



STATE OF TEXAS
COUNTY OF FORT BEND
CITY OF RICHMOND

The City Commission for the City of Richmond, Texas met in Special Session at 600 Morton Street on November 1, 2021, at 4:30 p.m.

Mayor Becky Haas proceeded to call the meeting to order at 4:30 p.m. The meeting was broadcast via video conference call. All members of the public may participate in the meeting and via video conference call.

A quorum was present, with the following members in attendance:

Becky Haas, Mayor
Terry Gaul, Commissioner P1
Barry Beard, Commissioner P2
Carl Drozd, Commissioner P3
Alex BeMent, Commissioner P4
Terri Vela, City Manager
Howard Christian, Assistant City Manager "ACM"
Gary Smith, City Attorney
Laura Scarlato, City Secretary

Agenda item A2, Public Comments were opened and there was one citizen signed up to speak however, he was deferred to the agenda item A6. The agenda item was closed.

Mayor Haas requested Agenda Items A6 and A7 be moved to this point in the meeting to allow the City Planner Jose Abraham to attend a Planning and Zoning meeting.

Agenda item A6, Review and discuss proposed Fort Bend County Municipal Utility District No. 251. City Manager Terri Vela introduced the item stating City Planner Jose Abraham would guide the Commission through the differences of MUD 251 and the Unified Development Code (UDC). The history of the project was provided being a 234.872-acre tract for a master planned community named Agrihood. There are numerous requests for variances from the UDC standards as part of the Development Agreement. The proposed project is to be a unique community promoting walking, connection and relationships. There was a lengthy discussion with each Commissioner stipulating the concerns for allowing the variances with the two main apprehensions being safety and density. Fire Chief Mike Youngblood was consulted regarding the

challenges of parked cars and maneuverability of fire trucks. Scott Snodgrass, with The Edible Group, spoke on behalf of the Agrihood Development. There were numerous questions and comments provided from both the Commission and the developer. Richard Muller, The Muller Law Group was present representing the developer. City Manager Vela indicated there were six sections the Commission expressed concerns. City Attorney Gary Smith addressed the Commission as well. It was proposed that additional information be provided before the next meeting and Special Meeting will be held if necessary. Mayor Haas requested the City Planner provide five items that the developer has met with no variances requested. City Manager Vela stated the information would be provided to everyone.

Agenda item A7, Review and consider taking action on Resolution No. 375-2021, approving a Development Agreement with 300 Acres LLC for land within the boundaries of the proposed Fort Bend County Municipal Utility District No. 251. In conjunction with item A6, agenda item A7 was requested to be postponed until November 15, 2021. Commissioner Drozd made the motion to postpone taking action on Resolution No. 375-2021, approving a Development Agreement with 300 Acres LLC for land within the boundaries of the proposed Fort Bend County Municipal Utility District No. 251 to the next Regular Scheduled City Commission Meeting. Commissioner Gaul seconding the motion. The vote was unanimous to approve.

Agenda item A3, Review and discuss Vacant Building Registration and Regulations. City Manager Vela introduced the item and requested staff direction for a policy for vacant buildings within the City of Richmond. There was a lengthy discussion, and the suggestions were to define the term vacant, compile a list of owners/intent and have a property registration with proof of liability insurance. No action was taken on this item.

Agenda item A4, Review and consider taking action on Ordinance No. 2021-25, amending section 1-31 "Building and Standards Commission" of the Richmond Code relating to the eligibility for members of the Building and Standards Commission. City Attorney Gary Smith provided the changes that were being suggested due to the changes in policy. There was a brief discussion. Commissioner Beard made the motion to approve Ordinance No. 2021-25, amending section 1-31 "Building and Standards Commission" of the Richmond Code relating to the eligibility for members of the Building and Standards Commission. Commissioner BeMent seconded the motion and the vote was unanimous to approve.

Agenda A5. Review and consider taking action on Resolution No. 380-2021, appointing Building and Standards Commission. Commissioner Alex BeMent provided the background and the process for interviewing and recommendations for the Building and Standards Board. It was stated that emphasis was placed on the Board members that had served in the past to provide continuity. It was indicated that the candidates are from all areas of the City. Commissioner Beard made the motion to approve

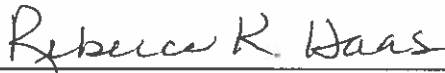
Resolution No. 380-2021, appointing the Building and Standards Commission. Commissioner Gaul seconded the motion and the vote was unanimous to approve.

A8. Review and discuss Depository Policy. Finance Director Justin Alderete provided a presentation regarding the State Law and the City Charter that govern the actions required of a Municipal Depository. Finance Director Alderete provided the current process that is followed by the City. Direction was given to allow for inside or outside of the city limits within a five-mile radius. City Manager Vela indicated a policy would be provided at the November 15, 2021, Commission Meeting. No action was taken.

A9. Update on City Commission/City Manager Strategic Planning. City Manager Vela stated a fall retreat at an off-site location is being arranged. A facilitator will be present as a leadership guide. The exact date will depend on scheduling.

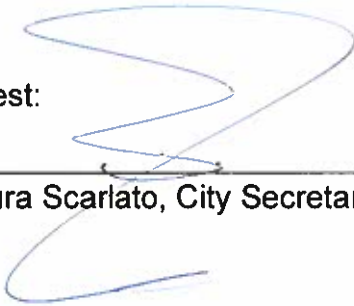
With no further business to discuss, Mayor Haas declared the meeting adjourned at 7:40 p.m.

APPROVED:



Rebecca K. Haas, Mayor

Attest:



Laura Scarlato, City Secretary