SEABROOK CITY COUNCIL
NOTICE OF REGULAR CITY COUNCIL MEETING
TUESDAY, FEBRUARY 18, 2020 - 7:00 PM

For city information visit www.seabrooktx.gov
For SH 146 updates visit www.sh146.com

NOTICE IS HEREBY GIVEN THAT THE SEABROOK CITY COUNCIL WILL MEET ON **TUESDAY FEBRUARY 18, 2020 AT 7:00 PM** IN THE CITY HALL CITY COUNCIL CHAMBERS, 1700 1ST STREET, SEABROOK, TEXAS, **TO DISCUSS, CONSIDER, AND IF APPROPRIATE, TAKE ACTION** WITH RESPECT TO THE ITEMS LISTED BELOW.

THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR OTHER ACCOMMODATIONS OR INTERPRETIVE SERVICES, MUST BE MADE, 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY SECRETARY'S OFFICE AT (281) 291-5663 OR CITYSEC@SEABROOKTX.GOV FOR FURTHER INFORMATION.

PLEDGE OF ALLEGIANCE

1. PRESENTATIONS

1.1 Presentation of the Open Space and Trails Committee Quarterly Report. *Helen Burton, Chair, Open Space and Trails Committee*

2. PUBLIC COMMENTS AND ANNOUNCEMENTS

At this time we would like to listen to any member of the audience on any subject matter, whether or not that item is on the agenda. All comments are limited to a maximum of four minutes for each speaker, shall be limited to City business or City-related business or matters of general public interest, and shall not include any personal attacks. In accordance with the Texas Open Meetings Act, members may not discuss or take action on any item that has not been posted on the agenda. When your name is called, please come to the podium and state your name and address clearly into the microphone before making your comments. Thank you.

2.1 Mayor, City Council, and/or members of City Staff may make announcements about City/Community events, including other agency events and meetings attended by City Council members. City Council
ATTACHMENT: Events Memo

3. SPECIFIC PUBLIC HEARINGS

3.1 Conduct a public hearing on a request for a Conditional Use Permit to establish a "Bar" at 2900 E. Nasa Parkway, Suite 250, as per the Seabrook City Code, Appendix A, "Comprehensive Zoning", Article 4, "Special Use Regulations", Section 4.11, "Conditional Use Permit Criteria and Procedures". *Sean Landis, Deputy City Manager*

ATTACHMENTS: Agenda Briefing PZ Report CUP Application Notice of Hearing

3.2 Conduct a public hearing on a request for a Conditional Use Permit to establish an "Open Air Market" at 902 Hardesty Avenue as per the Seabrook City Code, Appendix A, "Comprehensive Zoning", Article 4, "Special Use Regulations", Section 4.11, "Conditional Use Permit Criteria and Procedures'. *Sean Landis, Deputy City Manager*

ATTACHMENTS: Agenda Briefing PZ Report CUP Application Notice of Hearing

4. CONSENT AGENDA

4.1 Approve the minutes of the February 4, 2020 regular City Council meeting. *Robin Lenio, City Secretary*

ATTACHMENT: February 4, 2020 regular minutes

5. NEW BUSINESS

5.1 Consider and take all appropriate action on first reading of proposed Ordinance 2020-08, "Issuance of Conditional Use Permit to allow for an "Open Air Market" at 902 Hardesty Avenue in the OS Old Seabrook District. *Sean Landis, Deputy City Manager*

ATTACHMENTS: Agenda Briefing CUP Application PZ Report Ordinance 2020-08 Aerial Map Applicant Presentation

AN ORDINANCE AMENDING THE CODE OF THE CITY OF SEABROOK, APPENDIX A, "COMPREHENSIVE ZONING", ARTICLE 13, "TEMPORARY AND NONTEXT CHANGES", SECTION 13.03, BY ADDING A NEW PARAGRAPH TWENTY SEVEN (27), GRANTING A CONDITIONAL USE PERMIT ALLOWING FOR AN "OPEN AIR MARKET" AT 902 HARDESTY AVENUE WITHIN AN OS (OLD SEABROOK) DISTRICT OF THE CITY; PROVIDING A PENALTY IN AN AMOUNT NOT TO EXCEED $2,000.00 FOR VIOLATION OF ANY PROVISIONS HEREOF BY INCLUSION INTO THE CODE; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HEREWITH; AND PROVIDING FOR SEVERABILITY

5.2 Consider and take all appropriate action on first reading of proposed Ordinance 2020-09, "Issuance of Conditional Use Permit to allow a "Bar" at 2900 E. Nasa Parkway, Suite 250, in the C-2 Medium Commercial District". *Sean Landis, Deputy City Manager*

ATTACHMENTS: Agenda Briefing CUP Application PZ Report Ordinance 2020-09 Applicant presentation

AN ORDINANCE AMENDING THE CODE OF THE CITY OF SEABROOK, APPENDIX A, "COMPREHENSIVE ZONING", ARTICLE 13, "TEMPORARY AND NONTEXT CHANGES", SECTION 13.03, BY ADDING A NEW PARAGRAPH TWENTY SIX (26), GRANTING A CONDITIONAL USE PERMIT ALLOWING FOR THE OPERATION OF A "BAR" AT 2900 E. NASA PARKWAY, SUITE 250, WITHIN A C-2 (MEDIUM COMMERCIAL) DISTRICT OF THE CITY; PROVIDING FOR A PENALTY IN AN AMOUNT NOT TO EXCEED $2,000.00 FOR VIOLATION OF ANY PROVISIONS

HEREOF BY INCLUSION INTO THE CODE; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HEREWITH; AND PROVIDING FOR SEVERABILITY

5.3 Consider and take all appropriate action on proposed Resolution 2020-02, "The establishment of the Carothers Coastal Gardens Task Force II". *Sean Landis, Deputy City Manager*
ATTACHMENTS: Agenda Briefing Resolution 2020-02

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF SEABROOK, TEXAS, FORMALLY ESTABLISHING THE CAROTHERS COASTAL GARDENS TASK FORCE II AND ESTABLISHING PARAMETERS AND CRITERIA FOR SUCH

6. ROUTINE BUSINESS

6.1 Update and report on various items that require no action, including SH 146 Expansion Project, City of Seabrook CIP Projects, and City of Seabrook Grant Administration. *Gayle Cook, City Manager*

6.2 Establish future meeting dates and agenda items. *City Council*

7. CLOSED EXECUTIVE SESSION

7.1 Section 551.087
Conduct a closed executive session to discuss commercial information that the City has received from a business prospect for which the City is conducting economic development negotiations to have the business locate/expand in Seabrook, and deliberate potential financial or other incentives for such purposes pursuant to Texas Government Code Section 551.087. *Gayle Cook, City Manager*

7.2 Section 551.074
Conduct a closed executive session to deliberate the evaluation and duties of the City Manager. *Thom Kolupski, Mayor*

8. OPEN SESSION

Council will reconvene in Open Session to allow for possible action on any of the agenda items listed above under "Closed Executive Session".

THE CITY COUNCIL RESERVES THE RIGHT TO HEAR ANY OF THE ABOVE DESCRIBED AGENDA ITEMS THAT QUALIFY FOR AN EXECUTIVE SESSION IN AN EXECUTIVE SESSION BY PUBLICLY ANNOUNCING THE APPLICABLE SECTION NUMBER OF THE OPEN MEETINGS ACT, (CHAPTER 551 OF THE TEXAS GOVERNMENT CODE) THAT JUSTIFIES EXECUTIVE SESSION TREATMENT.

I certify that this notice was posted on the bulletin board on or before Friday, February 14, 2020 no later than 5:00 p.m. and that this notice will remain posted until the meeting has ended.

Robin Lenio, TRMC
City Secretary