



City of Richmond

Where History Meets Opportunity

Special Scheduled City Commission Meeting (in person)

**600 Morton Street
Richmond, Texas 77406**

Monday, June 14, 2021 at 4:30 P.M.
and

via Live Stream at
<https://zoom.us/j/92261208592>

Meeting ID: 922 6120 8592

One tap mobile

+13462487799,,92261208592# US (Houston)

+12532158782,,92261208592# US (Tacoma)

Dial by your location

+1 346 248 7799 US (Houston)

+1 253 215 8782 US (Tacoma)

+1 669 900 6833 US (San Jose)

+1 929 205 6099 US (New York)

+1 301 715 8592 US (Washington DC)

+1 312 626 6799 US (Chicago)

Meeting ID: 922 6120 8592

Find your local number: <https://zoom.us/j/92261208592>

Mayor Rebecca K. Haas

Commissioner Terry Gaul

Commissioner Barry Beard

Commissioner Carl Drozd

Commissioner Alex BeMent

Members of the public may submit comments to the City Commission in any of the following ways: 1) emailing the City Secretary at Iscarlato@richmondtx.gov; 2) delivering written comments to City Hall drop box prior to the meeting; or 3) by notifying the City Secretary in advance that they wish to be contacted by phone at 281-342-5456 option 2 during the meeting in order to make their comments during the comments from the audience for Agenda Items portion of the meeting.

AGENDA

Any item on this posted agenda may be discussed in Executive Session provided it is within one of the permitted categories under Chapter 551 of the Texas Government Code.

City Commission Special Meeting Agenda

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- A1. Call to Order, Quorum Determined and Meeting Declared Open.
- A2. Public comments (Public comment is limited to a maximum of 3 minutes per item. No Deliberations with the Commission. Time may not be given to another speaker.)
- A3. Review and discuss proposed creation of Municipal Utility District No. 251.
- A4. Review and discuss proposed Veranda, Single Family Rental Product.
- A5. Adjourn to Executive Session, as authorized by Texas Government Code, Section 551.071, Attorney Consultation and Section 551.087, Economic Development Negotiations.

EXECUTIVE SESSION

In accordance with Chapter 551, Government Code, Vernon's Texas Code Annotated (V.T.C.A) (Open Meetings Law), "The City Commission may meet in a Closed Executive Meeting pursuant to provisions of the Open Meetings Law, Chapter 551, Government Code, V.T.C.A. in accordance with the authority contained in the following sections"; Sections 551.071, Attorney Consultation and 551.087, Deliberation regarding Economic Incentives.

- E1. Attorney Consultation.
- E2. Deliberation regarding Economic Development Negotiations.

OPEN MEETING

- C1. Reconvene into Open Meeting, and take action on items, if necessary.
- C2. Adjournment.

If, during the course of the meeting covered by this Agenda, the Commission shall determine that an executive session of the Commission, should be held or is required in relation to any item included in this Agenda, then such executive session, as authorized by the Texas Open Meetings Act, will be held by the Board at the date, hour, and place given in this Agenda concerning any and all subjects and for any and all purposes permitted by Sections 551.071-551.090 of the Texas Government Code, including, but not limited to, Section 551.072 – for purpose of deliberating regarding real property on any or all subjects or matters authorized

Any item on this posted agenda may be discussed in Executive Session provided it is within one of the permitted categories under Chapter 551 of the Texas Government Code.

by law.

NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

The City of Richmond City Commission meetings are available to all persons regardless of disability. This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations, should you require special assistance, must be made 48 hours prior to this meeting. Braille is not available. Please contact the City Secretary's office at (281) 342-5456 ex. 504 for needed accommodations.

If you have any questions, please let me know.

Terri Vela

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City Commission Special Meeting Agenda

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600 Morton Street

Monday, June 14, 2021 at 4:30 p.m.

A1. Call to Order, Quorum Determined, Meeting Declared Open.



City of Richmond

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600 Morton Street

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- A3. Public Comments (Public Comments is limited to a maximum of 3 minutes per item. No Deliberations with the Commission. Time may not be given to another speaker.)



City of Richmond

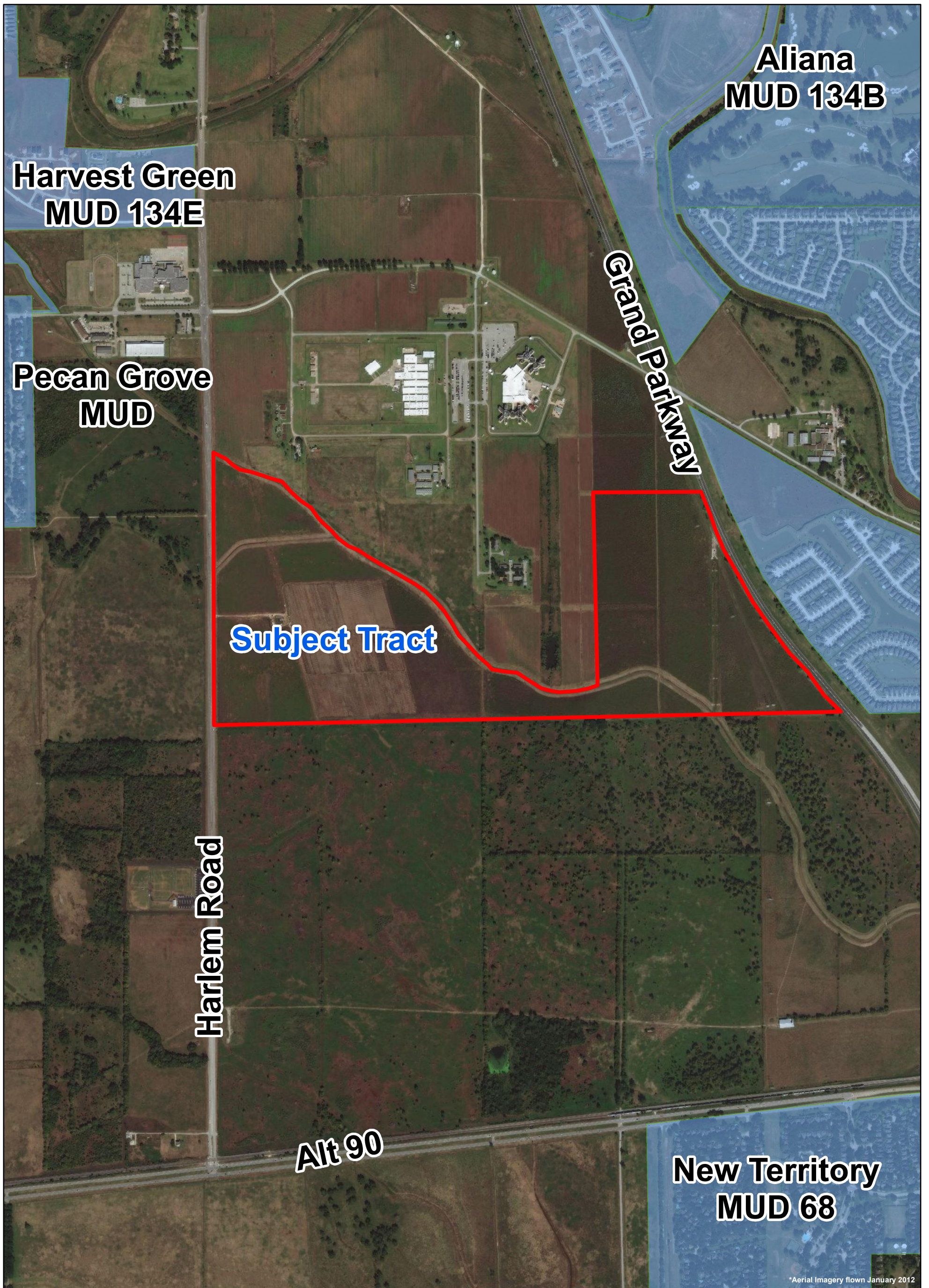
Where History Meets Opportunity

Special Scheduled City Commission Meeting

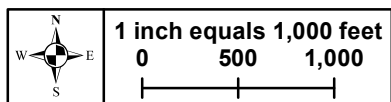
600 Morton Street

Monday, June 14, 2021 at 4:30 p.m.

- A3. Review and discuss proposed creation of Municipal Utility District No. 251.



*Aerial Imagery flown January 2012



Disclaimer:
 This product is offered for informational purposes and may not have been prepared for or be suitable for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of property, governmental and/or political boundaries or related facilities to said boundary. No express warranties are made by concerning the accuracy completeness, reliability, or usability of the information included within this exhibit.

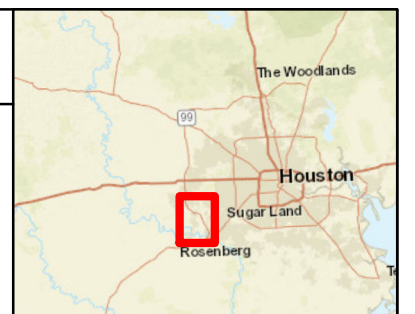
Coordinate System: NAD 83 TX S CENTRAL 4204 FEET
 Vertical Datum: NAVD 1988 - 2001 Adjustment



**LOCATION MAP
 FORT BEND COUNTY, TEXAS**

LEGEND

TYPE
 MUD



VICINITY MAP
 Scale: 1 inch equals 50 miles



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- A4. Review and discuss proposed Veranda, Single Family Rental Product.

Proposed Veranda SFR Community

May 2021



Imagine

Updated Vision for Veranda SFR Community

Streetscape



Source: SDK Atelier and Tricon Residential – May 2021

Planned Home Architecture

Home Plan 1



Home Plan 2



Home Plan 3



Home Plan 4



Source: SDK Atelier and Tricon Residential – May 2021

Motor Court Design

- The motor court neighborhood design provides detached single-family homes, with two car garages, ample driveways, and private yards for all homes at residential densities closer to multi-family developments
- This design provides the most preferred home type – a detached single-family residence – plus the ability to add amenities and greenspace to the neighborhood while also keeping rents reasonably affordable for residents
- The motor court also provides a safe and peaceful place for neighbors to meet and children to play



Source: SDK Atelier and Tricon Residential – July 2020

Motor Court – Streetscape

Street-Facing Home



Source: SDK Atelier and Tricon Residential – May 2021

Motor Court – Interior

Motor-Court Interior Courtyard



Source: SDK Atelier and Tricon Residential – May 2021

Proposed Site Plan with Amenities and Greenspace

Major Advantages

- Attractive streetscape, neighborhood architecture, and community landscape
- 1.6-acre community amenity including neighborhood pool, cabana, park, playground, and greenways
- 100% detached single-family homes with private driveways, 2-car garages, and small private yards



Source: SDK Atelier and Tricon Residential – May 2021

Development Partners

Johnson Development



*Creating Communities that
Celebrate Life*

Highland Homes



For more than 30 years, we've
built award-winning homes
throughout Texas.

Tricon Residential



*Imagine a world where
housing unlocks life's
potential*



Andy Carmody

Managing Director

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acarmody@triconresidential.com

Kevin Baldrige

Chief Operating Officer

949.359.0491

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- A5. Adjourn to Executive Session, as authorized by Texas Government Code, Section 551.071, Attorney Consultation and Section 551.087, Economic Development Negotiations.



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- E1. Executive Session for Attorney Consultation.
- E2. Deliberation regarding Economic Development Negotiations

Open Meeting

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