



# CITY OF FULSHEAR

29255 FM 1093 Road #12B/ PO Box 279

Fulshear, Texas 77441

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[www.fulsheartexas.gov](http://www.fulsheartexas.gov)

[www.FulshearTexas.gov](http://www.FulshearTexas.gov)

## CITY COUNCIL:

**MAYOR:** Aaron Groff

**MAYOR PRO-TEM:** Lisa Martin

**COUNCIL MEMBER:** Kent Pool

**COUNCIL MEMBER:** Jason Knape

**COUNCIL MEMBER:** Kaye Kahlich

**COUNCIL MEMBER:** Debra Cates

**COUNCIL MEMBER:** Joel  
Patterson

**COUNCIL MEMBER:** Sarah B.  
Johnson

## STAFF:

**CITY MANAGER:** Jack Harper

**CITY SECRETARY:** Kimberly  
Kopecky

**CITY ATTORNEY:** J. Grady Randle

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# **CITY COUNCIL MEETING MINUTES**

## **June 21, 2022**

### **I. CALL TO ORDER**

*A REGULAR CITY COUNCIL MEETING WAS CALLED TO ORDER BY MAYOR GROFF*

*AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY FULSHEAR ROAD, FULSHEAR, TEXAS AT 7:02 P.M.*

### **II. QUORUM AND ROLL CALL**

*A QUORUM WAS PRESENT.*

#### ***COUNCIL MEMBERS PRESENT:***

*AARON GROFF*

*KAYE KAHLICH*

*DEBRA CATES*

*KENT POOL*

*JOEL PATTERSON*

*JASON KNAPE*

SARA B. JOHNSON

**COUNCIL MEMBERS ABSENT:**

LISA MARTIN

**CITY STAFF PRESENT:**

KIMBERLY KOPECKY  
MARIELA RODRIGUEZ  
JACK HARPER  
BYRON BROWN  
SHARON VALIANTE  
JESUS ESCOBAR  
ERIN TUREAU  
JESS WASHBURN  
ZACH GOODLANDER  
CLIFF BROUHARD  
KENNY SEYMOUR  
CASSIE LEAL  
MEREDITH DUSEK  
KRISTI BRASHEAR

**OTHERS PRESENT:**

KAREN MARESH  
AMANDA BOYD  
ASPEN BOYD  
CAITLIN KING  
ANDREW ASPIN  
KENNETH F.  
TREY DEVILLIER  
RANDY CAZENAVE  
AND 6 OTHERS THAT DID NOT SIGN IN.

**III. INVOCATION - CHARLES WISDOM, FPD CHAPLAIN/ SECOND BAPTIST CHURCH**

INVOCATION WAS LED BY CHARLES WISDOM.

**IV. PLEDGE OF ALLEGIANCE TO THE U.S. FLAG**

**V. PLEDGE OF ALLEGIANCE TO THE TEXAS FLAG**

MAYOR GROFF LED THE PLEDGE OF ALLEGIANCE TO THE U.S. AND TEXAS FLAGS.

**VI. CITIZENS COMMENTS**

THIS IS AN OPPORTUNITY FOR CITIZENS TO SPEAK TO COUNCIL RELATING TO

AGENDA AND NON-AGENDA ITEMS. SPEAKERS ARE ADVISED THAT COMMENTS CANNOT BE RECEIVED ON MATTERS WHICH ARE THE SUBJECT OF A PUBLIC HEARING ONCE THE HEARING HAS BEEN CLOSED. SPEAKERS ARE REQUIRED TO REGISTER IN ADVANCE AND MUST LIMIT THEIR COMMENTS TO THREE (3) MINUTES.

KAREN MARESH, RESIDENT OF DOWNTOWN FULSHEAR, SPOKE REGARDING A MICROCHIPPING EVENT SHE WILL BE HOSTING IN HONOR OF HER BIRTHDAY.

AMANDA BOYD, RESIDENT OF POLO RANCH, SPOKE REGARDING THE WATER ISSUE THAT OCCURRED ON JUNE 16TH.

## **VII. CITY MANAGERS REPORT**

BRIEFINGS OR UPDATES MAY BE PROVIDED REGARDING CITY SERVICES, ADMINISTRATIVE/PERSONNEL MATTERS, REAL ESTATE/DEVELOPMENT, INFRASTRUCTURE, EVENTS, REGULATIONS, COMMUNITY AND INTERGOVERNMENTAL RELATIONS ISSUES.

### **A. AMERICAN PLANNING ASSOCIATION, HOUSTON SECTION - "COMMUNITY OF THE YEAR"**

JACK HARPER INFORMED COUNCIL THAT THE CITY OF FULSHEAR HAS BEEN NAMED AS COMMUNITY OF THE YEAR BY THE AMERICAN PLANNING ASSOCIATION FOR THE HOUSTON BRANCH. OUR PROJECT PROPOSAL HAS BEEN SENT FORWARD TO THE STATE OF TEXAS TO BE A STATE OF TEXAS PROJECT FOR THE AMERICAN PLANNING ASSOCIATION AS WELL AS OVERALL NATIONALLY AT THE UNITED STATES LEVEL TO BE RECOGNIZED AS COMMUNITY OF THE YEAR.

### **B. SPECIAL CITY COUNCIL MEETING - JULY 5, 2022 (BUDGET)**

JACK INFORMED COUNCIL THAT THE SPECIAL MEETING WILL BEGIN AT 5:30PM FOR THE PURPOSE OF PRESENTING THE FY2023 PROPOSED BUDGET.

### **C. CHANGES TO VARIOUS CITY STAFF MEMBERS**

JACK INFORMED COUNCIL THAT LINDSEY DELONG, THE UTILITY BILLING SUPERVISORS LAST DAY WAS FRIDAY AND NICHOLE PARTHEMORE, A CUSTOMER SERVICE REPRESENTATIVE FOR DEVELOPMENT SERVICES, HAS GIVEN HER NOTICE AND HER LAST DAY WILL BE NEXT FRIDAY. JACK THANKED LINDSEY AND NICHOLE FOR THEIR HARD WORK.

JACK ANNOUNCED THAT WE HAVE A NEW POLICE OFFICER, DEVON BANNET AND GAVE A BRIEF BACKGROUND ON HIM. .

### **D. UPDATE ON BUILD OUT OF CITY HALL AND SELECTION OF AESTHETIC AND INCIDENTAL ITEMS**

JACK INFORMED COUNCIL OF THE FOLLOWING:

- BUILDING A IS AT 90% COMPLETION
- BUILDING B IS AT 75% COMPLETION
- OVERALL THE PROJECT IS AT 85%
- EXPENDED 65% OF THE FUNDS

AS OF NOW STAFF PLANS ON MOVING INTO BUILDING A MID JULY AND BUILDING B WILL BE MOVING IN MID AUGUST.

JACK THANKED CLIFF BROUHARD, THE PROJECT MANAGER, FOR HIS HARD WORK AND DEDICATION TO THIS PROJECT.

## VIII PUBLIC HEARING

- A NOTICE IS HEREBY GIVEN TO ALL INTERESTED PERSONS THAT THE CITY OF FULSHEAR, TEXAS, PROPOSES TO INSTITUTE ANNEXATION PROCEEDINGS TO ENLARGE AND EXTEND THE BOUNDARY LIMITS OF THE CITY TO INCLUDE THE FOLLOWING DESCRIBED TERRITORY, TO-WIT: BEING A 21.092 ACRES OF LAND; BEING 13.834 ACRES OF LAND OUT OF THE L.A. WATERS CALL 24 ACRE TRACT OF LAND (FBC 2003016102) AND 7.258 ACRES OF LAND OUT OF THE 10.001 ACRE CLOVER INVESTMENTS, LLC TRACT (20211172825): ALL BEING OUT OF THE ORIGINAL CALL RESOLUTION TRUST CORPORATION CALL 87.02 ACRE TRACT (FBC 9360400); ALL BEING IN THE CHURCHILL FULSHEAR LEAGUE, ABSTRACT NO. 29 FORT BEND COUNTY, TEXAS. A PUBLIC HEARING WILL BE HELD BY AND BEFORE THE CITY COUNCIL OF THE CITY OF FULSHEAR AT 7:00 P.M. ON TUESDAY, JUNE 21, 2022, AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY FULSHEAR ROAD, FULSHEAR, TEXAS 77441, FOR ALL PERSONS INTERESTED IN THE ABOVE PROPOSED ANNEXATION. AT SAID TIME AND PLACE, ALL SUCH PERSONS SHALL HAVE THE RIGHT TO APPEAR AND BE HEARD. A MORE DETAILED DESCRIPTION AND MAP OF THE PROPERTY PROPOSED FOR ANNEXATION IS ON FILE AT THE OFFICE OF THE CITY SECRETARY OF THE CITY OF FULSHEAR, TEXAS. IF YOU HAVE ANY QUESTIONS REGARDING THIS NOTICE, PLEASE CALL THE CITY SECRETARY'S OFFICE AT 281-346-1796**

*MAYOR GROFF OPENED THIS PUBLIC HEARING AT 7:19 P.M.*

*THERE WERE NO COMMENTS.*

*MAYOR GROFF CLOSED THIS PUBLIC HEARING AT 7:20 P.M.*

- B IN COMPLIANCE WITH THE CITY OF FULSHEAR ZONING ORDINANCE AND CHAPTER 211 OF THE LOCAL GOVERNMENT CODE, THE CITY WILL HOLD TWO PUBLIC HEARINGS REGARDING A PROPOSED ZONING MAP AMENDMENT FOR AN APPROXIMATELY 21.092 ACRE TRACT OF LAND LOCATED ADJACENT TO 6903 FARM-TO-MARKET 359 FULSHEAR, TEXAS 77441. THE TRACT OF LAND, CURRENTLY VACANT, AND IN THE CITY'S EXTRA-TERRITORIAL JURISDICTION REQUESTS TO BE ZONED INTO THE "SEMI-URBAN ZONING DISTRICT" UPON ANNEXATION INTO THE CITY**

LIMITS. THE FIRST PUBLIC HEARING WILL BE HELD BY THE PLANNING AND ZONING COMMISSION ON JUNE 3, 2022 AT 8:30 A.M., THE HEARING WILL BE HELD AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY-FULSHEAR ROAD, FULSHEAR, TEXAS 77441. THE SECOND HEARING WILL BE HELD BY THE CITY COUNCIL ON JUNE 21, 2022 AT 7:00 P.M., THE HEARING WILL BE HELD AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY-FULSHEAR RD., FULSHEAR, TEXAS. INTERESTED PARTIES MAY APPEAR AT THE PUBLIC HEARING AND BE HEARD WITH RESPECT TO THE APPLICATION. A COPY OF THE ZONING CHANGE IS ON FILE AT THE CITY OF FULSHEAR PLANNING DEPARTMENT LOCATED AT 29255 FM 1093 SUITE #12C FULSHEAR, TEXAS 77441 ON MONDAY THROUGH THURSDAYS FROM 7:00 A.M. TO 4:00 P.M. AND FRIDAYS FROM 7:00 A.M. TO 3 P.M. FOR ALL INTERESTED PARTIES PRIOR TO SAID HEARING. IF YOU HAVE ANY QUESTIONS REGARDING THIS REQUEST PLEASE CALL ZACH GOODLANDER, CITY OF FULSHEAR, 281-346-8852.

*MAYOR GROFF OPENED THIS PUBLIC HEARING AT 7:21 P.M.*

*THERE WERE NO COMMENTS.*

*MAYOR GROFF CLOSED THIS PUBLIC HEARING AT 7:22 P.M.*

- C** IN COMPLIANCE WITH THE CITY OF FULSHEAR ZONING ORDINANCE AND CHAPTER 211 OF THE LOCAL GOVERNMENT CODE, THE CITY WILL HOLD TWO PUBLIC HEARINGS REGARDING A PROPOSED ZONING MAP AMENDMENT FOR AN APPROXIMATELY 296 ACRE TRACT OF LAND LOCATED ADJACENT TO 32311 ROGERS ROAD AND GENERALLY SOUTHWEST OF THE FM 359 AND ROGERS ROAD INTERSECTION. THE TRACT OF LAND, CURRENTLY PLATTING AS THE "PECAN RIDGE" COMMUNITY, AND NOT FORMALLY ZONED REQUESTS ZONING INTO THE GENERAL COMMERCIAL DISTRICT FOR AN APPROXIMATELY 4.065 ACRE PORTION OF THE TRACT AND INTO THE SEMI-URBAN ZONING DISTRICT FOR AN APPROXIMATELY 292.02 ACRE PORTION OF THE TRACT. THE FIRST PUBLIC HEARING WILL BE HELD BY THE PLANNING AND ZONING COMMISSION ON JUNE 3, 2022 AT 8:30 A.M., THE HEARING WILL BE HELD AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY-FULSHEAR ROAD, FULSHEAR, TEXAS 77441. THE SECOND HEARING WILL BE HELD BY THE CITY COUNCIL ON JUNE 21, 2022 AT 7:00 P.M., THE HEARING WILL BE HELD AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY-FULSHEAR RD., FULSHEAR, TEXAS. INTERESTED PARTIES MAY APPEAR AT THE PUBLIC HEARING AND BE HEARD WITH RESPECT TO THE APPLICATION. A COPY OF THE ZONING CHANGE IS ON FILE AT THE CITY OF FULSHEAR PLANNING DEPARTMENT LOCATED AT 29255 FM 1093 SUITE #12C FULSHEAR, TEXAS 77441 ON MONDAY THROUGH THURSDAYS FROM 7:00 A.M. TO 4:00 P.M. AND FRIDAYS FROM 7:00 A.M. TO 3 P.M. FOR ALL INTERESTED PARTIES PRIOR TO SAID HEARING. IF YOU HAVE ANY QUESTIONS REGARDING THIS REQUEST PLEASE CALL ZACH GOODLANDER, CITY OF FULSHEAR, 281-346-8852.

*MAYOR GROFF OPENED THIS PUBLIC HEARING AT 7:23 P.M.*

*THERE WERE NO COMMENTS.*

*MAYOR GROFF CLOSED THIS PUBLIC HEARING AT 7:24 P.M.*

- D IN COMPLIANCE WITH THE CITY OF FULSHEAR ZONING ORDINANCE AND CHAPTER 211 OF THE LOCAL GOVERNMENT CODE, THE CITY WILL HOLD TWO PUBLIC HEARINGS REGARDING A PROPOSED ZONING MAP AMENDMENT FOR AN APPROXIMATELY 276.7 ACRE TRACT OF LAND LOCATED WEST OF THE “POLO RANCH” COMMUNITY AND GENERALLY SOUTH OF 6903 FM 359 FULSHEAR, TEXAS 77441. THE TRACT OF LAND, CURRENTLY PLATTING IN PART AS THE “FULSHEAR DEL WEBB” COMMUNITY, AND NOT FORMALLY ZONED REQUESTS ZONING INTO THE SEMI-URBAN ZONING DISTRICT FOR FOUR SEPARATE TRACTS OF APPROXIMATELY 14.268, 10.033, 34.368 AND 218.062 ACRES IN SIZE. THE FIRST PUBLIC HEARING WILL BE HELD BY THE PLANNING AND ZONING COMMISSION ON JUNE 3, 2022 AT 8:30 A.M., THE HEARING WILL BE HELD AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY-FULSHEAR ROAD, FULSHEAR, TEXAS 77441. THE SECOND HEARING WILL BE HELD BY THE CITY COUNCIL ON JUNE 21, 2022 AT 7:00 P.M., THE HEARING WILL BE HELD AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY-FULSHEAR RD., FULSHEAR, TEXAS. INTERESTED PARTIES MAY APPEAR AT THE PUBLIC HEARING AND BE HEARD WITH RESPECT TO THE APPLICATION. A COPY OF THE ZONING CHANGE IS ON FILE AT THE CITY OF FULSHEAR PLANNING DEPARTMENT LOCATED AT 29255 FM 1093 SUITE #12C FULSHEAR, TEXAS 77441 ON MONDAY THROUGH THURSDAYS FROM 7:00 A.M. TO 4:00 P.M. AND FRIDAYS FROM 7:00 A.M. TO 3 P.M. FOR ALL INTERESTED PARTIES PRIOR TO SAID HEARING. IF YOU HAVE ANY QUESTIONS REGARDING THIS REQUEST PLEASE CALL ZACH GOODLANDER, CITY OF FULSHEAR, 281-346-8852.**

*MAYOR GROFF OPENED THIS PUBLIC HEARING AT 7:25 P.M.*

*THERE WERE NO COMMENTS.*

*MAYOR GROFF CLOSED THIS PUBLIC HEARING AT 7:26 P.M.*

- E IN COMPLIANCE WITH THE CITY OF FULSHEAR ZONING ORDINANCE AND CHAPTER 211 OF THE LOCAL GOVERNMENT CODE, THE CITY WILL HOLD TWO PUBLIC HEARINGS REGARDING A PROPOSED ZONING MAP AMENDMENT FOR AN APPROXIMATELY 3.0866 ACRE TRACT OF LAND AND GENERALLY LOCATED AT THE NORTHWEST CORNER OF FM 359 AND ROGERS ROAD. THE TRACT OF LAND, CURRENTLY VACANT, AND NOT ZONED REQUESTS TO BE ZONED INTO THE “GENERAL COMMERCIAL DISTRICT”. THE FIRST PUBLIC HEARING WILL BE HELD BY THE PLANNING AND ZONING COMMISSION ON JUNE 3, 2022 AT 8:30 A.M., THE HEARING WILL BE HELD AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY-FULSHEAR ROAD, FULSHEAR, TEXAS 77441. THE SECOND HEARING WILL BE HELD BY THE CITY COUNCIL ON JUNE 21, 2022 AT 7:00 P.M., THE HEARING WILL BE HELD AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY-FULSHEAR RD., FULSHEAR, TEXAS. INTERESTED PARTIES MAY APPEAR AT THE PUBLIC HEARING AND BE HEARD WITH RESPECT TO THE APPLICATION. A COPY OF THE ZONING CHANGE IS ON FILE AT THE CITY OF FULSHEAR PLANNING DEPARTMENT LOCATED AT 29255 FM 1093 SUITE #12C FULSHEAR, TEXAS 77441 ON MONDAY THROUGH THURSDAYS FROM 7:00 A.M. TO 4:00 P.M. AND FRIDAYS FROM 7:00 A.M. TO 3 P.M. FOR ALL**

**INTERESTED PARTIES PRIOR TO SAID HEARING. IF YOU HAVE ANY QUESTIONS REGARDING THIS REQUEST PLEASE CALL ZACH GOODLANDER, CITY OF FULSHEAR, 281-346-8852.**

*MAYOR GROFF OPENED THIS PUBLIC HEARING AT 7:26 P.M.*

*THERE WERE NO COMMENTS.*

*MAYOR GROFF CLOSED THIS PUBLIC HEARING AT 7:27 P.M.*

**IX. CONSENT ITEMS**

*ITEMS LISTED UNDER THE CONSENT AGENDA ARE CONSIDERED ROUTINE AND ARE GENERALLY ENACTED IN ONE MOTION, THE EXCEPTION TO THIS RULE IS THAT A COUNCIL MEMBER(S) MAY REQUEST ONE OR MORE ITEMS TO BE REMOVED FROM THE CONSENT AGENDA FOR A SEPARATE DISCUSSION AND ACTION.*

- A. CONSENT AND APPROVAL OF MINUTES FROM CITY COUNCIL MEETINGS HELD ON MAY 3, 2022 (SPECIAL), MAY 17, 2022 (SPECIAL), MAY 17, 2022(REGULAR), AND MAY 19, 2022 (SPECIAL)**
- B. CONSENT AND APPROVAL OF STREET DEDICATION, UTILITY CONVEYANCE AND SECURITY AGREEMENT FOR LIFESTYLE BOULEVARD, SECTION ONE BY FBMUD NO. 245**
- C. CONSENT AND APPROVAL OF UTILITY CONVEYANCE AND SECURITY AGREEMENT FOR BONTERRA AT CROSS CREEK RANCH-SECTION NINE BY FBMUD 170.**
- D. CONSENT AND APPROVAL OF STREET DEDICATION, UTILITY CONVEYANCE AND SECURITY AGREEMENT FOR FULSHEAR BEND DRIVE EXTENSION NO. 4 FROM FBCMUD NO. 169.**
- E. CONSENT AND APPROVAL OF UTILITY CONVEYANCE AND SECURITY AGREEMENT FOR 16 INCH WATERLINE TO SERVE TAMARRON WEST BY MUD 222**
- F. CONSENT AND POSSIBLE ACTION TO APPROVE THE APRIL 2022 FINANCIAL REPORT FOR THE GENERAL AND UTILITY FUNDS**
- G. CONSENT AND POSSIBLE ACTION TO APPROVE THE MEWS AT CROSS CREEK RANCH PRELIMINARY PLAT**
- H. CONSENT AND POSSIBLE ACTION TO APPROVE THE CREEK RUSH AT CROSS CREEK RANCH SECTION 7 PRELIMINARY PLAT**
- I. CONSENT AND POSSIBLE ACTION TO APPROVE THE TAMARRON MULTIFAMILY II PRELIMINARY PLAT**
- J. CONSENT AND POSSIBLE ACTION TO APPROVE THE JORDAN RANCH**

**DETENTION BASINS 9 AND 10 PRELIMINARY PLAT**

- K. CONSENT AND POSSIBLE ACTION TO APPROVE THE LAMAR CISD VIOLA RANDLE ELEMENTARY SCHOOL FINAL PLAT**
- L. CONSENT AND POSSIBLE ACTION TO APPROVE THE JORDAN RANCH SECTION 42 FINAL PLAT**
- M. CONSENT AND POSSIBLE ACTION APPROVING AND AUTHORIZING THE CITY MANAGER TO ENTER INTO A CONTRACT AGREEMENT WITH FLOCK GROUP, INC. FOR THE ACQUISITION, INSTALLATION, MAINTENANCE, AND MONITORING OF AUTOMATED LICENSE PLATE RECOGNITION (ALPR) CAMERAS IN FULSHEAR.**
- N. CONSENT AND APPROVAL OF PURCHASE OF A GODWIN BACK-UP PUMP FOR CITY OF FULSHEAR WATER PLANT NO. 1**
- O. CONSENT AND POSSIBLE ACTION TO AUTHORIZE THE CITY MANAGER TO APPROVE AN AGREEMENT BETWEEN THE CITY OF FULSHEAR AND MCGRIFF INSURANCE SERVICES, INC. FOR FEE BROKER SERVICES**
- P. CONSENT AND POSSIBLE ACTION TO APPROVE FIRST AMENDMENT WITH GEOGRAPHICAL TECHNOLOGIES GROUP**
- Q. CONSENT AND APPROVAL OF THE PURCHASE OF BADGER METER DATA**

*MAYOR GROFF ANNOUNCED THAT STAFF PULLED CONSENT ITEM Q FROM THE AGENDA.*

*COUNCIL MEMBER CATES ASKED TO PULL CONSENT ITEM I*

*COUNCIL MEMBER KAHLICH ASKED TO PULL CONSENT ITEMS M AND O*

*COUNCIL MEMBER JOHNSON ASKED TO PULL CONSENT ITEMS A AND N*

*A MOTION WAS MADE BY COUNCIL MEMBER CATES TO APPROVE CONSENT ITEMS B-H, J-L, AND P. IT WAS SECONDED BY COUNCIL MEMBER KAHLICH. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

*AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL*

*NAYS:*

*ABSTAIN:*

*ABSENT: MARTIN*

*MOTION APPROVED*

**ITEM A**

*COUNCIL MEMBER JOHNSON EXPLAINED SHE WAS ABSENT FOR BOTH THE MAY 17TH AND MAY 19TH MEETINGS AND ASKED TO ABSTAIN FROM VOTING TO APPROVE THE MINUTES.*



A MOTION WAS MADE BY COUNCIL MEMBER CATES TO APPROVE  
CONSENT ITEM A. IT WAS SECONDED BY COUNCIL MEMBER KAHLICH.  
THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:

AYES: CATES, KAHLICH, KNAPE, PATTERSON, POOL

NAYS:

ABSTAIN: JOHNSON

ABSENT: MARTIN

MOTION APPROVED

**ITEM I**

ZACH GOODLANDER ANSWERED QUESTIONS FROM COUNCIL.  
A MOTION WAS MADE BY COUNCIL MEMBER CATES TO APPROVE  
CONSENT ITEM I. IT WAS SECONDED BY COUNCIL MEMBER KAHLICH. THE  
MOTION WAS CARRIED BY THE FOLLOWING VOTE:

AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL

NAYS:

ABSTAIN:

ABSENT: MARTIN

MOTION APPROVED

**ITEM M**

CHIEF KENNY SEYMOUR ANSWERED QUESTIONS FROM COUNCIL.  
A MOTION WAS MADE BY COUNCIL MEMBER KAHLICH TO APPROVE  
CONSENT ITEM M. IT WAS SECONDED BY COUNCIL MEMBER POOL. THE  
MOTION WAS CARRIED BY THE FOLLOWING VOTE:

AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL

NAYS:

ABSTAIN:

ABSENT: MARTIN

MOTION APPROVED

**ITEM N**

STAFF ANSWERED QUESTIONS FROM COUNCIL.  
A MOTION WAS MADE BY COUNCIL MEMBER KNAPE TO APPROVE  
CONSENT ITEM N. IT WAS SECONDED BY COUNCIL MEMBER JOHNSON.  
THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:

AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL

NAYS:

ABSTAIN:

ABSENT: MARTIN

MOTION APPROVED

**ITEM O**

KRISTI BRASHEAR ANSWERED QUESTIONS FROM COUNCIL.  
A MOTION WAS MADE BY COUNCIL MEMBER KAHLICH TO APPROVE  
CONSENT ITEM O. IT WAS SECONDED BY COUNCIL MEMBER CATES. THE  
MOTION WAS CARRIED BY THE FOLLOWING VOTE:

AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL  
NAYS:  
ABSTAIN:  
ABSENT: MARTIN

MOTION APPROVED

**\*\*FOR THE FULL DISCUSSION PLEASE REFER TO THE CITIES WEBSITE TO VIEW THE VIDEO\*\***

**X. BUSINESS**

**A. CONSIDERATION AND POSSIBLE ACTION TO APPROVE A WRITTEN SERVICES AGREEMENT WITH LOUIS A. WATERS AND CLOVER INVESTMENTS, LLC FOR THE ANNEXATION OF A 21.092 ACRE TRACT OF LAND LOCATED IN THE EXTRATERRITORIAL JURISDICTION OF THE CITY OF FULSHEAR**

*ZACH GOOLANDER EXPLAINED THAT BEFORE WE CAN ANNEX THE TRACT OF LAND WE MUST HAVE A WRITTEN SERVICES AGREEMENT. THIS AGREEMENT STATES WHAT SERVICES THE CITY WILL PROVIDE AND WHEN.*

*A MOTION WAS MADE BY COUNCIL MEMBER CATES TO APPROVE THE SERVICES AGREEMENT WITH LOUIS A. WATERS AND CLOVER INVESTMENTS, LLC FOR THE ANNEXATION OF A 21.092 ACRE TRACT OF LAND LOCATED IN THE ETJ OF THE CITY. IT WAS SECONDED BY COUNCIL MEMBER POOL. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL  
NAYS:  
ABSTAIN:  
ABSENT: MARTIN

MOTION APPROVED

**B. CONSIDERATION AND POSSIBLE ACTION TO APPROVE ORDINANCE NO. 2022-1373, AN ORDINANCE OF THE CITY OF FULSHEAR, TEXAS ANNEXING A 21.092 ACRE TRACT OF LAND INTO THE CITY LIMITS**

*ZACH EXPLAINED THAT THIS IS THE FORMAL ANNEXATION. THIS ANNEXATION WAS REQUESTED BY MR. WATERS.*

*A MOTION WAS MADE BY COUNCIL MEMBER CATES TO APPROVE ORDINANCE NO. 2022-1373. IT WAS SECONDED BY COUNCIL MEMBER POOL. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

*AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL*

*NAYS:*

*ABSTAIN:*

*ABSENT: MARTIN*

*MOTION APPROVED*

**C. CONSIDERATION AND POSSIBLE ACTION TO APPROVE ORDINANCE NO. 2022-1374, AN ORDINANCE OF THE CITY OF FULSHEAR, TEXAS ZONING A 21.092 UNZONED PARCEL OF LAND INTO THE SEMI-URBAN RESIDENTIAL (SU) DISTRICT**

*ZACH EXPLAINED THIS IS THE ZONING ASSOCIATED WITH THE 21.092 ACRES ANNEXED IN THE LAST BUSINESS ITEM. THE INTENT FOR THIS PROPERTY IS MULTIFAMILY.*

*A MOTION WAS MADE BY COUNCIL MEMBER CATES TO APPROVE ORDINANCE NO. 2022-1374, AN ORDINANCE OF THE CITY OF FULSHEAR, TEXAS ZONING A 21.092 UN-ZONED PARCEL OF LAND INTO THE SEMI-URBAN RESIDENTIAL (SU) DISTRICT. IT WAS SECONDED BY COUNCIL MEMBER KNAPE. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

*AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL*

*NAYS:*

*ABSTAIN:*

*ABSENT: MARTIN*

*MOTION APPROVED*

**D. CONSIDERATION AND POSSIBLE ACTION TO APPROVE ORDINANCE NO. 2022-1375, AN ORDINANCE OF THE CITY OF FULSHEAR, TEXAS ZONING A 276.7 ACRE UNZONED PARCEL OF LAND INTO THE SEMI-URBAN RESIDENTIAL (SU) DISTRICT**

*ZACH GOOLANDER EXPLAINED THAT THESE 276.7 ACRES HAVE BEEN ANNEXED AND HAVE DEVELOPMENT AGREEMENT BUT HAVE NOT BEEN ZONED. THIS TRACT IS SPECIFICALLY DEL WEBB WHICH INCLUDES MOSTLY RESIDENTIAL AND SOME PARCELS THAT WILL BE USED AS COMMERCIAL.*

*ZACH ANSWERED QUESTIONS FROM COUNCIL.*

*A MOTION WAS MADE BY COUNCIL MEMBER CATES TO APPROVE ORDINANCE NO. 2022-1375, AN ORDINANCE OF THE CITY OF FULSHEAR, TEXAS ZONING A 276.7 ACRE UN-ZONED PARCEL OF LAND INTO THE SEMI-URBAN RESIDENTIAL (SU) DISTRICT. IT WAS SECONDED BY COUNCIL MEMBER POOL. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

*AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL*

*NAYS:*

ABSTAIN:  
ABSENT: MARTIN

MOTION APPROVED

- E. CONSIDERATION AND POSSIBLE ACTION TO APPROVE ORDINANCE NO. 2022-1376, AN ORDINANCE OF THE CITY OF FULSHEAR, TEXAS ZONING AN UNZONED PARCEL INTO THE SEMI-URBAN RESIDENTIAL (SU) DISTRICT (APPROXIMATELY 292.02 ACRES) AND INTO THE GENERAL COMMERCIAL (GC) DISTRICT (APPROXIMATELY 4.065 ACRES), FOR AN APPROXIMATELY 296 ACRE TRACT**

*ZACH EXPLAINED THIS TRACT ALREADY HAS A DEVELOPMENT AGREEMENT IN PLACE WITH TRI-POINT. THE MAJORITY OF THESE ACRES WERE REQUESTED INTO THE SEMI- RESIDENTIAL DISTRICT AND THE REMAINING 4 ACRES INTO GENERAL COMMERCIAL DISTRICT.*

*A MOTION WAS MADE BY COUNCIL MEMBER CATES TO APPROVE ORDINANCE NO. 2022-1376, AN ORDINANCE OF THE CITY OF FULSHEAR, TEXAS ZONING AN UNZONED PARCEL INTO THE SEMI-URBAN RESIDENTIAL (SU) DISTRICT (APPROXIMATELY 292.02 ACRES) AND INTO THE GENERAL COMMERCIAL (GC) DISTRICT (APPROXIMATELY 4.065 ACRES), FOR AN APPROXIMATELY 296 ACRE TRACT. IT WAS SECONDED BY COUNCIL MEMBER JOHNSON. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

*AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL*

*NAYS:*

*ABSTAIN:*

*ABSENT: MARTIN*

MOTION APPROVED

- F. CONSIDERATION AND POSSIBLE ACTION TO APPROVE ORDINANCE NO. 2022-1377, AN ORDINANCE OF THE CITY OF FULSHEAR, TEXAS ZONING A 3.0866 ACRE PARCEL OF LAND INTO THE GENERAL COMMERCIAL (GC) DISTRICT**

*ZACH GOOLANDER EXPLAINED THIS IS THE NORTH WEST CORNER OF ROGERS RD AND THE 359 INTERSECTION. THIS HAS BEEN ANNEXED AND HAS A DEVELOPMENT AGREEMENT. THEY REQUESTED TO BE ZONED INTO THE GENERAL COMMERCIAL DISTRICT.*

*A MOTION WAS MADE BY COUNCIL MEMBER CATES TO APPROVE ORDINANCE NO. 2022-1377, AN ORDINANCE OF THE CITY OF FULSHEAR, TEXAS ZONING A 3.0866 ACRE PARCEL OF LAND INTO THE GENERAL COMMERCIAL (GC) DISTRICT . IT WAS SECONDED BY COUNCIL MEMBER JOHNSON. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

*AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL  
NAYS:  
ABSTAIN:  
ABSENT: MARTIN*

*MOTION APPROVED*

**XI. CONSIDERATION AND POSSIBLE ACTION RELATING TO ABSENCES**

*IN ACCORDANCE WITH SECTION 3.10 (d) OF THE CITY OF FULSHEAR HOME-RULE CHARTER, PAST ABSENCES DUE TO SICKNESS MAY BE EXCUSED, AND LEAVES OF ABSENCE FOR FUTURE ABSENCES MAY BE GRANTED. ANY ACTION TO EXCUSE A PAST ABSENCE IS DEEMED TO INCLUDE A FINDING THAT THE ABSENCE WAS DUE TO SICKNESS UNLESS THE ACTION INDICATES OTHERWISE.*

*THERE WAS NO ACTION ON THIS ITEM.*

**XII. ADJOURNMENT**

*A MOTION WAS MADE BY COUNCIL MEMBER KAHLICH TO ADJOURN. IT WAS SECONDED BY COUNCIL MEMBER POOL. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

*AYES: CATES, JOHNSON, KAHLICH, KNAPE, PATTERSON, POOL  
NAYS:  
ABSTAIN:  
ABSENT: MARTIN*

*MOTION APPROVED*

*MAYOR GROFF ADJOURN THE MEETING AT 8:12 P.M.*

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AARON GROFF, MAYOR

ATTEST:

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KIMBERLY KOPECKY, CITY SECRETARY