



# CITY OF FULSHEAR

*“FIND YOUR FUTURE IN FULSHEAR”*

30603 FM 1093 WEST/ PO Box 279 ~ FULSHEAR, TEXAS 77441

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

## CITY COUNCIL:

**MAYOR:** Aaron Groff

**MAYOR PRO-TEM:** Kaye Kahlich

**COUNCIL MEMBER:** Kent Pool

**COUNCIL MEMBER:** Kevin White

**COUNCIL MEMBER:** Debra Cates

**COUNCIL MEMBER:** Lisa Martin

**COUNCIL MEMBER:** Joel  
Patterson

**COUNCIL MEMBER:** John Kelly

## STAFF:

**CITY MANAGER:** Jack Harper

**CITY SECRETARY:** Kimberly  
Kopecky

**CITY ATTORNEY:** J. Grady Randle

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## **SPECIAL CITY COUNCIL MEETING MINUTES**

May 18, 2021

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

*A SPECIAL CITY COUNCIL MEETING WAS CALLED TO ORDER BY MAYOR GROFF AT THE IRENE STERN COMMUNITY CENTER, 6920 KATY FULSHEAR ROAD, FULSHEAR, TEXAS AT 5:31 P.M.*

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

*A QUORUM WAS PRESENT.*

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

*AARON GROFF, MAYOR*

*KAYE KAHLICH*

*JOEL PATTERSON*

*JOHN KELLY*

*LISA MARTIN*

*DEBRA CATES*

*KENT POOL*

#### ***COUNCIL MEMBERS ABSENT:***

*ZACHARY JONES*

**CITY STAFF PRESENT:**

KIMBERLY KOPECKY  
MARIELA RODRIGUEZ  
BYRON BROWN  
JESUS ESCOBAR  
JESS WASHBURN  
SHARON VALIANTE  
ZACH GOODLANDER  
JACK HARPER  
ERIN TUREAU  
CLIFF BROUHARD  
KRISTI BRASHEAR  
DAN MCGRAW

**OTHERS PRESENT:**

KIM STACY  
AND APPROXIMATELY 6 OTHERS THAT DID NOT SIGN IN.

**III. CITIZEN'S 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.*

*THERE WERE NO CITIZEN COMMENTS.*

**IV. BUSINESS**

**A. CONSIDERATION AND APPROVAL OF AWARD OF A CONTRACT FOR THE 2016 CDBG GLO-DR LEA AND PENN LANE ROADSIDE DITCH IMPROVEMENTS**

*CLIFF INTRODUCED THIS ITEM AND EXPLAINED TO COUNCIL THAT THE PURPOSE OF THIS PROJECT IS TO RESET THE CULVERTS TO HAVE A PROPER FLOW LINE AND GRADE THE DITCHES BETWEEN THEM SO THAT THERE IS BETTER FLOW TO KEEP STANDING WATER FROM STAYING IN THE DITCHES.*

*A MOTION WAS MADE BY MAYOR PRO-TEM KAHLICH TO AWARD A CONTRACT TO DL GLOVER INC. IN THE AMOUNT OF \$201,147.50 FOR THE CONSTRUCTION OF THE 2016 CDBG GLO-DR LEA AND PENN LANE ROADSIDE DITCH IMPROVEMENTS. IT WAS SECONDED BY COUNCIL MEMBER CATES. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

*AYES: CATES, KAHLICH, KELLY, MARTIN, PATTERSON, POOL  
NAYS:*

ABSTAIN:  
ABSENT: JONES

MOTION APPROVED

**B. CONSIDERATION AND POSSIBLE ACTION TO ADOPT RESOLUTION 2021-518  
CONSENTING TO THE CREATION OF FORT BEND COUNTY MUNICIPAL  
UTILITY DISTRICT NO. 245 AS OUTLINED IN THE AMENDED PETITION FOR  
CONSENT TO CREATE THE FORT BEND COUNTY MUD NO. 245**

*SHARON INTRODUCED THIS ITEM AND EXPLAINED THAT THIS AMENDED  
PETITION IS TO STRAIGHTEN OUT THE BOUNDARY LINES FOR THE  
DISTRICT THAT PREVIOUSLY ASKED FOR CONSENT TO CREATE.*

*BYRON EXPLAINED THAT THE DISTRICT AND DEVELOPER DISCOVERED  
THERE WAS A BOUNDARY ISSUE THAT NEEDED TO BE RESOLVED. THOSE  
BOUNDARIES ARE CHANGING FROM 226.86 ACRES TO 229.142. BYRON  
STATED EVERYTHING ELSE IN THE RESOLUTION MAINTAINS THE SAME  
FROM THE ORIGINAL RESOLUTIONS APPROVED IN JANUARY.*

*KATIE SHERBORNE ANSWERED QUESTIONS FROM COUNCIL*

*A MOTION WAS MADE BY MAYOR PRO-TEM KAHLICH TO APPROVE  
RESOLUTION NO. 2021-518 CONSENTING TO THE CREATION OF FORT  
BEND COUNTY MUNICIPAL UTILITY DISTRICT NO 245 AND IMPOSING  
CONDITIONS ON SAME. IT WAS SECONDED BY COUNCIL MEMBER CATES.  
THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

*AYES: CATES, KAHLICH, KELLY, MARTIN, PATTERSON, POOL*

*NAYS:*

*ABSTAIN:*

*ABSENT: JONES*

MOTION APPROVED

**C. CONSIDERATION AND POSSIBLE ACTION TO APPROVE THE NORTH FORT  
BEND WATER AUTHORITY RESOLUTION NO. 2021-517, A RESOLUTION FOR  
FEBRUARY 2021 FEE ADJUSTMENT CREDIT**

*DAN MCGRAW INTRODUCED THIS ITEM, HE EXPLAINED THAT AS A RESULT  
OF WINTER FREEZE URI, ON THE WEEK OF FEBRUARY 14TH THROUGH  
FEBRUARY 21, 2021, 16.854 MILLION GALLONS OF WATER WERE LOST.*

*THE BREAKDOWN OF TOTAL GALLONS LOST IS AS FOLLOWS:*

- CITY CUSTOMERS: 12,380,000 GAL.*
- CITY FACILITIES: 4,474,000 GAL.*

DAN EXPLAINED THAT ALL CUSTOMER ACCOUNTS HAVE BEEN CREDITED FOR THE NFBWA FEE IN THE PREVIOUS BILLING. THIS RESOLUTION IS NECESSARY TO CERTIFY THE AMOUNT OF GALLONS AND LEAK ADJUSTMENTS RESULTING FROM THE FREEZE SO THAT THE CITY CAN BE REIMBURSED BY THE NORTH FORT BEND WATER AUTHORITY.

A MOTION WAS MADE BY MAYOR PRO-TEM KAHLICH TO APPROVE RESOLUTION NO. 2021-517 A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FULSHEAR, TEXAS CERTIFYING, TO THE NORTH FORT BEND WATER AUTHORITY, PURSUANT TO ITS RESOLUTION ADOPTING POLICY AND PROCEDURES FOR FEBRUARY 2021 FREEZE EVENT FEE ADJUSTMENT CREDITS THE AGGREGATE AMOUNT, IN GALLONS, OF LEAK ADJUSTMENTS RESULTING FROM THE 2021 FREEZE EVENT. IT WAS SECONDED BY COUNCIL MEMBER MARTIN. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:

AYES: CATES, KAHLICH, KELLY, MARTIN, PATTERSON, POOL

NAYS:

ABSTAIN:

ABSENT: JONES

MOTION APPROVED

**D. CONSIDERATION AND POSSIBLE ACTION TO APPROVE A DOWNTOWN STREETSCAPE PLAN**

ZACH GOODLANDER INTRODUCED THIS ITEM AND PRESENTED A SLIDE SHOW. HE EXPLAINED THE SLIDE SHOW AND SHOWED DIFFERENT PARKING AND SIDEWALK OPTIONS AS WELL AS DIFFERENT DESIGNS AND LOOKS FOR THE DOWNTOWN DISTRICT.

JASON MILLER FROM CLARK CONDON AND ZACH GOODLANDER ANSWERED QUESTIONS FROM COUNCIL.

**\*\* FOR THE FULL COMMENTARY AND SLIDE SHOW PLEASE VISIT OUR WEBSITE\*\***

A MOTION WAS MADE BY MAYOR PRO-TEM KAHLICH TO APPROVE THE DOWNTOWN STREETSCAPE CONCEPT PLAN. IT WAS SECONDED BY COUNCIL MEMBER POOL. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:

AYES: CATES, KAHLICH, KELLY, MARTIN, PATTERSON, POOL

NAYS:

ABSTAIN:

*ABSENT: JONES*

*MOTION APPROVED*

**E. CONSIDERATION AND POSSIBLE ACTION TO APPROVE A DEVELOPMENT AGREEMENT BETWEEN THE CITY OF FULSHEAR AND CCR WEST, INC. AND FULSHEAR FF TEXAS HOLDINGS, L.P.**

*THIS ITEM WAS PULLED FROM THE AGENDA.*

**V. ADJOURNMENT**

*A MOTION WAS MADE BY MAYOR PRO-TEM KAHLICH TO ADJOURN. IT WAS SECONDED BY COUNCIL MEMBER CATES. THE MOTION WAS CARRIED BY THE FOLLOWING VOTE:*

*AYES: CATES, KAHLICH, MARTIN, PATTERSON, POOL*

*NAYS:*

*ABSTAIN:*

*ABSENT: JONES*

*MOTION APPROVED*

*MAYOR GROFF ADJOURNED THE MEETING AT 6:55 P.M.*

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AARON GROFF, MAYOR

ATTEST:

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KIMBERLY KOPECKY, CITY SECRETARY