



**CITY COUNCIL REGULAR MEETING
MONDAY, AUGUST 5, 2024, 5:30 P.M.
COUNCIL CHAMBERS, CITY HALL
910 S. FRIENDSWOOD DR, FRIENDSWOOD, TEXAS 77546**

AGENDA

1. CALL TO ORDER

2. INVOCATION

3. PLEDGE OF ALLEGIANCE - United States Pledge and State of Texas Pledge.

4. COUNCIL COMMENTS AND REPORTS

Notice is hereby given in accordance with Section 551.0415 of the Texas Government Code, the City Council of the City of Friendswood may receive reports about items of community interest from City staff and/or a member of the City Council, but no action or possible action shall be taken or discussed concerning the subject of such report.

5. PUBLIC COMMENT

In order to comply with the provisions of the Texas Open Meetings Act, the City Council may not deliberate any item not listed on the agenda, as such, the City Council will listen to public comment and may (i) refer the item to City Management for further action or (ii) direct staff for the placement of said item on a future agenda. During public comment, the public shall comply with the Council's rules of decorum.

6. MUNICIPAL BUDGET FOR FISCAL YEAR 2024-25

- A. Receive and discuss a presentation regarding the City of Friendswood Proposed FY2024-25 Municipal Budget.
- B. Consider setting a public hearing regarding the City of Friendswood FY2024-25 Municipal Budget for August 26, 2024, at 5:30 p.m. in the Council Chamber, City Hall, 910 S. Friendswood Drive, Friendswood, Texas, 77546.
- C. Receive the 2024 appraisal rolls by the Galveston Central Appraisal District and the Harris County Appraisal District, the anticipated collection rate and the excess debt collections certified by the City's tax collector, and the no-new-revenue and voter-approval tax rates.
- D. Consider approving the proposed ad valorem tax rate for 2024 (Fiscal Year October 1, 2024 - September 30, 2025).
- E. Consider setting the public hearing regarding the ad valorem tax rate for 2024 on September 9, 2024, at 6:00 p.m. in the Council Chamber, City Hall, 910 S Friendswood Drive, Friendswood, Texas, 77546.

7. ZONE CLASSIFICATION CHANGE AT 650 AND 800 N FRIENDSWOOD DRIVE

- A. Conduct a public hearing regarding a zone classification change for property located at 650 and 800 N. Friendswood Drive, being approximately 13.6491 acres of land consisting of Restricted Reserves B-2 and B-3 in the Replat of Reserve "B," Annalea Kingspark Section "B" and Whitehall Section "B" as recorded in the Galveston County Map Records, Document No. 2021035945, and being approximately 7.754 acres of land out of the Perry

and Austin Survey, Abstract 20, Page 4, Galveston County, Friendswood, Texas, to change from Community Shopping Center (CSC) to Planned Unit Development (PUD) to allow a mixed-use development consisting of commercial and age-restricted multifamily living and an amendment to the Future Land Use Map to change approximately 11.642 acres of land located within such 13.6491 acres described hereinabove from "Retail" to "High Density Residential."

- B. Consider an ordinance regarding a zone classification change for property located at 650 and 800 N. Friendswood Drive, being approximately 13.6491 acres of land consisting of Restricted Reserves B-2 and B-3 in the Replat of Reserve "B," Annalea Kingspark Section "B" and Whitehall Section "B" as recorded in the Galveston County Map Records, Document No. 2021035945, and being approximately 7.754 acres of land out of the Perry and Austin Survey, Abstract 20, Page 4, Galveston County, Friendswood, Texas, to change from Community Shopping Center (CSC) to Planned Unit Development (PUD) to allow a mixed-use development consisting of commercial and age-restricted multifamily living and an amendment to the Future Land Use Map to change approximately 11.642 acres of land located within such 13.6491 acres described hereinabove from "Retail" to "High Density Residential."

8. CITY MANAGER'S REPORT

- A. Receive an update regarding the City's Movies in the Park series.
- B. Receive an update regarding the Friendswood Library's Piano Recital Event.
- C. Receive an update regarding Hurricane Beryl.
- D. Receive information regarding the League City Pkwy Ribbon Cutting.
- E. Recognize Assistant City Manager Katina Hampton on her acceptance to the 2025 Class of the Texas Women's Leadership Institute Program.
- F. Recognize Friendswood EMS for receiving the American Heart Association's Mission: Lifeline Gold Achievement Award and the Target: Heart Attack Honor Roll Recognition.

9. RECESS THE CITY COUNCIL MEETING

10. RECONVENE CITY COUNCIL MEETING

11. BUSINESS ITEMS

- A. Consider authorizing the monthly transfer of funds to the City of Friendswood Employee Benefit Trust contingent upon sufficient appropriations in the FY2024-25 City of Friendswood Budget.

12. ORDINANCES & RESOLUTIONS

- A. Consider on second and final reading an ordinance amending Chapter 70 "Streets, Sidewalks, and Other Public Places," Article III "Construction," Sections 70-77 "Restricted use," 70-79 "Maximum plant height," 70-80 "Minimum branch height above street gutter flow lines," and 70-81 "Extending into street" of the Friendswood City Code to revise the permitted height of plants, trees, and branches in and over restricted areas, including visibility triangles and other traveled public ways.
- B. Consider an ordinance temporarily waiving various building permit fees for structures damaged by Hurricane Beryl.
- C. Consider an ordinance amending the City's General Budget for Fiscal Year 2023-2024 by approving "Budget Amendment IX" and providing for supplemental appropriation and/or transfer of certain funds.

- D. Consider a resolution authorizing the submission of a Community Development Block Grant - Mitigation (CDBG-MIT) Application for the Resilient Communities Program through the Texas General Land Office to fund the development and adoption of a forward-looking comprehensive plan that integrates hazard mitigation planning and minimizes the impact of future disasters.

13. CONSENT AGENDA

All Consent Agenda items listed are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

- A. Consider a resolution approving the City of Friendswood's Public Funds Management and Investment Policy.
- B. Consider a resolution establishing legislative priorities for the 89th Legislative Session of the Texas Legislature and supporting certain legislative initiatives for submission to the Texas Municipal League for its consideration and possible inclusion in its legislative program.
- C. Consider a resolution verifying the percentage of completion of cybersecurity training and authorizing the City Manager or his designee to submit all documentation required by Section 2054.5191 of the Texas Government Code.
- D. Consider a resolution approving an Agreement for Temporary Road Closure of State Right-of-Way with the State of Texas, through the Texas Department of Transportation, for the Friendswood Chamber of Commerce Holiday Lighted Parade on FM 518.
- E. Consider a resolution approving an Agreement for Temporary Road Closure of State Right-of-Way with the State of Texas, through the Texas Department of Transportation, for the Friendswood High School Homecoming Parade on FM 518.
- F. Consider approving the closure of W. Spreading Oaks between Woodlawn Drive and Cedarwood Drive for the Friendswood Independent School District event "Under The Oaks" on August 8, 2024.
- G. Consider ratifying the City Manager's signature and authorizing a Regional Strategic Transportation Fund Interlocal Agreement for a Friendswood Master Trail Plan with Houston-Galveston Area Council.
- H. Consider authorizing an Agreement for Financial Auditing Services with Whitley Penn, LLP.
- I. Consider reappointing Billy Mendoza to the Construction Board and Adjustment and Appeals for a term beginning immediately and expiring on June 30, 2026.
- J. Consider appointing Ted Clements to the Keep Friendswood Beautiful Committee for an unexpired term beginning immediately and expiring October 31, 2025.
- K. Consider approving the ad valorem tax report for June 2024.
- L. Consider approving the minutes of the City Council Regular Meeting held on July 1, 2024.

14. ADJOURNMENT

PUBLIC NOTICE IS GIVEN THAT IN ADDITION TO ANY EXECUTIVE SESSION LISTED ABOVE, THE CITY COUNCIL RESERVES THE RIGHT TO ADJOURN INTO EXECUTIVE SESSION AT ANY TIME AS AUTHORIZED BY THE TEXAS GOVERNMENT CODE SECTIONS 551.071 - 551.090 TO DISCUSS ANY MATTERS LISTED ABOVE.

THE CITY OF FRIENDSWOOD IS COMMITTED TO COMPLIANCE WITH THE AMERICANS WITH DISABILITIES ACT. REASONABLE ACCOMMODATIONS AND EQUAL ACCESS TO COMMUNICATIONS WILL BE PROVIDED UPON REQUEST. PLEASE CONTACT THE CITY SECRETARY'S OFFICE BY

PHONE AT (281) 996-3270, FAX (281) 482-1634, OR CONTACT (281) 996-3270 VIA RELAY TEXAS AT 711 OR 1-800-735-2988 FOR TYY SERVICES. FOR MORE INFORMATION CONCERNING RELAY TEXAS, PLEASE VISIT: [HTTP://RELAYTEXAS.COM](http://RELAYTEXAS.COM).



Leticia Brysch, City Secretary

Posted in compliance with the Open Meetings Act on this
1st day of August 2024, at 5:30 p.m.



**FRIENDSWOOD CITY COUNCIL
AGENDA ITEM FORM**

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/12/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Receive and discuss a presentation regarding the City of Friendswood Proposed FY2024-25 Municipal Budget.

Originating Department: Finance

Degree of importance: Significant

SUMMARY / ORIGINATING CAUSE

This item allows the City Council to review and discuss a presentation regarding the City of Friendswood's Proposed FY2024-25 Municipal Budget.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

None at this time

RECOMMENDATIONS

None at this time

ATTACHMENTS

- 1. FY25 PROPOSED BUDGET PRESENTATION - 8.5.2024 FINAL

FY2024-2025 Proposed Budget Overview

August 5, 2024

Estimates can change before budget adoption.

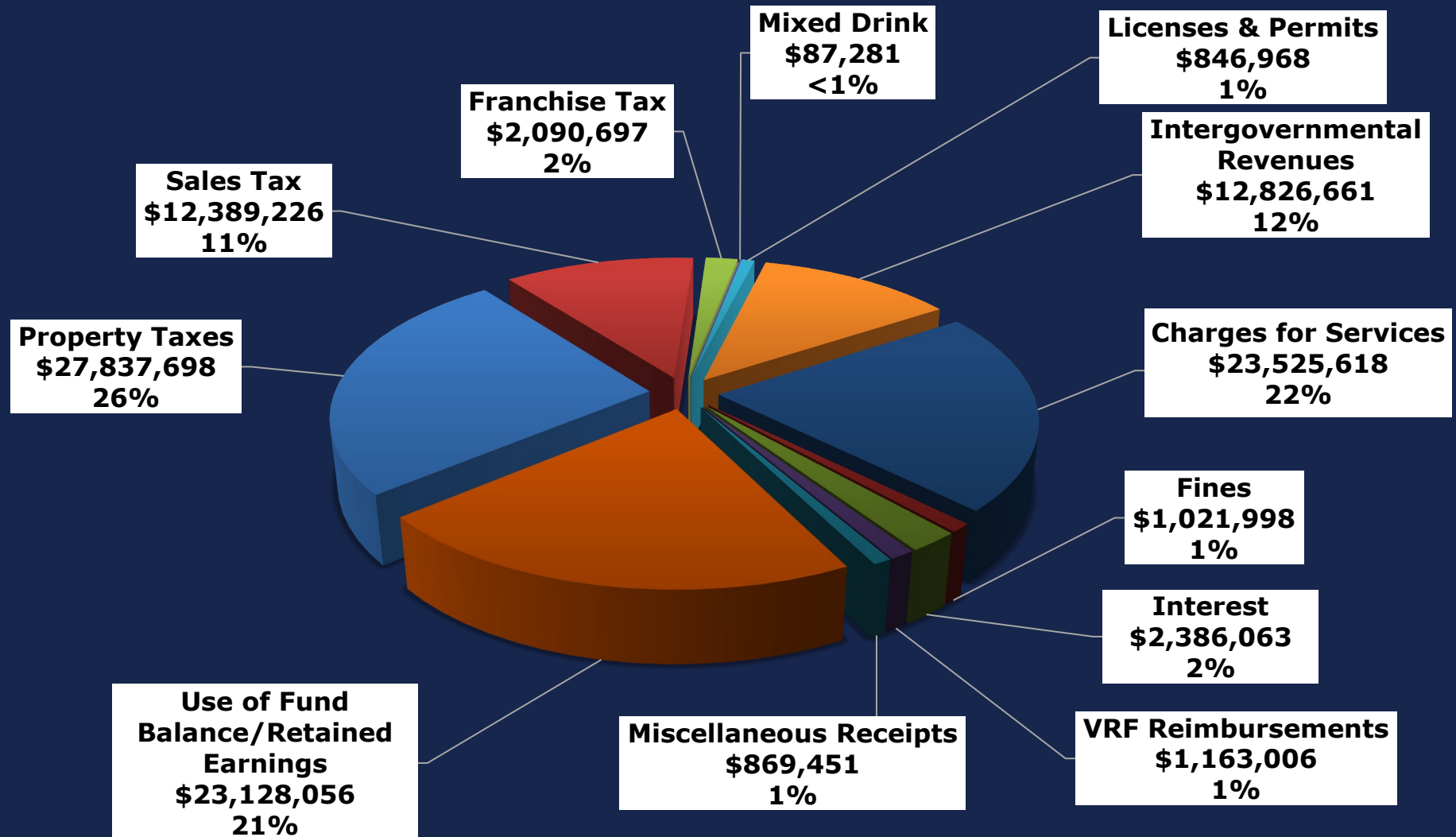


KEY BUDGET DRIVERS

- Insurance Costs
- Operational Costs
- Personnel Costs
- Deferred Maintenance

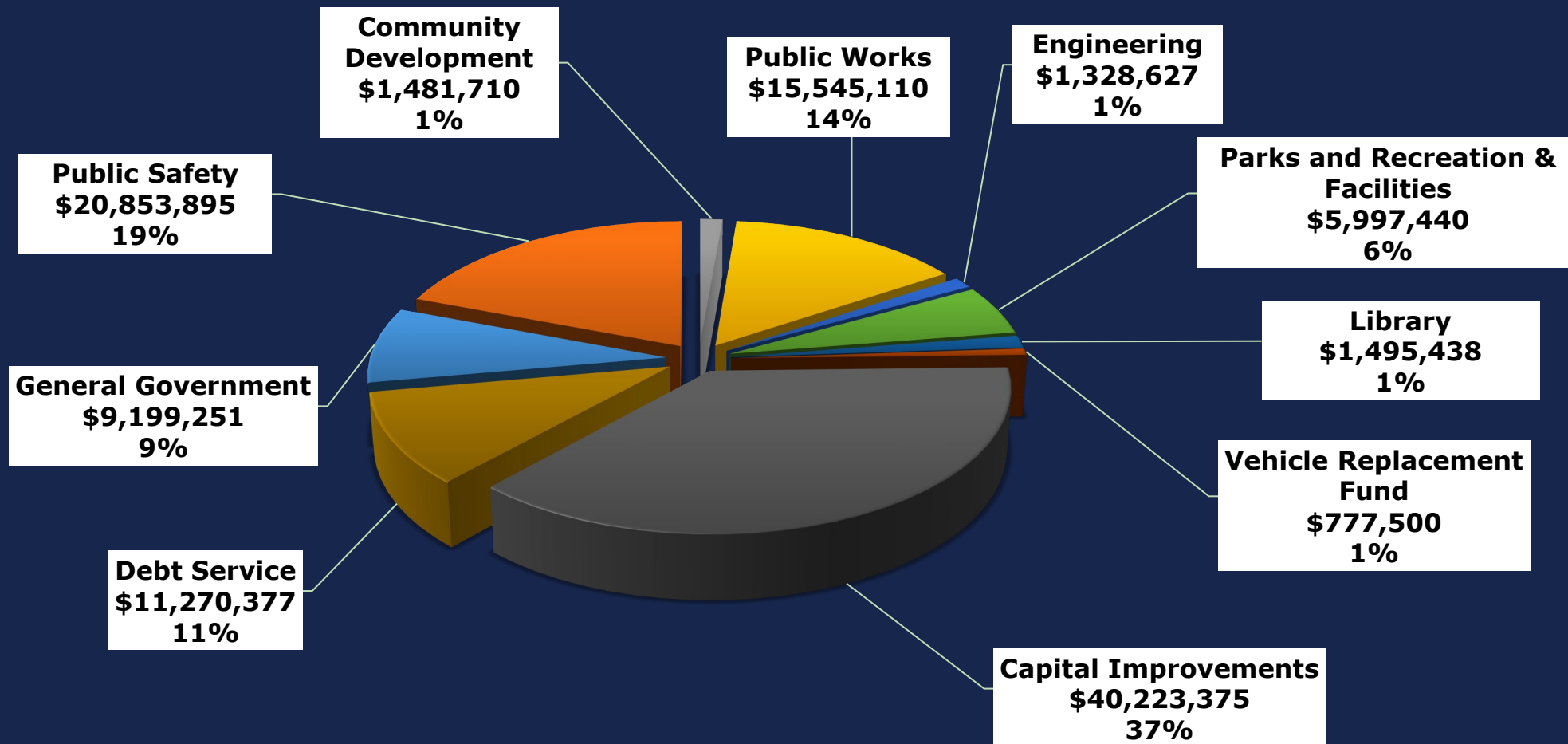
- EMS Onboarding
- FVFD Contract
- Bond Project Impacts
- Grant Project Impacts
- Aging Infrastructure

Total Proposed Revenue (All Funds) ~ \$108.2M

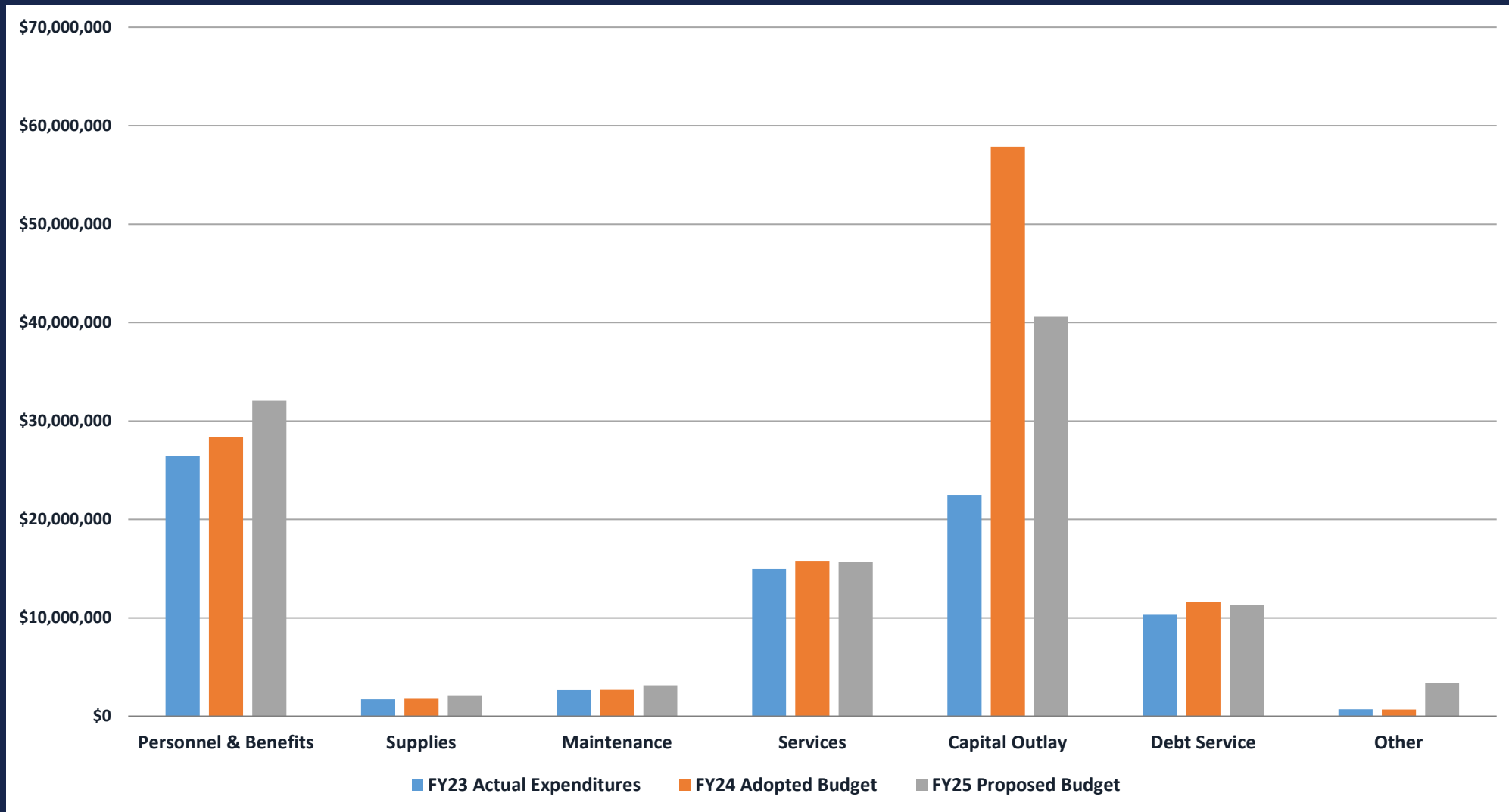


Use of fund balance/retained earnings includes bond funds issued and grant funds received in prior years to complete capital improvement projects in FY25.

Total Proposed Expenditures (All Funds) ~ \$108.2M

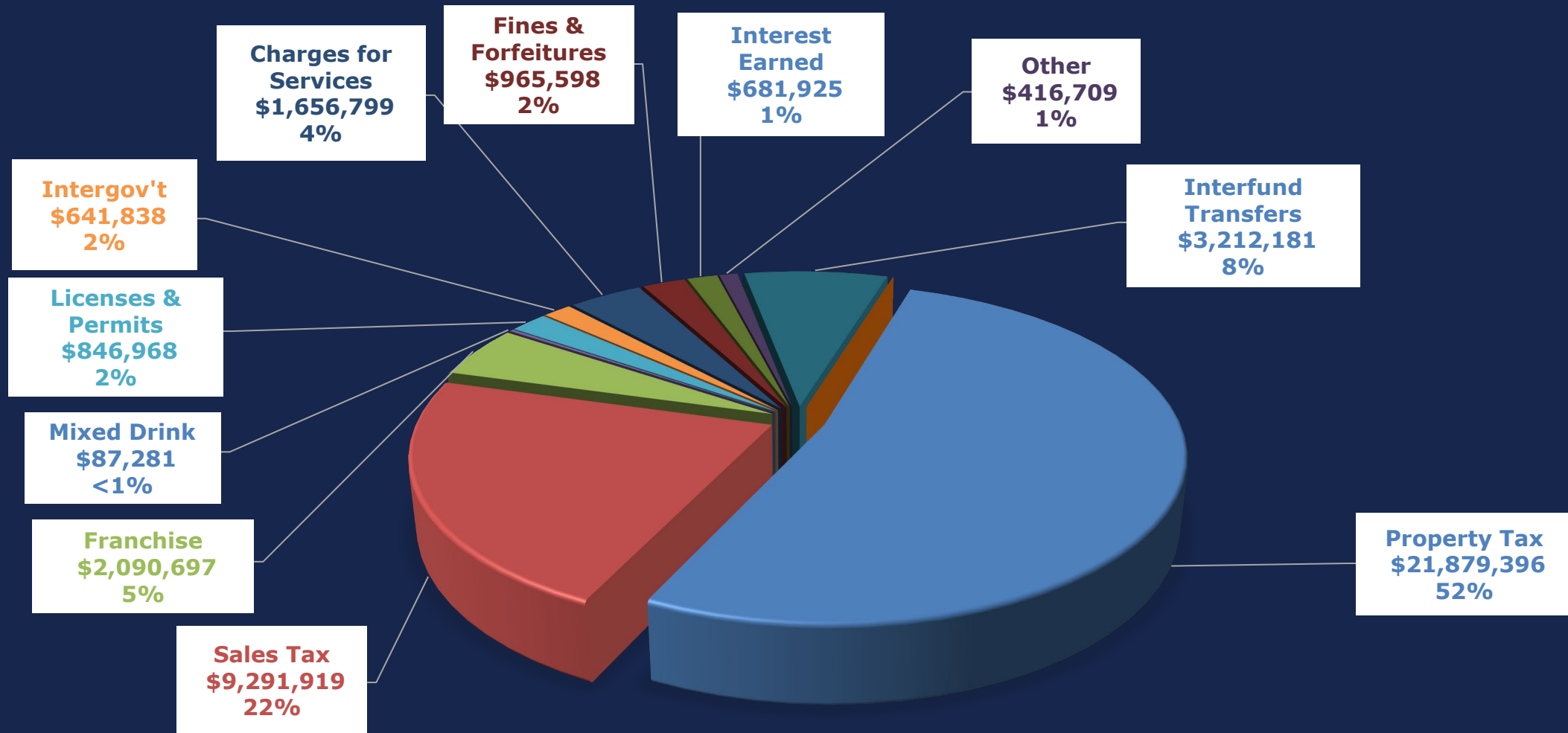


Expenditures by Classification (All Funds)



GENERAL FUND

FY 2025 Proposed Revenue (General Fund) ~ \$41.8M



Property taxes to pay down debt (\$5.9M) are recorded in the Tax Debt Service Fund.

Proposed Budget Tax Rate (\$0.514172)

- 1.4 cents above current rate of 50.07 cents
 - NNRR – 49.51 cents
 - VATR Unused Increment Rate – 57.18 cents
- Estimated Taxable Value \$5.9B (up \$487M)
 - Includes new construction
 - Includes exemptions
 - Includes over 65 freeze ceiling values
 - \$1.3B (up \$200M YOY)
 - 18% growth from prior year



\$82.5M

Projected new construction value
(down \$25M from last year)



\$424M

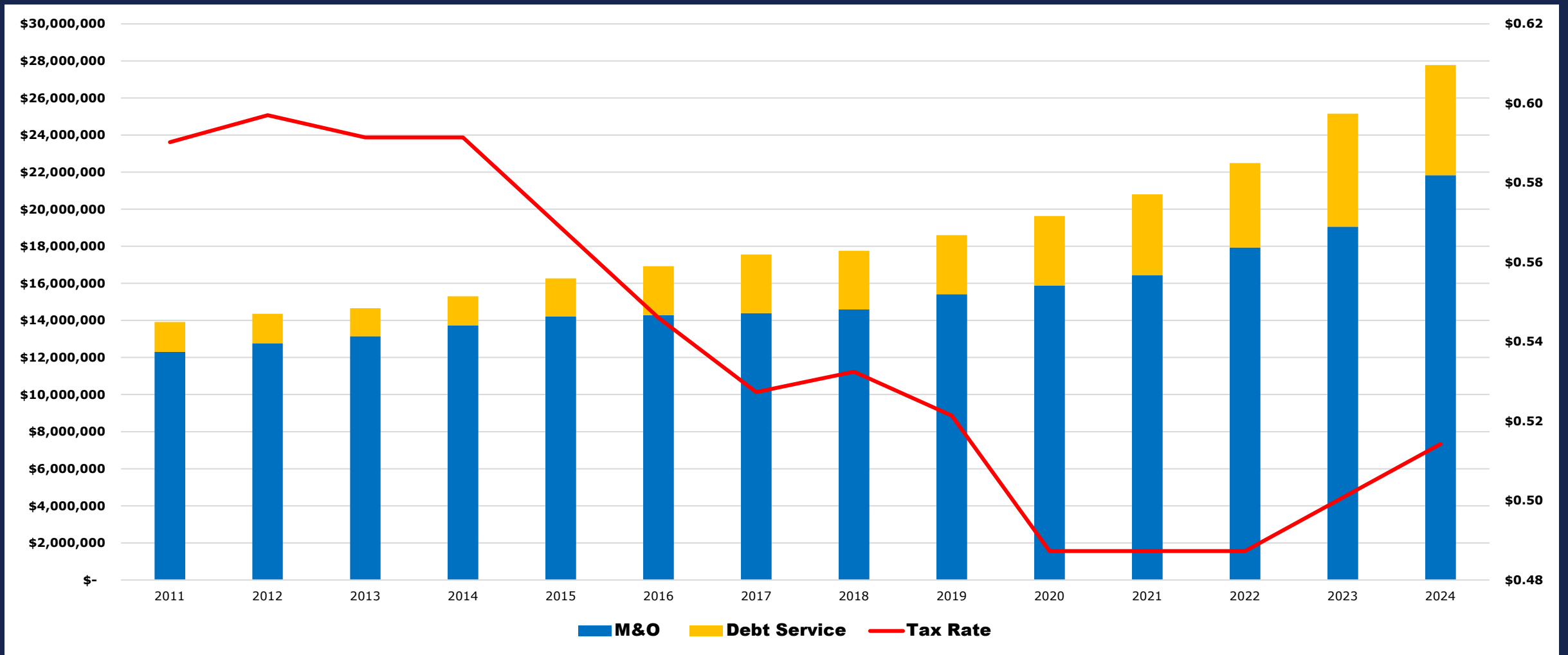
Property Values Under Protest (7/25/24)
(\$69M more than last year at certification)



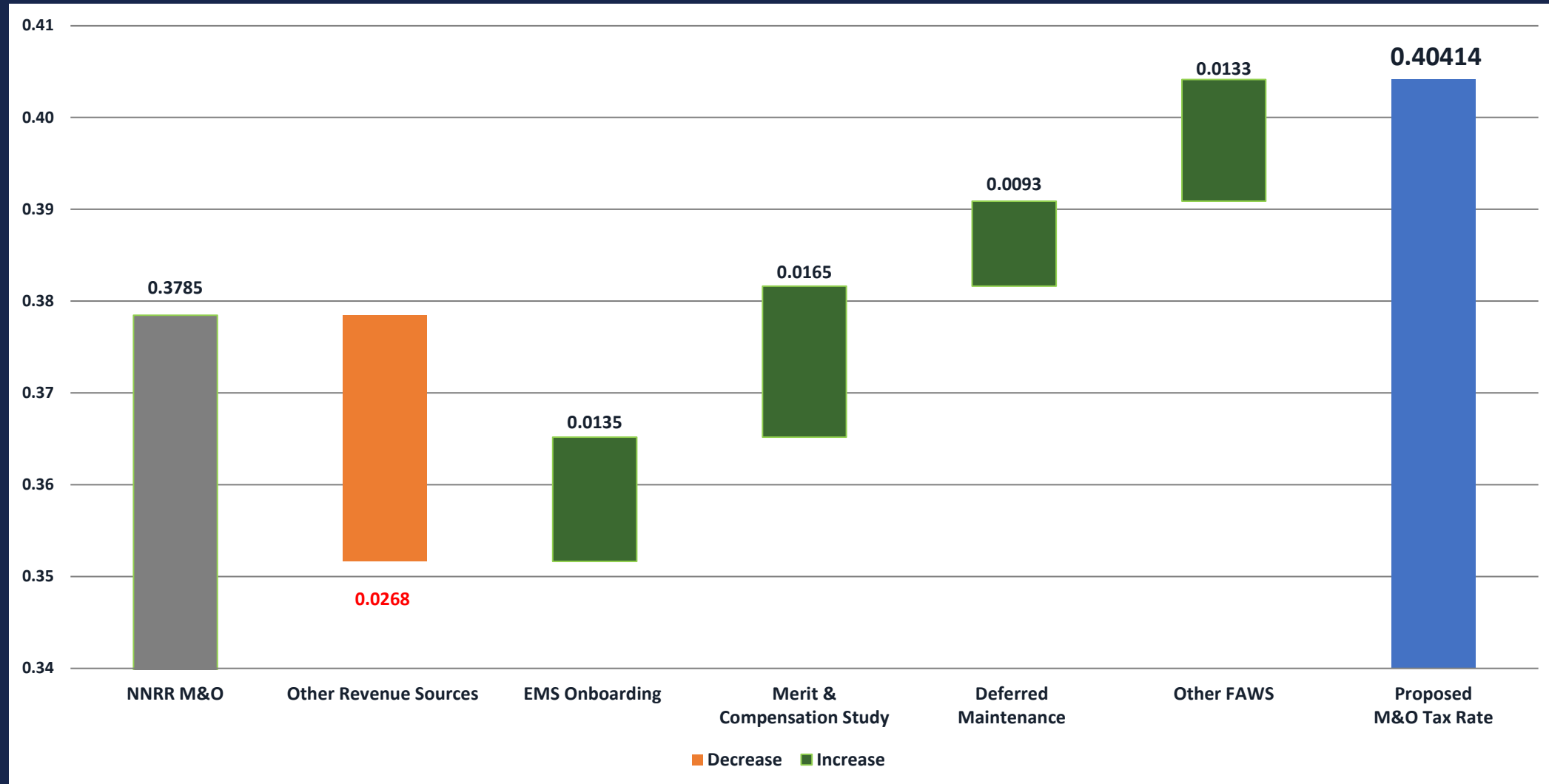
\$5.9M

Tax Debt Service Obligation
(\$149K less than last year)

Property Tax Revenue & Rate by Tax Year



M&O Proposed Tax Rate



*Other revenue sources reduces property tax revenue and rate needed.

General Fund – Forces At Work (Funded)

Dept	Description	One Time Cost	Ongoing Cost	Total	Outside Revenue Sources	Net Total
City Wide	Windstorm Insurance Increase (3%)	\$0	\$25,220	\$25,220	\$0	\$25,220
City Wide	Auto Liability Insurance Increase (7%)	0	20,768	20,768	0	20,768
City Wide	Real & Personal Property Insurance Increase (13%)	0	16,431	16,431	0	16,431
P&R	Facility Electricity Increase (2%)	0	10,898	10,898	0	10,898
PW_St	Streets Electricity Increase (2%)	0	11,488	11,488	0	11,488
City Wide	Health Insurance Increase (5%)	0	104,764	104,764	0	104,764
City Wide	Workers Compensation Increase	0	29,899	29,899	0	29,899
DES_EMS	EMS Onboarding	0	2,972,772	2,972,772	1,035,000	1,937,772
FVFD_Fire	FVFD Fire Contract Reduction	0	64,195	64,195	247,981	(183,786)
FVFD_EMS	EMS Contract Elimination	0	0	0	1,022,840	(1,022,840)
PD_Admin	Police Policy Accreditation	40,000	26,920	66,920	1,920	65,000
PD_Patrol	12-Hour Shifts + Vehicle	93,725	300,555	394,280	255,340	138,940
PD_Patrol	FISD SRO Contract Reduction	0	0	0	(91,582)	91,582
PD_Patrol	CCISD School Crossing Guard Agreement	0	18,534	18,534	0	18,534
ENG	Additional Vehicle (Stormwater)	50,000	3,500	53,500	0	53,500
P&R_Pk	Quaker's Landing Buyout lots-Mowing & Maintenance	0	29,600	29,600	0	29,600
P&R_Pk	Maintenance Worker + Vehicle (+1.0 FTE)	62,000	87,372	149,372	0	149,372
Total Forces at Work		\$245,725	\$3,722,916	\$3,968,641	\$2,471,499	\$1,497,142

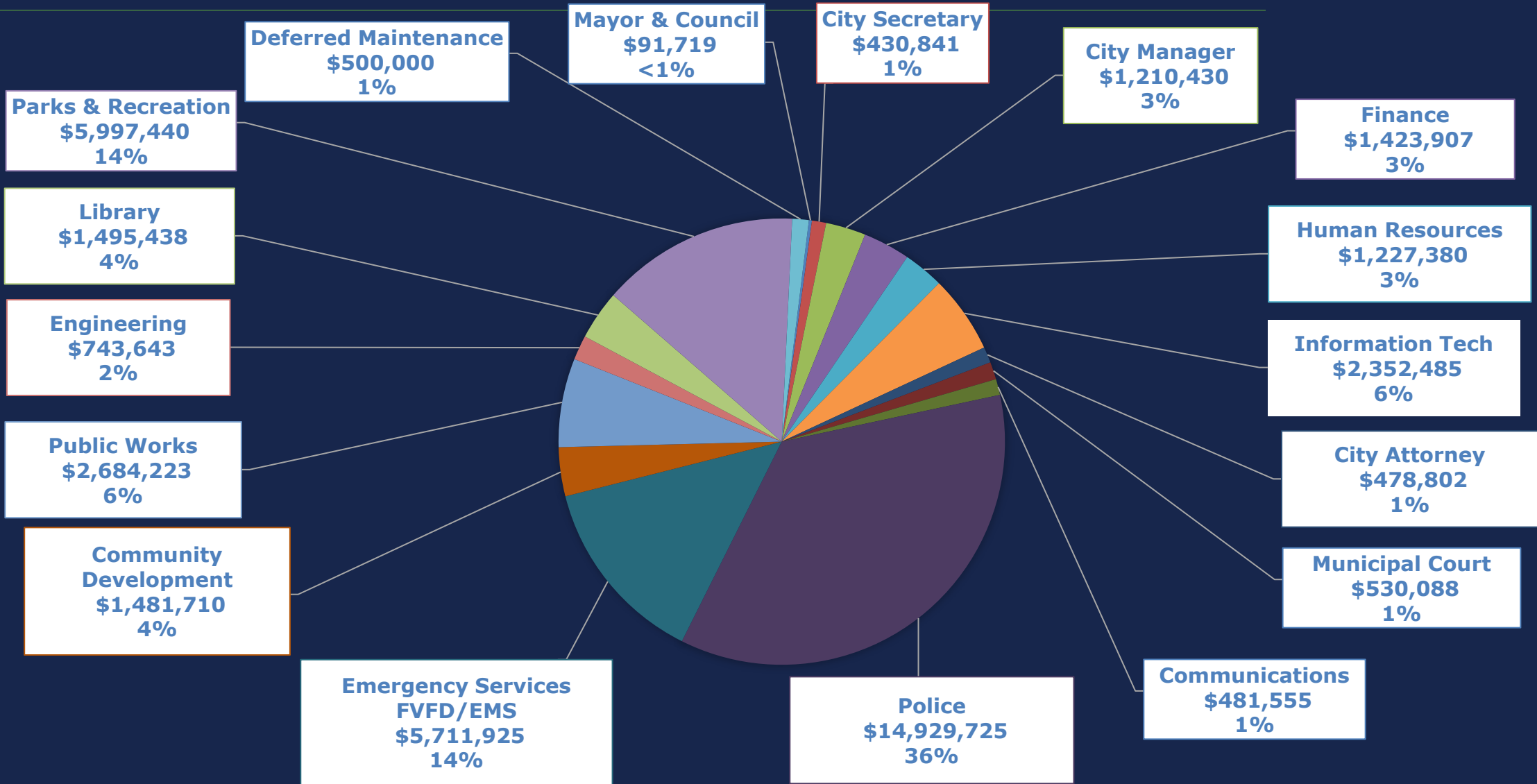
General Fund – Decision Packages (Funded)

Dept	Description	One Time Cost	Ongoing Cost	Total	Outside Revenue Sources	Net Total
PD/CAO	Temporary Records Specialist, FY25-FY26	\$0	\$89,624	\$89,624	\$89,624	\$0
P&R_SDC	Holiday Camps	0	27,000	27,000	27,000	0
City Wide	Salary Adjustments / Merit 4.0%	0	888,603	888,603	0	888,603
Total Decision Packages		\$0	\$1,005,227	\$1,005,227	\$116,624	\$888,603

General Fund – Decision Packages (Unfunded)

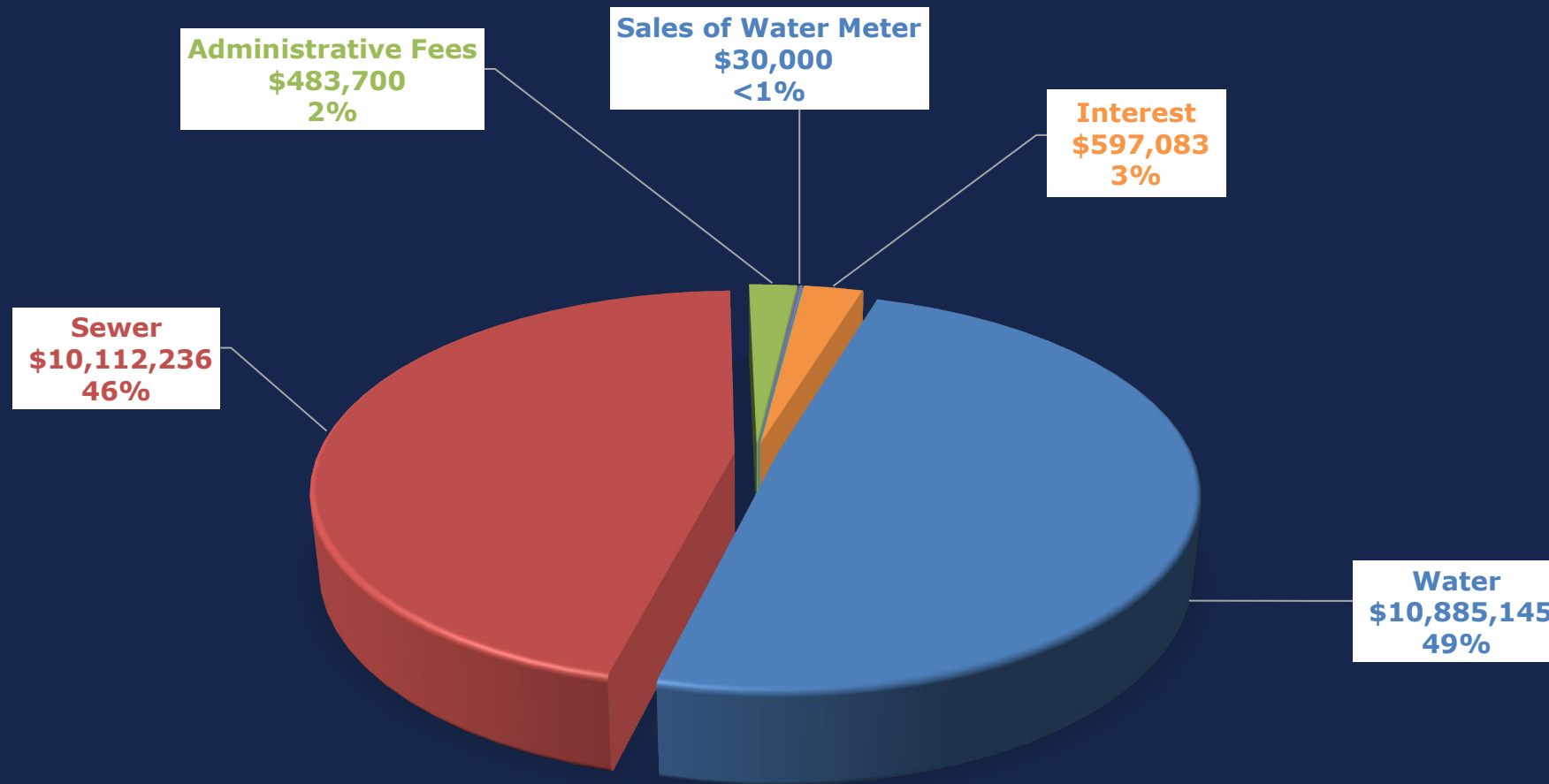
Dept	Description	One Time Cost	Ongoing Cost	Total	Outside Revenue Sources	Net Total
COMM	Social Media Posts		\$10,000	\$10,000		\$10,000
PD_Comm	PD Records Specialist (+1.0 FTE)		91,858	91,858		91,858
PW_St	Equipment Operator - Streets (+1.0 FTE)		86,583	86,583		86,583
DES_EMS	Full-time Paramedic Conversion (+3.0 FTE)		422,092	422,092	227,625	194,467
P&R_Pk	Weekday Laborer (+1.0 FTE)		65,090	65,090		65,090
IT	Cloud Backup Service		17,000	17,000		17,000
HR	Benefit Specialist (+1.0 FTE)	4,000	91,244	95,244		95,244
PD_AC	Animal Control Officer + Vehicle (+1.0 FTE)	78,800	97,029	175,829		175,829
CSO	Temporary Records Technician (part-time)	24,823		24,823		24,823
PW_St	Maintenance Worker (+1.0 FTE)		79,346	79,346		79,346
CDD_GIS	Geographic Information Systems Analyst (+1.0 FTE)	5,000	100,507	105,507		105,507
PW_St	Streets/Sign Shop Vehicle	45,000	4,500	49,500		49,500
PW_St	Maintenance Worker (+1.0 FTE)		79,346	79,346		79,346
ENG	City-Wide Traffic Study	200,000		200,000		200,000
CAO	Legal Services/Litigation Deductibles/Damages		50,000	50,000		50,000
PW_St	Crew Leader + Vehicle (+1.0 FTE)	75,000	102,840	177,840		177,840
DES_FM	Deputy Fire Marshal II + Vehicle (+1.0 FTE)	65,000	158,728	223,728		223,728
P&R_Rec	Summer Camp Staff Wage Increase		8,594	8,594		8,594
P&R_Rec	Summer Pool Staff Wage Increase		7,596	7,596		7,596
P&R_Rec	Citizen Awareness (City U)		500	500		500
P&R_Rec	Relevant Special Event Programming		8,500	8,500		8,500
P&R_Pk	Lake Friendswood Fish Feeding & Restocking Program	6,500	3,500	10,000		10,000
ENG	Sunset Drive Signal Rehabilitation & Optimization	2,250,000		2,250,000		2,250,000
P&R_Rec	Lake Friendswood Kayak/Paddleboard Rental Kiosk	18,000		18,000		18,000
Total Unfunded Decision Packages for General Fund		\$2,772,123	\$1,484,853	\$4,256,976	\$227,625	\$4,029,351

FY 2025 Proposed Expenditures (General Fund) \$41.8M

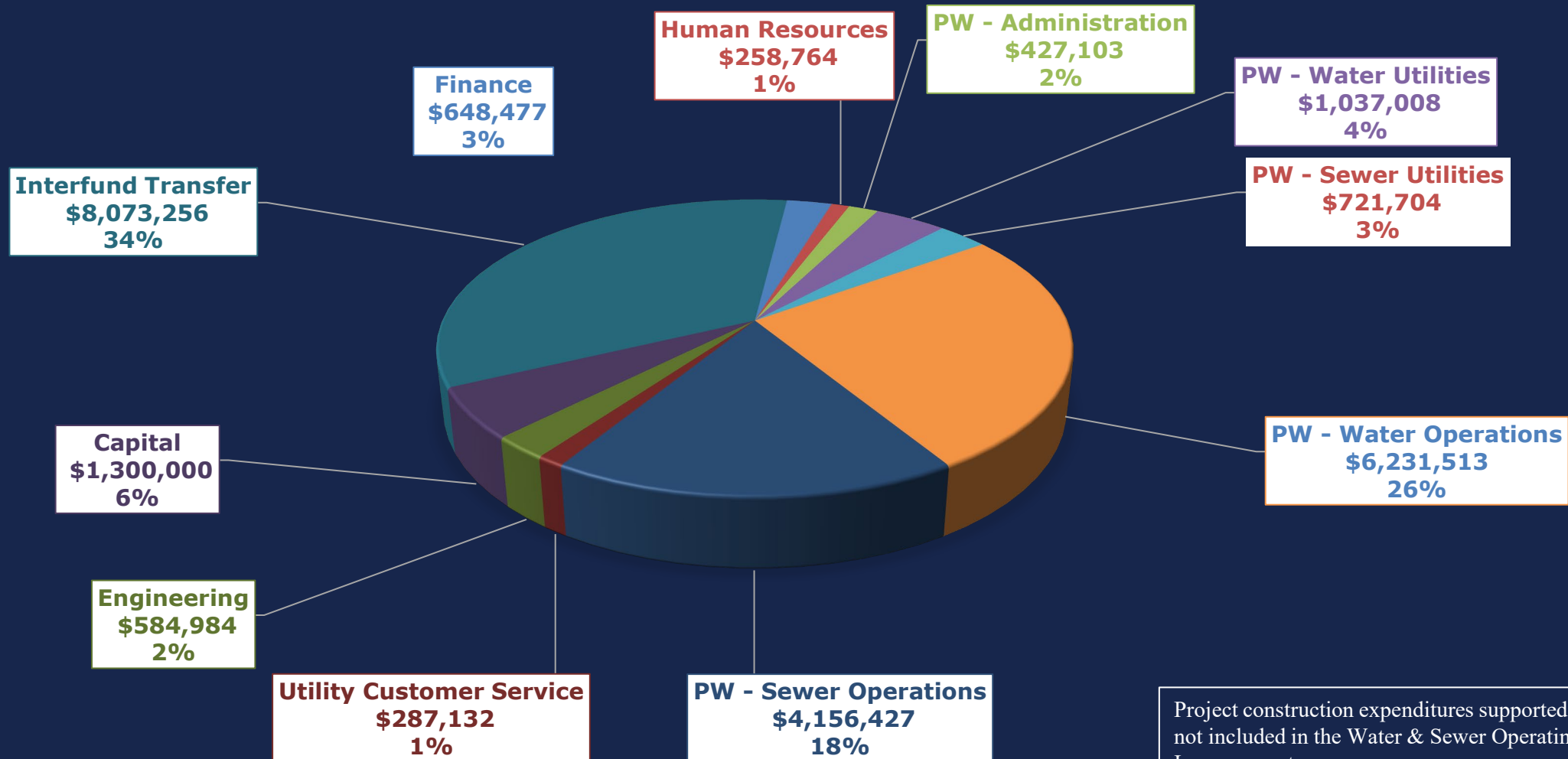


WATER & SEWER FUND

FY 2025 Proposed Revenue (W&S Fund) \$22.1M



FY 2025 Proposed Expenses (W&S Fund) \$23.7M



Project construction expenditures supported by Revenue Bonds are not included in the Water & Sewer Operating Fund Capital Improvements.

Water & Sewer Fund – Forces at Work (Funded)

Dept	Description	186	Ongoing Cost	Total	Outside Revenue Sources	Net Total
City Wide	Real & Personal Property Insurance Increase (13%)	0	13,444	13,444	0	13,444
PW	Electricity Increase (2%)	0	8,217	8,217	0	8,217
City Wide	Health Insurance Increase (5%)	0	18,401	18,401	0	18,401
City Wide	Workers Compensation Increase	0	3,375	3,375	0	3,375
PW_SU	Blackhawk WW Operations Increase @ 5%	0	143,262	143,262	0	143,262
PW_WO	City of Houston Cash Call 42" SETL	2,515,039	0	2,515,039	0	2,515,039
PW_SU	Southeast Water Purification Plant - CIP Program 2023-2027 (Year 3)	431,198	0	431,198	0	431,198
Total Forces at Work		\$2,946,237	\$186,699	\$3,132,936	\$0	\$3,132,936

Water & Sewer Fund – Decision Packages (Funded)

Dept	Description	One Time Cost	Ongoing Cost	Total	Outside Revenue Sources	Net Total
City Wide	Salary Adjustments / Merit 4.0%	\$0	\$109,579	\$109,579	\$0	\$109,579
PW_SO	Sewer Operator + Vehicle (+1.0 FTE)	45,000	97,826	142,826	0	142,826
PW_SU	Equipment Operator - Sewer Utilities (+1.0 FTE)	0	89,646	89,646	0	89,646
PW_WO	Water Operator + Vehicle (+1.0 FTE)	45,000	97,826	142,826	0	142,826
PW_Admin	Administrative Vehicle	55,000	4,500	59,500	0	59,500
ENG	Wastewater Master Plan	1,000,000	0	1,000,000	0	1,000,000
Total Decision Packages		\$1,145,000	\$399,377	\$1,544,377	\$0	\$1,544,377

NEXT STEPS



✓ Key Dates

- ✓ Proposed Budget Delivered – 07/31/2024
- ✓ Budget Work Sessions – 08/05/2024 and 8/14/2024
- ✓ Proposed Budget Public Hearing – 08/26/2024
- ✓ Budget Adoption – 08/26/2024 or 09/09/2024
- ✓ Anticipated Public Hearing on Tax Rate – 09/09/2024
- ✓ Tax Rate Adoption – 09/09/2024

✓ Council Input & Direction Needed

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/12/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider setting a public hearing regarding the City of Friendswood FY2024-25 Municipal Budget for August 26, 2024, at 5:30 p.m. in the Council Chamber, City Hall, 910 S. Friendswood Drive, Friendswood, Texas, 77546.

Originating Department: Finance

Degree of importance: Critical

SUMMARY / ORIGINATING CAUSE

Section 8.03(c) of the City of Friendswood City Charter states in part that "any public hearing on the proposed budget shall be held and published in accordance with the law." Further, Section 102.006 (a), (b) and (c) of the Texas Local Government Code ("LGC") states, in relevant part:

- (a) The governing body of a municipality shall hold a public hearing on the proposed budget. Any person may attend and may participate in the hearing.
- (b) The governing body shall set the hearing for a date occurring after the 15th day after the date the proposed budget is filed with the municipal clerk but before the date the governing body makes its tax levy.
- (c) The governing body shall provide for public notice of the date, time, and location of the hearing.

The proposed municipal budget was filed in the Office of the City Secretary on July 31, 2024, and the City Council is scheduled to take action on the tax rate on September 9, 2024. Therefore, the City, in compliance with state law, is setting the proposed budget hearing for Monday, August 26, 2024, at 5:30 P.M. in the Council Chamber, City Hall, 910 S. Friendswood Drive, Friendswood, Texas, 77546.

Said public hearing will be published in compliance with Section 102.0065(c) of the LGC, in the Reporter News "not earlier than the 30th or later than the 10th day before the date of the hearing."

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

The Public Hearing gives City Council an opportunity to receive comments from the public regarding the proposed budget.

RECOMMENDATIONS

Staff recommends approving the date, time and place for the 2024 public hearing on the budget.

ATTACHMENTS

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/24/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Receive the 2024 appraisal rolls by the Galveston Central Appraisal District and the Harris County Appraisal District, the anticipated collection rate and the excess debt collections certified by the City's tax collector, and the no-new-revenue and voter-approval tax rates.

Originating Department: Finance

Degree of importance: Significant

SUMMARY / ORIGINATING CAUSE

2024 Appraisal Rolls

The 2024 Galveston Central Appraisal Roll estimate was completed on July 19, 2024, and provided to the City of Friendswood on July 23, 2024. In accordance with Section 26.04 (b) of the Texas Property Tax Code, the following values are submitted:

Total Appraised Value \$6,731,936,423

Total Taxable Value* \$4,895,276,888

Total Assessed Value \$6,261,911,590

*Over age 65 tax ceilings included

The 2024 Harris County Appraisal Roll estimate was completed on July 25, 2024, and provided to the City of Friendswood on July 25, 2024. In accordance with Section 26.04(b) of the Texas Property Tax Code, the following values are submitted:

Total Appraised Value \$1,323,339,198

Total Taxable Value* \$1,052,832,466

Total Assessed Value \$1,146,787,813

*Over age 65 tax ceilings included

Anticipated Collection Rate

Pursuant to Section 26.04(b), the City's tax collector has certified that the anticipated collection rate for the current year is 99.45%.

Excess Debt Collections

Pursuant to Section 26.04(b), the City's tax collector has certified that the amount of excess debt collections for the 2023 tax year is \$66,177.

No-New-Revenue and Voter-Approved Tax Rates

Pursuant to Section 26.04(e), the Director of Finance submits the following tax rates per \$100 valuation:

No-New-Revenue Tax \$0.495117
Rate
Voter-Approval Tax Rate \$0.571804
(including prior years
unused increment)

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

Receipt of the certified roll and estimated certified roll from the appraisal districts is in compliance of State of Texas Truth In Taxation guidelines.

RECOMMENDATIONS

None at this time

ATTACHMENTS

1. GCAD - 7.23.2024
2. HCAD - 7.25.2024
3. 2024 Friendswood TNT Calculation Worksheets 7.30.24

2024 PRELIMINARY TOTALS

C37 - FRIENDSWOOD CITY
Not Under ARB Review Totals

Property Count: 13,006

7/19/2024 11:17:46AM

Land		Value			
Homesite:		631,679,115			
Non Homesite:		411,682,442			
Ag Market:		35,524,300			
Timber Market:		0	Total Land	(+)	1,078,885,857
Improvement		Value			
Homesite:		4,182,993,099			
Non Homesite:		1,012,948,082	Total Improvements	(+)	5,195,941,181
Non Real		Count	Value		
Personal Property:	1,169		123,068,940		
Mineral Property:	155		3,286,401		
Autos:	0		0	Total Non Real	(+)
				Market Value	=
					126,355,341
					6,401,182,379
Ag		Non Exempt	Exempt		
Total Productivity Market:	35,524,300		0		
Ag Use:	78,310		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	35,445,990		0		6,365,736,389
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	1,324,601,706
				Net Taxable	=
					4,623,941,828

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	40,492,941	29,336,129	91,040.92	92,140.49	106		
DPS	4,257,614	3,406,090	8,933.75	8,933.75	10		
OV65	1,329,935,049	979,493,639	3,336,220.03	3,360,369.46	2,812		
Total	1,374,685,604	1,012,235,858	3,436,194.70	3,461,443.70	2,928	Freeze Taxable	(-)
Tax Rate	0.5007280						1,012,235,858
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	7,143,571	5,590,512	4,030,481	1,560,031	10		
Total	7,143,571	5,590,512	4,030,481	1,560,031	10	Transfer Adjustment	(-)
						Freeze Adjusted Taxable	=
							3,610,145,939

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
21,513,206.26 = 3,610,145,939 * (0.5007280 / 100) + 3,436,194.70

Certified Estimate of Market Value: 6,401,182,379
Certified Estimate of Taxable Value: 4,623,941,828

Tax Increment Finance Value: 0
Tax Increment Finance Levy: 0.00

2024 PRELIMINARY TOTALSC37 - FRIENDSWOOD CITY
Not Under ARB Review Totals

Property Count: 13,006

7/19/2024

11:17:47AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	114	2,733,240	0	2,733,240
DPS	10	0	0	0
DSTR	1	75,950	0	75,950
DV1	43	0	361,080	361,080
DV2	28	0	255,000	255,000
DV2S	1	0	7,500	7,500
DV3	46	0	486,000	486,000
DV3S	2	0	20,000	20,000
DV4	69	0	822,000	822,000
DV4S	3	0	36,000	36,000
DVHS	137	0	73,752,580	73,752,580
DVHSS	9	0	4,028,228	4,028,228
EX-XG	2	0	557,320	557,320
EX-XJ	1	0	25,500	25,500
EX-XU	2	0	195,930	195,930
EX-XV	644	0	295,456,187	295,456,187
EX-XV (Prorated)	5	0	829,853	829,853
EX366	326	0	266,308	266,308
HS	8,428	870,783,339	0	870,783,339
OV65	3,002	73,518,531	0	73,518,531
OV65S	10	250,000	0	250,000
SO	4	141,160	0	141,160
Totals		947,502,220	377,099,486	1,324,601,706

2024 PRELIMINARY TOTALSC37 - FRIENDSWOOD CITY
Under ARB Review Totals

Property Count: 500

7/19/2024

11:17:47AM

Land		Value			
Homesite:		31,895,987			
Non Homesite:		35,466,236			
Ag Market:		9,836,570			
Timber Market:		0	Total Land	(+)	77,198,793
Improvement		Value			
Homesite:		199,842,173			
Non Homesite:		96,019,428	Total Improvements	(+)	295,861,601
Non Real		Count	Value		
Personal Property:	11		2,961,150		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
				Market Value	=
					2,961,150
					376,021,544
Ag		Non Exempt	Exempt		
Total Productivity Market:	9,836,570		0		
Ag Use:	15,060		0	Productivity Loss	(-)
Timber Use:	0		0	Appraised Value	=
Productivity Loss:	9,821,510		0		366,200,034
				Homestead Cap	(-)
				23.231 Cap	(-)
				Assessed Value	=
					313,368,056
				Total Exemptions Amount	(-)
				(Breakdown on Next Page)	42,032,996
				Net Taxable	=
					271,335,060

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	960,456	683,365	2,017.12	2,017.12	3		
DPS	532,400	420,920	935.91	935.91	1		
OV65	36,033,324	27,302,160	99,889.13	99,889.13	61		
Total	37,526,180	28,406,445	102,842.16	102,842.16	65	Freeze Taxable	(-)
Tax Rate	0.5007280						28,406,445
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	447,050	332,640	169,238	163,402	1		
Total	447,050	332,640	169,238	163,402	1	Transfer Adjustment	(-)
						Freeze Adjusted Taxable	=
							242,765,213

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
1,318,435.56 = 242,765,213 * (0.5007280 / 100) + 102,842.16

Certified Estimate of Market Value: 271,655,855
Certified Estimate of Taxable Value: 225,308,898
Tax Increment Finance Value: 0
Tax Increment Finance Levy: 0.00

2024 PRELIMINARY TOTALS

Property Count: 500

C37 - FRIENDSWOOD CITY
Under ARB Review Totals

7/19/2024

11:17:47AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	3	75,000	0	75,000
DPS	1	0	0	0
DV1	3	0	22,000	22,000
DV3	5	0	50,000	50,000
DV4	3	0	36,000	36,000
EX366	1	0	320	320
HS	334	40,187,176	0	40,187,176
OV65	67	1,662,500	0	1,662,500
Totals		41,924,676	108,320	42,032,996

2024 PRELIMINARY TOTALS

C37 - FRIENDSWOOD CITY

Property Count: 13,506

Grand Totals

7/19/2024

11:17:47AM

Land		Value			
Homesite:		663,575,102			
Non Homesite:		447,148,678			
Ag Market:		45,360,870			
Timber Market:		0	Total Land	(+)	1,156,084,650
Improvement		Value			
Homesite:		4,382,835,272			
Non Homesite:		1,108,967,510	Total Improvements	(+)	5,491,802,782
Non Real		Count	Value		
Personal Property:	1,180		126,030,090		
Mineral Property:	155		3,286,401		
Autos:	0		0	Total Non Real	(+)
				Market Value	= 129,316,491
					= 6,777,203,923
Ag		Non Exempt	Exempt		
Total Productivity Market:	45,360,870		0		
Ag Use:	93,370		0	Productivity Loss	(-) 45,267,500
Timber Use:	0		0	Appraised Value	= 6,731,936,423
Productivity Loss:	45,267,500		0		
				Homestead Cap	(-) 406,097,985
				23.231 Cap	(-) 63,926,848
				Assessed Value	= 6,261,911,590
				Total Exemptions Amount	(-) 1,366,634,702
				(Breakdown on Next Page)	
				Net Taxable	= 4,895,276,888

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	41,453,397	30,019,494	93,058.04	94,157.61	109		
DPS	4,790,014	3,827,010	9,869.66	9,869.66	11		
OV65	1,365,968,373	1,006,795,799	3,436,109.16	3,460,258.59	2,873		
Total	1,412,211,784	1,040,642,303	3,539,036.86	3,564,285.86	2,993	Freeze Taxable	(-) 1,040,642,303
Tax Rate	0.5007280						
Transfer	Assessed	Taxable	Post % Taxable	Adjustment	Count		
OV65	7,590,621	5,923,152	4,199,719	1,723,433	11		
Total	7,590,621	5,923,152	4,199,719	1,723,433	11	Transfer Adjustment	(-) 1,723,433
						Freeze Adjusted Taxable	= 3,852,911,152

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
22,831,641.81 = 3,852,911,152 * (0.5007280 / 100) + 3,539,036.86

Certified Estimate of Market Value: 6,672,838,234
Certified Estimate of Taxable Value: 4,849,250,726

Tax Increment Finance Value: 0
Tax Increment Finance Levy: 0.00

2024 PRELIMINARY TOTALS

C37 - FRIENDSWOOD CITY

Property Count: 13,506

Grand Totals

7/19/2024

11:17:47AM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	117	2,808,240	0	2,808,240
DPS	11	0	0	0
DSTR	1	75,950	0	75,950
DV1	46	0	383,080	383,080
DV2	28	0	255,000	255,000
DV2S	1	0	7,500	7,500
DV3	51	0	536,000	536,000
DV3S	2	0	20,000	20,000
DV4	72	0	858,000	858,000
DV4S	3	0	36,000	36,000
DVHS	137	0	73,752,580	73,752,580
DVHSS	9	0	4,028,228	4,028,228
EX-XG	2	0	557,320	557,320
EX-XJ	1	0	25,500	25,500
EX-XU	2	0	195,930	195,930
EX-XV	644	0	295,456,187	295,456,187
EX-XV (Prorated)	5	0	829,853	829,853
EX366	327	0	266,628	266,628
HS	8,762	910,970,515	0	910,970,515
OV65	3,069	75,181,031	0	75,181,031
OV65S	10	250,000	0	250,000
SO	4	141,160	0	141,160
Totals		989,426,896	377,207,806	1,366,634,702

2024 PRELIMINARY TOTALSC37 - FRIENDSWOOD CITY
Not Under ARB Review Totals

Property Count: 13,006

7/19/2024 11:17:47AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	9,800	4,537.5755	\$72,024,130	\$5,394,714,538	\$3,997,589,633
B	MULTIFAMILY RESIDENCE	27	49.0095	\$6,750,000	\$69,881,533	\$66,513,036
C1	VACANT LOTS AND LAND TRACTS	725	940.2112	\$0	\$59,841,584	\$54,524,717
D1	QUALIFIED OPEN-SPACE LAND	48	719.6176	\$0	\$35,524,300	\$78,310
E	RURAL LAND, NON QUALIFIED OPE	130	1,069.3216	\$154,560	\$57,429,335	\$43,691,959
F1	COMMERCIAL REAL PROPERTY	268	312.2230	\$5,926,100	\$347,811,094	\$329,549,906
F2	INDUSTRIAL AND MANUFACTURIN	2	10.2100	\$0	\$1,974,890	\$1,974,890
G1	OIL AND GAS	74		\$0	\$3,260,124	\$3,125,747
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$6,655,260	\$6,655,260
J3	ELECTRIC COMPANY (INCLUDING C	3		\$0	\$32,453,370	\$32,453,370
J4	TELEPHONE COMPANY (INCLUDI	10	1.0674	\$0	\$4,738,690	\$4,738,690
J6	PIPELAND COMPANY	58		\$0	\$7,797,940	\$7,797,940
J7	CABLE TELEVISION COMPANY	6		\$0	\$7,624,400	\$7,624,400
L1	COMMERCIAL PERSONAL PROPE	805		\$0	\$61,657,170	\$61,516,010
L2	INDUSTRIAL AND MANUFACTURIN	26		\$0	\$2,033,730	\$2,033,730
M1	TANGIBLE OTHER PERSONAL, MOB	76		\$0	\$633,512	\$503,968
O	RESIDENTIAL INVENTORY	48	9.9893	\$0	\$3,457,949	\$3,446,152
S	SPECIAL INVENTORY TAX	2		\$0	\$124,110	\$124,110
X	TOTALLY EXEMPT PROPERTY	980	719,327.8454	\$13,435,210	\$303,568,850	\$0
Totals			726,977.0705	\$98,290,000	\$6,401,182,379	\$4,623,941,828

2024 PRELIMINARY TOTALSC37 - FRIENDSWOOD CITY
Under ARB Review Totals

Property Count: 500

7/19/2024 11:17:47AM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	402	212.4196	\$3,189,260	\$248,908,744	\$179,713,750
B	MULTIFAMILY RESIDENCE	1		\$0	\$11,107,200	\$11,107,200
C1	VACANT LOTS AND LAND TRACTS	7	10.4402	\$0	\$3,169,670	\$1,767,786
D1	QUALIFIED OPEN-SPACE LAND	7	154.5473	\$0	\$9,836,570	\$15,060
E	RURAL LAND, NON QUALIFIED OPE	15	61.0998	\$1,497,510	\$16,542,010	\$10,135,724
F1	COMMERCIAL REAL PROPERTY	67	26.2303	\$1,544,180	\$83,423,460	\$65,561,970
F2	INDUSTRIAL AND MANUFACTURIN	1	0.6354	\$0	\$69,200	\$69,200
L1	COMMERCIAL PERSONAL PROPE	10		\$0	\$2,960,830	\$2,960,830
M1	TANGIBLE OTHER PERSONAL, MOB	1		\$0	\$3,540	\$3,540
X	TOTALLY EXEMPT PROPERTY	1		\$0	\$320	\$0
Totals			465.3726	\$6,230,950	\$376,021,544	\$271,335,060

2024 PRELIMINARY TOTALS

C37 - FRIENDSWOOD CITY

Property Count: 13,506

Grand Totals

7/19/2024 11:17:47AM

State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	10,202	4,749.9951	\$75,213,390	\$5,643,623,282	\$4,177,303,383
B	MULTIFAMILY RESIDENCE	28	49.0095	\$6,750,000	\$80,988,733	\$77,620,236
C1	VACANT LOTS AND LAND TRACTS	732	950.6514	\$0	\$63,011,254	\$56,292,503
D1	QUALIFIED OPEN-SPACE LAND	55	874.1649	\$0	\$45,360,870	\$93,370
E	RURAL LAND, NON QUALIFIED OPE	145	1,130.4214	\$1,652,070	\$73,971,345	\$53,827,683
F1	COMMERCIAL REAL PROPERTY	335	338.4533	\$7,470,280	\$431,234,554	\$395,111,876
F2	INDUSTRIAL AND MANUFACTURIN	3	10.8454	\$0	\$2,044,090	\$2,044,090
G1	OIL AND GAS	74		\$0	\$3,260,124	\$3,125,747
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$6,655,260	\$6,655,260
J3	ELECTRIC COMPANY (INCLUDING C	3		\$0	\$32,453,370	\$32,453,370
J4	TELEPHONE COMPANY (INCLUDI	10	1.0674	\$0	\$4,738,690	\$4,738,690
J6	PIPELAND COMPANY	58		\$0	\$7,797,940	\$7,797,940
J7	CABLE TELEVISION COMPANY	6		\$0	\$7,624,400	\$7,624,400
L1	COMMERCIAL PERSONAL PROPE	815		\$0	\$64,618,000	\$64,476,840
L2	INDUSTRIAL AND MANUFACTURIN	26		\$0	\$2,033,730	\$2,033,730
M1	TANGIBLE OTHER PERSONAL, MOB	77		\$0	\$637,052	\$507,508
O	RESIDENTIAL INVENTORY	48	9.9893	\$0	\$3,457,949	\$3,446,152
S	SPECIAL INVENTORY TAX	2		\$0	\$124,110	\$124,110
X	TOTALLY EXEMPT PROPERTY	981	719,327.8454	\$13,435,210	\$303,569,170	\$0
Totals			727,442.4431	\$104,520,950	\$6,777,203,923	\$4,895,276,888

2024 PRELIMINARY TOTALS

C37 - FRIENDSWOOD CITY

Property Count: 13,006

Not Under ARB Review Totals

7/19/2024 11:17:47AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	9,698	4,534.1580	\$72,024,130	\$5,376,419,132	\$3,983,979,164
A2	REAL, RESIDENTIAL, MOBILE HOME	4	0.3581	\$0	\$110,729	\$104,002
A3	REAL, RESIDENTIAL, CONDOMINIUM	100	3.0594	\$0	\$18,184,677	\$13,506,467
B1	APARTMENTS	11	44.4258	\$6,750,000	\$64,894,380	\$62,582,508
B2	DUPLEXES	16	4.5837	\$0	\$4,987,153	\$3,930,528
C1	VACANT LOT	725	940.2112	\$0	\$59,841,584	\$54,524,717
D1	QUALIFIED AG LAND	48	719.6176	\$0	\$35,524,300	\$78,310
E1	FARM OR RANCH IMPROVEMENT	130	1,069.3216	\$154,560	\$57,429,335	\$43,691,959
F1	COMMERCIAL REAL PROPERTY	267	309.0330	\$5,926,100	\$347,810,774	\$329,549,586
F2	INDUSTRIAL REAL PROPERTY	2	10.2100	\$0	\$1,974,890	\$1,974,890
G1	OIL AND GAS	74		\$0	\$3,260,124	\$3,125,747
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$6,655,260	\$6,655,260
J3	ELECTRIC COMPANY	3		\$0	\$32,453,370	\$32,453,370
J4	TELEPHONE COMPANY	10	1.0674	\$0	\$4,738,690	\$4,738,690
J6	PIPELINE COMPANY	58		\$0	\$7,797,940	\$7,797,940
J7	CABLE TELEVISION COMPANY	6		\$0	\$7,624,400	\$7,624,400
L1	COMMERCIAL PERSONAL PROPER	805		\$0	\$61,657,170	\$61,516,010
L2	INDUSTRIAL PERSONAL PROPERTY	26		\$0	\$2,033,730	\$2,033,730
M1	MOBILE HOMES	72		\$0	\$597,230	\$481,096
M4	M4	4		\$0	\$36,282	\$22,872
O1	RESIDENTIAL INVENTORY VACANT L	47	9.9893	\$0	\$3,449,949	\$3,439,752
O2	RESIDENTIAL INVENTORY IMPROVE	1		\$0	\$8,000	\$6,400
S	SPECIAL INVENTORY	2		\$0	\$124,110	\$124,110
X		980	719,327.8454	\$13,435,210	\$303,568,850	\$0
XV	COMMERCIAL REAL EXEMPT	1	3.1900	\$0	\$320	\$320
Totals			726,977.0705	\$98,290,000	\$6,401,182,379	\$4,623,941,828

2024 PRELIMINARY TOTALSC37 - FRIENDSWOOD CITY
Under ARB Review Totals

Property Count: 500

7/19/2024 11:17:47AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	399	212.3392	\$3,189,260	\$248,324,224	\$179,225,966
A3	REAL, RESIDENTIAL, CONDOMINIUM	3	0.0804	\$0	\$584,520	\$487,784
B1	APARTMENTS	1		\$0	\$11,107,200	\$11,107,200
C1	VACANT LOT	7	10.4402	\$0	\$3,169,670	\$1,767,786
D1	QUALIFIED AG LAND	7	154.5473	\$0	\$9,836,570	\$15,060
E1	FARM OR RANCH IMPROVEMENT	15	61.0998	\$1,497,510	\$16,542,010	\$10,135,724
F1	COMMERCIAL REAL PROPERTY	67	26.2303	\$1,544,180	\$83,423,460	\$65,561,970
F2	INDUSTRIAL REAL PROPERTY	1	0.6354	\$0	\$69,200	\$69,200
L1	COMMERCIAL PERSONAL PROPER	10		\$0	\$2,960,830	\$2,960,830
M1	MOBILE HOMES	1		\$0	\$3,540	\$3,540
X		1		\$0	\$320	\$0
Totals			465.3726	\$6,230,950	\$376,021,544	\$271,335,060

2024 PRELIMINARY TOTALS

C37 - FRIENDSWOOD CITY

Property Count: 13,506

Grand Totals

7/19/2024 11:17:47AM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL, RESIDENTIAL, SINGLE-FAMIL	10,097	4,746.4972	\$75,213,390	\$5,624,743,356	\$4,163,205,130
A2	REAL, RESIDENTIAL, MOBILE HOME	4	0.3581	\$0	\$110,729	\$104,002
A3	REAL, RESIDENTIAL, CONDOMINIUM	103	3.1398	\$0	\$18,769,197	\$13,994,251
B1	APARTMENTS	12	44.4258	\$6,750,000	\$76,001,580	\$73,689,708
B2	DUPLEXES	16	4.5837	\$0	\$4,987,153	\$3,930,528
C1	VACANT LOT	732	950.6514	\$0	\$63,011,254	\$56,292,503
D1	QUALIFIED AG LAND	55	874.1649	\$0	\$45,360,870	\$93,370
E1	FARM OR RANCH IMPROVEMENT	145	1,130.4214	\$1,652,070	\$73,971,345	\$53,827,683
F1	COMMERCIAL REAL PROPERTY	334	335.2633	\$7,470,280	\$431,234,234	\$395,111,556
F2	INDUSTRIAL REAL PROPERTY	3	10.8454	\$0	\$2,044,090	\$2,044,090
G1	OIL AND GAS	74		\$0	\$3,260,124	\$3,125,747
J2	GAS DISTRIBUTION SYSTEM	1		\$0	\$6,655,260	\$6,655,260
J3	ELECTRIC COMPANY	3		\$0	\$32,453,370	\$32,453,370
J4	TELEPHONE COMPANY	10	1.0674	\$0	\$4,738,690	\$4,738,690
J6	PIPELINE COMPANY	58		\$0	\$7,797,940	\$7,797,940
J7	CABLE TELEVISION COMPANY	6		\$0	\$7,624,400	\$7,624,400
L1	COMMERCIAL PERSONAL PROPER	815		\$0	\$64,618,000	\$64,476,840
L2	INDUSTRIAL PERSONAL PROPERTY	26		\$0	\$2,033,730	\$2,033,730
M1	MOBILE HOMES	73		\$0	\$600,770	\$484,636
M4	M4	4		\$0	\$36,282	\$22,872
O1	RESIDENTIAL INVENTORY VACANT L	47	9.9893	\$0	\$3,449,949	\$3,439,752
O2	RESIDENTIAL INVENTORY IMPROVE	1		\$0	\$8,000	\$6,400
S	SPECIAL INVENTORY	2		\$0	\$124,110	\$124,110
X		981	719,327.8454	\$13,435,210	\$303,569,170	\$0
XV	COMMERCIAL REAL EXEMPT	1	3.1900	\$0	\$320	\$320
Totals		727,442.4431		\$104,520,950	\$6,777,203,923	\$4,895,276,888

2024 PRELIMINARY TOTALS

C37 - FRIENDSWOOD CITY

Property Count: 13,506

Effective Rate Assumption

7/19/2024

11:17:47AM

New Value

TOTAL NEW VALUE MARKET:	\$104,520,950
TOTAL NEW VALUE TAXABLE:	\$80,370,289

New Exemptions

Exemption	Description	Count		
EX-XV	Other Exemptions (including public property, r	8	2023 Market Value	\$1,117,280
EX366	HB366 Exempt	55	2023 Market Value	\$52,260

ABSOLUTE EXEMPTIONS VALUE LOSS	\$1,169,540
---------------------------------------	--------------------

Exemption	Description	Count	Exemption Amount
DV1	Disabled Veterans 10% - 29%	6	\$44,000
DV2	Disabled Veterans 30% - 49%	1	\$7,500
DV3	Disabled Veterans 50% - 69%	10	\$106,000
DV3S	Disabled Veterans Surviving Spouse 50% - 69%	1	\$10,000
DV4	Disabled Veterans 70% - 100%	20	\$240,000
DVHS	Disabled Veteran Homestead	8	\$3,219,673
HS	Homestead	224	\$25,788,284
OV65	Over 65	188	\$4,600,000
PARTIAL EXEMPTIONS VALUE LOSS		458	\$34,015,457
NEW EXEMPTIONS VALUE LOSS			\$35,184,997

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
-----------	-------------	-------	----------------------------

INCREASED EXEMPTIONS VALUE LOSS	
--	--

TOTAL EXEMPTIONS VALUE LOSS	\$35,184,997
------------------------------------	---------------------

New Ag / Timber Exemptions

2023 Market Value	\$106,369	Count: 1
2024 Ag/Timber Use	\$280	
NEW AG / TIMBER VALUE LOSS	\$106,089	

New Annexations**New Deannexations****Average Homestead Value**

Category A and E

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
8,730	\$577,438	\$150,754	\$426,684

Category A Only

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
8,717	\$577,066	\$150,437	\$426,629

2024 PRELIMINARY TOTALS
C37 - FRIENDSWOOD CITY
Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
500	\$376,021,544.00	\$225,308,898



Harris Central Appraisal District

13013 Northwest Freeway
Houston TX 77040
Telephone: (713) 812-5800

P.O. Box 920975
Houston TX 77292-0975
Information Center: (713) 957-7800



Office of Chief Appraiser

July 25, 2024

Honorable Mike Foreman
Mayor
City of Friendswood
910 South Friendswood Drive
Friendswood, TX 77546-4856

Re: 2024 Sec. 26.01(a-1) Estimate
City of Friendswood

Dear Mayor Foreman:

As required by Texas Tax Code Sec. 26.01(a-1), we have prepared an estimate of taxable value for the above taxing jurisdiction for 2024.

While we have taken our best estimate of potential hearing loss into account, 2024 protests are still being received and formal hearings held during the next several months may cause further value reductions. Also, if fewer protests are filed, your value could possibly increase.

Your final taxable value will also be impacted by late-filed exemption applications, late applications for productivity valuation, correction motions under Tax Code Sec. 25.25, immediate residential homestead exemptions granted pursuant to Tax Code Sec. 11.42(f), and possible post-ARB appeals through binding arbitration, appeals to district court, or appeals to the State Office of Administrative Hearings.

Given these limitations, the estimated 2024 taxable value for the taxing unit identified above is:

\$1,052,832,466

The enclosed worksheet also provides additional estimated values that may be useful in your tax rate calculations.

Please do not hesitate to contact your HCAD jurisdiction coordinator or my office if you have questions regarding this estimate or other matters affecting appraisal district operations.

Sincerely,

Roland Altinger
Chief Appraiser

Board of Directors

Martina Lemond Dixon, Chairman
Jim Robinson, Secretary
Jonathan Cowen, Assistant Secretary
Ann Harris Bennett, Director, Tax Assessor-Collector
Mike Sullivan, Director
Cassandra Auzenne Bandy, Director
Grace Rodriguez, Director
Kathy Blueford-Daniels, Director
Kyle Scott, Director
Ericka McCutcheon, Director

Chief Appraiser

Roland Altinger

Deputy Chief Appraiser

Jason Cunningham

Taxpayer Liaison Officer

Teresa S. Terry

HARRIS CENTRAL APPRAISAL DISTRICT
UNCERTIFIED ROLL SUMMARY
OTHER ACCOUNTS
UNCERTIFIED ROLL

PROPERTY USE CATEGORY		UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE (WITH HEARING LOSS)
A1	Real, Residential, Single-Family	2,792	918,567,138	896,723,498	896,652,538	721,008,011
A2	Real, Residential, Mobile Homes	0	0	0	0	0
B1	Real, Residential, Multi-Family	2	39,458,521	39,458,521	39,458,521	39,458,521
B2	Real, Residential, Two-Family	0	0	0	0	0
B3	Real, Residential, Three-Family	0	0	0	0	0
B4	Real, Residential, Four- or More-Family	0	0	0	0	0
C1	Real, Vacant Lots/Tracts	73	2,657,894	636,179	636,179	633,032
C2	Real, Vacant Commercial	34	7,073,830	6,497,723	6,497,723	6,497,723
C3	Real, Vacant	2	506,462	492,068	492,068	492,068
D1	Real, Qualified Agricultural Land	0	0	0	0	0
D2	Real, Unqualified Agricultural Land	14	843,155	487,981	487,981	487,981
E1	Real, Farm & Ranch Improved	0	0	0	0	0
F1	Real, Commercial	93	63,249,474	62,019,435	62,019,435	62,019,435
F2	Real, Industrial	1	6,853,540	6,853,540	6,853,540	0
G1	Oil and Mineral Gas Reserves	0	0	0	0	0
G2	Real Property Other Mineral Reserves	0	0	0	0	0
H1	Tangible, Vehicles	0	0	0	0	0
H2	Tangible, Goods In Transit	0	0	0	0	0
I1	Real, Banks	0	0	0	0	0
J1	Real & Tangible Personal, Utility Water	0	0	0	0	0

HARRIS CENTRAL APPRAISAL DISTRICT
UNCERTIFIED ROLL SUMMARY
OTHER ACCOUNTS
UNCERTIFIED ROLL

PROPERTY USE CATEGORY		UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE (WITH HEARING LOSS)
J2	Gas Companies	1	1,843,560	1,843,560	1,843,560	1,843,560
J3	Electric Companies	6	532,919	532,919	532,919	532,919
J4	Telephone Companies	2	620,680	620,680	620,680	620,680
J5	Railroads	0	0	0	0	0
J6	Pipelines	18	1,831,343	1,831,343	1,831,343	1,831,343
J7	Major Cable Television Systems	0	0	0	0	0
L1	Tangible, Commercial	171	15,895,700	15,895,700	15,551,772	12,723,918
L2	Tangible, Industrial	5	487,459	487,459	486,409	486,409
M1	Tangible, Nonbusiness Watercraft	0	0	0	0	0
M2	Tangible, Nonbusiness Aircraft	0	0	0	0	0
M3	Tangible, Mobile Homes	1	18,403	18,403	18,403	18,403
M4	Tangible, Miscellaneous	0	0	0	0	0
N1	Intangibles	0	0	0	0	0
O1	Inventory	0	0	0	0	0
O2	Inventory	0	0	0	0	0
S1	Dealer Inventory	1	22,047	22,047	22,047	22,047
U0	Unknown	0	0	0	0	0
XA	Public Property for Housing Indigent Persons	0	0	0	0	0
XB	Income Producing Personal Property (<\$2500)	0	0	0	0	0
XC	Mineral Interest (<\$500)	0	0	0	0	0

HARRIS CENTRAL APPRAISAL DISTRICT
UNCERTIFIED ROLL SUMMARY
OTHER ACCOUNTS
UNCERTIFIED ROLL

PROPERTY USE CATEGORY	UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE (WITH HEARING LOSS)
XD Improving Property for Housing w/ Volunteer Labor	0	0	0	0	0
XE Community Housing Development Organizations	1	13,995,874	13,995,874	13,995,874	0
XF Assisting Ambulatory Health Care Centers	0	0	0	0	0
XG Primarily Performing Charitable Functions	0	0	0	0	0
XH Developing Model Colonia Subdivisions	0	0	0	0	0
XI Youth Spiritual, Mental and Physical Development	0	0	0	0	0
XJ Private Schools	1	2,248,564	2,248,564	2,248,564	0
XL Economic Development Services to Local Community	0	0	0	0	0
XM Marine Cargo Containers	0	0	0	0	0
XN Motor Vehicles Leased for Personal Use	0	0	0	0	0
XO Motor Vehicles (Income Production & Personal Use)	0	0	0	0	0
XP Offshore Drilling Equipment Not In Use	0	0	0	0	0
XQ Intracoastal Waterway Dredge Disposal Site	0	0	0	0	0
XR Nonprofit Water or Wastewater Corporations	0	0	0	0	0
XS Raw Cocoa and Green Coffee Held in Harris County	0	0	0	0	0
XT Limitation on Taxes in Certain Municipalities	0	0	0	0	0
XU Miscellaneous Exemptions	0	0	0	0	0
XV Other Exempt (Incl Public, Religious, Charitable)	78	50,209,455	50,209,455	50,209,455	0
TOTAL UNCERTIFIED	3,296	\$1,126,916,018	\$1,100,874,949	\$1,100,459,011	\$848,676,050

HARRIS CENTRAL APPRAISAL DISTRICT
UNCERTIFIED ROLL SUMMARY
ACCOUNTS ON PTS
UNCERTIFIED ROLL

PROPERTY USE CATEGORY	UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE (WITH HEARING LOSS)
A1 Real, Residential, Single-Family	26	9,482,123	9,208,262	9,152,364	7,966,489
A2 Real, Residential, Mobile Homes	0	0	0	0	0
B1 Real, Residential, Multi-Family	1	4,917,566	4,620,000	4,620,000	4,620,000
B2 Real, Residential, Two-Family	0	0	0	0	0
B3 Real, Residential, Three-Family	0	0	0	0	0
B4 Real, Residential, Four- or More-Family	0	0	0	0	0
C1 Real, Vacant Lots/Tracts	8	166,898	47,640	41,854	41,854
C2 Real, Vacant Commercial	2	2,076,401	148,647	148,520	148,520
C3 Real, Vacant	0	0	0	0	0
D1 Real, Qualified Agricultural Land	0	0	0	0	0
D2 Real, Unqualified Agricultural Land	1	1,696,945	12,069	12,069	12,069
E1 Real, Farm & Ranch Improved	0	0	0	0	0
F1 Real, Commercial	10	1,438,687	1,438,687	1,438,687	856,168
F2 Real, Industrial	1	19,578	10,971	3,708	3,708
G1 Oil and Mineral Gas Reserves	459	30,867,066	30,867,066	30,617,964	30,616,524
G2 Real Property Other Mineral Reserves	0	0	0	0	0
H1 Tangible, Vehicles	0	0	0	0	0
H2 Tangible, Goods In Transit	0	0	0	0	0
I1 Real, Banks	0	0	0	0	0
J1 Real & Tangible Personal, Utility Water	0	0	0	0	0

HARRIS CENTRAL APPRAISAL DISTRICT
UNCERTIFIED ROLL SUMMARY
ACCOUNTS ON PTS
UNCERTIFIED ROLL

PROPERTY USE CATEGORY	UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE (WITH HEARING LOSS)
J2 Gas Companies	0	0	0	0	0
J3 Electric Companies	2	6,210,140	6,210,140	6,210,140	6,210,140
J4 Telephone Companies	0	0	0	0	0
J5 Railroads	0	0	0	0	0
J6 Pipelines	0	0	0	0	0
J7 Major Cable Television Systems	0	0	0	0	0
L1 Tangible, Commercial	51	1,026,963	1,026,963	1,019,306	977,592
L2 Tangible, Industrial	0	0	0	0	0
M1 Tangible, Nonbusiness Watercraft	0	0	0	0	0
M2 Tangible, Nonbusiness Aircraft	0	0	0	0	0
M3 Tangible, Mobile Homes	0	0	0	0	0
M4 Tangible, Miscellaneous	0	0	0	0	0
N1 Intangibles	0	0	0	0	0
O1 Inventory	0	0	0	0	0
O2 Inventory	0	0	0	0	0
S1 Dealer Inventory	0	0	0	0	0
U0 Unknown	0	0	0	0	0
XA Public Property for Housing Indigent Persons	0	0	0	0	0
XB Income Producing Personal Property (<\$2500)	0	0	0	0	0
XC Mineral Interest (<\$500)	0	0	0	0	0

HARRIS CENTRAL APPRAISAL DISTRICT
UNCERTIFIED ROLL SUMMARY
ACCOUNTS ON PTS
UNCERTIFIED ROLL

PROPERTY USE CATEGORY	UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE (WITH HEARING LOSS)
XD Improving Property for Housing w/ Volunteer Labor	0	0	0	0	0
XE Community Housing Development Organizations	0	0	0	0	0
XF Assisting Ambulatory Health Care Centers	0	0	0	0	0
XG Primarily Performing Charitable Functions	0	0	0	0	0
XH Developing Model Colonia Subdivisions	0	0	0	0	0
XI Youth Spiritual, Mental and Physical Development	0	0	0	0	0
XJ Private Schools	0	0	0	0	0
XL Economic Development Services to Local Community	0	0	0	0	0
XM Marine Cargo Containers	0	0	0	0	0
XN Motor Vehicles Leased for Personal Use	0	0	0	0	0
XO Motor Vehicles (Income Production & Personal Use)	0	0	0	0	0
XP Offshore Drilling Equipment Not In Use	0	0	0	0	0
XQ Intracoastal Waterway Dredge Disposal Site	0	0	0	0	0
XR Nonprofit Water or Wastewater Corporations	0	0	0	0	0
XS Raw Cocoa and Green Coffee Held in Harris County	0	0	0	0	0
XT Limitation on Taxes in Certain Municipalities	0	0	0	0	0
XU Miscellaneous Exemptions	0	0	0	0	0
XV Other Exempt (Incl Public, Religious, Charitable)	5	490,672	406,605	406,605	277,913
TOTAL UNCERTIFIED	566	\$58,393,039	\$53,997,050	\$53,671,217	\$51,730,977

HARRIS CENTRAL APPRAISAL DISTRICT
UNCERTIFIED ROLL SUMMARY
ACCOUNTS ON HTS
UNCERTIFIED ROLL

PROPERTY USE CATEGORY	UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE (WITH HEARING LOSS)
A1 Real, Residential, Single-Family	279	81,880,608	79,572,964	76,769,730	67,649,493
A2 Real, Residential, Mobile Homes	0	0	0	0	0
B1 Real, Residential, Multi-Family	3	46,329,208	46,329,208	44,096,350	44,096,350
B2 Real, Residential, Two-Family	0	0	0	0	0
B3 Real, Residential, Three-Family	0	0	0	0	0
B4 Real, Residential, Four- or More-Family	0	0	0	0	0
C1 Real, Vacant Lots/Tracts	8	726,101	674,364	638,821	638,821
C2 Real, Vacant Commercial	6	815,303	800,571	758,366	758,366
C3 Real, Vacant	0	0	0	0	0
D1 Real, Qualified Agricultural Land	7	9,444,318	22,837	19,084	19,084
D2 Real, Unqualified Agricultural Land	0	0	0	0	0
E1 Real, Farm & Ranch Improved	0	0	0	0	0
F1 Real, Commercial	30	40,622,564	40,115,236	38,426,122	38,426,122
F2 Real, Industrial	0	0	0	0	0
G1 Oil and Mineral Gas Reserves	0	0	0	0	0
G2 Real Property Other Mineral Reserves	0	0	0	0	0
H1 Tangible, Vehicles	0	0	0	0	0
H2 Tangible, Goods In Transit	0	0	0	0	0
I1 Real, Banks	0	0	0	0	0
J1 Real & Tangible Personal, Utility Water	0	0	0	0	0

HARRIS CENTRAL APPRAISAL DISTRICT
UNCERTIFIED ROLL SUMMARY
ACCOUNTS ON HTS
UNCERTIFIED ROLL

PROPERTY USE CATEGORY	UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE (WITH HEARING LOSS)
J2 Gas Companies	0	0	0	0	0
J3 Electric Companies	0	0	0	0	0
J4 Telephone Companies	1	274,200	274,200	251,571	251,571
J5 Railroads	0	0	0	0	0
J6 Pipelines	5	154,830	154,830	118,840	118,840
J7 Major Cable Television Systems	0	0	0	0	0
L1 Tangible, Commercial	8	316,760	316,760	285,638	281,274
L2 Tangible, Industrial	1	206,229	206,229	185,518	185,518
M1 Tangible, Nonbusiness Watercraft	0	0	0	0	0
M2 Tangible, Nonbusiness Aircraft	0	0	0	0	0
M3 Tangible, Mobile Homes	0	0	0	0	0
M4 Tangible, Miscellaneous	0	0	0	0	0
N1 Intangibles	0	0	0	0	0
O1 Inventory	0	0	0	0	0
O2 Inventory	0	0	0	0	0
S1 Dealer Inventory	0	0	0	0	0
U0 Unknown	0	0	0	0	0
XA Public Property for Housing Indigent Persons	0	0	0	0	0
XB Income Producing Personal Property (<\$2500)	0	0	0	0	0
XC Mineral Interest (<\$500)	0	0	0	0	0

HARRIS CENTRAL APPRAISAL DISTRICT
UNCERTIFIED ROLL SUMMARY
ACCOUNTS ON HTS
UNCERTIFIED ROLL

PROPERTY USE CATEGORY	UNITS	MARKET	APPRAISED	OWNERS VALUE	ESTIMATED FINAL TAXABLE VALUE (WITH HEARING LOSS)
XD Improving Property for Housing w/ Volunteer Labor	0	0	0	0	0
XE Community Housing Development Organizations	0	0	0	0	0
XF Assisting Ambulatory Health Care Centers	0	0	0	0	0
XG Primarily Performing Charitable Functions	0	0	0	0	0
XH Developing Model Colonia Subdivisions	0	0	0	0	0
XI Youth Spiritual, Mental and Physical Development	0	0	0	0	0
XJ Private Schools	0	0	0	0	0
XL Economic Development Services to Local Community	0	0	0	0	0
XM Marine Cargo Containers	0	0	0	0	0
XN Motor Vehicles Leased for Personal Use	0	0	0	0	0
XO Motor Vehicles (Income Production & Personal Use)	0	0	0	0	0
XP Offshore Drilling Equipment Not In Use	0	0	0	0	0
XQ Intracoastal Waterway Dredge Disposal Site	0	0	0	0	0
XR Nonprofit Water or Wastewater Corporations	0	0	0	0	0
XS Raw Cocoa and Green Coffee Held in Harris County	0	0	0	0	0
XT Limitation on Taxes in Certain Municipalities	0	0	0	0	0
XU Miscellaneous Exemptions	0	0	0	0	0
XV Other Exempt (Incl Public, Religious, Charitable)	0	0	0	0	0
TOTAL UNCERTIFIED	348	\$180,770,121	\$168,467,199	\$161,550,040	\$152,425,439

2024 Tax Rate Calculation Worksheet

Taxing Units Other Than School Districts or Water Districts

Form 50-856

City of Friendswood

(281) 996-6270

Taxing Unit Name

Phone (area code and number)

910 S. Friendswood Drive, Friendswood, Texas 77546

www.friendswood.com

Taxing Unit's Address, City, State, ZIP Code

Taxing Unit's Website Address

GENERAL INFORMATION: Tax Code Section 26.04(c) requires an officer or employee designated by the governing body to calculate the no-new-revenue (NNR) tax rate and voter-approval tax rate for the taxing unit. These tax rates are expressed in dollars per \$100 of taxable value calculated. The calculation process starts after the chief appraiser delivers to the taxing unit the certified appraisal roll and the estimated values of properties under protest. The designated officer or employee shall certify that the officer or employee has accurately calculated the tax rates and used values shown for the certified appraisal roll or certified estimate. The officer or employee submits the rates to the governing body by Aug. 7 or as soon thereafter as practicable.

School districts do not use this form, but instead use Comptroller Form 50-859 *Tax Rate Calculation Worksheet, School District without Chapter 313 Agreements* or Comptroller Form 50-884 *Tax Rate Calculation Worksheet, School District with Chapter 313 Agreements*.

Water districts as defined under Water Code Section 49.001(1) do not use this form, but instead use Comptroller Form 50-858 *Water District Voter-Approval Tax Rate Worksheet for Low Tax Rate and Developing Districts* or Comptroller Form 50-860 *Developed Water District Voter-Approval Tax Rate Worksheet*.

The Comptroller's office provides this worksheet to assist taxing units in determining tax rates. The information provided in this worksheet is offered as technical assistance and not legal advice. Taxing units should consult legal counsel for interpretations of law regarding tax rate preparation and adoption.

SECTION 1: No-New-Revenue Tax Rate

The NNR tax rate enables the public to evaluate the relationship between taxes for the prior year and for the current year based on a tax rate that would produce the same amount of taxes (no new taxes) if applied to the same properties that are taxed in both years. When appraisal values increase, the NNR tax rate should decrease.

The NNR tax rate for a county is the sum of the NNR tax rates calculated for each type of tax the county levies.

While uncommon, it is possible for a taxing unit to provide an exemption for only maintenance and operations taxes. In this case, the taxing unit will need to calculate the NNR tax rate separately for the maintenance and operations tax and the debt tax, then add the two components together.

Line	No-New-Revenue Tax Rate Worksheet	Amount/Rate
1.	Prior year total taxable value. Enter the amount of the prior year taxable value on the prior year tax roll today. Include any adjustments since last year's certification; exclude Tax Code Section 25.25(d) one-fourth and one-third over-appraisal corrections from these adjustments. Exclude any property value subject to an appeal under Chapter 42 as of July 25 (will add undisputed value in Line 6). This total includes the taxable value of homesteads with tax ceilings (will deduct in Line 2) and the captured value for tax increment financing (adjustment is made by deducting TIF taxes, as reflected in Line 17). ¹	\$ 5,458,815,058
2.	Prior year tax ceilings. Counties, cities and junior college districts. Enter the prior year total taxable value of homesteads with tax ceilings. These include the homesteads of homeowners age 65 or older or disabled. Other taxing units enter 0. If your taxing unit adopted the tax ceiling provision last year or a prior year for homeowners age 65 or older or disabled, use this step. ²	\$ 1,101,316,089
3.	Preliminary prior year adjusted taxable value. Subtract Line 2 from Line 1.	\$ 4,357,498,969
4.	Prior year total adopted tax rate.	\$ 0.500728 /\$100
5.	Prior year taxable value lost because court appeals of ARB decisions reduced the prior year's appraised value. A. Original prior year ARB values: \$ 139,853,371 B. Prior year values resulting from final court decisions: - \$ 120,152,517 C. Prior year value loss. Subtract B from A. ³	\$ 19,700,854
6.	Prior year taxable value subject to an appeal under Chapter 42, as of July 25. A. Prior year ARB certified value: \$ 76,389,088 B. Prior year disputed value: - \$ 11,908,045 C. Prior year undisputed value. Subtract B from A. ⁴	\$ 64,481,043
7.	Prior year Chapter 42 related adjusted values. Add Line 5C and Line 6C.	\$ 84,181,897

¹ Tex. Tax Code §26.012(14)

² Tex. Tax Code §26.012(14)

³ Tex. Tax Code §26.012(13)

⁴ Tex. Tax Code §26.012(13)

Line	No-New-Revenue Tax Rate Worksheet	Amount/Rate
8.	Prior year taxable value, adjusted for actual and potential court-ordered adjustments. Add Line 3 and Line 7.	\$ 4,441,680,866
9.	Prior year taxable value of property in territory the taxing unit deannexed after Jan. 1, 2024. Enter the prior year value of property in deannexed territory. ⁵	\$ 0
10.	Prior year taxable value lost because property first qualified for an exemption in the current year. If the taxing unit increased an original exemption, use the difference between the original exempted amount and the increased exempted amount. Do not include value lost due to freeport, goods-in-transit, temporary disaster exemptions. Note that lowering the amount or percentage of an existing exemption in the current year does not create a new exemption or reduce taxable value. A. Absolute exemptions. Use prior year market value: \$ 1,183,437 B. Partial exemptions. Current year exemption amount or current year percentage exemption times prior year value: + \$ 35,923,868 C. Value loss. Add A and B. ⁶	\$ 37,107,305
11.	Prior year taxable value lost because property first qualified for agricultural appraisal (1-d or 1-d-1), timber appraisal, recreational/scenic appraisal or public access airport special appraisal in the current year. Use only properties that qualified for the first time in the current year; do not use properties that qualified in the prior year. A. Prior year market value: \$ 106,369 B. Current year productivity or special appraised value: - \$ 280 C. Value loss. Subtract B from A. ⁷	\$ 106,089
12.	Total adjustments for lost value. Add Lines 9, 10C and 11C.	\$ 37,213,394
13.	Prior year captured value of property in a TIF. Enter the total value of the prior year captured appraised value of property taxable by a taxing unit in a tax increment financing zone for which the prior year taxes were deposited into the tax increment fund. ⁸ If the taxing unit has no captured appraised value in line 18D, enter 0.	\$ 0
14.	Prior year total value. Subtract Line 12 and Line 13 from Line 8.	\$ 4,404,467,472
15.	Adjusted prior year total levy. Multiply Line 4 by Line 14 and divide by \$100.	\$ 22,054,401
16.	Taxes refunded for years preceding the prior tax year. Enter the amount of taxes refunded by the taxing unit for tax years preceding the prior tax year. Types of refunds include court decisions, Tax Code Section 25.25(b) and (c) corrections and Tax Code Section 31.11 payment errors. Do not include refunds for the prior tax year. This line applies only to tax years preceding the prior tax year. ⁹	\$ 118,828
17.	Adjusted prior year levy with refunds and TIF adjustment. Add Lines 15 and 16. ¹⁰	\$ 22,173,229
18.	Total current year taxable value on the current year certified appraisal roll today. This value includes only certified values or certified estimate of values and includes the total taxable value of homesteads with tax ceilings (will deduct in Line 20). These homesteads include homeowners age 65 or older or disabled. ¹¹ A. Certified values: \$ 4,623,941,828 B. Counties: Include railroad rolling stock values certified by the Comptroller's office: + \$ C. Pollution control and energy storage system exemption: Deduct the value of property exempted for the current tax year for the first time as pollution control or energy storage system property: - \$ 0 D. Tax increment financing: Deduct the current year captured appraised value of property taxable by a taxing unit in a tax increment financing zone for which the current year taxes will be deposited into the tax increment fund. Do not include any new property value that will be included in Line 23 below. ¹² - \$ 0 E. Total current year value. Add A and B, then subtract C and D.	\$ 4,623,941,828

⁵ Tex. Tax Code §26.012(15)⁶ Tex. Tax Code §26.012(15)⁷ Tex. Tax Code §26.012(15)⁸ Tex. Tax Code §26.03(c)⁹ Tex. Tax Code §26.012(13)¹⁰ Tex. Tax Code §26.012(13)¹¹ Tex. Tax Code §26.012, 26.04(c-2)¹² Tex. Tax Code §26.03(c)

Line	No-New-Revenue Tax Rate Worksheet	Amount/Rate
19.	Total value of properties under protest or not included on certified appraisal roll. ¹³ A. Current year taxable value of properties under protest. The chief appraiser certifies a list of properties still under ARB protest. The list shows the appraisal district's value and the taxpayer's claimed value, if any, or an estimate of the value if the taxpayer wins. For each of the properties under protest, use the lowest of these values. Enter the total value under protest. ¹⁴ \$ 339,008,399 B. Current year value of properties not under protest or included on certified appraisal roll. The chief appraiser gives taxing units a list of those taxable properties that the chief appraiser knows about but are not included in the appraisal roll certification. These properties also are not on the list of properties that are still under protest. On this list of properties, the chief appraiser includes the market value, appraised value and exemptions for the preceding year and a reasonable estimate of the market value, appraised value and exemptions for the current year. Use the lower market, appraised or taxable value (as appropriate). Enter the total value of property not on the certified roll. ¹⁵ + \$ 900,407,027 C. Total value under protest or not certified. Add A and B.	\$ 1,239,415,426
20.	Current year tax ceilings. Counties, cities and junior colleges enter current year total taxable value of homesteads with tax ceilings. These include the home- steads of homeowners age 65 or older or disabled. Other taxing units enter 0. If your taxing unit adopted the tax ceiling provision in the prior year or a previous year for homeowners age 65 or older or disabled, use this step. ¹⁶	\$ 1,301,805,578
21.	Current year total taxable value. Add Lines 18E and 19C. Subtract Line 20. ¹⁷	\$ 4,561,551,676
22.	Total current year taxable value of properties in territory annexed after Jan. 1, of the prior year. Include both real and personal property. Enter the current year value of property in territory annexed. ¹⁸	\$ 715,752
23.	Total current year taxable value of new improvements and new personal property located in new improvements. New means the item was not on the appraisal roll in the prior year. An improvement is a building, structure, fixture or fence erected on or affixed to land. New additions to existing improvements may be included if the appraised value can be determined. New personal property in a new improvement must have been brought into the taxing unit after Jan. 1, of the prior year and be located in a new improvement. New improvements do include property on which a tax abatement agreement has expired for the current year. ¹⁹	\$ 82,458,946
24.	Total adjustments to the current year taxable value. Add Lines 22 and 23.	\$ 83,174,698
25.	Adjusted current year taxable value. Subtract Line 24 from Line 21.	\$ 4,478,376,978
26.	Current year NNR tax rate. Divide Line 17 by Line 25 and multiply by \$100. ²⁰	\$ 0.495117 /\$100
27.	COUNTIES ONLY. Add together the NNR tax rates for each type of tax the county levies. The total is the current year county NNR tax rate. ²¹	\$ _____ /\$100

SECTION 2: Voter-Approval Tax Rate

The voter-approval tax rate is the highest tax rate that a taxing unit may adopt without holding an election to seek voter approval of the rate. The voter-approval tax rate is split into two separate rates:

- Maintenance and Operations (M&O) Tax Rate:** The M&O portion is the tax rate that is needed to raise the same amount of taxes that the taxing unit levied in the prior year plus the applicable percentage allowed by law. This rate accounts for such things as salaries, utilities and day-to-day operations.
- Debt Rate:** The debt rate includes the debt service necessary to pay the taxing unit's debt payments in the coming year. This rate accounts for principal and interest on bonds and other debt secured by property tax revenue.

The voter-approval tax rate for a county is the sum of the voter-approval tax rates calculated for each type of tax the county levies. In most cases the voter-approval tax rate exceeds the no-new-revenue tax rate, but occasionally decreases in a taxing unit's debt service will cause the NNR tax rate to be higher than the voter-approval tax rate.

Line	Voter-Approval Tax Rate Worksheet	Amount/Rate
28.	Prior year M&O tax rate. Enter the prior year M&O tax rate.	\$ 0.379450 /\$100
29.	Prior year taxable value, adjusted for actual and potential court-ordered adjustments. Enter the amount in Line 8 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 4,441,680,866

¹³ Tex. Tax Code §26.01(c) and (d)

¹⁴ Tex. Tax Code §26.01(c)

¹⁵ Tex. Tax Code §26.01(d)

¹⁶ Tex. Tax Code §26.012(6)(B)

¹⁷ Tex. Tax Code §26.012(6)

¹⁸ Tex. Tax Code §26.012(17)

¹⁹ Tex. Tax Code §26.012(17)

²⁰ Tex. Tax Code §26.04(c)

²¹ Tex. Tax Code §26.04(d)

Line	Voter-Approval Tax Rate Worksheet	Amount/Rate
30.	Total prior year M&O levy. Multiply Line 28 by Line 29 and divide by \$100	\$ 16,853,958
31.	Adjusted prior year levy for calculating NNR M&O rate. A. M&O taxes refunded for years preceding the prior tax year. Enter the amount of M&O taxes refunded in the preceding year for taxes before that year. Types of refunds include court decisions, Tax Code Section 25.25(b) and (c) corrections and Tax Code Section 31.11 payment errors. Do not include refunds for tax year 2023. This line applies only to tax years preceding the prior tax year..... + \$ 94,610 B. Prior year taxes in TIF. Enter the amount of taxes paid into the tax increment fund for a reinvestment zone as agreed by the taxing unit. If the taxing unit has no current year captured appraised value in Line 18D, enter 0..... - \$ 0 C. Prior year transferred function. If discontinuing all of a department, function or activity and transferring it to another taxing unit by written contract, enter the amount spent by the taxing unit discontinuing the function in the 12 months preceding the month of this calculation. If the taxing unit did not operate this function for this 12-month period, use the amount spent in the last full fiscal year in which the taxing unit operated the function. The taxing unit discontinuing the function will subtract this amount in D below. The taxing unit receiving the function will add this amount in D below. Other taxing units enter 0. +/- \$ 0 D. Prior year M&O levy adjustments. Subtract B from A. For taxing unit with C, subtract if discontinuing function and add if receiving function..... \$ 94,610 E. Add Line 30 to 31D.	\$ 16,948,568
32.	Adjusted current year taxable value. Enter the amount in Line 25 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 4,478,376,978
33.	Current year NNR M&O rate (unadjusted). Divide Line 31E by Line 32 and multiply by \$100.	\$ 0.378453 /\$100
34.	Rate adjustment for state criminal justice mandate. ²³ A. Current year state criminal justice mandate. Enter the amount spent by a county in the previous 12 months providing for the maintenance and operation cost of keeping inmates in county-paid facilities after they have been sentenced. Do not include any state reimbursement received by the county for the same purpose. \$ 0 B. Prior year state criminal justice mandate. Enter the amount spent by a county in the 12 months prior to the previous 12 months providing for the maintenance and operation cost of keeping inmates in county-paid facilities after they have been sentenced. Do not include any state reimbursement received by the county for the same purpose. Enter zero if this is the first time the mandate applies..... - \$ 0 C. Subtract B from A and divide by Line 32 and multiply by \$100..... \$ 0.000000 /\$100 D. Enter the rate calculated in C. If not applicable, enter 0.	\$ 0.000000 /\$100
35.	Rate adjustment for indigent health care expenditures. ²⁴ A. Current year indigent health care expenditures. Enter the amount paid by a taxing unit providing for the maintenance and operation cost of providing indigent health care for the period beginning on July 1, of the prior tax year and ending on June 30, of the current tax year, less any state assistance received for the same purpose. \$ 0 B. Prior year indigent health care expenditures. Enter the amount paid by a taxing unit providing for the maintenance and operation cost of providing indigent health care for the period beginning on July 1, 2022 and ending on June 30, 2023, less any state assistance received for the same purpose..... - \$ 0 C. Subtract B from A and divide by Line 32 and multiply by \$100..... \$ 0.000000 /\$100 D. Enter the rate calculated in C. If not applicable, enter 0.	\$ 0.000000 /\$100

²² [Reserved for expansion]²³ Tex. Tax Code §26.044²⁴ Tex. Tax Code §26.0441

Line	Voter-Approval Tax Rate Worksheet	Amount/Rate
36.	Rate adjustment for county indigent defense compensation. ²⁵ A. Current year indigent defense compensation expenditures. Enter the amount paid by a county to provide appointed counsel for indigent individuals and fund the operations of a public defender's office under Article 26.044, Code of Criminal Procedure for the period beginning on July 1, of the prior tax year and ending on June 30, of the current tax year, less any state grants received by the county for the same purpose. \$ 0 B. Prior year indigent defense compensation expenditures. Enter the amount paid by a county to provide appointed counsel for indigent individuals and fund the operations of a public defender's office under Article 26.044, Code of Criminal Procedure for the period beginning on July 1, 2022 and ending on June 30, 2023, less any state grants received by the county for the same purpose. \$ 0 C. Subtract B from A and divide by Line 32 and multiply by \$100. \$ 0.000000 /\$100 D. Multiply B by 0.05 and divide by Line 32 and multiply by \$100. \$ 0.000000 /\$100 E. Enter the lesser of C and D. If not applicable, enter 0.	\$ 0.000000 /\$100
37.	Rate adjustment for county hospital expenditures. ²⁶ A. Current year eligible county hospital expenditures. Enter the amount paid by the county or municipality to maintain and operate an eligible county hospital for the period beginning on July 1, of the prior tax year and ending on June 30, of the current tax year. \$ 0 B. Prior year eligible county hospital expenditures. Enter the amount paid by the county or municipality to maintain and operate an eligible county hospital for the period beginning on July 1, 2022 and ending on June 30, 2023. \$ 0 C. Subtract B from A and divide by Line 32 and multiply by \$100. \$ 0.000000 /\$100 D. Multiply B by 0.08 and divide by Line 32 and multiply by \$100. \$ 0.000000 /\$100 E. Enter the lesser of C and D, if applicable. If not applicable, enter 0.	\$ 0.000000 /\$100
38.	Rate adjustment for defunding municipality. This adjustment only applies to a municipality that is considered to be a defunding municipality for the current tax year under Chapter 109, Local Government Code. Chapter 109, Local Government Code only applies to municipalities with a population of more than 250,000 and includes a written determination by the Office of the Governor. See Tax Code Section 26.0444 for more information. A. Amount appropriated for public safety in the prior year. Enter the amount of money appropriated for public safety in the budget adopted by the municipality for the preceding fiscal year \$ 0 B. Expenditures for public safety in the prior year. Enter the amount of money spent by the municipality for public safety during the preceding fiscal year. \$ 0 C. Subtract B from A and divide by Line 32 and multiply by \$100 \$ 0.000000 /\$100 D. Enter the rate calculated in C. If not applicable, enter 0.	\$ 0.000000 /\$100
39.	Adjusted current year NNR M&O rate. Add Lines 33, 34D, 35D, 36E, and 37E. Subtract Line 38D.	\$ 0.378453 /\$100
40.	Adjustment for prior year sales tax specifically to reduce property taxes. Cities, counties and hospital districts that collected and spent additional sales tax on M&O expenses in the prior year should complete this line. These entities will deduct the sales tax gain rate for the current year in Section 3. Other taxing units, enter zero. A. Enter the amount of additional sales tax collected and spent on M&O expenses in the prior year, if any. Counties must exclude any amount that was spent for economic development grants from the amount of sales tax spent \$ 3,197,825 B. Divide Line 40A by Line 32 and multiply by \$100 \$ 0.071405 /\$100 C. Add Line 40B to Line 39.	\$ 0.449858 /\$100
41.	Current year voter-approval M&O rate. Enter the rate as calculated by the appropriate scenario below. Special Taxing Unit. If the taxing unit qualifies as a special taxing unit, multiply Line 40C by 1.08. - or - Other Taxing Unit. If the taxing unit does not qualify as a special taxing unit, multiply Line 40C by 1.035.	\$ 0.465603 /\$100

²⁵ Tex. Tax Code §26.0442²⁶ Tex. Tax Code §26.0443

Line	Voter-Approval Tax Rate Worksheet	Amount/Rate
D41.	Disaster Line 41 (D41): Current year voter-approval M&O rate for taxing unit affected by disaster declaration. If the taxing unit is located in an area declared a disaster area and at least one person is granted an exemption under Tax Code Section 11.35 for property located in the taxing unit, the governing body may direct the person calculating the voter-approval tax rate to calculate in the manner provided for a special taxing unit. The taxing unit shall continue to calculate the voter-approval tax rate in this manner until the earlier of 1) the first year in which total taxable value on the certified appraisal roll exceeds the total taxable value of the tax year in which the disaster occurred, or 2) the third tax year after the tax year in which the disaster occurred If the taxing unit qualifies under this scenario, multiply Line 40C by 1.08. ²⁷ If the taxing unit does not qualify, do not complete Disaster Line 41 (Line D41).	\$ 0.000000 /\$100
42.	Total current year debt to be paid with property taxes and additional sales tax revenue. Debt means the interest and principal that will be paid on debts that: (1) are paid by property taxes, (2) are secured by property taxes, (3) are scheduled for payment over a period longer than one year, and (4) are not classified in the taxing unit's budget as M&O expenses. A. Debt also includes contractual payments to other taxing units that have incurred debts on behalf of this taxing unit, if those debts meet the four conditions above. Include only amounts that will be paid from property tax revenue. Do not include appraisal district budget payments. If the governing body of a taxing unit authorized or agreed to authorize a bond, warrant, certificate of obligation, or other evidence of indebtedness on or after Sept. 1, 2021, verify if it meets the amended definition of debt before including it here. ²⁸ Enter debt amount \$ 5,943,302 B. Subtract unencumbered fund amount used to reduce total debt. - \$ 0 C. Subtract certified amount spent from sales tax to reduce debt (enter zero if none) - \$ 0 D. Subtract amount paid from other resources - \$ 0 E. Adjusted debt. Subtract B, C and D from A.	\$ 5,943,302
43.	Certified prior year excess debt collections. Enter the amount certified by the collector. ²⁹	\$ 66,177
44.	Adjusted current year debt. Subtract Line 43 from Line 42E.	\$ 5,877,125
45.	Current year anticipated collection rate. A. Enter the current year anticipated collection rate certified by the collector. ³⁰ 99.45 % B. Enter the prior year actual collection rate..... 99.61 % C. Enter the 2022 actual collection rate. 99.45 % D. Enter the 2021 actual collection rate. 100.05 % E. If the anticipated collection rate in A is lower than actual collection rates in B, C and D, enter the lowest collection rate from B, C and D. If the anticipated rate in A is higher than at least one of the rates in the prior three years, enter the rate from A. Note that the rate can be greater than 100%. ³¹	99.45 %
46.	Current year debt adjusted for collections. Divide Line 44 by Line 45E.	\$ 5,909,627
47.	Current year total taxable value. Enter the amount on Line 21 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 4,561,551,676
48.	Current year debt rate. Divide Line 46 by Line 47 and multiply by \$100.	\$ 0.129553 /\$100
49.	Current year voter-approval tax rate. Add Lines 41 and 48.	\$ 0.595156 /\$100
D49.	Disaster Line 49 (D49): Current year voter-approval tax rate for taxing unit affected by disaster declaration. Complete this line if the taxing unit calculated the voter-approval tax rate in the manner provided for a special taxing unit on Line D41. Add Line D41 and 48.	\$ 0.000000 /\$100

²⁷ Tex. Tax Code §26.042(a)²⁸ Tex. Tax Code §26.012(7)²⁹ Tex. Tax Code §26.012(10) and 26.04(b)³⁰ Tex. Tax Code §26.04(b)³¹ Tex. Tax Code §§26.04(h), (h-1) and (h-2)

Line	Voter-Approval Tax Rate Worksheet	Amount/Rate
50.	COUNTIES ONLY. Add together the voter-approval tax rates for each type of tax the county levies. The total is the current year county voter-approval tax rate.	\$ 0.000000 / \$100

SECTION 3: NNR Tax Rate and Voter-Approval Tax Rate Adjustments for Additional Sales Tax to Reduce Property Taxes

Cities, counties and hospital districts may levy a sales tax specifically to reduce property taxes. Local voters by election must approve imposing or abolishing the additional sales tax. If approved, the taxing unit must reduce its NNR and voter-approval tax rates to offset the expected sales tax revenue.

This section should only be completed by a county, city or hospital district that is required to adjust its NNR tax rate and/or voter-approval tax rate because it adopted the additional sales tax.

Line	Additional Sales and Use Tax Worksheet	Amount/Rate
51.	Taxable Sales. For taxing units that adopted the sales tax in November of the prior tax year or May of the current tax year, enter the Comptroller's estimate of taxable sales for the previous four quarters. ³² Estimates of taxable sales may be obtained through the Comptroller's Allocation Historical Summary webpage. Taxing units that adopted the sales tax before November of the prior year, enter 0.	\$ 0
52.	Estimated sales tax revenue. Counties exclude any amount that is or will be spent for economic development grants from the amount of estimated sales tax revenue. ³³ Taxing units that adopted the sales tax in November of the prior tax year or in May of the current tax year. Multiply the amount on Line 51 by the sales tax rate (.01, .005 or .0025, as applicable) and multiply the result by .95. ³⁴ - or - Taxing units that adopted the sales tax before November of the prior year. Enter the sales tax revenue for the previous four quarters. Do not multiply by .95.	\$ 3,231,652
53.	Current year total taxable value. Enter the amount from Line 21 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 4,561,551,676
54.	Sales tax adjustment rate. Divide Line 52 by Line 53 and multiply by \$100.	\$ 0.070845 / \$100
55.	Current year NNR tax rate, unadjusted for sales tax. ³⁵ Enter the rate from Line 26 or 27, as applicable, on the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 0.495117 / \$100
56.	Current year NNR tax rate, adjusted for sales tax. Taxing units that adopted the sales tax in November the prior tax year or in May of the current tax year. Subtract Line 54 from Line 55. Skip to Line 57 if you adopted the additional sales tax before November of the prior tax year.	\$ 0.495117 / \$100
57.	Current year voter-approval tax rate, unadjusted for sales tax. ³⁶ Enter the rate from Line 49, Line D49 (disaster) or Line 50 (counties) as applicable, of the <i>Voter-Approval Tax Rate Worksheet</i> .	\$ 0.595156 / \$100
58.	Current year voter-approval tax rate, adjusted for sales tax. Subtract Line 54 from Line 57.	\$ 0.524311 / \$100

SECTION 4: Voter-Approval Tax Rate Adjustment for Pollution Control

A taxing unit may raise its rate for M&O funds used to pay for a facility, device or method for the control of air, water or land pollution. This includes any land, structure, building, installation, excavation, machinery, equipment or device that is used, constructed, acquired or installed wholly or partly to meet or exceed pollution control requirements. The taxing unit's expenses are those necessary to meet the requirements of a permit issued by the Texas Commission on Environmental Quality (TCEQ). The taxing unit must provide the tax assessor with a copy of the TCEQ letter of determination that states the portion of the cost of the installation for pollution control.

This section should only be completed by a taxing unit that uses M&O funds to pay for a facility, device or method for the control of air, water or land pollution.

Line	Voter-Approval Rate Adjustment for Pollution Control Requirements Worksheet	Amount/Rate
59.	Certified expenses from the Texas Commission on Environmental Quality (TCEQ). Enter the amount certified in the determination letter from TCEQ. ³⁷ The taxing unit shall provide its tax assessor-collector with a copy of the letter. ³⁸	\$ 0
60.	Current year total taxable value. Enter the amount from Line 21 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 4,561,551,676
61.	Additional rate for pollution control. Divide Line 59 by Line 60 and multiply by \$100.	\$ 0.000000 / \$100

³² Tex. Tax Code §26.041(d)

³³ Tex. Tax Code §26.041(i)

³⁴ Tex. Tax Code §26.041(d)

³⁵ Tex. Tax Code §26.04(c)

³⁶ Tex. Tax Code §26.04(c)

³⁷ Tex. Tax Code §26.045(d)

³⁸ Tex. Tax Code §26.045(i)

Line	Voter-Approval Rate Adjustment for Pollution Control Requirements Worksheet	Amount/Rate
62.	Current year voter-approval tax rate, adjusted for pollution control. Add Line 61 to one of the following lines (as applicable): Line 49, Line D49 (disaster), Line 50 (counties) or Line 58 (taxing units with the additional sales tax).	\$ 0.524311 /\$100

SECTION 5: Voter-Approval Tax Rate Adjustment for Unused Increment Rate

The unused increment rate is the rate equal to the sum of the prior 3 years Foregone Revenue Amounts divided by the current taxable value. ³⁹ The Foregone Revenue Amount for each year is equal to that year's adopted tax rate subtracted from that year's voter-approval tax rate adjusted to remove the unused increment rate multiplied by that year's current total value. ⁴⁰ In a year where a taxing unit adopts a rate by applying any portion of the unused increment rate, the portion of the unused increment rate that was used must be backed out of the calculation for that year.

The difference between the adopted tax rate and adjusted voter-approval tax rate is considered zero in the following scenarios:

- a tax year in which a taxing unit affected by a disaster declaration calculates the tax rate under Tax Code Section 26.042; ⁴¹
- a tax year in which the municipality is a defunding municipality, as defined by Tax Code Section 26.0501(a); ⁴² or
- after Jan. 1, 2022, a tax year in which the comptroller determines that the county implemented a budget reduction or reallocation described by Local Government Code Section 120.002(a) without the required voter approval. ⁴³

Individual components can be negative, but the overall rate will be the greater of zero or the calculated rate.

This section should only be completed by a taxing unit that does not meet the definition of a special taxing unit. ⁴⁴

Line	Unused Increment Rate Worksheet	Amount/Rate
63.	Year 3 Foregone Revenue Amount. Subtract the 2023 unused increment rate and 2023 actual tax rate from the 2023 voter-approval tax rate. Multiply the result by the 2023 current total value A. Voter-approval tax rate (Line 67) B. Unused increment rate (Line 66) C. Subtract B from A D. Adopted Tax Rate E. Subtract D from C F. 2023 Total Taxable Value (Line 60) G. Multiply E by F and divide the results by \$100	\$ 0.596312 /\$100 \$ 0.054384 /\$100 \$ 0.541928 /\$100 \$ 0.500728 /\$100 \$ 0.041200 /\$100 \$ 4,407,272.864 \$ 1,815,796
64.	Year 2 Foregone Revenue Amount. Subtract the 2022 unused increment rate and 2022 actual tax rate from the 2022 voter-approval tax rate. Multiply the result by the 2022 current total value A. Voter-approval tax rate (Line 67) B. Unused increment rate (Line 66) C. Subtract B from A D. Adopted Tax Rate E. Subtract D from C F. 2022 Total Taxable Value (Line 60) G. Multiply E by F and divide the results by \$100	\$ 0.586836 /\$100 \$ 0.095614 /\$100 \$ 0.491222 /\$100 \$ 0.487314 /\$100 \$ 0.003908 /\$100 \$ 3,973,255.094 \$ 155,274
65.	Year 1 Foregone Revenue Amount. Subtract the 2021 unused increment rate and 2021 actual tax rate from the 2021 voter-approval tax rate. Multiply the result by the 2021 current total value A. Voter-approval tax rate (Line 67) B. Unused increment rate (Line 66) C. Subtract B from A D. Adopted Tax Rate E. Subtract D from C F. 2021 Total Taxable Value (Line 60) G. Multiply E by F and divide the results by \$100	\$ 0.537790 /\$100 \$ 0.045138 /\$100 \$ 0.492652 /\$100 \$ 0.487314 /\$100 \$ 0.005338 /\$100 \$ 3,659,700.344 \$ 195,354
66.	Total Foregone Revenue Amount. Add Lines 63G, 64G and 65G	\$ 2,166,424 /\$100
67.	2024 Unused Increment Rate. Divide Line 66 by Line 21 of the <i>No-New-Revenue Rate Worksheet</i> . Multiply the result by 100	\$ 0.047493 /\$100
68.	Total 2024 voter-approval tax rate, including the unused increment rate. Add Line 67 to one of the following lines (as applicable): Line 49, Line 50 (counties), Line 58 (taxing units with additional sales tax) or Line 62 (taxing units with pollution)	\$ 0.571804 /\$100

³⁹ Tex. Tax Code §26.013(b)

⁴⁰ Tex. Tax Code §26.013(a)(1-a), (1-b), and (2)

⁴¹ Tex. Tax Code §§26.04(c)(2)(A) and 26.042(a)

⁴² Tex. Tax Code §§26.0501(a) and (c)

⁴³ Tex. Local Gov't Code §120.007(d)

⁴⁴ Tex. Local Gov't Code §120.007(d)

SECTION 6: De Minimis Rate

The de minimis rate is the rate equal to the sum of the no-new-revenue maintenance and operations rate, the rate that will raise \$500,000, and the current debt rate for a taxing unit.⁴⁴

This section should only be completed by a taxing unit that is a municipality of less than 30,000 or a taxing unit that does not meet the definition of a special taxing unit.⁴⁵

Line	De Minimis Rate Worksheet	Amount/Rate
69.	Adjusted current year NNR M&O tax rate. Enter the rate from Line 39 of the <i>Voter-Approval Tax Rate Worksheet</i> .	0.378453
70.	Current year total taxable value. Enter the amount on Line 21 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 4,561,551,676
71.	Rate necessary to impose \$500,000 in taxes. Divide \$500,000 by Line 70 and multiply by \$100.	\$ 0.010961 /\$100
72.	Current year debt rate. Enter the rate from Line 48 of the <i>Voter-Approval Tax Rate Worksheet</i> .	\$ 0.129553 /\$100
73.	De minimis rate. Add Lines 69, 71 and 72.	\$ 0.000000 /\$100

SECTION 7: Voter-Approval Tax Rate Adjustment for Emergency Revenue Rate

In the tax year after the end of the disaster calculation time period detailed in Tax Code Section 26.042(a), a taxing unit that calculated its voter-approval tax rate in the manner provided for a special taxing unit due to a disaster must calculate its emergency revenue rate and reduce its voter-approval tax rate for that year.⁴⁶

Similarly, if a taxing unit adopted a tax rate that exceeded its voter-approval tax rate, calculated normally, without holding an election to respond to a disaster, as allowed by Tax Code Section 26.042(d), in the prior year, it must also reduce its voter-approval tax rate for the current tax year.⁴⁹

This section will apply to a taxing unit other than a special taxing unit that:

- directed the designated officer or employee to calculate the voter-approval tax rate of the taxing unit in the manner provided for a special taxing unit in the prior year; and
- the current year is the first tax year in which the total taxable value of property taxable by the taxing unit as shown on the appraisal roll for the taxing unit submitted by the assessor for the taxing unit to the governing body exceeds the total taxable value of property taxable by the taxing unit on January 1 of the tax year in which the disaster occurred or the disaster occurred four years ago. This section will apply to a taxing unit in a disaster area that adopted a tax rate greater than its voter-approval tax rate without holding an election in the prior year.

Note: This section does not apply if a taxing unit is continuing to calculate its voter-approval tax rate in the manner provided for a special taxing unit because it is still within the disaster calculation time period detailed in Tax Code Section 26.042(a) because it has not met the conditions in Tax Code Section 26.042(a)(1) or (2).

Line	Emergency Revenue Rate Worksheet	Amount/Rate
74.	2023 adopted tax rate. Enter the rate in Line 4 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 0.500728 /\$100
75.	Adjusted 2023 voter-approval tax rate. Use the taxing unit's Tax Rate Calculation Worksheets from the prior year(s) to complete this line. If a disaster occurred in 2023 and the taxing unit calculated its 2023 voter-approval tax rate using a multiplier of 1.08 on Disaster Line 41 (D41) of the 2023 worksheet due to a disaster, complete the applicable sections or lines of <i>Form 50-856-a, Adjusted Voter-Approval Tax Rate for Taxing Units in Disaster Area Calculation Worksheet</i> . - or - If a disaster occurred prior to 2023 for which the taxing unit continued to calculate its voter-approval tax rate using a multiplier of 1.08 on Disaster Line 41 (D41) in 2023, complete form 50-856-a, <i>Adjusted Voter-Approval Tax Rate for Taxing Units in Disaster Area Calculation Worksheet</i> to recalculate the voter-approval tax rate the taxing unit would have calculated in 2023 if it had generated revenue based on an adopted tax rate using a multiplier of 1.035 in the years following the disaster. ⁵⁰ Enter the final adjusted 2023 voter-approval tax rate from the worksheet. - or - If the taxing unit adopted a tax rate above the 2023 voter-approval tax rate without calculating a disaster tax rate or holding an election due to a disaster, no recalculation is necessary. Enter the voter-approval tax rate from the prior year's worksheet.	\$ 0.000000 /\$100
76.	Increase in 2023 tax rate due to disaster. Subtract Line 75 from Line 74.	\$ 0.000000 /\$100
77.	Adjusted 2023 taxable value. Enter the amount in Line 14 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 4,404,467,472
78.	Emergency revenue. Multiply Line 76 by Line 77 and divide by \$100.	\$ 0
79.	Adjusted 2023 taxable value. Enter the amount in Line 25 of the <i>No-New-Revenue Tax Rate Worksheet</i> .	\$ 4,478,376,978
80.	Emergency revenue rate. Divide Line 78 by Line 79 and multiply by \$100. ⁵¹	\$ 0.000000 /\$100

⁴⁵ Tex. Tax Code §26.04(c)(2)(B)

⁴⁶ Tex. Tax Code §26.012(8-a)

⁴⁷ Tex. Tax Code §26.063(a)(1)

⁴⁸ Tex. Tax Code §26.042(b)

⁴⁹ Tex. Tax Code §26.042(f)

⁵⁰ Tex. Tax Code §26.42(c)

⁵¹ Tex. Tax Code §26.42(b)

Line	Emergency Revenue Rate Worksheet	Amount/Rate
81.	Current year voter-approval tax rate, adjusted for emergency revenue. Subtract Line 80 from one of the following lines (as applicable): Line 49, Line D49 (disaster), Line 50 (counties), Line 58 (taxing units with the additional sales tax), Line 62 (taxing units with pollution control) or Line 68 (taxing units with the unused increment rate).	\$ 0.571804 /\$100

SECTION 8: Total Tax Rate

Indicate the applicable total tax rates as calculated above.

No-new-revenue tax rate. \$ 0.495117 /\$100
 As applicable, enter the current year NNR tax rate from: Line 26, Line 27 (counties), or Line 56 (adjusted for sales tax).
 Indicate the line number used: 26

Voter-approval tax rate. \$ 0.571804 /\$100
 As applicable, enter the current year voter-approval tax rate from: Line 49, Line D49 (disaster), Line 50 (counties), Line 58 (adjusted for sales tax), Line 62 (adjusted for pollution control), Line 68 (adjusted for unused increment), or Line 81 (adjusted for emergency revenue).
 Indicate the line number used: 68

De minimis rate. \$ 0.000000 /\$100
 If applicable, enter the current year de minimis rate from Line 73.

SECTION 9: Taxing Unit Representative Name and Signature

Enter the name of the person preparing the tax rate as authorized by the governing body of the taxing unit. By signing below, you certify that you are the designated officer or employee of the taxing unit and have accurately calculated the tax rates using values that are the same as the values shown in the taxing unit's certified appraisal roll or certified estimate of taxable value, in accordance with requirements in the Tax Code.⁵²

**print
here** ➡

Cheryl E. Johnson, PCC, CTOP

Printed Name of Taxing Unit Representative

**sign
here** ➡

Cheryl E. Johnson

Taxing Unit Representative

July 30, 2024

Date

⁵² Tex. Tax Code §§26.04(c-2) and (d-2)

Reset

Print

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/12/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider approving the proposed ad valorem tax rate for 2024 (Fiscal Year October 1, 2024 - September 30, 2025).

Originating Department: Finance

Degree of importance: Significant

SUMMARY / ORIGINATING CAUSE

There may be legal posting and publication requirements depending upon the City Council's decision regarding the ad valorem tax rate.

1. If Council proposes a tax rate that is greater than the no-new-revenue tax rate or the voter-approval tax rate, whichever is lower, there are additional publication and hearing requirements.

- As delineated on the attached schedule for a September 9th adoption date, the City Council will need to: (i) take a record vote on the proposed tax rate and (ii) set the time, date and place of the public hearing.

2. If Council proposes a tax rate that is not greater than the no-new-revenue tax rate or the voter-approved tax rate, whichever is lower, there are no additional publication or hearing requirements.

This item allows the City Council to take a record vote on the proposed ad valorem tax rate.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

Proposing the ad valorem tax rate ensures compliance with the State of Texas Truth In Taxation guidelines.

RECOMMENDATIONS

Staff recommends Council take a record vote on a proposed tax rate.

ATTACHMENTS

1. Budget & Tax Rate Adoption Calendar - Above NNRR

Budget & Tax Rate Adoptions Calendar (above NNRR)

Tax Rate	Budget	Activity	Responsible Party
July 25		Receive certified property values (GCAD and HCAD)	GCAD and HCAD
	July 29	Deliver Proposed Transmittal Letter & Budget in Brief to City Manager for review	City Manager
	July 30	Final Draft of Proposed Transmittal Letter & Budget in Brief due from City Manager to Budget Office	City Manager
	July 31	Deliver Proposed Budget to City Council & City Secretary (due date per City Charter is August 1st)	City Mgr. & Finance
August 1		City Website Posting of No New Revenue & Voter Approval Tax Rates	Finance & Communications
	August 5	Proposed Budget work session with City Council	City Council, City Mgr. and Budget Team
August 5		Council action to propose tax rate	City Council
August 7		PUBLICATION - Notice of Public Hearing on Proposed Tax Rate in Friendswood Reporter News	GCTO, Finance and City Secretary's Office
August 7		Internet and PEG Channel Notice of Public Hearing on Tax Rate (run continuously August 1st - September 10th)	Finance & Communications
	August 14	Budget Workshop	City Council, City Mgr., and Budget Team
	August 14	Publication of Public Hearing on Proposed Budget in Friendswood Reporter News	Finance and City Secretary's Office
	August 22	72-hour notice of Public Hearing on Budget (Open Meetings Notice)	Finance and City Secretary's Office
	August 26	SPECIAL COUNCIL MEETING PUBLIC HEARING ON PROPOSED BUDGET	Finance, City Mgr. and City Council
September 5		72-hour notice of Public Hearing on Proposed Tax Rate (Open Meetings Notice)	Finance and City Secretary's Office
	September 5	72-hour notice of Council Meeting to adopt Budget (Open Meetings Notice)	Finance and City Secretary's Office
	September 9	First & Final reading of ordinances adopting budget (Vote to adopt budget AND ratification vote to adopt budget raising total property taxes)	City Council
September 9		PUBLIC HEARING ON PROPOSED TAX RATE First & Final reading of ordinances adopting Tax Rate	Finance, City Mgr. and City Council

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/12/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider setting the public hearing regarding the ad valorem tax rate for 2024 on September 9, 2024, at 6:00 p.m. in the Council Chamber, City Hall, 910 S Friendswood Drive, Friendswood, Texas, 77546.

Originating Department: Finance

Degree of importance: Significant

SUMMARY / ORIGINATING CAUSE

If the City Council approves the proposed ad valorem tax rate that exceeds the no-new-revenue tax rate or the voter-approval tax rate, whichever is lower, a public hearing is required. This item sets the public hearing for September 9, 2024. On such date, after the public hearing, it is proposed that the City Council consider approving the Fiscal Year 2024-25 Budget and adopt the tax rate in accordance with the attached budget and tax rate adoption calendar.

Notice of this public hearing will be published in the Reporter News, and posted on the City's internet website, and broadcast on the City's PEG Channel in accordance with law.

The City Council may vote on the proposed tax rate at the public hearing; and if it does not do so, the City Council must announce at the public hearing the date, time, and place of the meeting at which it will vote to adopt the proposed tax rate.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

State of Texas Truth In Taxation compliance

RECOMMENDATIONS

Staff recommends City Council consider and take action to propose the ad valorem tax rate.

ATTACHMENTS

1. Budget & Tax Rate Adoption Calendar - Above NNRR

Budget & Tax Rate Adoptions Calendar (above NNRR)

Tax Rate	Budget	Activity	Responsible Party
July 25		Receive certified property values (GCAD and HCAD)	GCAD and HCAD
	July 29	Deliver Proposed Transmittal Letter & Budget in Brief to City Manager for review	City Manager
	July 30	Final Draft of Proposed Transmittal Letter & Budget in Brief due from City Manager to Budget Office	City Manager
	July 31	Deliver Proposed Budget to City Council & City Secretary (due date per City Charter is August 1st)	City Mgr. & Finance
August 1		City Website Posting of No New Revenue & Voter Approval Tax Rates	Finance & Communications
	August 5	Proposed Budget work session with City Council	City Council, City Mgr. and Budget Team
August 5		Council action to propose tax rate	City Council
August 7		PUBLICATION - Notice of Public Hearing on Proposed Tax Rate in Friendswood Reporter News	GCTO, Finance and City Secretary's Office
August 7		Internet and PEG Channel Notice of Public Hearing on Tax Rate (run continuously August 1st - September 10th)	Finance & Communications
	August 14	Budget Workshop	City Council, City Mgr., and Budget Team
	August 14	Publication of Public Hearing on Proposed Budget in Friendswood Reporter News	Finance and City Secretary's Office
	August 22	72-hour notice of Public Hearing on Budget (Open Meetings Notice)	Finance and City Secretary's Office
	August 26	SPECIAL COUNCIL MEETING PUBLIC HEARING ON PROPOSED BUDGET	Finance, City Mgr. and City Council
September 5		72-hour notice of Public Hearing on Proposed Tax Rate (Open Meetings Notice)	Finance and City Secretary's Office
	September 5	72-hour notice of Council Meeting to adopt Budget (Open Meetings Notice)	Finance and City Secretary's Office
	September 9	First & Final reading of ordinances adopting budget (Vote to adopt budget AND ratification vote to adopt budget raising total property taxes)	City Council
September 9		PUBLIC HEARING ON PROPOSED TAX RATE First & Final reading of ordinances adopting Tax Rate	Finance, City Mgr. and City Council

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/20/2024

Prepared by: Raquel Martinez, Deputy City Secretary

Subject: Conduct a public hearing regarding a zone classification change for property located at 650 and 800 N. Friendswood Drive, being approximately 13.6491 acres of land consisting of Restricted Reserves B-2 and B-3 in the Replat of Reserve "B," Annalea Kingspark Section "B" and Whitehall Section "B" as recorded in the Galveston County Map Records, Document No. 2021035945, and being approximately 7.754 acres of land out of the Perry and Austin Survey, Abstract 20, Page 4, Galveston County, Friendswood, Texas, to change from Community Shopping Center (CSC) to Planned Unit Development (PUD) to allow a mixed-use development consisting of commercial and age-restricted multifamily living and an amendment to the Future Land Use Map to change approximately 11.642 acres of land located within such 13.6491 acres described hereinabove from "Retail" to "High Density Residential."

Originating Department: Community Development

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This item allows the Council to conduct a public hearing concerning the property located at 650 and 800 N Friendswood Drive (the "Property") to amend:

1. the Future Land Use Map to change the classification of the Property from "Retail" to "High Density Residential" and
2. the Official Zoning Map to change the zoning classification of the Property from Community Shopping Center (CSC) to Planned Unit Development (PUD).

These requests are from the property owner, owner who desires for use the Property for a mixed-use development consisting of age-restricted (55 and older), multifamily living and commercial uses. The senior living complex will include 232 units with attached and detached garages and offers amenities such as swimming pools, a dog park, and storage for the residents. There will be 106 one-bedroom units and 126 two-bedroom units offered for rent. Approximately 2.627 acres will be reserved for commercial development, which will allow for almost 40,000 square feet of retail development. Ample parking spaces will be provided for the residents and future commercial development.

There are several other age-restricted developments in the immediate area, including The Beldon and The Bedford, which are located directly across FM 518. Walden Pond is also across the street, which is a condominium association and not age restricted. There is a need for alternate housing choices for the 55-year-old community. Some residents want to sell their larger homes but remain in Friendswood to be close to family.

A PUD district must meet a minimum of one of the following criteria:

1. The land is proposed for development as a mixed-use development requiring more flexible and innovative design standards;
2. The land is proposed for redevelopment or infill development and special design considerations are deemed necessary;
3. The land serves as transition between different and seemingly incompatible land uses;
4. The land is proposed for development of a major employment center or of major economic benefit for the community, and for which special design standards may be warranted;
5. To provide amenities or features that would be of a special benefit to the community; or
6. The land has unique environmental features or unusually configured parcels requiring a more flexible approach to zoning and clustering of uses, or special design standards.

The notice of public hearing was published in The Reporter News on June 19, 2024, and posted on the City's notice boards and website on June 18, 2024. Notices were sent out to property owners and signs were placed on the Property on June 28, 2024.

The Planning and Zoning Commission held a hearing on this item on July 11, 2024, and voted to recommend the approval of the proposed amendments. The final report is attached.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

The requested zone change would provide for commercial development with age-restricted multifamily housing to buffer the existing single family residences. The Commission felt that the proposed development would benefit the adjacent neighborhood better than the types of commercial developments allowed in the Community Shopping Center (CSC) zoning district. The placement of the detention ponds and walking trails towards the back near the existing fences would be less intrusive than dumpsters and other activities that normally take place at the rear of a retail building or grocery store.

RECOMMENDATIONS

At the Planning and Zoning Commission meeting held July 11, 2024, following the public hearing, the City of Friendswood Planning and Zoning Commission voted 5 to 0 (Commissioners Mann and Bounds were absent) on a motion to approve the requested zone change. See attached Final Report for more details.

ATTACHMENTS

1. The Belmont PUD document
2. The Belmont Proposed Conceptual Plans
3. Property Deed
4. REPLAT OF RESERVE B Annalea Kingpark
5. Survey 800 N Friendswood Dr
6. Aerial Map_The Belmont
7. Location Map_The Belmont
8. Zoning Map_The Belmont
9. Future Land Use Map The Belmont
10. The Belmont Rezoning Report June 2024
11. PZ Final Report 07-15-2024
12. Public Hearing Zone Request Change 650 and 800 N Friendswood Dr - The Belmont PUD

Friendswood Belmont Development

A 14.0 Acre Mixed-Use PUD Development

800 Block of N. Friendswood Dr.

Friendswood, Texas

2024

PUD Application

City of Friendswood



EXECUTIVE SUMMARY

TYPE:	Mixed-Use PUD
LOCATION:	800 Block of N. Friendswood Drive
LAND AREA:	Approx. 14.00 acres comprised of 8.102 acre, 5.8955 acre, & 0.3511 acre tracts
CURRENT ZONING:	CSC
REQUESTED ZONING:	Mixed-Use PUD

USES: The development will be comprised of two components divided into three phases. Phase I (**Multi-family Section “A” and Section “B”**) will be a high-end seniors multi-family property. Phase II (**Retail / Commercial “A”**) will be a multi-use commercial building. Phase III (**Retail / Commercial “B”**) will be a multi-use commercial building. The development will be constructed in blended-phases with storm sewer and underground utilities being installed for the entire development at once; then the above ground improvements developed sequentially beginning with Phase I. Phase I anticipated construction start date would be in the first quarter of 2025 with a 18 month construction time. Phase II and III are projected to start in 2027 and 2029 respectively, or as market demand dictates.

PHASE I: This component will be a 232-unit Class A+ Market Rent Multi-Family seniors development covering 11.642 acres. The property will be high-end, two three-story buildings with all units having attached or detached garages. It will also be age-restricted to 55 and over with Class A+ amenities such as a resort-style clubhouse, detention lake with fountains, walking trails, dog park, and interior upgrades above market standards. There will be 1 and 2 bedroom units ranging in square footage from 790 sq. feet to 1,161 sq. feet. Underlying zoning to be used is MFR-H and will comply with the Community Overlay District requirements.

PHASE II & III: This component will be twin Class A+ multi-use commercial buildings covering 2.627 acres. Each building will offer a minimum of 18,000 sq. of commercial rental space. Phase II will start after the completion of Phase I, with Phase III beginning as determined by market conditions. Underlying zoning to be used is CSC and will comply with the Community Overlay District requirements. Upon final design of the commercial buildings and site plan, lot coverage of the two buildings could be at 32% and 33% for Phase II & Phase III respectively. The PUD would be utilized to exceed the CSC lot coverage threshold of 30%, however not to exceed the estimated 33.0% coverage. All parking will be behind the buildings allowing for a more aesthetic view along Friendswood Dr.



City of Friendswood – Community Development

910 S. Friendswood Drive

Friendswood, TX 77546

Phone: 281-996-3201 Fax: 281-996-3260

www.ci.friendswood.tx.us

Zone Change Application

CURRENT ZONE OF PROPERTY: CSC

TYPE OF ZONE CHANGE (check one):

☐ Land Use Change to Zone: _____

☐ Specific Use Permit Option 1

☐ Planned Unit Development Option 1

☐ Specific Use Permit Option 2

☒ Planned Unit Development Option 2

SUP for Use(s) #: _____

PROPERTY IDENTIFICATION:

Address: 800 Block of N. Friendswood Dr. (Unplatted 8.102 acres)

Platted Land – Plat Name: _____ Lot: _____ Block: _____

Unplatted Land – Attach a certified metes and bounds description

OWNER NAME: Hausman Interests, Ltd. Phone: 713-799-9450

Owner's Mailing Address: 9950 Cypresswood Dr, Ste. #330

City: Houston State: TX Zip: 77070 Fax: _____

Owner's Email Address: hubble@hausmaninterests.com

AGENT'S NAME : Banfield Properties, Inc. Phone: 281-482-3636

Agent's Mailing Address: 161 W. Shadowbend Ave., Suite 100

City: Friendswood State: TX Zip: 77546 Fax: _____

Agent's Email Address: brett.b@banfieldco.com

In authorizing an agent to represent the owner, the owner attests that his/her agent may make verbal or written representations and/or declarations on the owner's behalf and the owner understands and acknowledges that the City of Friendswood shall rely upon the agent's representations in matters pertaining to the above described property. The designation of an agent in this matter in no way absolves the owner of any of the owner's responsibilities outlined by the City of Friendswood. The owner must be the legal owner of record of the property at the time of submittal of the application.

The undersigned hereby request approval by the City Council on the above identified zone change.

Owner's Signature: _____ Date: 5/30/2024

Agent's Signature: _____ Date: 5/30/2024

Received By: _____
Date of Public Hearing: _____
Property Owner Notices: _____

Application Number: _____
Received Date: _____
Newspaper Notice: _____
Sign on Property: _____



City of Friendswood – Community Development

910 S. Friendswood Drive

Friendswood, TX 77546

Phone: 281-996-3201 Fax: 281-996-3260

www.ci.friendswood.tx.us

Zone Change Application

CURRENT ZONE OF PROPERTY: CSC

TYPE OF ZONE CHANGE (check one):

☐ Land Use Change to Zone: _____

☐ Specific Use Permit Option 1

☐ Planned Unit Development Option 1

☐ Specific Use Permit Option 2

☒ Planned Unit Development Option 2

SUP for Use(s) #: _____

PROPERTY IDENTIFICATION:

Address: 800 Block of N. Friendswood Dr. (Unplatted 8.102 acres)

Platted Land – Plat Name: _____ Lot: _____ Block: _____

Unplatted Land – Attach a certified metes and bounds description

OWNER NAME: Hausman Interests, Ltd. Phone: 713-799-9450

Owner's Mailing Address: 9950 Cypresswood Dr, Ste. #330

City: Houston State: TX Zip: 77070 Fax: _____

Owner's Email Address: hubble@hausmaninterests.com

AGENT'S NAME : Banfield Properties, Inc. Phone: 281-482-3636

Agent's Mailing Address: 161 W. Shadowbend Ave., Suite 100

City: Friendswood State: TX Zip: 77546 Fax: _____

Agent's Email Address: brett.b@banfieldco.com

In authorizing an agent to represent the owner, the owner attests that his/her agent may make verbal or written representations and/or declarations on the owner's behalf and the owner understands and acknowledges that the City of Friendswood shall rely upon the agent's representations in matters pertaining to the above described property. The designation of an agent in this matter in no way absolves the owner of any of the owner's responsibilities outlined by the City of Friendswood. The owner must be the legal owner of record of the property at the time of submittal of the application.

The undersigned hereby request approval by the City Council on the above identified zone change.

Owner's Signature: [Signature] Date: 5/30/2024

Agent's Signature: [Signature] Date: 5/30/2024

Received By: _____
Date of Public Hearing: _____
Property Owner Notices: _____

Application Number: _____
Received Date: _____
Newspaper Notice: _____
Sign on Property: _____

GAC 9543361 6 PGS

SPECIAL WARRANTY DEED

010-73-0741

STATE OF TEXAS

§

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF GALVESTON

§

Recitals

Under agreement dated July 1, 1995, Ronald Hausman, as trustee of the Ronald Hausman 1992 Family Trust u/a dated November 19, 1992, agreed to transfer all of his interest in and to the Property described below in this Special Warranty Deed to Hausman Interests, Ltd., a Texas limited partnership.

NOW THEREFORE, Ronald Hausman, as trustee of the Ronald Hausman 1992 Family Trust u/a dated November 19, 1992 ("Grantor"), for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration paid to Grantor by Hausman Interests, Ltd., a Texas limited partnership ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, has **SOLD, GRANTED, and CONVEYED**, and by these presents does **SELL, GRANT, and CONVEY** unto Grantee, all of Grantor's interest in that certain property situate in Galveston County, Texas, described as follows:

TRACT ONE:

A parcel of land containing 8.1064 acres (353.117 square feet) more or less out of the Emily M. Austin and James E. Perry League, Abstract 20, Galveston County, Texas and a portion of Reserve B Annalea Whitehall Subdivision, Section B, as recorded in Volume 1616, Page 100, Plat Records, Galveston County, Texas and that portion of Chelsea Lane conveyed by the City of Friendswood to Ronald Hausman by deed recorded in File Code No. 005-05-0749, Official Public Records of Real Property, Galveston County, Texas, said 8.1064 acre tract being more particularly described as follows:

BEGINNING at a set 5/8 inch iron rod from which a found 1/2 inch iron rod bears N 15° 15' 41" E, 1.98 feet, said set iron rod being on the westerly line of Chelsea Lane, 60 feet wide, and the northeasterly corner of Lot 7, Block 16, of the said Annalea Whitehall Subdivision, Section 'B';

THENCE, N 59° 44' 19" W, along the northerly line of the said Block 16 a distance of 241.18 feet to a set 5/8 inch iron rod from which a found fence corner bears S 65° 03' 43" W, 0.94 feet;

THENCE, N 79° 17' 48" W, along the northerly line of the said Block 16 a distance of 426.33 feet to a set 5/8 inch iron rod at the northwesterly corner of Lot 1, of the said Block 16, Annalea Whitehall Subdivision, said set iron rod being on the Galveston-

Brazoria County Line and from which a found 1/2 inch iron rod bears N 09° 35' 51" E, 9.83 feet;

THENCE, N 10° 42' 12" E, along the said Galveston Brazoria County Line a distance of 575.00 feet to a set 5/8 inch iron rod on the southerly line of FM 518, 100 feet wide;

THENCE, S 59° 46' 00" E, along the said southerly line of FM 518 at 835.46 feet pass a found 5/8 inch iron rod, at 895.55 feet pass a found 5/8 inch iron rod, in all a distance of 917.60 feet to a found 5/8 inch iron rod on the beginning of a curve to the right;

THENCE, along said curve to the right having a radius of 20.00 feet through a central angle of 96° 55' 42" a distance 33.83 feet to a set 5/8 inch iron rod on the westerly line of Chelsea Lane, variable width, said curve have a chord which bears S 11° 20' 09" E, 29.94 feet in length;

THENCE, S 37° 07' 42" W, along the westerly line of the said Chelsea Lane a distance of 22.71 feet to a set 5/8 inch iron rod on the beginning of a curve to the right;

THENCE, along the said westerly line of Chelsea Lane and said curve to the right having a radius of 182.94 feet through a central angle of 33° 52' 18" a distance of 108.14 feet to a set 5/8 inch iron rod on the beginning of a curve to the left, said curve to the right having a chord which bears S 54° 03' 50" W, 106.58 feet in length;

THENCE, along the said westerly line of Chelsea Lane and said curve to the left having a radius of 232.00 feet through a central angle of 40° 44' 15" (called 40° 44' 19") a distance of 164.96 feet to a set 5/8 inch iron rod, said curve having a chord which bears S 50° 37' 51" W, 161.50 feet in length;

THENCE, S 30° 15' 41" W, along the said westerly line of Chelsea Lane a distance of 106.23 feet to the POINT OF BEGINNING and containing 8.1064 acres (353.117 square feet) of land more or less.

TRACT TWO:

A parcel of land containing 7.0530 acres (307.229 square feet) more or less out of Reserve B, Annalea Whitehall Subdivision, Section b, as recorded in Volume 1616, Page 100, Maps Records Galveston County, Texas, said 7.0530 acres tract being in the Emily M. Austin and James E. Perry League, Abstract 20, Galveston County, Texas and being more particularly described as follows:

BEGINNING at a found 5/8 inch iron rod on the southeasterly corner of the said Reserve B from which a found 5/8 inch iron rod bears N 19° 47' 56" E, 0.21 feet, said

found iron rod being on the westerly line of Brandywine Drive, 60 feet wide, and the northeasterly corner of Lot 1, Block 6, Annalea Whitehall Subdivision, Section A;

THENCE, N 59° 44' 19" W, along the said southerly line of Reserve B a distance of 1090.09 feet to a set 5/8 inch iron rod on the southwesterly corner of the said Reserve B, said set iron rod being on the easterly line of Chelsea Lane, 60 feet wide, the northwesterly corner of Lot 13, Block 6 Annalea Whitehall Subdivision, Section B, and from which a found 5/8 inch iron rod bears N 68° 52' 55" E, 0.68 feet;

THENCE, N 30° 15' 41" E, along the westerly line of the said Reserve B and the easterly line of the said Chelsea Lane a distance of 5.00 feet to a set 5/8 inch iron rod on the beginning of a curve to the right;

THENCE, along the said easterly line of Chelsea Lane and said curve to the right having a radius of 172.00 feet through a central angle of 40° 44' 19" a distance of 122.30 feet to a set 5/8 inch iron rod, said curve having a chord which bears N 50° 37' 51" E, 119.74 feet in length;

THENCE, N 71° 00' 00" E, along the said easterly line of Chelsea Lane a distance of 30.68 feet to the set 5/8 inch iron rod on the beginning of a curve to the left;

THENCE, along the said easterly line of Chelsea Lane and the said curve to the left having a radius of 260.05 feet through a central angle of 32° 52' 18" a distance of 153.73 feet to a set 5/8 inch iron rod on the beginning of a curve to the right, said curve to the left having a chord which bears N 54° 03' 52" E, 151.50 feet;

THENCE, along said curve to the right having a radius of 22.58 feet through a central angle of 83° 04' 17" a distance of 32.73 feet to a set 5/8 inch iron rod on the northerly line of the said Reserve B and the southerly line of FM 518, 100 feet wide, said curve having a chord which bears N 78° 39' 52" E, 29.94 feet;

THENCE, S 59° 48' 00" E, along the said northerly line of Reserve B and the southerly line of the said FM 518 a distance of 944.76 feet to a set 5/8 inch iron rod from which a found 5/8 inch iron rod bears N 59° 48' 00" W, 0.14 feet and a found 1/2 inch iron rod bears S 16° 36' 48" E, 17.52 feet, said set iron rod being on the northeasterly corner of the said Reserve B and the easterly line of the said Brandywine Drive;

THENCE, S 30° 15' 41" W, along the easterly line of the said Reserve B and westerly line of the said Brandywine Drive a distance of 300.00 feet to the POINT OF BEGINNING and containing 7.0530 acres (307,229 square feet) of land more or less;

together with all of Grantor's rights, titles, and interests in and to any improvements and appurtenances belonging or appertaining thereto or thereon (all of Grantor's interest in such real property and all of Grantor's rights, titles, and interests being conveyed herein are referred to herein as "the Property").

This conveyance is made by Grantor and accepted by Grantee subject to the following (the "Permitted Encumbrances"): (a) any and all easements, rights of way, leases, rights of parties in possession, valid restrictions or licenses, oil, gas, or mineral reservations of any kind, maintenance charges, agreements and deed restrictions and other encumbrances of record in Galveston County, Texas, to the extent any of the same are valid and in force and effect against the Property, (b) any encroachments, protrusions, or overlapping of improvements visible on the ground, and (c) all laws, ordinances, and governmental regulations now or hereafter applicable to and enforceable against the Property.

GRANTOR MAKES NO, AND EXCLUDES ALL, WARRANTIES, EITHER EXPRESS OR IMPLIED, AS TO THE MERCHANTABILITY, QUALITY, CONDITION, OR FITNESS FOR PARTICULAR USES OF ANY PERSONAL PROPERTY, IMPROVEMENTS, AND FIXTURES CONVEYED HEREUNDER. GRANTOR IN PARTICULAR MAKES NO REPRESENTATIONS, WARRANTIES, OR COVENANTS WITH RESPECT TO COMPLIANCE OF GRANTOR (OR HIS PREDECESSORS IN INTEREST) OR THE PROPERTY WITH ANY PAST, EXISTING, OR FUTURE LAW, REGULATION, OR ORDINANCE RELATING TO ENVIRONMENTAL, HEALTH, OR SAFETY MATTERS, OR THE CONDITION OF THE PROPERTY WITH RESPECT TO SUCH MATTERS.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in anywise belonging unto Grantee, its successors, and assigns, as may be the case, forever; and Grantor does hereby bind himself, his heirs, personal representatives, successors, and assigns, as may be the case, to WARRANT AND FOREVER DEFEND all and singular the Property unto Grantee, its successors, and assigns, as may be the case, against every person whomsoever lawfully claiming or to claim the same or any part thereof, by, through, or under Grantor, but not otherwise, subject to the Permitted Encumbrances.

EXECUTED on the 18 day of July, 1995, but effective on
July 1, 1995.

010-73-0745



Ronald Hausman, as trustee of the
Ronald Hausman 1992 Family Trust
u/a dated November 19, 1992

Grantee's address is:

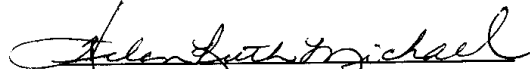
1328 South Loop West
Suite 100
Houston, Texas 77054

THE STATE OF TEXAS §

COUNTY OF HARRIS §

This instrument was acknowledged before me on July 18th, 1995, by
RONALD HAUSMAN, in the capacity therein stated.




Notary Public, State of Texas

Baker & Butts
One Gulf Plaza
910
Houston, TX 77002-4495
PAID

FILED FOR RECORD

HOU01:142278.1 95 JUL 26 AM 10: 07


COUNTY CLERK
BRACORIE COUNTY, TEXAS

-5-

THE STATE OF TEXAS
COUNTY OF BRAZORIA

I, DOLLY BAILEY, Clerk of the County Court in and for Brazoria County,
Texas, do hereby certify that this instrument was FILED FOR RECORD
and RECORDED in the OFFICIAL RECORD at the time and date as
stamped hereon by me.




County Clerk of Brazoria Co., TX

FILED AND RECORDED
Official Public Records of Real Property

Patricia Ritchie

11-9-95 10:02 AM SIMON_B \$19.00 9543361
Patricia Ritchie - Co. Clerk
Galveston Co. TX

010-73-0746

95-023460

1.00
5.00
11.00

17.00
CK#
509167

BAKER & BOTTS **DIV**
L.L.P.
ONE SHELL PLAZA
910 LOUISIANA
HOUSTON TX 77002-
4995

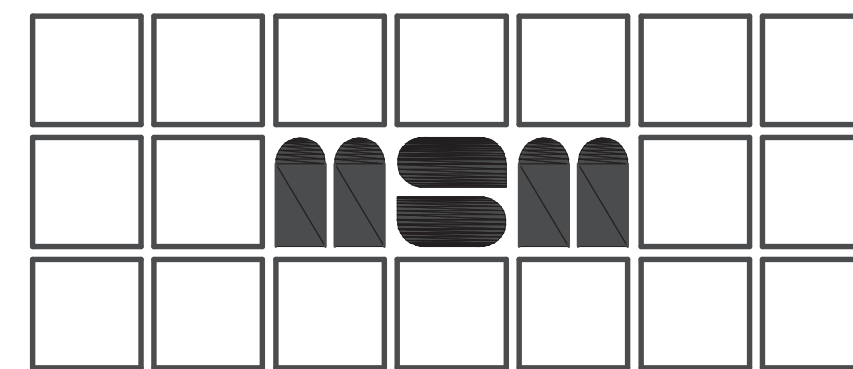
DECO

0001 2127-0000 0079 8/26/95 10:13AM WED
DRAWER-A 1
FILE # 23460
CHECK 17.00
SECURITY FEE 1.00
RIGHT-PRES 5.00
RECORDING 11.00
TOTAL 17.00



THE BELMONT MASTER PLAN

A Mixed Use Community



MUCASEY
&
Associates

Architects

4808 Gibson St., Suite 200
Houston, Texas 77007
Tel. (713) 521-1233
Fax (713) 520-1904

PROJECT SUMMARY:

Apartments:

Type	Description	Qty.	Area
A1	One Bedroom, 1 Bath	64	787 s.f.
A2	One Bedroom, 1 Bath	42	797 s.f.
Total One Bedroom Units		106 Units	
B1	Two Bedroom, 1 Bath	60	1,007 s.f.
B2	Two Bedroom, 2 Bath	36	1,102 s.f.
B3	Two Bedroom/Den, 2 Bath	30	1,161 s.f.
Total Two Bedroom Units		126 Units	
Apartments Total		232 Units	218,764 s.f.

Acreage:

Retail/Commercial "A" & "B"	2.627 acres
Multifamily Section "A"	5.544 acres
Multifamily Section "B"	6.098 acres
Storage	0.696 acres
Total Development	14.965 acres

Retail:

Retail / Commercial "A"	19,770 s.f.
Retail / Commercial "B"	18,120 s.f.
Self Storage	26,700 s.f.

Garages Provided:

Breezeway Garages	133 cars
Detached Garages	99 cars
Total Garages	232 cars

Custom Regulation Matrix - Residential											
	Units Per Acre	Lot Area Minimum Square Ft.	Lot Width	Yards - Minimum Feet					Height Maximum Feet	Zero Lot Lines Y or N	Maximum Lot Coverage
				Front	Rear	Side	Exterior (Corner Lot)				
							Backing Up to an Abutting Side Yard	Backing Up to an Abutting Rear Yard			
Phase I: MFR Section "A" & Section "B"	19.93	--	--	25 B	0	10 E, I	25 B	20 C	40	No	50%

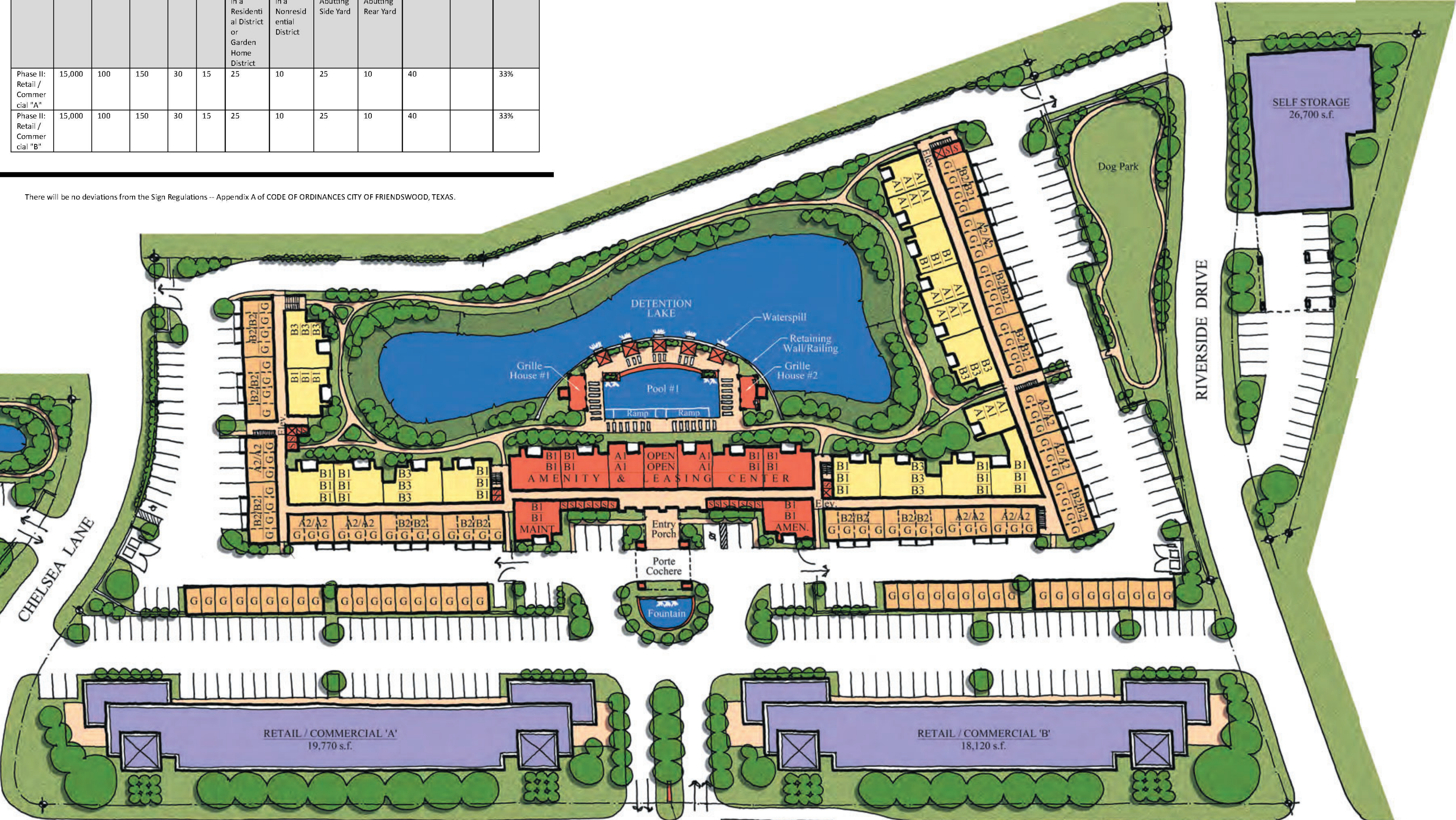
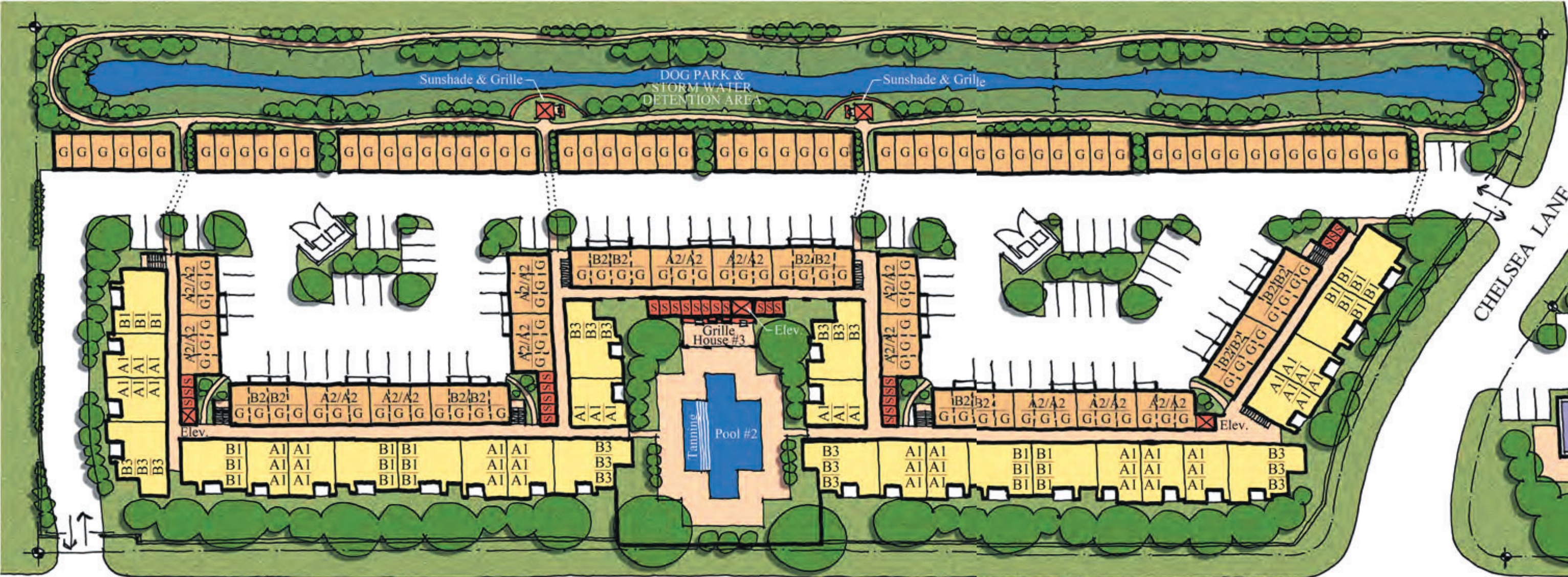
B. 35 feet on thoroughfares.
C. 25 feet on thoroughfares.
E. Ten-foot minimum separation between buildings.
I. 25 feet when abutting land zoned single-family residential (SFR) district.

Custom Regulation Matrix – Commercial												
	Lot Area Minimum Square Feet	Lot Width Minimum Feet	Lot Depth Minimum Feet	Yards – Minimum Feet						Height Maximum Feet (max 4 stories)	Exception Notes	Maximum Lot Coverage
				Front	Rear	Side		Exterior				
						Interior	Exterior	When Abutting Property in a Residential District or Garden Home District	When Abutting Property in a Nonresidential District			
Phase II: Retail / Commercial "A"	15,000	100	150	30	15	25	10	25	10	40		33%
Phase II: Retail / Commercial "B"	15,000	100	150	30	15	25	10	25	10	40		33%

There will be no deviations from the Sign Regulations -- Appendix A of CODE OF ORDINANCES CITY OF FRIENDSWOOD, TEXAS.

Parking Analysis: Phase I: MFR Section "A" & Section "B"	
	Spaces
1.5 spaces per 1 BR (106 units)	159
1.75 Spaces per 2 BR (126 units)	221
Total Parking Required	380
Garages Provided	232
Open Parking Provided	179
Total Parking Provided	411
Surplus Parking	31

Parking Analysis - Phase II: Retail / Commercial "A"	
	Spaces
Required (4 Spaces/ 1,000 GFA)	79
Provided	67
Surplus / (deficit) Parking	-12
Parking Analysis - Phase III: Retail / Commercial "B"	
	Spaces
Required (4 Spaces/ 1,000 GFA)	72
Provided	56
Surplus / (deficit) Parking	-16



SECTION "A"

SECTION "B"

FRIENDSWOOD MASTER PLAN

A Mixed Use Community
Mucasey & Associates, Architects
April 26, 2024

Phase I: MFR Section "A" & Section "B"

Approx 11.642 acres
232 Class A+ Multi-family
Three-Story / 55 & over age restricted
Density: 19.93 units per acres
Underlying Zoning: MFR-H

Phase II: Retail / Commercial "A"

Approx. 1.3135 acres
Class A+ Commercial Building
Single Story - 19 s .ft.
Use: Professional office medical retail restaurant
Underlying Zoning: CSC

Phase III: Retail / Commercial "B"

Approx. 1.3135 acres
Class A+ Commercial Building
Single Story - 1 12 s .ft.
Use: Professional office medical retail restaurant
Underlying Zoning: CSC

PROJECT SUMMARY:

Apartments:

Type	Description	Qty.	Area
A1	One Bedroom, 1 Bath	64	787 s.f.
A2	One Bedroom, 1 Bath	42	797 s.f.
Total One Bedroom Units		106 Units	
B1	Two Bedroom, 1 Bath	60	1,007 s.f.
B2	Two Bedroom, 2 Bath	36	1,102 s.f.
B3	Two Bedroom/Den, 2 Bath	30	1,161 s.f.
Total Two Bedroom Units		126 Units	
Apartments Total		232 Units	218,764 s.f.

Retail:

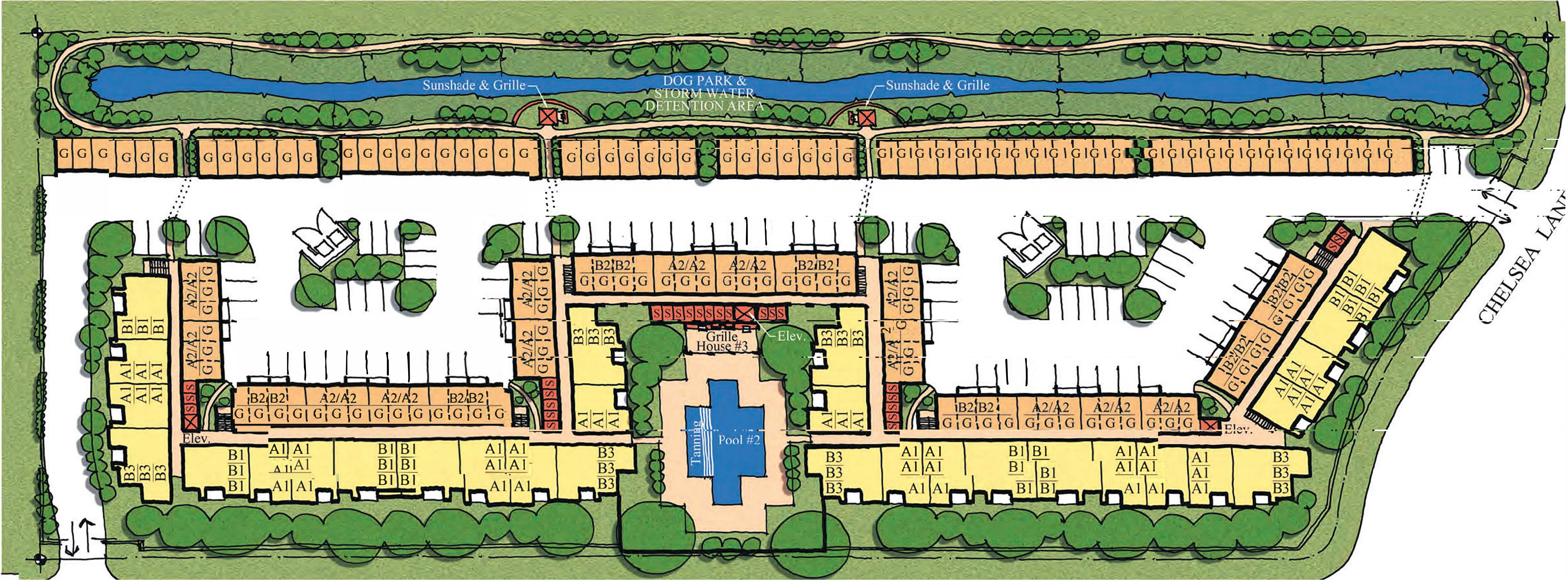
Retail / Commercial "A"	19,770 s.f.
Retail / Commercial "B"	18,120 s.f.
Self Storage	26,700 s.f.

Garages Provided:

Breezeway Garages	133 cars
Detached Garages	99 cars
Total Garages	232 cars

Acreage:

Retail/Commercial "A" & "B"	2.627 acres
Multifamily Section "A"	5.544 acres
Multifamily Section "B"	6.098 acres
Storage	0.696 acres
Total Development	14.965 acres



THE BELMONT MASTER PLAN - Section "A"

A Multi-Family Community
Mucasey & Associates, Architects
April 26, 2024

PROJECT SUMMARY:

Apartments:

Type	Description	Qty.	Area
A1	One Bedroom, 1 Bath	64	787 s.f.
A2	One Bedroom, 1 Bath	42	797 s.f.
Total One Bedroom Units		106 Units	
B1	Two Bedroom, 1 Bath	60	1,007 s.f.
B2	Two Bedroom, 2 Bath	36	1,102 s.f.
B3	Two Bedroom/Den, 2 Bath	30	1,161 s.f.
Total Two Bedroom Units		126 Units	
Apartments Total		232 Units	218,764 s.f.

Retail:

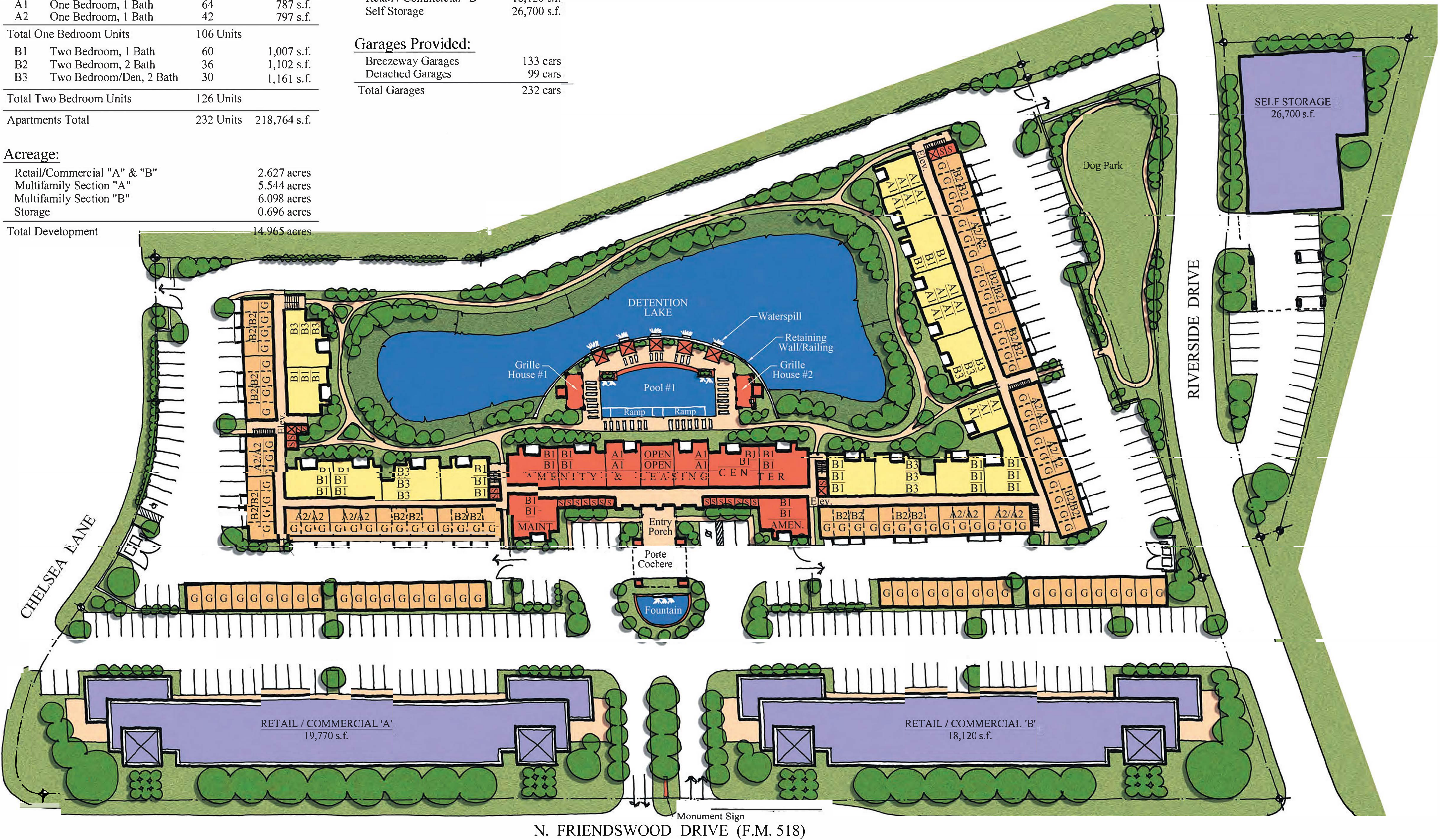
Retail / Commercial "A"	19,770 s.f.
Retail / Commercial "B"	18,120 s.f.
Self Storage	26,700 s.f.

Garages Provided:

Breezeway Garages	133 cars
Detached Garages	99 cars
Total Garages	232 cars

Acreage:

Retail/Commercial "A" & "B"	2.627 acres
Multifamily Section "A"	5.544 acres
Multifamily Section "B"	6.098 acres
Storage	0.696 acres
Total Development	14.965 acres



THE BELMONT MASTER PLAN - Section "B"

A Multi-Family Community
Mucasey & Associates, Architects
April 26, 2024

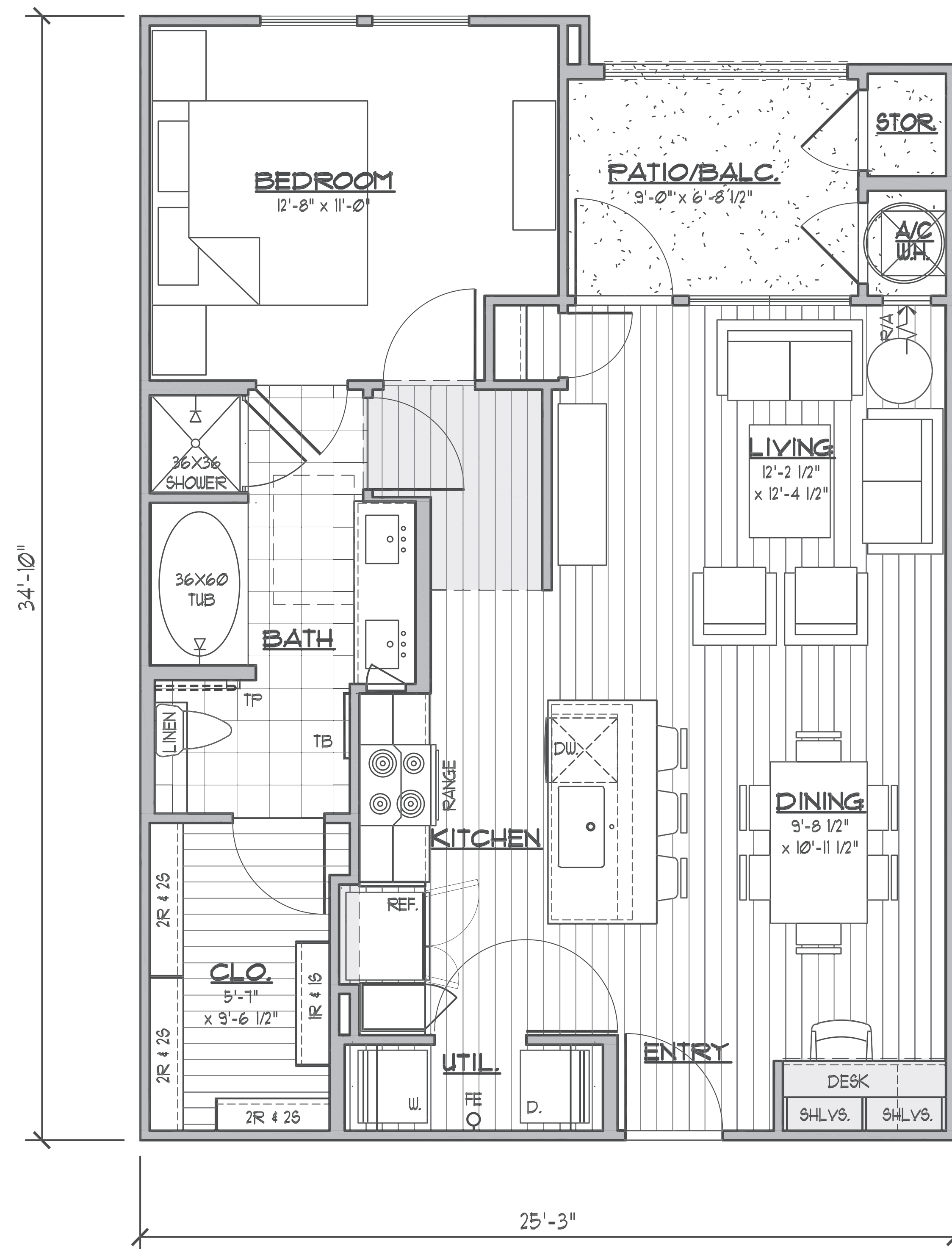


Typical Building

THE BELMONT MASTER PLAN

Mucasey & Associates, Architects

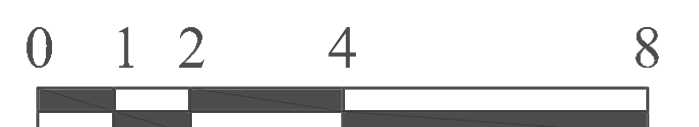
April 26, 2024

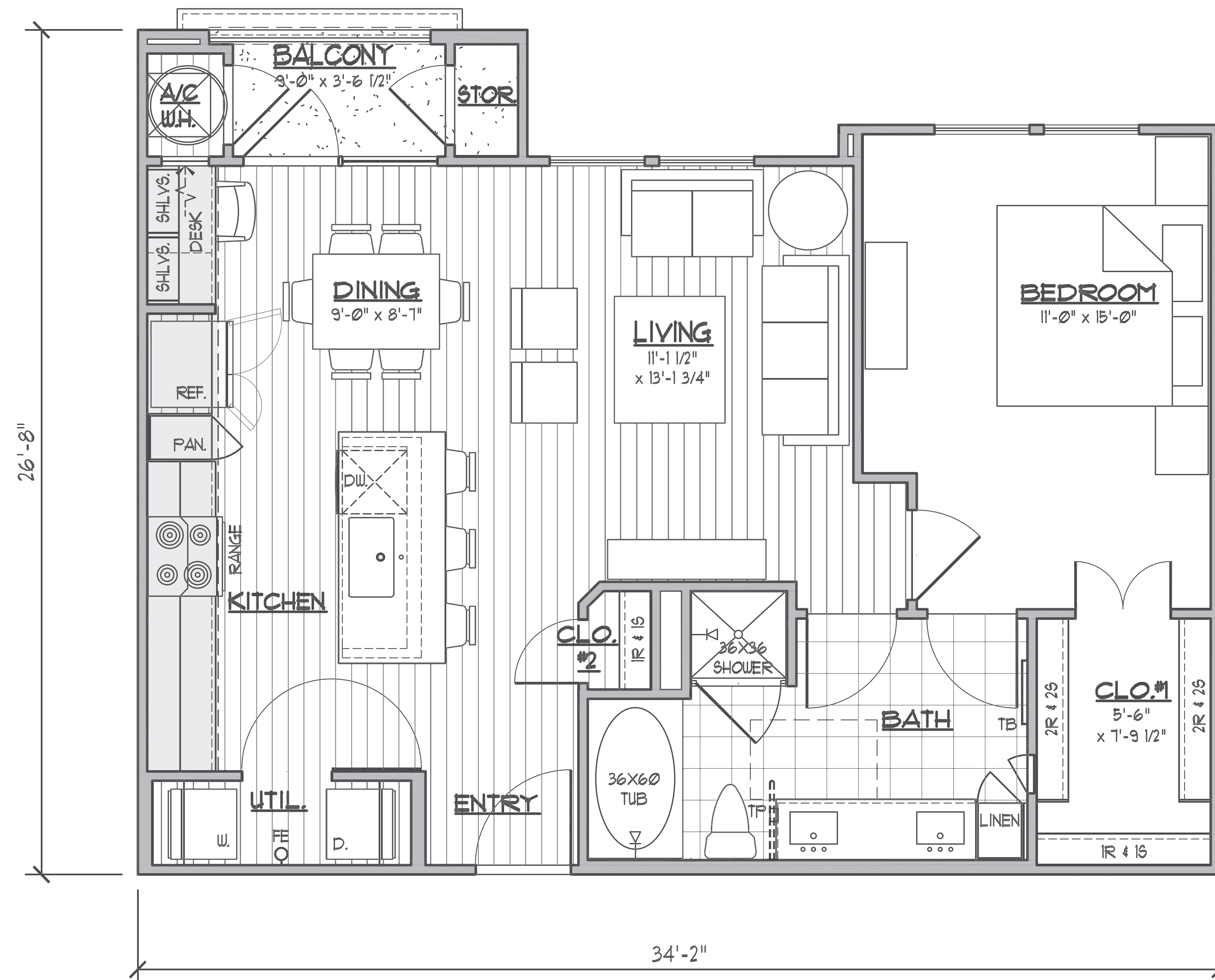


UNITS "A1" - One Bedroom, 1 Bath

Friendswood Master Plan
Mucasey & Associates, Architects

(Fair Housing Accessible) 787 s.f.



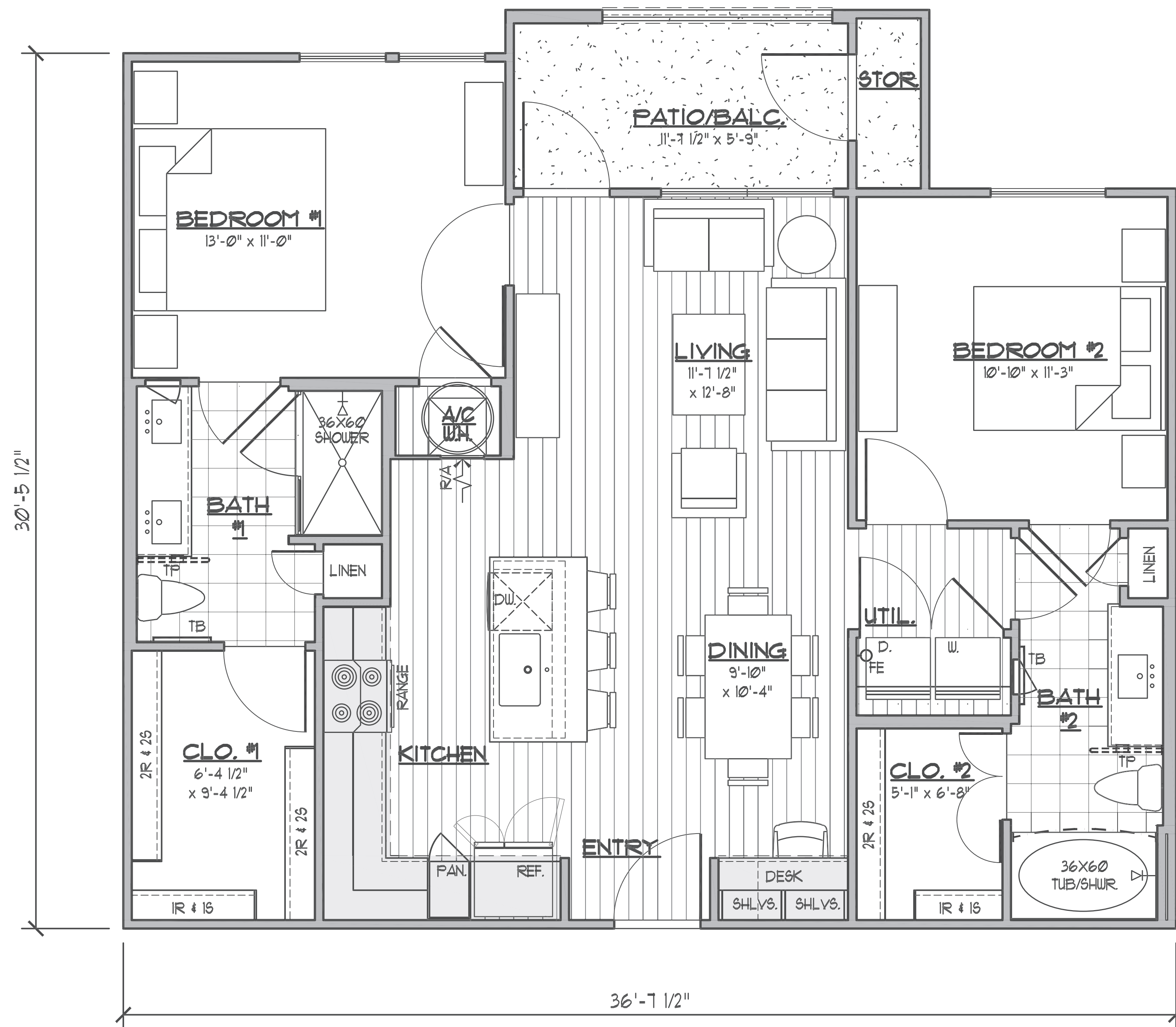


UNITS "A2" - One Bedroom, 1 Bath

Friendswood Master Plan
Mucasey & Associates, Architects

(Fair Housing Accessible) 797 s.f.





UNITS "B1" - Two Bedroom, 2 Bath

Friendswood Master Plan
 Mucasey & Associates, Architects

(Fair Housing Accessible) 1,007 s.f.





45'-5 1/2"

UNITS "B3" - Two Bedroom/Den, 2 Bath

Friendswood Master Plan
Mucasey & Associates, Architects

(Fair Housing Accessible) 1,161 s.f.



GAC 9543361 6 PGS

SPECIAL WARRANTY DEED

010-73-0741

STATE OF TEXAS

§

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF GALVESTON

§

Recitals

Under agreement dated July 1, 1995, Ronald Hausman, as trustee of the Ronald Hausman 1992 Family Trust u/a dated November 19, 1992, agreed to transfer all of his interest in and to the Property described below in this Special Warranty Deed to Hausman Interests, Ltd., a Texas limited partnership.

NOW THEREFORE, Ronald Hausman, as trustee of the Ronald Hausman 1992 Family Trust u/a dated November 19, 1992 ("Grantor"), for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration paid to Grantor by Hausman Interests, Ltd., a Texas limited partnership ("Grantee"), the receipt and sufficiency of which are hereby acknowledged, has **SOLD, GRANTED, and CONVEYED**, and by these presents does **SELL, GRANT, and CONVEY** unto Grantee, all of Grantor's interest in that certain property situate in Galveston County, Texas, described as follows:

TRACT ONE:

A parcel of land containing 8.1064 acres (353.117 square feet) more or less out of the Emily M. Austin and James E. Perry League, Abstract 20, Galveston County, Texas and a portion of Reserve B Annalea Whitehall Subdivision, Section B, as recorded in Volume 1616, Page 100, Plat Records, Galveston County, Texas and that portion of Chelsea Lane conveyed by the City of Friendswood to Ronald Hausman by deed recorded in File Code No. 005-05-0749, Official Public Records of Real Property, Galveston County, Texas, said 8.1064 acre tract being more particularly described as follows:

BEGINNING at a set 5/8 inch iron rod from which a found 1/2 inch iron rod bears N 15° 15' 41" E, 1.98 feet, said set iron rod being on the westerly line of Chelsea Lane, 60 feet wide, and the northeasterly corner of Lot 7, Block 16, of the said Annalea Whitehall Subdivision, Section 'B';

THENCE, N 59° 44' 19" W, along the northerly line of the said Block 16 a distance of 241.18 feet to a set 5/8 inch iron rod from which a found fence corner bears S 65° 03' 43" W, 0.94 feet;

THENCE, N 79° 17' 48" W, along the northerly line of the said Block 16 a distance of 426.33 feet to a set 5/8 inch iron rod at the northwesterly corner of Lot 1, of the said Block 16, Annalea Whitehall Subdivision, said set iron rod being on the Galveston-

Brazoria County Line and from which a found 1/2 inch iron rod bears N 09° 35' 51" E, 9.83 feet;

THENCE, N 10° 42' 12" E, along the said Galveston Brazoria County Line a distance of 575.00 feet to a set 5/8 inch iron rod on the southerly line of FM 518, 100 feet wide;

THENCE, S 59° 46' 00" E, along the said southerly line of FM 518 at 835.46 feet pass a found 5/8 inch iron rod, at 895.55 feet pass a found 5/8 inch iron rod, in all a distance of 917.60 feet to a found 5/8 inch iron rod on the beginning of a curve to the right;

THENCE, along said curve to the right having a radius of 20.00 feet through a central angle of 96° 55' 42" a distance 33.83 feet to a set 5/8 inch iron rod on the westerly line of Chelsea Lane, variable width, said curve have a chord which bears S 11° 20' 09" E, 29.94 feet in length;

THENCE, S 37° 07' 42" W, along the westerly line of the said Chelsea Lane a distance of 22.71 feet to a set 5/8 inch iron rod on the beginning of a curve to the right;

THENCE, along the said westerly line of Chelsea Lane and said curve to the right having a radius of 182.94 feet through a central angle of 33° 52' 18" a distance of 108.14 feet to a set 5/8 inch iron rod on the beginning of a curve to the left, said curve to the right having a chord which bears S 54° 03' 50" W, 106.58 feet in length;

THENCE, along the said westerly line of Chelsea Lane and said curve to the left having a radius of 232.00 feet through a central angle of 40° 44' 15" (called 40° 44' 19") a distance of 164.96 feet to a set 5/8 inch iron rod, said curve having a chord which bears S 50° 37' 51" W, 161.50 feet in length;

THENCE, S 30° 15' 41" W, along the said westerly line of Chelsea Lane a distance of 106.23 feet to the POINT OF BEGINNING and containing 8.1064 acres (353.117 square feet) of land more or less.

TRACT TWO:

A parcel of land containing 7.0530 acres (307.229 square feet) more or less out of Reserve B, Annalea Whitehall Subdivision, Section b, as recorded in Volume 1616, Page 100, Maps Records Galveston County, Texas, said 7.0530 acres tract being in the Emily M. Austin and James E. Perry League, Abstract 20, Galveston County, Texas and being more particularly described as follows:

BEGINNING at a found 5/8 inch iron rod on the southeasterly corner of the said Reserve B from which a found 5/8 inch iron rod bears N 19° 47' 56" E, 0.21 feet, said

found iron rod being on the westerly line of Brandywine Drive, 60 feet wide, and the northeasterly corner of Lot 1, Block 6, Annalea Whitehall Subdivision, Section A;

THENCE, N 59° 44' 19" W, along the said southerly line of Reserve B a distance of 1090.09 feet to a set 5/8 inch iron rod on the southwesterly corner of the said Reserve B, said set iron rod being on the easterly line of Chelsea Lane, 60 feet wide, the northwesterly corner of Lot 13, Block 6 Annalea Whitehall Subdivision, Section B, and from which a found 5/8 inch iron rod bears N 68° 52' 55" E, 0.68 feet;

THENCE, N 30° 15' 41" E, along the westerly line of the said Reserve B and the easterly line of the said Chelsea Lane a distance of 5.00 feet to a set 5/8 inch iron rod on the beginning of a curve to the right;

THENCE, along the said easterly line of Chelsea Lane and said curve to the right having a radius of 172.00 feet through a central angle of 40° 44' 19" a distance of 122.30 feet to a set 5/8 inch iron rod, said curve having a chord which bears N 50° 37' 51" E, 119.74 feet in length;

THENCE, N 71° 00' 00" E, along the said easterly line of Chelsea Lane a distance of 30.68 feet to the set 5/8 inch iron rod on the beginning of a curve to the left;

THENCE, along the said easterly line of Chelsea Lane and the said curve to the left having a radius of 260.05 feet through a central angle of 32° 52' 18" a distance of 153.73 feet to a set 5/8 inch iron rod on the beginning of a curve to the right, said curve to the left having a chord which bears N 54° 03' 52" E, 151.50 feet;

THENCE, along said curve to the right having a radius of 22.58 feet through a central angle of 83° 04' 17" a distance of 32.73 feet to a set 5/8 inch iron rod on the northerly line of the said Reserve B and the southerly line of FM 518, 100 feet wide, said curve having a chord which bears N 78° 39' 52" E, 29.94 feet;

THENCE, S 59° 48' 00" E, along the said northerly line of Reserve B and the southerly line of the said FM 518 a distance of 944.76 feet to a set 5/8 inch iron rod from which a found 5/8 inch iron rod bears N 59° 48' 00" W, 0.14 feet and a found 1/2 inch iron rod bears S 16° 36' 48" E, 17.52 feet, said set iron rod being on the northeasterly corner of the said Reserve B and the easterly line of the said Brandywine Drive;

THENCE, S 30° 15' 41" W, along the easterly line of the said Reserve B and westerly line of the said Brandywine Drive a distance of 300.00 feet to the POINT OF BEGINNING and containing 7.0530 acres (307,229 square feet) of land more or less;

together with all of Grantor's rights, titles, and interests in and to any improvements and appurtenances belonging or appertaining thereto or thereon (all of Grantor's interest in such real property and all of Grantor's rights, titles, and interests being conveyed herein are referred to herein as "the Property").

This conveyance is made by Grantor and accepted by Grantee subject to the following (the "Permitted Encumbrances"): (a) any and all easements, rights of way, leases, rights of parties in possession, valid restrictions or licenses, oil, gas, or mineral reservations of any kind, maintenance charges, agreements and deed restrictions and other encumbrances of record in Galveston County, Texas, to the extent any of the same are valid and in force and effect against the Property, (b) any encroachments, protrusions, or overlapping of improvements visible on the ground, and (c) all laws, ordinances, and governmental regulations now or hereafter applicable to and enforceable against the Property.

GRANTOR MAKES NO, AND EXCLUDES ALL, WARRANTIES, EITHER EXPRESS OR IMPLIED, AS TO THE MERCHANTABILITY, QUALITY, CONDITION, OR FITNESS FOR PARTICULAR USES OF ANY PERSONAL PROPERTY, IMPROVEMENTS, AND FIXTURES CONVEYED HEREUNDER. GRANTOR IN PARTICULAR MAKES NO REPRESENTATIONS, WARRANTIES, OR COVENANTS WITH RESPECT TO COMPLIANCE OF GRANTOR (OR HIS PREDECESSORS IN INTEREST) OR THE PROPERTY WITH ANY PAST, EXISTING, OR FUTURE LAW, REGULATION, OR ORDINANCE RELATING TO ENVIRONMENTAL, HEALTH, OR SAFETY MATTERS, OR THE CONDITION OF THE PROPERTY WITH RESPECT TO SUCH MATTERS.

TO HAVE AND TO HOLD the Property, together with all and singular the rights and appurtenances thereto in anywise belonging unto Grantee, its successors, and assigns, as may be the case, forever; and Grantor does hereby bind himself, his heirs, personal representatives, successors, and assigns, as may be the case, to WARRANT AND FOREVER DEFEND all and singular the Property unto Grantee, its successors, and assigns, as may be the case, against every person whomsoever lawfully claiming or to claim the same or any part thereof, by, through, or under Grantor, but not otherwise, subject to the Permitted Encumbrances.

EXECUTED on the 18 day of July, 1995, but effective on
July 1, 1995.

010-73-0745



Ronald Hausman, as trustee of the
Ronald Hausman 1992 Family Trust
u/a dated November 19, 1992

Grantee's address is:

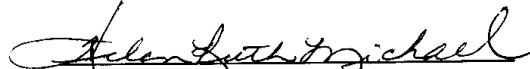
1328 South Loop West
Suite 100
Houston, Texas 77054

THE STATE OF TEXAS §

COUNTY OF HARRIS §

This instrument was acknowledged before me on July 18th, 1995, by
RONALD HAUSMAN, in the capacity therein stated.




Notary Public, State of Texas

Baker & Butts
One Gulf Plaza
910
Houston, TX 77002-4495 **PAID**

FILED FOR RECORD

HOU01:142278.1 95 JUL 26 AM 10: 07


COUNTY CLERK
BRACORIE COUNTY, TEXAS

-5-

THE STATE OF TEXAS
COUNTY OF BRAZORIA

I, DOLLY BAILEY, Clerk of the County Court in and for Brazoria County,
Texas, do hereby certify that this instrument was FILED FOR RECORD
and RECORDED in the OFFICIAL RECORD at the time and date as
stamped hereon by me.




County Clerk of Brazoria Co., TX

FILED AND RECORDED
Official Public Records of Real Property

Patricia Ritchie

11-9-95 10:02 AM SIMON_B \$19.00 9543361
Patricia Ritchie - Co. Clerk
Galveston Co. TX

010-73-0746

95-023460

1.00
5.00
11.00
17.00 CK#
509167

DECO

BAKER & BOTTS **DIV**
L.L.P.
ONE SHELL PLAZA
910 LOUISIANA
HOUSTON TX 77002-
4995

0001 2127-0000 0079 8/26/95 10:13AM WED
DRAWER-A 1
FILE # 17.00
CHECK 23460 17.00
SECURITY FEE 1.00
RIGHT-PRES 5.00
RECORDING 11.00
TOTAL

STATE OF TEXAS
COUNTY OF GALVESTON

WE, HAUSMAN INTERESTS, LTD., A TEXAS LIMITED PARTNERSHIP ACTING BY AND THROUGH CAREY P. HAUSMAN, PRESIDENT OF MAXI, INC, A TEXAS CORPORATION, BEING THE GENERAL PARTNER OF HAUSMAN INTERESTS, LTD., AND DUDESTOP HOLDING LLC, A TEXAS LIMITED LIABILITY COMPANY ACTING BY & THROUGH FAISAL FAREED, PRESIDENT BEING OFFICER OF DUDESTOP HOLDING LLC, OWNERS HERINAFTER REFERRED TO AS OWNERS OF THE 7.4103 ACRES TRACT DESCRIBED IN THE ABOVE AND FOREGOING PLAT OF REPLAT OF RESERVE "B", ANNALEA KINGS PARK SECTION "B" AND WHITEHALL SECTION "B", DO HEREBY MAKE AND ESTABLISH SAID SUBDIVISION OF SAID PROPERTY ACCORDING TO ALL LINES, DEDICATIONS, RESTRICTIONS AND NOTATIONS ON SAID PLAT AND HEREBY DEDICATE TO THE USE OF THE PUBLIC FOREVER, ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS AND PUBLIC PLACES SHOWN THEREON FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED; AND DO HEREBY BIND OURSELVES OUR HEIRS, SUCCESSORS AND ASSIGNS TO WARRANT AND FOREVER DEFEND THE TITLE TO THE LAND SO DEDICATED.

FURTHER, OWNERS HAVE DEDICATED AND BY THESE PRESENTS DO DEDICATE TO THE USE OF THE PUBLIC FOR PUBLIC UTILITY PURPOSES FOREVER AN UNOBSTRUCTED AERIAL EASEMENT ABOVE THE GROUND LEVEL UPWARD, TO ALL PUBLIC EASEMENTS SHOWN HEREON.

WITNESS OUR HAND IN THE CITY OF FRIENDSWOOD, TEXAS, THIS 7th DAY OF MAY 2021.

BY: HAUSMAN INTERESTS, LTD., BY: DUDESTOP HOLDING, LLC,
A TEXAS LIMITED PARTNERSHIP A TEXAS LIMITED LIABILITY COMPANY

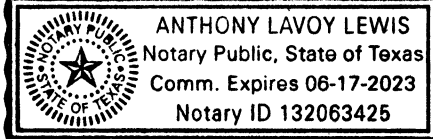
BY: MAXI, INC, A TEXAS CORPORATION
ITS GENERAL PARTNER
BY: Carey P. Hausman BY: Faisal Fareed
CAREY P. HAUSMAN, PRESIDENT FAISAL FAREED, PRESIDENT

STATE OF TEXAS
COUNTY OF GALVESTON

BEFORE ME, THE UNDER SIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED CAREY P. HAUSMAN, PRESIDENT, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 10 DAY OF MAY 2021

Anthony LaVoy Lewis
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
MY COMMISSION EXPIRES: 6-17-23

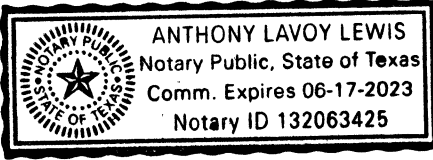


STATE OF TEXAS
COUNTY OF GALVESTON

BEFORE ME, THE UNDER SIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED FIASAL FAREED, PRESIDENT, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATIONS THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 7th DAY OF MAY 2021

Anthony LaVoy Lewis
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS
MY COMMISSION EXPIRES: 6-17-23



THIS IS TO CERTIFY THAT THE PLANNING AND ZONING COMMISSION OF THE CITY OF FRIENDSWOOD, TEXAS, HAS APPROVED THIS PLAT AND SUBDIVISION OF REPLAT OF RESERVE "B" OF ANNALEA KINGS PARK SECTION "B" AND WHITEHALL SECTION "B" IN CONFORMANCE WITH ALL OF THE EXISTING RULES AND REGULATIONS OF THE CITY AS ADOPTED BY THE CITY COUNCIL AND AUTHORIZED THE RECORDING OF THIS PLAT THIS 13 DAY OF MAY 2021.

Becky Bennett
BECKY BENNETT
DEVELOPMENT COORDINATOR

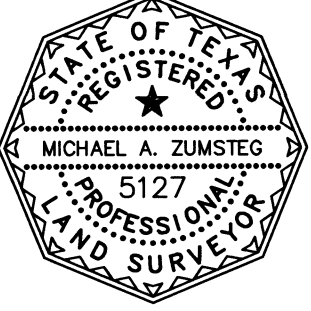
Joe Matrangola
JOE MATRANGOLA
CHAIRMAN

I, JILDARDO ARIAS, P.E., CFM, CITY ENGINEER AND DIRECTOR OF ENGINEERING OF THE CITY OF FRIENDSWOOD, TEXAS, DO HEREBY CERTIFY THAT THE PLAT OF THIS SUBDIVISION COMPLIES WITH ALL OF THE EXISTING RULES AND REGULATIONS OF THIS OFFICE AS ADOPTED BY THE CITY OF FRIENDSWOOD, TEXAS AND FURTHER IT COMES WITH ALL OF THE ORDINANCES CURRENTLY ADOPTED BY CITY COUNCIL.

BY: Jildardo Arias
JILDARDO ARIAS, P.E., CFM
CITY ENGINEER
DIRECTOR OF ENGINEERING

I, MICHAEL A. ZUMSTEG, AM REGISTERED UNDER THE LAWS OF THE STATE OF TEXAS TO PRACTICE THE PROFESSION OF SURVEYING AND HEREBY CERTIFY THAT ALL BEARINGS, DISTANCES, AND OTHER ASSOCIATED BOUNDARY INFORMATION ON THE ABOVE SUBDIVISION IS TRUE AND CORRECT; WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND; THAT, ALL BOUNDARY CORNERS, ANGLE POINTS, POINTS OF CURVATURE AND OTHER POINTS OF REFERENCE HAVE BEEN MARKED WITH IRON (OR OTHER SUITABLE PERMANENT METAL) PIPES OR RODS HAVING AN OUTSIDE DIAMETER OF NOT LESS THAN THREE-QUARTER INCH AND A LENGTH OF NOT LESS THAN THREE (3) FEET; AND THAT THE PLAT BOUNDARY CORNERS HAVE BEEN TIED TO THE NEAREST SURVEY CORNER.

Michael A. Zumsteg
MICHAEL A. ZUMSTEG, P.L.S.,
TEXAS REGISTRATION # 5127



I, DWIGHT D. SULLIVAN, COUNTY CLERK OF GALVESTON COUNTY, TEXAS, DO HEREBY CERTIFY THAT THE WRITTEN INSTRUMENT WAS FILED FOR RECORD IN MY OFFICE ON 10 DAY OF MAY 2021, AT 3:50 O'CLOCK P.M., AND DULY RECORDED ON 11 DAY OF MAY 2021, AT 3:50 O'CLOCK P.M. IN PLAT RECORD MAP NUMBER 2021035445 GALVESTON COUNTY MAP RECORDS.

WITNESS MY HAND AND SEAL OF OFFICE, AT GALVESTON, THE DAY AND DATE LAST WRITTEN.

DWIGHT D. SULLIVAN
COUNTY CLERK
GALVESTON COUNTY, TEXAS

BY: Nick Kinn
DEPUTY

APPROVED BY THE GALVESTON COUNTY CONSOLIDATED DRAINAGE DISTRICT:

DATE
DIRECTOR

05/11/21
DATE

DATE
DIRECTOR

05-11-21
DATE

THIS IS TO CERTIFY THAT THE ABOVE WAS SIGNED ON THE RECOMMENDATION OF THE DISTRICT'S ENGINEER HAVING REVIEWED ALL SHEETS PROVIDED AND FOUND THEM TO BE IN GENERAL COMPLIANCE WITH THE DISTRICTS "DRAINAGE CRITERIA MANUAL". THIS APPROVAL IS ONLY VALID FOR THREE HUNDRED SIXTY-FIVE (365) CALENDAR DAYS. PLEASE NOTE THAT THIS DOES NOT NECESSARILY MEAN THAT THE PLAN HAS BEEN COMPLETELY CHECKED OR VERIFIED. THE PLAN AS SUBMITTED WAS PREPARED, SIGNED, AND SEALED BY A PROFESSIONAL LAND SURVEYOR LICENSED TO PRACTICE IN THE STATE OF TEXAS, WHICH CONVEYS RESPONSIBILITY AND ACCOUNTABILITY TO THAT SURVEYOR.

GCDD REF ID #621002

CITY OF FRIENDSWOOD STANDARD PLAT NOTES:

1. SIDEWALKS AND ADA RAMPS ARE REQUIRED ALONG ALL CURB AND GUTTER STREETS PER THE APPROVED SIDEWALK ACCESSIBILITY PLAN. THE DEVELOPER MUST INSTALL SIDEWALKS AND ADA RAMPS ALONG RESERVES AND COMMON AREAS PRIOR TO THE CITY COUNCIL'S ACCEPTANCE OF THE SUBDIVISION INFRASTRUCTURE. WHEN SIDEWALKS ARE REQUIRED THEY SHALL BE A WIDTH OF NO LESS THAN FOUR FEET AND COMPLY WITH FEDERAL, STATE, AND LOCAL REQUIREMENTS.
2. NO RESIDENTIAL, COMMERCIAL OR INDUSTRIAL STRUCTURE SHALL BE PERMITTED TO BE BUILT NEARER THAN 150 FEET FROM ANY WELL OR RELATED FACILITY, OTHER THAN STRUCTURES NECESSARY TO OPERATE THE WELL OR FACILITY.
3. EXCEPT FOR LOW-PRESSURE DISTRIBUTION SYSTEM PIPELINES AS DEFINED IN CHAPTER 26, OF THE FRIENDSWOOD CITY CODE, NO RESIDENTIAL, COMMERCIAL OR INDUSTRIAL STRUCTURE SHALL BE ERRECTED OR MOVED TO A LOCATION NEARER THAN 50 FEET TO ANY PIPELINE, OTHER THAN STRUCTURES NECESSARY TO OPERATE THE PIPELINE.
4. THE CITY OF FRIENDSWOOD SHALL NOT BE RESPONSIBLE FOR MAINTENANCE OF PRIVATE STREETS (DRIVEWAYS, SIDEWALKS, AND EMERGENCY ACCESS EASEMENTS), WATERLINES, SANITARY SEWER LINES, STORM SEWER FACILITIES (DETENTION PONDS, DRAINAGE EASEMENTS, OUTFALLS AND SWALES), RECREATIONAL AREAS, RESERVES AND OTHER PRIVATE FACILITIES THAT ARE WITHIN PRIVATE EASEMENTS; THE CURRENT PROPERTY OWNER SHALL BE RESPONSIBLE FOR THESE ITEMS. THE CITY OF FRIENDSWOOD SHALL BE RESPONSIBLE FOR MAINTENANCE OF PUBLIC STREETS, SIDEWALKS, STREET SIGNS, WATERLINES, SANITARY SEWER LINES, STORM SEWER FACILITIES, DRAINAGE EASEMENTS, OUTFALLS AND SWALES THAT ARE WITHIN THE PUBLIC RIGHT-OF-WAY OR WITHIN PUBLIC AND/OR EXCLUSIVE EASEMENTS. THE MAINTENANCE OF STREET LIGHTS SHALL BE THE RESPONSIBILITY OF TEXAS NEW MEXICO POWER.
5. ALL UTILITY COMPANIES HAVE BEEN CONTACTED AND THE EASEMENTS SHOWN ON THE PLOT CONSTITUTE ALL OF THE EASEMENTS REQUIRED BY THE UTILITY COMPANIES FOR THEIR OPERATIONS.
6. THE FINISH FLOOR ELEVATIONS OF ALL STRUCTURES SHALL BE LOCATED ABOVE THE BASE FLOOD ELEVATION ESTABLISHED BY FEMA, AND AS PRESCRIBED IN THE FLOOD DAMAGE PREVENTION ORDINANCE OF THE CITY OF FRIENDSWOOD, TEXAS.
7. ANY AND ALL RIGHT-OF-WAY ISLANDS LOCATED WITHIN THE BOUNDARIES OF THIS PLAT, EVEN IF NOT SHOWN ON THE FACE OF THE PLAT, SHALL BE MAINTAINED BY THE CURRENT PROPERTY OWNER.
8. THERE ARE NO EXISTING PIPELINES OR PIPELINE EASEMENTS WITHIN THE LIMITES OF THE SUBDIVISION.

GENERAL NOTES:

1. THE SURVEYOR HAS RELIED ON THE CITY PLANNING SEARCH REPORT ISSUED BY INTEGRITY TITLE COMPANY LLC, DATED MARCH 10, 2021, WITH REGARD TO RECORD ENCUMBRANCES. THE PROPERTY SURVEYED IS THAT DESCRIBED IN SAID PLANNING SEARCH REPORT AND THE EASEMENTS, RIGHTS-OF-WAYS OR OTHER MATTERS LISTED ARE SHOWN HEREON TO THE EXTENT THAT SUCH ITEMS CAN BE LOCATED OR PLOTTED.
2. THE BASIS OF BEARINGS SHOWN IS REFERENCED TO THE TEXAS COORDINATE SYSTEM OF 1983, SOUTH CENTRAL ZONE.
3. THE SUBJECT PROPERTY SHOWN HEREON IS LOCATED IN ZONE "X" ACCORDING TO THE FEDERAL EMERGENCY MANAGEMENT AGENCY FLOOD INSURANCE RATE MAP NO. 48167C0012 G, DATED AUGUST 15, 2019. THIS DETERMINATION HAS BEEN MADE BY SCALING THE PROPERTY ON THE REFERENCE MAP AND IS NOT A RESULT OF AN ELEVATION SURVEY.
4. ALL SET CAPPED RODS STAMPED "CEI 5127".

GALVESTON COUNTY CONSOLIDATED DRAINAGE DISTRICT PLAT NOTES:

1. BUILDING, FENCES OR OTHER STRUCTURES SHALL NOT BE ERRECTED IN GALVESTON COUNTY CONSOLIDATED DRAINAGE DISTRICT (THE DISTRICT) RIGHT-OF-WAYS OR DRAINAGE EASEMENTS.
2. THE DETENTION AND DRAINAGE FACILITIES ARE TO BE MAINTAINED BY THE PROPERTY OWNER UNLESS ALL REQUIREMENTS MENTIONED IN NOTE #3 HAVE BEEN SATISFIED AND THE DISTRICT HAS ACCEPTED THE FACILITY FOR MAINTENANCE.
3. THE DETENTION FACILITY IS TO BE MAINTAINED BY THE DISTRICT PROVIDED THAT THE DISTRICT HAS APPROVED THE CONSTRUCTION OF THE FACILITY. THE DEVELOPER HAS PAID THE REQUIRED FEE, THE SITE AND ACCESS HAS BEEN DEEDED TO THE DISTRICT IN FEE, AND SUBJECT TO APPROVAL BY THE BOARD.
4. NO BUILDING PERMIT SHALL BE ISSUED FOR ANY LOT WITHIN THIS SUBDIVISION UNTIL A DETENTION AND DRAINAGE PLAN HAS BEEN APPROVED BY THE DISTRICT. CONSTRUCTION OF DETENTION IMPROVEMENTS SHALL PROCEED THE CONSTRUCTION OF IMPERVIOUS COVER ON SITE.
5. ADDITIONAL DRAINAGE EASEMENTS MAY BE REQUIRED AT THE TIME A DRAINAGE PLAN IS SUBMITTED TO THE DISTRICT FOR APPROVAL.
6. PLANTINGS, FLOWER BEDS, OR OTHER LANDSCAPING IS NOT PERMITTED WITHIN SIDE LOT DRAINAGE OR DETENTION EASEMENTS.
7. NO BUILDING PERMIT SHALL BE APPLIED FOR UNTIL ALL DRAINAGE AND DETENTION FACILITIES ARE CONSTRUCTED, INSPECTED AND APPROVED BY THE DISTRICT.
8. NO PERMANENT IMPROVEMENTS INCLUDING LANDSCAPING, PAVING, TREES, SPRINKLERS, UTILITIES, PLAYGROUND EQUIPMENT, PARK BENCHES, TABLES, SPORT FIELDS, PIERS, OR SIDEWALKS SHALL BE CONSTRUCTED WITHIN THE DETENTION FACILITY (INCLUDING MAINTENANCE BERMS) WITHOUT SPECIFIC PRIOR APPROVAL OF THE DISTRICT.

METES AND BOUNDS DESCRIPTION

FIELD NOTE DESCRIPTION OF 7.4103 ACRES (322,792 SQUARE FEET) OF LAND BEING PART OF RESERVE "B", ANNALEA KINGS PARK SECTION "B" AND WHITEHALL SECTION "B", ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 1616, PAGE 100 G.C.M.R. AND ALL OF THAT CERTAIN CALLED 0.25754 ACRE TRACT RECORDED UNDER G.C.C.F. NO. 8703172 ALL LOCATED IN THE PERRY AND AUSTIN LEAGUE, ABSTRACT NO. 20, CITY OF FRIENDSWOOD, GALVESTON COUNTY, TEXAS, SAID 7.4103 ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS, (BEARINGS ARE REFERENCED TO THE TEXAS STATE PLANE COORDINATE SYSTEM, SOUTH CENTRAL ZONE, NAD83.):

BEGINNING at a 5/8 inch iron rod with cap found at the intersection of the Northwesterly right-of-way line of Brandywyne Drive (60 feet wide) and the Southwesterly right-of-way line of N. Friendswood Drive (F.M. 518, 100 feet wide) for the Easterly corner of said Reserve "B" and the herein described tract;

THENCE, South 28°53'32" West, along the Northwesterly right-of-way line of Brandywyne Drive, a distance of 300.00 feet to a 5/8 inch iron rod found for the South corner of said Reserve "B" and the herein described tract;

THENCE, North 63°06'28" West, along the Northeasterly line of Block 6, Annalea Kingspark Section "A" and Whitehall Section "A", as recorded in Vol. 1, Pg. 13 G.C.M.R. and said Section "B", a distance of 1090.32 feet to a 5/8 inch iron rod found in the Southwesterly right-of-way line of Chelsea Lane (width varies) for the Westerly corner of said Reserve "B";

THENCE, North 57°57'33" West, across said Chelsea Lane, a distance of 60.24 feet to a 5/8 inch iron rod found in the Northwesterly right-of-way line of Chelsea Lane for the Westerly corner of said 0.25754 acre tract and the herein described tract;

THENCE, North 26°53'32" East, a distance of 293.80 feet to a 5/8 inch iron rod with cap set in the Southwesterly right-of-way line of N. Friendswood Drive for the Northerly corner of the herein described tract;

THENCE, South 63°08'51" East, along the Southwesterly right-of-way line of N. Friendswood Drive, a distance of 82.07 feet to a 5/8 inch iron rod with cap set at the intersection with the Northwesterly right-of-way line of Chelsea Lane for the Point of Curvature of a curve to the Right;

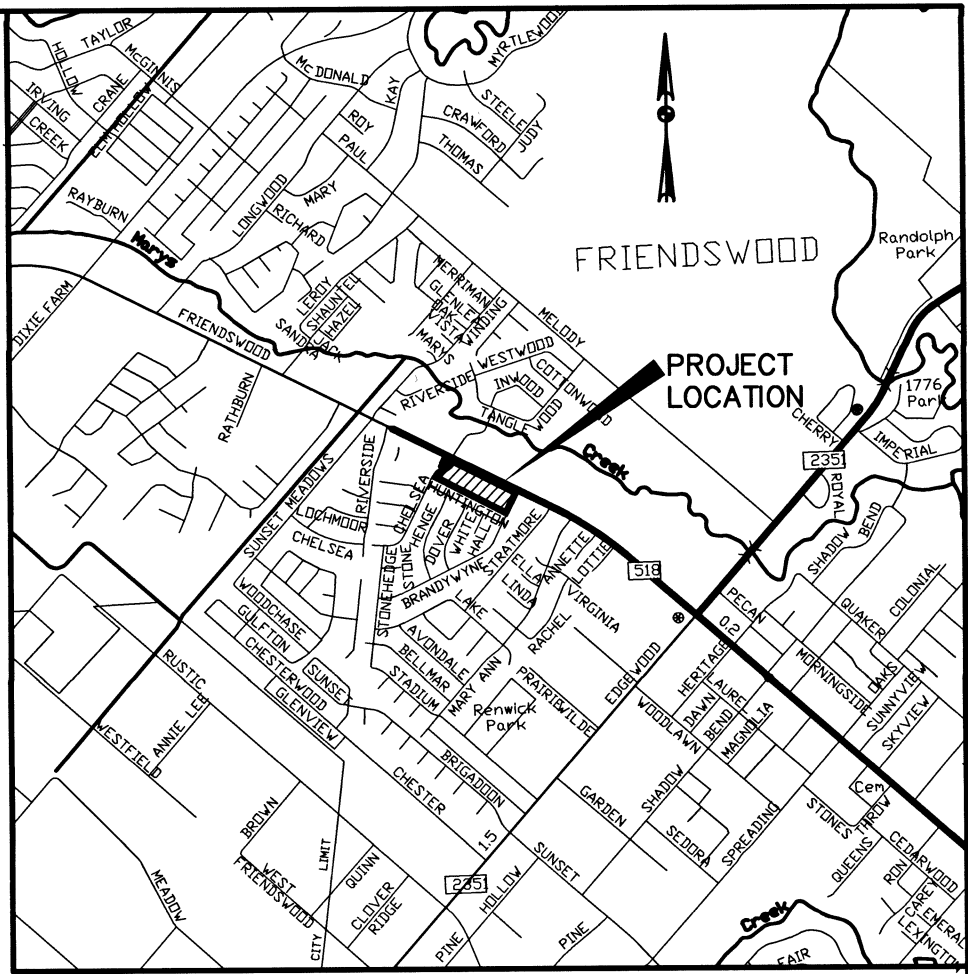
THENCE, in a Southwesterly direction, along the Northwesterly right-of-way line of Chelsea Lane the following Four (4) courses and distances:

- 1) Southerly, along and with said curve to the Right, having a central angle of 96°55'42", a radius of 20.00 feet, an arc length of 33.83 feet and chord bearing and distance of S 14°42'18" E, 29.94 feet to a 5/8 inch iron rod with cap set for the Point of Tangency;
- 2) South 33°45'33" West, 22.71 feet to a 5/8 inch iron rod with cap set for the Point of Curvature of a curve to the Right;
- 3) Southwesterly, along and with said curve to the Right, having a central angle of 33°52'16", a radius of 182.94 feet, an arc length of 108.15 feet and chord bearing and distance of S 50°41'41" W, 106.58 feet to a 5/8 inch iron rod with cap set for the Point of Reverse curve to the Left;
- 4) Southwesterly, along and with said curve to the Left, having a central angle of 40°44'14", a radius of 232.00 feet, an arc length of 164.95 feet and chord bearing and distance of S 47°15'42" W, 161.50 feet to a 5/8 inch iron rod with cap set for said Westerly corner of the herein described tract;

THENCE, South 57°57'33" East, across said Chelsea Lane, a distance of 60.24 feet to 5/8 inch iron rod with cap found in the Southeasterly right-of-way line of Chelsea Lane for the Westerly corner of said Reserve "B";

THENCE, in a Northeasterly direction, along the Southeasterly right-of-way line of Chelsea Lane the following Five (5) courses and distances:

- 1) North 26°53'32" East, 5.08 feet to a 5/8 inch iron rod found for the Point of Curvature of a curve to the Right;
 - 2) Northeasterly, along and with said curve to the Right, having a central angle of 40°51'56", a radius of 172.00 feet, an arc length of 122.68 feet and chord bearing and distance of N 47°17'07" E, 120.09 feet to a 5/8 inch iron rod with cap set for the Point of Tangency;
 - 3) North 67°43'24" East, 30.68 feet to a 5/8 inch iron rod with cap set for the Point of Curvature of a curve to the Left;
 - 4) Northeasterly, along and with said curve to the Left, having a central angle of 33°51'38", a radius of 260.05 feet, an arc length of 153.68 feet and chord bearing and distance of N 50°40'18" E, 151.46 feet to a 5/8 inch iron rod with cap set for the Point of Reverse curve to the Right;
 - 5) Northeasterly, along and with said curve to the Right, having a central angle of 83°06'38", a radius of 22.58 feet, an arc length of 32.75 feet and chord bearing and distance of N 75°17'50" E, 29.96 feet to a 5/8 inch iron rod with cap set in the Southwesterly right-of-way line of N. Friendswood Drive for corner;
- THENCE, South 63°08'51" East, along the Southwesterly right-of-way line of N. Friendswood Drive, a distance of 944.94 feet to the POINT OF BEGINNING and containing 7.4103 acres (322,792 square feet) of land, more or less.



VICINITY MAP SCALE 1"=2,640'
KEY MAP NO. 616Y

REPLAT OF RESERVE "B", ANNALEA KINGS PARK SECTION "B" AND WHITEHALL SECTION "B"

A SUBDIVISION OF 7.4103 ACRES AND A REPLAT OF
RESERVE "B", ANNALEA KINGS PARK SECTION "B" AND
WHITEHALL SECTION "B", AS RECORDED IN VOLUME
1616, PAGE 100 G.C.M.R. AND LOCATED IN THE PERRY
AND AUSTIN LEAGUE, ABSTRACT NO. 20, CITY OF
FRIENDSWOOD, GALVESTON COUNTY, TEXAS.

2 BLOCKS 0 LOTS 3 RESERVES (7.1527 ACRES)

REASON FOR REPLAT: TO CREATE THREE RESERVES

DATE: MAY 6, 2021 SCALE: 1" = 60'

OWNERS:

HAUSMAN INTERESTS, LTD.,
A TEXAS LIMITED PARTNERSHIP, CAREY HAUSMAN, 832-684-6827,
9950 CYPRESSWOOD DR., SUITE 130, HOUSTON, TX. 77070

DUDESTOP HOLDING LLC,
A TEXAS LIMITED LIABILITY COMPANY, FIASAL FAREED, 832-270-2227,
416 NORTHCLIFF RIDGE LANE, FRIENDSWOOD, TEXAS 77546

SURVEYOR:

CENTURY ENGINEERING, INC.
3030 S. GESSNER ROAD, SUITE 100, HOUSTON, TX 77063
(713) 780-8871x2237 FAX: (713) 780-7662
email: dmasielatto@centuryengineering.com

T.B.P.E. FIRM REGISTRATION NO. F-380 T.B.P.L.S. FIRM REGISTRATION NO. F-100965-0

SHEET 2 OF 2

TRACT 1

Survey of 8.102 acres of land, situated in the **PERRY AND AUSTIN LEAGUE, ABSTRACT 20**, Galveston County, Texas, and being a part of Reserve "B", **ANNALEA KINGSPARK, SECTION "B" & WHITEHALL, SECTION "B"**, a Subdivision in Galveston County, Texas, according to the plat recorded in Volume 1616, Page 100, of the Map Records in the Office of the County Clerk of Galveston County, Texas, and being all of that certain called 0.25754 acre tract described in a deed from the City of Friendswood to Ronald Hausman, recorded in Clerk's File 870284-8, 8703172, and 8703173, and being all of that certain called 8.1064 acre tract described as Tract One in a deed to Hausman Interests, LTD., recorded in Galveston County Clerk's File 9543361, and being more particularly described by metes and bounds on Exhibit "A".

TRACT 3

Survey of 0.366 acre of land, situated in the **PERRY AND AUSTIN LEAGUE, ABSTRACT 111**, Brazoria County, Texas, and being all of the Neighborhood Service District called 0.364 Acre Tract as shown on the **CORRECTED FINAL PLAT OF RIVER WALK SECTION 1**, according to the plat recorded in Volume 17, Page 63-64, Plat Records of Brazoria County, Texas, and being all that certain called 0.364 Acre Tract described as Tract One in a deed to Hausman Interests, LTD., recorded in Brazoria Clerk's File 95-023459, and being more particularly described by metes and bounds on Exhibit "B".

TRACT 4

Survey of 0.696 acre of land, situated in the **PERRY AND AUSTIN LEAGUE, ABSTRACT 111**, Brazoria County, Texas, and being all of the Neighborhood Service District called 0.697 Acre Tract as shown on the **CORRECTED FINAL PLAT OF RIVER WALK SECTION 1**, according to the plat recorded in Volume 17, Page 63-64, Plat Records of Brazoria County, Texas, and being all that certain called 0.697 Acre Tract described as Tract Two in a deed to Hausman Interests, LTD., recorded in Brazoria Clerk's File 95-023459, and being more particularly described by metes and bounds on Exhibit "C".

TRACT 1

Survey of 8.102 acres of land, situated in the **PERRY AND AUSTIN LEAGUE, ABSTRACT 20**, Galveston County, Texas, and being a part of Reserve "B", **ANNALEA KINGSPARK, SECTION "B" & WHITEHALL, SECTION "B"**, a Subdivision in Galveston County, Texas, according to the plat recorded in Volume 1616, Page 100, of the Map Records in the Office of the County Clerk of Galveston County, Texas, and being all of that certain called 0.25754 acre tract described in a deed from the City of Friendswood to Ronald Hausman, recorded in Clerk's File 870284-8, 8703172, and 8703173, and being all of that certain called 8.1064 acre tract described as Tract One in a deed to Hausman Interests, LTD., recorded in Galveston County Clerk's File 9543361, and being more particularly described by metes and bounds on Exhibit "A".

TRACT 3

Survey of 0.366 acre of land, situated in the **PERRY AND AUSTIN LEAGUE, ABSTRACT 111**, Brazoria County, Texas, and being all of the Neighborhood Service District called 0.364 Acre Tract as shown on the **CORRECTED FINAL PLAT OF RIVER WALK SECTION 1**, according to the plat recorded in Volume 17, Page 63-64, Plat Records of Brazoria County, Texas, and being all that certain called 0.364 Acre Tract described as Tract One in a deed to Hausman Interests, LTD., recorded in Brazoria Clerk's File 95-023459, and being more particularly described by metes and bounds on Exhibit "B".

TRACT 4

Survey of 0.696 acre of land, situated in the **PERRY AND AUSTIN LEAGUE, ABSTRACT 111**, Brazoria County, Texas, and being all of the Neighborhood Service District called 0.697 Acre Tract as shown on the **CORRECTED FINAL PLAT OF RIVER WALK SECTION 1**, according to the plat recorded in Volume 17, Page 63-64, Plat Records of Brazoria County, Texas, and being all that certain called 0.697 Acre Tract described as Tract Two in a deed to Hausman Interests, LTD., recorded in Brazoria Clerk's File 95-023459, and being more particularly described by metes and bounds on Exhibit "C".

I hereby certify that on the below date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown herein, accurately represents the facts as found on the ground this date.

Stephen C. Blaskey
Registered Professional
Land Surveyor No. 5856

RENEWED: JUNE 9, 2022
SURVEY DATE: APRIL 25, 2022
FILE NO.: 0020-0015-0000-000
JOB NO.: 22-0207



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARINGS	DELTA ANGLE
C1	20.00'	33.85'	29.95'	S 14°02'39" E	98°59'52"
C2	182.94'	108.18'	106.61'	S 39°50'44" W	33°59'55"
C3	252.51'	158.01'	156.50'	S 47°58'00" W	44°00'00"
C4	600.00'	148.08'	147.88'	N 24°35'08" E	15°09'29"
C5	600.00'	258.97'	256.96'	N 19°45'13" E	24°43'46"
C6	550.00'	122.77'	121.19'	S 20°27'27" W	23°12'05"
C7	550.00'	172.77'	171.43'	S 23°36'34" W	17°49'59"
LINE	BEARINGS	DISTANCE			
L1	S 33°47'59" W	27.72'			
L2	S 82°23'21" W	138.03'			
L3	S 82°23'24" E	15.68'			

SCALE: 1" = 40'



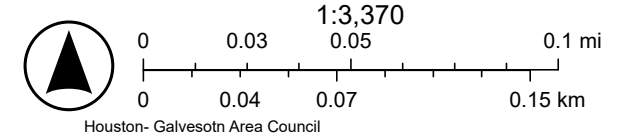
NOTES:
1) This property lies in Zone "X", and is not in the 100 Year Flood Plain as established by the Federal Emergency Management Agency, dated August 15, 2019, 4816C002C, dated August 15, 2019.
2) This property is subject to any and all restrictions, covenants, conditions and restrictions, may also be subject to the City, Plat, or Subdivision Covenants and Restrictions, may also be subject to any and all restrictions, covenants, conditions and power lines as individually recorded or established by GSA (call the Surveyor for more information).
3) Bearings based on Monumentation of the Survey are shown in feet above corner of the surveyed tract.
4) Elevations are shown in feet above MSL (Mean Sea Level) as indicated by the monument HCSN 15 as listed to NGS Monument HCSN 15 as (AMS-69).
5) Surveyed without benefit of a Title Report.

City of Friendswood Aerial Map

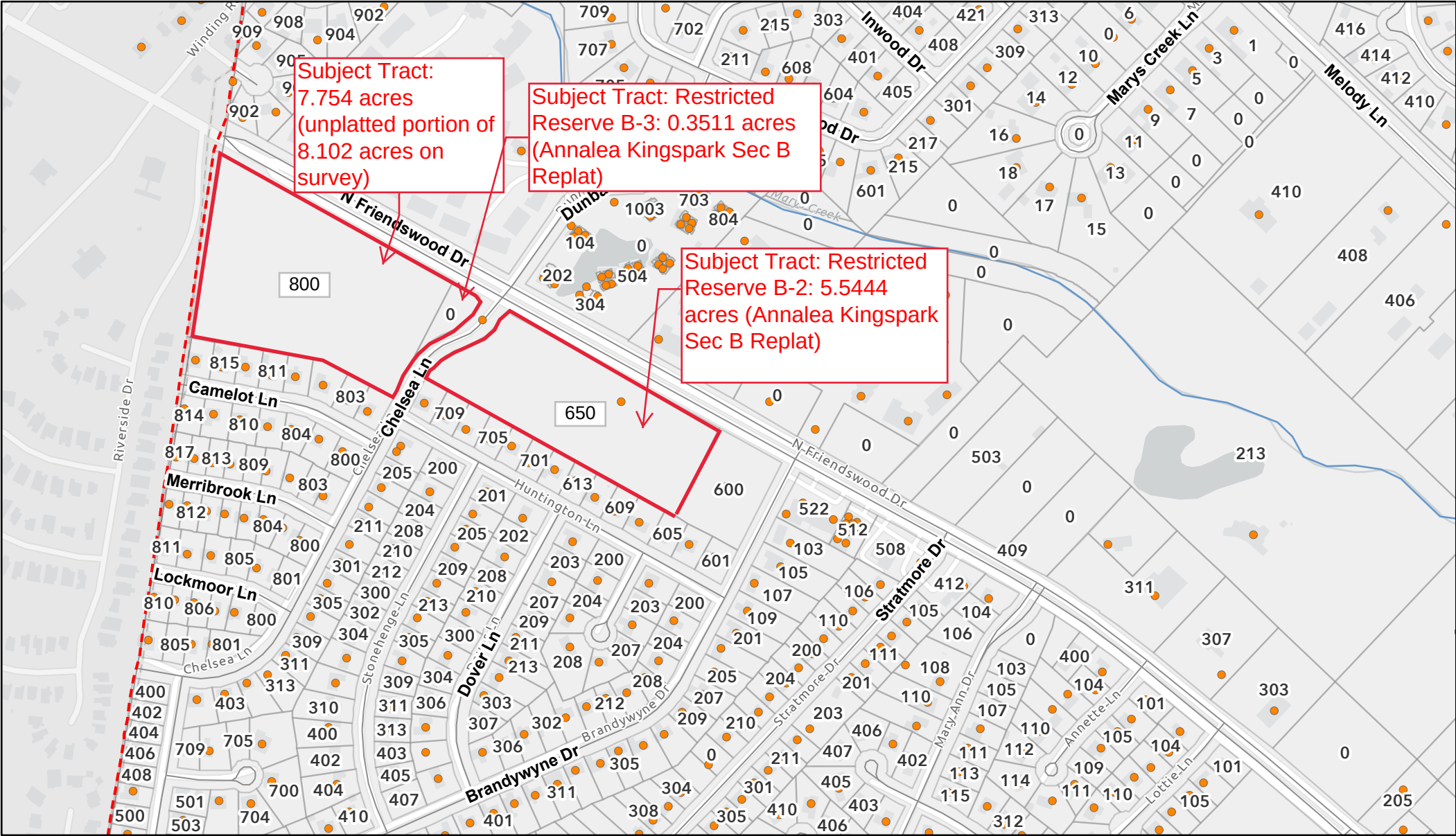


6/5/2024, 2:20:25 PM

- Address Points
- Parcels (grey)
- Water Lines
- City Limit
- Streets
- GCAD Lot lines
- Surrounding Cities

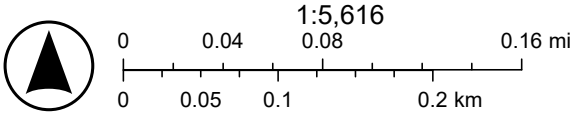


City of Friendswood Location Map



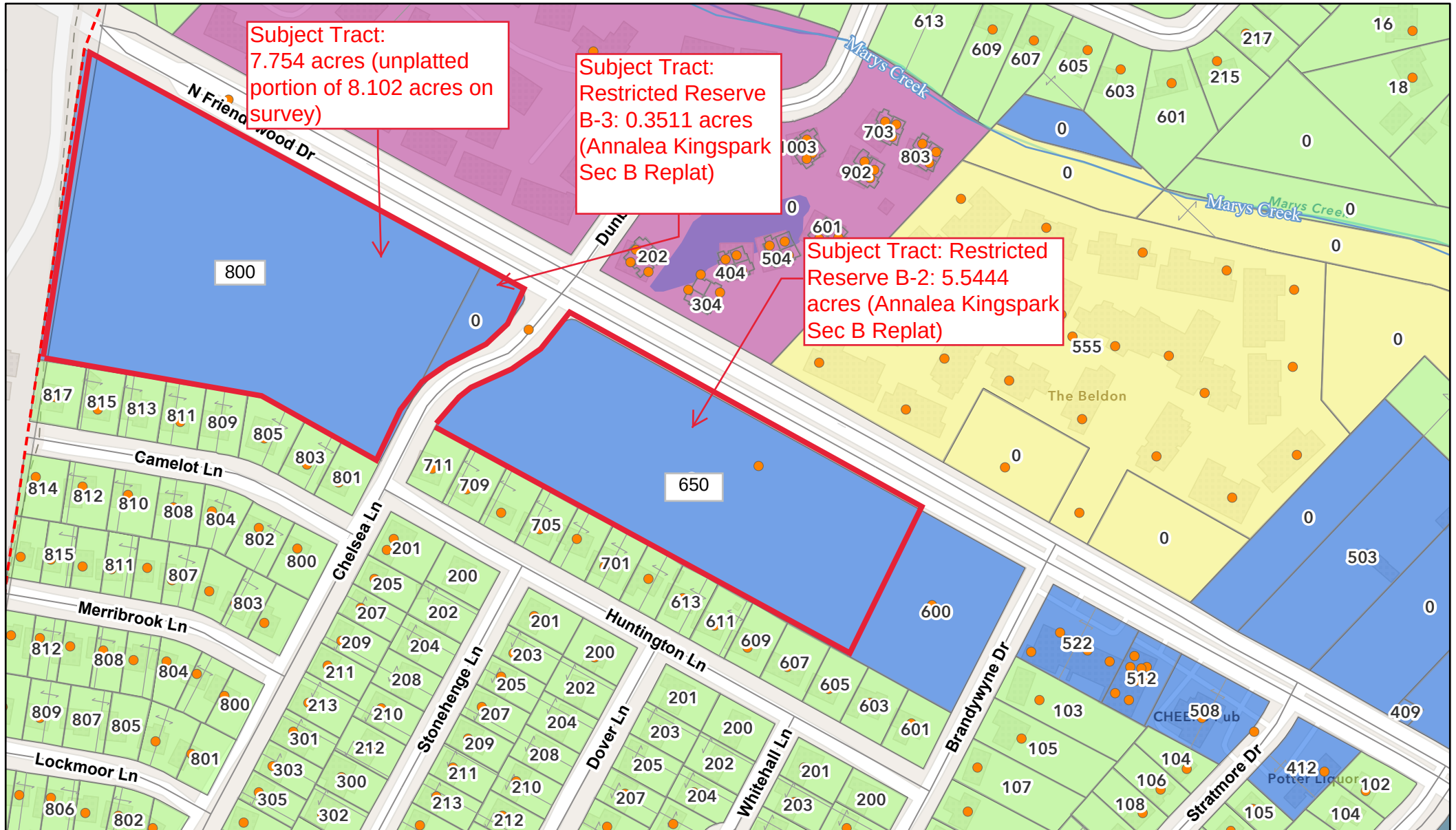
6/5/2024, 2:22:45 PM

- Address Points
- Parcels (grey)
- Surrounding Cities
- City Limit
- Streets
- Water Lines

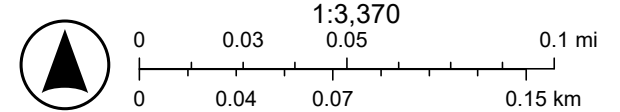
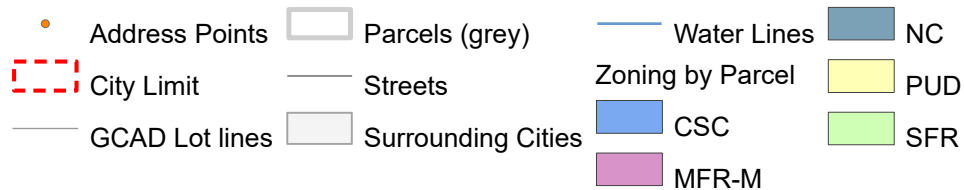


Esri Community Maps Contributors, City of Houston, Brazoria County, HPB, Texas Parks & Wildlife, © OpenStreetMap, Microsoft, CONANP, Esri, TomTom, Garmin, Foursquare, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS

City of Friendswood Zoning Map

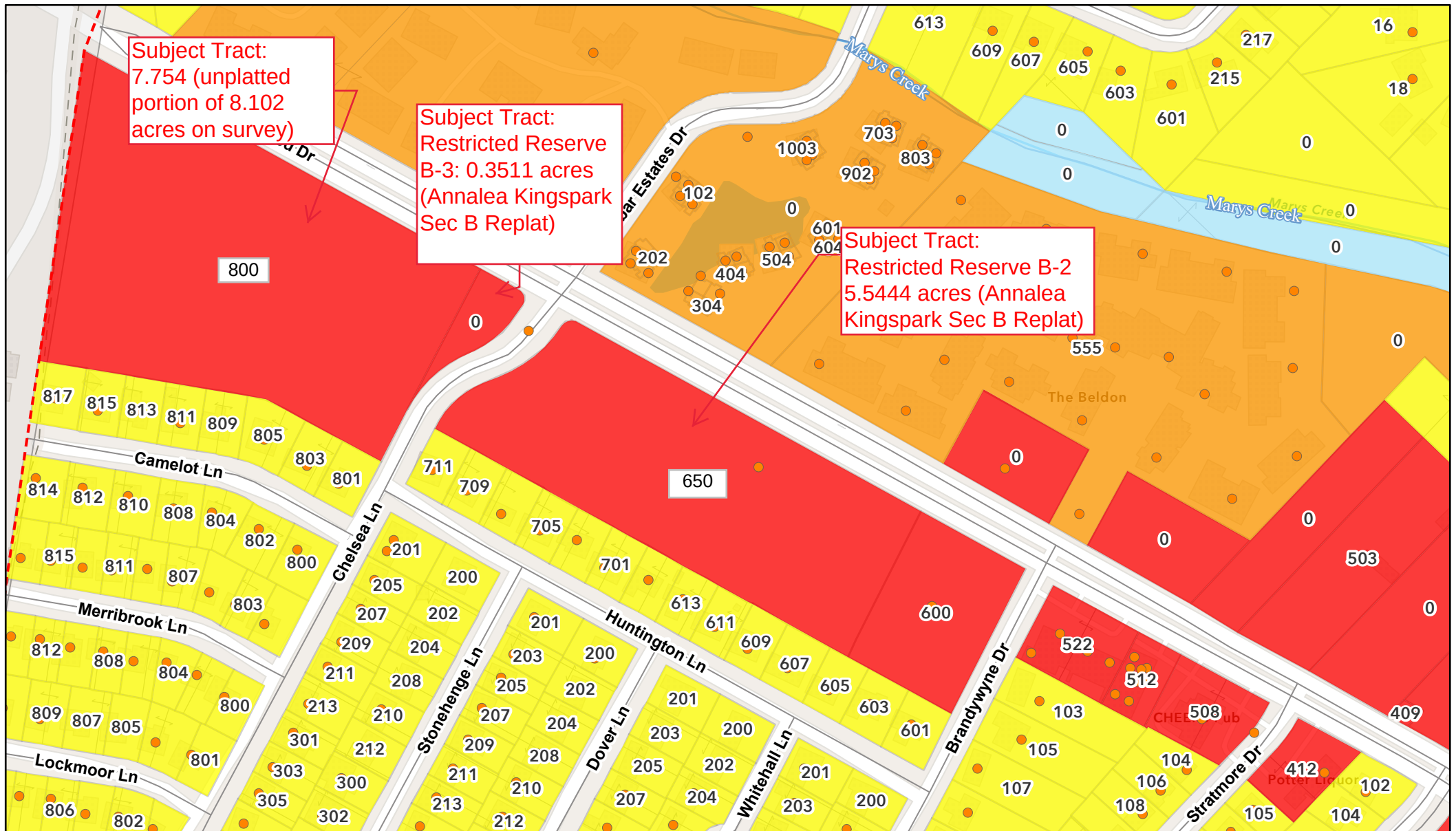


6/5/2024, 2:16:16 PM



Esri Community Maps Contributors, City of Houston, Brazoria County, HPB, Texas Parks & Wildlife, © OpenStreetMap, Microsoft, CONANP, Esri, TomTom, Garmin, Foursquare, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS

City of Friendswood Future Land Use Map (FLUM)

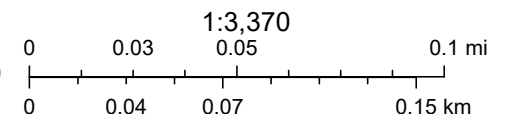


6/5/2024, 2:18:07 PM

- Address Points
- City Limit
- Future Land Use Adopted 2021
- Low Density

- High Density Residential
- Retail
- Regional Detention

- GCAD Lot lines
- Parcels (grey)
- Streets
- Surrounding Cities
- Water Lines



Esri Community Maps Contributors, City of Houston, Brazoria County, HPB, Texas Parks & Wildlife, © OpenStreetMap, Microsoft, CONANP, Esri, TomTom, Garmin, Foursquare, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS

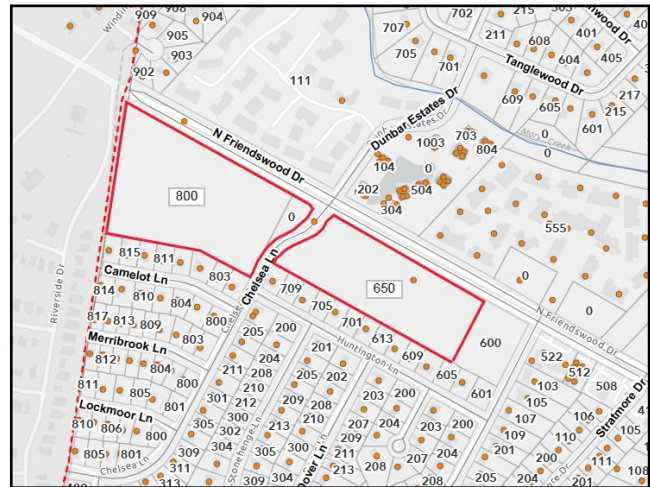


Rezoning Report

June 2024

Location: 650 and 800 N Friendswood Dr.

Legal: 13.6491 acres of land consisting of Restricted Reserves B-2 and B-3 in the Replat of Reserve "B", Annalea Kingspark Section "B" and Whitehall Section "B" as recorded in the Galveston County Map Records, document 2021035945, and 7.754 acres of land out of the Perry and Austin Survey, Abstract 20, Page 4, Galveston County, Friendswood, Texas



Location Map from City of Friendswood GIS

Project: The Belmont

Request: Zone change request to change from Community Shopping Center (CSC) to Planned Unit Development (PUD) to allow a mixed-use development consisting of commercial and age restricted multi-family living and an amendment to the Future Land Use Map (2021) to change approximately 11.642 acres of land located within such 13.6491 acres described hereinabove from "Retail" to "High Density Residential."

Proposed Use

A senior living complex consisting of 232 units with attached and detached garages and offering amenities such as swimming pools, dog park, and storage for the residents. There would be 106 one bedroom units and 126 two bedroom units offered for rent. Approximately 2.627 acres would be reserved for commercial development, which would allow for almost 40,000 square feet of retail development. Ample parking spaces would be provided for the residents and the future commercial development.

Proposed Zoning

Planned Unit Development (PUD); Zoning Ordinance Section 7. J.

This district allows for greater flexibility in the design and coordination of a single use or mixed uses than in other districts because a specific ordinance is written for every PUD. A PUD is a unique zoning

classification and shall be granted only when the planning and zoning commission and city council determine that the applicant has submitted a complete application containing sufficient detail. An applicant is not entitled to a PUD as a matter of right. The city reserves the right to establish conditions as determined appropriate.

The general purposes of all PUD districts are several-fold:

1. To encourage unified design and development of tracts of land incorporating a variety of uses, including, but not limited to, residential, commercial, office, and institutional;
2. To accommodate innovation in development by modifying the city's land use and development regulations;
3. To provide for and protect the public health, safety, and general welfare of the city by assuring quality development in accordance with the city's comprehensive plan and other related goals;
4. To minimize the negative impact of developments, especially those related to drainage, environment, traffic, and public services and related facilities;
5. To protect and enhance the aesthetic and visual qualities of development;
6. To provide development of sites in a suitable fashion when such development is restricted by such factors as site location and shape; or
7. To promote economic development in accordance with the city's plans for such.

A PUD district must meet a minimum of one of the following criteria. The planning and zoning commission may recommend, and city council may determine, that more than one criterion is needed to approve a PUD.

1. The land is proposed for development as a mixed-use development requiring more flexible and innovative design standards;
2. The land is proposed for redevelopment or infill development and special design considerations are deemed necessary;
3. The land serves as transition between different and seemingly incompatible land uses;
4. The land is proposed for development of a major employment center or of major economic benefit for the community, and for which special design standards may be warranted;
5. To provide amenities or features that would be of a special benefit to the community; or
6. The land has unique environmental features or unusually configured parcels requiring a more flexible approach to zoning and clustering of uses, or special design standards.

Conceptual Submittal: Conceptual plan with the application and the required processing fee for rezoning. This option will require the applicant to apply for site plan approval at a later date if the zone change to PUD is approved. At the time of site plan approval, all information contained in the conceptual plan shall be certified by an engineer and/or surveyor. The conceptual plan shall provide the following information:

- (a) General land use and density plan;
- (b) Identify proposed general uses, densities, major open spaces, circulation, and access features. Detention and/or retention areas may be calculated as open space only when, in the opinion of the planning and zoning commission, the detention area is designed to act as an amenity;
- (c) Statement indicating proposed phasing of development and the projected timing of each;
- (d) Data describing all processes and activities involved with the proposed use;
- (e) Regulation matrix designating what zoning district the development will follow; and
- (f) Data describing any variation from the typical development requirements.

Existing Use/Site Attributes

The tract is currently undeveloped. In 2021, Reserve B was replatted to allow for the construction of the gas station and convenience store currently under construction.



Aerial Map from Friendswood GIS

Zoning History

Current Zoning: Community Shopping Center (CSC) – The original zoning map of Friendswood from 1970 identified this property being zoned C-1 (Retail Business) District. The entire corridor along FM 518 from FM 2351 to the Pearland city limits was classified the same.

Adjacent Zoning/Land Use

The property fronts FM 518, a TxDOT right-of-way and it bisected by Chelsea Lane. The property backs up to property that is zoned Single Family Residential (SFR). Across FM 518, there are properties zoned Multi-Family Residential – Medium (MFR-M) and Planned Unit Development (PUD) that allowed an age restricted multi-family residential development and commercial.



Zoning Map from City of Friendswood GIS

Platting Analysis

Reserves B-2 and B-3 will require a replat since they are platted as restricted reserves for commercial development. The remaining 7.754 acres will require a preliminary and final plat.

Current Planning Analysis

The proposed development does not conform to the Future Land Use Map; however, there are several other age-restricted developments in the immediate area including The Beldon and the Beford directly across FM 518. Walden Pond is also across the street, which is a condominium association, but not age restricted. There is a need for alternate housing choices for the 55 and older community. Many residents want to sell their larger homes but remain in Friendswood to be close to family.

Comprehensive Planning Analysis

The Future Land Use Map identifies this tract as developing as “Retail.” The request for a change to the Future Land Use Map to change to “High Density Residential” is included in the request.

Infrastructure & City Service Delivery Impacts

Drainage and Floodplain:

On-site detention will be required for the development. There are no high hazard risks of flooding associated with the property; it is in the Unshaded X floodplain, which is the least hazardous.

Utilities:

Capacity for water and wastewater is available for the development of this tract.

Transportation:

A Traffic Impact Analysis would be required. Most likely a traffic signal would be warranted at the intersection of Chelsea Lane and FM 518.

Public Safety:

There were no concerns from the Police Department. Private security monitoring with cameras is recommended to private property owners.

School District:

The property is located within Friendswood ISD’s boundary. Other than providing additional tax revenue, the development will have no impact on the school district since the community is restricted to residents who are 55 and older.

Park/Open Space:

Parkland fees based on the number of units will be paid either when the plat is recorded or when the building permits are issued.



Planning & Zoning Commission

Final Report

To: Mayor and City Council

From: Thomas Hinckley, Planning & Zoning Commission Chairman
Aubrey Harbin, Director of Community Development/Planner

Date: July 15, 2024

Re: Zone Change Request and Future Land Use Map Amendment
605 and 800 N Friendswood Drive – The Belmont
Zoning: Community Shopping Center (CSC) to Planned Unit Development (PUD) to allow age restricted multi-family housing and commercial
FLUM: Change 11.642 acres from “Retail” to “High Density Residential”

At the Planning and Zoning Commission meeting held July 11, 2024, following the public hearing the City of Friendswood Planning and Zoning Commission voted 5-0 (Commissioners Mann and Bounds were absent) on a motion to approve the requested zone change.

The Belmont will be a senior living (age restricted to 55 years and older) complex consisting of 232 units with attached and detached garages and offering amenities such as swimming pools, dog park, and storage for the residents. There would be 106 one-bedroom units and 126 two-bedroom units offered for rent. Approximately 2.627 acres would be reserved for commercial development, which would allow for almost 40,000 square feet of retail development. Ample parking spaces would be provided for the residents and the future commercial development. Additionally, the developer will conduct a Traffic Impact Analysis (TIA) and anticipate installation of a fully signalized intersection at Chelsea Lane/Dunbar Estates Drive and N Friendswood Drive/FM 518.

The tract is currently undeveloped and has been available and marketed commercially for roughly 40 years with no viable interests, other than the gas station and convenience store that is currently under construction at FM 518 and Brandywyne Dr.

The Commissioners agreed that the proposed development meets the following criteria for Planned Unit Developments:

- The land serves as transition between different and seemingly incompatible land uses by providing multi-family housing between the commercial development and the single-family residential neighborhood.

- To provide amenities or features that would be of a special benefit to the community by providing alternate types of housing for the aging population in Friendswood.

Several people from the Riverwalk Subdivision (Pearland) attended the public hearing and expressed concerns regarding development and use of the property on the Pearland/Brazoria County side, impacts to drainage, impact to the utilities serving their properties, the addition of fire hydrants, increased crime and devalued property, impact to wildlife, and increased traffic specifically on Riverside Drive.

The developer will be responsible for making applications to the City of Pearland and Brazoria County Drainage District #4 for development of the property regarding use, drainage, and driveway placement. They will also be required to meet all current design and site development criteria for the City of Friendswood and Galveston County Consolidated Drainage District (GCCDD) regarding drainage, utilities and placement of fire hydrants. There are two other age-restricted communities across FM 518 that have not created an increase in crime in the area. The developer anticipates installing traffic signals at Chelsea Lane and N Friendswood Drive and most likely residents of The Belmont would use the signalized intersection to come and go rather than Riverside Drive.

There was some hesitation in amending the Future Land Use Map; however, since the tract has been vacant and never developed and there does not seem to be a demand for retail in this area, the Commission agreed that the amendment is justified. There are several other age-restricted developments in the immediate area including The Beldon and the Beford directly across FM 518. There is a need for alternate housing choices for the 55 and older community.

The Commission felt that the proposed development would benefit the adjacent neighborhood better than the types of commercial developments allowed in the Community Shopping Center (CSC) zoning district. The placement of the detention ponds and walking trails towards the back near the existing fences would be less intrusive than dumpsters and other activities that normally take place at the rear of a retail building or grocery store.

The Planning and Zoning Commission is forwarding a positive recommendation for both the Future Land Use Amendment and the requested zone change.



CITY OF FRIENDSWOOD

OFFICE OF THE CITY SECRETARY

**NOTICE OF PUBLIC HEARINGS REGARDING A
ZONE CLASSIFICATION CHANGE FROM COMMUNITY SHOPPING CENTER (CSC)
TO PLANNED UNIT DEVELOPMENT (PUD) TO ALLOW A MIXED-USE DEVELOPMENT
CONSISTING OF COMMERCIAL AND AGE-RESTRICTED MULTIFAMILY LIVING AND
AN AMENDMENT TO THE FUTURE LAND USE MAP TO CHANGE FROM “RETAIL” TO
“HIGH DENSITY RESIDENTIAL.”**

NOTICE is hereby given that the **Planning and Zoning** Commission and the **City Council** of the City of Friendswood will each hold a public hearing to give all interested persons the right to appear and express their views on the following item:

A zone classification change located at 650 and 800 N. Friendswood Drive, being approximately 13.6491 acres of land consisting of Restricted Reserves B-2 and B-3 in the Replat of Reserve “B,” Annalea Kingspark Section “B” and Whitehall Section “B” as recorded in the Galveston County Map Records, Document No. 2021035945, and being approximately 7.754 acres of land out of the Perry and Austin Survey, Abstract 20, Page 4, Galveston County, Friendswood, Texas, to change from Community Shopping Center (CSC) to Planned Unit Development (PUD) to allow a mixed-use development consisting of commercial and age-restricted multifamily living and an amendment to the Future Land Use Map to change approximately 11.642 acres of land located within such 13.6491 acres described hereinabove from “Retail” to “High Density Residential.”

The **Planning and Zoning Commission** will hold its public hearing on **Thursday, July 11, 2024**, in the Council Chamber, located in City Hall, 910 South Friendswood Drive, Friendswood, Texas 77546-4856, at its meeting commencing at 6:00 P.M.

The **City Council** will hold its public hearing on **Monday, August 5, 2024**, in the Council Chamber, located in City Hall, 910 South Friendswood Drive, Friendswood, Texas 77546-4856, at its meeting commencing at 5:30 P.M.

Item documentation is available for review in the City’s Secretary’s Office, 910 South Friendswood Drive, Friendswood, Texas 77546-485 during regular business hours. For questions regarding the details of the documentation and its related public hearings, please contact Aubrey Harbin, Director of Community Development/City Planner at 281-996-3280.

The City of Friendswood is committed to compliance with the Americans with Disabilities Act. Reasonable accommodations and equal access to communications will be provided upon request. For assistance, please contact the City’s ADA Coordinator Brian Rouane at 281-996-3285 via phone, 281-482-1634 via fax or contact 281-996-3285 via Relay Texas at 711 or 1-800-735-2988 for TYY services. For more information concerning Relay Texas, please visit <http://relaytexas.com>.



Leticia Brysch, City Secretary

Posted on: Tuesday, June 18, 2024

Posting time: 5:00 P.M.

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/20/2024

Prepared by: Raquel Martinez, Deputy City Secretary

Subject: Consider an ordinance regarding a zone classification change for property located at 650 and 800 N. Friendswood Drive, being approximately 13.6491 acres of land consisting of Restricted Reserves B-2 and B-3 in the Replat of Reserve "B," Annalea Kingspark Section "B" and Whitehall Section "B" as recorded in the Galveston County Map Records, Document No. 2021035945, and being approximately 7.754 acres of land out of the Perry and Austin Survey, Abstract 20, Page 4, Galveston County, Friendswood, Texas, to change from Community Shopping Center (CSC) to Planned Unit Development (PUD) to allow a mixed-use development consisting of commercial and age-restricted multifamily living and an amendment to the Future Land Use Map to change approximately 11.642 acres of land located within such 13.6491 acres described hereinabove from "Retail" to "High Density Residential."

Originating Department: City Attorney

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This item allows the Council to consider an ordinance to approve amendments to the following concerning the property located at 650 and 800 N Friendswood Drive (the "Property"):

1. the Future Land Use Map to change the classification of the Property from "Retail" to "High Density Residential and
2. the Official Zoning Map to change the zoning classification of the Property from Community Shopping Center (CSC) to Planned Unit Development (PUD).

These requests are from the property owner who desires to use the Property for a mixed-use development consisting of age-restricted (55 and older), multifamily living and commercial uses. The senior living complex will include 232 units with attached and detached garages and offers amenities such as swimming pools, a dog park, and storage for the residents. There will be 106 one-bedroom units and 126 two-bedroom units offered for rent. Approximately 2.627 acres will be reserved for commercial development, which will allow for almost 40,000 square feet of retail development. Ample parking spaces will be provided for the residents and future commercial development.

There are several other age-restricted developments in the immediate area, including The Beldon and The Bedford, which are located directly across FM 518. Walden Pond is also across the street, which is a condominium association and not age restricted. There is a need for alternate housing choices for the 55-year-old community. Some residents want to sell their larger homes but remain in Friendswood to be close to family.

A PUD district must meet a minimum of one of the following criteria:

1. The land is proposed for development as a mixed-use development requiring more flexible and innovative design standards;
2. The land is proposed for redevelopment or infill development and special design considerations are deemed necessary;
3. The land serves as transition between different and seemingly incompatible land uses;
4. The land is proposed for development of a major employment center or of major economic benefit for the community, and for which special design standards may be warranted;
5. To provide amenities or features that would be of a special benefit to the community; or
6. The land has unique environmental features or unusually configured parcels requiring a more flexible approach to zoning and clustering of uses, or special design standards.

The notice of public hearing was published in The Reporter News on June 19, 2024, and posted on the City's notice boards and website on June 18, 2024. Notices were sent out to property owners and signs were placed on the Property on June 28, 2024.

The Planning and Zoning Commission held a hearing on this item on July 11, 2024, and voted to recommend the approval of the proposed amendments. The final report is attached.

See attached files on the public hearing item for additional details.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

The requested zone change would provide for commercial development with age-restricted multifamily housing to buffer the existing single family residences. The Commission felt that the proposed development would benefit the adjacent neighborhood better than the types of commercial developments allowed in the Community Shopping Center (CSC) zoning district. The placement of the detention ponds and walking trails towards the back near the existing fences would be less intrusive than dumpsters and other activities that normally take place at the rear of a retail building or grocery store.

RECOMMENDATIONS

At the Planning and Zoning Commission meeting held July 11, 2024, following the public hearing, the City of Friendswood Planning and Zoning Commission voted 5 to 0 (Commissioners Mann and Bounds were absent) on a motion to approve the requested zone change. See attached Final Report for more details.

ATTACHMENTS

1. Ordinance - Updating Comprehensive Plan Land Use Map & Official Zoning Map - 650 and 800 N Friendswood Dr
2. Exhibit A - Property Map
3. Exhibit B The Belmont PUD

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AMENDING THE FRIENDSWOOD COMPREHENSIVE PLAN TO UPDATE THE FUTURE LAND USE MAP ("FLUM") CONCERNING PROPERTY LOCATED AT 650 AND 800 N FRIENDSWOOD DRIVE, BEING (I) APPROXIMATELY 13.6491 ACRES OF LAND CONSISTING OF RESTRICTED RESERVES B-2 AND B-3 IN THE REPLAT OF RESERVE "B," ANNALEA KINGSPARK SECTION "B" AND WHITEHALL SECTION "B" AS RECORDED IN THE GALVESTON COUNTY MAP RECORDS, DOCUMENT NO. 2021035945, AND (II) APPROXIMATELY 7.754 ACRES OF LAND OUT OF THE PERRY AND AUSTIN SURVEY, ABSTRACT 20, PAGE 4, FRIENDSWOOD, GALVESTON COUNTY, TEXAS, TO CHANGE ITS DESIGNATION FROM "RETAIL" TO "HIGH DENSITY RESIDENTIAL"; AMENDING THE OFFICIAL ZONING MAP TO CHANGE THE ZONING DESIGNATION FROM COMMUNITY SHOPPING CENTER (CSC) TO PLANNED UNIT DEVELOPMENT (PUD) TO ALLOW A MIXED-USE DEVELOPMENT CONSISTING OF COMMERCIAL AND AGE-RESTRICTED MULTIFAMILY LIVING; PROVIDING A MAXIMUM PENALTY OF TWO THOUSAND AND NO/100 DOLLARS (\$2,000.00); REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HERewith; AND PROVIDING FOR SEVERABILITY, PUBLICATION AND AN EFFECTIVE DATE.

WHEREAS, the Friendswood Comprehensive Plan (the "Plan") assists City officials, staff and citizens in making sound decisions affecting the future growth and development of the City and the surrounding area; and

WHEREAS, the amendment of the Plan to update the Future Land Use Map contained therein concerning a tract of land located at 650 and 800 N Friendswood Drive, being (i) approximately 13.6491 acres of land consisting of Restricted Reserves B-2 and B-3 in the Replat of Reserve "B," Annalea Kingspark Section "B" and Whitehall Section "B" as recorded in the Galveston County Map Records, Document No. 2021035945, and (ii) approximately 7.754 acres of land out of the Perry and Austin Survey, Abstract 20, Page 4, Friendswood, Galveston County, Texas (the "Property"), has been reviewed by the City's Community Development Department (the "Department") and the Planning and Zoning Commission (the "Commission"); and

WHEREAS, a map depicting the location of the Property is attached hereto, marked Exhibit "A," and made a part hereof for all intents and purposes; and

WHEREAS, public hearings at which the public was given the opportunity to give testimony and present written evidence regarding the amendment of the Plan and the amendment to the official zoning map were conducted by the Commission on July 11, 2024, and by the City Council on August 5, 2024; and

WHEREAS, after receiving the recommendations of the Department and the Commission as well as the input received at the public hearing, the City Council desires to amend the Plan to

update the Future Land Use Map to better reflect future development within the boundaries of the City; and

WHEREAS, additionally, Hausman Interests, Ltd, the owner of the Property, (the "Owner") made application to the City to change the zoning classification of the Property from Community Shopping Center (CSC) to Planned Unit Development (PUD); and

WHEREAS, in accordance with the Friendswood City Code and all applicable laws, the Commission and the City Council conducted public hearings on such application, allowing all interested persons the opportunity to be heard; and

WHEREAS, the Commission filed with City Council its written report recommending approval of the application; and

WHEREAS, in accordance with the Friendswood City Code and all applicable laws, the City Council has determined that all public notices have been posted and published and all required hearings on this matter have been held; and

WHEREAS, the City Council further finds that this ordinance complies with the applicable provisions of the City Charter of the City of Friendswood, the Friendswood City Code and all other applicable laws; and

WHEREAS, the City Council deems it appropriate to approve the application, subject to applicable regulations, restrictions, exceptions, and conditions; NOW THEREFORE,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, STATE OF TEXAS:

Section 1. All matters and facts set forth in the recitals above are found to be true, and are approved as the processes and procedures which the City Council of the City of Friendswood undertook and completed prior to the adoption of this ordinance.

Section 2. That the City Council of the City of Friendswood, Texas, hereby amends the Friendswood Comprehensive Plan to update the Future Land Use Map concerning the Property, to change the FLUM designation from "Retail" to "High Density Residential."

Section 3. The Official Zoning Map of the City of Friendswood is hereby amended to change the classification of the Property from Community Shopping Center (CSC) to Planned Unit Development (PUD) in accordance with Exhibit "B," which is attached hereto and incorporated herein for all intents and purposes. The City Council hereby directs the Mayor to sign and the City Secretary to attest to an entry on such map containing the number and effective date of this ordinance along with a brief description of the nature of the change in accordance with Section 3.A.(3), Appendix C of the Friendswood City Code.

Section 4. This ordinance shall in no manner amend, change, supplement or revise any provision of any ordinance of the City of Friendswood, save and except the change in zoning classification of the Property as described in Section 3 hereinabove.

Section 5. A violation of this ordinance is subject to the penalty provisions contained in Section 1-14 of the Friendswood City Code and as otherwise provided by law. Any person who shall intentionally, knowingly, recklessly, or with criminal negligence fail to comply with any provision of this ordinance shall be deemed guilty of a misdemeanor and upon conviction thereof, shall be fined in an amount not to exceed TWO THOUSAND AND NO/100 DOLLARS (\$2,000.00). Each act of violation and each day upon which any such violation shall occur shall constitute a separate offense.

Section 6. That all ordinances or parts of ordinances in conflict or inconsistent with this ordinance are hereby expressly repealed.

Section 7. In the event any section, paragraph, subdivision, clause, phrase, provision, sentence, or part of this ordinance or the application of the same to any person or circumstance shall for any reason be adjudged invalid or held unconstitutional by a court of competent jurisdiction, it shall not affect, impair, or invalidate this ordinance as a whole or any part or provision hereof other than the part declared to be invalid or unconstitutional; and the City Council of the City of Friendswood, Texas, declares that it would have passed each and every part of the same notwithstanding the omission of any such part thus declared to be invalid or unconstitutional, or whether there be one or more parts.

Section 8. The City Secretary shall give notice of the enactment of this ordinance by promptly publishing the caption of this ordinance after final passage in the official newspaper of the City.

Section 9. This ordinance shall take effect upon its publication and the proper entry on the official zoning map in accordance with Section 3.A.(3), Appendix C of the Friendswood City Code.

INTRODUCED, READ AND PASSED on first and final reading by the affirmative vote of the City Council of the City of Friendswood on this the 5th day of August, 2024.

MIKE FOREMAN, Mayor

ATTEST:

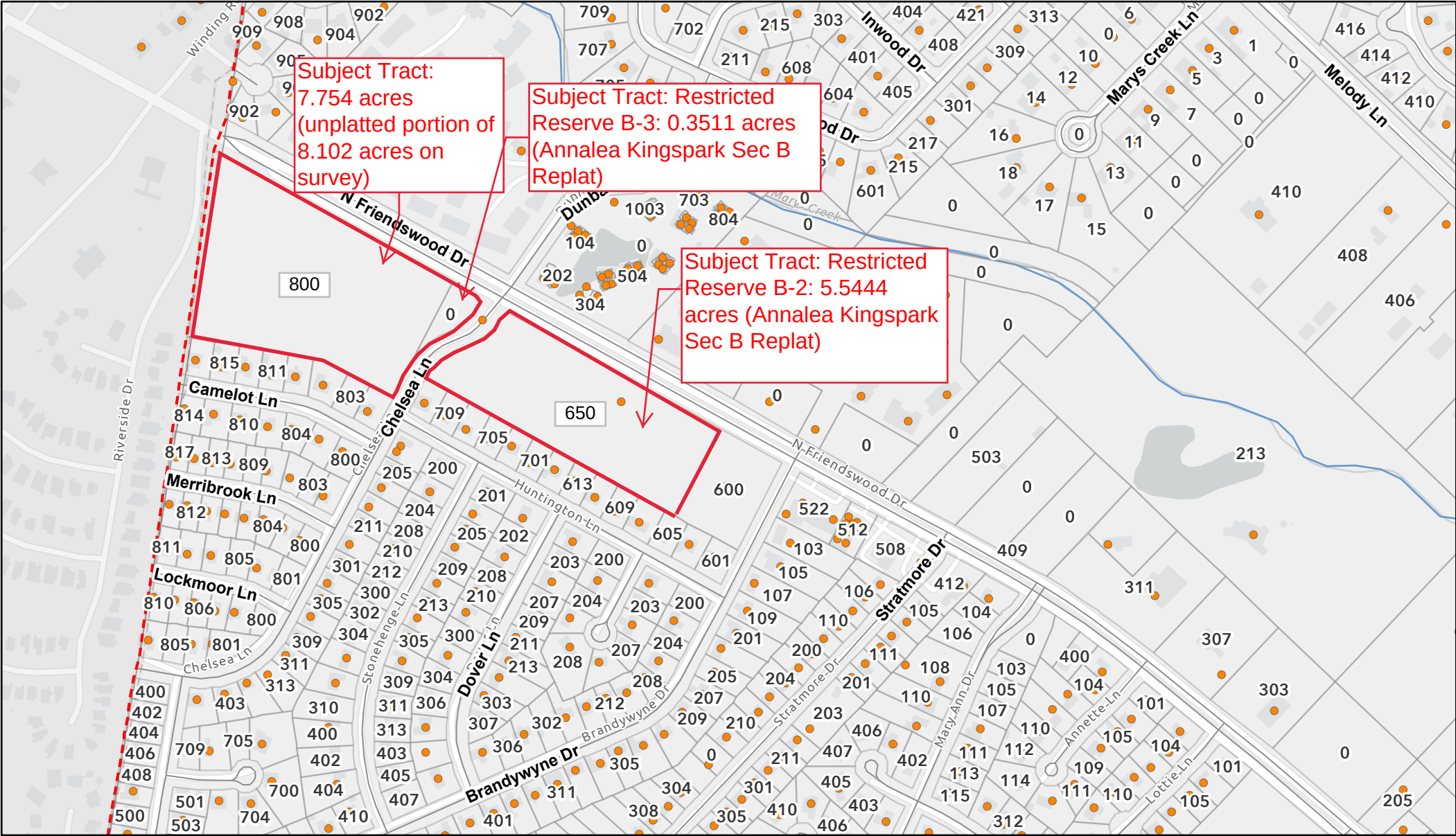
LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

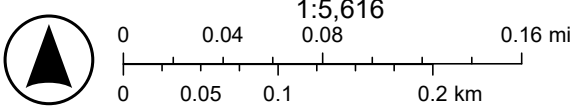
H:\City Council\Ordinances\2024\08-05-2024\Ordinance - Updating Comprehensive Plan Land Use Map & Official Zoning Map - 650 and 800 N Friendswood Dr.docx

City of Friendswood Location Map



6/5/2024, 2:22:45 PM

- Address Points
- Parcels (grey)
- Surrounding Cities
- City Limit
- Streets
- Water Lines



Esri Community Maps Contributors, City of Houston, Brazoria County, HPB, Texas Parks & Wildlife, © OpenStreetMap, Microsoft, CONANP, Esri, TomTom, Garmin, Foursquare, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS

Exhibit "A"

Friendswood Belmont Development

A 14.0 Acre Mixed-Use PUD Development

800 Block of N. Friendswood Dr.

Friendswood, Texas

2024

PUD Application

City of Friendswood



EXECUTIVE SUMMARY

TYPE:	Mixed-Use PUD
LOCATION:	800 Block of N. Friendswood Drive
LAND AREA:	Approx. 14.00 acres comprised of 8.102 acre, 5.8955 acre, & 0.3511 acre tracts
CURRENT ZONING:	CSC
REQUESTED ZONING:	Mixed-Use PUD

USES: The development will be comprised of two components divided into three phases. Phase I (**Multi-family Section “A” and Section “B”**) will be a high-end seniors multi-family property. Phase II (**Retail / Commercial “A”**) will be a multi-use commercial building. Phase III (**Retail / Commercial “B”**) will be a multi-use commercial building. The development will be constructed in blended-phases with storm sewer and underground utilities being installed for the entire development at once; then the above ground improvements developed sequentially beginning with Phase I. Phase I anticipated construction start date would be in the first quarter of 2025 with a 18 month construction time. Phase II and III are projected to start in 2027 and 2029 respectively, or as market demand dictates.

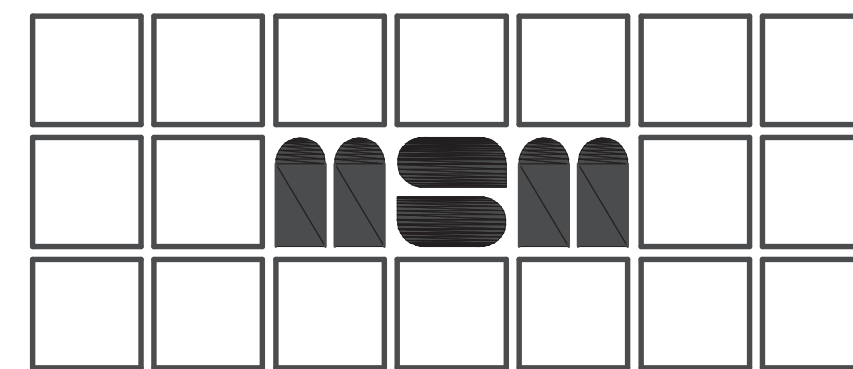
PHASE I: This component will be a 232-unit Class A+ Market Rent Multi-Family seniors development covering 11.642 acres. The property will be high-end, two three-story buildings with all units having attached or detached garages. It will also be age-restricted to 55 and over with Class A+ amenities such as a resort-style clubhouse, detention lake with fountains, walking trails, dog park, and interior upgrades above market standards. There will be 1 and 2 bedroom units ranging in square footage from 790 sq. feet to 1,161 sq. feet. Underlying zoning to be used is MFR-H and will comply with the Community Overlay District requirements.

PHASE II & III: This component will be twin Class A+ multi-use commercial buildings covering 2.627 acres. Each building will offer a minimum of 18,000 sq. of commercial rental space. Phase II will start after the completion of Phase I, with Phase III beginning as determined by market conditions. Underlying zoning to be used is CSC and will comply with the Community Overlay District requirements. Upon final design of the commercial buildings and site plan, lot coverage of the two buildings could be at 32% and 33% for Phase II & Phase III respectively. The PUD would be utilized to exceed the CSC lot coverage threshold of 30%, however not to exceed the estimated 33.0% coverage. All parking will be behind the buildings allowing for a more aesthetic view along Friendswood Dr.



THE BELMONT MASTER PLAN

A Mixed Use Community



MUCASEY
&
Associates

Architects

4808 Gibson St., Suite 200
Houston, Texas 77007
Tel. (713) 521-1233
Fax (713) 520-1904

PROJECT SUMMARY:

Apartments:

Type	Description	Qty.	Area
A1	One Bedroom, 1 Bath	64	787 s.f.
A2	One Bedroom, 1 Bath	42	797 s.f.
Total One Bedroom Units		106 Units	
B1	Two Bedroom, 1 Bath	60	1,007 s.f.
B2	Two Bedroom, 2 Bath	36	1,102 s.f.
B3	Two Bedroom/Den, 2 Bath	30	1,161 s.f.
Total Two Bedroom Units		126 Units	
Apartments Total		232 Units	218,764 s.f.

Acreage:

Retail/Commercial "A" & "B"	2.627 acres
Multifamily Section "A"	5.544 acres
Multifamily Section "B"	6.098 acres
Storage	0.696 acres
Total Development	14.965 acres

Retail:

Retail / Commercial "A"	19,770 s.f.
Retail / Commercial "B"	18,120 s.f.
Self Storage	26,700 s.f.

Garages Provided:

Breezeway Garages	133 cars
Detached Garages	99 cars
Total Garages	232 cars

Custom Regulation Matrix - Residential											
	Units Per Acre	Lot Area Minimum Square Ft.	Lot Width	Yards - Minimum Feet					Height Maximum Feet	Zero Lot Lines Y or N	Maximum Lot Coverage
				Front	Rear	Side	Exterior (Corner Lot)				
							Backing Up to an Abutting Side Yard	Backing Up to an Abutting Rear Yard			
Phase I: MFR Section "A" & Section "B"	19.93	--	--	25 B	0	10 E, I	25 B	20 C	40	No	50%

B. 35 feet on thoroughfares.
C. 25 feet on thoroughfares.
E. Ten-foot minimum separation between buildings.
I. 25 feet when abutting land zoned single-family residential (SFR) district.

Custom Regulation Matrix – Commercial												
	Lot Area Minimum Square Feet	Lot Width Minimum Feet	Lot Depth Minimum Feet	Yards – Minimum Feet						Height Maximum Feet (max 4 stories)	Exception Notes	Maximum Lot Coverage
				Front	Rear	Side		Rear				
						Interior		Exterior				
						When Abutting Property in a Residential District or Garden Home District	When Abutting Property in a Nonresidential District	When Backing Up to an Abutting Side Yard	When Backing Up to an Abutting Rear Yard			
Phase II: Retail / Commercial "A"	15,000	100	150	30	15	25	10	25	10	40		33%
Phase II: Retail / Commercial "B"	15,000	100	150	30	15	25	10	25	10	40		33%

There will be no deviations from the Sign Regulations -- Appendix A of CODE OF ORDINANCES CITY OF FRIENDSWOOD, TEXAS.

Parking Analysis: Phase I: MFR Section "A" & Section "B"

	Spaces
1.5 spaces per 1 BR (106 units)	159
1.75 Spaces per 2 BR (126 units)	221
Total Parking Required	380

Garages Provided	232
Open Parking Provided	179
Total Parking Provided	411

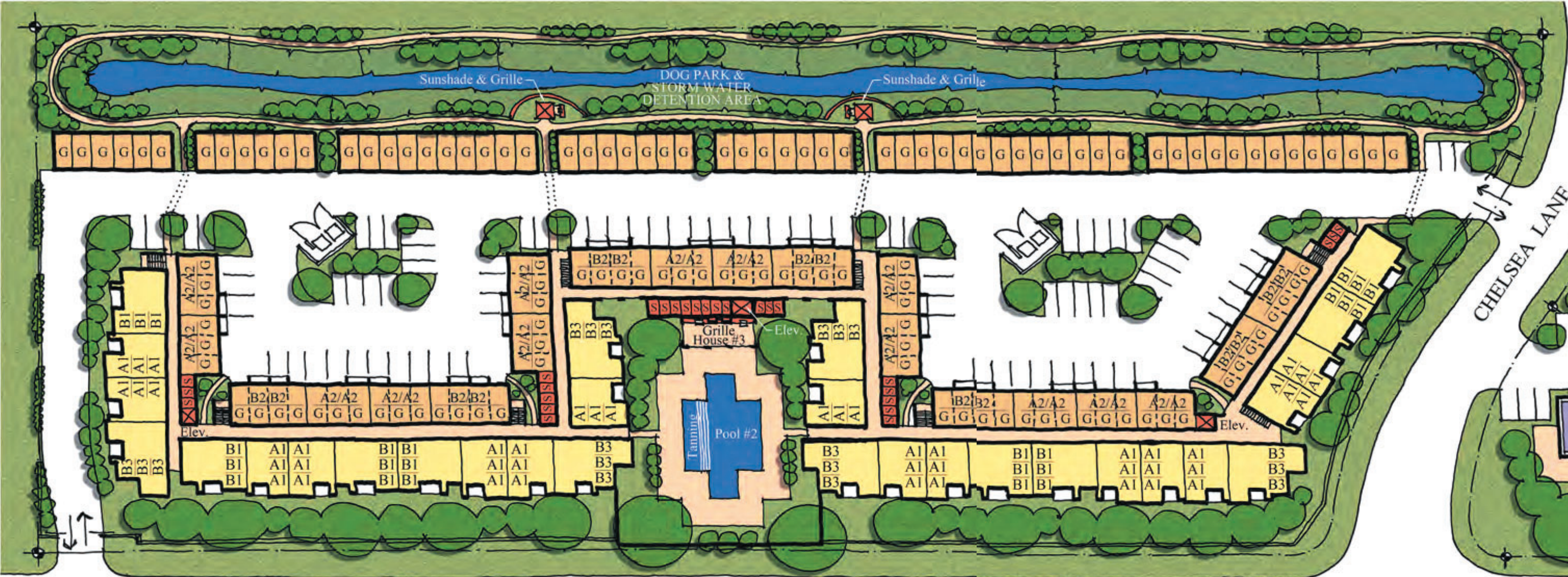
Surplus Parking	31
-----------------	----

Parking Analysis - Phase II: Retail / Commercial "A"

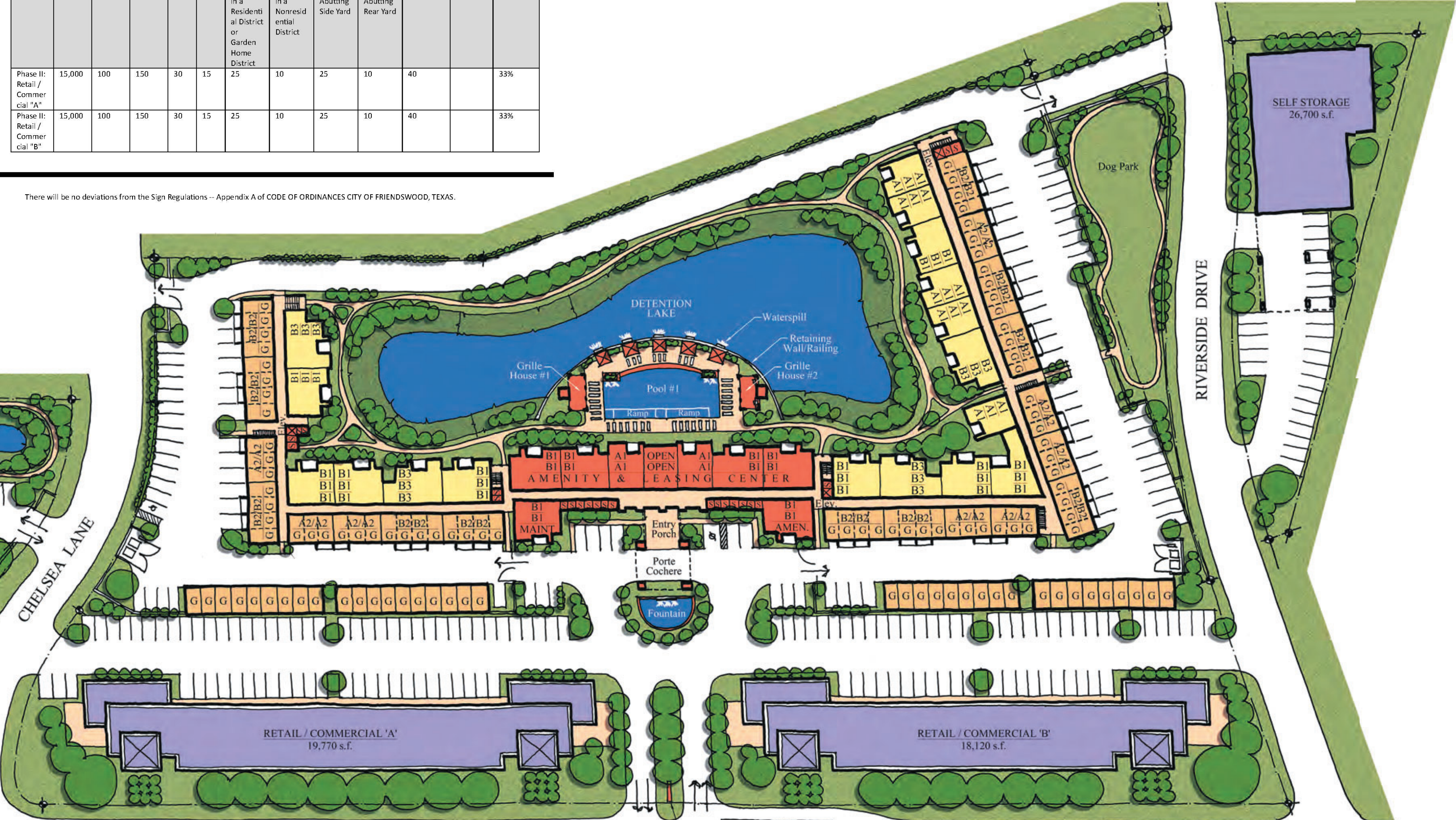
	Spaces
Required (4 Spaces/ 1,000 GFA)	79
Provided	67
Surplus / (deficit) Parking	-12

Parking Analysis - Phase III: Retail / Commercial "B"

	Spaces
Required (4 Spaces/ 1,000 GFA)	72
Provided	56
Surplus / (deficit) Parking	-16



SECTION "A"



SECTION "B"

FRIENDSWOOD MASTER PLAN

A Mixed Use Community
Mucasey & Associates, Architects
April 26, 2024

Phase I: MFR Section "A" & Section "B"

Approx 11.642 acres
232 Class A+ Multi-family
Three-Story / 55 & over age restricted
Density: 19.93 units per acres
Underlying Zoning: MFR-H

Phase II: Retail / Commercial "A"

Approx. 1.3135 acres
Class A+ Commercial Building
Single Story - 19 s .ft.
Use: Professional office medical retail restaurant
Underlying Zoning: CSC

Phase III: Retail / Commercial "B"

Approx. 1.3135 acres
Class A+ Commercial Building
Single Story - 1 12 s .ft.
Use: Professional office medical retail restaurant
Underlying Zoning: CSC

PROJECT SUMMARY:

Apartments:

Type	Description	Qty.	Area
A1	One Bedroom, 1 Bath	64	787 s.f.
A2	One Bedroom, 1 Bath	42	797 s.f.
Total One Bedroom Units		106 Units	
B1	Two Bedroom, 1 Bath	60	1,007 s.f.
B2	Two Bedroom, 2 Bath	36	1,102 s.f.
B3	Two Bedroom/Den, 2 Bath	30	1,161 s.f.
Total Two Bedroom Units		126 Units	
Apartments Total		232 Units	218,764 s.f.

Retail:

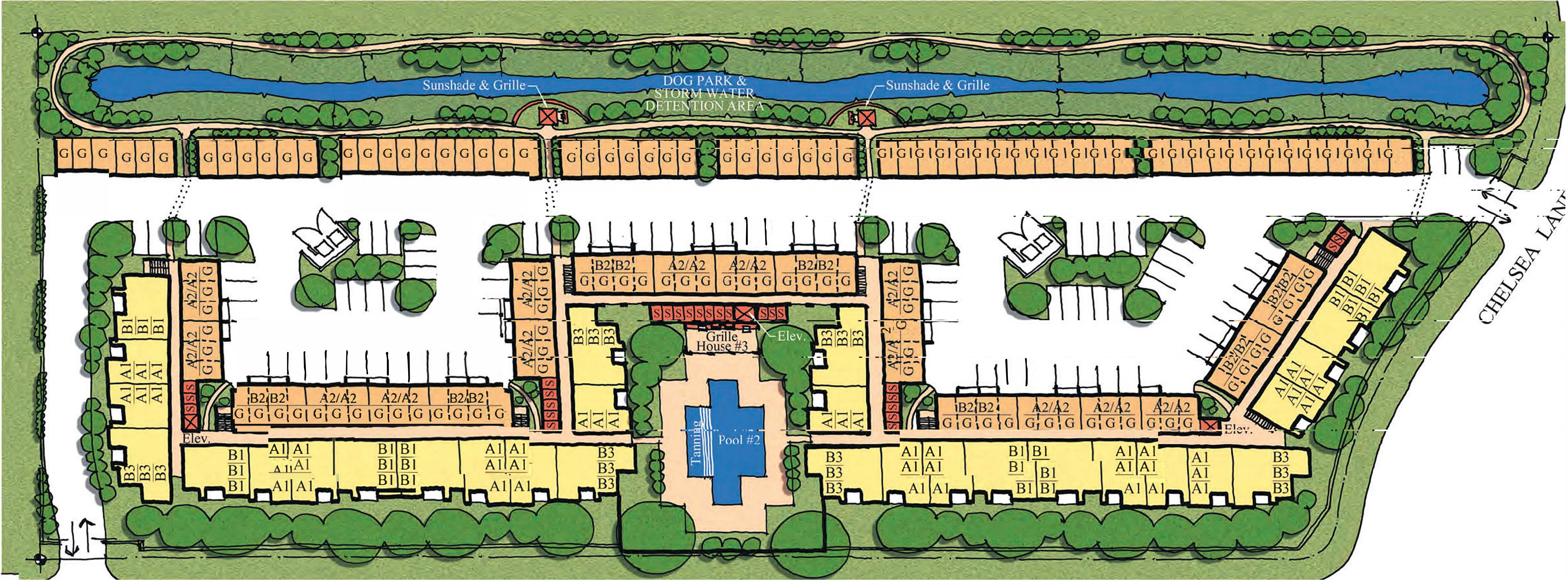
Retail / Commercial "A"	19,770 s.f.
Retail / Commercial "B"	18,120 s.f.
Self Storage	26,700 s.f.

Garages Provided:

Breezeway Garages	133 cars
Detached Garages	99 cars
Total Garages	232 cars

Acreage:

Retail/Commercial "A" & "B"	2.627 acres
Multifamily Section "A"	5.544 acres
Multifamily Section "B"	6.098 acres
Storage	0.696 acres
Total Development	14.965 acres



N. FRIENDSWOOD DRIVE (F.M. 518)

THE BELMONT MASTER PLAN - Section "A"

A Multi-Family Community
Mucasey & Associates, Architects
April 26, 2024

PROJECT SUMMARY:

Apartments:

Type	Description	Qty.	Area
A1	One Bedroom, 1 Bath	64	787 s.f.
A2	One Bedroom, 1 Bath	42	797 s.f.
Total One Bedroom Units		106 Units	
B1	Two Bedroom, 1 Bath	60	1,007 s.f.
B2	Two Bedroom, 2 Bath	36	1,102 s.f.
B3	Two Bedroom/Den, 2 Bath	30	1,161 s.f.
Total Two Bedroom Units		126 Units	
Apartments Total		232 Units	218,764 s.f.

Retail:

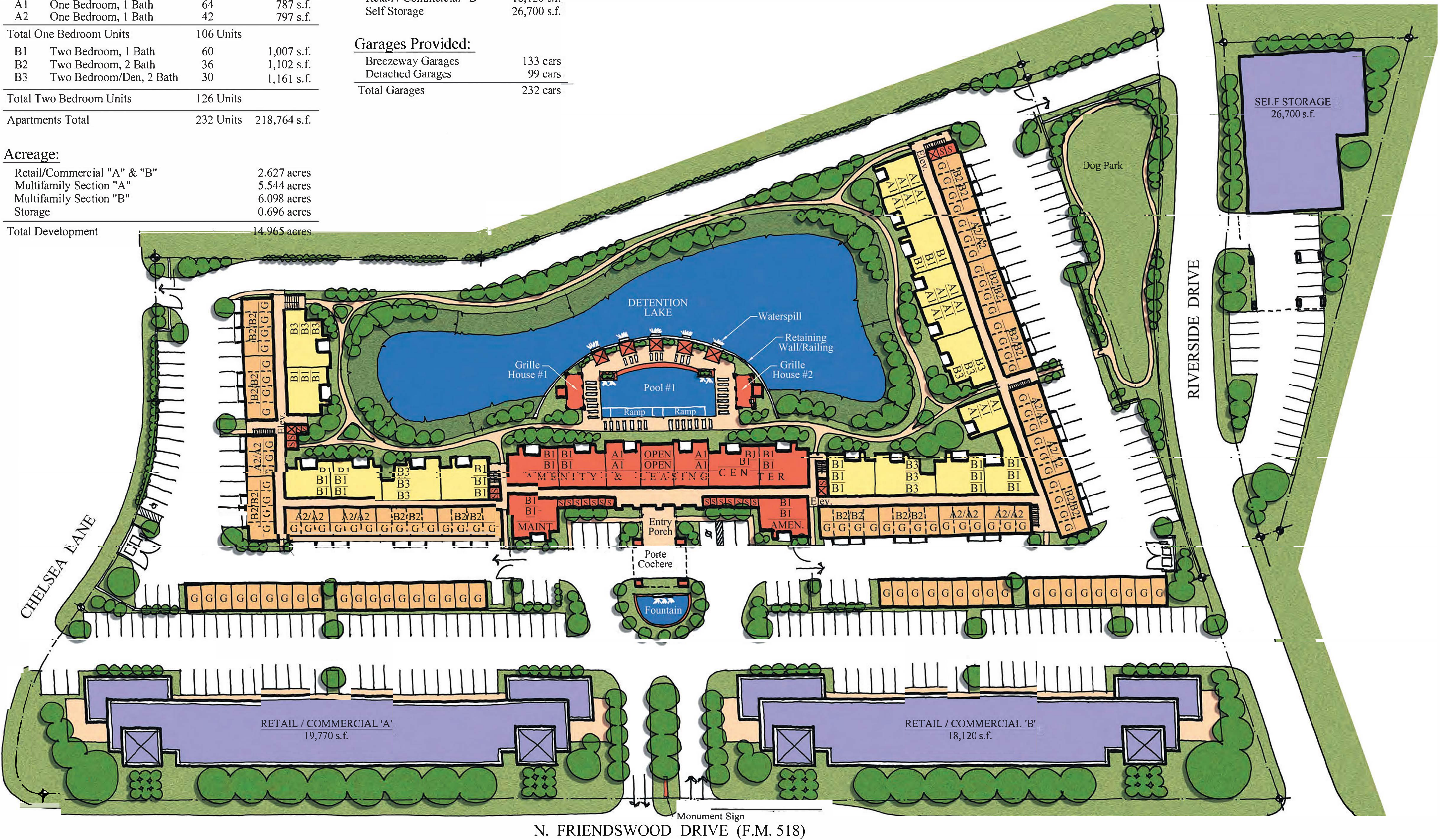
Retail / Commercial "A"	19,770 s.f.
Retail / Commercial "B"	18,120 s.f.
Self Storage	26,700 s.f.

Garages Provided:

Breezeway Garages	133 cars
Detached Garages	99 cars
Total Garages	232 cars

Acreage:

Retail/Commercial "A" & "B"	2.627 acres
Multifamily Section "A"	5.544 acres
Multifamily Section "B"	6.098 acres
Storage	0.696 acres
Total Development	14.965 acres



THE BELMONT MASTER PLAN - Section "B"

A Multi-Family Community
Mucasey & Associates, Architects
April 26, 2024

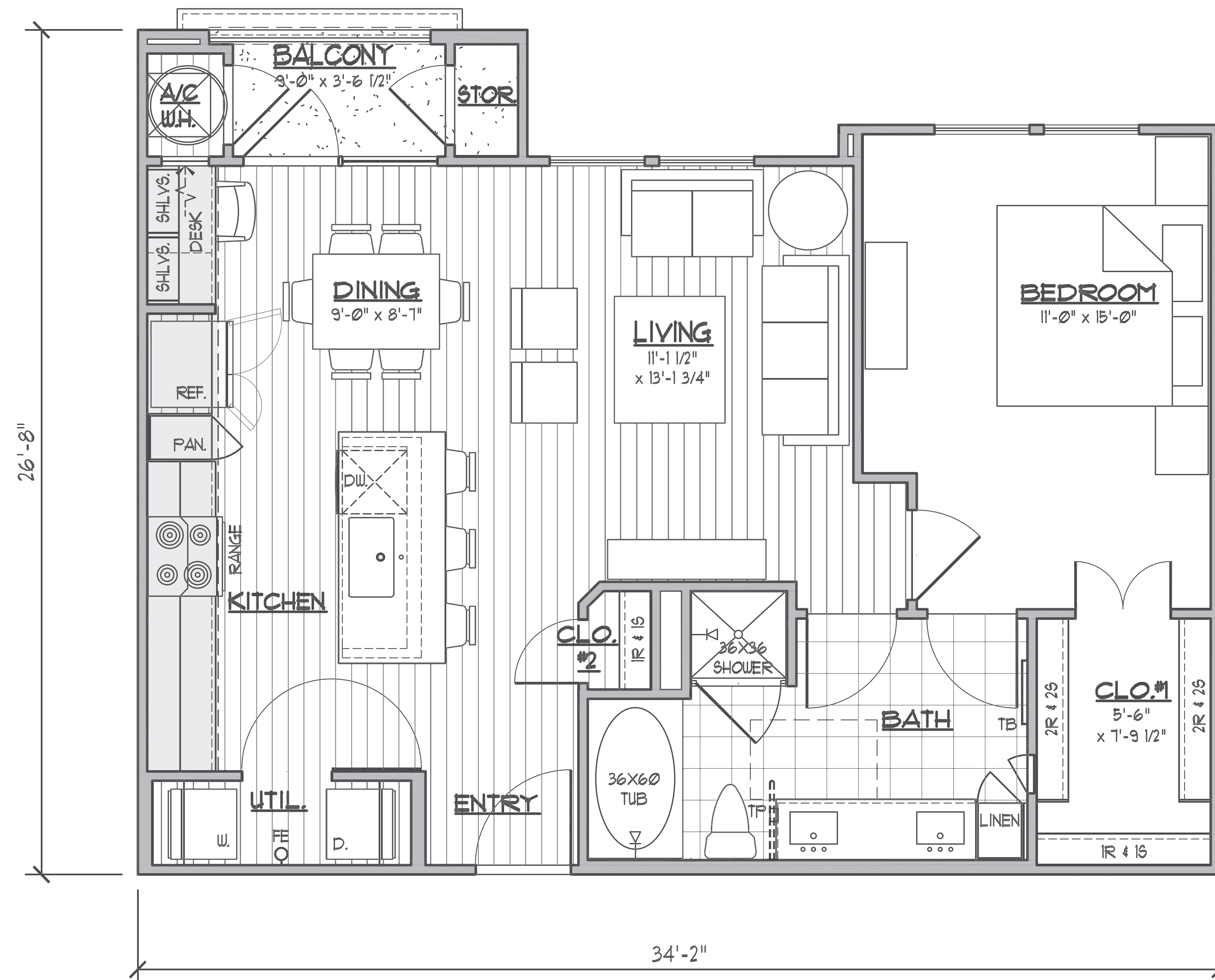


Typical Building

THE BELMONT MASTER PLAN

Mucasey & Associates, Architects

April 26, 2024

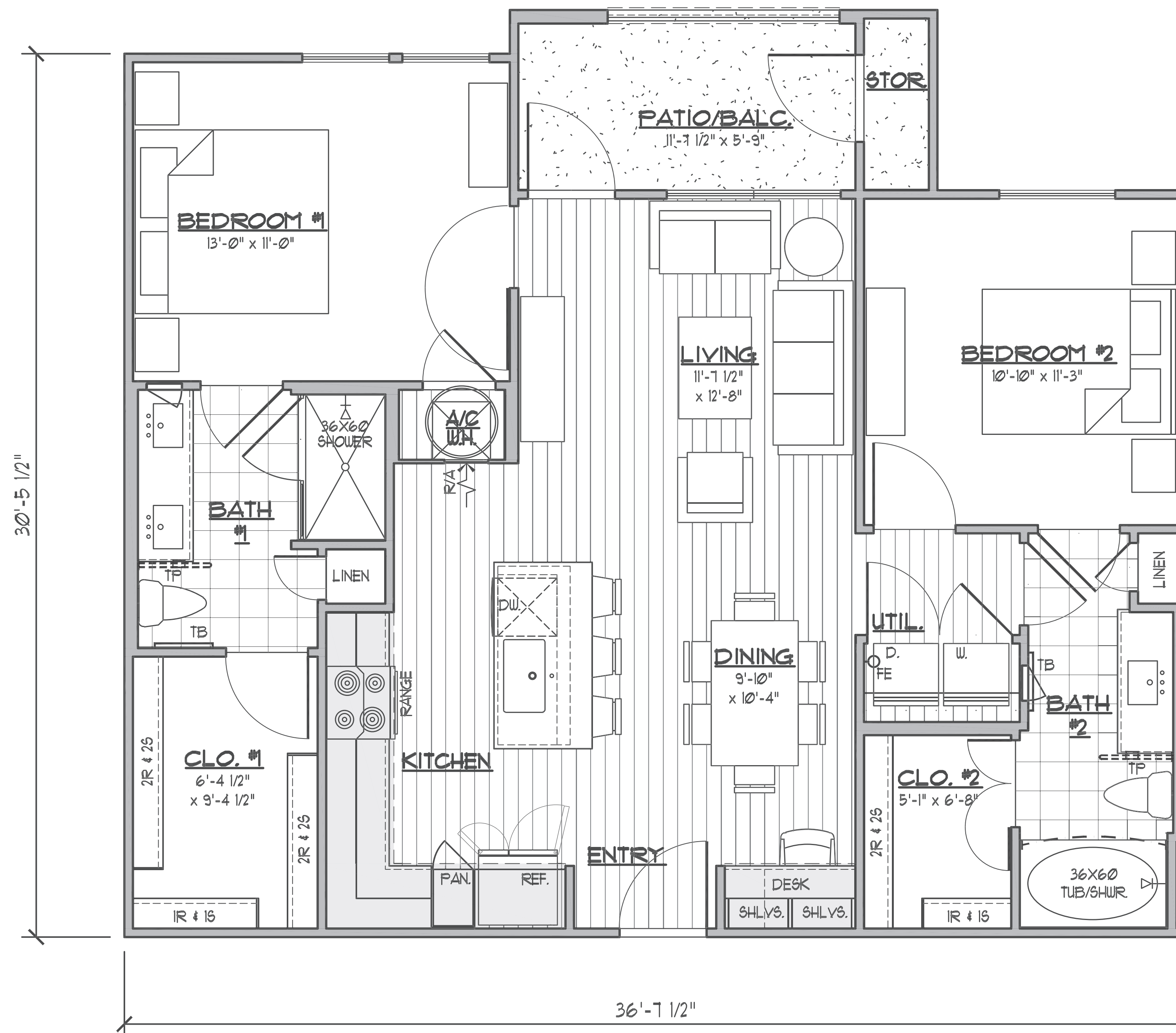


UNITS "A2" - One Bedroom, 1 Bath

Friendswood Master Plan
Mucasey & Associates, Architects

(Fair Housing Accessible) 797 s.f.



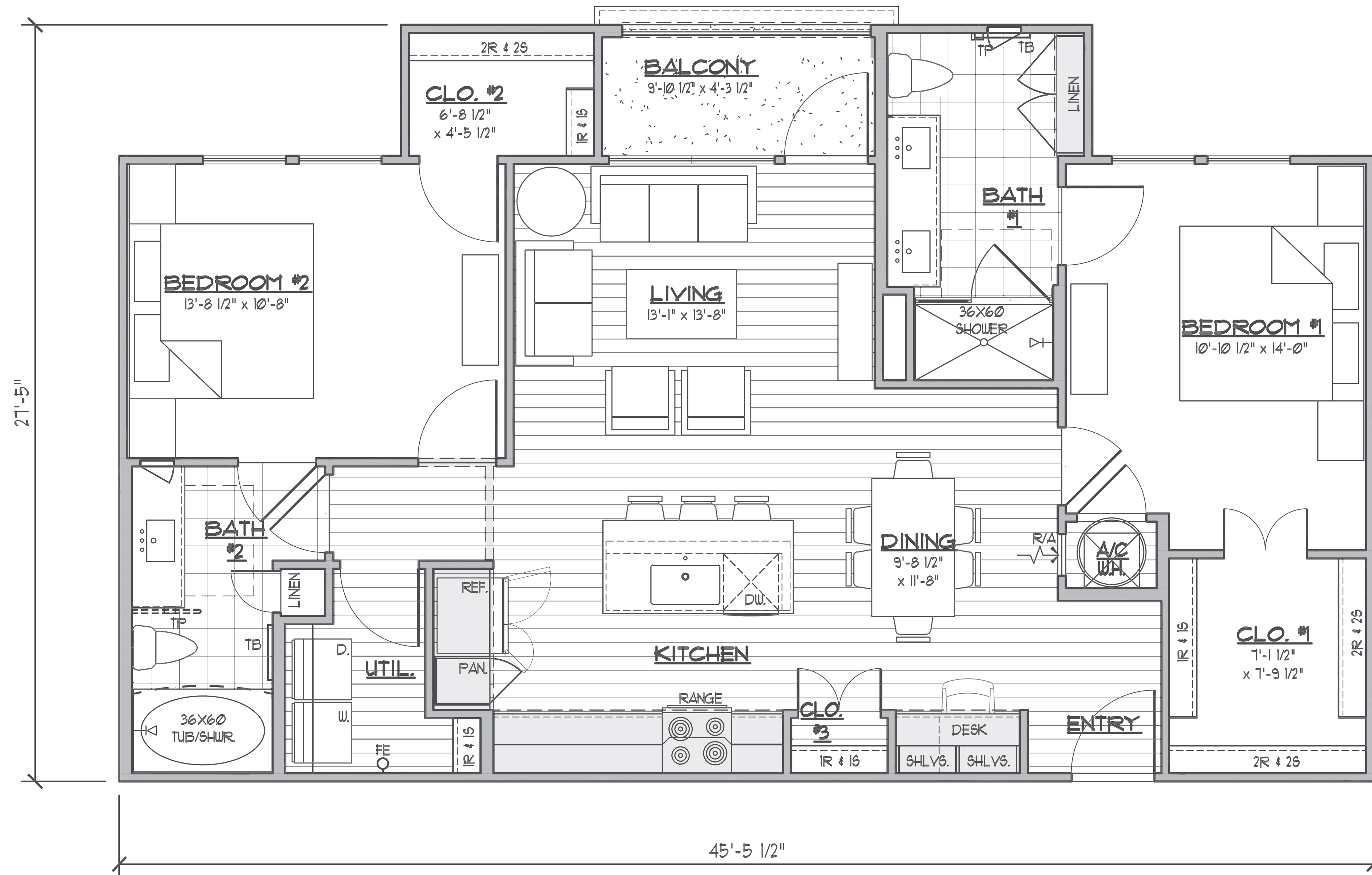


UNITS "B1" - Two Bedroom, 2 Bath

Friendswood Master Plan
Mucasey & Associates, Architects

(Fair Housing Accessible) 1,007 s.f.





UNITS "B2" - Two Bedroom, 2 Bath

Friendswood Master Plan
Mucasey & Associates, Architects

(Fair Housing Accessible) 1,102 s.f.



FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/05/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Receive an update regarding the City's Movies in the Park series.

Originating Department: Parks and Recreation

Degree of importance:

SUMMARY / ORIGINATING CAUSE

The Movies in the Park program by the Parks and Recreation Department has relocated to the Stevenson Park Gazebo this year. Movies will be screened every Friday from July 12th to August 9th, starting at dusk. The season's finale will feature a special "dive-in" Christmas screening of "The Grinch" on August 9th, hosted at the Stevenson Park Pool. These events are open to the public and free of charge, so everyone is welcome to join us for an evening of fun entertainment!

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

ATTACHMENTS

1. Movies



MOVIES



IN THE

PARK



JULY 12

SPONSORED BY:



JULY 19

SPONSORED BY:



JULY 26

SPONSORED BY:



AUGUST 2

SPONSORED BY:



AUGUST 9

Dive-In Movie at
Stevenson Park Pool

SPONSORED BY:



FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/05/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Receive an update regarding the Friendswood Library's Piano Recital Event.

Originating Department: Library

Degree of importance:

SUMMARY / ORIGINATING CAUSE

The Friendswood Library held a Public Piano Recital on June 27, 20204, at 7pm in the Community Room. Residents shared their musical talent with the community in a relaxed performance environment. The recital was open to all ages and skill levels.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

ATTACHMENTS

1. Library Piano Recital PPT

Community Piano Recital at the Library

Friendswood Library recently hosted a Community Piano Recital where 13 Friendswood residents of all ages performed to an appreciative audience. The recital was so well received the library plans to add additional recitals throughout the year.



FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/10/2024

Prepared by: Glenda Faulkner, Director of Communications

Subject: Receive an update regarding Hurricane Beryl.

Originating Department: City Manager

Degree of importance:

SUMMARY / ORIGINATING CAUSE

As you know, the City of Friendswood was recently impacted by Hurricane Beryl. In anticipation of the storm, staff activated the Emergency Operations Center and put into action all of our emergency operation measures.

This included a disaster declaration, a temporary curfew, the waiving of permit fees, and activating the City's debris removal services.

Hurricane Beryl left in its wake wind damage to roofs, trees, fences, etc; as well as left half of the City without electricity for a number of days.

Throughout the event, City staff continued emergency response operations, stayed in communication with County and State officials, power companies (TNMP and CenterPoint), and as well as put out messaging across multiple platforms - - both online and over the phone.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

ATTACHMENTS

1. Communications Graphic
2. Hurricane Beryl Recovery Info
3. Social Media Inventory List Only
4. Debris in Street



COMMUNICATION TO RESIDENTS



REGISTER NOW!

Use the QR Code to register for the Friendswood Emergency Notification System and City Newsletters.



@FRIENDSWOODCITY



@FRIENDSWOODCITY



@FRIENDSWOODCITY



CITY OF FRIENDSWOOD

GARBAGE & RECYCLING

Household waste and recycling will be picked up by the City's normal waste contractor. Do not mix with storm debris.

**Friendswood
Utility Billing**
281-996-3232

Waste Connections
281-331-0810

DEBRIS OPERATIONS FOR HURRICANE BERYL

Began: Monday, July 15, 2024

Neighborhood Schedule: Not Available.

Waste Collection Site / Drop-off: Not Available.

Ending: Monitor City's social media platforms and emails for the final date(s) announcements.

Multiple passes will be made throughout the City for residential storm debris. Vegetative debris and fences will be collected by different trucks. Please be patient.

Burning trash, debris, and yard waste is prohibited.

DEBRIS PILES

Separate debris into categories near the curbside or on the opposite side of the ditch.

Debris should not obstruct roadways, sidewalks, or ditches. If you have a ditch line, piles should be on the side closer to your home.

To prevent injuries and damage during debris removal, do **not** place debris near or on:

Fire hydrants
Mailboxes

Meters
Mailboxes

Sprinklers
Trees

Other structures

DEBRIS REMOVAL CATEGORIES FOR HURRICANE BERYL

VEGETATIVE DEBRIS

- Tree branches or limbs
 - Do not have to be bundled
- Logs
 - Should be cut, but no length/weight limits
- Plants
- Leaves
 - Use **CLEAR** bags so it can be easily identified as vegetative debris
 - If using black/white bags:
 - Place in separate pile, away from clear bags

FENCES

- Break into sections
- Do not mix with vegetative debris
- Concrete fence post footings will be collected by debris removal contractor

EXCLUDED: CONSTRUCTION & DEMOLITION DEBRIS AND COMMERCIAL DEBRIS

- The City is **NOT** picking up construction and demolition debris related to structural damage. Residential property owners should coordinate with their insurance companies, construction companies, or third-party waste contractors.
- The City is **NOT** picking up any storm debris from commercial or industrial entities. Those entities should coordinate with their insurance companies or third-party waste contractors.

ASSISTANCE WITH MOVING DEBRIS TO CURB

Individuals with access needs, functional needs, medical needs, or disabilities that need assistance moving debris to the curb, may contact a community group or volunteer organization, such as:

4B Disaster Response Network

4bresponse.org

409-502-3040

info@4bresponse.org

MOSQUITOS

Galveston County Mosquito Control

800-842-5622

Harris County Public Health Mosquito & Vector Control Division

713-440-4800

FEMA DISASTER ASSISTANCE

FEMA may be able to help individuals with home repairs, temporary housing, or property damage (appliances, furniture, vehicle, etc). They may also qualify for help with childcare, medical, lodging, moving, and funeral expenses.

- DisasterAssistance.gov or Download the FEMA App
- 800-621-3362

U.S. SMALL BUSINESS ADMINISTRATION (SBA)

Individuals may be eligible for a low-interest disaster recovery loan through the SBA for damaged and destroyed assets in a declared disaster. These include repair and replacement costs for real estate, personal property, machinery, equipment, inventory, and business assets.

- lending.sba.gov
- 833-572-0502

CONNECT FOR INFORMATION

- Register for the Friendswood Emergency Notification System at friendswood.com/notify or use the QR Code
- Visit friendswood.com/prepare
- Follow @FriendswoodCity on [Facebook](https://www.facebook.com/FriendswoodCity) and [Twitter](https://twitter.com/FriendswoodCity)
- Listen to Radio Channel 1650 AM
- Watch AT&T U-verse Channel 99 or Xfinity Channel 17



Social Media Inventory

Facebook Page Name

Friendswood City
Police Department
Economic Development
Library
Keep Friendswood Beautiful
Parks & Recreation
Animal Control

Twitter Page Name

FriendswoodCity
Friendswood_PD
FriendswoodLib

Instagram Page Name

friendswoodcity
friendswoodlibrary
friendswoodparks
keep_friendswood_beautiful
zakiconofficial

YouTube Page Name

City of Friendswood
Friendswood Library

Next Door

Taylor McCombs - PD
Lisa Price - PD

Linked in

City of Friendswood

Flickr

Friendswood Library

Linked Tree

Friendswood Parks



FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/17/2024

Prepared by: Morad Kabiri, City Manager

Subject: Receive information regarding the League City Pkwy Ribbon Cutting.

Originating Department: City Manager

Degree of importance:

SUMMARY / ORIGINATING CAUSE

A couple of weeks ago, members of City Council and staff for both Friendswood and League City participated in a ribbon-cutting event for the extension of League City Pkwy. The newly constructed roadway now ties into, and is open to Friendswood Pkwy.

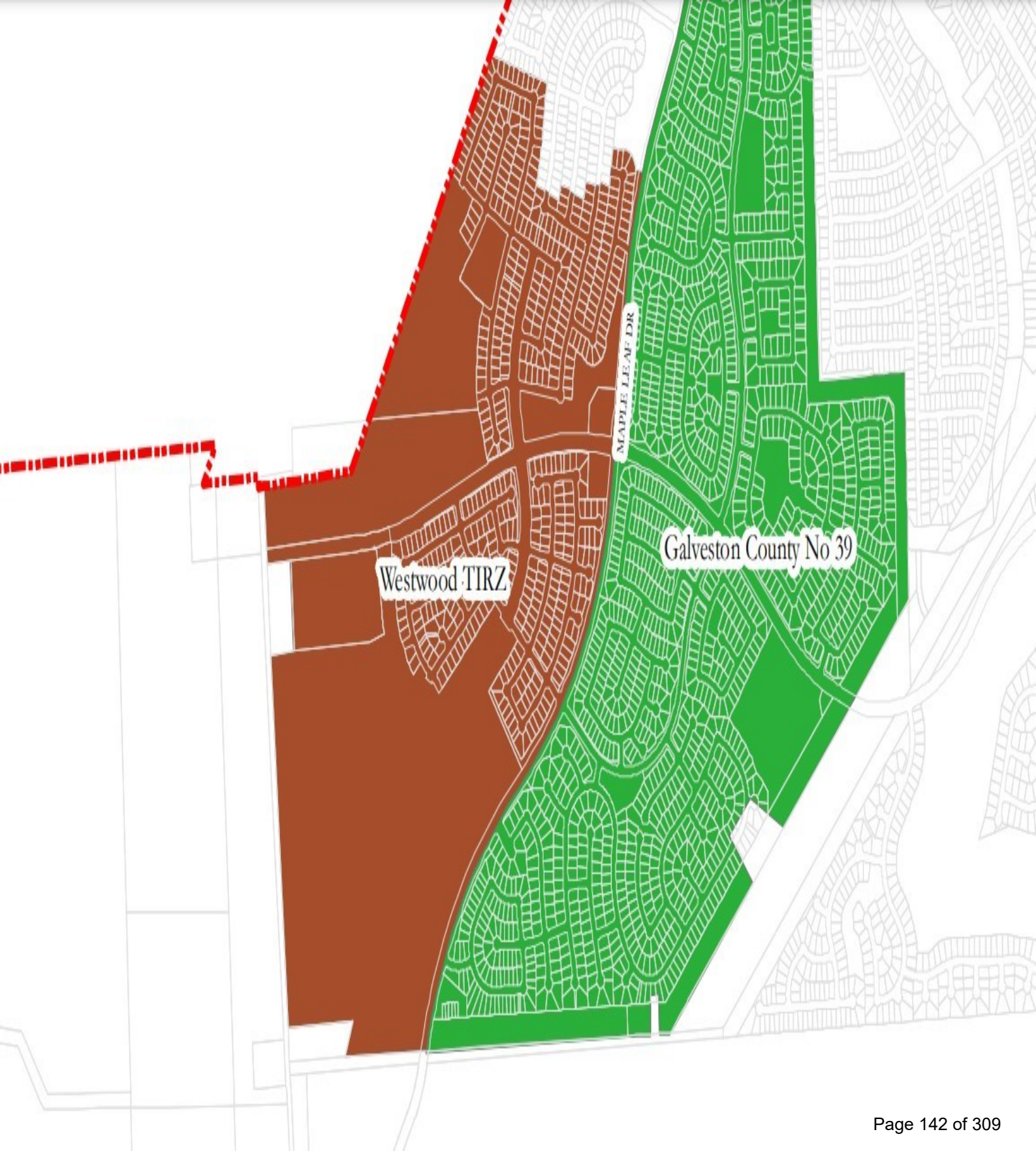
The League City project was completed by Hillwood Development as part of their Legacy subdivision [expanding the Westwood community, which has a TIRZ on it]. League City/Friendswood Pkwy is now fully complete from SH 146 all the way to FM 528.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

ATTACHMENTS

1. League City Pkwy - Westwood TIRZ
2. League City Pkwy - Ribbon Cutting



Westwood TIRZ

Galveston County No 39

MAPLE LEAF DR



FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/18/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Recognize Assistant City Manager Katina Hampton on her acceptance to the 2025 Class of the Texas Women's Leadership Institute Program.

Originating Department: City Manager

Degree of importance:

SUMMARY / ORIGINATING CAUSE

The Texas Chapter of Women Leading Government (WLG) will host a sixth class of the Texas Women's Leadership Institute beginning in 2025. The class is limited to 20 women who desire to become city managers. The Institute will offer five sessions over the course of the year and will cover essential topics for becoming an effective city manager, as well as explore successful leadership techniques. The sessions will include tours of city facilities and will bring in Texas experts to discuss professional topics and personal development. Typical sessions cover municipal bonds, economic development, communications, negotiating, Council relations, public safety and leadership.

The Institute Sessions will be held around the State of Texas and travel expenses are the responsibility of the attendee. Sessions begin on Thursday at 9am and end at noon on Friday. This Institute offers a laser focused approach to increasing women in the city management pipeline and is sponsored by the Texas City Management Association.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

ATTACHMENTS

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/19/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Recognize Friendswood EMS for receiving the American Heart Association's Mission: Lifeline Gold Achievement Award and the Target: Heart Attack Honor Roll Recognition.

Originating Department: City Manager

Degree of importance:

SUMMARY / ORIGINATING CAUSE

Friendswood VFD EMS is proud to be nationally recognized by the American Heart Association for our commitment to providing research-based, high-quality heart attack and stroke care with a Mission: Lifeline Gold Achievement Award and the Target: Heart Attack Honor Roll Recognition.

Friendswood VFD EMS is a part of an elite group of pre-hospital providers recognized by the American Heart Association for their commitment and success in implementing a higher standard of care, by ensuring that every STEMI patient receives treatment according to nationally accepted evidence-based guideline recommendations and standards. Earning the Mission: Lifeline Gold achievement award demonstrates adherence to the latest research-based clinical practices to support better outcomes for patients.

The American Heart Association's Mission: Lifeline System of Care Target: Heart Attack Honor Roll Award highlights the collaboration and contributions of both pre-hospital and hospital providers. This time-critical award level is limited to those agencies that provide patient transport to STEMI-receiving and STEMI-referring centers.

Be confident in the consistent care that Friendswood VFD EMS provides. Friendswood EMS' dedication to ensuring that all heart attack and stroke patients have access to best practices and life-saving care.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

ATTACHMENTS

1. 2024 Mission Lifeline Award Announcement
2. GoldTarget Announcement

FOR IMMEDIATE RELEASE

June 19, 2024

CONTACT:

Friendswood EMS

Friendswood EMS nationally recognized for its commitment to quality care for heart attacks and strokes in the City of Friendswood

The American Heart Association presents the Mission: Lifeline® EMS Gold Target achievement award for proven dedication to ensuring access to best practices and life-saving care.

Friendswood EMS has received the American Heart Association's [Mission: Lifeline® EMS](#) Gold Target achievement award for the 8th year in a row for their commitment to offering rapid and research-based care to people experiencing the most severe form of heart attacks and strokes, ultimately saving lives.

Friendswood EMS is also recognized on the American Heart Association's Mission: Lifeline System of Care Target Heart Attack award, focused on the system of care for patients. This award highlights the collaboration and contributions of both prehospital and hospital providers. This time-critical award level is limited to those agencies that provide patient transport to STEMI-receiving and STEMI-referring centers.

Emergency medical services staff can begin treatment when they arrive — up to an hour sooner than if someone goes to the hospital by car. EMS staff are also trained to provide resuscitation efforts to someone whose heart has stopped. People who arrive by ambulance may also receive faster treatment at the hospital.

Mission: Lifeline EMS® is the American Heart Association's national initiative to advance the system of care for patients with high-risk, time-sensitive disease states, such as severe heart attacks and strokes. The program helps reduce barriers to prompt treatment — starting from when 911 is called, to EMS transport and continuing through hospital treatment and discharge. Optimal care for heart attack and stroke patients takes coordination between the individual prehospital providers and healthcare systems.

“Arguably the most important link in the chains of survival for acute stroke and cardiovascular emergencies is emergency medical services and prehospital professionals,” said Edward Jauch, M.D., MS, MBA, chair of the department of research at the University of North Carolina Health Sciences at Mountain Area Health Center. “Early condition identification, stabilization and

prehospital interventions, and initiation of actions within the regional systems of care provide patients with the best chance for receiving expedient definitive therapies leading to optimal outcomes and maximized quality of life.

“The American Heart Association Mission: Lifeline EMS awards are an important way to recognize the crucial roles and performances of EMS personnel in stroke and cardiac patients’ care.”

The Mission: Lifeline EMS achievement award focuses on agencies’ on-scene care, bringing to the forefront the collaboration and contributions to patient care for prehospital providers.

“Friendswood EMS is honored to be recognized by the American Heart Association for our dedication to providing optimal care for heart attack patients,” said EMS Chief Lisa Camp. “The Mission: Lifeline program puts proven knowledge and guidelines to work on a daily basis so patients have the best possible chance of survival.”



American Heart Association.
Mission:Lifeline®
EMS

2024 Mission: Lifeline® EMS Recognition

The American Heart Association proudly recognizes

Friendswood EMS Friendswood, Texas

Mission: Lifeline®-EMS - GOLD with Target: Heart Attack Honor Roll Achievement Award

The American Heart Association/American Stroke Association recognizes this prehospital provider organization for demonstrating continued success in using the **Mission Lifeline®** program.

Thank you for applying the most up-to-date evidence-based treatment guidelines to improve patient care and outcomes in the community you serve.*

Nancy Brown
Chief Executive Officer
American Heart Association

Joseph C. Wu, MD, PhD, FAHA
President
American Heart Association

*For more information, please visit Heart.org/MissionLifeline



**FRIENDSWOOD CITY COUNCIL
AGENDA ITEM FORM**

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/12/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider authorizing the monthly transfer of funds to the City of Friendswood Employee Benefit Trust contingent upon sufficient appropriations in the FY2024-25 City of Friendswood Budget.

Originating Department: Human Resources

Degree of importance:

SUMMARY / ORIGINATING CAUSE

Council approval is needed to authorize a monthly transfer to the City of Friendswood Employee Benefits Trust for payment of employee benefits premiums to the insurance vendors.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

- 1. 2024 COF Executive Summary - Health Insurance Renewal
- 2. 2024-25 COF Contribution Breakdown - FINAL APPROVED



As the 2024-2025 Plan Year approaches, the City of Friendswood has diligently reviewed and assessed its insurance contracts and market options to ensure the continuation of beneficial and cost-effective coverage for its employees. This summary encapsulates the pivotal outcomes and recommendations resulting from this comprehensive renewal and market search process.

I. 2024 Marketing

- a. The City of Friendswood's contracts with Blue Cross Blue Shield and MetLife will **expire on September 30, 2024**
- b. All lines of coverage, except worksite, are currently provided through Blue Cross Blue Shield.
- c. Blue Cross Blue Shield life and disability insurance are under a rate guarantee and will not renew again until 10/1/2026.
- d. Blue Cross Blue Shield provided a no-bid medical renewal offer of a +3% rate increase, which includes a one-time credit of \$50,000.
- e. A market search was conducted for worksite coverage only. Proposal requests were sent to 12 carriers and 5 were received.
- f. Historical medical cost increase percentages are listed in the table below.

Plan Year	% Increase
2021	+5.5%
2022	+3%
2023	+4.4%
2024	+2.5%

II. Medical Plan Performance & Renewal Data – July 2023 – June 2024:

- a. **Paid Premium** – \$2,950,945
- b. **Paid Claims** - \$2,825,809
- c. **Loss Ratio** - 96%
- d. **Seven Large Claimants over \$50K** during the most recent 12 months = \$1,158,581
- e. **Blue Cross Blue Shield Original Renewal Request** = \$218,781; +7%
- f. **Best & Final Packaged Renewal Offer** = +74,704; +2.5% (contingent upon worksite moving to BCBS)

Month	Employees	Members	Total	Medical	Rx	Total Claims	Loss Ratio
Jul-23	200	403	\$230,222	\$82,025	\$63,543	\$146,144	63.5%
Aug-23	205	414	\$238,408	\$176,187	\$80,963	\$257,721	108.1%
Sep-23	205	409	\$236,769	\$81,131	\$85,975	\$167,674	70.8%
Oct-23	212	417	\$253,461	\$112,588	\$56,198	\$169,423	66.8%
Nov-23	213	419	\$254,156	\$121,393	\$103,481	\$225,528	88.7%
Dec-23	211	418	\$253,787	\$167,875	\$121,778	\$290,308	114.4%
Jan-24	212	423	\$257,333	\$101,989	\$80,456	\$183,102	71.2%
Feb-24	208	410	\$249,925	\$109,463	\$80,324	\$190,424	76.2%
Mar-24	204	403	\$243,473	\$315,833	\$94,372	\$410,829	168.7%
Apr-24	206	400	\$243,101	\$215,042	\$97,775	\$314,002	129.2%
May-24	204	394	\$241,068	\$231,720	\$42,564	\$276,190	114.6%
Jun-24	211	411	\$249,242	\$128,786	\$64,339	\$194,464	78.0%
2023-24 Total	2,491	4,921	\$2,950,945	\$1,844,032	\$971,768	\$2,825,809	95.8%
Average	208	410	\$245,912	\$153,669	\$80,981	\$235,484	
PEPM			\$1,184.64	\$740.28	\$390.11	\$1,134.41	

III. Fully Insured Dental – Current Carrier – Blue Cross Blue Shield

- The City currently pays 90% of the employee and 70% of dependent cost for both plan options.
- Renewal** – The City implemented a 1-year contract with Blue Cross Blue Shield. The contract expires on September 30, 2024.
- Experience** – The current loss ratio is 90% for the dental plans combined
- Market** - Dental was not marketed this year due to full market check in 2023
- Blue Cross Blue Shield Original Renewal Request** = \$32,977; +17%
- Best & Final Packaged Renewal Offer** = \$17,180; +9%; BCBS currently gives us 2% off medical premiums in exchange for bundling dental.

Carrier	Annual Premium	Increase over Current	% Increase	Rate Guarantee
Blue Cross Blue Shield – Current	\$197,470			
Blue Cross Blue Shield – Original Renewal	\$230,477	\$32,977	+17%	
Blue Cross Blue Shield – Best & Final Renewal Offer	\$214,650	\$17,180	+9%	1 Year; year 2 rate cap of 10%

IV. Worksite– Current Carrier – MetLife:

- The City implemented a 1-year contract with MetLife. The contract expires on September 30, 2024.
- It was recommended to market the worksite due to an abundance of service and billing issues pertaining to MetLife.
- Employees can elect Accident, Cancer, Critical Illness and Hospital Indemnity.
- Proposals were received from 5 carriers

MetLife	35%+ rate increase
BlueCross BlueShield of Texas	Competitive Rates + a one-time credit of \$50,000 on medical premiums for bundling
Guardian	Quoted; Competitive
Unum	Quoted; Not competitive
Aflac	Quoted; Not competitive

SUMMARIZED RECOMMENDATION:

- Medical: Renew with BlueCross BlueShield at the +2.5% proposed rate increase
- Dental: Renew with BlueCross at the +9% proposed rate increase
- Life & Disability: Renew with BCBS at the current rate pass through 10/1/2026
- Worksite: Move worksite lines of coverage to BlueCross BlueShield in exchange for the one-time credit of \$50,000 on medical premiums.

This strategic approach to our 2024-2025 insurance renewals and market search underscores our commitment to fiscal responsibility while ensuring robust coverage for the City of Friendswood staff. Should you have questions, please do not hesitate to reach out to our appointed health insurance Broker;

Shaina Miller, Managing Director

smiller@higginbotham.com

713-439-5233

CURRENT 10/1/2023-9/30/2024											
RENEWAL 10/1/2024-9/30/2025											
BCBS HMO 2500 Medical	Enrollment Count	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)
Employee Only	3	\$ 632.50	\$ 569.25	\$ 63.25	\$ 31.63	90%	\$ 659.54	\$ 596.30	\$ 63.24	\$ 31.62	90.41%
Employee & Spouse	1	\$ 1,399.57	\$ 979.70	\$ 419.87	\$ 209.94	70%	\$ 1,459.40	\$ 1,039.54	\$ 419.86	\$ 209.93	71.23%
Employee & Child(ren)	1	\$ 1,165.40	\$ 815.78	\$ 349.62	\$ 174.81	70%	\$ 1,215.23	\$ 865.61	\$ 349.62	\$ 174.81	71.23%
Employee & Family	1	\$ 2,024.91	\$ 1,417.44	\$ 607.47	\$ 303.74	70%	\$ 2,111.48	\$ 1,504.02	\$ 607.46	\$ 303.73	71.23%
BCBS PPO 2500 Medical	Enrollment Count	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)
Employee Only	16	\$ 694.28	\$ 624.85	\$ 69.43	\$ 34.71	90%	\$ 723.96	\$ 654.54	\$ 69.42	\$ 34.71	90.41%
Employee & Spouse	1	\$ 1,536.27	\$ 1,075.39	\$ 460.88	\$ 230.44	70%	\$ 1,601.95	\$ 1,141.06	\$ 460.88	\$ 230.44	71.23%
Employee & Child(ren)	4	\$ 1,279.22	\$ 895.45	\$ 383.77	\$ 191.88	70%	\$ 1,333.91	\$ 950.15	\$ 383.76	\$ 191.88	71.23%
Employee & Family	9	\$ 2,222.67	\$ 1,555.87	\$ 666.80	\$ 333.40	70%	\$ 2,317.69	\$ 1,650.89	\$ 666.80	\$ 333.40	71.23%
BCBS PPO 1500 Medical	Enrollment Count	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)
Employee Only	97	\$ 734.96	\$ 661.46	\$ 73.50	\$ 36.75	90%	\$ 766.38	\$ 692.88	\$ 73.50	\$ 36.75	90.41%
Employee & Spouse	15	\$ 1,626.28	\$ 1,138.40	\$ 487.88	\$ 243.94	70%	\$ 1,695.80	\$ 1,207.92	\$ 487.88	\$ 243.94	71.23%
Employee & Child(ren)	31	\$ 1,354.15	\$ 947.91	\$ 406.25	\$ 203.12	70%	\$ 1,412.04	\$ 1,005.80	\$ 406.24	\$ 203.12	71.23%
Employee & Family	26	\$ 2,352.92	\$ 1,647.04	\$ 705.88	\$ 352.94	70%	\$ 2,453.51	\$ 1,747.63	\$ 705.88	\$ 352.94	71.23%
ANNUAL MEDICAL TOTAL (\$)		\$ 2,917,115.16	\$ 2,244,293.65	\$ 672,821.51			\$ 3,041,819.16	\$ 2,369,001.98	\$ 672,817.18		
ONE TIME ADMIN CREDIT							\$ 50,000.00	\$ 50,000.00	\$ -		
ANNUAL PREMIUM AFTER ADMIN CREDIT (\$)							\$ 2,991,819.16	\$ 2,319,001.98	\$ 672,817.18		
ANNUAL CHANGE (\$)							\$ 74,704.00	\$ 74,708.33	\$ (4.33)		
ANNUAL CHANGE (%)							2.56%	3.33%	0.00%		
BCBS PPO Low Dental	Enrollment Count	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)
Employee Only	30	\$ 29.79	\$ 26.81	\$ 2.98	\$ 1.49	90%	\$ 32.38	\$ 29.40	\$ 2.98	\$ 1.49	91%
Employee & Spouse	9	\$ 54.52	\$ 38.16	\$ 16.36	\$ 8.18	70%	\$ 59.26	\$ 42.90	\$ 16.36	\$ 8.18	72%
Employee & Child(ren)	1	\$ 57.32	\$ 40.12	\$ 17.20	\$ 8.60	70%	\$ 62.52	\$ 45.32	\$ 17.20	\$ 8.60	72%
Employee & Family	9	\$ 83.12	\$ 58.18	\$ 24.94	\$ 12.47	70%	\$ 90.35	\$ 65.41	\$ 24.94	\$ 12.47	72%
BCBS PPO High Dental	Enrollment Count	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)
Employee Only	81	\$ 42.05	\$ 37.85	\$ 4.21	\$ 2.10	90%	\$ 45.71	\$ 41.51	\$ 4.20	\$ 2.10	91%
Employee & Spouse	23	\$ 75.14	\$ 52.60	\$ 22.54	\$ 11.27	70%	\$ 81.68	\$ 59.14	\$ 22.54	\$ 11.27	72%
Employee & Child(ren)	29	\$ 93.81	\$ 65.67	\$ 28.14	\$ 14.07	70%	\$ 101.97	\$ 73.83	\$ 28.14	\$ 14.07	72%
Employee & Family	54	\$ 127.95	\$ 89.57	\$ 38.39	\$ 19.19	70%	\$ 139.08	\$ 100.70	\$ 38.38	\$ 19.19	72%
ANNUAL DENTAL TOTAL (\$)		\$ 203,446.08	\$ 152,731.66	\$ 50,714.42			\$ 221,148.12	\$ 170,441.80	\$ 50,706.32		
ANNUAL DENTAL CHANGE (\$)							\$ 17,702.04	\$ 17,710.14	\$ (8.10)		
VSP PPO Vision	Enrollment Count	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)	Carrier Monthly Billed Charges	Employer Monthly Contribution	Employee Monthly Cost	Employee Semi-Monthly (24) Cost	Employer Contribution (%)
Employee Only	76	\$ 7.24	\$ -	\$ 7.24	\$ 3.62	0%	\$ 7.24	\$ -	\$ 7.24	\$ 3.62	0%
Employee & Spouse	28	\$ 13.76	\$ -	\$ 13.76	\$ 6.88	0%	\$ 13.76	\$ -	\$ 13.76	\$ 6.88	0%
Employee & Child(ren)	26	\$ 14.48	\$ -	\$ 14.48	\$ 7.24	0%	\$ 14.48	\$ -	\$ 14.48	\$ 7.24	0%
Employee & Family	51	\$ 21.29	\$ -	\$ 21.29	\$ 10.65	0%	\$ 21.29	\$ -	\$ 21.29	\$ 10.65	0%
ANNUAL VISION TOTAL (\$)		\$ 28,773.48	\$ -	\$ 28,773.48			\$ 28,773.48	\$ -	\$ 28,773.48		
ANNUAL VISION CHANGE (\$)							\$ -	\$ -	\$ -		
MISC											
Basic Life / AD&D		\$ 20,974.00	\$ 20,974.00	\$ -			\$ 20,974.00	\$ 20,974.00	\$ -		
Long Term Disability		\$ 65,081.00	\$ 65,081.00	\$ -			\$ 65,081.00	\$ 65,081.00	\$ -		
Cobra		\$ 1,374.00	\$ 1,374.00	\$ -			\$ 1,374.00	\$ 1,374.00	\$ -		
FSA		\$ 8,694.00	\$ 8,694.00	\$ -			\$ 8,694.00	\$ 8,694.00	\$ -		
Technology Fees		\$ -	\$ -	\$ -			\$ -	\$ -	\$ -		
TOTAL ANNUAL PROGRAM COST		\$ 3,245,457.72	\$ 2,493,148.31	\$ 752,309.41			\$ 3,337,863.76	\$ 2,585,566.78	\$ 752,296.98		
TOTAL ANNUAL CHANGE (\$)							\$ 92,406.04	\$ 92,418.47	\$ (12.43)		
TOTAL ANNUAL CHANGE (%)							2.85%	3.71%	0.00%		

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/02/2024

Prepared by: Karen Horner, City Attorney

Subject: Consider on second and final reading an ordinance amending Chapter 70 "Streets, Sidewalks, and Other Public Places," Article III "Construction," Sections 70-77 "Restricted use," 70-79 "Maximum plant height," 70-80 "Minimum branch height above street gutter flow lines," and 70-81 "Extending into street" of the Friendswood City Code to revise the permitted height of plants, trees, and branches in and over restricted areas, including visibility triangles and other traveled public ways.

Originating Department: City Attorney

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This is the second and final reading of an ordinance that revises the Friendswood City Code as to the permitted height of plants, trees and branches in and over restricted areas. Specifically, this ordinance makes the following changes:

Section	Summary of Change
70-77	In describing "restricted areas," adds vegetation to recognize that the regulations in restricted areas include not only construction but also certain landscaping and vegetative growth. Sec. 70-77. Restricted area. The areas in the city where construction <u>and vegetation</u> is

are restricted under sections 70-78 through 70-80 are as follows:

- (1) All of that portion of land lying within a triangular shaped area on each street corner within the city described by metes and bounds as follows: Beginning at the precise corner of intersection point of the curbs of each of the two streets intersecting, forming each corner and extending 20 feet along each such curbline from such curb intersection point, the third side being determined by the drawing of a straight line from the ends of each such 20-foot extension, all as more fully portrayed by the sketch set out in this section (whether such land is privately owned or unpaved or untraveled street right-of-way property).
- (2) Where no curbs are in existence at such street intersections, such 20-foot lines shall coincide with the central flow line of the ditches paralleling such uncurbed streets (as such central flow line shall be determined by the ~~engineer-of-the city-city~~ engineer).

- (3) Trees shall not be planted in public utility easements or public street right-of-way without the prior written approval of the City Engineer.

70-79

Lowers the permitted height of vegetation in restricted areas from four feet (4') to three feet (3').

Sec. 70-79. Maximum plant height.

No property owner shall plant, grow or maintain or cause to be planted, grown or maintained in any area restricted under section 70-77 any plant, hedge, shrub or other growth, except trees as provided for in section 70-80, at a height greater than ~~four~~ **three** feet **(3')** from the street gutter flow line.

78-80

Increases the required height of branches above restricted areas from eight feet (8') to ten feet (10').

Sec. 70-80. Minimum branch height above street gutter flow line.

Any trees planted, grown and maintained in any area restricted under section 70-77 shall not have branches or foliage extending from the trunk thereof at a height lower than ~~eight~~ **ten** feet **(10')** from the street gutter flow line.

78-81

Increases the required height of branches above the traveled portion of a street from ten feet (10') to fifteen feet (15').

Sec. 70-81. Extending into street.

No property owner shall permit the growth of any tree limbs that extend over the curb and gutter into the street at an elevation lower than ~~ten~~ **fifteen** feet **(15')** above the traveled portion of such street.

This is the second and final reading of this ordinance -- the first reading was on July 1, 2024. **IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY** Damage may occur to City-owned and private vehicles as a result of insufficient clearance.

Current 10' minimum height does not provide sufficient access. The proposed 15' minimum height provides unobstructed access for fire apparatus, school buses, refuse trucks, public works vehicles and equipment, and public travel along city streets. 15' height mirrors neighboring cities' ordinances and provides for ample clearance for the the above-mentioned vehicles. **RECOMMENDATIONS** Staff recommends approval. **ATTACHMENTS**

1. Ordinance - Tree and Landscaping Restrictions

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AMENDING CHAPTER 70 "STREETS, SIDEWALKS, AND OTHER PUBLIC PLACES," ARTICLE III "CONSTRUCTION," SECTIONS 70-77 "RESTRICTED AREA," 70-79 "MAXIMUM PLANT HEIGHT," 70-80 "MINIMUM BRANCH HEIGHT ABOVE STREET GUTTER FLOW LINE" AND 70-81 "EXTENDING INTO STREET" OF THE FRIENDSWOOD CITY CODE TO REVISE THE PERMITTED HEIGHT OF PLANTS, TREES, AND BRANCHES IN AND OVER RESTRICTED AREAS, INCLUDING VISIBILITY TRIANGLES AND OVER TRAVELED PUBLIC WAYS; PROVIDING A MAXIMUM PENALTY OF FIVE HUNDRED AND NO/100 DOLLARS (\$500.00); REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HEREWITH; PROVIDING FOR SEVERABILITY, PUBLICATION AND AN EFFECTIVE DATE.

WHEREAS, the City of Friendswood, in its efforts to protect the public health, safety and welfare, desires to increase public safety by further regulating traffic impairments caused by the growth of trees and vegetation in areas that cause visibility obstructions for drivers of motor vehicles; and

WHEREAS, for the same purposes, the City desires to increase vertical clearance of vegetation overhanging sidewalks and roadways in the City to ensure that such limbs do not interfere with pedestrian or traffic safety, as failure to have sufficient clearances may cause debris on the roadway, traffic delays, accidents and injuries; NOW THEREFORE,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, STATE OF TEXAS:

Section 1. The facts and matters set forth in the preamble of this ordinance are hereby found to be true and correct.

Section 2. That Chapter 70 "Streets, Sidewalks, and Other Public Places," Article III "Construction," Section 70-77 "Restricted area," of the Friendswood City Code is hereby amended to read as follows:

CHAPTER 70. STREETS, SIDEWALKS, AND OTHER PUBLIC PLACES

ARTICLE III. CONSTRUCTION

Sec. 70-77. Restricted area.

The areas in the city where construction and vegetation are restricted under sections 70-78 through 70-80 are as follows:

- (1) All of that portion of land lying within a triangular shaped area on each street corner within the city described by metes and bounds as follows: Beginning at the precise corner of intersection point of the curbs of each of the two streets intersecting, forming each corner and extending 20 feet along each such curbline from such curb intersection point, the third side being determined by the drawing of a straight line from the ends of each such 20-foot extension, all as more fully portrayed by the sketch set out in this section (whether such land is privately owned or unpaved or untraveled street right-of-way property).

- (2) Where no curbs are in existence at such street intersections, such 20-foot lines shall coincide with the central flow line of the ditches paralleling such uncurbed streets (as such central flow line shall be determined by the city engineer).
- (3) Trees shall not be planted in public utility easements or public street rights-of-way without the prior written approval of the City Engineer.

Section 3. That Chapter 70 "Streets, Sidewalks, and Other Public Places," Article III "Construction," Section 70-79 "Maximum plant height" of the Friendswood City Code is hereby amended to read as follows:

CHAPTER 70. STREETS, SIDEWALKS, AND OTHER PUBLIC PLACES

ARTICLE III. CONSTRUCTION

Sec. 70-79. Maximum plant height.

No property owner shall plant, grow or maintain or cause to be planted, grown or maintained in any area restricted under section 70-77 any plant, hedge, shrub or other growth, except trees as provided for in section 70-80, at a height greater than three feet (3') from the street gutter flow line.

Section 4. That Chapter 70 "Streets, Sidewalks, and Other Public Places," Article III "Construction," Section 70-80 "Minimum branch height above street gutter flow line" of the Friendswood City Code is hereby amended to read as follows:

CHAPTER 70. STREETS, SIDEWALKS, AND OTHER PUBLIC PLACES

ARTICLE III. CONSTRUCTION

Sec. 70-80. Minimum branch height above street gutter flow line.

Any trees planted, grown and maintained in any area restricted under section 70-77 shall not have branches or foliage extending from the trunk thereof at a height lower than ten feet (10') from the street gutter flow line.

Section 5. That Chapter 70 "Streets, Sidewalks, and Other Public Places," Article III "Construction," Section 70-81 "Extending into street" of the Friendswood City Code is hereby amended to read as follows:

CHAPTER 70. STREETS, SIDEWALKS, AND OTHER PUBLIC PLACES

ARTICLE III. CONSTRUCTION

Sec. 70-81. Extending into street.

No property owner shall permit the growth of any tree limbs that extend over the curb and gutter into the street at an elevation lower than fifteen feet (15') above the traveled portion of such street.

Section 6. A violation of this ordinance is subject to the penalty provisions contained in Section 1-14 of the Friendswood City Code and as otherwise provided by law. Any person who shall

intentionally, knowingly, recklessly, or with criminal negligence fail to comply with any provision of this ordinance shall be deemed guilty of a misdemeanor and, upon conviction thereof, shall be fined in an amount not to exceed FIVE HUNDRED AND NO/100 DOLLARS (\$500.00). Each act of violation and each day upon which any such violation shall occur shall constitute a separate offense.

Section 7. That all ordinances or parts of ordinances in conflict or inconsistent with this ordinance are hereby expressly repealed.

Section 8. In the event any section, paragraph, subdivision, clause, phrase, provision, sentence, or part of this ordinance or the application of the same to any person or circumstance shall for any reason be adjudged invalid or held unconstitutional by a court of competent jurisdiction, it shall not affect, impair, or invalidate this ordinance as a whole or any part or provision hereof other than the part declared to be invalid or unconstitutional; and the City Council of the City of Friendswood, Texas, declares that it would have passed each and every part of the same notwithstanding the omission of any such part thus declared to be invalid or unconstitutional, or whether there be one or more parts.

Section 9. The City Secretary shall give notice of the enactment of this ordinance by promptly publishing the caption of this ordinance after final passage in the official newspaper of the City.

Section 10. This ordinance shall take effect ten (10) days from and after its passage on second reading by the City Council of the City of Friendswood, Texas, and its publication in the official newspaper of the City.

INTRODUCED, READ, AND PASSED on first reading by the affirmative vote of the City Council of the City of Friendswood this 1st day of July, 2024.

MIKE FOREMAN, Mayor

ATTEST:

LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

INTRODUCED, READ, AND PASSED by the affirmative vote of the City Council of the City of Friendswood on second and final reading this 5th day of August, 2024.

MIKE FOREMAN, Mayor

ATTEST:

LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/12/2024

Prepared by: Karen Horner, City Attorney

Subject: Consider an ordinance temporarily waiving various building permit fees for structures damaged by Hurricane Beryl.

Originating Department: City Attorney

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This proposed ordinance waives various building permit fees for structures damaged by Hurricane Beryl through the end of the year. On July 11, 2024, under the emergency powers granted under Chapter 418 of the Texas Government Code, the Mayor Pro Tem temporarily suspended the following permit fees specified in Appendix D "Schedule of Fees, Rates, Charges, Deposits, Bonds and Insurance Amounts" of the Friendswood City Code that directly relate to Hurricane Beryl:

Buildings and Building Regulations

- (1) Building Permit Fees (Electrical);
- (2) Building Permit Fees (Plumbing);
- (3) Building Permit Fees (Mechanical);
- (4) Building Permit Fees (Gas); and
- (5) Building Permit Fees.

This ordinance merely continues the order of the Mayor Pro Tem until December 31, 2024. This is an emergency ordinance and will require a vote of five (5) members of the City Council for approval in accordance with Section 3.12 of the City's Charter.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Ordinance - Permit Fee Waiver

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, TEMPORARILY WAIVING CERTAIN BUILDING PERMIT FEES FOR STRUCTURES THAT WERE DAMAGED BY HURRICANE BERYL; AND PROVIDING FOR THE EFFECTIVE DATE.

WHEREAS, Hurricane Beryl caused widespread, severe damage and loss of property within the City of Friendswood due to its rain and high winds; and

WHEREAS, in effort to combat the severe economic and social disruption caused by Hurricane Beryl, the City of Friendswood desires to waive certain permit fees for a limited period of time; and

WHEREAS, the City Council finds that providing a limited wavier of permit fees will accomplish a public purpose, including, but not limited to, ensuring that permit fees are not a deterrent for the proper repair of structures, encouraging more rapid recovery efforts, thus enhancing economic development and protecting the health, safety and welfare of the citizens of Friendswood; NOW THEREFORE,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, STATE OF TEXAS:

Section 1. That all matters and facts set forth in the recitals hereinabove are found to be true, and such recitals are hereby approved and made a part of this ordinance for all purposes and are adopted as a part of the judgment and findings by the City Council of the City of Friendswood, Texas.

Section 2. That for the reasons specified in the recitals hereof, the City Council hereby finds that an emergency exists, which necessitates the Council to take the actions contained herein.

Section 3. That the following fees imposed by Chapter 14 "Buildings and Building Regulations," as specified in Appendix "D" contained in the Friendswood City Code, shall be waived through December 31, 2024, for structures that were damaged by Hurricane Beryl:

APPENDIX D
SCHEDULE OF FEES, RATES, CHARGES, DEPOSITS, BOND AND INSURANCE AMOUNTS

Buildings and Building Regulations

- (1) Building Permit Fees (Electrical);
- (2) Building Permit Fees (Plumbing);
- (3) Building Permit Fees (Mechanical);
- (4) Building Permit Fees (Gas); and
- (5) Building Permit Fees.

Section 4. All ordinances or parts of ordinances inconsistent with the terms of this ordinance are hereby repealed; provided, however, that such repeal shall be only to the extent of such inconsistency; and in all other respects, this ordinance shall be cumulative of other ordinances regulating and governing the subject matter covered by this ordinance.

Section 5. If any provision, section, exception, subsection, paragraph, sentence, clause or phrase of this ordinance or the application of same to any person or set of circumstances shall for any reason be held unconstitutional, void or invalid, such invalidity shall not affect the validity of the remaining provisions of this ordinance or their application to other persons or sets of circumstances; and to this end, all provisions of this ordinance are declared to be severable.

Section 6. This ordinance shall take effect immediately from and after its passage by the City Council of the City of Friendswood and shall expire at 5:30 p.m. on December 31, 2024, after which this ordinance will be of no force and effect.

INTRODUCED, READ AND PASSED on first and final reading by the affirmative vote of the City Council of the City of Friendswood on this the 5th day of August, 2024.

MIKE FOREMAN, Mayor

ATTEST:

LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/12/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider an ordinance amending the City's General Budget for Fiscal Year 2023-2024 by approving "Budget Amendment IX" and providing for supplemental appropriation and/or transfer of certain funds.

Originating Department: Finance

Degree of importance: Significant

SUMMARY / ORIGINATING CAUSE

By its nature, our budget is an estimate of the revenues and expenditures needed to accomplish the City Council and Staff goals for the year.

Throughout the year, events occur that require adjustments to the budget. These adjustments may be needed for various reasons, such as the recognition of extraordinary revenues or expenditures, new projects that are authorized by the Council or providing funding for expenditures resulting from extraordinary events like natural disasters. As the need arises, items for budget appropriations are accumulated and then submitted for approval at the City Council meeting each month. The budget adjustments covered by this ordinance comprise the seventh set for fiscal year 2023-2024.

We have attempted to provide as much explanation of the adjustments as possible through two sets of exhibits. Exhibit A provides a narrative explanation of each budget amendment. Exhibit B provides the details of each accounting transaction.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Ordinance - Budget Amendment No. IX
2. FY24 BA IX Exhibit A 08-05-2024v3
3. FY24 BA IX Exhibit B 08-05-2024v3

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AMENDING ORDINANCE NO. 2023-20, PASSED AND APPROVED AUGUST 28, 2023, THE SAME BEING AN ORDINANCE APPROVING AND ADOPTING THE CITY'S GENERAL BUDGET FOR FISCAL YEAR 2023-24, BY APPROVING "BUDGET AMENDMENT IX" THERETO; PROVIDING FOR SUPPLEMENTAL APPROPRIATION AND/OR TRANSFER OF CERTAIN FUNDS; PROVIDING FOR SEVERABILITY; PROVIDING OTHER MATTERS RELATED TO THE SUBJECT; AND PROVIDING FOR THE EFFECTIVE DATE.

WHEREAS, by Ordinance No. 2023-20, the City Council of the City of Friendswood, Texas, adopted its "Original General Budget for Fiscal Year 2023-24"; and

WHEREAS, the City Council has determined that revenues and/or reserves are available for supplemental appropriation, and/or that the transfer of certain funds interdepartmentally is economically feasible and in the best interest of prudent budgeting and for municipal purposes; and

WHEREAS, Section 8.04 of the City Charter provides for amendments after adoption of the budget; and

WHEREAS, the City Council desires to amend said Original General Budget to reflect such supplemental appropriation and/or transfer in the fiscal year 2023-24; NOW THEREFORE,

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, STATE OF TEXAS:

Section 1. The facts and matters set forth in the preamble of this ordinance are hereby found to be true and correct.

Section 2. The "Original General Budget of the City of Friendswood, Texas, for the Fiscal Year 2023-24" is hereby amended for municipal purposes as shown on "Budget Amendment IX" to the "Original Budget of the City of Friendswood, Texas, for the Fiscal Year 2023-24" attached hereto. Said Budget Amendment IX shall be attached to and made a part of such Original General Budget by the City Secretary and shall be filed as required by state law. A true and correct copy of said amendment is attached hereto as Exhibits "A" and "B" and is incorporated herein for all intents and purposes.

Section 3. In the event any clause, phrase, provision, sentence, or part of this ordinance or the application of the same to any person or circumstance shall for any reason be adjudged invalid or held unconstitutional by a court of competent jurisdiction, it shall not affect, impair, or invalidate this ordinance as a whole or any part or provision hereof other than the part declared to be invalid or unconstitutional; and the City Council of the City of Friendswood, Texas, declares that it would have passed each and every part of the same notwithstanding the

omission of any such part thus declared to be invalid or unconstitutional, whether there be one or more parts.

Section 4. This ordinance shall take effect immediately from and after its passage by the City Council of the City of Friendswood, Texas.

INTRODUCED, READ AND PASSED on first and final reading by the affirmative vote of the City Council of the City of Friendswood on this the 5th day of August, 2024.

MIKE FOREMAN, Mayor

ATTEST:

LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

**City of Friendswood
Budget Amendment Summary
Fiscal Year FY2023-2024
Budget Amendment IX
August 5, 2024**

1. **Hurricane Beryl Debris Removal, \$53,466.** Appropriate funds for an augmented service agreement with Waste Connections for debris pick up. A portion of the debris was unable to be collected through the emergency contract related to Hurricane Beryl. This agreement is separate from Waste Connections regular service and FEMA reimbursement will not be sought. The funding source will be general fund 90-day reserve fund balance.
2. **Public, Education, and Governmental Access (PEG) Channel Enhancement, \$1,052.** Appropriate PEG funds for council chamber cable tracing as part of the council chamber remodel project. The funding source will be restricted general fund balance from PEG Channel revenue.
3. **Police Department – Insurance Reimbursement, \$517.** Appropriate insurance reimbursement from TML-IRP for K-9 veterinary expenses related to medical treatment. Funds will be appropriated to the Patrol division's contract services account.
4. **Police Department – RAD Program, \$125.** Appropriate funds donated to the Police Department Rape Aggression Defense (R.A.D.) Program. Donations were received from the citizens participating in the R.A.D. classes. Funds will be appropriated to the Police Department Patrol division's operating supplies account for R.A.D. program expenses.
5. **Blackhawk Building Renovation Project, Furniture, Fixtures & Equipment, \$11,437.** Transfer funds from Blackhawk Building general fund furniture, fixtures & equipment account for supplies related to the Blackhawk Building expansion. Several small purchases were made that are not eligible for capitalization but were necessary to outfit the expanded building for service. These funds will be transferred to Engineering's operating supplies account.
6. **Stormwater Management Program, \$29,220.** Appropriate funds for services related to an update of the Stormwater Management Program. The city's growth in population requires new regulations and updates to our current Stormwater Management Program. Funds will be appropriated to Engineering's stormwater management account.
7. **Parks & Recreation – Video Wall Sponsorship for July 4th Event, \$5,000.** Appropriate sponsorship received from H-E-B. The sponsorship was used for the rental of a video wall at the July 4th celebration. Funds will be appropriated to the Parks and Recreation Department's July 4th division's community events account.
8. **Parks & Recreation – Keep Friendswood Beautiful Photo Contest, \$500.** Appropriate sponsorship received from Hometown Bank. The sponsorship covered costs and expenses related to the Keep Friendswood Beautiful annual photo contest. Funds will be appropriated to the Parks and Recreation Department's Keep Friendswood Beautiful's operating supplies account.
9. **Friendswood Public Library – Books, \$239.** Appropriate donations received from the Rotary Club of Friendswood for Library books. Funds will be appropriated to the Library's books account.
10. **2017 CDBG-DR (Galveston County) Grant Reimbursement, \$82,879.** Appropriate grant funds received from the 2017 CDBG-DR (Galveston County) Grant Program for demolition costs related to the Deepwood and Frenchman's Creek acquisition and demolition project. The City received a

reimbursement of \$73,176 for demolition services at Deepwood. Advanced funding for these services was approved at the April 1, 2024, City Council meeting for \$82,879. Lease proceeds cover a portion of these services (\$5,207) and demolition services were less than expected (\$4,496). Therefore, \$82,879 will be appropriated back to unassigned general fund balance.

11. **Blackhawk Boulevard Phase II-B Construction Materials Testing, \$28,000.** Appropriate funds for a change order related to construction materials testing for the Blackhawk Boulevard Phase II-B construction project. A change order was approved on July 16, 2024, for additional materials testing services needed for the duration of Blackhawk Boulevard Phase II-B construction. The funding source will be undesignated street improvement fund balance.
12. **Economic Development Agreement – Friendswood Scoop Shop, \$10,000.** Appropriate funds for an Economic Development Agreement between the City of Friendswood and Friendswood Scoop Shop for their business located at 901 S. Friendswood Drive. The agreement was approved by City Council at the January 8, 2024 meeting. The funding source will be unassigned general fund balance.

City of Friendswood				
August 5, 2024				
2023-2024 Budget Amendment IX - Exhibit B				
BA Number	Account Number	Project Number		Amount
1	001-0000-30500		Appropriate 90-day general fund reserves for Hurricane Beryl debris removal	(53,466)
1	001-2513-422.7800	24EMBERYL	Appropriate 90-day general fund reserves for Hurricane Beryl debris removal	53,466
2	001-0000-30500		Appropriate restricted general fund balance reserves from PEG Channel revenue for council chambers cable tracing	(1,052)
2	001-7001-419.7800	FCPEGEXP	Appropriate restricted general fund balance reserves from PEG Channel revenue for council chambers cable tracing	1,052
3	001-0000-38310		Appropriate TML insurance proceeds for K-9 veterinary services	(517)
3	001-2120-421.7400		Appropriate TML insurance proceeds for K-9 veterinary services	517
4	001-0000-38600	PDRADREV	Appropriation donations received for PDRAD to be used for RAD program expenses	(125)
4	001-2120-421.5400	PDRADEXP	Appropriation donations received for PDRAD to be used for RAD program expenses	125
5	001-7001-419.8400		Transfer Blackhawk Building Renovation FFE funds to Engineering operating supplies account for supplies related to renovation that are not capitalized	(11,437)
5	001-3770-431.5400		Transfer Blackhawk Building Renovation FFE funds to Engineering operating supplies account for supplies related to renovation that are not capitalized	11,437
6	001-0000-30500		Appropriate unassigned general fund balance for Stormwater Management Program contract services	(29,220)
6	001-3770-431.7842		Appropriate unassigned general fund balance for Stormwater Management Program contract services	29,220
7	001-0000-34772	DN0010REV	Appropriate sponsorship received from H-E-B for video wall at July 4th celebration event	(5,000)
7	001-6422-452.7910	DN0010EXP	Appropriate sponsorship received from H-E-B for video wall at July 4th celebration event	5,000
8	001-0000-34772		Appropriate sponsorship received from Hometown Bank for KFB photo contest	(500)
8	001-6424-458.5400		Appropriate sponsorship received from Hometown Bank for KFB photo contest	500
9	001-0000-38600	DNBOOKREV	Appropriate donations received from Friendswood Rotary Club for Library books	(239)
9	001-6310-459.5482	DNBOOKEXP	Appropriate donations received from Friendswood Rotary Club for Library books	239
10	124-0000-37110		Appropriate lease revenue related to 2017 CDBG-DR (Galveston County) for acquisition and demolition project expenses	(5,207)
10	124-0000-33100		Appropriate grant proceeds for 2017 CDBG-DR (Galveston County) for demolition expenses	(73,176)
10	124-7001-431.8120		Appropriate grant proceeds for 2017 CDBG-DR (Galveston County) for acquisition expenses	443
10	124-7001-431.7805		Appropriate grant proceeds for 2017 CDBG-DR (Galveston County) for demolition expenses	77,844
10	124-7001-431.7400		Appropriate grant proceeds for 2017 CDBG-DR (Galveston County) for demolition expenses	96
10	124-10199		Reimburse unassigned general fund balance for adv funding related to 2017 CDBG-DR (Galveston County) for Deepwood property demolition, Draw #9	(82,879)
10	124-26010		Reimburse unassigned general fund balance for adv funding related to 2017 CDBG-DR (Galveston County) for Deepwood property demolition, Draw #9	82,879
10	001-14029		Reimburse unassigned general fund balance for adv funding related to 2017 CDBG-DR (Galveston County) for Deepwood property demolition, Draw #9	(82,879)
10	001-10199		Reimburse unassigned general fund balance for adv funding related to 2017 CDBG-DR (Galveston County) for Deepwood property demolition, Draw #9	82,879
11	170-0000-30100		Appropriate undesignated fund balance for additional construction materials testing for Blackhawk Boulevard Phase II-B	(28,000)
11	170-7001-431.8511		Appropriate undesignated fund balance for additional construction materials testing for Blackhawk Boulevard Phase II-B	28,000
12	001-0000-30500		Appropriate unassigned general fund balance for Economic Development Agreement with Friendswood Scoop Shop	(10,000)
12	001-0303-419.7921		Appropriate unassigned general fund balance for Economic Development Agreement with Friendswood Scoop Shop	10,000

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/12/2024

Prepared by: Karen Horner, City Attorney

Subject: Consider a resolution authorizing the submission of a Community Development Block Grant - Mitigation (CDBG-MIT) Application for the Resilient Communities Program through the Texas General Land Office to fund the development and adoption of a forward-looking comprehensive plan that integrates hazard mitigation planning and minimizes the impact of future disasters.

Originating Department: City Attorney

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This proposed resolution:

1. authorizes the submission of a Community Development Block Grant - Mitigation ("CDBG-MIT") Application for the Resilient Communities Program ("RCP") through the Texas General Land Office ("GLO") to fund the development and adoption of a forward-looking comprehensive plan that integrates hazard mitigation planning and minimizes the impact of future disasters;
2. designates the City Manager to act on all matters in connection with the application and acceptance of any grant resulting therefrom; and
3. commits to using funds in accordance with all applicable law and RCP requirements.

The RCP funds the development, adoption, and implementation of modern, updated, and resilient land use and comprehensive plans to ensure that communities can withstand future hazards. In furtherance of its commitment to develop a viable community, including (i) providing decent housing and a suitable living environment and (ii) expanding economic opportunities, principally for persons of low-to-moderate income, the City desires to apply for funding under the RCP to obtain funding from the GLO in order to develop, adopt and implement modern, updated, and resilient land use and comprehensive plans.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Resolution - GLO - Comprehensive Plan

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AUTHORIZING THE SUBMISSION OF A COMMUNITY DEVELOPMENT BLOCK GRANT – MITIGATION APPLICATION FOR THE RESILIENT COMMUNITIES PROGRAM THROUGH THE TEXAS GENERAL LAND OFFICE TO FUND THE DEVELOPMENT AND ADOPTION OF A FORWARD-LOOKING COMPREHENSIVE PLAN THAT INTEGRATES HAZARD MITIGATION PLANNING AND MINIMIZES THE IMPACT OF FUTURE DISASTERS; AUTHORIZING THE REPRESENTATIVE TO ACCEPT OR AFFIRM ANY GRANT AWARD THAT MAY RESULT THEREFROM; AND PROVIDING FOR THE EFFECTIVE DATE.

WHEREAS, the Texas General Land Office (the "GLO") is accepting grant applications pursuant to the Community Development Block Grant – Mitigation ("CDBG-MIT") Resilient Communities Program ("RCP"); and

WHEREAS, the RCP funds the development, adoption, and implementation of modern and resilient building codes, flood damage prevention ordinances, zoning ordinances, comprehensive plans, and land use plans to ensure that communities can withstand future hazards; and

WHEREAS, eligible activities under the RCP include, among other activities, the development and adoption of forward-looking comprehensive plans that integrate hazard mitigation plans; and

WHEREAS, because certain conditions exist related to disastrous events, which represent a threat to the public health, safety, and welfare, the City desires to apply for a grant under the CDBG-MIT RCP in order to update, develop and adopt a forward-looking comprehensive plan that will serve as an actionable plan to minimize the impacts of such future disastrous events; NOW THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, STATE OF TEXAS:

Section 1. That the City Council of the City of Friendswood hereby authorizes the City Manager or his designee to file an application with the GLO for funding under the CDBG-MIT RCP in an amount not to exceed THREE HUNDRED THOUSAND AND NO/100 DOLLARS (\$300,000.00) to fund the development and adoption of a forward-looking comprehensive plan that integrates hazard mitigation planning and minimizes the impacts of future disasters.

Section 2. That the City Manager is hereby designated as the authorized representative for all purposes under the grant.

Section 3. That the City Manager of the City of Friendswood is hereby authorized to accept or affirm any grant award that may result from the above application.

Section 4. That all funds will be used in accordance with all applicable federal, state, local and program requirements, including, but not limited to, procurement and civil rights requirements. In

the event of loss or misuse of the grant funds, the City Council of the City of Friendswood hereby assures the GLO that such grant funds will be returned in full.

Section 5. That this resolution shall be effective immediately upon its passage and approval.

INTRODUCED, READ and PASSED by the affirmative vote of the City Council of the City of Friendswood on this the 5th day of August, 2024.

MIKE FOREMAN, Mayor

ATTEST:

LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/12/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider a resolution approving the City of Friendswood's Public Funds Management and Investment Policy.

Originating Department: Finance

Degree of importance: Significant

SUMMARY / ORIGINATING CAUSE

This proposed resolution approves the City of Friendswood's Public Funds Management and Investment Policy in accordance with Section 2256.005(e) of the Public Funds Investment Act (the "Act"). Pursuant to the Act, the City Council is required to review its investment policy and investment strategies not less than annually. The policy was last reviewed by the City Council on August 7, 2023. There are no substantive recommended changes since the City Council's last review. Titles of the positions referenced therein have been updated.

At its meeting held on July 22, 2024, the City's Investment Committee conducted its annual review and recommended approval of the Investment Policy.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

State of Texas Public Funds Investment Act compliance.

RECOMMENDATIONS

The Investment Committee recommends approval.

ATTACHMENTS

1. Resolution - Investment Policy
2. Investment Policy - 08.05.2024

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS,
APPROVING THE PUBLIC FUNDS MANAGEMENT AND INVESTMENT POLICY IN
ACCORDANCE WITH THE PUBLIC FUNDS INVESTMENT ACT; AND PROVIDING FOR
AN EFFECTIVE DATE.

WHEREAS, the Public Funds Investment Act (the "Act") provides that the City of Friendswood may purchase, sell, and invest funds under its control in investments authorized by the Act in compliance with investment policies approved by the City Council; and

WHEREAS, pursuant to the Act, the City Council is required to adopt both (i) a written investment policy regarding the investment of its funds and funds under its control and (ii) a separate written investment strategy, describing the investment objectives for each of the funds or group of funds under its control; and

WHEREAS, the City Council, pursuant to the Act, is also required to review the policy and strategies not less than annually; and

WHEREAS, the City Council last reviewed and approved the City's Public Funds Management and Investment Policy, containing both the written policy and strategies required pursuant to the Act, (the "Policy") on August 7, 2023; and

WHEREAS, the City Council, after reviewing the Policy, desires to update the titles of the positions referenced herein and to approve the same; NOW THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, STATE OF TEXAS:

Section 1. That the facts and matters set forth in the recitals of this resolution are hereby found to be true and correct.

Section 2. That the City Council of the City of Friendswood, Texas, has reviewed the City's Public Funds Management and Investment Policy. The Policy approved in Section 3 hereof records any changes made by the City Council.

Section 3. That the City Council of the City of Friendswood, Texas, hereby approves the Public Funds Management and Investment Policy of the City of Friendswood, which is attached hereto as Exhibit "A" and incorporated herein for all intents and purposes.

Section 4. That this resolution shall be effective immediately upon its passage and approval.

INTRODUCED, READ and PASSED by the affirmative vote of the City Council of the City of Friendswood on this the 5th day of August, 2024.

MIKE FOREMAN, Mayor

ATTEST:

LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

Exhibit “A”

**CITY OF FRIENDSWOOD, TEXAS
INVESTMENT POLICY**

August 5, 2024

I. **Policy** - It is the policy of the City of Friendswood that, giving due regard to the safety and risk of investment, all available funds shall be invested in conformance with these legal and administrative guidelines. The City’s portfolio shall be designed and managed in a manner responsive to the highest public trust and consistent with this policy. Investments shall be made in a manner which will provide the maximum security of principal invested through limitations and diversification while meeting the daily cash flow needs of the City. The receipt of a market rate of return will be secondary to the requirements for safety and liquidity. This policy will adopt passive investment strategies designed to minimize administrative expenses while obtaining market-average rates of return and incurring minimal risks. It is the intent of the City to be in complete compliance with local law and the Texas Public Funds Investment Act.

II. **Scope** - This investment policy applies to all financial assets and funds placed for investment by the City. The City commingles its funds for investment purposes for efficiency and investment opportunity. These funds are defined in the City’s Annual Comprehensive Financial Report and include:

General Fund
Special Revenue Funds
Debt Service Funds
Enterprise Funds
Trust and Agency Funds

And any new funds created by the City, unless specifically exempted by the City Council and this policy.

Investment income will be allocated to the various funds based on their respective participation and in accordance with generally accepted accounting principles. This Investment Policy shall apply to all transactions involving the financial assets and related activity for all the foregoing funds. However, this policy does not apply to the assets administered for the benefit of the City by outside agencies under deferred compensation.

III. **Objectives** - The investment policy of the City shall be governed by these primary objectives: safety, liquidity and yield. The suitability of each investment decision will be made on the basis of these objectives.

A. **Safety** - The foremost objective of the investment program shall be to assure the safety of the invested funds. Investments shall be undertaken in a manner that seeks to ensure the preservation of capital while minimizing credit rate and interest

rate risk. Investment for speculation purposes is prohibited.

1. **Credit Risk and Concentration of Credit Risk** – The City will minimize credit risk, the risk of loss due to the failure of the issuer or backer of the investment, and concentration of credit risk, the risk of loss attributed to the magnitude of investment in a single issuer.
2. **Interest Rate Risk** – The City will manage the risk that the interest earnings and the market value of investments in the portfolio will fall due to changes in general interest rates.
3. **Collateralization** – The City requires collateralization of all uninsured collected balances of invested funds and any accrued interest on funds invested; acceptance, substitution, release and valuation of collateral for City investments shall be in accordance with the Public Funds Collateral Act, Chapter 2257, Texas Government Code.

B. **Liquidity** - Funds will be invested with maturities necessary to maintain sufficient liquidity to provide adequate and timely working funds.

C. **Yield** – Return on investment is of least importance compared to the safety and liquidity objectives described above.

IV. **Legal Limitations, Responsibilities and Investment Authority** - Authority and parameters for the investment of public funds in Texas are found in the Public Funds Investment Act, Chapter 2256, Texas Government Code (the “Act”).

The Interlocal Cooperation Act, Chapter 791, Texas Government Code, authorizes local governments in Texas to participate in investment pools established thereunder. That statute and reference to authorized investment in investment pools in the Act, is primary authority for use of investment pools by political subdivisions of the State of Texas.

V. **Delegation of Investment Authority** - The Director of Finance is designated as the Investment Officer of the City and is responsible for the implementation of these policies, and for assuring that investment management decisions and activities fully comply herewith. The Investment Officer shall develop and maintain administrative procedures for the operation of the investment program, which are in strict accordance with this investment policy, as approved by the City Council. The Investment Officer and Liaison/Deputy Investment Officer shall comply with training requirements of the Public Funds Investment Act (PFIA). Investment Officer(s) must obtain 10 hours of PFIA training within 12 months of assuming investment responsibilities and 8 hours of PFIA training every two years thereafter. The investment training session shall be provided by an independent source approved by the City Council or Investment Committee. An “independent source” from which investment training shall be obtained shall include a professional

organization, an institute of higher learning or any other sponsor, other than a Business Organization with whom the City may engage in an investment transaction. The Deputy Director of Finance shall serve as designated liaison/deputy investment officer in the event circumstances require timely action and the Investment Officer is not available. However, no officer or designee may engage in an investment transaction except as provided under the terms of this policy and the procedures established by the Investment Officer and approved by the City Manager.

VI. **Standards** of Care - To be observed.

As fiduciaries of the City's assets, City Council retains ultimate responsibility of the investment portfolio.

A. **Prudence** The standard of prudence used by the City of Friendswood shall be the "Prudent Person Rule" and shall be applied in the context of managing the overall portfolio. This standard states: "the person designated as Investment Officer shall exercise the judgment and care, under prevailing circumstances, that a prudent person would exercise in the management of the person's own affairs." In determining whether the Investment Officer has exercised prudence with respect to an investment decision, the determination shall be made taking into consideration:

1. The investment of all funds under the City's control, over which the officer had responsibility; and
2. Whether the investment decision was consistent with the written investment policy of the City.

B. **Ethics** - Officers and employees involved in the investment process shall refrain from personal business activity that could conflict with the proper execution and management of the investment program, or that could impair their ability to make impartial decisions. Employees and investment officials shall disclose, in writing, to the Texas Ethics Commission and the City's governing body, any material interests, including personal business relationships, with any financial institution with which it is proposed that the City conduct business. For the purposes of this section, an investment officer has a personal business relationship with a business organization if: (1) the investment officer owns 10 percent or more of the voting stock or shares of the business organization or owns \$5,000 or more of the fair market value of the business organization; (2) funds received by the investment officer from the business organization exceed 10 percent of the investment officer's gross income for the previous year; or (3) the investment officer has acquired from the business organization during the previous year investments with a book value of \$2,500 or more for the personal account of the investment officer. In accordance with Texas Government Code 573 and for the purposes of this section, if Investment Officer(s) is related within the second degree by affinity or consanguinity to an individual seeking to transact investment business with the City, the Investment Officer(s) will file a disclosure statement of this fact in writing with the Texas Ethics Commission and the City's governing body.

C. **Liquidity** - To meet the investment objectives of the City, the maturity of investments shall be targeted to coincide with the cash flow needs of the City. Funds of the City shall be invested in instruments whose maturities do not exceed approved periods as determined by their policy. Unless matched to a specific requirement, the Investment Officer may not invest more than 30% of the portfolio for a period greater than two (2) years. The Investment Officer may not invest in any portion of the portfolio for a period greater than three (3) years.

D. **Diversification** - The investment portfolio shall be diversified to minimize the risk of loss resulting from over-concentration of assets in a specific maturity, specific issuer or specific class of securities. Nevertheless, the City recognizes that in a diversified portfolio, occasional measured interest losses are inevitable, and must be considered within the context of the overall portfolio's investment return. At a minimum, diversification standards by security type and issuer shall be:

<u>Security Type</u>	<u>Maximum % of Portfolio</u>
U.S. Treasuries & securities with the U.S. Government's guarantee	Not To Exceed 75%
U.S. Government Agencies and instrumentalities	Not To Exceed 75%
Certificates of Deposit	Not To Exceed 75%
Money Market Funds	Not To Exceed 30%
Local Government Investment Pools	Not To Exceed 75%*
*(No more than 50% shall be invested in any single pool.)	

E. **Yield** - The core of investments shall be limited to relatively low risk securities in anticipation of earning a fair return relative to the risk being assumed. The earnings from investments shall be used in a manner that best serves the public trust and interests of the City in compliance with applicable covenants or other legal restrictions.

F. **Safekeeping and Custody** - To protect against potential fraud and embezzlement, the cash and investments of the City of Friendswood shall be secured by the City, or through third party custody and safekeeping procedures as herein designated. The third party custodian shall be required to issue safekeeping receipts to the City listing each specific security, description, maturity, CUSIP number, yield and/or coupon and other pertinent information. Each safekeeping receipt shall clearly indicate that the instrument is held for the City of Friendswood. All safekeeping arrangements shall be documented by the Investment Officer.

All investment transactions shall be executed on "delivery vs. payment"

basis to ensure that securities are deposited in the eligible financial institutions prior to the release of funds.

- VII. **Internal Controls** - The City Council shall establish an annual process of independent review by an external auditor. This review shall provide internal control by assuring compliance with policies and procedures. Compliance and management controls of the City's investment policy will be included in this annual review.
- VIII. **Investment Committee** - Upon adoption of this policy an Investment Committee shall be established. Members include three unpaid private sector financial professionals (example: banker, broker, CPA) appointed by the City Council to serve staggered three-year terms. The Investment Committee shall serve in an advisory capacity only. The Committee shall perform such duties assigned to it by this Policy and such other duties as may, from time to time, be assigned to it by the City Council.

The Investment Committee shall meet at least quarterly. It may meet more often as desired. Two members may request a meeting. Two members constitute a quorum.

The Investment Committee is charged with the duty of determining general investment strategies for the City and monitoring results. It shall include in its deliberations such topics as economic outlook, investment strategies, portfolio diversification and maturity structure, potential risks to City funds, the target rate of return on the investment portfolio and annual review and approval of authorized depositories, brokers/dealers.

- IX. **Authorized Investments** - Specific security instruments are authorized under the provisions of the Public Funds Investment Act. The conservative philosophy employed by the City is to choose investments in a manner which ensures safety, while promoting diversity of market sector and maturity. The choice of high-grade government instruments is designed to provide for the safety of principal, return an acceptable yield and assure marketability. City funds may be invested only in the following:

A. Obligations of the U.S. Government, its agencies and instrumentalities and government sponsoring enterprises (GSEs), not to exceed three (3) years to stated maturities, excluding collateralized mortgage obligations (CMOs).

B. Certificates of deposit or other financial institution deposits issued by a depository institution that has its main office or a branch office in Texas, guaranteed or insured by the Federal Deposit Insurance Corporation (or its successor), or collateralized, in accordance with Section 2256.010, the Texas Government Code and Chapter 2257 the Public Funds Collateral Act, and not to exceed three (3) years to stated maturity. Both principal and interest earned on the investment will be guaranteed, insured or collateralized as stated.

C. No-load money market mutual funds that are registered and regulated by the Securities and Exchange Commission subject to the limitations contained in Section 2256.014, Texas Government Code.

D. Local Government Investment Pools, such as TexPool Investment Pool (TexPool), Lone Star Investment Pool (LSIP) and Texas CLASS investment pool, provided such pools comply with Chapter 2256, Sections .016, .017, .018,.019 and .0204, Texas Government Code.

E. Commercial Paper in accordance with Section 2256.013, of the Local Government Code. The stated maturity must be 365 days or fewer from the date of its issuance, rated not less than A-1 or P-1 or an equivalent rating by at least two nationally recognized credit rating agencies or one national recognized credit rating agency and is fully secured by an irrevocable letter of credit issued by a bank organized an existing under the laws of the United State or any state.

- X. **Loss of Required Minimum Rating** – Rating status of investments of the City’s portfolio will be reviewed quarterly by the Investment Officer(s). All prudent measures, consistent with the City’s investment policy, will be exercised to liquidate investments downgraded below the A-1 or P-1 required by this policy.
- XI. **Existing Investment Exemption** – The City is not required to liquidate an investment which was an authorized investment type at the time of purchase.
- XII. **Authorized Financial Dealers and Institutions** - The Investment Officer shall maintain a list of financial institutions authorized to provide investment services. In addition, a list shall also be maintained of approved security broker/dealers selected by credit worthiness who are authorized to provide investment services in the State of Texas. These may include primary dealers or regional dealers that qualify under Securities & Exchange Commission Rule 15C3-1 (uniform net capital rule).

All financial institutions and broker/dealers who desire to become qualified bidders for investment transactions must supply the Investment Officer with the following: audited financial statements, proof of registration with Financial Industry Regulatory Authority (FINRA) and proof of state registration.

A written copy of the investment policy shall be presented to any person offering to engage in an investment transaction with the City. For purposes of this subsection, “a business organization includes investment pools. The qualified representative of the business organization offering to engage in an investment transaction with” the City “shall execute a written instrument” (Exhibit “A”) “to the effect that the business organization has: (1) received and reviewed the investment policy of the City; and (2) acknowledged that the business organization has implemented reasonable procedures and controls in an effort to preclude investment transactions conducted between” the City “and the organization that are not authorized by” the City’s “investment policy, except to the extent that this authorization is dependent on an analysis of the makeup of the City’s “entire portfolio or requires an interpretation of subjective investment standards.”

- XIII. **Competitive Bidding Requirement** - Securities and certificates of deposits may be purchased or sold only after a reasonable review of the offers/bids, to verify that the City is receiving fair market value/price for the investment. At least three (3) competitive

offers/bids must be obtained prior to purchase or sell of securities and certificates of deposits. Comparison of investment pools will occur to confirm that the City receives fair market value/return on investments.

- XIV. **Methods to Monitor the Market Price of Investments** - The market price of investments acquired with public funds will be monitored through one of the following methods: (1) accessing financial information provided by the safekeeping custodian via communication software; (2) obtaining pricing information as provided in financial publications, such as the Wall Street Journal; and (3) obtaining pricing information from qualified broker/dealers or financial institution representatives. Market value of the City's investments will be reviewed and calculated on a monthly basis. The quarterly investment report will include the market value of the portfolio.
- XV. **Reporting** - The Investment Officer shall prepare and submit to the City Manager and City Council a quarterly report of investment transactions for all funds of the City. Quarterly investment reports will be reviewed annually by an independent auditor. The report shall include all information as required by Section 2256.023 of the Act.
- XVI. **Limitation of Personal Liability** - The Investment Officer and those delegated investment authority under this policy, when acting in accordance with the written procedures and this policy and in accord with the Prudent Person Rule, shall be relieved of personal responsibility and liability in the management of the portfolio provided that deviations from expectations for a specific security's credit risk or market price change or portfolio shifts are reported in a timely manner and that appropriate action is taken to control adverse market effects.
- XVII. **Investment Strategy** - The City of Friendswood shall maintain a portfolio which involves investment strategy considerations, designed to address the unique characteristics of the fund groups represented in the portfolio. The objectives of each fund group must be considered in context of the structure of the overall portfolio.
- A. **Operating Funds** - Investment strategies for operating funds have as their primary objective to assure that anticipated cash flows are matched with adequate investment liquidity. The secondary objective is to create a portfolio structure which will experience minimal volatility during economic cycles. This may be accomplished by purchasing high quality, short to medium term securities which will complement each other.
- B. **Capital and Special Projects Funds** - Primary strategy for these fund types is to assure that anticipated cash requirements are matched to ensure adequate liquidity at the time of payment. A portion of investments (at least 10%) should be highly liquid to allow for flexibility and unanticipated project outlays. The stated final maturity date of any security held should not exceed the estimated project completion date.
- C. **Debt Service Fund** - In accordance with Section 2256.0208, investment

strategies for debt service funds will have as their primary objective the assurance of investment liquidity adequate to cover the debt service obligation on the required payment date.

D. **Overall Short-term Strategy** - The City uses a consolidated cash system for cash and investments where cash is commingled and ownership tracked by equity accounts. From this a considerable amount is available for investment in highly liquid local government investment pools. Interest earnings are apportioned back based on equity in the pool. Use of the pool enables short-term interfund borrowing during the course of the year using “due-to/due-from” accounting methodology. This gives considerable flexibility to the immediate cash needs of an individual fund. In addition, the City’s portfolio will have a maximum dollar-weighted average maturity of 3 years or less based on the stated maturity date (if applicable) of each investment.

E. **Bond Proceeds** - Exclusive of all other City investments, up to 100% of the proceeds from a bond sale may be invested in a separate pooled (LGIP) account, and are not subject to the liquidity and diversification limitations found elsewhere in this policy.

F. **Performance Benchmarks** – Comparative data such as coupon rates, market price, market value, interest rates and rating agencies will be used to gauge performance of the City’s investment portfolio.

XVIII. **Intent** - It is the stated intent of this Policy to adhere by and to be in conformance with the statute known as the Public Funds Investment Act, Chapter 2256, Texas Government Code, as amended by House Bill 2799 enacted by the 75th Texas Legislature. Specific interpretation of a section contrary to this intent shall not void the remaining Policy.

XIX. **Adoption** - This Investment Policy shall be formally adopted by Resolution of the City Council. The Policy shall be reviewed on an annual basis by the City Manager and City Council.

Exhibit A

TEXAS PUBLIC FUNDS INVESTMENT ACT

CERTIFICATION BY BUSINESS ORGANIZATION

This certification is executed on behalf of the City of Friendswood (the Investor) and _____ (the Business Organization) pursuant to the Public Funds Investment Act, Chapter 2256, Texas Government Code (the Act), in connection with investment transactions conducted between the Investor and the Business Organization.

The undersigned Qualified Representative of the Business Organization hereby certifies on behalf of the Business Organization that:

The undersigned is a Qualified Representative of the Business Organization offering to enter in an investment transaction with the Investor as such terms are used in the Public Funds Investment Act, Chapter 2256, Texas Government Code; and

The Qualified Representative of the Business Organization has received and reviewed the Investment Policy furnished by the Investor; and

The Qualified Representative of the Business Organization has implemented reasonable procedures and controls in an effort to preclude investment transactions conducted between the Business Organization and the Investor that are not authorized by the City of Friendswood's Investment Policy, except to the extent that this authorization is dependent on an analysis of the makeup of the City's entire portfolio or requires an interpretation of subjective investment standards.

Qualified Representative of the Business Organization

Signature: _____

Name: _____

Title: _____

Date: _____

LIST OF AUTHORIZED DEPOSITORIES AND QUALIFIED BROKERS
AUTHORIZED TO ENGAGE IN INVESTMENT TRANSACTIONS
WITH THE CITY OF FRIENDSWOOD

1. BOK Financial Securities, Inc.
2. FHN Financial Capital Markets
3. Hilltop Securities
4. Wells Fargo Brokerage Services, LLC
5. Wells Fargo Bank
6. Lonestar Investment Pool
7. TexPool
8. Texas Class
9. Cantor Fitzgerald & Company

The above list of broker/dealers and financial institutions were approved by the Investment Committee at a regular meeting and are qualified to engage in investment transactions with the City of Friendswood, as required by the Texas Public Funds Investment Act, Chapter 2256, Section .025.

Name: Rhonda Boskas, Investment Officer

Date: August 5, 2024

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/08/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider a resolution establishing legislative priorities for the 89th Legislative Session of the Texas Legislature and supporting certain legislative initiatives for submission to the Texas Municipal League for its consideration and possible inclusion in its legislative program.

Originating Department: City Attorney

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This proposed resolution establishes the City of Friendswood's legislative priorities for the 88th Legislative Session. As a home-rule municipality, the City of Friendswood looks to state statutes for limitations of its authority -- rather than grants thereof. As such, the City is impacted by both federal and state legislation, which expands or restricts such authority. By establishing a legislative agenda, it is hoped that the City will be able to work with the Texas Legislators and that the City Council will continue to be able to build a vibrant community, addressing the needs of its citizens.

The priorities contained in the proposed resolution include:

Support legislation that:

- preserves local control, promotes the general interests of the City's residents, and enhances the City of Friendswood's ability to solve problems and improve the quality of life for its residents;
- allows the City of Friendswood to set its budget and levy its taxes in accordance with the needs of Friendswood's residents;
- advances state-funded and local-option funding choices for economic development purposes;
- increases street maintenance sales tax flexibility;
- allows alternate methods of publications for legal notices;
- protects the City and its citizens in emergency situations; and
- increases the competitive bidding threshold to account for increased costs to cities.

Oppose legislation that:

- decreases the authority of home-rule cities;
- imposes unfunded state mandates;
- preempts or erodes the authority of city government and its citizens or is detrimental to the City's ability to pursue citizen priorities or respond to local citizen concerns;

- changes the current property or sales tax systems, as well as, other income-producing structures in a manner that would cause the City of Friendswood to lose revenue or the ability to raise revenue;
- would further lower or expand the appraisal cap;
- would preempt or erode municipal franchise fee authority;
- either limits the scope of existing authority or that would weaken the City of Friendswood's ability to sustain the land use character of the City;
- would restrict the use of economic development tools available to local governments, such as tax abatement, tax increment reinvestment zones and Chapter 380 agreements; and
- erodes municipal governmental/official immunity.

The legislative program of the Texas Municipal League ("TML") is developed by its members. Specific initiatives can be submitted for consideration by TML membership by providing resolution paperwork to TML on or before August 26, 2024. Resolutions must be approved by the City Council and must be placed into one of the following categories: (i) seek introduction and passage, (ii) support, (iii) oppose, and (iv) take no position. Resolutions will be discussed at the TML Annual Conference wherein a delegate of the City may explain the resolution.

This proposed resolution includes initiatives regarding (i) emergency generators for nursing homes and assisted living facilities, (ii) ballot language for street maintenance sales tax, (iii) (v) speed limits in residential districts, (iv) protection of advisory committee's personal information, (v) clarification of notice requirements for zoning map amendments, and (vi) the removal of relocation assistance for persons displaced due to code enforcement.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Resolution -- 2025 Legislative Agenda
2. Exhibit B-1 - Generator Requirements
3. Exhibit B-2 - Street Maintenance Sales Tax
4. Exhibit B-3 - Lower Speed Limits
5. Exhibit B-4 - Personal Info of Members of Advisory Boards
6. Exhibit B-5 - Zoning Notices
7. Exhibit B-6 - Relocation Policy
8. Possible Legislative Changes

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, ADOPTING LEGISLATIVE PRIORITIES FOR THE 89TH LEGISLATIVE SESSION OF THE TEXAS LEGISLATURE; SUPPORTING CERTAIN LEGISLATIVE INITIATIVES FOR SUBMISSION TO THE TEXAS MUNICIPAL LEAGUE FOR ITS CONSIDERATION AND POSSIBLE INCLUSION IN ITS LEGISLATIVE PROGRAM; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, both local government officials and state legislators are elected to act in the best interest of the citizens they represent, to be informed on the needs of their constituents and communities, and to protect the public health, safety, and welfare; and

WHEREAS, local governments in Texas are impacted by state and federal legislation; and

WHEREAS, the City of Friendswood desires to establish a legislative agenda in order to ensure that it has the necessary authorities and resources in which to fulfill the desired needs of its citizens; and

WHEREAS, by establishing such an agenda, officials of the City can provide both information and assistance on matters related to bills that come before the Legislature so that they may have the resources to call upon when making decisions that impact the lives of their constituents; and

WHEREAS, the City will continue to strive to work with other entities, including, but not limited to, cities and the Texas Municipal League ("TML"), when the positions of such entities are consistent with the City of Friendswood's legislative agenda; and

WHEREAS, in effort to publicize the City of Friendswood's legislative agenda, the City Council finds it in the best interest of the City to submit to TML not only its legislative agenda but also specific legislative changes for which TML may seek introduction and passage as part of its legislative program; and

WHEREAS, in establishing the City's Legislative Agenda and working with TML and Texas Legislators, it is the City's hope that Friendswood and Texas would be propelled forward to create a stronger and more vibrant city and state; NOW THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, STATE OF TEXAS:

Section 1. That all matters and facts set forth in the recitals hereinabove are found to be true by the City Council of the City of Friendswood.

Section 2. For the 89th Texas Legislative Session, the City Council hereby adopts the legislative priorities contained in Exhibit "A," which is attached hereto and incorporated herein for all intents and purposes.

Section 3. Based upon the priorities adopted in Section 2 hereof, the City Council of the City of Friendswood, Texas, desires to submit to the Texas Municipal League the legislative initiatives contained in Exhibit "B," which is attached hereto and incorporated herein for all intents and purposes, for their inclusion in its legislative program.

Section 4. The City Council directs the City Secretary to forward a copy of this Resolution upon its passage to the Texas Municipal League and each of our local Texas Legislators, the Texas Speaker of the House, the Texas Lieutenant Governor, and the Texas Governor.

Section 5. This resolution shall be effective immediately upon its passage and approval.

INTRODUCED, READ AND PASSED by the affirmative vote of the City Council of the City of Friendswood on this the 5th day of August, 2024.

MIKE FOREMAN, Mayor

ATTEST:

LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

EXHIBIT "A"

The City of Friendswood supports and opposes, as applicable, the following:

Support

- Support legislation that preserves local control, promotes the general interests of the City's residents, and enhances the City of Friendswood's ability to solve problems and improve the quality of life for its residents;
- Support legislation that allows the City of Friendswood to set its budget and levy its taxes in accordance with the needs of Friendswood's residents;
- Support state-funded and local-option funding choices for economic development purposes;
- Support legislation that increases street maintenance sales tax flexibility;
- Support legislation that allows alternate methods of publications for legal notices;
- Support legislation that protects the City and its citizens in emergency situations; and
- Support legislation that increases the competitive bidding threshold to account for increased costs to cities.

Oppose

- Oppose legislation that decreases the authority of home-rule cities;
- Oppose unfunded state mandates;
- Oppose legislation that preempts or erodes the authority of city government and its citizens or is detrimental to the City's ability to pursue citizen priorities or respond to local citizen concerns;
- Oppose legislation that changes the current property or sales tax systems, as well as other income-producing structures in a manner that would cause the City of Friendswood to lose revenue or the ability to raise revenue;
- Oppose legislation that would further lower or expand the appraisal cap;
- Oppose legislation that would preempt or erode municipal franchise fee authority;
- Oppose preemptive legislation that either limits the scope of existing authority or that would weaken the City of Friendswood's ability to sustain the land use character of the City;
- Oppose legislation that would restrict the use of economic development tools available to local governments such as tax abatement, tax increment reinvestment zones and Chapter 380 agreements; and
- Oppose legislation that erodes municipal governmental/official immunity.

EXHIBIT "B"

Exhibit B-1	Emergency generators
Exhibit B-2	Street maintenance sales tax
Exhibit B-3	Speed limits in residential districts
Exhibit B-4	Advisory committee's personal information
Exhibit B-5	Notice for zoning map amendments
Exhibit B-6	Relocation assistance

Exhibit "B-1"

2024 TML RESOLUTION COVER SHEET

Sponsoring Entity (City, TML Affiliate, and/or TML Region): City of Friendswood

Brief Background: Hurricanes and winter storms have brought renewed national attention to the life-threatening impacts of the loss of electrical power on vulnerable populations. When power is lost, residents of nursing homes and assisted living facilities are susceptible to weather-related illnesses and sometimes even death. Currently, certain nursing homes and assisted living facilities are required to have a generator to power only specified safety features, including emergency lighting, alarm systems, illumination of exit signs, and communication systems, but not air condition or heating systems. This resolution proposes changes to address shortcomings in requirements related to backup generators in nursing homes and assisted living facilities.

What the Resolution is Intended to Accomplish: This proposed change will require nursing homes and assisted living facilities to have generators for the purpose of providing backup power to meet *all* of their residents' needs, including air conditioning and heat, as applicable. Specifically, the proposed resolution requires nursing homes and assisted living facilities to have generators or a comparable power source and fuel to run for at least 72 hours during a power outage. The proposed amendment places this obligation on all nursing homes and assisted living facilities by a date certain and requires inspections to ensure the operation of the required equipment.

How the Resolution is City-Related/How it Addresses a Municipal Issue: As a result of the aging population in all communities throughout the country, many of our elderly or infirmed citizens find themselves in nursing homes and/or assisted living facilities. The City of Friendswood, like other coastal communities, is particularly vulnerable during hurricane season. At-risk citizens in our communities need protection from the harsh effects of power losses that often result when hurricanes and other extreme weather events occur.

Statewide Importance: The state recognized this problem in 2021, received a report from the Commission in 2022, but failed thereafter to take any action in 2023. This proposed resolution protects the health, safety, and welfare of the State's most vulnerable population when power outages occur.

Submitted By: Name: Mike Foreman

Title: Mayor

City, TML Affiliate or TML Region: City of Friendswood

Email: mayor@friendswood.com

A RESOLUTION RELATING TO GENERATOR
REQUIREMENTS FOR NURSING HOMES
AND ASSISTED LIVING FACILITIES

WHEREAS, hurricanes, winter storms, and other extreme weather events have brought renewed national attention to the life-threatening impacts of the loss of electrical power on vulnerable populations; specifically, when power is lost, residents of nursing homes and assisted living facilities are susceptible to weather-related illnesses and sometimes even death; and

WHEREAS, nursing homes and assisted living facilities are currently required to have a generator to power only specified safety features, including, emergency lighting, alarm systems, illumination of exit signs, and communication systems, but not air conditioning or heating systems.

NOW, THEREFORE, BE IT RESOLVED by the delegates assembled at this 2024 Annual Conference of the Texas Municipal League that the League supports legislation to make changes to require nursing homes and assisted living facilities to have generators for the purpose of:

- (a) providing backup power to meet *all* the needs of their residents, including air conditioning and heat, and to require that nursing homes and assisted living facilities have generators or a comparable power source and fuel to run for at least 72 hours during a power outage;
- (b) requiring this obligation to be placed on all nursing homes and assisted living facilities by a date certain; and
- (c) requiring inspections to be conducted to ensure the operation of the required equipment.

PASSED AND APPROVED by the Membership of the Texas Municipal League this 10th day of October, 2024, in Houston, Texas.

APPROVED:

Tito Rodriguez,
President

ATTEST:

Bennett Sandlin,
Executive Director

Exhibit "B-2"

2024 TML RESOLUTION COVER SHEET

Sponsoring Entity (City, TML Affiliate, and/or TML Region): City of Friendswood

Brief Background: The Texas Comptroller's Office recognizes that "[m]any cities do not have the funds necessary to repair existing streets and sidewalks [and that] [t]he Tax Code authorizes cities to impose a special sales tax to fund maintenance of this important mobility infrastructure." Unfortunately, there is a conflict in the Tax Code as to the expiration of such tax. Specifically, Subsection (a) of Section 327.007 of the Tax Code generally provides that the tax expires four (4) years after the date the tax took effect. On the other hand, Subsection (b) of that same section states that the tax expires four (4) years after the date of the election. Because Subsection (b) is the language given to the voters when reauthorizing the tax and is cities' contract with the voters, such subsection should control. As such, many cities are holding elections early so to ensure that the tax does not expire prior to the reauthorization. For instance, a city, which holds elections only on November uniform election dates and adopts the tax on November 5, 2024, would need to hold the reauthorization election on November 2, 2027, instead of November 7, 2028, since the tax would have expired on November 5, 2028, prior to the 2028 uniform election date. Fortunately, the Texas Comptroller's Office has not interpreted the statute so stringently. However, the Texas Secretary of State's Office does.

What the Resolution is Intended to Accomplish: This resolution proposes to address the above-referenced conflict in order to provide both voters and cities certainty as to when the tax expires and when a reauthorization election is necessary. Clarifying Section 327.007 of the Tax Code will also provide cost savings to those cities that are holding reauthorization elections almost a year early due to the expiration of the tax.

How the Resolution is City-Related/How it Addresses a Municipal Issue: This resolution affects all cities that have adopted or will adopt a municipal sales and use tax for street maintenance under Chapter 327 of the Tax Code.

Statewide Importance: This resolution will resolve the conflict between the interpretations of the Texas Secretary of State's Office and the Comptroller's Office as to the expiration and permissible reauthorization of the tax.

Submitted By: **Name:** Mike Foreman

 Title: Mayor

 City, TML Affiliate or TML Region: City of Friendswood

 Email: mayor@friendswood.com

A RESOLUTION RELATING TO THE BALLOT
LANGUAGE FOR THE STREET
MAINTENANCE SALES AND USE TAX

WHEREAS, a conflict exists in the Tax Code as to the expiration of the street maintenance sales and use tax as to whether the tax expires four (4) years after the date the tax took effect or four (4) years after the date of the most recent reauthorization election; and

WHEREAS, such conflict has caused some municipalities to hold elections early to ensure that the tax does not expire prior to the reauthorization, e.g., a municipality, which holds elections only on November uniform election dates and adopts the tax on November 5, 2024, would need to hold the reauthorization election on November 2, 2027, instead of November 7, 2028, since the tax would have expired on November 5, 2028, prior to the 2028 uniform election date; and

WHEREAS, this conflict has been recognized by the Texas Secretary of State's Office, which has attempted to amend the ballot language (the contract with the voters) in past legislative sessions, to no avail; and

WHEREAS, resolving this conflict by clarifying when the tax expires will not only provide certainty to voters and municipalities as to the expiration of the tax but also eliminate unnecessary expenses incurred by municipalities holding reauthorization elections almost a year early due to the conflict in the law;

NOW, THEREFORE, BE IT RESOLVED by the delegates assembled at this 2024 Annual Conference of the Texas Municipal League that the League supports legislation to revise the ballot language for the street maintenance sales and use tax to mirror the ballot language used for the reauthorization of crime control districts and fire control, emergency medical services districts so that early elections are not needed for reauthorization elections occurring as a result of the fluctuations in the uniform election dates.

PASSED AND APPROVED by the Membership of the Texas Municipal League this 10th day of October, 2024, in Houston, Texas.

APPROVED:

Tito Rodriguez,
President

ATTEST:

Bennett Sandlin,
Executive Director

Exhibit "B-3"

2024 TML RESOLUTION COVER SHEET

Sponsoring Entity (City, TML Affiliate, and/or TML Region): City of Friendswood

Brief Background: Current speed limits on residential streets may, at times, be unsafe for children and adults alike. Reducing travel speeds on such streets will allow for increased reaction time for drivers and pedestrians, avoidance of some accidents, and a reduction of the severity of injuries. Current state law requires municipalities to perform extensive engineering or traffic investigations in order to declare a lower speed limit.

What the Resolution is Intended to Accomplish: While TML's proposed legislative program supports legislation that lowers the prima facie speed limit from 30 to 25 miles per hour without the need for a speed study, this proposed resolution allows cities to lower the speed limit further to 20 miles per hour without such a study if it finds that the prima facie speed limit is unreasonable or unsafe.

How the Resolution is City-Related/How it Addresses a Municipal Issue: This resolution better protects the safety of children, pedestrians, and bicyclists along residential streets.

Statewide Importance: This proposed resolution protects Texans of all ages while on residential streets.

Submitted By: **Name:** Mike Foreman

Title: Mayor

City, TML Affiliate or TML Region: City of Friendswood

Email: mayor@friendswood.com

A RESOLUTION RELATING TO LOWERING
SPEED LIMITS ON RESIDENTIAL STREETS –
"TWENTY IS PLENTY"

WHEREAS, current speed limits on residential streets may, at times, be unsafe for children and adults alike; and

WHEREAS, reducing travel speeds on such streets will allow for increased reaction time for drivers and pedestrians, avoidance of some accidents, and a reduction of the severity of injuries; and

WHEREAS, current state law requires municipalities to perform extensive engineering or traffic investigations to declare a lower speed limit; and

WHEREAS, research shows that the implementation of 20 mile-per-hour speed limits in areas where vulnerable users (e.g., pedestrians and bicyclists) share the road with motorists may result in further safety benefits, including the reduction of motor vehicle accidents and fatalities;

NOW, THEREFORE, BE IT RESOLVED by the delegates assembled at this 2024 Annual Conference of the Texas Municipal League that the League supports legislation that allows cities to lower the speed limit to 20 miles per hour without performing engineering or traffic studies if it finds that the prima facie speed limit is unreasonable or unsafe.

PASSED AND APPROVED by the Membership of the Texas Municipal League this 10th day of October, 2024, in Houston, Texas.

APPROVED:

Tito Rodriguez,
President

ATTEST:

Bennett Sandlin,
Executive Director

2024
TML RESOLUTION COVER SHEET

Sponsoring Entity (City, TML Affiliate, and/or TML Region): City of Friendswood

Brief Background: The Texas Public Information Act allows employees and officers to elect whether to allow public access to the home addresses, home telephone numbers, emergency contact information, social security numbers, and other information that reveals whether the person has family members.¹ Because an officer is not defined in the Act, one must look to common law for the definition of an "officer." Common law has long held that the test to determine whether a person is an officer is "whether any sovereign function of the government is conferred upon the individual to be exercised by him for the benefit of the public largely independent of the control of others."² Citizens who are appointed to advisory committees, commissions and boards of a city, do not exercise any sovereign function of the City; therefore, these volunteers' private information could be subject to disclosure to the public.

What the Resolution is Intended to Accomplish: The proposed resolution proposes to protect the personal information of persons who graciously volunteer their time and talents to serve their communities. This protection is needed to ensure that volunteers can serve without fear of harassment, intimidation or injury.

How the Resolution is City-Related/How it Addresses a Municipal Issue: Service on advisory boards/commissions/committees of cities is vital to the operations and functions of the City. The Public Information Act should not be a deterrent to citizens who wish to serve.

Statewide Importance: Changes in the Act will protect the private information of all Texans who volunteer for the benefit of their communities.

Submitted By: **Name:** Mike Foreman

Title: Mayor

City, TML Affiliate or TML Region: City of Friendswood

Email: Mayor@friendswood.com

¹ Tex. Gov't Code Ann. §552.024.

² *Aldine Indep. Sch. Dist. v. Standley*, 280 S.W.2d 578, 583 (Tex. 1955).

A RESOLUTION RELATING TO PERSONAL
INFORMATION OF MEMBERS OF
ADVISORY BOARDS, COMMISSIONS, AND
COMMITTEES

WHEREAS, the Texas Public Information Act (the "Act") allows employees and officers to elect whether to allow public access to the home addresses, home telephone numbers, emergency contact information, social security numbers, and other information that reveals whether the person has family members; and

WHEREAS, the same protection is not afforded in the Act to members of advisory committees, boards or commissions (collectively "committees") since they are not technically "officers" of a municipality, as they do not exercise any sovereign function of the city but serve only in an advisory capacity; and

WHEREAS, these volunteers' private information is subject to disclosure to the public; and

WHEREAS, citizens may not desire to volunteer for various committees, a service which is vital to the operations and functions of municipalities across the state, if they know their personal information is subject to disclosure; and

WHEREAS, personal information of persons who graciously volunteer their time and talents to serve their communities should be protected to the same extent officers' and employees' information is protected so that they can serve without fear of harassment, intimidation or injury;

NOW, THEREFORE, BE IT RESOLVED by the delegates assembled at this 2024 Annual Conference of the Texas Municipal League that the League supports legislation to protect the personal information of members of municipal advisory committees to the same extent such protections are afforded to municipal officers and employees.

PASSED AND APPROVED by the Membership of the Texas Municipal League this 10th day of October, 2024, in Houston, Texas.

APPROVED:

Tito Rodriguez,
President

ATTEST:

Bennett Sandlin,
Executive Director

Exhibit "B-5"

2024 TML RESOLUTION COVER SHEET

Sponsoring Entity (City, TML Affiliate, and/or TML Region): City of Friendswood

Brief Background: In 2022, an appellate court held that a city was required to send upwards of 250,000 notices for the proposed comprehensive amendments to its zoning ordinance even though such notices were not required when the city adopted its original zoning regulations and district boundaries.¹ As such there is a need for clarity as to what notice will be required for zoning map and zoning text amendments.

What the Resolution is Intended to Accomplish: The proposed resolution is intended to provide clarity as to when notice is required to be given to owners of real property within 200 feet of the property subject to a zoning change.

How the Resolution is City-Related/How it Addresses a Municipal Issue: This resolution provides clarity for all cities that have adopted zoning regulations.

Statewide Importance: Texans and Texas cities throughout the state are better served by clearer statutory notice requirements for amendments to official zoning maps.

Submitted By: **Name:** Mike Foreman

Title: Mayor

City, TML Affiliate or TML Region: City of Friendswood

Email: mayor@friendswood.com

¹ *City of Austin v. Acuña*, 651 S.W.3d 474 (Tex. App.—Houston [14th Dist.] 2022, *no pet.*).

A RESOLUTION RELATING TO NOTICE
REQUIREMENTS FOR ZONING
AMENDMENTS

WHEREAS, municipalities are required to send notices to property owners within 200 feet of property for which a zoning classification change is proposed; and

WHEREAS, recently, an appellate court held that a municipality was required to send upwards of 250,000 individual notices for a proposed comprehensive zoning classification amendment, although such notices were not required when the original zoning district boundaries were adopted; and

WHEREAS, there is a need for clarity regarding when such notices are required to be sent to owners of real property within 200 feet of a property subject to a zoning classification change;

NOW, THEREFORE, BE IT RESOLVED by the delegates assembled at this 2024 Annual Conference of the Texas Municipal League that the League supports legislation to clarify notice requirements for zoning classification changes.

PASSED AND APPROVED by the Membership of the Texas Municipal League this 10th day of October, 2024, in Houston, Texas.

APPROVED:

Tito Rodriguez,
President

ATTEST:

Bennett Sandlin,
Executive Director

Exhibit "B-6"

2024 TML RESOLUTION COVER SHEET

Sponsoring Entity (City, TML Affiliate, and/or TML Region): City of Friendswood

Brief Background: In eminent domain proceedings, cities and other governmental entities are required to provide relocation assistance to persons permanently or temporarily displaced by actions of the government. Prior to 2011, such relocation assistance was not mandatory but was permissive. However, in 2011, when changing the *may's* to *shall's*, the legislature failed to make any further changes – specifically regarding code enforcement actions. As a result, a person or entity which allows its property to become substandard and unfit for human use and habitation, and thus requiring code enforcement action, is entitled to relocation assistance at the expense of the governmental entities. This result appears to be not only unintended (as there is no reference in the 2011 bill analysis to code enforcement actions) but also against public policy (as persons or entities should not be rewarded for allowing their property to become in such disrepair as to require code enforcement actions).

What the Resolution is Intended to Accomplish: This proposed resolution is meant to allow, but not require, governmental entities to provide relocation advisory services to persons who are displaced as a direct result of code enforcement actions.

How the Resolution is City-Related/How it Addresses a Municipal Issue: This resolution proposes to no longer require municipalities to provide a benefit in the form of relocation assistance to persons who fail to maintain their property to such an extent that it is dangerous and subject to demolition. Years of neglect and ignoring code enforcement attempts at voluntary compliance should not result in a windfall to property owners.

Statewide Importance: The proposed resolution aligns public policy with the appropriate expenditure of public funds. It affects not only municipalities but all governmental entities who enforce various codes and regulations to protect the public health and safety of their citizens.

Submitted By: **Name:** Mike Foreman

Title: Mayor

City, TML Affiliate or TML Region: City of Friendswood

Email: mayor@friendswood.com

A RESOLUTION RELATING TO THE
ELIMINATION OF RELOCATION
ASSISTANCE FOR CODE ENFORCEMENT
ACTIONS

WHEREAS, in eminent domain proceedings, cities and other governmental entities are required to provide relocation assistance to persons permanently or temporarily displaced by actions of the government; and

WHEREAS, prior to 2011, such relocation assistance was not mandatory but was permissive; and

WHEREAS, in 2011, when changing the *may's* to *shall's*, the legislature failed to make any further changes – specifically regarding code enforcement actions; and

WHEREAS, as a result of such drafting, a person or entity, which allows its property to become substandard and unfit for human use and habitation, and thus requiring code enforcement action, is entitled to relocation assistance at the expense of the governmental entities – a result, which was both unintended (as there is no reference in the 2011 bill analysis to code enforcement actions) and against public policy (as persons or entities should not be rewarded for allowing their property to become in such disrepair as to require code enforcement actions); and

WHEREAS, municipalities should have the ability to provide relocation assistance, but not have the obligation to do so, to persons who are displaced as a direct result of code enforcement actions;

NOW, THEREFORE, BE IT RESOLVED by the delegates assembled at this 2024 Annual Conference of the Texas Municipal League that the League supports legislation to eliminate required relocation assistance to persons and entities that allow their property to become substandard and unfit for human use or habitation and allow municipalities to provide such assistance in order to promote a public purpose with an appropriate use of public funds.

PASSED AND APPROVED by the Membership of the Texas Municipal League this 10th day of October, 2024, in Houston, Texas.

APPROVED:

Tito Rodriguez,
President

ATTEST:

Bennett Sandlin,
Executive Director

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/12/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider a resolution verifying the percentage of completion of cybersecurity training and authorizing the City Manager or his designee to submit all documentation required by Section 2054.5191 of the Texas Government Code.

Originating Department: Information Technology

Degree of importance: High

SUMMARY / ORIGINATING CAUSE

Section 2054.5191 of the Texas Government Code requires the City, at least once a year, (i) to identify all City employees and elected/appointed officials who have access to the City's computer system and use such system for at least 25 percent of their duties and (ii) to mandate those individuals to complete a certified cybersecurity training program. Thereafter, the City Council is required to verify the completion of the training and to report on the same. This resolution confirms that all those required to complete the training (i) have done so, (ii) will do so by August 31, 2023, or (iii) will be denied access to the City's computer system(s)/database(s) on August 31. The resolution also directs the City Manager or his designee to perform periodic audits to ensure compliance with this law and to submit information to the Texas Department of Information Resources regarding the City's compliance.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

Failure to comply can result in loss of grants and return of grant funding given.

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Resolution - Cybersecurity Training

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS,
VERIFYING THE PERCENTAGE OF COMPLETION OF CYBERSECURITY TRAINING AND
AUTHORIZING THE CITY MANAGER OR HIS DESIGNEE TO SUBMIT ALL
DOCUMENTATION REQUIRED BY SECTION 2054.5191 OF THE TEXAS GOVERNMENT
CODE; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, Section 2054.5191 of the Texas Government Code requires the City at least once each year (i) to identify all City employees and elected and appointed officials who have access to the City's computer system or database and use a computer to perform at least 25 percent of the employee's or official's required duties and (ii) to require them to complete a certified cybersecurity training program; and

WHEREAS, the City Manager has identified those employees and officials of the City required to complete the certified cybersecurity training program; and

WHEREAS, the City Manager has ensured that all such employees and officials of the City have had an opportunity to complete this required training; and

WHEREAS, the City Manager has provided the results of the completion of this required training to the City Council; and

WHEREAS, the City Council must verify and report on such results and require periodic audits to ensure compliance with this statutorily required cybersecurity training; NOW THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, STATE OF TEXAS:

Section 1. That the facts and matters set forth in the recitals of this resolution are hereby found to be true and correct.

Section 2. That the City Council has verified the completion of the certified cybersecurity training program by not only City employees but also its elected and appointed officials subject to the requirements of Section 2054.5191 of the Texas Government Code. The City Council hereby reports that all of those required to complete such program (i) have done so, (ii) will have done so by August 31, 2024, or (iii) will be denied access to the City's computer system(s)/database(s) on August 31, 2024.

Section 3. That the City Manager or his designee is authorized to submit documentation evidencing the City's compliance with requirements of Section 2054.5191 of the Texas Government Code to the Texas Department of Information Resources.

Section 4. That the City Council hereby directs the City Manager or his designee to perform periodic audits to ensure compliance with this law.

Section 5. That this resolution shall be effective immediately upon its passage and approval.

INTRODUCED, READ AND PASSED by the affirmative vote of the City Council of the City of Friendswood on this the 5th day of August, 2024.

MIKE FOREMAN, Mayor

ATTEST:

LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

H:\City Council\Resolutions\2024\08-05-2024\Resolution - Cybersecurity Training.docx

**FRIENDSWOOD CITY COUNCIL
AGENDA ITEM FORM**

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/22/2024

Prepared by: Glenda Faulkner, Director of Communications

Subject: Consider a resolution approving an Agreement for Temporary Road Closure of State Right-of-Way with the State of Texas, through the Texas Department of Transportation, for the Friendswood Chamber of Commerce Holiday Lighted Parade on FM 518.

Originating Department: Police Department

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This proposed resolution authorizes the Agreement for Temporary Road Closure of State Right-of-Way with the State of Texas, through the Texas Department of Transportation, for the closure of FM518 (S. Friendswood Drive) between FM 2351 and Whispering Pines for the Friendswood Chamber of Commerce Christmas Lighted Parade on December 14, 2024 between the hours of 6:00 p.m. and 6:45 p.m.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval

ATTACHMENTS

- 1. Exhibit A - TxDOT Agreement Temporary Closure of ROW - Friendswood Christmas Parade 2024
- 2. Resolution - TxDOT Agreement for the Friendswood Chamber of Commerce Holiday Lighted Parade

STATE OF TEXAS §

COUNTY OF TRAVIS §

**AGREEMENT FOR THE TEMPORARY CLOSURE
OF STATE RIGHT OF WAY**

THIS AGREEMENT is made by and between the State of Texas, acting by and through the Texas Department of Transportation, hereinafter called the "State," and the City of Friendswood, a municipal corporation, acting by and through its duly authorized officers, hereinafter called the "local government."

W I T N E S S E T H

WHEREAS, the State owns and operates a system of highways for public use and benefit, including FM 518, in Galveston, County; and

WHEREAS, the local government has requested the temporary closure of FM 518 (S. Friendswood Drive) between FM 2351 and Whispering Pines for the purpose of Chamber of Commerce's Lighted Christmas Parade, on December 14, 2024, from 6:00 p.m. to 6:45 p.m. as described in the attached "Exhibit A," hereinafter identified as the "Event;" and

WHEREAS, the Event will be located within the local government's incorporated area; and

WHEREAS, the State, in recognition of the public purpose of the Event, wishes to cooperate with the City so long as the safety and convenience of the traveling public is ensured and that the closure of the State's right of way will be performed within the State's requirements; and

WHEREAS, on the 5th day of August, 2024, the Friendswood City Council passed Resolution / Ordinance No. _____, attached hereto and identified as "Exhibit B," establishing that the Event serves a public purpose and authorizing the local government to enter into this agreement with the State; and

WHEREAS, 43 TAC, Section 22.12 establishes the rules and procedures for the temporary closure of a segment of the State highway system; and

WHEREAS, this agreement has been developed in accordance with the rules and procedures of 43 TAC, Section 22.12;

NOW, THEREFORE, in consideration of the premises and of the mutual covenants and agreements of the parties hereto, to be by them respectively kept and performed as hereinafter set forth, it is agreed as follows:

A G R E E M E N T

Article 1. CONTRACT PERIOD

This agreement becomes effective upon final execution by the State and shall terminate upon completion of the Event or unless terminated or modified as hereinafter provided.

Article 2. EVENT DESCRIPTION

The physical description of the limits of the Event, including county names and highway numbers, the number of lanes the highway has and the number of lanes to be used, the proposed schedule of start and stop times and dates at each location, a brief description of the proposed activities involved, approximate number of people attending the Event, the number and types of animals and equipment, planned physical modifications of any man-made or natural features in or adjacent to the right of way involved shall be attached hereto along with a location map and identified as "Exhibit C."

Article 3. OPERATIONS OF THE EVENT

A. The local government shall assume all costs for the operations associated with the Event, to include but not limited to, plan development, materials, labor, public notification, providing protective barriers and barricades, protection of highway traffic and highway facilities, and all traffic control and temporary signing.

B. The local government shall submit to the State for review and approval the construction plans, if construction or modifications to the State's right of way is required, the traffic control and signing plans, traffic enforcement plans, and all other plans deemed necessary by the State. The State may require that any traffic control plans of sufficient complexity be signed, sealed and dated by a registered professional engineer. The traffic control plan shall be in accordance with the latest edition of the Texas Manual on Uniform Traffic Control Devices. All temporary traffic control devices used on state highway right of way must be included in the State's Compliant Work Zone Traffic Control Devices List. The State reserves the right to inspect the implementation of the traffic control plan and if it is found to be inadequate, the local government will bring the traffic control into compliance with the originally submitted plan, upon written notice from the State noting the required changes, prior to the event. The State may request changes to the traffic control plan in order to ensure public safety due to changing or unforeseen circumstances regarding the closure.

C. The local government will ensure that the appropriate law enforcement agency has reviewed the traffic control for the closures and that the agency has deemed them to be adequate. If the law enforcement agency is unsure as to the adequacy of the traffic control, it will contact the State for consultation no less than 10 workdays prior to the closure.

D. The local government will complete all revisions to the traffic control plan as requested by the State within the required timeframe or that the agreement will be terminated upon written notice from the State to the local government. The local government hereby agrees that any failure to cooperate with the State may constitute reckless endangerment of the public and that the Texas Department of Public Safety may be notified of the situation as soon as possible for the appropriate action, and failing to follow the traffic control plan or State instructions may result in a denial of future use of the right of way for three years.

E. The local government will not initiate closure prior to 24 hours before the scheduled Event and all barriers and barricades will be removed and the highway reopened to traffic within 24 hours after the completion of the Event.

F. The local government will provide adequate enforcement personnel to prevent vehicles from stopping and parking along the main lanes of highway right of way and otherwise prevent interference with the main lane traffic by both vehicles and pedestrians. The local government will prepare a traffic enforcement plan, to be approved by the State in writing at least 48 hours prior to the scheduled Event. Additionally, the local government shall provide to the State a letter of certification from the law enforcement agency that will be providing traffic control for the Event, certifying that they agree with the enforcement plan and will be able to meet its requirements.

G. The local government hereby assures the State that there will be appropriate passage

allowance for emergency vehicle travel and adequate access for abutting property owners during construction and closure of the highway facility. These allowances and accesses will be included in the local government's traffic control plan.

H. The local government will avoid or minimize damage, and will, at its own expense, restore or repair damage occurring outside the State's right of way and restore or repair the State's right of way, including, but not limited to, roadway and drainage structures, signs, overhead signs, pavement markings, traffic signals, power poles and pavement, etc. to a condition equal to that existing before the closure, and, to the extent practicable, restore the natural and cultural environment in accordance with federal and state law, including landscape and historical features.

Article 4. OWNERSHIP OF DOCUMENTS

Upon completion or termination of this agreement, all documents prepared by the local government will remain the property of the local government. All data prepared under this agreement shall be made available to the State without restriction or limitation on their further use. At the request of the State, the Local Government shall submit any information required by the State in the format directed by the State.

Article 5. TERMINATION

A. This agreement may be terminated by any of the following conditions:

- (1) By mutual written agreement and consent of both parties.
- (2) By the State upon determination that use of the State's right of way is not feasible or is not in the best interest of the State and the traveling public.
- (3) By either party, upon the failure of the other party to fulfill the obligations as set forth herein.
- (4) By satisfactory completion of all services and obligations as set forth herein.

B. The termination of this agreement shall extinguish all rights, duties, obligations, and liabilities of the State and local government under this agreement. If the potential termination of this agreement is due to the failure of the local government to fulfill its contractual obligations as set forth herein, the State will notify the local government that possible breach of contract has occurred. The local government must remedy the breach as outlined by the State within ten (10) days from receipt of the State's notification. In the event the local government does not remedy the breach to the satisfaction of the State, the local government shall be liable to the State for the costs of remedying the breach and any additional costs occasioned by the State.

Article 6. DISPUTES

Should disputes arise as to the parties' responsibilities or additional work under this agreement, the State's decision shall be final and binding.

Article 7. RESPONSIBILITIES OF THE PARTIES

The State and the Local Government agree that neither party is an agent, servant, or employee of the other party and each party agrees it is responsible for its individual acts and deeds as well as the acts and deeds of its contractors, employees, representatives, and agents.

Article 8. INSURANCE

A. Prior to beginning any work upon the State's right of way, the local government and/or its contractors shall furnish to the State a completed "Certificate of Insurance" (TxDOT Form 1560, latest edition) and shall maintain the insurance in full force and effect during the period

that the local government and/or its contractors are encroaching upon the State right of way.

B. In the event the local government is a self-insured entity, the local government shall provide the State proof of its self-insurance. The local government agrees to pay any and all claims and damages that may occur during the period of this closing of the highway in accordance with the terms of this agreement.

Article 9. AMENDMENTS

Any changes in the time frame, character, agreement provisions or obligations of the parties hereto shall be enacted by written amendment executed by both the local government and the State.

Article 10. COMPLIANCE WITH LAWS

The local government shall comply with all applicable federal, state and local environmental laws, regulations, ordinances and any conditions or restrictions required by the State to protect the natural environment and cultural resources of the State's right of way.

Article 11. LEGAL CONSTRUCTION

In case one or more of the provisions contained in this agreement shall for any reason be held invalid, illegal or unenforceable in any respect, such invalidity, illegality or unenforceability shall not affect any other provisions hereof and this agreement shall be construed as if such invalid, illegal or unenforceable provision had never been contained herein.

Article 12. NOTICES

All notices to either party by the other required under this agreement shall be delivered personally or sent by certified U.S. mail, postage prepaid, addressed to such party at the following respective addresses:

Local Government:	State:
City of Friendswood	Texas Department of Transportation
Morad Kabiri, City Manager	Eliza C. Paul, P.E.
910 S. Friendswood Drive	District Engineer
Friendswood, TX 77546	Houston District

All notices shall be deemed given on the date so delivered or so deposited in the mail, unless otherwise provided herein. Either party hereto may change the above address by sending written notice of such change to the other in the manner provided herein.

Article 13. SOLE AGREEMENT

This agreement constitutes the sole and only agreement between the parties hereto and supersedes any prior understandings or written or oral agreements respecting the within subject matter.

Agreement No. _____

Each party is signing this agreement on the date stated beside that party's signature.

THE CITY OF FRIENDSWOOD

Executed on behalf of the local government by:

By _____ Date _____
City Official

Typed or Printed Name and Title Morad Kabiri
City Manager

THE STATE OF TEXAS

Executed for the Executive Director and approved for the Texas Transportation Commission for the purpose and effect of activating and/or carrying out the orders, established policies or work programs heretofore approved and authorized by the Texas Transportation Commission.

By _____ Date _____
District Engineer

Exhibit A

Temporary closure of the following segments of State Right of Way for the Chamber of Commerce Holiday
Lighted Parade to be held on Saturday, December 14, 2024.

FM 518 (S. Friendswood Drive) between FM 2351 and Whispering Pines from 6:00 p.m. to 6:45 p.m.



City of Friendswood Police Department

Traffic Control Plan

"37th Annual Lighted Christmas Parade"

Saturday, December 14, 2024, 6:00 pm

Farm to Market Traffic Stopping Points

FM 518 (South Friendswood Drive) and Whispering Pines Drive

Traffic will be stopped from traveling northbound on FM 518. Traffic will be allowed to travel down Whispering Pines Drive/Friendswood-Link Road to Blackhawk Blvd. and north to FM 2351. The reverse route will allow traffic from FM 2351 southbound back to Whispering Pines Drive/Friendswood-Link Road and FM 518.

Intersection of FM 2351 and FM 518

Traffic will not be allowed to travel southbound on FM 518. Traffic will be allowed to go east or west bound on FM 2351. Traffic traveling westbound FM 2351 can take Sunset Drive to FM 528 and back to FM 518. Traffic on eastbound FM 2351 can take Blackhawk Blvd. to FM 528 and back to FM 518.

Barricade and traffic cones will be used at intersections on FM 2351 and FM 518 and secondly streets to help control traffic along the parade route.

Side streets and parking lots' entrance/exits between above traffic stopping points will be monitored by officers' assigned intersections, bicycle officers and officers assigned to vehicles.

FM 518 traffic will be stopped ten (10) minutes prior to parade start time (6:00 pm)

Note: FM 518 northbound lane will be kept clear of traffic for emergency traffic only.

Information Posting (Minimum 10 days in advance of event)

City of Friendswood Traffic Information Radio Station, 1650 AM
City of Friendswood Electronic Bill Board, Stevenson Park on FM 518
Other news/social media
City's Website

Contact Persons

Lt. James Price, Parade Master

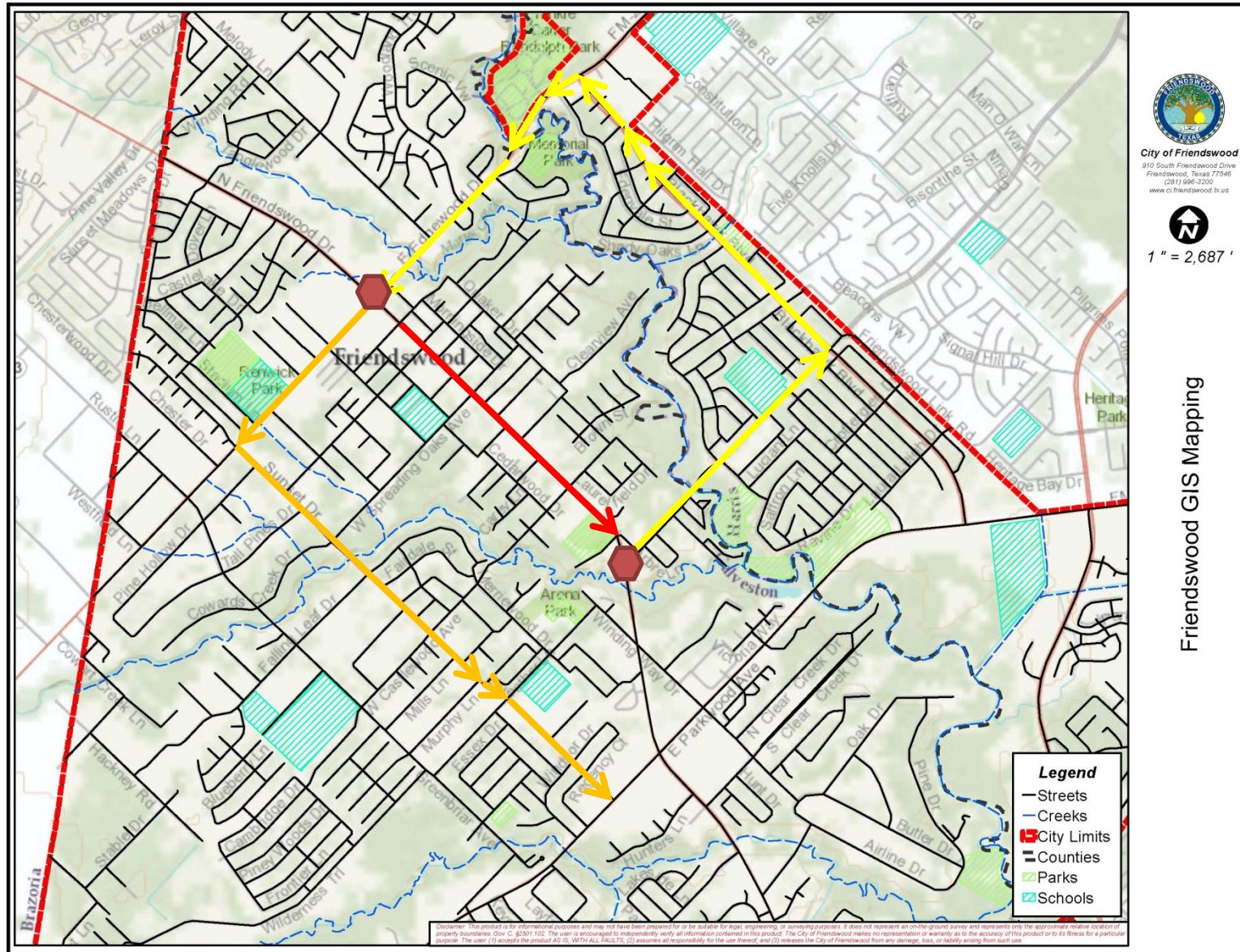
281-996-3371

Exhibit B

[Insert Resoluton]

Exhibit C

Agreement No. _____



37th Annual Lighted Christmas Parade – 6:00 p.m. to 6:45 p.m. – Saturday, December 14, 2024

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AUTHORIZING AN AGREEMENT FOR THE TEMPORARY CLOSURE OF STATE RIGHT-OF-WAY WITH THE STATE OF TEXAS FOR THE FRIENDSWOOD CHAMBER OF COMMERCE HOLIDAY LIGHTED PARADE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the State owns and operates a system of highways for public use and benefit, including FM 518 and FM 2351 in Galveston County, Texas; and

WHEREAS, the City Council of the City of Friendswood, Texas, has requested the temporary closure of FM 518 (S. Friendswood Drive) between FM 2351 and Whispering Pines Avenue for the Friendswood Chamber of Commerce Holiday Lighted Parade to be held on December 14, 2024, between 6:00 p.m. and 6:45 p.m.; and

WHEREAS, the State of Texas, acting by and through the Texas Department of Transportation, and the City of Friendswood seek to enter into an agreement for the temporary closure of FM 518 between FM 2351 and Whispering Pines Avenue for the above-referenced parade; NOW THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, STATE OF TEXAS:

Section 1. That the City Council of the City of Friendswood, Texas, finds that the above-referenced recitals are true and correct.

Section 2. That the City Council authorizes the Agreement for the Temporary Closure of State Right-of-Way with the State of Texas, for the Friendswood Chamber of Commerce Holiday Lighted Parade to be held on December 14, 2024, between 6:00 p.m. and 6:45 p.m. Such agreement is attached hereto as Exhibit "A" and incorporated herein for all intents and purposes.

Section 3. That this resolution shall be effective immediately upon its passage and approval.

INTRODUCED, READ AND PASSED by the affirmative vote of the City Council of the City of Friendswood on this the 5th day of August, 2024.

MIKE FOREMAN, Mayor

ATTEST:

LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/23/2024

Prepared by: Karen Horner, City Attorney

Subject: Consider a resolution approving an Agreement for Temporary Road Closure of State Right-of-Way with the State of Texas, through the Texas Department of Transportation, for the Friendswood High School Homecoming Parade on FM 518.

Originating Department: Police Department

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This proposed resolution authorizes the Agreement for Temporary Road Closure of State Right-of-Way with the State of Texas, through the Texas Department of Transportation, for the closure of FM518 (S. Friendswood Drive) between FM 2351 and Clearview Ave for the Friendswood High School Homecoming Parade on October 24, 2024, between the hours of 6:30 p.m. and 7:00 p.m.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Resolution - TxDOT Agreement for the Friendswood ISD Homecoming Parade
2. Exhibit A - TxDOT Agreement Temporary Closure of ROW - Friendswood Homecoming Parade 2024

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AUTHORIZING THE AGREEMENT FOR THE TEMPORARY CLOSURE OF STATE RIGHT-OF-WAY WITH THE STATE OF TEXAS FOR THE FRIENDSWOOD HIGH SCHOOL HOMECOMING PARADE; AND PROVIDING AN EFFECTIVE DATE.

WHEREAS, the State owns and operates a system of highways for public use and benefit, including FM 518 and FM 2351 in Galveston County, Texas; and

WHEREAS, the City Council of the City of Friendswood, Texas, has requested the temporary closure of FM 518 (S. Friendswood Drive) between FM 2351 and Clearview Drive for the Friendswood High School Homecoming Parade to be held on October 24, 2024, between 6:30 p.m. and 7:00 p.m.; and

WHEREAS, the State of Texas, acting by and through the Texas Department of Transportation, and the City of Friendswood sought to enter into an agreement for the temporary closure of FM 518 between FM 2351 and Clearview Drive for the above-referenced parade; NOW THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, STATE OF TEXAS:

Section 1. That the City Council of the City of Friendswood, Texas, finds that the above-referenced recitals are true and correct.

Section 2. That the City Council authorizes the Agreement for the Temporary Closure of State Right-of-Way with the State of Texas, for the Friendswood High School Homecoming Parade to be held on October 24, 2024, between 6:30 p.m. and 7:00 p.m. Such agreement is attached hereto as Exhibit "A" and incorporated herein for all purposes.

Section 3. That this resolution shall be effective immediately upon its passage and approval.

INTRODUCED, READ AND PASSED by the affirmative vote of the City Council of the City of Friendswood on this the 5th day of August, 2024.

MIKE FOREMAN, Mayor

ATTEST:

LETICIA BRYSCH, City Secretary

APPROVED AS TO FORM:

KAREN L. HORNER, City Attorney

STATE OF TEXAS §

COUNTY OF TRAVIS §

**AGREEMENT FOR THE TEMPORARY CLOSURE
OF STATE RIGHT OF WAY**

THIS AGREEMENT is made by and between the State of Texas, acting by and through the Texas Department of Transportation, hereinafter called the "State," and the City of **FRIENDSWOOD**, a municipal corporation, acting by and through its duly authorized officers, hereinafter called the "local government."

W I T N E S S E T H

WHEREAS, the State owns and operates a system of highways for public use and benefit, including **FM 518**, in **GALVESTON**, County; and

WHEREAS, the local government has requested the temporary closure of **FM 518 (S. FRIENDSWOOD DRIVE) BETWEEN FM 2351 AND CLEARVIEW DRIVE** for the purpose of **FRIENDSWOOD HIGH SCHOOL HOMECOMING PARADE on October 24th, 2024**, from **6:30 PM** to **7:00 PM** as described in the attached "Exhibit A," hereinafter identified as the "Event;" and

WHEREAS, the Event will be located within the local government's incorporated area; and

WHEREAS, the State, in recognition of the public purpose of the Event, wishes to cooperate with the City so long as the safety and convenience of the traveling public is ensured and that the closure of the State's right of way will be performed within the State's requirements; and

WHEREAS, on the **5th** day of **August, 2024**, the **FRIENDSWOOD** City Council passed Resolution / Ordinance No. _____, attached hereto and identified as "Exhibit B," establishing that the Event serves a public purpose and authorizing the local government to enter into this agreement with the State; and

WHEREAS, 43 TAC, Section 22.12 establishes the rules and procedures for the temporary closure of a segment of the State highway system; and

WHEREAS, this agreement has been developed in accordance with the rules and procedures of 43 TAC, Section 22.12;

NOW, THEREFORE, in consideration of the premises and of the mutual covenants and agreements of the parties hereto, to be by them respectively kept and performed as hereinafter set forth, it is agreed as follows:

A G R E E M E N T

Article 1. CONTRACT PERIOD

This agreement becomes effective upon final execution by the State and shall terminate upon completion of the Event or unless terminated or modified as hereinafter provided.

Article 2. EVENT DESCRIPTION

The physical description of the limits of the Event, including county names and highway numbers, the number of lanes the highway has and the number of lanes to be used, the proposed schedule of start and stop times and dates at each location, a brief description of the proposed activities involved, approximate number of people attending the Event, the number and types of animals and equipment, planned physical modifications of any man-made or natural features in or adjacent to the right of way involved shall be attached hereto along with a location map and identified as "Exhibit C."

Article 3. OPERATIONS OF THE EVENT

A. The local government shall assume all costs for the operations associated with the Event, to include but not limited to, plan development, materials, labor, public notification, providing protective barriers and barricades, protection of highway traffic and highway facilities, and all traffic control and temporary signing.

B. The local government shall submit to the State for review and approval the construction plans, if construction or modifications to the State's right of way is required, the traffic control and signing plans, traffic enforcement plans, and all other plans deemed necessary by the State. The State may require that any traffic control plans of sufficient complexity be signed, sealed and dated by a registered professional engineer. The traffic control plan shall be in accordance with the latest edition of the Texas Manual on Uniform Traffic Control Devices. All temporary traffic control devices used on state highway right of way must be included in the State's Compliant Work Zone Traffic Control Devices List. The State reserves the right to inspect the implementation of the traffic control plan and if it is found to be inadequate, the local government will bring the traffic control into compliance with the originally submitted plan, upon written notice from the State noting the required changes, prior to the event. The State may request changes to the traffic control plan in order to ensure public safety due to changing or unforeseen circumstances regarding the closure.

C. The local government will ensure that the appropriate law enforcement agency has reviewed the traffic control for the closures and that the agency has deemed them to be adequate. If the law enforcement agency is unsure as to the adequacy of the traffic control, it will contact the State for consultation no less than 10 workdays prior to the closure.

D. The local government will complete all revisions to the traffic control plan as requested by the State within the required timeframe or that the agreement will be terminated upon written notice from the State to the local government. The local government hereby agrees that any failure to cooperate with the State may constitute reckless endangerment of the public and that the Texas Department of Public Safety may be notified of the situation as soon as possible for the appropriate action and failing to follow the traffic control plan or State instructions may result in a denial of future use of the right of way for three years.

E. The local government will not initiate closure prior to 24 hours before the scheduled Event and all barriers and barricades will be removed and the highway reopened to traffic within 24 hours after the completion of the Event.

F. The local government will provide adequate enforcement personnel to prevent vehicles from stopping and parking along the main lanes of highway right of way and otherwise prevent interference with the main lane traffic by both vehicles and pedestrians. The local government will prepare a traffic enforcement plan, to be approved by the State in writing at least 48 hours prior to the scheduled Event. Additionally, the local government shall provide to the State a letter of certification from the law enforcement agency that will be providing traffic control for the Event, certifying that they agree with the enforcement plan and will be able to meet its requirements.

G. The local government hereby assures the State that there will be appropriate passage

allowance for emergency vehicle travel and adequate access for abutting property owners during construction and closure of the highway facility. These allowances and accesses will be included in the local government's traffic control plan.

H. The local government will avoid or minimize damage, and will, at its own expense, restore or repair damage occurring outside the State's right of way and restore or repair the State's right of way, including, but not limited to, roadway and drainage structures, signs, overhead signs, pavement markings, traffic signals, power poles and pavement, etc. to a condition equal to that existing before the closure, and, to the extent practicable, restore the natural and cultural environment in accordance with federal and state law, including landscape and historical features.

Article 4. OWNERSHIP OF DOCUMENTS

Upon completion or termination of this agreement, all documents prepared by the local government will remain the property of the local government. All data prepared under this agreement shall be made available to the State without restriction or limitation on their further use. At the request of the State, the Local Government shall submit any information required by the State in the format directed by the State.

Article 5. TERMINATION

A. This agreement may be terminated by any of the following conditions:

- (1) By mutual written agreement and consent of both parties.
- (2) By the State upon determination that use of the State's right of way is not feasible or is not in the best interest of the State and the traveling public.
- (3) By either party, upon the failure of the other party to fulfill the obligations as set forth herein.
- (4) By satisfactory completion of all services and obligations as set forth herein.

B. The termination of this agreement shall extinguish all rights, duties, obligations, and liabilities of the State and local government under this agreement. If the potential termination of this agreement is due to the failure of the local government to fulfill its contractual obligations as set forth herein, the State will notify the local government that possible breach of contract has occurred. The local government must remedy the breach as outlined by the State within ten (10) days from receipt of the State's notification. In the event the local government does not remedy the breach to the satisfaction of the State, the local government shall be liable to the State for the costs of remedying the breach and any additional costs occasioned by the State.

Article 6. DISPUTES

Should disputes arise as to the parties' responsibilities or additional work under this agreement, the State's decision shall be final and binding.

Article 7. RESPONSIBILITIES OF THE PARTIES

The State and the Local Government agree that neither party is an agent, servant, or employee of the other party and each party agrees it is responsible for its individual acts and deeds as well as the acts and deeds of its contractors, employees, representatives, and agents.

Article 8. INSURANCE

A. Prior to beginning any work upon the State's right of way, the local government and/or its contractors shall furnish to the State a completed "Certificate of Insurance" (TxDOT Form 1560, latest edition) and shall maintain the insurance in full force and effect during the period

that the local government and/or its contractors are encroaching upon the State right of way.

B. In the event the local government is a self-insured entity, the local government shall provide the State proof of its self-insurance. The local government agrees to pay any and all claims and damages that may occur during the period of this closing of the highway in accordance with the terms of this agreement.

Article 9. AMENDMENTS

Any changes in the time frame, character, agreement provisions or obligations of the parties hereto shall be enacted by written amendment executed by both the local government and the State.

Article 10. COMPLIANCE WITH LAWS

The local government shall comply with all applicable federal, state and local environmental laws, regulations, ordinances and any conditions or restrictions required by the State to protect the natural environment and cultural resources of the State's right of way.

Article 11. LEGAL CONSTRUCTION

In case one or more of the provisions contained in this agreement shall for any reason be held invalid, illegal or unenforceable in any respect, such invalidity, illegality or unenforceability shall not affect any other provisions hereof and this agreement shall be construed as if such invalid, illegal or unenforceable provision had never been contained herein.

Article 12. NOTICES

All notices to either party by the other required under this agreement shall be delivered personally or sent by certified U.S. mail, postage prepaid, addressed to such party at the following respective addresses:

Local Government:	State:
CITY OF FRIENDSWOOD	Texas Department of Transportation
Morad Kabiri, City Manager	Eliza C. Paul, P.E.
910 S. Friendswood Drive	District Engineer
Friendswood, TX 77546	Houston District

All notices shall be deemed given on the date so delivered or so deposited in the mail, unless otherwise provided herein. Either party hereto may change the above address by sending written notice of such change to the other in the manner provided herein.

Article 13. SOLE AGREEMENT

This agreement constitutes the sole and only agreement between the parties hereto and supersedes any prior understandings or written or oral agreements respecting the within subject matter.

Agreement No. _____

Each party is signing this agreement on the date stated beside that party's signature.

THE CITY OF FRIENDSWOOD

Executed on behalf of the local government by:

By _____ Date _____
City Official

Typed or Printed Name and Title Morad Kabiri
City Manager

THE STATE OF TEXAS

Executed for the Executive Director and approved for the Texas Transportation Commission for the purpose and effect of activating and/or carrying out the orders, established policies or work programs heretofore approved and authorized by the Texas Transportation Commission.

By _____ Date _____
District Engineer

Agreement No. _____

Exhibit A



City of Friendswood

Traffic Control Plan

"Friendswood High School Homecoming Parade"

Thursday, October 24, 2024, 6:30 pm

Farm to Market Traffic Stopping Points

FM 518 (South Friendswood Drive)

Clearview Drive

Traffic will be stopped from traveling northbound on FM 518. Traffic will be allowed to travel down Clearview Drive to Quaker Drive to Heritage Drive to Pecan Drive to FM 2351. The reverse route will allow traffic from FM 2351 southbound back to Clearview Drive and FM 518.

Intersection of FM 2351 and FM 518

Traffic will not be allowed to travel southbound on FM 518. Traffic will be allowed to go east or west bound on FM 2351. Traffic traveling westbound FM 2351 can take Sunset Drive to FM 528 and back to FM 518. Traffic on eastbound FM 2351 can take Blackhawk Blvd. to FM 528 and back to FM 518.

Barricade and traffic cones will be used at intersections on FM 2351 and FM518 and secondary streets to help control traffic along the parade route.

Side streets and parking lots' entrance/exits between above traffic stopping points will be monitored by officers' assigned intersections, bicycle officers and officers assigned to vehicles.

Northbound traffic on FM 518 will be directed down Clearview Drive. Traffic can turn north onto Quaker Drive to FM 2351. Traffic can turn back northbound onto FM 518.

FM 518 traffic will be stopped ten (10) minutes prior to parade start time. (6:30 pm)

Note: FM 518 northbound lane will be kept clear of traffic for emergency traffic only.

Information Posting (Minimum 10 days in advance of event)

City of Friendswood Channel 17 Comcast cable service, and ATT Uverse Channel 99

City of Friendswood Electronic Bill Board, Stevenson Park on FM 518

CivicReady email and text notification

City website, Facebook and X

Other news media

Lt. James Price, Parade Master

281-996-3371

Police Department • 1600 Whitaker Drive • Friendswood, Texas 77546-4177 • Fax (281) 482-9318
Office of the Chief • Administration and Records • Public Safety Communications Center
(281) 996-3313 (281) 996-3318 (281) 996-3300

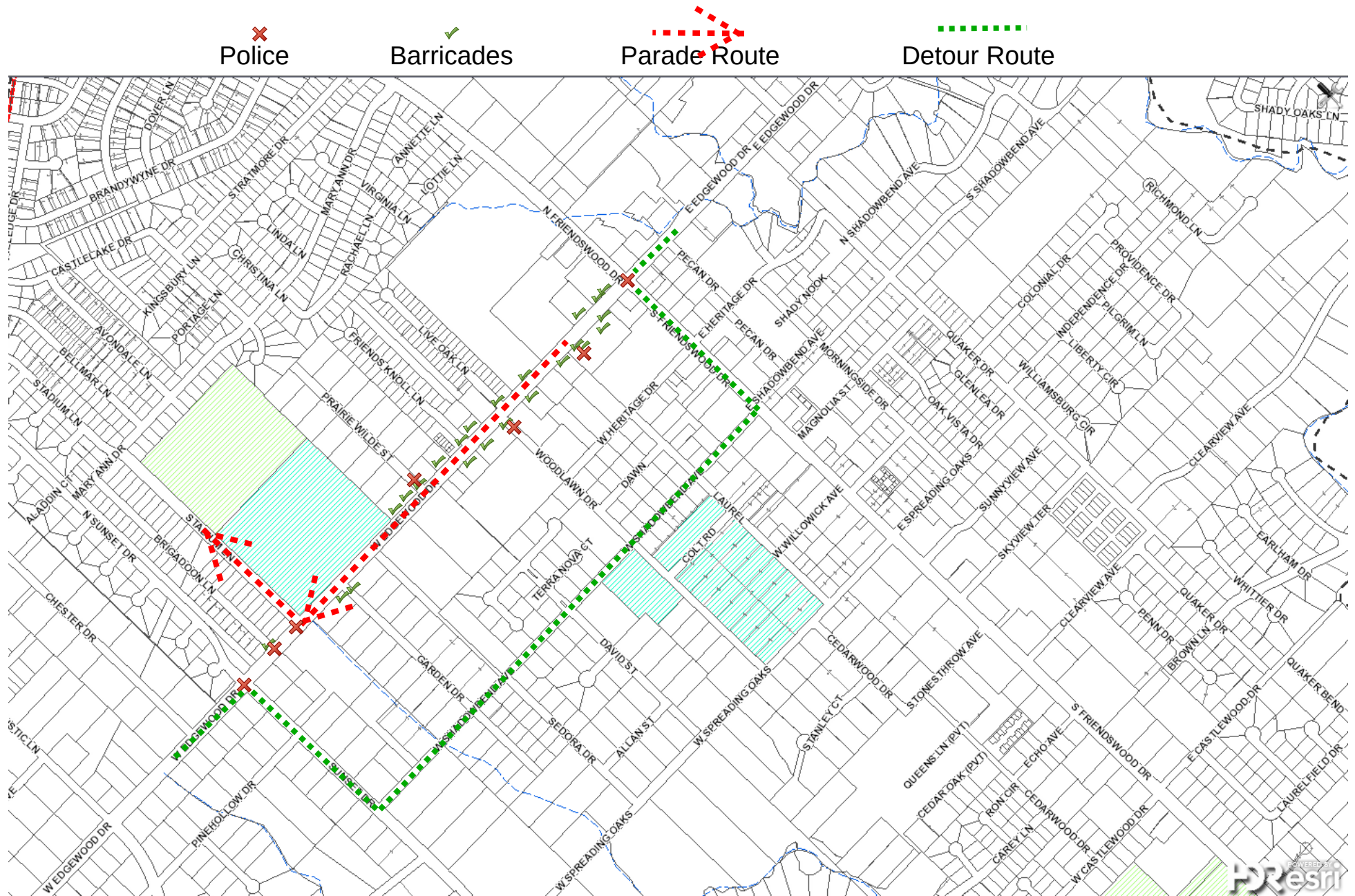
Exhibit B

(Insert Resolution)

Exhibit C

Agreement No. _____

Friendswood High School Homecoming Parade & Pep Rally
Thursday, October 24, 2024
6:30 p.m. to 7:00 p.m.



FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/18/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider approving the closure of W. Spreading Oaks between Woodlawn Drive and Cedarwood Drive for the Friendswood Independent School District event "Under The Oaks" on August 8, 2024.

Originating Department: Community Development

Degree of importance: Elective

SUMMARY / ORIGINATING CAUSE

Friendswood Independent School District (FISD) has requested the closure of W. Spreading Oaks between Woodlawn Drive and Cedarwood Drive for the FISD event "Under The Oaks." This event has become an annual tradition held before the start of the new school year. If approved by the City Council, the street will be closed between the hours of 6:30 p.m. and 9:30 p.m. on August 8, 2024.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. 2024 Under the Oaks Road Closure



	Under the Oaks Road Closure		00.0204 0.07 Kilometers 0 0.0204 0.07 Miles
	Friendswood Independent School District		
	2024		
Map created by City of Friendswood Engineering Department			

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/05/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider ratifying the City Manager's signature and authorizing a Regional Strategic Transportation Fund Interlocal Agreement for a Friendswood Master Trail Plan with Houston-Galveston Area Council.

Originating Department: City Secretary

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This item ratifies the City Manager's signature and authorizes a Regional Strategic Transportation Fund Interlocal Agreement for a Friendswood Master Trail Plan with Houston-Galveston Area Council (H-GAC).

This project is part of the H-GAC's Unified Planning Work Program (UPWP), managed in collaboration with the Texas Department of Transportation (TxDOT), and is expected to be completed within approximately one year. The City will not provide any financial contribution. The Master Trails Plan aims to enhance the accessibility, connectivity, and safety of cyclists and pedestrians through existing conditions analysis, public engagement, opportunity analysis, and recommendations for actionable strategies. The H-GAC will host public meetings (dates to be determined) to gather community input.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. 2024 07 11 Interlocal Agreement between H-GAC and COF - Master Trails Plan

H-GAC

Houston-Galveston Area Council

P.O. Box 22777 · 3555 Timmons · Houston, Texas 77227-2777

**Intergovernmental Agreement - Interlocal - City of Friendswood - Transportation - ID: 12558 - CFDA/FALN
Number: 20.205, FAIN Number: 693JJ22430000L23ETX2B24037; 693JJ22430000M230TX2B24037, Federal
Award Date: Mar 12 2024**

INTERLOCAL AGREEMENT

THIS INTERLOCAL AGREEMENT (“Agreement”), is made and entered by and between the Houston-Galveston Area Council, hereinafter referred to as H-GAC, having its principal place of business at 3555 Timmons Lane, Suite 120, Houston, Texas 77027 and the City of Friendswood, (the Local Government Authority) having its principal place of business at 910 S. Friendswood Dr, Friendswood, TX 77546. These entities are hereby defined as the Parties to this Agreement.

WITNESSETH:

WHEREAS, the Houston-Galveston Area Council (H-GAC) is a regional planning commission operating under Chapter 391 Texas Local Government Code;

WHEREAS, H-GAC, in partnership with the Texas Department of Transportation (TxDOT) and other regional stakeholders, is planning to conduct a Transportation Study as detailed further in the attached Scope of Work document and included as Attachment A herein;

WHEREAS, the Local Government Authority has agreed to participate in the study or plan as detailed in the attached Scope of Work document and responsibilities matrix (if applicable),

WHEREAS, under the provisions of the Interlocal Cooperation Act, Chapter 791, Texas Government Code, H-GAC and the Local Government Authority are authorized to enter into agreements to perform governmental functions and services, and under Texas Local Government Code § 391.005, H-GAC and the Local Government Authority are authorized to contract together for H-GAC to perform certain services for the Local Government Authority.

NOW, THEREFORE, H-GAC and the Local Government Authority do hereby agree as follows:

Article 1: Legal Authority

Both Parties mutually agree that they each possess adequate legal authority to enter into this Agreement. The Local Government Authority warrants and represents that it is not in breach of any other contract, obligation or covenant that would affect the Local Government Authority’s ability to perform hereunder and, as a result of entering into this Agreement, will not breach any such contract, obligation, or covenant,

Article 2: Applicable Laws

H-GAC and the City of Friendswood agree to conduct all activities under this Agreement in accordance with all applicable rules, regulations, ordinances, and laws in effect or promulgated during the term of this Agreement.

Article 3: Performance Period

This Agreement shall be performed during the period which begins Sep 01 2024 and ends Jan 30 2026. All services and/or deliverables under this Agreement must be rendered within this performance period unless extended by mutual consent through a written amendment to this Agreement.

Article 4: Whole Agreement

This Interlocal Agreement and attachments, as provided herein, constitute the complete Agreement between the Parties hereto, and supersedes any and all oral and written agreements between the Parties relating to matters herein. Except as otherwise provided herein, this Agreement cannot be modified without written consent of the Parties.

Article 5: Independent Parties

The execution of this Agreement and the rendering of services prescribed by this Agreement do not change the independent status of H-GAC or the Local Government Entity. No provision of this Agreement or act of H-GAC in performance of the Agreement shall be construed as making the Local Government Entity the agent, servant, or employee of H-GAC, the State of Texas, or the United States Government, or vice versa.

Article 6: Party Liability

Each Party shall have no liability whatsoever for the actions of, or failure to act by, any employees, contractors, subcontractors, agents, representatives, or assigns of the other Party in connection with the Agreement, and the Parties covenants and agree, to the extent permitted by law, that each shall be solely responsible for, and with respect to any claim or cause of action arising out of or with respect to any act, omission, or failure to act by its respective employees, contractors, subcontractors, agents, representatives, or assigns, in connection with the Agreement.

Article 7: Scope of Services

The work to be performed by the H-GAC and City of Friendswood is detailed further in the Scope of Work, Attachment A, included herein with this Agreement.

Article 8: Payment

If applicable, the Local Government Authority agrees to provide a contribution of \$0.00 as detailed further in the attached Budget document. If applicable, a Local Match will be provided in the form of Transportation Development Credits (TDCs), as approved by the H-GAC Transportation Policy Council and detailed further in the Budget attachment to this Agreement. Any payment or funding claimed under this agreement shall be paid only under the specific terms set forth in the Scope of Work and Budget. As per the Interlocal Cooperation Act, each Party paying for the performance of governmental functions or services must make those payments from current revenues available

Article 9: Retention of Records

The City of Friendswood and H-GAC shall maintain all records pertinent to this Agreement, and all other financial, programmatic, statistical, property, and supporting documentation for a period of no less than seven (7) years from the later of the date of acceptance of the final contract closeout. If any litigation, claim, negotiation, audit, or other action involving the records has been started before the expiration of the retention period, the records shall be retained until completion of the action and resolution of all issues which arise from it, or until the end of the seven (7) years, whichever is later, and until any outstanding litigation, audit, or claim has been fully resolved.

Article 10: Audit

Notwithstanding any other audit requirement, H-GAC and City of Friendswood agree that expenditures of cumulative state or federal funds exceeding seven-hundred fifty thousand dollars (\$750,000.00) in a fiscal year shall be subjected to audit in compliance with 2 CFR 200.

Article 11: Amendments

Any changes in the Agreement provisions or obligations of the parties hereto shall be enacted by written amendment and executed by both parties.

Article 12: Termination Procedures

The H-GAC and City of Friendswood acknowledge that this Agreement may be terminated for Convenience or Default.

A. Convenience

Either Party may terminate this Agreement at any time, in whole or in part, with or without cause, whenever the Parties determines that for any reason such termination is in the best interest, and by providing written notice by certified mail to the other Party. Upon receipt of notice of termination, all services hereunder shall cease to the extent specified in the notice of termination.

Either Party may cancel or terminate this Agreement upon submission of thirty (30) days written notice, presented to the other Party via certified mail. Neither Party may give notice of cancellation after it has received notice of default from the other Party.

B. Default

In the event of default, this Agreement may be terminated for the following scenarios:

- (1) If the performing Party fails to perform the services herein specified within the time specified herein or any extension thereof; or
- (2) If the performing Party fails to perform any of the other provisions of this Agreement for any reason whatsoever, or so fails to make progress or otherwise violates the Agreements that completion of services herein specified within the Agreement term is significantly endangered, and in either of these two instances the performing Party does not cure such failure within a period of ten (10) business days (or such longer period of time as may be authorized and agreed upon by the Parties in writing) after receiving written notice by certified mail of default.

Article 13: Severability

The Parties agree that should any provision of this Agreement be determined to be invalid or unenforceable, such determination shall not affect any other term of this Agreement, which shall continue in full force and effect.

Article 14: Force Majeure

To the extent that either party to this Agreement shall be wholly or partially prevented from the performance of any obligation or duty placed on such party by reason of or through strikes, stoppage of labor, riot, fire, flood, acts of war, insurrection, accident, order of any court, act of God, or specific cause reasonably beyond the performing party's control and not attributable to its neglect or nonfeasance, in such event, the time for the performance of such obligation or duty shall be suspended until such disability to perform is removed. In the event of force majeure, the affected Party must provide the other Party written notice of force majeure and the estimated impact to performance of this Agreement.

Article 15: Ownership of Material

Except as may be specified in the Special Provisions (if applicable) and Scope of Work, all data, reports, research, etc., developed by the performing Party as a part of its work under this Agreement, shall be shared with the other Party upon completion of this Agreement, or in the event of termination or cancellation hereof. All such data and material shall be furnished by the performing Party at no charge and upon request and in the format specified.

Article 16: Subcontracting

If City of Friendswood uses subcontractors, City of Friendswood shall apply the terms and conditions indicated in this Agreement and the Scope of Work to any subcontracted work. City of Friendswood shall at all times be responsible for the performance of its subcontractors. No term or agreement of City of Friendswood agreement with any Subcontractor shall alter the terms and conditions of this Agreement. City of Friendswood remain responsible for the work of its subcontractors.

Article 17: Federal Compliance

Local Government Entity agrees to comply with all federal statutes relating to nondiscrimination, labor standards, and environmental compliance. Additionally, for work to be performed under the Agreement or subcontract thereof, including procurement of materials or leases of equipment, Local Government Entity shall notify each potential subcontractor or supplier of the Local Government Entity's federal compliance obligations. These may include but are not limited to: (a) Title VI of the Civil Rights Act of 1964 (P.L. 88-352) which prohibits discrimination on the basis of race, color, or national origin; (b) Title IX of the Education Amendments of 1972, as amended (20 U.S.C. §§ 1681-1683, and 1685-1686), which prohibits discrimination on the basis of sex; (c) the Fair Labor Standards Act of 1938 (29 USC 676 et. seq.), (d) Section 504 of the Rehabilitation Act of 1973, as amended (29 U.S.C. § 794), which prohibits discrimination on the basis of handicaps and the Americans with Disabilities Act of 1990; (e) the Age Discrimination in Employment Act of 1967 (29 USC 621 et. seq.) and the Age Discrimination Act of 1974, as amended (42 U.S.C. §§ 6101-6107), which prohibits discrimination on the basis of age; (f) the Drug Abuse Office and Treatment Act of 1972 (P.L. 92-255), as amended, relating to nondiscrimination on the basis of drug abuse; (g) the Comprehensive Alcohol Abuse and Alcoholism Prevention, Treatment and Rehabilitation Act of 1970 (P.L. 91-616), as amended, relating to the nondiscrimination on the basis of alcohol abuse or alcoholism; (h) §§ 523 and 527 of the Public Health Service Act of 1912 (42 U.S.C. 290 dd-3 and 290 ee-3), as amended, relating to confidentiality of alcohol and drug abuse patient records; (i) Title VIII of the Civil Rights Act of 1968 (42 U.S.C. § 3601 et seq.), as amended, relating to nondiscrimination in the sale, rental or financing of housing; (j) any other nondiscrimination provisions in any specific statute(s) applicable to any Federal funding for this Agreement; (k) the requirements of any other nondiscrimination statute(s) which may apply to this Agreement; (l) applicable provisions of the Clean Air Act (42 U.S.C. §7401 et seq.), the Federal Water Pollution Control Act, as amended (33 U.S.C. §1251 et seq.), Section 508 of the Clean Water Act (33 U.S.C. 1251), Executive Order 11738, and the Environmental Protection Agency regulations at 40 CFR Part 15; (m) applicable provisions of the Davis Bacon Act (40 U.S.C. 276a - 276a-7), the Copeland Act (40 U.S.C. 276c), and the Contract Work Hours and Safety Standards Act (40 U.S.C. 3701-3708), as set forth in Department of Labor Regulations at 20 CFR 5.5a; (n) the mandatory standards and policies relating to energy efficiency which are contained in the state energy conservation plan issued in compliance with the Energy Policy and Conservation Act (P.L. 94-163).

Article 18: Texas Public Information Act

The Parties expressly acknowledge that this Agreement is subject to the Texas Public Information Act, Tex. Gov't Code. §§ 552.001 *et seq.*, as amended (the "Act"). Since both Parties are subject to the Act, each shall be entitled to release any and all information necessary to comply with Texas law without the

prior written consent of the other. In the event a Party to this Agreement receives a written request for information pursuant to the Act that affects one rights, title to, or interest in any information or data or a part thereof under this Agreement, then the Party receiving the request shall promptly notify the other Party to this Agreement of such request. The Party receiving the request may, at its own option and expense, prepare comments and submit information directly to the Attorney General stating why the requested information is exempt from disclosure pursuant to the requirements of the Act. The Party receiving the request is solely responsible for submitting the memorandum brief and information to the Attorney General within the time period prescribed by the Act. The Party receiving the request solely responsible for seeking any declaratory or injunctive relief regarding the disclosure of information that it deems confidential or privileged.

Article 19: Universal Identifier and System for Award Management (SAM)

In accordance with 2 CFR Title 2, Subtitle A, Chapter I, Part 25 as it applies to a Federal awarding agency's grants, cooperative agreements, loans, and other types of Federal financial assistance as defined in 2 CFR 25.406. The Local Government Authority understands and as it relates to 2 CFR 25.205(a), a Federal awarding agency may not make a Federal award or financial modification to an existing Federal award to an applicant or recipient until the entity has complied with the requirements described in 2 CFR 25.200 to provide a valid unique entity identifier and maintain an active SAM registration (www.SAM.gov) with current information (other than any requirement that is not applicable because the entity is exempted under § 25.110). 2 CFR 25.200(b) requires that registration in the SAM **prior to submitting an application or plan**; and maintain an active SAM registration with current information, including information on a recipient's immediate and highest level owner and subsidiaries, as well as on all predecessors that have been awarded a Federal contract or grant within the last three years, if applicable, at all times during which it has an active Federal award or an application or plan under consideration by a Federal awarding agency; and provide its unique entity identifier in each application or plan it submits to the Federal awarding agency. To remain registered in the SAM database after the initial registration, the applicant is required to review and update its information in the SAM database on an annual basis from the date of initial registration or subsequent updates to ensure it is current, accurate and complete. At the time a Federal awarding agency is ready to make a Federal award, if the intended recipient has not complied with an applicable requirement to provide a unique entity identifier or maintain an active SAM registration with current information, the Federal awarding agency: (1) May determine that the applicant is not qualified to receive a Federal award; and (2) May use that determination as a basis for making a Federal award to another applicant.

Article 20: Procurement of Recovered Materials

In accordance with 2 CFR 200.323, the Houston-Galveston Area Council and the Local Government Authority must comply with section 6002 of the Solid Waste Disposal Act, as amended by the Resource Conservation and Recovery Act. The requirements of Section 6002 include: (1) procuring only items designated in guidelines of the Environmental Protection Agency (EPA) at 40 CFR part 247 that contain the highest percentage of recovered materials practicable, consistent with maintaining a satisfactory level of competition, where the purchase price of the item exceeds \$10,000 or the value of the quantity acquired during the preceding fiscal year exceeded \$10,000; (2) procuring solid waste management services in a manner that maximizes energy and resource recovery; and (3) establishing an affirmative procurement program for procurement of recovered materials identified in the EPA guidelines. Pursuant to the Federal Rule above, as required by the Resource Conservation and Recovery Act of 1976 (42 U.S.C. § 6962(c)(3)(A)(i)), the Contractor or Subrecipient certifies that the percentage of recovered materials content for EPA-designated items to be delivered or used in the performance of the Agreement will be at least the amount required by the applicable contract specifications or other contractual requirements.

Article 21: Fraud, Waste or Abuse Hotline

H-GAC shall immediately report to the County through the County’s Fraud, Waste, or Abuse Hotline and also notify the County in accordance with all the Notice provisions contained in this Agreement all suspected or known instances and facts concerning fraud, waste, abuse, or criminal activity under this Agreement. The County’s Fraud, Waste, or Abuse Hotline can be accessed by phone at 866-556-8181 or online at <https://secure.ethicspoint.com/domain/media/en/gui/68174/index.html>.

Article 22: Definitions

Unless otherwise stated in this Agreement, words which have well-known technical, or industry meanings are used in accordance with such recognized meaning.

Article 23: Choice of Law - Venue

This Agreement shall be governed by the laws of the State of Texas. Venue and jurisdiction of any suit or cause of action arising under or in connection with the Agreement shall lie exclusively in Harris County, Texas.

Signatures

This Agreement, in duplicate originals, has been executed by the Parties hereto as follows:

City of Friendswood

DocuSigned by:
Signature *Morad Kabiri*
63D6898A8B62404...
Name ~~XXXXXXXX~~ Morad Kabiri
Title ~~Director of Engineering~~ City Manager
Date 7/9/2024

H-GAC

DocuSigned by:
Signature *Chuck Wemple*
82EC270D5D61423...
Name Chuck Wemple
Title Executive Director
Date 7/11/2024

City of Friendswood – Master Trails Plan

Scope of Work

As part of developing the Unified Planning Work Program (UPWP), the Houston-Galveston Area Council (H-GAC) solicited requests for planning studies from local governments. Four (4) bike and pedestrian planning-focused studies were selected and included in the Work Program. Submitted by The City of Friendswood, the Project Sponsor, the Master Trails Plan will focus on improving the accessibility, connectivity and safety of cyclists and pedestrians by conducting existing conditions analysis, public engagement, opportunity analysis, and making recommendations on actionable strategies.

The responsibilities for the study are captured in the document below and at the end of this scope of work in chart form.

Key Personnel Requirements

H-GAC will hire a contractor that will be required to have knowledge and expertise in the following areas:

- Ability to collect, analyze, and represent data.
- Ability and experience to conduct effective and inclusive public engagements.
- Up to date knowledge of pedestrian and bicycle planning best practices and tools.
- Strong graphic and visual design ability.
- Experience of successful similar projects in comparable scale.
- Ability to plan and design a quality, well-lit, walkable and bike friendly trail that has sidewalk connections to neighborhoods, schools, and activity centers.
- Ability to develop planning level cost estimates and identify funding opportunities.
- Ability to develop a well-defined implementation plan.
- Ability to create rendering and other visualizations for site plans.
- Team members that are experienced in software needed to complete the tasks and are proficient in professional writing.

Task 1 - Existing Conditions Assessment

The Contractor will confirm data collection needs with H-GAC staff and then collect any data necessary to evaluate existing conditions and identify barriers located within and adjacent to the project study area. The existing conditions analysis may include, but not be limited to:

City of Friendswood – Master Trails Plan

- Existing characteristics of the project area including demographic profile, land use, socio-economic, and daytime population estimates.
- Equity analysis using H-GAC's Regional Equity Tool to identify vulnerable populations and their needs.
- Physical barriers that would limit mobility, including but not limited to wheelchair accessible bicycles, adaptive bicycles, mobility devices, non-ADA compliant facilities.
- Pedestrian/Bicycle commuter (and similar) analyses using H-GAC's Activity-Connectivity Explorer (ACE) tool.
- Existing condition, level of service, and inventory of streets and bike and pedestrian facilities, including those adjacent to the study as well as those that can impact the operations of transportation facilities within the study area.
- Up-to-date traffic counts (completed in 2021 at the earliest) including vehicular, pedestrian and bicycle counts, and peak hour volume. Depending on availability, it is possible new traffic counts will be necessary. The bike and pedestrian counts can be obtained through H-GAC's free bicycle/pedestrian mobile counter equipment loan program.
- Crash data and map, differentiated by type of crash. This analysis may include sources such as: City of Houston High Injury Network (HIN), and/or TxDOT Crash Records Information System (CRIS) data, and H-GAC Crash dashboard, among others.
- Current and future transit access, including bikes on buses counts.
- Existing and proposed primary and secondary emergency evacuation routes (e.g. natural disaster, economic, medical, terrorism, etc.), stops, origins and/or destinations for transit, bicycle, and pedestrian facilities.
- Existing rights of way study and potential future Major Thoroughfare Freeway Plan (MTFP) amendment recommendation(s) if thoroughfare re-classification is needed.
- Existing connectivity analysis includes inter-modal, multi-modal and circulation between identified Origins and Destinations.
- Flood hazard zone, flood infrastructure, drainage patterns and other environmental analysis (e.g. desktop review of hazmat sites, historical/cultural resources sites, wetlands, known biological flora/fauna that are of concern, threatened and/or endangered, etc.) that might interfere with active transportation infrastructure in the project area if available.
- Robust and comprehensive walking and biking audits including organization/preparation,

City of Friendswood – Master Trails Plan

training, execution, and data analysis. Develop project maps, renderings, materials, project description, purpose and need for walking/biking audits.

The existing conditions methodologies, materials, surveys, etc. must be approved by H-GAC prior to collection, analyzing data and making recommendations. The existing conditions assessment also needs to account for existing planning documents and projects, those in development, as well as on-going, future planning and construction projects in the study area. The Contractor will work with local sponsor (City of Friendswood) and H-GAC to develop a list of reference documents and projects that are related to the project. Beyond the required items described above, the Contractor is encouraged to be innovative and pitch ideas for more or alternative methods.

Task 1 - Deliverables

- Existing Condition Presentations to Steering Committee.
- Existing Conditions Assessment report and presentations in PowerPoint, PDF, Story Map, and/or other GIS friendly formats as needed.
- Site photos, maps and graphics that show the results of existing condition analysis.
- GIS data package and other data used during the existing condition report (other data might include PowerPoint, PNG, etc.).
- Original files of data collected, prepared, etc.

Task 2 - Public Involvement

The Contractor will draft the Public Involvement Plan (PIP) in alignment with H-GAC's Public Participation Plan (PPP) with review and input by H-GAC and project sponsor staff. H-GAC staff will develop the study's marketing strategy with input from City of Friendswood staff. Public involvement is a key component of this plan and encourages innovative approaches that best meet the needs of the community for which this planning effort serves. H-GAC will take the lead on all marketing activities as defined below. The Contractor will lead on-the-ground outreach, assist in executing marketing

City of Friendswood – Master Trails Plan

outreach activities and recommend the appropriate number and types of meetings to successfully carry out a thorough public participation program throughout the duration of the study.

H-GAC Communications will:

- Write and implement the H-GAC marketing strategy for external communications and outreach, including time review guidance.
- Develop and post notices for Public Meetings such as: legal notices, newspaper ads, social media posts, fliers (digital and print) and community calendars.
- Invite public meeting attendees via direct notice such as H-GAC Board members or other H-GAC partners, elected officials, and other area representatives within the assigned study area.
- Update project specific website (i.e., Bang the Table, EngagementHQ) throughout the duration of the study effort, in partnership with H-GAC Transportation.
- Manage media inquiries and relations.
- Develop complimentary marketing and promotional material such as fliers, handouts, social media graphics, and email invitation templates
- Proof and edit all external facing messaging.
- Provide support to the project team in hosting a successful public meeting, where needed.
- Ensure external facing material meets language and accessibility requirements.
- Provide photos, graphics, and other elements to assist and guide the structure and layout of final report/deliverables.
- Provide support for translation services, when needed.

H-GAC Transportation will:

- Act as primary facilitator between H-GAC Communication team and the Contractor.
- Assist with Steering and Stakeholder Committees coordination in partnership with the local sponsor and Contractor.
- Assist H-GAC Communications with minor project website updates.

City of Friendswood – Master Trails Plan

- Assist with steering, stakeholder, and public meetings.
- Duplicate all documents for each meeting, as required.

Contractor will:

- Draft the Public Involvement Plan (PIP) in alignment with H-GAC's Public Participation Plan (PPP), incorporating H-GAC marketing strategy where appropriate.
- Work with H-GAC and the project sponsor to identify the steering and stakeholder committee members.
- Assist H-GAC and local sponsor to secure facilities for all meetings.
- Recommend number and type of meetings needed to successfully develop a Master Trails study. Minimum three (3) Steering Committee meetings and three (3) Public meetings.
- Provide a team with effective communication skills that can coordinate needed meetings, including email, phone, and flyer distribution.
- Provide a team member with effective communication and presentation skills to engage a wide variety of audiences and facilitate meetings.
- Prepare meeting agendas, presentations, meeting materials, sign-in sheets, displays, handouts, comment cards, surveys, and meeting summaries.
- Develop content for project website, using the H-GAC approved website platform (currently Bang the Table and/or EngagementHQ).
- Provide appropriate staffing for translation services in partnership with H-GAC Communications where services may not be readily accessible (i.e., American Sign language, etc.).
- Provide meeting materials to H-GAC at an established interval prior to all public meetings. H-GAC will review and approve all materials two (2) weeks prior to meetings. H-GAC will print handout materials for all meetings.
- Create report design and look that best reflect the community, in partnership with H-GAC Communications photos, graphics, etc.
- Complete TxDOT meeting exhibits forms updated monthly, as needed.

City of Friendswood – Master Trails Plan

All public notices and materials, including but not limited to publications, flyers, reports, presentations, memos, meeting boards, surveys, emails, etc. will be reviewed and approved in advance a minimum of two (2) weeks by H-GAC and sponsoring agency staff before public dissemination.

Task 2 - Deliverables

Contractor will provide:

- Public Involvement Plan (PIP) in PDF format
- Communications Coordination for meetings, including email, phone, and flyer distribution.
- Leadership and assistance in executing marketing outreach activities
- Project website content
- As needed staffing for translation services in partnership with H-GAC Communications
- Meeting materials for approval two (2) weeks prior to meetings
- Collaborative report design
- Update TxDOT meeting exhibits forms monthly

Task 3 - Opportunity Analysis

Contractor will develop methodology for an opportunity analysis for H-GAC and project sponsor approval, then conduct the opportunity analysis based on the result of the project's preceding efforts. The opportunity analysis must include both physical and non-physical potential improvements that could address the issues identified. The identified opportunities must improve overall bike and pedestrian safety as well as level of service; enhance multi-modal connectivity, leverage economic development, enhance use, and improve air quality and promote community health. The opportunity analysis must include:

Physical Improvement Opportunities

- Node improvements (e.g., intersection improvement, parklet improvement).
- Linear/corridor improvements (e.g., added bike lanes, shared-use paths, sidewalks)
- Other infrastructural improvements including bridges, drainage, traffic signals (including but not limited to priority, timing, Intelligent Transportation System (ITS), sequencing, unique

City of Friendswood – Master Trails Plan

interactive ped heads, etc.) signage, wayfinding, bikeshare, complete streets, traffic calming, operations management, visibility improvement (e.g., LED lighting, glow stones, pedestrian scale lighting, Rapid Reflective Flashing Beacons (RRFB), High-Intensity Activated Crosswalks (HAWK), etc.

- Amenities to improve comfort and enhance use such as parking, benches, shading, air circulation, ancillary services, etc.
- Identify eco-friendly and sustainable improvements such as bioswale, permeable surface, etc., based on the project area's condition (reference H-GAC's Strategic Planning page).

Non-physical Opportunities

- Funding opportunities.
- Partnership opportunities.
- Economic development opportunities.
- Policy opportunities and others.

The opportunity analysis will especially consider the project area's context and needs, regional connections with adjacent communities, opportunities to convert short vehicle trips to bicycle and walking trips, enhancements for existing pedestrian/bicycle trips (e.g. primary mode of transport), a design that improves level of comfort, public safety and sense of security, and equity analysis using H-GAC's Regional Equity Tool to identify Active Transportation needs within possible disadvantaged communities. Additionally, the analysis must consider potential non-infrastructure and infrastructure projects to promote pedestrian and bicycle safety near schools in anticipation of a possible Safe Routes to Schools (SRTS) funding opportunity in the future.

Task 3 - Deliverables

- An opportunity analysis report in PDF and Word.
- Overall conceptual design of study area in PDF and editable format.
- Maps of opportunities in PDF or PNG and the original GIS files.
- Visualization of physical improvement (e.g., intersect illustration, perspective rendering, before and after improvements rendering) in PDF or PNG files.

City of Friendswood – Master Trails Plan

- Original data.

Task 4 - Recommendations and Implementations

The Contractor will conduct at least three (3) workshops/meetings with the Steering Committee and hold at least three (3) public meetings to prioritize and phase the opportunities identified. The Steering Committee will generate an implementation timeline for each opportunity identified in the workshop. The implementation timeline will include at a minimum an immediate/short range, medium range, and long-range scale. The workshop will incorporate public input and develop a matrix to prioritize the opportunities. To complete this task, the Contractor will prepare each recommendation with elements including:

- Project descriptions.
- Implementation year or phase.
- Cross sections and aerials demonstrating the overall conceptual design.
- Before-and-after improvement perspective rendering for selected locations.
- Funding opportunities.
- Potential partnership opportunities.
- Planning level (e.g. order of magnitude) cost estimate.
- Quantified benefit of improvement, if applicable.
- Estimated service life of improvements, if applicable.
- Estimate maintenance cost of physical improvement or operating cost, if applicable.
- Identify the agency responsible for maintenance of new facility.
- Evaluate potential public health impacts and other behavior data related to active transportation.

The recommendations must quantify the benefits of the recommended projects. Criteria must include bike and pedestrian centric measurement such as estimated pedestrian and bike usage increase, pedestrian and bike crash reduction, pedestrian, and bike delay reduction, anticipated VMT (Vehicle Miles Traveled) reduction, emissions reductions (PM2.5, PM10, Ozone, etc.), other monetized cost savings, etc. Additional socio-economic benefits must also be considered, and identified, and monetized where possible, such as equity benefits, health benefits, and economic benefits. Recommendations from the study must be consistent and coordinated with the core planning documents identified throughout the study. This task must also develop an implementation

City of Friendswood – Master Trails Plan

and monitoring matrix and/or tools for H-GAC and Local Sponsor (City of Friendswood) to document the project implementation progress in the future.

Task 4 - Deliverables

- Recommendations and Implementation report in PDF and Word.
- Presentation of recommendations in PDF and PowerPoint for Steering Committee meetings and public outreach.
- Written, graphical, and digital collateral for committees and public outreach events (e.g. hand outs, fact sheets, printed boards, etc.)
- Cross sections, conceptual design, perspective renderings, and graphics data from the recommendations in PDF and original editable format.
- GIS data (including shapefiles and or feature class files as appropriate) perspective renderings, and graphics data from the recommendations.
- Original files, including but not limited to InDesign Files if generated through Adobe InDesign (if applicable) .indp, .idap, .indd, .indl, etc.

ATTACHMENT A

City of Friendswood Master Trail Plan Tasks and Responsibilities

H-GAC will lead the project and contract with a consultant team to complete the planning study. The local sponsor (City of Friendswood) will be providing information needed for the project and assist with the public involvement process. The local sponsor will also work to adopt the recommendations and plan once it's completed. A breakdown of responsibilities for each task is listed below as a guide but not to be limited to the list as needed. It is expressly understood and agreed that the City of Friendswood was awarded \$250,000 by H-GAC Transportation Policy Council (TPC) in the adopted 2022-2023 Unified Planning Work Program (UPWP) to complete the Master Trail Plan to meet their maximum obligations hereunder and that the city shall reserve such funds to fulfill their obligation under this Agreement. It is expressly understood and agreed the City of Friendswood has provided a local contribution of \$0 to meet their financial obligations and that the entity shall reserve such funds to fulfill their obligation under this Agreement. The City of Friendswood shall not be obligated to incur additional expense or reserve additional funding beyond the amount identified in the Interlocal Agreement (ILA).

The City of Friendswood shall not be obligated to incur additional expense or reserve additional funding beyond the amount identified in Scope of Work - Attachment A or amendments mutually accepted and executed thereto. It is expressly understood and agreed that the city shall provide update of project status to H-GAC for the City of Friendswood Master Trail Plan.

	H-GAC	Consultant Team	City of Friendswood
Task 1 Existing Condition Assessment	Provide necessary resources and data needed to consultant team. Provide input on methodology and external data.	Conduct the existing condition analysis; Present the methods and findings to H-GAC planning staff, local sponsor, and/or Steering Committee	Provide data/information on known related projects, planning studies, proposed developments, etc. as needed.
Task 2 Public Involvement	<u>H-GAC Communications will:</u> Write and implement the H-GAC marketing strategy for external communications and outreach, including time review guidance. Develop and post notices for Public Meetings. Notices can include: Legal notices. Newspaper advertisements. Social media posts. Fliers (e.g., Digital and print). Community calendars. Invite public meeting attendees via direct notice such as H-GAC Board members or other H-GAC partners, elected officials, and other area representatives within the assigned study area. Update project specific website (i.e., Bang the Table, EngagementHQ) throughout the duration of the study effort, in partnership with H-GAC Transportation. Managing media inquiries and relations. Develop complimentary marketing and promotional material. This can include: Fliers. Handouts. Social media graphics. Email templates to send direct invites. Proof and edit all external facing messaging. Provide support to the project team in hosting a successful public meeting, where needed. Ensure external facing material meets language and accessibility requirements. Provide photos, graphics, and other elements to assist and guide the structure and layout of final report/deliverables. Provide support for translation services, when needed. <u>H-GAC Transportation will:</u> Act as primary facilitator between H-GAC Communication team and the consultant. Assist with Steering and Stakeholder Committees coordination in partnership with the local sponsor and Contractor. Assist H-GAC Communications with minor project website updates. Assist with steering, stakeholder, and public meetings. Duplicate all documents for each meeting, as required.	Draft the Public Involvement Plan (PIP) in alignment with H-GAC's Public Participation Plan (PPP), incorporating H-GAC marketing strategy where appropriate. Work with H-GAC and the project sponsor to identify the steering and stakeholder committee members. Assist H-GAC and local sponsor to secure facilities for all meetings. Recommended number and type of meetings needed to successfully develop a corridor study. Minimum three (3) Steering Committee meetings and three (3) Public meetings. Provide a team with effective communication skills that can coordinate needed meetings, including email, phone, and flyer distribution. Provide a team member with effective communication and presentation skills to engage a wide variety of audiences and facilitate meetings. Prepare meeting agendas, presentations, meeting materials, sign-in sheets, displays, handouts, comment cards, surveys, and meeting summaries. Develop content for project website, using the H-GAC approved website platform (currently Bang the Table and/or EngagementHQ). Provide appropriate staffing for translation services in partnership with H-GAC Communications where services may not be readily accessible (i.e., American Sign language, etc.). The Contractor will provide meeting materials to H-GAC at an established interval prior to all public meetings. H-GAC will review and approve all materials two (2) weeks prior to meetings. H-GAC will print handout materials for all meetings. Create report design and look that best reflect the community, in partnership with H-GAC Communications photos, graphics, etc. Complete TxDOT meeting exhibits forms updated monthly, as needed.	Provide list of potential Steering Committee members and Stakeholders. Assist with distributing public meeting information. Assist with identifying and securing meeting locations.
Task 3 Opportunity Analysis	Review and provide necessary resource and data needed	Consultant team shall develop methodology for an opportunity analysis for H-GAC and project sponsor approval, then conduct the opportunity analysis based on the result of the project's preceding efforts. The opportunity analysis should include both physical and non-physical potential improvements that could address the issues identified. The identified opportunities should improve the bike and pedestrian network and the overall conditions along Memorial Drive, enhance multi-modal connectivity, leverage economic development, enhance use, and improve air quality and promote community health.	Review the identified opportunities, provide feedback, suggest recommendations, edits, revisions as appropriate in coordination with H-GAC staff.
Task 4 Recommendations and Implementations	Review the identified recommendations and provide feedback. Monitor recommendation implementation for program reporting.	The Consultant team shall conduct at least three (3) workshops/meetings with the Steering Committee and hold at least three (3) public meetings to prioritize and phase the opportunities identified. The steering committee will generate an implementation timeline for each opportunity identified in the workshop. The implementation timeline will include at a minimum an immediate/short range, medium range, and long-range scale. The workshop shall incorporate public input and develop a matrix to prioritize the opportunities.	Review the identified recommendations and provide feedback. Determine appropriate adoption or final incorporation by the Local Sponsor jurisdiction. The Local Sponsor will implement the recommendations within the study area and provide an annual update on the ongoing implementation status.
Task 5 Project Management	Project management; Review consultant monthly billing; Complete monthly progress reports;	The consultant team will be given the H-GAC Project Management Plan (PMP) to identify work responsibilities. After receiving the PMP, the Consultant team shall prepare a comprehensive Project PMP with key project staff and responsibilities, refined schedule with coordinated project milestone dates and communication procedures within 30 days of contract execution. The consultant team will prepare monthly invoices and progress reports for the activities performed in the previous month by Consultant and Sub-Consultants (if applicable) and will submit those to H-GAC Project Manager by the 5th calendar day of each month. The consultant team will provide quality control and assurance on all activities and deliverables for the project.	Review monthly reports.
Final product	Work with Local Sponsor to determine how the final document will be approved/adopted. (i.e., City Council Presentation, Commissioners Court, or other). Present the final product to Transportation Advisory Committee (TAC) and Transportation Policy Council (TPC).	Submit the digital version of final product to H-GAC. Update H-GAC Project Recommendation Tracking Workbook and related GIS files.	Review and provide comments on the final draft document(s). Local Sponsor will approve/adopt final study product by City Council, Commissioners Court, or other.

Budget

Friendswood Master Trails Plan

Per the Intergovernmental Agreement, the City of Friendswood, is willing to contribute up to a maximum amount of **\$0** toward the completion of the Friendswood Master Trails Plan.

Certificate Of Completion

Envelope Id: 31C8BBAC7DB544E2B88DBD87328C3871

Status: Completed

Subject: Intergovernmental Agreement - Interlocal - City of Friendswood - Transportation - ID: 12558

Source Envelope:

Document Pages: 17

Signatures: 2

Certificate Pages: 2

Initials: 0

AutoNav: Enabled

Envelopeld Stamping: Enabled

Time Zone: (UTC-06:00) Central Time (US & Canada)

Envelope Originator:

Houston-Galveston Area Council

3555 Timmons Lane, Suite 120

Houston, TX 77027

contracts@h-gac.com

IP Address: 12.11.127.21

Record Tracking

Status: Original

5/28/2024 9:23:56 AM

Holder: Houston-Galveston Area Council

contracts@h-gac.com

Location: DocuSign

Signer Events

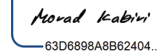
Morad Kabiri

mkabiri@friendswood.com

City Manager

Security Level: Email, Account Authentication
(None)**Signature**

DocuSigned by:


63D6898A8B62404...

Signature Adoption: Pre-selected Style

Using IP Address: 72.20.135.226

Timestamp

Sent: 5/28/2024 9:24:26 AM

Resent: 6/4/2024 2:02:07 PM

Resent: 6/24/2024 9:53:18 AM

Resent: 6/27/2024 9:34:01 AM

Resent: 7/2/2024 8:33:05 AM

Viewed: 7/2/2024 9:39:13 AM

Signed: 7/9/2024 8:16:47 AM

Electronic Record and Signature Disclosure:

Not Offered via DocuSign

Charles Wemple

charles.wemple@h-gac.com

Executive Director

Houston-Galveston Area Council

Security Level: Email, Account Authentication
(None)

DocuSigned by:


82EC270D5D61423...

Signature Adoption: Uploaded Signature Image

Using IP Address: 174.203.2.210

Signed using mobile

Sent: 7/9/2024 8:16:49 AM

Viewed: 7/11/2024 6:34:20 AM

Signed: 7/11/2024 6:34:30 AM

Electronic Record and Signature Disclosure:

Not Offered via DocuSign

In Person Signer Events**Signature****Timestamp****Editor Delivery Events****Status****Timestamp****Agent Delivery Events****Status****Timestamp****Intermediary Delivery Events****Status****Timestamp****Certified Delivery Events****Status****Timestamp****Carbon Copy Events****Status****Timestamp****Witness Events****Signature****Timestamp****Notary Events****Signature****Timestamp****Envelope Summary Events****Status****Timestamps**

Envelope Sent

Hashed/Encrypted

5/28/2024 9:24:26 AM

Envelope Updated

Security Checked

7/2/2024 8:33:04 AM

Envelope Updated

Security Checked

7/2/2024 8:33:04 AM

Envelope Summary Events	Status	Timestamps
Envelope Updated	Security Checked	7/2/2024 8:33:04 AM
Certified Delivered	Security Checked	7/11/2024 6:34:20 AM
Signing Complete	Security Checked	7/11/2024 6:34:30 AM
Completed	Security Checked	7/11/2024 6:34:30 AM
Payment Events	Status	Timestamps

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/01/2024

Prepared by: Karen Horner, City Attorney

Subject: Consider authorizing an Agreement for Financial Auditing Services with Whitley Penn, LLP.

Originating Department: City Attorney

Degree of importance:

SUMMARY / ORIGINATING CAUSE

Chapter 103 of the Texas Local Government Code and Section 8.07 of the City's Charter requires an annual audit of financial records and accounts of the City by an independent certified public accountant. Whitley Penn, LLP, has performed these services for the last 6 years.

This proposed agreement is for the continuation of such services for a three-year term, based upon the following fee schedule:

Base Services	2024	2025	2026
Financial Statement Audit (ACFR)	49,960	51,460	53,000
Preparation of City's ACFR	5,840	6,020,	6,200
Federal Single Audit - Base Fee	6,420	6,610	6,810
Federal Single Audit - Per Major Program	4,000	4,120	4,245
TIRZ #1	n/c	n/c	n/c
TIRZ #2	n/c	n/c	n/c
Total			

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Agreement for Financial Auditing Services
2. Exhibit A
3. Insurance Certificate
4. Form 1295
5. Government Verifications Form

AGREEMENT FOR FINANCIAL AUDITING SERVICES

STATE OF TEXAS §
 §
COUNTY OF GALVESTON §

WHEREAS, the City of Friendswood (the "City") desires Whitley Penn, LLP, a Texas limited liability partnership (the "Auditor") to perform the audit of the financial statements of the governmental activities, the business-type activities, each major fund, component units, and the aggregate remaining fund information, which collectively comprise the basic financial statements of the City and all related entities, for the fiscal years ending September 30, 2024, 2025, and 2026; and

WHEREAS, the Auditor desires to perform such services under the terms and conditions specified in this Financial Auditing Services the (this "Agreement");

NOW THEREFORE, for and in consideration of the foregoing premises and the mutual covenants and agreements herein contained, the City and the Auditor (collectively the "Parties" and each a "Party") hereto do hereby mutually agree as follows:

1. Auditor's Obligations

- a. The Auditor shall diligently perform all services specified in Exhibit "A," which is attached hereto and incorporated herein for all intents and purposes. These services shall be for the fiscal years ending September 30, 2024, 2025, and 2026, and are expressly subject to the contingency specified in Section 9. It is expressly understood and agreed that should there be a conflict between the terms contained in Exhibit "A" and those contained in this Agreement, the terms of this Agreement shall control.
- b. The Auditor's services shall include the application of the standards issued by the AICPA Auditing Standards Board (ASB), Statement on Auditing Standards (SAS).
- c. The Auditor and the City understand and agree that this Agreement includes an option to renew for an additional three years after the expiration of this Agreement on terms and conditions acceptable to the Parties at the time of the renewal.

2. Fees

The Auditor hereby commits to performing the financial auditing services required herein by the City's Director of Finance at a fee not to exceed the amount stated below for each audit, based upon the actual time spent at the Auditor's standard hourly rate specified, plus travel and other out-of-pocket costs:

Base Services	2024	2025	2026
Financial Statement Audit (ACFR)	\$ 49,960	\$ 51,460	\$53,000
Preparation of City's ACFR	5,840	6,020	6,200
Federal Single Audit - Base Fee	6,420	6,610	6,810
Federal Single Audit - Per Major Program	4,000	4,120	4,245
TIRZ #1	0	0	0
TIRZ #2	0	0	0
Total	\$66,220	\$68,210	\$70,255

The Auditor will invoice the City no more than once a month for services rendered. Generally, 40 percent will be billed and payable upon completion of interim audit procedures (normally one to four months before year end) and 60 percent after a draft of the financial statements is issued. Accordingly, the fee will be split 40/60 between budget years.

3. **INDEMNITY**

THE AUDITOR AGREES TO AND SHALL INDEMNIFY, HOLD HARMLESS AND DEFEND THE CITY, ITS OFFICERS, AGENTS AND EMPLOYEES FROM AND AGAINST ANY AND ALL CLAIMS, LOSSES, DAMAGES, CAUSES OF ACTION, SUITS, AND LIABILITY OF EVERY KIND, INCLUDING ALL EXPENSES OF LITIGATION, COURT COSTS, AND ATTORNEYS' FEES, FOR DAMAGE TO ANY PROPERTY, LOSS OF REVENUE, OR ANY OTHER INJURIES OR DAMAGES ARISING OUT OF OR IN CONNECTION WITH THE SERVICES PERFORMED BY THE AUDITOR PURSUANT TO THIS AGREEMENT, THE CONDUCT OR MANAGEMENT OF THE AUDITOR'S ACTIVITIES, OR FROM ANY ACT OR OMISSION BY THE AUDITOR, ITS AGENTS, EMPLOYEES, OR SUBCONSULTANTS, WHERE SUCH DAMAGES, LOSSES OR INJURIES ARE CAUSED BY THE SOLE NEGLIGENCE OF THE AUDITOR. IT IS THE EXPRESS INTENTION OF THE PARTIES HERETO, BOTH THE AUDITOR AND THE CITY, THAT THE INDEMNITY PROVIDED FOR IN THIS PARAGRAPH IS INDEMNITY BY THE AUDITOR TO INDEMNIFY AND PROTECT THE CITY FROM THE CONSEQUENCES OF THE AUDITOR'S SOLE NEGLIGENCE. FURTHERMORE, THE INDEMNITY PROVIDED FOR IN THIS PARAGRAPH SHALL HAVE NO APPLICATION TO THE CITY FOR ANY CLAIM, LOSS, DAMAGE, CAUSE OF ACTION, SUIT AND LIABILITY WHERE THE INJURY, LOSS OR DAMAGE RESULTS FROM THE SOLE OR CONCURRENT NEGLIGENCE OF THE CITY, UNMIXED WITH THE FAULT OF ANY OTHER PERSON OR ENTITY.

In the event that any action or proceeding is brought against the City by reason of any matter from which the City is indemnified herein, the Auditor further agrees and covenants to defend the action or proceeding by legal counsel acceptable to the City. This section shall survive the expiration or termination of this Agreement.

4. **Payment**

The Auditor shall invoice the City each month as work progresses. The City shall pay the Auditor only for services actually performed and accepted. Such payment shall be within thirty (30) days after the City's receipt of an invoice for such services or upon receipt and acceptance of the services, whichever is later. Any payment terms provided for in Exhibit "A" are superseded by this section, regardless of any conflict.

5. Release

By this Agreement, the City does not consent to litigation or suit, and the City hereby expressly revokes any consent to litigation that it may have granted by the terms of this Agreement or any other contract or agreement, any charter, or applicable state law. Nothing herein shall be construed so as to limit or waive the City's sovereign immunity. The Auditor assumes full responsibility for its work performed hereunder and hereby releases, relinquishes and discharges the City, its officers, agents, and employees from all claims, demands, and causes of action of every kind and character, including the cost of defense thereof, for any injury to or death of any person (whether they be either of the Parties hereto, their employees, or other third parties) and any loss of or damage to property (whether the property be that of either of the Parties hereto, their employees, or other third parties) that is caused by or alleged to be caused by, arising out of, or in connection with the Auditor's work to be performed hereunder. This release shall apply with respect to the Auditor's work regardless of whether said claims, demands, and causes of action are covered in whole or in part by insurance.

6. Insurance

- a. Throughout the term of this Agreement, the Auditor, at its own expense, shall purchase, maintain and keep in force and effect insurance against claims for injuries to or death of persons or damages to property which may arise out of or result from the Auditor's services, whether such services be by the Auditor, its agents, representatives, volunteers, employees or subconsultants or by anyone directly or indirectly employed by any of them, or by anyone for whose acts any of them may be liable.
- b. The Auditor's insurance coverage shall be primary insurance with respect to the City, its officers, agents and employees. Any insurance or self-insurance maintained by the City, its officials, agents and employees shall be considered in excess of the Auditor's insurance and shall not contribute to it. All coverage for subconsultants shall be subject to all of the requirements stated herein.
- c. The following insurance shall be required under this Agreement and shall meet or exceed the minimum requirements set forth herein:
 1. Commercial General Liability
 - General Aggregate: \$2,000,000
 - Per Occurrence: \$1,000,000
 - Coverage shall be broad form.
 - Waiver of subrogation required.
 - No coverage shall be deleted from standard policy without notification of individual exclusions being attached for review and acceptance.
 2. Business Automobile Policy
 - This coverage shall be required only if the Auditor provides vehicles for its employees.
 - Combined Single Limits: \$1,000,000
 - Coverage for "Any Auto"
 - Waiver of subrogation required.
 3. Errors and Omissions
 - Limit \$1,000,000

- Claims-made form is acceptable. Coverage will be in force for two years after services are completed and accepted by the City.
 - 4. Workers' Compensation
 - Statutory Limits
 - Employer's Liability \$500,000
 - Waiver of Subrogation required.
- d. Prior to any services being performed, the Auditor shall file with the City valid Certificates of Insurance and endorsements acceptable to the City. Such Certificates shall contain a provision that coverage afforded under the policies will not be canceled, suspended, voided, or reduced until at least thirty (30) days' prior written notice has been given to the City via certified mail, return receipt requested. The Auditor shall also file with the City valid Certificates of Insurance covering all subconsultants.
- e. The following are general requirements applicable to all policies:
 - AM Best Rating of A; VII or better.
 - Insurance carriers licensed and admitted to do business in the State of Texas will be accepted.
 - Upon request of and without cost to the City of Friendswood, certified copies of all insurance policies and/or certificates of insurance shall be furnished to City of Friendswood's representative. Certificates of insurance showing evidence of insurance coverage shall be provided to City of Friendswood's representative prior to any work being performed.
 - Liability policies must be on occurrence form.
 - Each insurance policy shall be endorsed to state that coverage shall not be suspended, voided, canceled or reduced in coverage or in limits except after thirty (30) days' prior written notice by certified mail, return receipt requested, has been given to the City.
 - The City, its officers, agents and employees are to be added as Additional Insureds to all liability policies.
 - Upon request and without cost to the City, certified copies of all insurance policies and/or certificates of insurance shall be furnished to the City.
 - Upon request of and without cost to City of Friendswood, loss runs (claims listing) of any and/or all insurance coverage shall be furnished to City of Friendswood's representative.
- 7. No Assignment
The Auditor shall not sell, assign, or transfer any of its rights or obligations under this Agreement, in whole or in part, without prior written consent of the City.
- 8. Termination
The City, besides all other rights or remedies it may have, shall have the right to terminate this Agreement with or without cause upon ten (10) days' written notice from the City Manager to the Auditor of the City's election to do so. Furthermore, the City may immediately terminate this Agreement if the Auditor breaches the terms hereof. A breach of this Agreement shall include, but not be limited to, the following:
 1. failing to pay insurance premiums, claims or other charges;

2. failing to pay any payments due the City, State or Federal Government from the Auditor or its principals, including, but not limited to, any taxes, fees, assessments, liens, or any payments identified in this Agreement;
3. the institution of voluntary or involuntary bankruptcy proceeding against the Auditor;
4. the dissolution of the Auditor;
5. the violation of any provision of this Agreement; and/or
6. the abandonment of the Agreement or any portion thereof and discontinuance of the Auditor's services or any portion thereof, as determined by the City Manager.

Upon delivery of any notice of termination required herein, the Auditor shall discontinue all services in connection with the performance of the Agreement. Within ten (10) days after receipt of the notice of termination, the Auditor shall submit a final statement showing in detail the services satisfactorily performed and accepted and all other appropriate documentation required herein for payment of services.

9. Contingency

It is expressly understood and agreed by both the Auditor and the City that this Agreement for fiscal years 2025 and 2026 are contingent upon funds being appropriated by the City Council of the City of Friendswood for financial auditing services. Should funds not be appropriated, this Agreement shall become null and void and both Parties shall be relieved of any and all obligations hereunder without liability to the other Party or to any other person or entity, with the exception of the liabilities assumed by the Auditor pursuant to Sections 3 and 5 hereof.

10. Notice

- a. Unless otherwise provided in this Agreement, any notice provided for or permitted to be given must be in writing and delivered in person or by depositing same in the United States mail, postpaid and registered or certified, and addressed to the Party to be notified, with return receipt requested, or by delivering the same to an officer of such Party. Notice deposited in the mail as described above shall be conclusively deemed to be effective, unless otherwise stated in this Agreement, from and after the expiration of three (3) days after it is so deposited.
- b. For the purpose of notice, the addresses of the Parties shall be as follows unless properly changed as provided for hereinbelow:

CITY OF FRIENDSWOOD

Attn: City Manager
910 S. Friendswood Drive
Friendswood, Texas 77546

WHITLEY PENN, LLP

Attn: Lupe Garcia, CPA
3737 Buffalo Speedway, Suite 1600
Houston, Texas 77098

- c. Each Party shall have the right from time to time at any time to change its respective address and each shall have the right to specify a new address, provided that at least fifteen (15) days' written notice is given of such new address to the other Party.
11. Non-waiver
Failure of either Party hereto to insist on the strict performance of any of the agreements herein or to exercise any rights or remedies accruing thereunder upon default or failure of performance shall not be considered a waiver of the right to insist on and to enforce by an appropriate remedy, strict compliance with any other obligation hereunder to exercise any right or remedy occurring as a result of any future default or failure of performance.
12. Choice of Law and Venue
This Agreement shall in all respects be interpreted and construed in accordance with and governed by the laws of the State of Texas, regardless of the place of its execution or performance. The place of making and the place of performance for all purposes shall be Friendswood, Galveston County, Texas.
13. Severability
All Parties agree that should any provision of this Agreement be determined to be invalid or unenforceable, such determination shall not affect any other term of this Agreement, which shall continue in full force and effect.
14. No Third-Party Beneficiaries
This Agreement shall not bestow any rights upon any third party, but rather, shall bind and benefit the Auditor and the City only.
15. Entire Agreement
This Agreement contains all the agreements of the Parties relating to the subject matter hereof and is the full and final expression of the agreement between the Parties.
16. Ambiguity
In the event of any ambiguity in any of the terms of this Agreement, it shall not be construed for or against any Party hereto on the basis that such Party did or did not author the same.
17. Authority
The officers executing this Agreement on behalf of the Parties hereby represent that such officers have full authority to execute this Agreement and to bind the Party he represents.

IN WITNESS WHEREOF, the Parties hereto have executed this Agreement in multiple copies, each of which shall be deemed to be an original, but all of which shall constitute but one and the same agreement, this ____ day of _____, 2024.

CITY OF FRIENDSWOOD, TEXAS

MORAD KABIRI, City Manager

ATTEST:

LETICIA BRYSCH, City Secretary

Andrés R. Sanz
LUPE GARCIA, Public Sector Audit Partner

SUBSCRIBED AND SWORN TO before me this 11 day of July, 2024.

A circular notary seal for Lucia Lazo, a Notary Public in the State of Texas. The seal features a five-pointed star in the center. The text around the star reads "LUCIA LAZO - ID 128606533" at the top, "NOTARY PUBLIC" on the left, "STATE OF TEXAS" on the right, and "EXP. 07/09/2028" at the bottom.

Exhibit "A"



Houston Office
3737 Buffalo Speedway
Suite 1600
Houston, Texas 77098
713.621.1515 Main

whitleypenn.com

July 11, 2024

To the Honorable Mayor, Members of
City Council and City Manager
910 South Friendswood Drive
Friendswood, Texas 77546

You have requested that we audit the financial statements of the governmental activities, the business-type activities, the discretely presented component units, each major fund, and the aggregate remaining fund information of City of Friendswood, Texas (the "City"), as of September 30, 2024 and for the year then ending, and the related notes to the financial statements, which collectively comprise the City's basic financial statements.

In addition, we will audit the City's compliance over major federal award programs for the year ending September 30, 2024. We are pleased to confirm our acceptance and our understanding of this audit engagement by means of this letter. Our audits will be conducted with the objectives of our expressing an opinion on each opinion unit and an opinion on compliance regarding the City's major federal award programs. The objectives of our audit of the financial statements are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with auditing standards generally accepted in the United States of America (GAAS) and in accordance with *Government Auditing Standards* will always detect a material misstatement when it exists. Misstatements, including omissions, can arise from fraud or error and are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment made by a reasonable user based on the financial statements.

The objectives of our compliance audit are to obtain sufficient appropriate audit evidence to form an opinion and report at the level specified in the governmental audit requirement about whether the City complied in all material respects with the applicable compliance requirements and identify audit and reporting requirements specified in the governmental audit requirement that are supplementary to GAAS and *Government Auditing Standards*, if any, and perform procedures to address those requirements.

Accounting principles generally accepted in the United States of America require that certain information be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by *Governmental Accounting Standards Board*, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the required supplementary information (RSI) in accordance with auditing standards generally accepted in the United States of America. These limited procedures will consist primarily of inquiries of management regarding their methods of measurement and presentation, and comparing the information for consistency with management's responses to our inquiries. We will not express an opinion or provide any form of assurance on the RSI. The following RSI is required by accounting principles generally accepted in the United States of America. This RSI will be subjected to certain limited procedures but will not be audited:

- 1) Management's Discussion and Analysis,
- 2) Budgetary Comparison Information - General Fund,
- 3) Schedule of Changes in the Net Liability and Related Ratios (Pension and Other Post-Employment Benefits (OPEB)), and
- 4) Schedule of Contributions (Pension and OPEB).

Supplementary information other than RSI will accompany the City's basic financial statements. We will subject the following supplementary information to the auditing procedures applied in our audit of the basic financial statements and certain additional procedures, including comparing and reconciling the supplementary information to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and additional procedures in accordance with auditing standards generally accepted in the United States of America.

We intend to provide an opinion on the following supplementary information in relation to the financial statements as a whole:

- 1) Combining and Individual Nonmajor Fund Financial Statements and Schedules and
- 2) Schedule of Expenditures of Federal Awards.

Also, the document we submit to you will include the following other additional information that will not be subjected to the auditing procedures applied in our audit of the financial statements:

- 1) Introductory Section and
- 2) Statistical Section.

Data Collection Form

Prior to the completion of our engagement, we will complete the sections of the Data Collection Form that are our responsibility. The form will summarize our audit findings, amounts and conclusions. It is management's responsibility to submit a reporting package including financial statements, schedule of expenditure of federal awards, summary schedule of prior audit findings and corrective action plan along with the Data Collection Form to the federal audit clearinghouse. The financial reporting package must be text searchable, unencrypted, and unlocked. Otherwise, the reporting package will not be accepted by the federal audit clearinghouse. We will assist you in the electronic submission and certification. You may request from us copies of our report for you to include with the reporting package submitted to pass-through entities.

The Data Collection Form is required to be submitted within the earlier of 30 days after receipt of our auditors' reports or nine months after the end of the audit period, unless specifically waived by a federal cognizant or oversight agency for audits. Data Collection Forms submitted untimely are one of the factors in assessing programs at a higher risk.

Audit of the Financial Statements

We will conduct our audit in accordance with auditing standards generally accepted in the United States of America (U.S. GAAS), the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States of America; the audit requirements of Title 2 U.S. Code of Federal Regulations (CFR) Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance). As part of an audit of financial statements in accordance with GAAS and *in accordance with Government Auditing Standards*, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. However, we will communicate to you in writing concerning any significant deficiencies or material

weaknesses in internal control relevant to the audit of the financial statements that we have identified during the audit.

- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.
- Conclude, based on the audit evidence obtained, whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the City's ability to continue as a going concern for a reasonable period of time.

Because of the inherent limitations of an audit, together with the inherent limitations of internal control, an unavoidable risk that some material misstatements or noncompliance may not be detected exists, even though the audit is properly planned and performed in accordance with GAAS and *Government Auditing Standards* of the Comptroller General of the United States of America. Please note that the determination of abuse is subjective and *Government Auditing Standards* does not require auditors to detect abuse.

Our responsibility as auditors is limited to the period covered by our audit and does not extend to any other periods.

We will issue a written report upon completion of our audit of the City's basic financial statements. Circumstances may arise in which our report may differ from its expected form and content based on the results of our audit. Depending on the nature of these circumstances, it may be necessary for us to modify our opinions, add an emphasis-of-matter or other-matter paragraph(s) to our auditor's report, or if necessary, withdraw from the engagement. If our opinions on the basic financial statements are other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed opinions, we may decline to express opinions or to issue a report as a result of this engagement.

In accordance with the requirements of *Government Auditing Standards*, we will also issue a written report describing the scope of our testing over internal control over financial reporting and over compliance with laws, regulations, and provisions of grants and contracts, including the results of that testing. However, providing an opinion on internal control and compliance over financial reporting will not be an objective of the audit and, therefore, no such opinion will be expressed.

Audit of Major Program Compliance

Our audit of the City's major federal award program(s) compliance will be conducted in accordance with the requirements of the Single Audit Act, as amended; and the Uniform Guidance, and will include tests of accounting records, a determination of major programs in accordance with the Uniform Guidance and other procedures we consider necessary to enable us to express such an opinion on major federal award program compliance and to render the required reports. We cannot provide assurance that an unmodified opinion on compliance will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion or withdraw from the engagement.

The Uniform Guidance requires that we also plan and perform the audit to obtain reasonable assurance about whether material noncompliance with applicable laws and regulations, the provisions of contracts and grant agreements applicable to major federal award programs, and the applicable compliance requirements occurred, whether due to fraud or error, and express an opinion on the City's compliance based on the audit. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS, *Government Auditing Standards*, and the Uniform Guidance will always detect material noncompliance when it exists. The risk of not detecting material noncompliance resulting from fraud is higher than for that resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Noncompliance with the compliance requirements is considered material if there is a substantial likelihood that, individually or in the aggregate, it would influence

the judgment made by a reasonable user of the report on compliance about the City's compliance with the requirements of the federal programs as a whole.

As part of a compliance audit in accordance with GAAS and in accordance with *Government Auditing Standards*, we exercise professional judgment and maintain professional skepticism throughout the audit. We also identify and assess the risks of material noncompliance, whether due to fraud or error, and design and perform audit procedures responsive to those risks.

Our procedures will consist of determining major federal programs and, performing the applicable procedures described in the U.S. Office of Management and Budget *OMB Compliance Supplement* for the types of compliance requirements that could have a direct and material effect on each of the City's major programs, and performing such other procedures as we considers necessary in the circumstances. The purpose of those procedures will be to express an opinion on the City's compliance with requirements applicable to each of its major programs in our report on compliance issued pursuant to the Uniform Guidance.

Also, as required by the Uniform Guidance, we will obtain an understanding of the City's internal control over compliance relevant to the audit in order to design and perform tests of controls to evaluate the effectiveness of the design and operation of controls that we consider relevant to preventing or detecting material noncompliance with compliance requirements applicable to each of the City's major federal award programs. Our tests will be less in scope than would be necessary to render an opinion on these controls and, accordingly, no opinion will be expressed in our report. However, we will communicate to you, regarding, among other matters, the planned scope and timing of the audit and any significant deficiencies and material weaknesses in internal control over compliance that we have identified during the audit.

We will issue a report on compliance that will include an opinion or disclaimer of opinion regarding the City's major federal programs, and a report on internal controls over compliance that will report any significant deficiencies and material weaknesses identified; however, such report will not express an opinion on internal control.

Management's Responsibilities

Our audit will be conducted on the basis that management and, when appropriate, those charged with governance acknowledge and understand that they have responsibility:

1. For the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America;
2. For the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error;
3. For identifying, in its accounts, all federal awards received and expended during the period and the federal programs under which they were received;
4. For maintaining records that adequately identify the source and application of funds for federally funded activities;
5. For preparing the schedule of expenditures of federal awards (including notes and noncash assistance received) in accordance with the Uniform Guidance;
6. For the design, implementation, and maintenance of internal control over federal awards that provides reasonable assurance that the City is managing federal awards in compliance with federal statutes, regulations, and the terms and conditions of the federal awards;
7. For identifying and ensuring that the City complies with federal laws, statutes, regulations, rules, provisions of contracts or grant agreements, and the terms and conditions of federal award programs, and implementing systems designed to achieve compliance with applicable federal statutes, regulations, and the terms and conditions of federal award programs;
8. For disclosing accurately, currently, and completely the financial results of each federal award in accordance with the requirements of the award
9. For identifying and providing report copies of previous audits, attestation engagements, or other studies that directly relate to the objectives of the audit, including whether related recommendations have been implemented;

10. For taking prompt action when instances of noncompliance are identified;
11. For addressing the findings and recommendations of auditors, for establishing and maintaining a process to track the status of such findings and recommendations and taking corrective action on reported audit findings from prior periods and preparing a summary schedule of prior audit findings;
12. For following up and taking corrective action on current year audit findings and preparing a corrective action plan for such findings;
13. For submitting the reporting package and data collection form to the appropriate parties;
14. For making the auditor aware of any significant contractor relationships where the contractor is responsible for program compliance;
15. To provide us with:
 - a. Access to all information of which management is aware that is relevant to the preparation and fair presentation of the financial statements, and relevant to federal award programs, such as records, documentation, and other matters;
 - b. Additional information that we may request from management for the purpose of the audit;
 - c. Unrestricted access to persons within the City from whom we determine it necessary to obtain audit evidence;
 - d. A written acknowledgement of all the documents that management expects to issue that will be included in the annual report and the planned timing and method of issuance of that annual report; and
 - e. A final version of the annual report (including all the documents that, together, comprise the annual report) in a timely manner prior to the date of the auditor's report.
16. For adjusting the financial statements to correct material misstatements and confirming to us in the management representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the current year period(s) under audit are immaterial, both individually and in the aggregate, to the financial statements as a whole;
17. For acceptance of nonattest services, including identifying the proper party to oversee nonattest work;
18. For maintaining adequate records, selecting and applying accounting principles, and safeguarding assets;
19. For informing us of any known or suspected fraud affecting the City involving management, employees with significant role in internal control and others where fraud could have a material effect on compliance;
20. For the accuracy and completeness of all information provided;
21. For taking reasonable measures to safeguard protected personally identifiable and other sensitive information; and
22. For confirming your understanding of your responsibilities as defined in this letter to us in your management representation letter.

With regard to the supplementary information (including the schedule of expenditures of federal awards) referred to above, you acknowledge and understand your responsibility (a) for the preparation of the supplementary information in accordance with the applicable criteria such as the Uniform Guidance, (b) to provide us with the appropriate written representations regarding supplementary information, (c) to include our report on the supplementary information in any document that contains the supplementary information and that indicates that we have reported on such supplementary information, and (d) to present the supplementary information with the audited financial statements, or if the supplementary information will not be presented with the audited financial statements, to make the audited financial statements readily available to the intended users of the supplementary information no later than the date of issuance by you of the supplementary information and our report thereon.

As part of our audit process, we will request from management and, when appropriate, those charged with governance, written confirmation concerning representations made to us in connection with the audit.

We understand that your employees will prepare all confirmations we request and will locate any documents or invoices selected by us for testing.

To the Honorable Mayor, Members of
City Council and City Manager
City of Friendswood, Texas
July 11, 2024
Page 6 of 12

If you intend to publish or otherwise reproduce the financial statements and make reference to our firm, you agree to provide us with printers’ proofs or masters for our review and approval before printing. You also agree to provide us with a copy of the final reproduced material for our approval before it is distributed.

Nonattest Services

Nonattest services will include assistance with the preparation of financial statements, including government-wide journal entries and note disclosures, assistance with the preparation of the schedule of expenditures of federal award (SEFA) and related notes, and assistance with the preparation of the data collection form and its submission to the Federal Audit Clearinghouse. We will not assume management responsibilities on behalf of the City. However, we will provide advice and recommendations to assist management of the City in performing its responsibilities.

The City’s management is responsible for (a) making all management decisions and performing all management functions; (b) assigning a competent individual to oversee the services; (c) evaluating the adequacy of the services performed; (d) evaluating and accepting responsibility for the results of the services performed; and (e) establishing and maintaining internal controls, including monitoring ongoing activities.

Our responsibilities and limitations of the nonattest services are described below:

The nonattest services are limited to the services we described above. Our firm, in its sole professional judgment, reserves the right to refuse to do any procedure or take any action that could be construed as making management decisions or assuming management responsibilities, including determining account coding and approving journal entries. Our firm will advise the City regarding these nonattest services, but the City must make all decisions with regard to those matters.

Fees and Timing

The timing of our audit will be scheduled for performance and completion as follows:

Document internal control and preliminary tests	August 2024
Mail conformations and questionnaires	October 2024
Perform year-end audit procedures	January 2025
Issue audit reports	March 2025

We anticipate meeting these deadlines barring any delays.

Guadalupe R. Garcia, CPA is the engagement partner for the audit services specified in this letter. His responsibilities include supervising Whitley Penn, LLP’s services performed as part of this engagement and signing or authorizing another qualified firm representative to sign the audit report.

Our fee for the audit services will be based on the amount of time required and the difficulty of the work involved which we estimate to be:

Financial Statement Audit	\$49,960
ACFR Preparation	5,840
Single Audit - One Major Program	6,420
Total	<u>\$62,220</u>

Each additional major program will be \$4,000. The fee estimate for the audit is based on anticipated cooperation from the City’s personnel and the assumption that unexpected circumstances will not be encountered during the audit. If significant

additional time is necessary, we will keep you informed of any problems we encounter and our fees will be adjusted accordingly.

Our invoices for these fees will be rendered each month as work progresses and are payable on presentation and payment is due in Tarrant County. You agree to pay reasonable attorney fees and collection costs incurred relating to collection of fees for services performed under the terms of this engagement. In accordance with Whitley Penn, LLP policy, work may be suspended if your account becomes 30 days or more past due and will not resume until your account is paid in full. In addition, invoices not paid in full by the last day of the month will be assessed interest at a rate of one percent per month. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been complete even if we have not issued our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket expenditures through the date of termination. Our final auditors' report will be released upon final payment of any outstanding invoices.

You may request that we perform additional services not addressed in this engagement letter. If this occurs, we will communicate with you concerning the scope of the additional services and the estimated fees. We also may issue a separate engagement letter covering the additional services. In the absence of any other written communication from us documenting such additional services, our services will continue to be governed by the terms of this engagement letter.

We would like to make the following comments regarding the fee estimates:

1. Our fee estimates have not considered the effects of any changes to auditing standards and accounting principles, which may be promulgated by the AICPA, Congress, or any other regulatory body in the future and are unknown to us at this time. If significant additional time is necessary resulting in increased fees, we will endeavor to notify you of any such circumstances as they are assessed.
2. Our fee estimates are based on the assumption that we will be able to obtain internal control reports from the City's payroll service provider (where necessary), more commonly referred to as a SOC 1 Report and that we will be able to place reliance on these reports for internal control purposes in conjunction with the internal controls present in the administration of the City. Any weaknesses noted in the internal control may affect the nature, timing, and extent of our procedures and accordingly our fees will be adjusted to reflect such changes.
3. The City's personnel are responsible for the preparation of all items requested in the Prepared by Client ("PBC") listing and received by the date requested. Any delays caused by not preparing the items when requested may result in additional fees, as well as the possibility of postponing our fieldwork. The PBC listing will be provided to you during the planning process of the engagement.
4. Time incurred for audit adjustments identified during our audit and the related additional testing required has not been considered in our fee estimates. Prior to performing any additional testing, we will notify you of the exceptions and obtain approval for any additional fees which may be incurred.
5. Our fee estimates are based on all general ledger sub ledgers being reconciled to the general ledger balance and any adjustment necessary should be recorded to the general ledger prior to our fieldwork start date.

The scheduling of our professional staff requires complex models to balance the needs of our clients and the utilization of our people. Last minute client requested scheduling changes result in costly downtime due to our inability to make alternate arrangements for our professional staff. If after scheduling our work, you do not provide proper notice, which we consider to be one week, of your inability to meet the agreed-upon date(s) for any reason, or do not provide us with sufficient information required to complete the work in a timely manner, additional billings will be rendered for any downtime of our professional staff.

The ethics of our profession prohibit the rendering of professional services where the fee for such services is contingent, or has the appearance of being contingent, upon the results of such services. Accordingly, it is important that our bills be paid promptly when received. If a situation arises in which it may appear that our independence would be questioned because of significant unpaid bills, we may be prohibited from issuing our auditors' report.

To the Honorable Mayor, Members of
City Council and City Manager
City of Friendswood, Texas
July 11, 2024
Page 8 of 12

In the unlikely event that differences concerning our services or fees should arise that are not resolved by mutual agreement, to facilitate judicial resolution and save time and expense of both parties, the City and Whitley Penn agree not to demand a trial by jury in any action, proceeding, or counterclaim arising out of or relating to our services and fees for this engagement. Any controversy, dispute, or questions arising out of or in connection with this agreement or our engagement shall be determined by arbitration conducted in accordance with the rules of the American Arbitration Association, and any decision rendered by the American Arbitration Association shall be binding on both parties to this agreement. The costs of any arbitration shall be borne equally by the parties. Any and all claims in arbitration relating to or arising out of this contract/agreement shall be governed by the laws of the State of Texas and to the extent any issue regarding the arbitration is submitted to a court, including the appointment of arbitrators or confirmation of an award, the District courts in Tarrant County shall have exclusive jurisdiction. Any action arising out of this agreement or the services provided shall be initiated within two years of the service provided.

This letter replaces and supersedes any previous proposals, correspondence and understanding, whether written or oral. The agreements contained in this engagement letter shall survive the completion or termination of this engagement. Our audit engagement ends on delivery of our audit report. Any follow-up services that might be required will be a separate, new engagement. The terms and conditions of that new engagement will be governed by a new, specific engagement letter for that service.

To ensure that Whitley Penn, LLP's independence is not impaired under the AICPA Code of Professional Conduct, you agree to inform the engagement partner before entering into any substantive employment discussions with any of our personnel.

Other Matters

During the course of the engagement, we may communicate with you or your personnel via fax or e-mail, and you should be aware that communication in those mediums contains a risk of misdirected or intercepted communications.

In the course of our services, our firm may transmit confidential information that you provided us to third parties in order to facilitate our services. As applicable, we require confidentiality agreements with all our service providers to maintain the confidentiality of your information and additionally the firm will take reasonable precautions to determine that our service providers have the appropriate procedures in place to prevent the unauthorized release of confidential information to others. We will remain ultimately responsible for the work provided by any third-party service providers used under this agreement. By your signature below, you consent to having confidential information transmitted to entities outside the firm. Please feel free to inquire if you would like additional information regarding the transmission of confidential information to entities outside the firm.

Regarding the electronic dissemination of audited financial statements, including financial statements published electronically on your Internet website, you understand that electronic sites are a means to distribute information and, therefore, we are not required to read the information contained in these sites or to consider the consistency of other information in the electronic site with the original document.

Professional standards prohibit us from being the sole host and/or the sole storage for your financial and non-financial data. As such, it is your responsibility to maintain your original data and records and we cannot be responsible to maintain such original information. By signing this engagement letter, you affirm that you have all the data and records required to make your books and records complete.

In the event we are required by government regulation, required by subpoena or other legal process to produce information or our personnel for interviews or depositions in relation to a matter involving the City, the City will, so long as we are not a party or the focus of the proceeding or inquiry in which the information is sought, reimburse us for our professional time and expenses, as well as the fees and expenses of our counsel, incurred in responding to such requests.

The audit documentation for this engagement is the property of Whitley Penn, LLP and constitutes confidential information. However, we may be requested to make certain audit documentation available to your pass-through regulatory entity and federal agencies and the U.S. Government Accountability Office pursuant to authority given to it by law or regulation, or to peer reviewers. If requested, access to such audit documentation will be provided under the supervision Whitley Penn, LLP's personnel. Furthermore, upon request, we may provide copies of selected audit documentation to these agencies and regulators. The regulators and agencies may intend, or decide, to distribute the copies of information contained therein to others, including other governmental agencies.

The City may wish to include our report on these financial statements in an exempt offering document. The City agrees that the aforementioned auditor's report, or reference to our Firm, will not be included in such offering document without prior permission or consent. Any agreement to perform work in connection with an exempt offering document, including an agreement to provide permission or consent, will be a separate engagement letter. For exempt offerings for which we are not involved, you will clearly indicate that we were not involved with the contents of such offering document and a disclosure as shown below will be included in the exempt offering:

"Whitley Penn, our independent auditor, has not been engaged to perform and has not performed, since the date of its report included herein, any procedures on the financial statements addressed in that report. Whitley Penn also has not performed any procedures relating to this offering document."

Further, we will be available during the year to consult with you on financial management and accounting matters of a routine nature.

During the course of the audit, we may observe opportunities for economy in, or improved controls over, your operations. We will bring such matters to the attention of the appropriate level of management, either orally or in writing.

We agree to retain our audit documentation or work papers for a period of at least seven years from the date of our report.

You agree to inform us of facts that may affect the financial statements of which you may become aware during the period from the date of the auditor's report to the date the financial statements are issued.

At the conclusion of our audit engagement, we will communicate to the City Council the following significant findings from the audit:

- Our view about the qualitative aspects of the City's significant accounting practices;
- Significant difficulties, if any, encountered during the audit;
- Uncorrected misstatements, other than those we believe are trivial, if any;
- Disagreements with management, if any;
- Other findings or issues, if any, arising from the audit that are, in our professional judgment, significant and relevant to those charged with governance regarding their oversight of the financial reporting process;
- Material, corrected misstatements that were brought to the attention of management as a result of our audit procedures;
- Representations we requested from management;
- Management's consultations with other accountants, if any; and
- Significant issues, if any, arising from the audit that were discussed, or the subject of correspondence, with management.

In accordance with the requirements of *Government Auditing Standards*, we have attached a copy of our latest external peer review report of our firm for your consideration and files.

To the Honorable Mayor, Members of
City Council and City Manager
City of Friendswood, Texas
July 11, 2024
Page 10 of 12

Please sign and return the attached copy of this letter to indicate your acknowledgment of, and agreement with, the arrangements for our audit of the financial statements and compliance over major federal award programs, including our respective responsibilities.

We appreciate the opportunity to be your financial statement auditors and look forward to working with you and your staff.

Respectfully,

Whitley Penn LLP

Houston, Texas

RESPONSE:

This letter correctly sets forth our understanding.

Acknowledged and agreed on behalf of City of Friendswood, Texas by:

Name: _____

Title: _____

Date: _____

Name: _____

Title: _____

Date: _____



CliftonLarsonAllen LLP
CLAAconnect.com

REPORT ON THE FIRM'S SYSTEM OF QUALITY CONTROL

To the Partners of Whitley Penn LLP
and the National Peer Review Committee

We have reviewed the system of quality control for the accounting and auditing practice of Whitley Penn LLP (the firm) applicable to engagements not subject to PCAOB permanent inspection in effect for the year ended April 30, 2021. Our peer review was conducted in accordance with the Standards for Performing and Reporting on Peer Reviews established by the Peer Review Board of the American Institute of Certified Public Accountants (Standards).

A summary of the nature, objectives, scope, limitations of, and the procedures performed in a System Review as described in the standards may be found at www.aicpa.org/prsummary. The summary also includes an explanation of how engagements identified as not performed or reported in conformity with applicable professional standards, if any, are evaluated by a peer reviewer to determine a peer review rating.

Firm's Responsibility

The firm is responsible for designing a system of quality control and complying with it to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. The firm is also responsible for evaluating actions to promptly remediate engagements deemed as not performed or reported in conformity with professional standards, when appropriate, and for remediating weaknesses in its system of quality control, if any.

Peer Reviewer's Responsibility

Our responsibility is to express an opinion on the design of the system of quality control and the firm's compliance therewith based on our review.

Required Selections and Considerations

Engagements selected for review included engagements performed under *Government Auditing Standards* (including compliance audits under the Single Audit Act), audits of employee benefit plans, audits performed under the Federal Deposit Insurance Corporation Improvement Act (FDICIA), and an examination of a service organization (SOC 1 engagement).

As a part of our peer review, we considered reviews by regulatory entities as communicated by the firm, if applicable, in determining the nature and extent of our procedures.



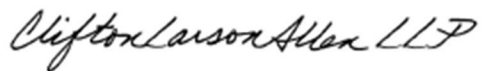
CLA is an independent member of Nexia International, a leading, global network of independent accounting and consulting firms. See nexia.com/member-firm-disclaimer for details.

To the Honorable Mayor, Members of
City Council and City Manager
City of Friendswood, Texas
July 11, 2024
Page 12 of 12

Whitley Penn LLP
Page 2

Opinion

In our opinion, the system of quality control for the accounting and auditing practice of Whitley Penn LLP applicable to engagements not subject to PCAOB permanent inspection in effect for the year ended April 30, 2021, has been suitably designed and complied with to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Firms can receive a rating of *pass*, *pass with deficiency(ies)*, or *fail*. Whitley Penn LLP has received a peer review rating of *pass*.



CliftonLarsonAllen LLP

Phoenix, Arizona
October 6, 2021

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/23/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider reappointing Billy Mendoza to the Construction Board and Adjustment and Appeals for a term beginning immediately and expiring on June 30, 2026.

Originating Department: City Secretary

Degree of importance:

SUMMARY / ORIGINATING CAUSE

The Construction Board of Adjustment and Appeals has the authority to hear appeals of decisions and interpretations of the building official and consider variances of the technical codes. Membership of the board should be composed of individuals with knowledge and experience in the technical codes, such as design professionals, contractors, or building industry representatives. Alternate members, if appointed, should consist of a member at-large from the building industry and one member at-large from the public.

This item allows the Council to reappoint Mr. Billy Mendoza to the Construction Board and Adjustment and Appeals for another two-year term beginning immediately and expiring on June 30, 2026. Lastly, this will be the first appointment under the City's new Appointment Policy.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Mendoza, Billy Volunteer Application_Redacted

Aubrey Harbin, CDD



BE A FRIENDSWOOD VOLUNTEER

It is the desire and intent of City Council to encourage and support citizen participation in an advisory capacity governing the affairs of the City. Service through membership on a board, commission, or committee is a valued, important opportunity for participation in an advisory capacity. To these ends, a policy has been adopted that sets out an orderly process for citizens interested in serving as members of a City board, commission, or committee and for the City Council to oversee appointments.

THIS INFORMATION WILL BECOME PUBLIC RECORD

VOLUNTEER APPLICATION

NAME: Billy Mendoza

HOME PHONE: [REDACTED]

HOME ADDRESS: [REDACTED] Friendswood, Tx 77546

WORK PHONE: [REDACTED]

EMAIL ADDRESS: [REDACTED]

CELL PHONE: [REDACTED]

OCCUPATION: Electrical Contractor

SPECIAL INTERESTS AND TALENTS: Educating and mentoring Apprentice Electricians, Leadership, Teambuilding ability to effectively explain practical application of codes and explain electrical terminology, problem solving, financial planning, extensive knowledge of electrical codes, nearly 30yrs experience in construction field.

Are you currently serving as a member of any Friendswood governmental body? No

If so, please name the body: _____

[REDACTED]
[REDACTED]
[REDACTED]

[REDACTED]
[REDACTED]

AREAS OF INTEREST

Please indicate your primary and secondary interests.

GENERAL ADMINISTRATION

_____ ELECTION WORKER

PLANNING & PRESERVATION

☐ PLANNING & ZONING COMMISSION
☐ ZONING BOARD OF ADJUSTMENT & APPEALS
☐ KEEP FRIENDSWOOD BEAUTIFUL COMMITTEE
☐ COMMUNITY & ECONOMIC DEVELOPMENT
☒ CONSTRUCTION BOARD OF ADJUSTMENT & APPEALS
☐ INVESTMENT COMMITTEE
☐ FRIENDSWOOD DOWNTOWN ECONOMIC
☐ DEVELOPMENT CORPORATION

I AM AVAILABLE FOR

☒ LONG-TERM PROJECTS
☒ SHORT-TERM PROJECTS
☐ DAYTIME
☐ EVENING
☐ SUMMER

RECREATION

_____ 4TH OF JULY STEERING COMMITTEE
 _____ 4TH OF JULY VOLUNTEER
 _____ SENIOR CITIZENS ADVISORY COMMITTEE

EDUCATION

____ LIBRARY BOARD
____ LIBRARY VOLUNTEER

SPECIAL COMMITTEES AS CALLED

OTHER

_____ WEST RANCH MANAGEMENT DISTRICT
 _____ ANIMAL SHELTER ADVISORY COMMITTEE
 _____ VOLUNTEER FIRE DEPT/EMS
 _____ CHARTER REVIEW (AS NEEDED)

Please use the space below for additional comments.

[illegible]

These questions are asked because the City Council wants to maintain balance to insure proper representation on boards and commissions.

DATE OF BIRTH: 

SEX: M

FRIENDSWOOD RESIDENT FOR 21 YEARS

Have you been convicted of a crime, other than minor traffic violations in the past 10 years? No

What experience do you have that may qualify you for service on a particular board or commission (i.e. license, degrees, and certificates)?

Master Electrician x 25yrs and Texas Contractors License, along with ongoing continuing education.

Frequent coordination and working with various other trades.

Previously served as Inspector for City of League City building department

A desire to educate others about electrical code, theory behind the codes and application of the codes.

Please list any civic or community endeavors in which you have been involved: _____

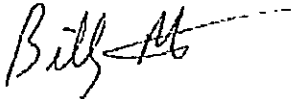
Previously served as Assistant Coach for youth Upwards Basketball

Served in various areas in my church.

Otherwise, this will be my first time serving/volunteering within the City of Friendswood

I hereby affirm the information provided herein is true and correct, to the best of my knowledge. I am aware a background check may be required.

I understand that the information provided on this application may be available to the public upon request and will be kept on file for at least three years.



Signature of Applicant

5/24/18

Date

Thank you for taking the time to complete this application.

Please return the original application to the address below:

MELINDA WELSH
CITY SECRETARY
CITY OF FRIENDSWOOD
910 S. FRIENDSWOOD DRIVE
FRIENDSWOOD, TX 77546-4856
(281) 996-3270
FAX (281) 482-1634

CITY OF FRIENDSWOOD BOARDS AND COMMISSIONS INFORMATION STATEMENT AND APPLICATION

If you have ever been a member of a Friendswood Board, Committee or Commission before, please indicate the Board, Committee or Commission and appropriate dates of service.

Name of Board, Committee or Commission:

Dates of Service:

PERSONAL REFERENCES:

Please list at least two references.

NAME: Rick Bertram

ADDRESS: [REDACTED] Friendswood, Tx. 77546

PHONE: [REDACTED]

NAME: Santos Garza

ADDRESS: [REDACTED]

PHONE: [REDACTED]

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 07/24/2024

Prepared by: Linda Newsted, Administrative Assistant

Subject: Consider appointing Ted Clements to the Keep Friendswood Beautiful Committee for an unexpired term beginning immediately and expiring October 31, 2025.

Originating Department: City Secretary

Degree of importance:

SUMMARY / ORIGINATING CAUSE

The Keep Friendswood Beautiful Committee (the "Committee") is composed of fifteen members, who are:

- (i) residents of the city or
- (ii) business owners that pay ad valorem taxes to the city, and
- (iii) who are appointed by at least four members of the City Council for staggered three-year terms commencing on November 1st.

The Committee has the following powers and duties:

1. To engage in activities to enhance the aesthetic appearance of the city and to encourage residents to take an active role in maintaining its image;
2. To direct and coordinate management and planning of beautification projects and education of the community;
3. To recommend budget and project priorities to the City Council;
4. To seek grants for funding opportunities subject to prior approval of the city council or city manager in accordance with section 2-24 of the Friendswood City Code;
5. To suggest ways to conserve and protect natural resources;
6. To serve as the advisory committee to the city's storm water management plan;
7. To make recommendations to the City Council concerning fees in lieu of land dedication in order to obtain compliance with section XIII of appendix B of the Friendswood City Code;
8. To serve as the public art committee to assist in the administration of the city's public art/display policy; and
9. To perform other duties as may be delegated to it by the City Council.

This item allows the Council to appoint Ted Clements to complete an unexpired term on the Keep Friendswood Beautiful Committee beginning immediately and expiring October 31, 2025. Mr. Clements has complied with the requirements of the City's Appointment Policy, and this will be his first appointment to the Committee under the new policy.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Clements, Ted Volunteer Application 2024_Redacted

From: noreply@civicplus.com
To: [Leticia Brysch](#); [Raquel Martinez](#); [Linda Newsted](#)
Subject: [EXTERNAL]Online Form Submittal: Volunteer Application for Committees, Boards & Commissions
Date: Monday, June 3, 2024 11:21:08 AM

Volunteer Application for Committees, Boards & Commissions

City of Friendswood

910 S. Friendswood Drive, Friendswood, Texas 77546

www.friendswood.com

BE A FRIENDSWOOD VOLUNTEER

It is the desire and intent of City Council to encourage and support citizen participation in an advisory capacity governing the affairs of the City. Service through membership on a board, commission, or committee is a valued, important opportunity for participation in an advisory capacity. To these ends, a policy has been adopted that sets out an orderly process for citizens interested in serving as members of a City committee, board or commission and for the City Council to oversee appointments.

All information provided in this application is public information pursuant to the provisions of the Texas Public Information Act. If you have questions or need more information about this application, please email the Office of the City Secretary at citysecretary@friendswood.com or call (281) 996-3270.

VOLUNTEER APPLICATION FOR COMMITTEES, BOARDS & COMMISSIONS

Volunteer First Name	Ted
Volunteer Last Name	Clements
Home Address	██████████
City	Friendswood
State	TEXAS
Zip Code	77546
Home Phone	██████████
Work Phone	██████████
Cell Phone	██████████
Email Address	████████████████████
Occupation	Woodworker
Special Interests and Talents	Fairy trail , woodworking,
Are you currently serving as a member of any Friendswood governmental body?	No

AREAS OF INTEREST

PLANNING & PRESERVATION

Please indicate your primary and secondary interests. You can select more than one.

Planning & Zoning Commission	<i>Field not completed.</i>
Zoning Board of Adjustments & Appeals	<i>Field not completed.</i>
Keep Friendswood Beautiful Committee	Primary
Community & Economic Development Committee	<i>Field not completed.</i>
Construction Board of Adjustments & Appeals	<i>Field not completed.</i>
Investment Committee	<i>Field not completed.</i>
Friendswood Downtown Economic Development Corporation	Secondary
(Section Break)	

RECREATION

Please indicate your primary and secondary interests. You can select more than one.

4th of July Steering Committee	Primary
4th of July Volunteer	<i>Field not completed.</i>
Senior Citizens Advisory Committee	Secondary
(Section Break)	

EDUCATION

Please indicate your primary and secondary interests. You can select more than one.

Library Advisory Board	<i>Field not completed.</i>
Library Volunteer	<i>Field not completed.</i>
SPECIAL COMMITTEES AS CALLED	<i>Field not completed.</i>
(Section Break)	

OTHER

Please indicate your primary and secondary interests. You can select more than one.

West Ranch Management District	<i>Field not completed.</i>
Volunteer Fire Dept/EMS	<i>Field not completed.</i>
Animal Shelter Advisory Committee	<i>Field not completed.</i>
Charter Review (As Needed)	<i>Field not completed.</i>
(Section Break)	
I Am Available For	Long-Term Projects
Please use the space below for additional comments.	<i>Field not completed.</i>
(Section Break)	

These questions are asked because the City Council wants to maintain balance to insure proper representation on boards and commissions.

Date of Birth	██████████
Sex	Male
How long have you been a Friendswood resident?	26
Have you been convicted of a crime, other than minor traffic violations in the past 10 years?	No
What experience do you have that may qualify you for service on a particular board or commission (i.e. license, degrees, and certificates)?	Worked with the city on projects for the parks
Please list any civic or community endeavors in which you have been involved	Building projects for city parks
Additional Information	<i>Field not completed.</i>
BACKGROUND CHECK	Consent

(Section Break)

Acknowledgement	I understand that the information provided on this application may be available to the public upon request and will be kept on file for at least three years.
Electronic Signature Agreement	I Understand and Agree
Electronic Signature	Ted Clements
Date	6/3/2024

Thank you for taking the time to complete this application.

(Section Break)

**CITY OF FRIENDSWOOD
BOARDS AND COMMISSIONS
INFORMATION STATEMENT AND APPLICATION**

If you have ever been a member of a Friendswood Board, Committee or Commission before, please indicate the Board, Committee or Commission and appropriate dates of service.

Name of Board, Committee or Commission	<i>Field not completed.</i>
Dates of Service	<i>Field not completed.</i>

(Section Break)

Personal Reference #1: First Name and Last Name	Kay Corey
Address	██████████
City	Friendswood
State	TEXAS
Zip Code	77546

Phone	[REDACTED]
Email Address	[REDACTED]
(Section Break)	
Personal Reference #2: First Name and Last Name	James Tony
Address	[REDACTED]
City	Friendswood
State	TEXAS
Zip Code	77546
Phone	[REDACTED]
Email Address	[REDACTED]

Email not displaying correctly? [View it in your browser.](#)

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/12/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider approving the ad valorem tax report for June 2024.

Originating Department: City Secretary

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This item allows the City Council to approve the June 2024 ad valorem tax report.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Galveston County Tax Report for June 2024



Cheryl E. Johnson, PCC, CTOP
Assessor and Collector of Taxes
County of Galveston
722 Moody Avenue, Galveston, Texas 77550
Toll Free (877) 766-2284 Fax: (409) 766-2479
Email: galcotax@co.galveston.tx.us



July 15, 2024

The Governmental Entities of the Galveston County Tax Assessor/Collector's Office:

I, Cheryl E. Johnson, Tax Assessor and Collector of the County of Galveston do solemnly swear that this statement of collections made by me and the disposition thereof during the month of June, 2024 is true and correct.

Under my hand and seal this 15th day of July, 2024.



Cheryl E. Johnson, PCC
Galveston County Tax Assessor/Collector

cc: Randall Rice, County Auditor
Linebarger, Goggan, Blair, & Simpson
Perdue, Brandon, Fielder, Collins, & Mott
Assessment & Collection Partners:

City of Bayou Vista
City of Clear Lake Shores (delinquent)
City of Dickinson
City of Friendswood
City of Galveston
City of Hitchcock
City of Jamaica Beach
City of Kemah
City La Marque
City of League City
City of Santa Fe
City of Texas City
City of Tiki Island
Dickinson Independent School District
Galveston Independent School District
High Island Independent School District
Hitchcock Independent School District
College of the Mainland
Bay Colony West MUD

Galveston Community College
GC Drainage District No. 1
GC Drainage District No. 2
GC Emergency Services Dist. No. 1
GC Emergency Services Dist. No. 2
GC Fresh Water Supply Dist. No. 6
Bacliff MUD
Bayview MUD
Galveston County MUD No. 12
Galveston County MUD No. 13
Galveston County MUD No. 44
San Leon MUD
Tara Glen MUD
GC Navigation District No. 1
WCID No. 1
WCID No. 12
WCID No. 19
Westwood Management District

Galveston County MUD No. 2
Galveston County MUD No. 3
South Shore Harbour MUD No. 2
South Shore Harbour MUD No. 3
South Shore Harbour MUD No. 6
South Shore Harbour MUD No. 7

Non Entity Partners (as appropriate):

Clear Creek Independent School District
Friendswood Independent School District
Santa Fe Independent School District
Texas City Independent School District
GC Consolidated Drainage District
Flamingo Isles MUD
Galveston Co Management Dist #1
Galveston County MUD No. 1
Galveston County MUD No. 6
Galveston County MUD No. 14
Galveston County MUD No. 15
Galveston County MUD No. 29
Galveston County MUD No. 30

Galveston County MUD No. 31
Galveston County MUD No. 32
Galveston County MUD No. 39
Galveston County MUD No. 43
Galveston County MUD No. 45
Galveston County MUD No. 46
Galveston County MUD No. 52
Galveston County MUD No. 54
Galveston County MUD No. 56
Galveston County MUD No. 66
Galveston County MUD No. 68
WCID No. 8
West Ranch Management Dist. #1

07/01/2024 12:28:13 4584237
TC298-D SELECTION: DEPOSIT
RECEIPT DATE: ALL
LOCATION: ALL

TAX COLLECTION SYSTEM
DEPOSIT DISTRIBUTION
FROM: 06/01/2024 THRU 06/30/2024
JURISDICTION: 0337 FRIENDWD CITY

PAGE: 33
INCLUDES AG ROLLBACK

YEAR	FUND	TAX RATE	LEVY PAID	DISCOUNT GIVEN	PENALTY INTEREST	TIF AMOUNT	DISBURSE TOTAL	ATTORNEY	OTHER FEES	REFUND AMOUNT	PAYMENT AMOUNT
2023	M & O	.379450	123,759.11	.00	4,967.49	.00	128,726.60	67.20	.00	.00	128,793.80
	I & S	.121278	39,555.34	.00	1,587.69	.00	41,143.03	.00	.00	.00	41,143.03
	TOTAL	.500728	163,314.45	.00	6,555.18	.00	169,869.63	67.20	.00	.00	169,936.83
2022	M & O	.388560	761.81	.00	571.10	.00	1,332.91	644.62	.00	.00	1,977.53
	I & S	.098754	193.60	.00	145.15	.00	338.75	.00	.00	.00	338.75
	TOTAL	.487314	955.41	.00	716.25	.00	1,671.66	644.62	.00	.00	2,316.28
2021	M & O	.385147	1,015.03	.00	193.97	.00	1,209.00	.00	.00	.00	1,209.00
	I & S	.102167	269.27	.00	51.45	.00	320.72	.00	.00	.00	320.72
	TOTAL	.487314	1,284.30	.00	245.42	.00	1,529.72	.00	.00	.00	1,529.72
2020	M & O	.392153	22.49-	.00	32.41	.00	9.92	23.55	.00	.00	33.47
	I & S	.095161	5.46-	.00	7.86	.00	2.40	.00	.00	.00	2.40
	TOTAL	.487314	27.95-	.00	40.27	.00	12.32	23.55	.00	.00	35.87
ALL	M & O		125,513.46	.00	5,764.97	.00	131,278.43	735.37	.00	.00	132,013.80
	I & S		40,012.75	.00	1,792.15	.00	41,804.90	.00	.00	.00	41,804.90
	TOTAL		165,526.21	.00	7,557.12	.00	173,083.33	735.37	.00	.00	173,818.70
DLQ	M & O		1,754.35	.00	797.48	.00	2,551.83	668.17	.00	.00	3,220.00
	I & S		457.41	.00	204.46	.00	661.87	.00	.00	.00	661.87
	TOTAL		2,211.76	.00	1,001.94	.00	3,213.70	668.17	.00	.00	3,881.87
CURR	M & O		123,759.11	.00	4,967.49	.00	128,726.60	67.20	.00	.00	128,793.80
	I & S		39,555.34	.00	1,587.69	.00	41,143.03	.00	.00	.00	41,143.03
	TOTAL		163,314.45	.00	6,555.18	.00	169,869.63	67.20	.00	.00	169,936.83

07/01/2024 12:27:17
TC298-M SELECTION: DEPOSIT

4584237

TAX COLLECTION SYSTEM
DEPOSIT DISTRIBUTION
REVERSALS DETAIL SCHEDULE
FROM: 06/01/2024 THRU 06/30/2024
JURISDICTION: 337 FRIENDWD CITY

PAGE: 126
INCLUDES AG ROLIBACK

YEAR	DEPOSIT	ACCOUNT NUMBER	EFF YR/MO	LEVY PAID	DISCOUNT GIVEN	PENALTY INTEREST	ATTORNEY CAUSE / REV	REFUND AMOUNT	PAYMENT AMOUNT CAT
2020	RF240617	168883	202012	0.00	0.00	0.00	0.00 20S2	105.40-	105.40-RF
2020	RF240617	168883	202012	105.40-	0.00	0.00	0.00 20S2	105.40	0.00 RF
		2020 TOTAL		105.40-	0.00	0.00	0.00	0.00	105.40-
2021	RF240617	168883	202112	0.00	0.00	0.00	0.00 21S1	357.08-	357.08-RF
2021	RF240617	168883	202112	357.08-	0.00	0.00	0.00 21S1	357.08	0.00 RF
		2021 TOTAL		357.08-	0.00	0.00	0.00	0.00	357.08-
2022	RF240620	1022310000020	202212	0.00	0.00	0.00	0.00 HK22	121.83-	121.83-RF
2022	RF240620	1022310000020	202212	121.83-	0.00	0.00	0.00 HK22	121.83	0.00 RF
2022	RF240620	1224680050019	202301	121.83-	0.00	0.00	0.00 HK22	121.83	0.00 RF
2022	RF240620	1224680050019	202301	0.00	0.00	0.00	0.00 HK22	121.83-	121.83-RF
2022	RF240618	168883	202301	0.00	0.00	0.00	0.00 22S1	381.70-	381.70-RF
2022	RF240618	168883	202301	381.70-	0.00	0.00	0.00 22S1	381.70	0.00 RF
2022	RF240618	200575	202301	0.00	0.00	0.00	0.00 22S1	669.04-	669.04-RF
2022	RF240618	200575	202301	0.00	0.00	0.00	0.00 22S1	669.04	0.00 RF
2022	RF240618	287755	202212	0.00	0.00	0.00	0.00 22S1	121.82-	121.82-RF
2022	RF240618	287755	202212	121.82-	0.00	0.00	0.00 22S1	121.82	0.00 RF
2022	RF240618	288791	202301	121.83-	0.00	0.00	0.00 22S1	121.83	0.00 RF
2022	RF240618	288791	202301	0.00	0.00	0.00	0.00 22S1	121.83-	121.83-RF
2022	RF240618	412050	202305	0.00	0.00	0.00	0.00 22S1	306.77-	306.77-RF
2022	RF240618	412050	202305	271.48-	0.00	35.29-	0.00 22S1	306.77	0.00 RF
		2022 TOTAL		1,809.53-	0.00	35.29-	0.00	0.00	1,844.82-
2023	RF240620	1022310000020	202310	125.18-	0.00	0.00	0.00 HK10	125.18	0.00 RF
2023	RF240620	1022310000020	202310	0.00	0.00	0.00	0.00 HK10	125.18-	125.18-RF
2023	RF240620	1050090000030	202401	0.00	0.00	0.00	0.00 HK10	235.98-	235.98-RF
2023	RF240620	1050090000030	202401	235.98-	0.00	0.00	0.00 HK10	235.98	0.00 RF
2023	RF240620	1198830010005	202401	3,787.06-	0.00	0.00	0.00 HK10	3,787.06	0.00 RF
2023	RF240620	1198830010005	202401	0.00	0.00	0.00	0.00 HK10	3,787.06-	3,787.06-RF
2023	RF240620	1204000010005	202406	423.83-	0.00	0.00	0.00 HK10	423.83	0.00 RF
2023	RF240620	1204000010005	202406	0.00	0.00	0.00	0.00 HK10	423.83-	423.83-RF
2023	RF240620	1224680050019	202401	371.93-	0.00	0.00	0.00 HK10	371.93	0.00 RF
2023	RF240620	1224680050019	202401	0.00	0.00	0.00	0.00 HK10	371.93-	371.93-RF
2023	RF240620	1371900010001	202312	0.00	0.00	0.00	0.00 HK10	1,416.64-	1,416.64-RF
2023	RF240620	1371900010001	202312	1,416.64-	0.00	0.00	0.00 HK10	1,416.64	0.00 RF
2023	RF240618	168105	202312	125.19-	0.00	0.00	0.00 23S6	125.19	0.00 RF
2023	RF240618	168105	202312	0.00	0.00	0.00	0.00 23S6	125.19-	125.19-RF
2023	RF240618	168294	202401	0.00	0.00	0.00	0.00 23S6	328.66-	328.66-RF

07/01/2024 12:27:17
TTC298-M SELECTION: DEPOSIT

4584237

TAX COLLECTION SYSTEM
DEPOSIT DISTRIBUTION
REVERSALS DETAIL SCHEDULE
FROM: 06/01/2024 THRU 06/30/2024
JURISDICTION: 337 FRIENDWD CITY

PAGE: 127
INCLUDES AG ROLLBACK

YEAR	DEPOSIT	ACCOUNT NUMBER	EFF YR/MO	LEVY PAID	DISCOUNT GIVEN	PENALTY INTEREST	ATTORNEY CAUSE /REV	REFUND AMOUNT	PAYMENT AMOUNT CAT
2023	RF240618	168294	202401	328.66-	0.00	0.00	0.00 2356	328.66	0.00 RF
2023	RF240618	168883	202401	0.00	0.00	0.00	0.00 2356	22.58-	22.58-RF
2023	RF240618	168883	202401	22.58-	0.00	0.00	0.00 2356	22.58	0.00 RF
2023	RF240618	200575	202401	1,227.35-	0.00	0.00	0.00 2356	1,227.35	0.00 RF
2023	RF240618	200575	202401	0.00	0.00	0.00	0.00 2356	1,227.35-	1,227.35-RF
2023	902060724T	200594	202405	527.33-	0.00	68.56-	0.00 CERT	0.00	595.89-TR
2023	902060724T	200595	202405	1,433.65-	0.00	186.38-	0.00 CERT	0.00	1,620.03-TR
2023	RF240618	203115	202312	0.00	0.00	0.00	0.00 2356	125.18-	125.18-RF
2023	RF240618	203115	202312	125.18-	0.00	0.00	0.00 2356	125.18	0.00 RF
2023	RF240618	287755	202312	0.00	0.00	0.00	0.00 2356	312.25-	312.25-RF
2023	RF240618	287755	202312	312.25-	0.00	0.00	0.00 2356	312.25	0.00 RF
2023	RF240618	288791	202401	0.00	0.00	0.00	0.00 2356	223.14-	223.14-RF
2023	RF240618	288791	202401	223.14-	0.00	0.00	0.00 2356	223.14	0.00 RF
2023	RF240625	288924	202401	0.00	0.00	0.00	0.00 CERT	1,290.97-	1,290.97-RF
2023	RF240625	288924	202401	1,290.97-	0.00	0.00	0.00 CERT	0.00	0.00 RF
2023	RF240618	366126	202312	385.06-	0.00	0.00	0.00 2356	385.06	0.00 RF
2023	RF240618	366126	202312	0.00	0.00	0.00	0.00 2356	385.06-	385.06-RF
2023	RF240618	412050	202401	0.00	0.00	0.00	0.00 2356	297.89-	297.89-RF
2023	RF240618	412050	202401	297.89-	0.00	0.00	0.00 2356	297.89	0.00 RF
2023	902061824T	512148	202401	2,136.43-	0.00	0.00	0.00 CERT	0.00	2,136.43-TR
2023	RF240618	610590	202401	0.00	0.00	0.00	0.00 2356	10.02-	10.02-RF
2023	RF240618	610590	202401	10.02-	0.00	0.00	0.00 2356	10.02	0.00 RF
2023	864061324PHC	708304	202405	250.36-	0.00	32.55-	0.00 CERT	0.00	282.91-RI
2023	RF240618	734025	202401	125.18-	0.00	0.00	0.00 2356	125.18	0.00 RF
2023	RF240618	734025	202401	0.00	0.00	0.00	0.00 2356	125.18-	125.18-RF
2023	RF240618	740000	202311	194.64-	0.00	0.00	0.00 2356	194.64	0.00 RF
2023	RF240618	740000	202311	0.00	0.00	0.00	0.00 2356	194.64-	194.64-RF
2023	RF240620	H402130000111	202402	0.00	0.00	0.00	0.00 HK10	123.92-	123.92-RF
2023	RF240620	H402130000111	202402	115.81-	0.00	8.11-	0.00 HK10	123.92	0.00 RF
2023	902061824T	H410110000290	202401	590.44-	0.00	0.00	0.00 HS03	0.00	590.44-TR
2023	TOTAL			16,082.75-	0.00	295.60-	0.00	0.00	16,378.35-

YEAR 2020	105.40-	0.00	0.00	0.00	0.00	0.00	0.00	0.00	105.40-
REFUNDS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
RETURNED ITEMS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TRANSFERS/REVERSALS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	105.40-	0.00	0.00	0.00	0.00	0.00	0.00	0.00	105.40-
YEAR 2021	357.08-	0.00	0.00	0.00	0.00	0.00	0.00	0.00	357.08-
REFUNDS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
RETURNED ITEMS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TRANSFERS/REVERSALS	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL	357.08-	0.00	0.00	0.00	0.00	0.00	0.00	0.00	357.08-

07/01/2024 12:27:17
TC298-M SELECTION: DEPOSIT

4584237
TAX COLLECTION SYSTEM
DEPOSIT DISTRIBUTION
REVERSALS DETAIL SCHEDULE
FROM: 06/01/2024 THRU 06/30/2024
JURISDICTION: 337 FRIENDMD CITY

PAGE: 128
INCLUDES AG ROLLBACK

YEAR DEPOSIT	ACCOUNT NUMBER	EFF YR/MO	LEVY PAID	DISCOUNT GIVEN	PENALTY INTEREST	ATTORNEY CAUSE / REV	REFUND AMOUNT	PAYMENT AMOUNT CAT
YEAR 2022								
	REFUNDS		1,809.53-	0.00	35.29-	0.00	0.00	1,844.82-
	RETURNED ITEMS		0.00	0.00	0.00	0.00	0.00	0.00
	TRANSFERS/REVERSALS		0.00	0.00	0.00	0.00	0.00	0.00
	TOTAL		1,809.53-	0.00	35.29-	0.00	0.00	1,844.82-
YEAR 2023								
	REFUNDS		11,144.54-	0.00	8.11-	0.00	0.00	11,152.65-
	RETURNED ITEMS		250.36-	0.00	32.55-	0.00	0.00	282.91-
	TRANSFERS/REVERSALS		4,687.85-	0.00	254.94-	0.00	0.00	4,942.79-
	TOTAL		16,082.75-	0.00	295.60-	0.00	0.00	16,378.35-
ALL YEARS								
	REFUNDS		13,416.55-	0.00	43.40-	0.00	0.00	13,459.95-
	RETURNED ITEMS		250.36-	0.00	32.55-	0.00	0.00	282.91-
	TRANSFERS/REVERSALS		4,687.85-	0.00	254.94-	0.00	0.00	4,942.79-
	TOTAL		18,354.76-	0.00	330.89-	0.00	0.00	18,685.65-

YEAR DEPOSIT	ACCOUNT NUMBER	EFF YR/MO	LEVY PAID	DISCOUNT GIVEN	PENALTY INTEREST	ATTORNEY CAUSE /REV	REFUND AMOUNT	PAYMENT AMOUNT
2020 TOTAL			77.45	0.00	40.27	23.55	0.00	141.27
2021 TOTAL			1,641.38	0.00	245.42	0.00	0.00	1,886.80
2022 TOTAL			2,764.94	0.00	751.54	644.62	0.00	4,161.10
2023 TOTAL			179,597.20	0.00	6,850.78	67.20	0.00	186,315.18
TOTAL PAYMENTS			183,880.97	0.00	7,888.01	735.37	0.00	192,504.35
2020 TOTAL			105.40-	0.00	0.00	0.00	0.00	105.40-
2021 TOTAL			357.08-	0.00	0.00	0.00	0.00	357.08-
2022 TOTAL			1,809.53-	0.00	35.29-	0.00	0.00	1,844.82-
2023 TOTAL			16,082.75-	0.00	295.60-	0.00	0.00	16,378.35-
TOTAL REVERSALS			18,354.76-	0.00	330.89-	0.00	0.00	18,685.65-
TOTAL FOR UNIT			165,526.21	0.00	7,557.12	735.37	0.00	173,818.70

FISCAL START: 08/01/2023 END: 07/31/2024 JURISDICTION: 0337 FRIENDMD CITY

	CERT TAXABLE VALUE	ADJUSTMENTS	ADJ TAX VALUE	TAX RATE	TAX LEVY	PAID ACCTS
CURRENT YEAR	5,274,185,590	187,204,756	5,461,390,346	0 00.500728	25,707,322.65	17,905

YEAR	TAXES DUE	MONTH ADJ	ADJUSTMENT YTD	LEVY PAID	PAID YTD	BALANCE	COLL %	YTD UNCOLL
2023	24,803,290.69	904,031.96	904,031.96	25,266,365.00	25,266,365.00	440,957.65	98.28	0.00
2022	224,620.94	84,634.27-	84,634.27-	84,494.02	84,494.02	55,492.65	60.36	0.00
2021	46,007.11	10,902.67-	10,902.67-	4,049.80	4,049.80	31,054.64	11.54	0.00
2020	28,524.90	563.16	563.16	7,515.80	7,515.80	21,572.26	25.84	0.00
2019	20,010.02	428.38-	428.38-	3,528.36	3,528.36	16,053.28	18.02	0.00
2018	14,875.89	233.69	233.69	2,142.62	2,142.62	12,966.96	14.18	0.00
2017	13,642.64	.00	0.00	1,884.60	1,884.60	11,758.04	13.81	0.00
2016	12,117.53	.00	0.00	1,916.14	1,916.14	10,201.39	15.81	0.00
2015	11,826.76	.00	0.00	1,902.34	1,902.34	9,924.42	16.09	0.00
2014	12,474.54	.00	0.00	1,414.85	1,414.85	11,059.69	11.34	0.00
2013	9,677.98	0.00	0.00	1,004.33	1,004.33	8,673.65	10.38	0.00
2012	6,814.94	.00	0.00	998.13	998.13	5,816.81	14.65	0.00
2011	6,841.46	.00	0.00	966.23	966.23	5,875.23	14.12	0.00
2010	3,613.44	.00	0.00	11.69	11.69	3,601.75	.32	0.00
2009	5,164.80	.00	0.00	7.52	7.52	5,157.28	.15	0.00
2008	4,281.97	.00	0.00	0.64	0.64	4,281.33	.01	0.00
2007	1,321.11	.00	0.00	0.00	0.00	1,321.11		0.00
2006	2,437.90	.00	0.00	0.00	0.00	2,437.90		0.00
2005	1,170.61	.00	0.00	0.00	0.00	1,170.61		0.00
2004	640.47	.00	0.00	0.00	0.00	640.47		0.00
2003	647.12	.00	0.00	0.00	0.00	647.12		0.00
2002	562.90	.00	0.00	0.00	0.00	562.90		0.00
****	25,230,565.72	808,863.49	808,863.49	25,378,202.07	25,378,202.07	661,227.14		0.00
CURR	24,803,290.69	904,031.96	904,031.96	25,266,365.00	25,266,365.00	440,957.65		0.00
DELQ	427,275.03	95,168.47-	95,168.47-	111,837.07	111,837.07	220,269.49		0.00

ALL PROPERTY

TAX COLLECTION SYSTEM
SUPPLEMENTAL / ADJUSTMENT CONTROL TOTALS
FOR TAX YEAR: 2023
JURISDICTION: 0337 FRIENDWD CITY

PAGE: 184
INCLUDES AG ROLLBACK

	CERTIFIED ROLL	ROLL AS OF 08/01/2023	SUPPLEMENTALS THIS PERIOD	ADJUSTMENTS THIS PERIOD	NET CHANGE THIS PERIOD	ROLL AS OF 06/30/2024
LAND VALUE	7,378,007,830	7,378,007,830	60,769,328	3,731,829-	57,037,499	7,435,045,329
AG EXCLUSION	32,425,077	32,425,077	5,168,547	11,968	5,180,515	37,605,592
IMPROVEMENTS	942,980,218	942,980,218	272,134,945	47,079,780-	225,055,165	1,168,035,383
APPRAISED VALUE	7,378,007,830	7,378,007,830	332,904,273	50,811,609-	282,092,664	7,660,100,494
EXEMPTIONS	2,071,397,163	2,071,397,163	74,428,841	20,447,099	94,887,908	2,166,285,071
TAXABLE VALUE	5,274,185,590	5,274,185,590	258,475,432	71,270,676-	187,204,756	5,461,390,346
LEVY	24,803,290.69	24,803,290.69	1,700,383.48	796,351.52-	904,031.96	25,707,322.65
UNCOLLECTIBLE	*.00	*.00	*.00	*.00	.00	.00
RECEIVABLE					*.00	
EXEMPTION COUNTS:						
HOMESTEADS	10,427	10,427	544	212	765	11,192
OVER 65	3,603	3,603	92	96	194	3,797
DISABLED	178	178	6	13	20	198
VETERAN	259	259	14	4	18	277
TOTAL EXEMPT	88	88	0	0	0	88

ALL PROPERTY

TAX COLLECTION SYSTEM
SUPPLEMENTAL / ADJUSTMENT CONTROL TOTALS
FOR TAX YEAR: 2022
JURISDICTION: 0337 FRIENDWD CITY

	CERTIFIED ROLL	ROLL AS OF 08/01/2023	SUPPLEMENTALS THIS PERIOD	ADJUSTMENTS THIS PERIOD	NET CHANGE THIS PERIOD	ROLL AS OF 06/30/2024
LAND VALUE	6,593,325,295	6,593,325,295	0	430,066-	430,066-	6,592,895,229
AG EXCLUSION	32,486,183	32,486,183	0	0	0	32,486,183
IMPROVEMENTS	873,775,097	873,775,097	543,880	8,457,286-	7,913,406-	865,861,691
APPRAISED VALUE	6,593,325,295	6,593,325,295	543,880	8,887,352-	8,343,472-	6,584,981,823
EXEMPTIONS	1,782,152,718	1,782,152,718	0	10,176,801	10,176,801	1,792,329,519
TAXABLE VALUE	4,778,686,394	4,778,686,394	543,880	19,064,153-	18,520,273-	4,760,166,121
LEVY	224,620.94	224,620.94	2,660.60	87,294.87-	84,634.27-	139,986.67
UNCOLLECTIBLE	.00	.00	.00	.00	.00	.00
RECEIVABLE						
EXEMPTION COUNTS:						
HOMESTEADS	10,595	10,595	0	89	89	10,684
OVER 65	3,475	3,475	0	33	33	3,508
DISABLED	180	180	0	10	10	190
VETERAN	253	253	0	4	4	257
TOTAL EXEMPT	84	84	0	0	0	84

ALL PROPERTY

TAX COLLECTION SYSTEM
SUPPLEMENTAL / ADJUSTMENT CONTROL TOTALS
FOR TAX YEAR: 2021
JURISDICTION: 0337 FRIENDWD CITY

PAGE: 186
INCLUDES AG ROLLBACK

	CERTIFIED ROLL	ROLL AS OF 08/01/2023	SUPPLEMENTALS THIS PERIOD	ADJUSTMENTS THIS PERIOD	NET CHANGE THIS PERIOD	ROLL AS OF 06/30/2024
LAND VALUE	5,827,810,207	5,827,810,207	0	604,274-	604,274-	5,827,205,933
AG EXCLUSION	33,691,313	33,691,313	0	380,567-	380,567-	33,310,746
IMPROVEMENTS	775,157,465	775,157,465	610,453	418,918-	191,535	775,349,000
APPRAISED VALUE	5,827,810,207	5,827,810,207	610,453	1,023,192-	412,739-	5,827,397,468
EXEMPTIONS	1,579,451,702	1,579,451,702	0	3,352,574	2,972,007	1,582,423,709
TAXABLE VALUE	4,214,667,192	4,214,667,192	610,453	3,995,199-	3,384,746-	4,211,282,446
LEVY	46,007.11	46,007.11	2,974.83	13,877.50-	10,902.67-	35,104.44
UNCOLLECTIBLE	.00	.00	.00	.00	.00	.00
RECEIVABLE					.00	
EXEMPTION COUNTS:						
HOMESTEADS	10,298	10,298	0	25	25	10,323
OVER 65	3,255	3,255	0	10	10	3,265
DISABLED	181	181	0	6	6	187
VETERAN	240	240	0	2	2	242
TOTAL EXEMPT	84	84	0	0	0	84

ALL PROPERTY

TAX COLLECTION SYSTEM
SUPPLEMENTAL / ADJUSTMENT CONTROL TOTALS
FOR TAX YEAR: 2020
JURISDICTION: 0337 FRIENDWD CITY

PAGE: 187
INCLUDES AG ROLLBACK

	CERTIFIED ROLL	ROLL AS OF 08/01/2023	SUPPLEMENTALS THIS PERIOD	ADJUSTMENTS THIS PERIOD	NET CHANGE THIS PERIOD	ROLL AS OF 06/30/2024
LAND VALUE	5,043,274,252	5,043,274,252	0	10-	10-	5,043,274,242
AG EXCLUSION	27,337,308	27,337,308	0	0	0	27,337,308
IMPROVEMENTS	706,413,340	706,413,340	0	19,050-	19,050-	706,394,290
APPRAISED VALUE	5,043,274,252	5,043,274,252	0	19,060-	19,060-	5,043,255,192
EXEMPTIONS	1,218,139,975	1,218,139,975	0	102,486-	102,486-	1,218,037,489
TAXABLE VALUE	3,797,796,969	3,797,796,969	0	83,426	83,426	3,797,880,395
LEVY	28,524.90	28,524.90	*.00	563.16	563.16	29,088.06
UNCOLLECTIBLE	.00	.00	.00	*.00	*.00	*.00
RECEIVABLE					.00	
EXEMPTION COUNTS:						
HOMESTEADS	10,220	10,220	0	2-	2-	10,218
OVER 65	3,163	3,163	0	2-	2-	3,161
DISABLED	182	182	0	0	0	182
VETERAN	221	221	0	3	3	224
TOTAL EXEMPT	80	80	0	0	0	80

ALL PROPERTY

TAX COLLECTION SYSTEM
SUPPLEMENTAL / ADJUSTMENT CONTROL TOTALS
FOR TAX YEAR: 2019
JURISDICTION: 0337 FRIENDMD CITY

	CERTIFIED ROLL	ROLL AS OF 08/01/2023	SUPPLEMENTALS THIS PERIOD	ADJUSTMENTS THIS PERIOD	NET CHANGE THIS PERIOD	ROLL AS OF 06/30/2024
LAND VALUE	4,537,437,822	4,537,437,822	0	10-	10-	4,537,437,812
AG EXCLUSION	24,683,691	24,683,691	0	0	0	24,683,691
IMPROVEMENTS	645,931,872	645,931,872	0	48,320-	48,320-	645,883,552
APPRAISED VALUE	4,537,437,822	4,537,437,822	0	48,330-	48,330-	4,537,389,492
EXEMPTIONS	1,018,439,121	1,018,439,121	0	28,990	28,990	1,018,468,111
TAXABLE VALUE	3,494,315,010	3,494,315,010	0	77,320-	77,320-	3,494,237,690
LEVY	20,010.02	20,010.02	.00	428.38-	428.38-	19,581.64
UNCOLLECTIBLE	.00	.00	.00	.00	.00	.00
RECEIVABLE						.00
EXEMPTION COUNTS:						
HOMESTEADS	10,000	10,000	0	0	0	10,000
OVER 65	2,975	2,975	0	0	0	2,975
DISABLED	181	181	0	0	0	181
VETERAN	205	205	0	3	3	208
TOTAL EXEMPT	74	74	0	0	0	74

ALL PROPERTY

TAX COLLECTION SYSTEM
SUPPLEMENTAL / ADJUSTMENT CONTROL TOTALS
FOR TAX YEAR: 2018
JURISDICTION: 0337 FRIENDWD CITY

	CERTIFIED ROLL	ROLL AS OF 08/01/2023	SUPPLEMENTALS THIS PERIOD	ADJUSTMENTS THIS PERIOD	NET CHANGE THIS PERIOD	ROLL AS OF 06/30/2024
LAND VALUE	4,207,374,518	4,207,374,518	0	0	0	4,207,374,518
AG EXCLUSION	23,842,910	23,842,910	0	0	0	23,842,910
IMPROVEMENTS	617,900,409	617,900,409	0	0	0	617,900,409
APPRAISED VALUE	4,207,374,518	4,207,374,518	0	0	0	4,207,374,518
EXEMPTIONS	891,117,422	891,117,422	0	41,690-	41,690-	891,075,732
TAXABLE VALUE	3,292,414,186	3,292,414,186	0	41,690	41,690	3,292,455,876
LEVY	14,875.89	14,875.89	*00	233.69	233.69	15,109.58
UNCOLLECTIBLE	.00	.00	*00	.00	.00	.00
RECEIVABLE					.00	
EXEMPTION COUNTS:						
HOMESTEADS	10,001	10,001	0	1-	1-	10,000
OVER 65	2,897	2,897	0	1-	1-	2,896
DISABLED	0	0	0	0	0	0
VETERAN	204	204	0	0	0	204
TOTAL EXEMPT	0	0	0	0	0	0

Summary of Jurisdiction Remittances Processed Property Tax File

For Remitted Deposit Dates 06/01/2024 thru 06/30/2024 as of 07/03/2024

Batch Seq
4586644

Report run on: July 3, 2024 12:22 PM

Tax Unit		M & O Total	I & S Total	TIF Levy	TIF Interest	Fee Total	Total
337 FRIENDWD CITY							
ACH 87823	Print Date:07/02/2024						
	Current	23,933.02	7,649.34	0.00	0.00	0.00	31,582.36
	Delq	821.58	208.81	0.00	0.00	0.00	1,030.39
Last Deposit Date	06/04/2024	\$24,754.60	\$7,858.15	\$0.00	\$0.00	\$0.00	\$32,612.75
ACH 87868	Print Date:07/02/2024						
	Current	19,194.86	6,135.01	0.00	0.00	0.00	25,329.87
	Delq	167.58	41.49	0.00	0.00	0.00	209.07
Last Deposit Date	06/07/2024	\$19,362.44	\$6,176.50	\$0.00	\$0.00	\$0.00	\$25,538.94
ACH 87916	Print Date:07/02/2024						
	Current	7,912.60	2,529.00	0.00	0.00	0.00	10,441.60
	Delq	1,487.10	394.48	0.00	0.00	0.00	1,881.58
Last Deposit Date	06/11/2024	\$9,399.70	\$2,923.48	\$0.00	\$0.00	\$0.00	\$12,323.18
ACH 87960	Print Date:07/02/2024						
	Current	35,998.09	11,505.60	0.00	0.00	0.00	47,503.69
	Delq	(1,538.84)	(393.25)	0.00	0.00	0.00	(1,932.09)
Last Deposit Date	06/18/2024	\$34,459.25	\$11,112.35	\$0.00	\$0.00	\$0.00	\$45,571.60
ACH 88007	Print Date:07/02/2024						
	Current	13,782.41	4,405.05	0.00	0.00	0.00	18,187.46
	Delq	1,466.25	372.64	0.00	0.00	0.00	1,838.89
Last Deposit Date	06/24/2024	\$15,248.66	\$4,777.69	\$0.00	\$0.00	\$0.00	\$20,026.35
ACH 88054	Print Date:07/02/2024						
	Current	27,905.62	8,919.03	0.00	0.00	0.00	36,824.65
	Delq	148.16	37.70	0.00	0.00	0.00	185.86
Last Deposit Date	06/28/2024	\$28,053.78	\$8,956.73	\$0.00	\$0.00	\$0.00	\$37,010.51
Total:		\$131,278.43	\$41,804.90	\$0.00	\$0.00	\$0.00	\$173,083.33

FRIENDSWOOD CITY COUNCIL AGENDA ITEM FORM

This form should be completed and forwarded to the City Manager's Office as soon as possible prior to the first date that the item is expected to be placed on the Friendswood City Council agenda.

Date requested for City Council consideration: August 5, 2024

Date submitted: 06/12/2024

Prepared by: Leticia Brysch, Assistant City Manager/City Secretary

Subject: Consider approving the minutes of the City Council Regular Meeting held on July 1, 2024.

Originating Department: City Secretary

Degree of importance:

SUMMARY / ORIGINATING CAUSE

This item allows the City Council to review and approve the minutes of the City Council Regular Meeting held on July 1, 2024.

IMMINENT CONSEQUENCES / BENEFIT TO COMMUNITY

RECOMMENDATIONS

Staff recommends approval.

ATTACHMENTS

1. Draft July 1, 2024, CC Minutes

**MINUTES OF THE REGULAR MEETING OF THE
CITY COUNCIL OF THE CITY OF FRIENDSWOOD
JULY 1, 2024**

THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD MET IN A REGULAR MEETING ON MONDAY, JULY 1, 2024, AT 5:00 P.M. IN THE COUNCIL CHAMBERS, FRIENDSWOOD CITY HALL, LOCATED AT 910 S. FRIENDSWOOD DRIVE, FRIENDSWOOD, TEXAS, WITH THE FOLLOWING MEMBERS PRESENT CONSTITUTING A QUORUM:

John Ellisor	Councilmember
Trish Hanks	Councilmember
Sally Branson	Councilmember
Joe Matranga	Mayor Pro Tem
Brent Erenwert	Councilmember
Mike Foreman	Mayor
Morad Kabiri	City Manager
Karen Horner	City Attorney
Leticia Brysch	City Secretary

1. CALL TO ORDER

Mayor Foreman called the meeting to order with a quorum present at 5:00 P.M.; all members were present.

2. INVOCATION

The invocation was led Pastor Bobby Kirkpatrick of Friendswood Friends Church.

3. PLEDGE OF ALLEGIANCE - United States and State of Texas

Mayor Foreman led the Pledge of Allegiance of the United States and the Pledge to the State of Texas.

4. COUNCIL COMMENTS AND REPORTS

Councilmember Branson stated that the father of Ms. Cheryl Bullion, a long-time volunteer with Friendswood ISD and the Friendswood Schools Museum, had passed away earlier in the day and she extended her condolences to the family.

Mayor Foreman noted that the Parks and Recreation Department's Concert Series held during the months of May and June was outstanding. In addition, the City hosted "The Gathering," which is an event that celebrates all Friendswood volunteers and City Staff. Mayor Foreman also congratulated the winners of the photo contest and noted that he absconded with one of the award winners. He took a copy for his office because it was such a great photo.

Councilmember Griffon shared that the Senior Activity Center is busy over the summer with Village on the Park bingo and lunch on July 11th, a trip to Heritage Village, Clyde Gray House Museum and Picket House in Woodville, Texas, on July 16th, lunch at the Stingy Restaurant in Marina, on July 18th, and the Hometown Opera in Pasadena, July 9th, among others. All seniors over the age of sixty (60) can attend.

Councilmember Matranga thanked Deputy Nikki Bender and Director Brian Mansfield from the City's Emergency Services Department for providing members of the City Council with National Incident Management Systems (NIMS) Overview training.

Councilmember Hanks also extended her condolences to Ms. Cheryl Bullion over the loss of her father. She further thanked the Knights of Columbus for providing the lunch at The Gathering. Councilmember Hanks noted that The Gathering is a great Friendswood tradition where the community thanks the City's Staff and volunteers for their service.

5. PUBLIC COMMENT

Mr. Chris Johnson requested to speak before the Council regarding the proposed amendments to the Council's rules of procedure. He encouraged the Council not to reduce the time frame for public comment during public hearings from five (5) minutes to three (3) minutes.

Mr. Phillip Ratisseau requested to speak before the Council to express his discontent with the Council's leadership with controversial items, particularly those related to a proposed development and its related boulevard.

6. WORK SESSION TOPICS

A. Receive and discuss an update regarding the City of Friendswood Capital Improvement Projects.

Director of Engineering Jil Arias presented the item to Council and provided a presentation on the City's Quarterly Capital Improvement Projects Update.

The first project for discussion is the Blackhawk Boulevard, Phase II-B. Mr. Arias noted this is the portion that is currently under construction on Blackhawk Boulevard. One of the project's major milestones is the installation of the water line and underground work, which is the longest portion of the project. Mr. Arias shared that the project was behind schedule primarily due to inclement weather and supply chain delays. Nevertheless, the project is moving forward, and they are looking at a November timeframe for the completion of this project. Additionally, Blackhawk Boulevard, Phase II-C, the portion to complete Blackhawk, is currently in the engineering phase. Mr. Arias explained that entails repackaging the design into bid documents that will be approved by staff prior to going out for bid this summer.

Mr. Arias then discussed two (2) projects that the City of Friendswood is in collaboration with Harris County, Precinct Two. The City has been notified that the precinct has decided to partner with them to signalize the intersection of Bay Area Boulevard and Grissom Road. The large majority of the traffic going through that intersection comes from League City. Last year, the City of Friendswood put stop signs at that intersection because of a multitude of accidents that could have been prevented by a stop sign. Since then, they have not had those issues. League City performed a traffic study at that intersection and determined that a signal was needed. They have asked Harris County to take this into their inventory of signals and become the responsible entity moving forward.

Furthermore, Fire Station No. Two (2) is complete with only minor items pending completion. Mr. Arias noted the contractor has turned over the keys to the City and that the facility is move-in-ready.

As it relates to the twenty-four (24) inch Water Line Crossing Project, Mr. Arias explained this project is for a waterline that will connect the City of Friendswood's Downtown District to Blackhawk Boulevard. This project is being funded by the American Rescue Plan Act (ARPA) funds and has ninety percent (90%) of its engineering plans completed. Once these plans are completed, they will be submitted to City Staff for final review and approval before being bid out in the next few months.

With regard to the Tank Rehab Project, Mr. Arias relayed the old water tower has been updated and repainted. He noted this is one of the three (3) water towers that have been completed in the last year. The fourth is a ground storage tank located at the Surface Water Plant No. One (1) at the intersection of Blackhawk and FM528 that will be rehabbed next. Mr. Arias noted this is a significant tank in the City's water system. Staff is going to wait after the summer when water usage decreases to begin the rehab.

Mr. Arias relayed that the City has a number of projects with Houston Galveston Area Council (H-GAC). The projects are being led by the H-GAC and include the Friendswood Master Trail Plan and Parkway Corridor Study. The following notes were provided regarding these two (2) projects:

- The Friendswood Master Trail Plan is at the request for qualifications (RFQ) phase. Staff is currently evaluating the qualifications submissions of several consultants that responded to the RFQ. This Master Trail Plan will be incorporated into the City's Parks Master Plan.
- As it relates to the Friendswood Parkway Corridor Study, H-GAC is in the process of putting its public participation plan together which is going to outline the schedule for public meetings to collect input on the parkway.

Mr. Arias further noted that there are several projects that Staff are calling the "Carry-Over Spending Projects." These would utilize federal dollars funded through H-GAC that need to be spent within the next two years. The projects are along FM528 that are designed to reduce congestion and improve traffic flow. These projects are in the design phase with Texas Department of Transportation (TxDOT) and include:

- FM528 at Bay Area Boulevard for additional lanes utilizing existing right-of-way to increase turning movements & decrease time at intersection;
- FM528 at Winding Way for new northbound right turn lane;
- FM528 at FM 518 for dual left turn lanes along FM 528; and
- FM528 at Sunset for restriping and reprogramming of traffic signals to add a second left turn southbound Sunset.

The fifth project Mr. Arias presented was Friendswood Parkway "E" Phase, which is the environmental and preliminary engineering phase of this project. Mr. Arias noted this relied on the completion of the Corridor Study that he previously mentioned.

With no questions from the Council, Mayor Foreman thanked Mr. Arias for the report.

Mayor Foreman took the agenda out of order and called for the Manager's Report, Items 8.A. through 8.I., to be considered at this time.

8. CITY MANAGER'S REPORT

a. Present an update concerning the National Parks and Recreation Month (July 2024).

City Manager Morad Kabiri noted this is a very busy time for the Parks and Recreation Department with its summer programming and 4th of July events. He recognized July as National Parks and Recreation Month and thanked Staff and volunteers for the hard work they do to maintain a spectacular series of parks and programming.

b. Present an update regarding Food Truck Tuesdays at Stevenson Park.

City Manager Morad Kabiri stated that the City has Food Truck Tuesdays through the summer and is being led by the Friendswood Farmer's Market. Every Tuesday night in July, there will be food trucks outside of Stevenson Park offering a variety of food to park goers and residents.

c. Present an update regarding Park's Taylor Swift Tribute Band event.

City Manager Morad Kabiri announced there will be a Taylor Swift cover band coming to Friendswood in September. Tickets went on sale last week and are close to being sold out. The band will be at Centennial Park on September 20th, at 8:00 P.M.

d. Present an update on the Battle of the Patches Blood Drive.

City Manager Morad Kabiri shared that today was the Battle of the Patches between the police departments of Friendswood and Pearland to see who could get more blood donations. While he did not have the results yet, Mr. Kabiri felt confident that Friendswood PD would prevail.

e. Acknowledge the Friendswood Police Department for being recognized as a top "Power User" by Flock Safety.

City Manager Morad Kabiri announced that the Friendswood Police Department (FPD) was recognized by the Flock Safety Power Group. Mr. Kabiri explained "Flock" are the automated license plate readers that are located throughout the City. Friendswood was recognized for being a Top 20 user out of over 3,000 communities. Mr. Kabiri applauded the FPD's efforts to leverage and looking for ways to better utilize this technology in order to serve the community and provide a safer environment.

f. Recognize the Knights of Columbus Mary Queen Council 8494 for its donation to the Friendswood Police Department, the Friendswood Emergency Medical Services Division and the Friendswood Volunteer Fire Department.

City Manager Morad Kabiri shared that the Knights of Columbus at Mary Queen Catholic Church recently gave donations to the City's Emergency Services Department and Police Department in recognition of the hard work that they do and to help them continue their efforts. Mr. Kabiri thanked the Knights of Columbus for their contribution.

g. Receive an update concerning the Interlocal Agreement with the Galveston County Consolidated Drainage District for the Master Drainage Plan.

City Manager Morad Kabiri stated that several months back, the City of Friendswood executed an interlocal agreement to partner with the Galveston County Drainage District for a Master Drainage Plan.

However, shortly after the execution of that agreement, the City acquired a 90-10-grant through the Texas Division of Emergency Management to fund a Master Drainage Plan for the City of Friendswood. As such, the Drainage District requested to take their share to look at other areas within their jurisdictions that are outside of Friendswood, but that will compliment Friendswood's Master Drainage Plan, which the agreement allows. Staff feels that with this grant, the agreement monies can be maximized to better support the region by both entities.

h. Present an update regarding Hurricane Preparedness.

City Manager Morad Kabiri announced the City is now in hurricane preparedness mode. He noted there have already been two (2) named storms this season with a third one coming shortly. Mr. Kabiri encouraged everyone to (1) register for city alerts, (2) identify their needs as they relate to their homes, and (3) prep their hurricane equipment and food supplies. Lastly, he encouraged residents to purchase flood insurance.

i. Present an update on the Apollo 11 Landing – Celebrating the 55th Anniversary at Friendswood Library.

City Manager Morad Kabiri recognized the 55th anniversary of the Apollo 11 landing on the moon. He noted that in recognition of this event, the Friends of the Library will be hosting a celebration on Monday, July 15th at 7:00 P.M., with Retired NASA Engineer, Harold Benson who will explain NASA's Space Program's impact on Friendswood.

Mayor Foreman returned to the original order of the agenda and called for Item 7.A.

7. ZONE CHANGE REQUEST FOR 3111 W PARKWOOD AVE, SPECIAL USE PERMIT TO ALLOW NAICS USE #237, HEAVY AND CIVIL ENGINEERING CONSTRUCTION WITH AN UNDERLYING ZONING OF BUSINESS PARK

a. Conduct a public hearing regarding a request for a Specific Use Permit (SUP) to allow NAICS Use #237, Heavy and Civil Engineering Construction, to be located at 3111 W. Parkwood Avenue, which is zoned Business Park (BP), being 15.5244 acres out of Beatty, Seale & Forewood Survey, Section 5, Abstract Number 625, and I. & G.N.R.R. Company Survey, Section 23, Abstract Number 624, Friendswood, Galveston County, Texas.

Mayor Foreman opened the public hearing at 5:30 P.M. and requested that the Staff give the Council an overview of the item.

Director of the Community Development Department Aubrey Harbin stated that the subject property has an underlying zoning of Business Park District. She noted that this tract is undeveloped and has limited frontage on West Parkwood Avenue with the L-shape of the parcel sitting quite a way back off FM528. The proposed developer for this property is Standard Constructors Incorporated, which is a family-owned company. She noted that some of the family members live in Friendswood and want to move their business from Houston to Friendswood. Ms. Harbin noted that the proposed development will include a three (3) story office building that will sit towards the front of the property.

Ms. Harbin further noted that this property encumbered a lot of issues to develop. Nevertheless, the developers have been able to find a way to use the property. Ms. Harbin also noted that the development will have two (2) single-story equipment buildings to store their equipment with access to FM528. Lastly, she noted that this development will house forty (40) to sixty (60) employees in Friendswood.

The Planning and Zoning Commission conducted a public hearing regarding this item on June 13th. No one spoke in opposition and the Commission voted six to zero to approve the requested zone change.

With no one signed up to speak, Mayor Foreman closed this public hearing at 5:33 P.M.

b. Consider an ordinance regarding a proposed Specific Use Permit (SUP) to allow NAICS Use #237, Heavy and Civil Engineering Construction, to be located at 3111 W. Parkwood Avenue, which is zoning is Business Park (BP).

A motion was made by Councilmember Griffon and seconded by Councilmember Erenwert, approving Ordinance No. 2024-19, as submitted; however, there was discussion prior to the vote.

Councilmember Matranga asked if this development met the eight (8) part test for granting this specific use permit. Director of Community Development Department Aubrey Harbin confirmed that this development met the Specific Use Permit (SUP) eight (8) part test.

Councilmember Griffon asked if the equipment will be on location and if there would be a huge traffic influx on FM528. Mr. Tom Hinkley, Chair of the Planning and Zoning Commission responded that most of the development's equipment would stay out for extended periods of time and would not be housed at the facility very often. As such, there would not be a large traffic impact on FM528.

Councilmember Griffon inquired if this development would drain into Dickinson Bayou. City Manager Morad Kabiri stated that the development is within the Dickinson Bayou Watershed; therefore, it would drain into Dickinson Bayou. With no further comments, Mayor Foreman called for a vote.

The vote for the motion on the table was as follows:

Ayes: Mayor Mike Foreman, Councilmember John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Councilmember Joe Matranga, and Councilmember Brent Erenwert

Nays: None

The item passed unanimously.

ORDINANCE NO. 2024-19

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, GRANTING A SPECIFIC USE PERMIT TO ALLOW NAICS USE NO. 237 "HEAVY AND CIVIL ENGINEERING CONSTRUCTION" FOR THE PROPERTY LOCATED AT 3111 W. PARKWOOD AVENUE, FRIENDSWOOD, GALVESTON COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED AS APPROXIMATELY 15.5244 ACRES OUT OF BEATTY, SEALE & FOREWOOD

SURVEY, SECTION 5, ABSTRACT NUMBER 625, AND I. & G.N.R.R. COMPANY SURVEY, SECTION 23, ABSTRACT NUMBER 624, FRIENDSWOOD, GALVESTON COUNTY, TEXAS; PROVIDING A MAXIMUM PENALTY OF TWO THOUSAND AND NO/100 DOLLARS (\$2,000.00); REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HEREWITH; CONTAINING A SAVINGS CLAUSE; AND PROVIDING FOR THE PUBLICATION AND EFFECTIVE DATE.

9. BUSINESS ITEMS

a. Consider authorizing a School Crossing Guard Agreement with Clear Creek Independent School District for School Year 2024-25.

A motion was made by Councilmember Hanks and seconded by Councilmember Griffon related to Item 11.A. The vote was as follows:

Ayes: Mayor Mike Foreman, Councilmember John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Mayor Pro Tem Joe Matranga, and Councilmember Brent Erenwert

Nays: None

The item passed unanimously.

b. Consider authorizing the First Amendment to the Grant Administration Services Agreement with GrantWorks, Inc., for the U.S. Department of Housing and Urban Development Community Development Block Grant - Mitigation Funds (CDBG-MIT 24-065-030-E485) administered by the Texas General Land Office.

A motion was made by Councilmember Branson and seconded by Councilmember Griffon related to Item 11.B. The vote was as follows:

Ayes: Mayor Mike Foreman, Councilmember John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Mayor Pro Tem Joe Matranga, and Councilmember Brent Erenwert

Nays: None

The item passed unanimously.

10. PROPOSED RESOLUTIONS & ORDINANCES

a. Consider on first reading an ordinance amending Chapter 70 "Streets, Sidewalks, and Other Public Places," Article III "Construction," Sections 70-77 "Restricted use," 70-79 "Maximum plant height," 70-80 "Minimum branch height above street gutter flow lines," and 70-81 "Extending into street" of the Friendswood City Code to revise the permitted height of plants, trees, and branches in and over restricted areas, including visibility triangles and other traveled public ways.

A motion was made by Councilmember Branson and seconded by Councilmember Erenwert to approve the first reading of a proposed ordinance, related to Item 10.A., as submitted. The vote was as follows:

Ayes: Mayor Mike Foreman, Councilmember John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Mayor Pro Tem Joe Matranga, and Councilmember Brent Erenwert

Nays: None

The item passed unanimously.

PROPOSED ORDINANCE

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AMENDING CHAPTER 70 "STREETS, SIDEWALKS, AND OTHER PUBLIC PLACES," ARTICLE III "CONSTRUCTION," SECTIONS 70-77 "RESTRICTED AREA," 70-79 "MAXIMUM PLANT HEIGHT," 70-80 "MINIMUM BRANCH HEIGHT ABOVE STREET GUTTER FLOW LINE" AND 70-81 "EXTENDING INTO STREET" OF THE FRIENDSWOOD CITY CODE TO REVISE THE PERMITTED HEIGHT OF PLANTS, TREES, AND BRANCHES IN AND OVER RESTRICTED AREAS, INCLUDING VISIBILITY TRIANGLES AND OVER TRAVELED PUBLIC WAYS; PROVIDING A MAXIMUM PENALTY OF FIVE HUNDRED AND NO/100 DOLLARS (\$500.00); REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES INCONSISTENT OR IN CONFLICT HEREWITH; PROVIDING FOR SEVERABILITY, PUBLICATION AND AN EFFECTIVE DATE.

- b. Consider an ordinance amending the City's General Budget for Fiscal Year 2023-2024 by approving "Budget Amendment VIII" and providing for supplemental appropriation and/or transfer of certain funds.**

A motion was made by Councilmember Matranga and seconded by Councilmember Erenwert to approve Ordinance No. 2024-20, as submitted. The vote was as follows:

Ayes: Mayor Mike Foreman, Councilmember John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Mayor Pro Tem Joe Matranga, and Councilmember Brent Erenwert

Nays: None

The item passed unanimously.

ORDINANCE NO. 2024-20

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, AMENDING ORDINANCE NO. 2023-20, PASSED AND APPROVED AUGUST 28, 2023, THE SAME BEING AN ORDINANCE APPROVING AND ADOPTING THE CITY'S GENERAL BUDGET FOR FISCAL YEAR 2023-24, BY

APPROVING "BUDGET AMENDMENT VIII" THERETO; PROVIDING FOR SUPPLEMENTAL APPROPRIATION AND/OR TRANSFER OF CERTAIN FUNDS; PROVIDING FOR SEVERABILITY; PROVIDING OTHER MATTERS RELATED TO THE SUBJECT; AND PROVIDING FOR THE EFFECTIVE DATE.

c. Consider a resolution adopting an updated vision statement for the City of Friendswood.

A motion was made by Councilmember Hanks and seconded by Mayor Foreman to approve a Resolution No. R2024-20, with the following language:

The City of Friendswood is dedicated to supporting a safe, family- and business- friendly community by providing quality public services, fostering a vibrant economic climate, and ensuring robust emergency operations through fiscal responsibility.

To achieve this, City Council desires to invest in our personnel and proactively address drainage, flooding, and mobility issues, while diversifying a tax base that will nurture a strong sense of community.

The Council discussed the item briefly and concurred on the proposed language. With Council's consensus, Mayor Foreman called for a vote.

The vote was as follows:

Ayes: Mayor Mike Foreman, Councilmember John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Mayor Pro Tem Joe Matranga, and Councilmember Brent Erenwert

Nays: None

The item passed unanimously.

RESOLUTION NO. R2024-20

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, ADOPTING A VISION STATEMENT FOR THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD; REPEALING ALL RESOLUTIONS OR PARTS OF RESOLUTIONS INCONSISTENT OR IN CONFLICT HEREWITH; AND PROVIDING AN EFFECTIVE DATE.

d. Consider a resolution amending the City Council's Rules of Procedure to refine the procedures for purposes of efficiency and conformance with state and local laws.

A motion was made by Councilmember Griffon and seconded by Councilmember Hanks to approve Resolution No. R2024-21; however, discussion took place prior to the vote.

A motion was made by Councilmember Ellisor and seconded by Mayor Foreman to amend Resolution No. R2024-21, to keep the time for public comment during public hearings at five (5) minutes per speaker instead of three (3) minutes. The vote was as follows:

Ayes: Mayor Mike Foreman, Councilmember John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Mayor Pro Tem Joe Matranga, and Councilmember Brent Erenwert

Nays: None

The item passed unanimously.

Mayor Foreman called for a vote on the original motion as amended. The vote was as follows:

Ayes: Mayor Mike Foreman, Councilmember John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Mayor Pro Tem Joe Matranga, and Councilmember Brent Erenwert

Nays: None

The item passed unanimously.

RESOLUTION NO. R2024-21

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD, TEXAS, ADOPTING A VISION STATEMENT FOR THE CITY COUNCIL OF THE CITY OF FRIENDSWOOD; REPEALING ALL RESOLUTIONS OR PARTS OF RESOLUTIONS INCONSISTENT OR IN CONFLICT HEREWITH; AND PROVIDING AN EFFECTIVE DATE.

11. CONSENT AGENDA

A motion was made by Councilmember Branson and seconded by Councilmember Erenwert to approve the Consent Agenda Items 11.A. through 11.I. The vote was the following:

Ayes: Mayor Mike Foreman, Councilmember John Ellisor, Councilmember Sally Branson, Councilmember Trish Hanks, Councilmember Robert J. Griffon, Mayor Pro Tem Joe Matranga, and Councilmember Brent Erenwert

Nays: None

The item passed unanimously.

- a. **Consider adopting the appointments of the City Council Liaisons to Committees, Boards, and Commissions.**
- b. **Consider authorizing an interlocal agreement with Galveston County for the FY2025 Meal Program.**
- c. **Consider an interlocal agreement with the Texas Municipal League Intergovernmental Risk Pool for Cyber Liability and Data Breach Response.**

- d. Consider ratifying the City Manager's signature and authorizing the emergency repairs of a pump for Sanitary Sewer Lift Station #2.**
- e. Consider authorizing a Buyout License Agreement with Ignatius and Janet Leonards for property located at 0 Colonial Drive and more particularly described as Lot 14, Block 6, Heritage Estates, Section 2, Galveston County, Texas.**
- f. Consider appointing Denise Spruiell to the Community & Economic Development Committee for a three-year term beginning immediately and ending on June 30, 2027.**
- g. Consider approving the ad valorem tax report for May 2024.**
- h. Consider approving the minutes of the City Council Regular Meeting held on June 3, 2024.**
- i. Consider approving the minutes of the City Council Special Meeting held on June 22, 2024.**

12. EXECUTIVE SESSION

- A. Recess into and conduct an executive session pursuant to Section 551.071 of the Texas Government Code to seek the advice of the City's attorneys regarding Cause No. 18-CV-0108; Tostado v. City of Friendswood, in the 122nd Judicial District Court, Galveston County, Texas.**

At 5:49 P.M., Mayor Foreman recessed and convened into an Executive Session pursuant to Section 551.071 of the Texas Government Code to seek the advice of the City Attorney regarding a legal matter.

At 6:10 P.M., Mayor Foreman reconvened the meeting and announced that, in accordance with Section 551.102 of the Texas Government Code, no action was taken in the Executive Session.

13. ADJOURNMENT

With there being no further business, Mayor Foreman adjourned the July 1, 2024, City Council Regular Meeting at 6:10 P.M.

Mike Foreman, Mayor

Attest:

Leticia Brysch, City Secretary