



STATE OF TEXAS  
COUNTY OF FORT BEND  
STATE OF TEXAS

The City Commission for the City of Richmond, Texas met in Special Session on October 28, 2019 at 4:30 p.m.

Mayor Pro Tem Drozd proceeded to call the meeting to order at 4:31 p.m. A quorum was present, with the following members in attendance:

Evalyn W. Moore, Mayor - **Absent**  
Terry Gaul, Commissioner P1  
Barry Beard, Commissioner P2  
Carl Drozd, Commissioner P3  
Alex BeMent, Commissioner P4  
Terri Vela, City Manager  
Gary Smith, City Attorney  
Laura Scarlato, City Secretary

Agenda item A2, Public Comments was opened and there were no individuals signed up to speak, therefore the agenda item was closed.

Agenda item A3, Update on Comprehensive Master Plan and discuss strategy moving forward with a Plan Update. City Planner Jose Abraham addressed the Commission providing a background of the Comprehensive Master Plan (CMP) which was adopted on July 21, 2014. Planner Abraham reviewed the following goals:

- Use annexation as a strategic growth tool.
- Leverage public investments to enhance the existing community.
- Strengthen transportation connections and increase choices in ways to travel.
- Elevate the appearance, quality, and compatibility of development.
- Create mixed-use activity centers that serve as community destinations.
- Rehabilitate and preserve Richmond's existing neighborhoods and community assets.
- Partner with existing local businesses to assist in their success and improve access to resources.
- Diversify Richmond's Business and employer mix through innovation and strategic recruitment.
- Enhance and preserve Richmond's natural amenities.
- Strengthen the awareness and image of Richmond throughout the region.

The key recommendations for each of the goals were reviewed by Planner Abraham and then the floor was opened for discussion. Each of the Commissioners provided input or questions; per the CMP a progress or biennial report should be provided, are the various departments working cohesively so as not to step on toes, it appears the CMP is a lens that we peer through to evaluate any related project to determine if the

project fits within the parameter. Staff uses the CMP as a compass in other words. City Manager Terri Vela stated an update was done with Planning and Zoning approximately six months ago but in the future a formal update will be provided since it has been five years. City Manager Vela also stated the departments have several opportunities to work together through the Tuesday Development Meetings and also Lunch and Learn presentations are given periodically. Staff would like to know what the Commission's vision for the City during the next ten years looks like and provide input. The CMP is a living document and is continually being reviewed and updated. Planner Abraham stated that when all the goals are reviewed as a whole, they do touch all the departments and work together. The initial goals from the past five years have been accomplished except for some action items that have been discussed but have not been able to complete. As a whole, the Commissioners stated they would like to review the information further before they provided ideas. There was no action taken on this item and the agenda item was closed.

Mayor Pro Tem Drozd introduced Agenda item A4, Discuss implications of recently enacted HB 3167 (Plat and Plan Approval) and HB 2439 (Building Materials) on UDC Provisions. City Planner Jose Abraham addressed the Commission regarding the House Bills reviewing first HB 2439.

HB 2439: A City may not adopt or enforce a rule..... that prohibits or limits the use of a building product that has been approved for use by a national model code published in the last three code cycles or establishes a standard for a building product or aesthetic method of construction if the standard is more stringent than a standard for the product, material, or aesthetic method under a national model code within the last three code cycles. (Condensed). The City Attorney and staff recommend "to highlight the affected sections and adding a general statement specifying that the affected standards and requirements are preferred and not mandatory, in the light of the legislative change. By taking this approach, we are able to keep track of city's preferred development standards (*which were adopted through a public participation process*) in the UDC. Additionally, in case of future changes to this bill (*which is highly possible*), it will easier to address those changes." The Commissioners agreed with the recommendation.

HB 3167 makes changes to the site development plan and subdivision plat approval process, and it will require most cities to make changes to their subdivision ordinance, zoning ordinance, and/or unified development code. The Bill requires the municipal authority responsible for approving plats to take the following action with regard to the "initial approval" of a plan or plat within 30 days after the date the plan or plat is filed. A calendar schedule that works within that 30 days is being implemented as well as a check list so the City's expectations would be known up front. City Planner Abraham reviewed the impact on the UDC and the proposed course of action to achieve conformance. There was no action taken on this item.

Agenda item A5, Report on Legislative Update and discussion of significant changes. City Attorney Gary Smith reviewed and updated several of the House Bills and Senate Bills that were recently passed.

- SB 1640 - There was a lengthy discussion regarding a walking quorum and the exchange of conversation between Commissioners.
- HB 492 - Disaster exemption
- HB 3143 – Tax Abatement
- HB 2153 – Remote sales tax
- SB 494 – Emergencies and the Open Meetings Act and Public Information Act
- HB 234 – Lemonade Stands
- HB 410 – Chickens and Rabbits
- HB 1495 – Budget to include newspaper notices and lobbying expenses
- HB 3834 – Required cyber security training
- SB 969 – Mobile deliver devices
- SB 241 – Reduction of electricity consumption
- HB 1325 – Hemp

These were the bills that City Attorney Smith covered and fielded questions from the Commission. City Manager Vela provided input as well.

With no further business to discuss, Mayor Pro Tem Drozd declared the meeting adjourned at 6:23 p.m.

APPROVED:



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Carl A. Drozd, Mayor Pro Tem

Attest:



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Laura Scarlato, City Secretary