

**DRAFT**  
**MINUTES OF THE CITY COUNCIL OF THE CITY OF GALVESTON**  
**WORKSHOP - DECEMBER 12, 2019**

12/12/2019 - Minutes

1. DECLARATION OF A QUORUM AND CALL MEETING TO ORDER  
**With a quorum present, the workshop was called to order at 9:05 a.m.**

2. ROLL CALL

**Present: Mayor Pro Tem Dr. Craig Brown, Council Member Amy Bly, Council Member David Collins, Council Member Jason Hardcastle, Council Member John Listowski, and Council Member Dr. 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 10A, 10C, 10E.1, 10E.2, 10E.5, and 11K were clarified by staff.**

- 3.B. Receive And Discuss An Update From The Coastal Workgroup On The Coastal Barrier Proposal (Collins/Yarbrough - 1 Hour)  
**U. S. Army Corps of Engineers Kelly Burks-Copes and Texas General Land Office Tony Williams presented Council with a Coastal Texas Study Update. Based on input during the comment period, the study team is: (1) Establishing GLO-led community working groups, (2) dropping the barrier levee along Galveston Island and Bolivar Peninsula from the study completely, and investigating a dune-and-beach system along Bolivar Peninsula beach, (3) re-aligning the Galveston Ring Barrier, (4) evaluating non-structural measures on the west side of upper Galveston Bay, and (5) exploring the use of storm surge gates at Clear Creek and Dickinson Bayou. The proposed beach/dune construction and/or restoration projects include: (1) construction of a beach/dune system along the Gulf-side of Bolivar Peninsula, (2) construction of beach/dune system along the Gulf-side of the west end of Galveston Island, and (3) maintenance and re-nourishment of the existing beach/dune system along the Gulf-side of South Padre Island. The proposed beach/dune systems will maintain pedestrian and vehicular beach access by incorporating walk and drive over infrastructure at locations designated by each local government. Beach access will follow the Texas Open Beaches Act of 1959 and any federal access requirements. The proposed coastal barrier system along the upper Texas coast is comprised of a complementary system of measures focused on reducing coastal storm surge. As such, each proposed measure, including the proposed beach and dune system along Bolivar Peninsula, sector gates at Bolivar Roads, ring barrier around Galveston Island, and beach and dune system along the west end of Galveston Island, is needed to provide a comprehensive level of flood/coastal risk management. To address storm surge flooding from the bayside, the Galveston Ring Barrier would be constructed around the highly developed and low-lying portions of the City of Galveston. This feature consists of 18 miles of floodwalls, highway gates, railroad gates, a 2,400 foot crossing of Offatts Bayou with surge gates for navigation and environmental flow, and pump stations. The ring barrier would encompass the Lindale, or "Fish Village" neighborhood on the far east end of Galveston, consisting of a two-foot floodwall on top of the existing piers adjacent to the Strand Historical District on the north side of the island, continue west on Harborside Drive, wrap around Offatts Bayou to 103rd Street, and connect to the Seawall on the west end of the island. A second public review and comment period will be held during the summer of 2020.**

- 3.C. Report Of City Council's Park Board Representative (Collins/Yarbrough - 10 Minutes)

**CM Collins reported on the following: (1) The Park Board's 2020 CIP is on today's agenda for approval; (2) The five year CIP will be coming probably in January; (3) Stewart Beach Drainage project is geared up and ready to go; and (4) The CIP includes \$400,000 for demolition of the pavilion at Seawolf Park whether FEMA funding is received or not.**

3.D. Discussion Of A K9 Recreation Area At Scholes International Airport (Cole/Yarbrough - 15 Minutes)  
**City Manager Brian Maxwell reported on an Interlocal Agreement with the school district to use land next to the bus barn at the Airport for creation of a K-9 recreation area. The city will clear and maintain the land, and will be able to use it until the school district needs it. The revenue source will be the remaining District 6 Neighborhood Funds.**

3.E. Presentation From Representatives Of The Galveston Wharves On The Lease Agreement With Galveston Cruise Terminals, LLC (Brown/Yarbrough - 15 Minutes)  
**Port of Galveston representatives Tony Brown and Rodger Rees provided information on the lease agreement. Monetary components include: (1) a term of 60 years, with a 20 year primary term and four 10 year renewals, (2) base rent of \$4 million base rent annually, beginning at commencement of the primary term, (3) for the first 10 years of the primary term the Wharves gets 95% of gross parking revenues, and in years 11 through 60 the Wharves gets 90% of gross parking revenues, (4) the initial base passenger fee of \$7.50 goes to Royal Caribbean and may increase up to 3% per year beginning in 2021, (5) the initial additional passenger fee is 25 cents per movement will be used to make annual payments to the City under the MOU between the City and the Wharves. The property covered includes 10 acres at Pier 10. The Wharves has the right to use the Pier when no cruise vessel is present, and the Wharves is obligated to maintain the pier during the lease term. Construction is estimated to be complete by October 21, 2021. The Wharves Board approved the lease agreement at their meeting on December 11, 2019.**

#### 4. EXECUTIVE SESSION

**The City Council convened into Executive Session at 12:07 p.m. and reconvened into Open Session at 12:55 p.m. No action was taken during Executive Session.**

4.A. Pursuant To Texas Gov't Code 551.071- Consultation With Attorney, An Executive Session Will Be Conducted To Discuss And Receive Legal Advice Concerning Pending Litigation And/Or A Settlement Offer, Or On A Matter In Which The Duty Of The Attorney To The Governmental Body Under The Texas Disciplinary Rules Of Professional Conduct Of The State Bar Of Texas Clearly Conflicts With This Chapter, Related To The Following:

4.A.1. Cause No. 19-CV-2139; Allen Flores. Vs. City Of Galveston Et Al; In The 212th Judicial District Court Of Galveston County Texas

4.A.2. An Ordinance Of The City Of City Of Galveston, Texas Suspending Operation Of The Galveston Civilian Review Board Pending Receipt Of Amendments Related To Its Operations, Providing For An Effective Date And Enacting Other Matters Therewith. (Legal)

#### 5. ADJOURNMENT

**The workshop was adjourned at 12:57 p.m.**

Janelle Williams, City Secretary

Date Approved: