

**Kurt Otten, Mayor  
Alex Scanlon  
Randy Chronister**

**AGENDA  
CITY OF CLEAR LAKE SHORES  
CITY COUNCIL  
REGULAR MEETING  
JOINT PUBLIC HEARING WITH  
PLANNING AND ZONING COMM.  
June 7, 2022, at 6:30 pm**

**Monica Ledet  
Steve Wirtes  
Rick Fisher**

NOTICE is hereby given of a Regular Meeting of the City Council for the City of Clear Lake Shores, County of Galveston, State of Texas, to be held on the above-mentioned date and time at Clear Lake Shores Clubhouse located at 931 Cedar Rd., Clear Lake Shores, TX 77565 for the purpose of considering the following numbered items. The City Council of the City of Clear Lake Shores, Texas, reserves the right to meet in a closed council session on any of the below items should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551 of the Texas Government Code.

- 1. CALL TO ORDER & DETERMINATION OF QUORUM**
- 2. PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA AND TO THE TEXAS FLAG**
- 3. Recognition of the High School Senior Graduates Class of 2022.**
- 4. JOINT PUBLIC HEARING:**

Joint Public Hearing with the City Council and the Planning and Zoning Commission concerning a change in zoning request submitted for:

- a. DS9 Investment Properties LLC, owner of property located at ABST 18 Muldoon Sur Lot 201 Clear Lake Shores, requesting a zoning change from NC: Neighborhood Commercial to C-1: Commercial District.
- b. DS9 Investment Properties LLC, owner of property located at ABST 18 Muldoon Sur Lot 202 Clear Lake Shores, requesting a zoning change from NC: Neighborhood Commercial to C-1: Commercial District.
- c. Suzanne Lee, owner of property located at 1016 Aspen, requesting a Change in Zoning from R-1: Residential District to C-1: Commercial District
- d. Suzanne Lee, owner of property located at 1026 Aspen, requesting a Change in Zoning from R-1: Residential District to C-1: Commercial District

**5. REPORTS FROM COUNCIL:**

Councilman Steve Wirtes  
Councilman Rick Fisher  
Councilwoman Monica Ledet  
Councilman Alex Scanlon  
Councilman Randy Chronister  
Mayor Kurt Otten

**6. STAFF REPORTS:**

Police Department - Chief Keele "T.K."  
City Administrator - Brent Spier

**7. COMMITTEE REPORTS:**

Parks and Pool, Roads and Drainage, Zoning Board of Adjustments, Planning and Zoning and Waterfront Compliance Committee.

At this time, any member from one of the above listed committees/commissions may give an update on the interactions of their appointed committee/commission.

**8. CIVIC CLUB ACTIVITY REPORT**

**9. CLS 60<sup>TH</sup> ANNIVERSARY CELEBRATION COMMITTEE**

**10. ECONOMIC DEVELOPMENT CORPORATION**

**11. PUBLIC COMMENTS:**

At this time, any person with city-related business may speak to the City Council. Topic of discussion must be consistent with an item listed on the agenda. In compliance with the Texas Open Meetings Act, City Council may not deliberate. Comments from the public should be limited to a maximum of three (3) minutes per individual.

**12. CONSENT AGENDA:**

- a. Check Register 04/28/2022 thru 06/01/2022
- b. CC / WCC Lease Agreement Workshop Meeting Minutes 04/27/2022
- c. CC Meeting Minutes 05/03/2022
- d. Waterfront Transfer F-135B: Dean Cole to Gregory & Meredith Cooney

**13. PRESENTATION OF FY21 AUDIT from Belt, Harris, Pechacek, LLLP**

**14. NEW BUSINESS: Discussion and possible action may be taken on the following items:**

- a. Approve return of Police Department Safety Vision recording devices to manufacturer when removed from service. *(CA Brent Spier)*
- b. Resolution 2022-07: A Resolution of the City Council of the City of Clear Lake Shores, Texas, supporting a no wake zone in and around the Clear Lake Area on June 24, 2022, during the Texas Outlaw Challenge. *(Mayor Kurt Otten)*
- c. Resolution 2022-08: A Resolution of the City Council of the City of Clear Lake Shores authorizing the adoption of the 2022 Galveston County, Texas Hazard Mitigation Plan update. *(CA Brent Spier)*
- d. Create an ad-hoc committee to review the existing City Ordinances concerning Short-Term Rentals and provide any recommendations for changes to the City Council by the August 02, 2022, City Council Meeting. *(Mayor Kurt Otten)*
- e. Approval of dock box installed on Clear Lake Shores Waterfront Lease #B-052A. *(Councilman Alex Scanlon)*
- f. Action on DS9 Investment Properties LLC, owner of property located at ABST 18 Muldoon Sur Lot 201 Clear Lake Shores, requesting a zoning change from NC: Neighborhood Commercial to C-1: Commercial District. *(Mayor Kurt Otten)*
- g. Action on DS9 Investment Properties LLC, owner of property located at ABST 18 Muldoon Sur Lot 202 Clear Lake Shores, requesting a zoning change from NC: Neighborhood Commercial to C-1: Commercial District. *(Mayor Kurt Otten)*
- h. Action on Suzanne Lee, owner of property located at 1016 Aspen, requesting a Change in Zoning from R-1: Residential District to C-1: Commercial District *(Mayor Kurt Otten)*
- i. Action on Suzanne Lee, owner of property located at 1026 Aspen, requesting a Change in Zoning from R-1: Residential District to C-1: Commercial District *(Mayor Kurt Otten)*

- j. EXECUTIVE SESSION: Pursuant to Section 551.72 authorizes a governmental body to deliberate in executive session on certain matters concerning real property; A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have detrimental effect on the position of the governmental body in negotiations with a third person.
- k. Action from EXECUTIVE SESSION: Pursuant to Section 551.72 authorizes a governmental body to deliberate in executive session on certain matters concerning real property; A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have detrimental effect on the position of the governmental body in negotiations with a third person.

**CERTIFICATION:**

**I, Christy Stroup, City Secretary, certify this Notice of Meeting was posted on the outside bulletin board at 931 Cedar Drive on or before Friday, June 3, 2022.**

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Christy Stroup  
City Secretary

In compliance with the American with Disabilities Act, the City of Clear Lake Shores will provide reasonable accommodations for disabled persons attending City Council meetings. Requests for interpretive services must be made 48 hours prior to this meeting by calling 281-334-2799 or by faxing to 281-334-2866.

City Council encourages positive public comment and discussion during its meetings and reserves time during most Council meetings to hear such comments from members of the audience. HB 2840 was placed into effect September 1, 2019, by the Texas State Legislature which states, "A governmental body shall allow each member of the public who desires to address the body regarding an item on the agenda for an open meeting of the Municipal body, to address the body regarding the item at the meeting before or during the body's consideration of the item". Each member in the audience will be limited to 3 minutes for commenting on the specific subject matter of the agenda item.

Texas Open Meetings Act places certain constraints on topics raised by such visitors where such discussions are not related to an item that has been placed on the Council's posted Agenda (Attorney General Opinion JC-0169). The most effective way for an individual to have their voice heard and receive feedback at a City Council meeting is to contact the City Secretary no later than Noon on the Wednesday prior to an upcoming Council meeting and request that their name be placed on a future agenda as a Scheduled Visitor. When you make this request, please state specifically the subject you wish to discuss. The City Secretary will place your name on the agenda along with a specific description of the subject to be discussed. If you fail to provide a specific description of the subject of your requested discussion, then Council will have no choice but to refer the matter to City staff for response or defer any feedback or discussion on the matter until a future Council meeting when the subject can be placed on the agenda. Comments by a scheduled visitor should be limited to five (5) minutes and directed to the entire Council, not individual members. Engaging in verbal attacks or comments intended to insult, abuse, malign or slander any individual shall be cause for termination of speaking privileges and expulsion from Council Chambers.