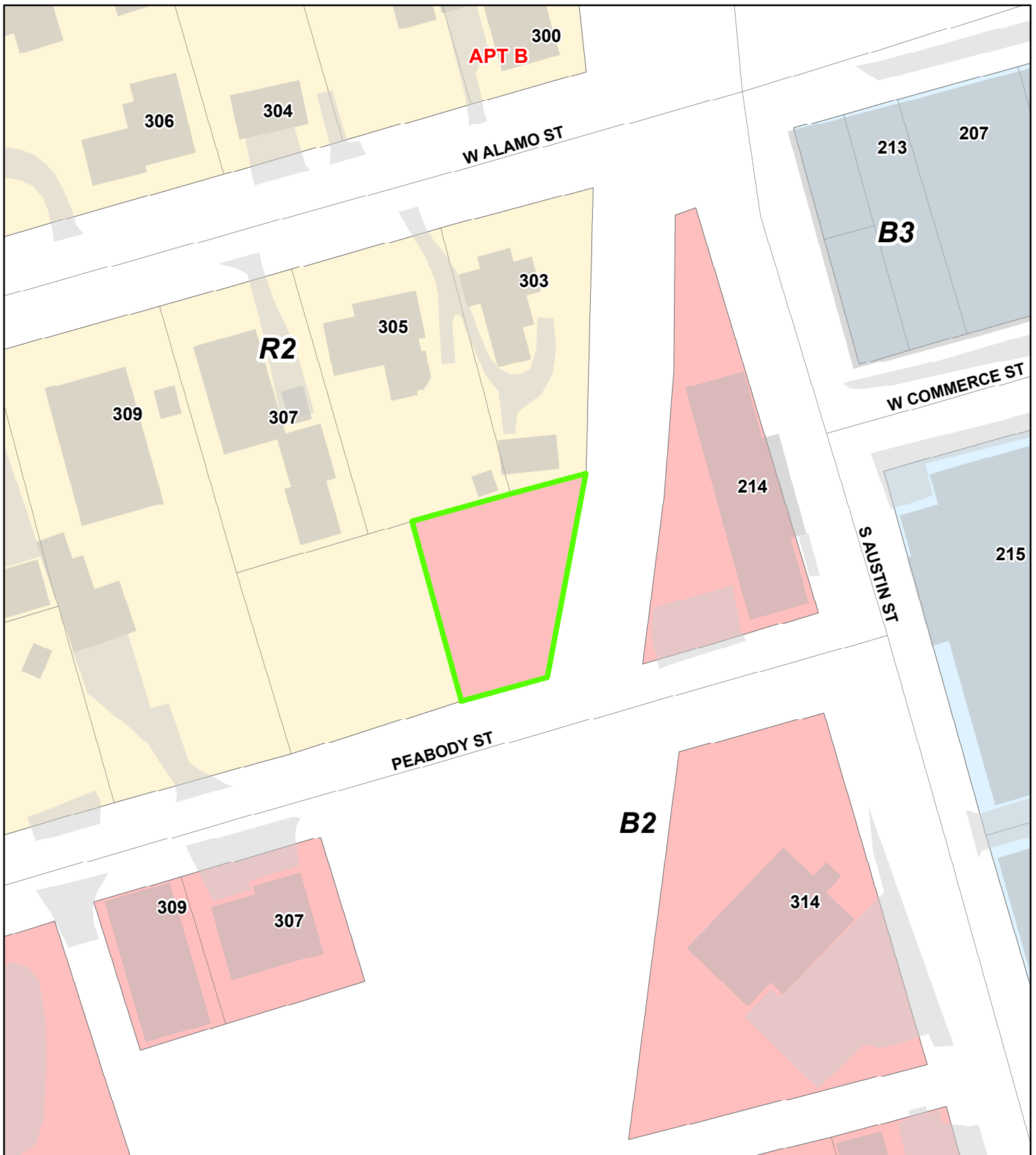


Exhibit "A"

1 inch = 70 feet



	B1 Local Business Mixed		P1 Planned Development
	B2 Commercial Research and Technology		R1 Residential Single Family
	B3 Historical and Central Business		R2 Mixed Residential
	I Industrial		R3 Manufactured Home Residential



AGENDA ITEM 5

DATE OF MEETING: July 20, 2017	DATE SUBMITTED: July 14, 2017															
DEPT. OF ORIGIN: Public Works	SUBMITTED BY: Dane Rau															
<table style="width: 100%; border: none;"> <tr> <td style="width: 33%; vertical-align: top;">MEETING TYPE:</td> <td style="width: 33%; vertical-align: top;">CLASSIFICATION:</td> <td style="width: 33%; vertical-align: top;">ORDINANCE:</td> </tr> <tr> <td>☒ REGULAR</td> <td>☐ PUBLIC HEARING</td> <td>☐ 1ST READING</td> </tr> <tr> <td>☐ SPECIAL</td> <td>☐ CONSENT</td> <td>☐ 2ND READING</td> </tr> <tr> <td>☐ EXECUTIVE SESSION</td> <td>☐ REGULAR</td> <td>☐ RESOLUTION</td> </tr> <tr> <td></td> <td>☒ WORK SESSION</td> <td></td> </tr> </table>		MEETING TYPE:	CLASSIFICATION:	ORDINANCE:	☒ REGULAR	☐ PUBLIC HEARING	☐ 1 ST READING	☐ SPECIAL	☐ CONSENT	☐ 2 ND READING	☐ EXECUTIVE SESSION	☐ REGULAR	☐ RESOLUTION		☒ WORK SESSION	
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AGENDA ITEM DESCRIPTION: Discussion and Presentation Regarding Authorizing a Private Business to Provide Curbside Recycling Services for Residents and Businesses within the City of Brenham																
SUMMARY STATEMENT: A couple weeks ago staff was approached by Matt DuPont of Bluebonnet Recycling. Matt would like to offer curbside recycling to local residents and businesses in Brenham by utilizing 14 gallon bins and picking them up on the curb during designated pick up days for a nominal fee. Matt will be at the meeting to explain his business and go over his approach from partnering with the City to how his business will operate. I have spoken to both Matt and Cary Bovey and if Council is interested in allowing this service to our residents and businesses we will need to work on an agreement through our Utilities Sub-committee and bring that back to Council. Items that will need to be worked out will be an agreement similar to a non-exclusive franchise which gives a company the ability to collect materials and operate within the right-of-ways of the City, possibly adjusting our Code of Ordinances reflecting this type of service, and discussion regarding collecting franchise fees on the revenue that is generated. We will also need to discuss the philosophy of having bins placed out by the curb when currently we are a “bag city” which means that our residential collection utilizes bags on pick up day rather than carts or bins. There are many options that we may consider and other cities such as City of Bryan are allowing these services within their city limits but we would like to know if Council would like staff to pursue this and if so we will move forward.																
STAFF ANALYSIS (For Ordinances or Regular Agenda Items): A. PROS: Will provide an option for residents who would like curbside recycling in the City. B. CONS: Will have to work out logistics and currently do not have codes reflecting this but will work on that if desired.																
ALTERNATIVES (In Suggested Order of Staff Preference):																

ATTACHMENTS: None
FUNDING SOURCE (Where Applicable):
RECOMMENDED ACTION: None – discussion only.
APPROVALS: Ryan Rapelye



AGENDA ITEM 6

DATE OF MEETING: July 20, 2017	DATE SUBMITTED: July 14, 2017															
DEPT. OF ORIGIN: Public Utilities	SUBMITTED BY: Lowell Ogle															
<table style="width: 100%; border: none;"> <tr> <td style="width: 33%; vertical-align: top;">MEETING TYPE:</td> <td style="width: 33%; vertical-align: top;">CLASSIFICATION:</td> <td style="width: 33%; vertical-align: top;">ORDINANCE:</td> </tr> <tr> <td>☒ REGULAR</td> <td>☐ PUBLIC HEARING</td> <td>☐ 1ST READING</td> </tr> <tr> <td>☐ SPECIAL</td> <td>☐ CONSENT</td> <td>☐ 2ND READING</td> </tr> <tr> <td>☐ EXECUTIVE SESSION</td> <td>☒ REGULAR</td> <td>☐ RESOLUTION</td> </tr> <tr> <td></td> <td>☐ WORK SESSION</td> <td></td> </tr> </table>		MEETING TYPE:	CLASSIFICATION:	ORDINANCE:	☒ REGULAR	☐ PUBLIC HEARING	☐ 1 ST READING	☐ SPECIAL	☐ CONSENT	☐ 2 ND READING	☐ EXECUTIVE SESSION	☒ REGULAR	☐ RESOLUTION		☐ WORK SESSION	
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AGENDA ITEM DESCRIPTION: Discuss and Possibly Act Upon Bid No. 17-007 Related to Bulk Water Treatment Chemicals and Authorize the May to Execute Any Necessary Documentation																
SUMMARY STATEMENT: In June 2017, the city's supplier of Caustic Soda, Univar, advised us that could no longer hold the price of \$190.00/liq. ton and were proposing a price of \$296.80/liq. ton. At that time, staff opted to go out for bids to obtain the most competitive price. The City of Brenham solicited bids for one (1) year supply of Caustic Soda to be delivered to the Brenham Water Treatment Plant. The Contract will be for one (1) year with firm bid pricing allowing two (2) one-year renewals. The contract would be effective beginning the date of award by Council. On June 28, 2017, we received and opened three (3) bids. Staff recommends awarding the bid to the following vendor: <table style="margin-left: auto; margin-right: auto; border: none;"> <thead> <tr> <th style="text-align: center;"><u>Vendor</u></th> <th style="text-align: center;"><u>Price/ton</u></th> <th style="text-align: center;"><u>2015 Price</u></th> </tr> </thead> <tbody> <tr> <td style="text-align: center;">Brenntag Southwest</td> <td style="text-align: center;">\$274.00/liq. Ton</td> <td style="text-align: center;">\$190.00/liq. Ton</td> </tr> </tbody> </table> Estimated total amount of Caustic Soda used per year is 240 tons.		<u>Vendor</u>	<u>Price/ton</u>	<u>2015 Price</u>	Brenntag Southwest	\$274.00/liq. Ton	\$190.00/liq. Ton									
<u>Vendor</u>	<u>Price/ton</u>	<u>2015 Price</u>														
Brenntag Southwest	\$274.00/liq. Ton	\$190.00/liq. Ton														
STAFF ANALYSIS (For Ordinances or Regular Agenda Items):																
A. PROS:																
B. CONS:																
ALTERNATIVES (In Suggested Order of Staff Preference):																
ATTACHMENTS: (1) Bid Information and Tabulation Sheet																
FUNDING SOURCE (Where Applicable): 104-5-163-201.00																
RECOMMENDED ACTION: Approve Bid No. 17-007 for bulk water treatment chemicals and award an annual contract to Brenntag Southwest Inc. in the amount of \$274.00 per liquid ton and authorize the Mayor to execute any necessary documentation																
APPROVALS: Terry K. Roberts																



Bid Information Sheet

June 28, 2017

IFB No. 17-007

For: Contract for Caustic Soda

Purchase not to exceed budgeted funds.

Number of completed bids returned to Purchasing: 3



BID TABULATION			
CONTRACT FOR CAUSTIC SODA			
IFB No. 17-007			
			Estimated
	Estimated	Caustic	Total
	Quantity	Soda	Caustic
Vendor	(Tons)	Per Liq. Ton	Soda
DXI	300	297.10	89,130.00
Brenntag Southwest Inc.	300	274.00	82,200.00
Univar	300	298.00	89,400.00



AGENDA ITEM 7

DATE OF MEETING: July 20, 2017	DATE SUBMITTED: July 14, 2017															
DEPT. OF ORIGIN: Public Utilities	SUBMITTED BY: Lowell Ogle															
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AGENDA ITEM DESCRIPTION: Discuss and Possibly Act Upon a One Year Contract Extension, in Accordance with Bid No. IFB 16-009, for Bulk Water Treatment Chemicals and Authorize the Mayor to Execute Any Necessary Documentation																
SUMMARY STATEMENT: In 2016 the City of Brenham solicited bids for a one (1) year supply of Chlorine to be delivered to the Brenham Water Treatment Plant. The contract was award to DXI Industries. The original contract allowed for two (2) one-year renewals. The initial one (1) year contract is due to expire soon. The service provided by the vendor has been very good. Operations staff and purchasing recommend approval of the extension. Pricing for the Chlorine will remain at \$0.2951/lb. Estimated annual usage of Chlorine, 162,000 lbs																
STAFF ANALYSIS (For Ordinances or Regular Agenda Items): A. PROS: No price increase from previous year. B. CONS: None																
ALTERNATIVES (In Suggested Order of Staff Preference):																
ATTACHMENTS: None																
FUNDING SOURCE (Where Applicable): 104-5-163-201.00																
RECOMMENDED ACTION: Approve a one year contract extension, in accordance with Bid No. IFB 16-009 to DXI Industries for Chlorine in the amount of \$0.2951 per pound and authorize the Mayor to execute any necessary documentation																
APPROVALS: Terry K. Roberts																



AGENDA ITEM 8

DATE OF MEETING: July 20, 2017		DATE SUBMITTED: July 12, 2017	
DEPT. OF ORIGIN: Engineering		SUBMITTED BY: Lori Lakatos	
MEETING TYPE:	CLASSIFICATION:	ORDINANCE:	
☒ REGULAR	☐ PUBLIC HEARING	☐ 1 ST READING	
☐ SPECIAL	☐ CONSENT	☐ 2 ND READING	
☐ EXECUTIVE SESSION	☒ REGULAR	☐ RESOLUTION	
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AGENDA ITEM DESCRIPTION: Discuss and Possibly Act Upon Authorization for the Submission of Hazard Mitigation Grant Program Applications for DR-4272 to the Texas Division of Emergency Management (TDEM) for Multiple Mitigation Projects Throughout the City of Brenham and Authorize the Mayor to Designate Project Officers and Execute Any Necessary Documentation			
SUMMARY STATEMENT: As part of the disaster recovery process the federal government allocates fund to the State of Texas for Hazard Mitigation Projects to eliminate or reduce the threat of damages in the future. As part of the Hazard Mitigation Grant Program (HMGP) the Mayor is allowed to designate Project Officer to execute and file application on behalf of the City. The City has been advised to apply for these funds on multiple projects. The deadline for this is July 31, 2017 in relation to the May 2016 flood events, DR-4272. The HMGP grant has the same match requirements as the Public Assistance Program, 75% Federal Funds, 25% Local Funds. City staff is looking for all possible funding to help with the recovery of the May 2016 flood events. City staff will continue to work with FEMA and assess other funding sources that might even help offset the City's 25% local match.			
STAFF ANALYSIS (For Ordinances or Regular Agenda Items):			
A. PROS:			
B. CONS:			
ALTERNATIVES (In Suggested Order of Staff Preference):			
ATTACHMENTS: (1) Sample Project Officer Designation Form			
FUNDING SOURCE (Where Applicable):			

RECOMMENDED ACTION: Approve the authorization for the submission of Hazard Mitigation Grant Program Applications for DR-4272 to the Texas Division of Emergency Management (TDEM) for multiple mitigation projects throughout the City of Brenham and authorize the Mayor to designate Lori Lakatos and Ricky Boeker as Project Officers and execute any necessary documentation

APPROVALS: Terry K. Roberts

PROJECT OFFICER DESIGNATION
For
HAZARD MITIGATION GRANT

Date

Subgrantee: City of Brenham

Local Government or eligible Agency/Organization

Hazard Mitigation Grant Program (HMGP) Project Number: _____
Pre-Disaster Mitigation Program (PDM) Project Number: _____

I designate my Project Officer for this grant as follows:

Primary Project Officer	Secondary Project Officer
Name Lori Lakatos	Name Ricky Boeker
Organization City of Brenham	Organization City of Brenham
Official Position City Engineer	Official Position Fire Chief / EMC
Mailing Address P.O. Box 1059	Mailing Address P.O. Box 1059
City, State, Zip Brenham, Texas 77834-1059	City, State, Zip Brenham, Texas 77834-1059
Daytime Phone (979) 337-7215	Daytime Phone (979) 337-7301
Fax Number (979) 337-7218	Fax Number
Email (Enter in the space below.) llakatos@cityofbrenham.org	Email (Enter in the space below.) rboeker@cityofbrenham.org
The above Primary and Secondary Project Officers are hereby authorized to execute and file application for this mitigation project on behalf of this organization for the purpose of obtaining certain state and federal financial assistance under the Robert T. Stafford Disaster Relief & Emergency Assistance Act, (Public Law 93-288 as amended) or otherwise available. Designated Project Officers are authorized by the below Certifying Official to represent and act for this organization in all dealings with the State of Texas for all matters pertaining to this grant, and will serve as the single point of contact with the designated State Project Officer.	

Signature of Mayor, Judge, or Executive Director

Date

Milton Y. Tate Jr.

Printed Name of above Authorized Official