1. **CALL TO ORDER:** Mayor John Williams at 6:30 p.m.

2. **QUORUM CHECK:** Kristin Mueller, City Clerk

   **Present:**
   - Mayor John Williams
   - Mayor Pro Tem Richard “Dick” Neville
   - Councilmember Tom England
   - Councilmember S. Bear Goolsby
   - Councilmember Tom Maxwell
   - Councilmember William Shelby
   - Councilmember Beverly Volle

   **Present:**
   - Ken Taylor, City Manager
   - Jameene Williams, City Attorney
   - Pat Collins, Finance Director
   - Sal Garcia, OH Golf Op Director
   - Jeremy Laak, OH Grounds Superintendent
   - Gary Speer, Police Chief

   Mayor Williams noted a quorum was present.

3. **INVOCATION:** Councilmember Shelby gave the invocation.

4. **PLEDGE OF ALLEGIANCE TO THE US AND TEXAS FLAG:** Led by Mayor Williams.

5. **VOTE TO CONSIDER THE EXCUSE OF ABSENT MAYOR/COUNCILMEMBERS:**

   All councilmembers were present; no action was necessary.

6. **AWARDS/PROCLAMATION/INTRODUCTIONS OF GUESTS:** None.

7. **MINUTES OF PREVIOUS MEETING:**

   Mayor Pro Tem Neville moved to approve the minutes of the Tuesday, June 20, 2017 Special Meeting and the Tuesday, June 20, 2017 Regular Meeting. Councilmember Shelby seconded the motion.

   **Vote:**
   - Yeas: Neville, Shelby, England, Goolsby, Maxwell, Volle
   - Nays: None.

   Motion to approve carried.

8. **CITIZENS TO BE HEARD:** None.

9. **NEW BUSINESS:**

   A. **Discuss CenterPoint Energy 2017 Annual GRIP Adjustment for the South Texas Division.**

   City Manager Ken Taylor introduced Robert Sanders with CenterPoint Energy who explained the Gas Reliability Infrastructure Program (GRIP). He explained that GRIP is an interim rate adjustment that is allowed by Texas statute without filing a full rate case. A full rate case must be filed 5.5 years after the first GRIP rate increase. He stated that the 2017 GRIP adjustment increased residential rates from $21.20 per month per customer to $23.24 per month per customer, an increase of $2.04 per month per customer.

   B. **Discuss & Consider Non-Binding Letter of Intent Between UC Sports, LLC and Texas Christian Athletic League (TCAL) for a Baseball/Softball Field Sportsplex.**

   Public Works Director Randy Luensmann explained that this is a non-binding letter of intent between UC Sports, LLC (UCS) and TCAL for the development of a baseball/softball field sportsplex on the Northlake Park property. In December of 2016, City Council approved the initial letter of intent with TCAL. Since then, TCAL has partnered with UCS to build the baseball/softball fields. The agreement follows the same criteria as the original agreement; a 30 year lease with the option for an additional 30 year lease. They are agreeing to develop a
maximum of 30 acres of the 49 acres of the park to include; 2 high school regulation baseball fields and 8 youth fields. UCS and TCAL will provide a 20% discount to Universal City residents. Master contracts with both entities and plans will go before the Council in the future.

Mr. Luensmann explained that the maintenance of the baseball fields will be the responsibility of UCS and that while there is a fee for residents to rent the baseball fields, the walking trails, playground equipment, and other amenities will be free and open to the public.

Mr. Neville stated that he provided a list of grammatical errors that needed to be corrected before the letter of intent is approved. He asked that the motion is made to approve with corrections. The corrections he requested were:

1. In paragraph 2, change to read, “Not to exceed 30 acres max out of 49 acres…”;
2. In paragraph 5, change word “dues” to “due”;
3. In paragraph 7, subsection “Phase Three”, change the word “sixty” to “thirty-six”; and
4. In paragraph 15, change “it” to “its”.

Councilmember Shelby moved to approve the non-binding Letter of Intent between UC Sports, LLC and TCAL for a Baseball/Softball Field Sportsplex with corrections. Mayor Pro Tem Neville seconded the motion.

Vote: Yeas: Shelby, Neville, England, Goolsby, Maxwell, Volle
      Nays: None.

Motion to approve carried.

C. Discuss & Consider Texas Christian Athletic League “Amendment Letter” of the Non-Binding Letter of Intent (LOI) Between UC Sports, LLC and Texas Christian Athletic League (TCAL) for a Baseball/Softball Field Sportsplex.

Mr. Taylor commended Mr. Luensmann for his dedication in his attempts to get a sportsplex at Northlake Park.

Mr. Luensmann stated that the city attorney and bond council have requested the amendment to the original letter of intent to protect the nonexempt status of the bond.

Councilmember England moved to approve the amendment letter of the non-binding letter of intent between UC Sports, LLC and TCAL. Councilmember Shelby seconded the motion.

Vote: Yeas: England, Shelby, Neville, Goolsby, Maxwell, Volle
      Nays: None.

Motion to approve carried.

D. Consider Approval of Financial Statements for Period Ended April 2017.

Finance Director Pat Collins presented a summary of the April 2017 revenues and expenses and answered questions accordingly.

Councilmember Maxwell moved to approve the financial statements. Councilmember Goolsby seconded the motion.

Vote: Yeas: Maxwell, Goolsby, Neville, England, Shelby, Volle
      Nays: None.

Motion to approve carried.

10. OLD BUSINESS: None.
11. **CITY MANAGER COMMENTS:**

Mr. Taylor reported that the library has been open for nearly six months. Since then, there have been 1,579 new library accounts created. Circulation went from 5,208 items to 17,035 items. Then, he asked Olympia Hills Grounds Superintendent Jeremy Laak to explain the development of the new hole 14 at Olympia Hills. Mr. Laak highlighted the project timeline and then showed a time-lapse video of the development of the new hole 14.

12. **COUNCILMEMBER COMMENTS:**

Councilmember Shelby mentioned that he is looking forward to attending what is left of the concert at the Universal City Library when the meeting is over. He also mentioned that Universal City has a notoriety for the Movies in the Park event and the other cities have approached him for tips on how to facilitate a successful event and he refers them to Event Coordinator Regina Carmona, who does a wonderful job answering their questions.

Councilmember Volle stated that she was surprised how many people were at Veteran’s Park on 4th of July right before the fireworks. She was concerned with the condition of the park and the bathrooms the day after the holiday.

Mayor Pro Tem Neville shared that the long time business owner of Ger-Mar Computer Solutions passed away a few months ago and he was sad to hear it. He said that he was grateful for the new traffic lights on Kitty Hawk because they have greatly improved the flow of traffic. He shared that O’Reilly’s is opening a new store in Converse. He also thanked the Police Department for driving through his neighborhood on the 4th of July as there were only two fireworks set off in his neighborhood.

Councilmember Goolsby reminded everyone that Casino Night is on Friday, July 14, 2017 and he is hoping to attend.

Councilmember Maxwell commended Regina Carmona for the success of the most recent Movies in the Park. He would like to see Universal City police officers present at these events.

Councilmember England voiced his concern with the condition of the Universal City Park bathrooms during the Tri-City baseball games last weekend. He encouraged the city to address the issue moving forward and consider bringing in portable bathrooms if needed for future tournaments.

13. **MAYORAL COMMENTS:**

Mayor Williams indicated that he would really like City Council to continue to recognize outstanding citizens in the community. He recognized Brian Hayden for his wonderful public service announcements and his anti-smoking campaign is making a huge impact on the lives of many people.

14. **ADJOURNMENT:** Mayor Williams adjourned the meeting at 7:20 p.m.

ATTEST:

______________________________  ______________________________
Kristin Mueller, City Clerk                                                            John Williams, Mayor