

DRAFT
MINUTES OF THE CITY COUNCIL OF THE CITY OF GALVESTON
WORKSHOP - APRIL 25, 2019

4/25/2019 - Minutes

1. DECLARATION OF A QUORUM AND CALL MEETING TO ORDER

With a quorum present, the workshop was called to order at 9:04 a.m.

2. ROLL CALL

Present: Mayor Pro Tem Craig Brown, Council Member Amy Bly, Council Member David Collins, Council Member Jason Hardcastle, Council Member John Listowski, and Council Member Jackie Cole.

Absent: Mayor James Yarbrough.

3. DISCUSSION ITEMS

3.A. Clarification Of Consent And Regular City Council Agenda Items - This Is An Opportunity For City Council To Ask Questions Of Staff On Consent And Regular Agenda Items. (30 Minutes)
Items 8A, 10B, 11C, 11G, 11I, 11M, 11P, 11Q, 11S, 11Z, and 12A were clarified by staff.

3.B. Conceptual Discussion Of A Potential Public/Private Partnership With American National Insurance Company To Develop A Pedestrian Plaza And Other Improvements In The 20th Street Area Of Downtown. (T. Tietjens -30 Minutes)
ANICO representative Scott Webb and Diamond Development Group owner Blair Korndorffer presented Council with information on the concept of a public/private partnership to develop a pedestrian plaza and other improvements in the 20th Street area of Downtown. The concept would be in lieu of an abandonment and would allow the City to retain the right-of-way. Information was provided on proposed new parking structures which include drainage systems. Discussion was held regarding the impact the proposed plaza will have on current drainage issues in the area. Mr. Korndorffer advised there would be zero impact from the existing conveyance above the ground. Detention pipes would be placed under the plaza for rain water. This item will be heard by the Planning Commission at a future meeting for a license to use.

3.C. Discussion Of Terms Of Conditions Under Which Transfer Of The Arts And Historic Preservation Funds Can Be Transferred To The Park Board (Legal - 30 Minutes)

City Attorney Don Glywasky provided an update on the possible transfer of the Arts & Historic program to the Park Board. He advised the following: (1) Council has expressed an interest in transferring the functions of the Arts & Historic Preservation Board to the Park Board; (2) such a transfer would require an Interlocal Agreement; (3) the Park Board has weighed in with their thoughts in a letter dated April 23, 2019; (4) present funding for Arts & Historic is "6/8 of 1/7" of the HOT collected - in terms of dollars, this is roughly \$1.3 Million; (5) A threshold question is what amount does Council wish to delegate to the Park Board; An initial thought was to send 4/8 over; the amount went to 5/8, but the Park Board would be required to supplement 1/8 with the HOT funds it controls; in its April 23 letter, the Park Board requests the entire 6/8; but will accept 5/8 as long as it is not required to supplement 1/8 with the HOT fund it controls; so the issue of how much money to send the Park Board is up for consideration; (6) a year ago, the Arts and Historic guidelines were changed to create a reserve fund and carve out a portion for the purpose of funding public art; and (7) the Park Board has requested it be given the reserve funds; so the issue of what to do with reserve funds, and whether to accumulate them in the future, is up for consideration.

Recently the Local and State Hotel Lodging Associations had introduced legislation directed at Galveston and Austin to require that the use of HOT funds for Arts and Historic Preservation purposes would have to include a calculation of the total number of attendees to the number of tourists and be funded accordingly. Galveston was deleted from the legislation after City Staff agreed to adhere to those principles in future awards. In an attempt to adhere to the principles, the draft Interlocal includes a methodology by which data, consisting of the zip codes provided by attendees to a funded event, would demonstrate the benefit of the project had to tourists vs. local attendees. In its April 23 letter, the Park Board relates that many of the organizations do not have the necessary data, and instead proposes to the use protocol in the present Ordinance by explaining how tourism benefits from the proposed project. Therefore, issues for consideration are: (1) whether organizations which cannot objectively demonstrate how the use of the funds is enjoyed by tourists should receive funds; and (2) what supporting documentation will we accept to demonstrate the benefit to tourism in the award of funds. The methodology will need to be included in the guidelines for award.

Discussion was held regarding taking a step back and retaining the program at the City for the first funding cycle under the new ordinance, and extending the deadline for submitting applications to June 1.

- 3.D. Discussion Of Construction Permit Deadlines (T. Sukup - 10 Minutes)
Building Official Todd Sukup provided information on the current and proposed construction permit deadlines. The proposed changes include a hard expiration date for permits. The Council expressed concerns about the requirement of renewing building permits and the payment of additional fees after one year and how it might affect larger commercial projects and legitimate reasons for needing an extension on the building permit. Staff will continue to look at proposed changes based on the Council's discussion.
- 3.E. Discussion Of The Demolition Of Historic Structures (Collins/Cole - 20 Minutes)
CM Collins reported that two old structures owned by African Americans got routed to housing abatement and were demolished. He expressed concerns about Landmark Commission not being notified prior to demolition. Staff reported that the property owners refused to make any repairs, the housing abatement cases were filed, the City's Historic Preservation Officer was notified prior to demolition and was given a period of time to come up with an alternative plan but was unable to do so. City Marshall Michael Gray advised Council of the process currently in place for dangerous buildings.
- 3.F. Discussion Of An Ordinance Of The City Of Galveston, Texas, Amending Chapter 2, "Administration", Of The Code Of The City Of Galveston, 1982, As Amended, To Create The Galveston Cultural Arts Commission; Providing A Savings Clause; Making Various Findings And Provisions Related To The Subject (B. Sanderson - 20 Minutes)
Barbara Sanderson presented proposed changes to the Arts Commission Ordinance. This item will be placed on the May agenda for the Council's consideration.
- 3.G. Discussion Of The City's Wrecker Ordinances (T. Fanning - 30 Minutes)

An Ordinance Of The City Of Galveston, Texas, Amending The Code Of The City Of Galveston, As Amended, Chapter 37, "Wreckers, Tow And Storage Facility", By Replacing Chapter 37 In Its Entirety; To Amend, Update Rules, Regulations, Standards, And Definitions; To Make Clarifications, Rename, Renumber And Rearrange The Chapter As Applicable; Providing For Penalties And Fees As Applicable; Making Various Findings And Provisions Related To The Subject; Providing For An Effective Date.
An Ordinance Of The City Of Galveston, Texas, Amending The Code Of The City Of Galveston, As Amended, Chapter 35, "Vehicles For Hire", By Amending Division 3 From "City Chauffeur's License" To "Ground Transportation License"; To Allow Wrecker Drivers To Obtain A Ground Transportation License For Use At Incident Management Tows; To Amend, Update Rules, Regulations, Standards, And Definitions; To Make Clarifications, Rename, Renumber And Rearrange The Chapter As Applicable; Providing For Penalties And Fees As Applicable; Making Various Findings And Provisions Related To The Subject; Providing For An Effective Date.

Assistant City Attorney Trevor Fanning provided an overview of recommended changes to the City's wrecker ordinances. Trevor and Deputy City Manager Dan Buckley have been working with the industry to receive input on the proposed changes. Most of the items have been worked out but still have a couple of items to discuss. This item will be placed on the May agenda for the Council's consideration.

- 3.H. Discuss The 2019 Consolidated Plan And Community Development Block Grant (CDBG) And HOME Investment Partnerships (HOME) Proposed Program Objectives And Projects In The Total Amount Of CDBG \$1,199,293 And HOME \$258,450. (A. Law - 20 Minutes)

Interim Grants and Housing Director Alice Law presented information on the Consolidated Plan. The 2019 allocations for the City of Galveston are \$1,199,293 for Community Development Block Grant (CDBG) and \$258,450 for HOME Investment Partnerships (HOME). She presented Galveston's CDBG and HOME 5-year objectives and the 2019 budget. This item will be placed on the May agenda for the Council's consideration.

4. ADJOURNMENT

The workshop was adjourned at 12:25 p.m.

Janelle Williams, City Secretary

Date Approved:

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