



**MINUTES
REGULAR MEETING
HITCHCOCK CITY COUNCIL
HITCHCOCK CITY HALL COUNCIL CHAMBER
7423 HIGHWAY 6, HITCHCOCK, TEXAS
Monday, January 23, 2023, 6:00 P.M.**

1. Meeting was called to order by Mayor Chris Armacost at 6:00pm.

Members Present:

Mayor Chris Armacost
Councilmember Mary Combs Demby
Councilmember Wayne Newton
Councilmember Andre Perkins
Marie Gelles, City Manager

Ruth Ann Sandino, City Secretary
Kyle Dickson, City Attorney
Arnold Cross Jr., Comm. Dev. Director
Jeffery Evans, Police Captain
Brian Rusk, Police Lieutenant

Members Absent:

Councilmember Shawn Kadlecek

2. Invocation by Mary Combs Demby.

3. Pledge of Allegiance

4. Citizen Comments: None

Proclamation and Award

5. Mayor Chris Armacost presented a Proclamation recognizing Texas First Bank for 50 years of community banking.

6. Mayor Chris Armacost presented the FBI-LEEDA's Trilogy Award plaque to Capt. Evans and Lt. Rusk.

7. Consent Agenda Items (A-E):

All consent items listed are considered 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 so requests, and if such a request is made, the item will be removed from the Consent Agenda and considered in a normal sequence on the agenda.

(A) Approval of minutes for Regular City Council Meeting dated December 19, 2022.

- (B) **Approval of minutes for Special City Council Meeting dated January 6, 2023.**
- (C) **Approval of Investment Report for the month ending December 31, 2022.**
- (D) **Approval of Accounts Payable Report for the month ending December 31, 2022.**
- (E) **Approval of the 4th Q FY 2022 Financial Report ending September 30, 2022.**

Wayne Newton made a motion to approve Consent Agenda Items A-E. Mary Combs Demby seconded the motion. Motion passed 4-0.

Items for Individual Consideration:

8. **Discussion and appropriate action regarding a Resolution supporting the abolition of the Office of County Treasurer in Galveston County. (Hank Dugie, Galveston County Treasurer)**
 Andre Perkins made a motion to approve a Resolution supporting the abolition of the Office of County Treasurer in Galveston County. Wayne Newton seconded the motion. Motion passed 4-0.
9. **Presentation, discussion, and appropriate action adopting the Downtown Redevelopment Plan. (Tyler Robert, HEDC Director)**
 Tyler explained the Downtown Redevelopment Plan and the 15-month process to develop it.
 Wayne Newton made a motion to adopt the Downtown Redevelopment Plan. Mary Combs Demby seconded the motion. Motion passed 4-0.
10. **Presentation, discussion, and appropriate action on the Downtown Design Guidelines. (Tyler Robert, HEDC Director)**
 Wayne Newton made a motion to approve the Downtown Design Guidelines. Mary Combs Demby seconded the motion. Motion passed 4-0.
11. **Discussion and appropriate action on a Resolution authorizing a Downtown Redevelopment Program for purposes of redeveloping Hitchcock Economic Development Corporation (HEDC) land located within the City's downtown district by demolishing two existing structures, rebuilding commercial structures for business incubation, the development of a public plaza, and the repurpose of a structure for commercial purposes in an amount not to exceed \$900,000 as more generally described. (First Reading) (Tyler Robert, HEDC Director)**
 Andre Perkins made a motion to approve a Resolution authorizing a Downtown Redevelopment Program for purposes of redeveloping Hitchcock Economic Development Corporation (HEDC) land located within the City's downtown district by demolishing two existing structures, rebuilding commercial structures for business incubation, the development of a public plaza, and the repurpose of a structure for commercial purposes in an amount not to exceed \$900,000 as more generally described. Mary Combs Demby seconded the motion. Motion passed 4-0.

12. Discussion and appropriate action regarding an Ordinance by the City Council of the City of Hitchcock, Texas amending the Code of Ordinances Title XV entitled “Land Usage”, Chapter 150 entitled “Building Regulations”, Article VI entitled “Substandard Buildings or Structures”, and providing for publication and an effective date. (Arnold Cross, Jr., Community Development Director)

Arnold Cross, Jr. recognized Stacey Baker the Community Development Specialist and Cynthia Smith-Rex the Code Enforcement Official for their efforts and contributions to the development of this Ordinance. He explained that this Ordinance helps to identify what a substandard building or structure is.

Mary Combs Demby made a motion to approve an Ordinance by the City Council of the City of Hitchcock, Texas amending the Code of Ordinances Title XV entitled “Land Usage”, Chapter 150 entitled “Building Regulations”, Article VI entitled “Substandard Buildings or Structures”, and providing for publication and an effective date. Andre Perkins seconded the motion. Motion passed 4-0.

13. Discussion and appropriate action regarding an Ordinance by the City Council of the City of Hitchcock, Texas amending the Code of Ordinances Title XV entitled “Land Usage”, Chapter 156 entitled “Zoning Regulations”, by amending Section 156.47 entitled “Establishment of Board of Adjustment” and providing for publication and an effective date. (Arnold Cross, Jr., Community Development Director)

Arnold Cross, Jr. explained that this Ordinance will allow the members of the Board of Adjustments to also serve on the Building Standards Commission. Wayne Newton made a motion to approve Ordinance by the City Council of the City of Hitchcock, Texas amending the Code of Ordinances Title XV entitled “Land Usage”, Chapter 156 entitled “Zoning Regulations”, by amending Section 156.47 entitled “Establishment of Board of Adjustment” and providing for publication and an effective date. Mary Combs Demby seconded the motion. Motion passed 4-0.

14. Discussion and appropriate action regarding an Ordinance by the City Council of the City of Hitchcock amending the Code of Ordinances Title XV entitled “Land Usage”, Chapter 152 entitled “Flood Hazard Areas” and providing for publication and an effective date. (Arnold Cross, Jr., Community Development Director)

Arnold Cross, Jr. explained that this Ordinance is adding wording that will allow for the possibility of gaining financial assistance for structures in flood hazard areas. Wayne Newton made a motion to approve an Ordinance by the City Council of the City of Hitchcock amending the Code of Ordinances Title XV entitled “Land Usage”, Chapter 152 entitled “Flood Hazard Areas” and providing for publication and an effective date. Mary Combs Demby seconded the motion. Motion passed 4-0.

15. Discussion and appropriate action approving an Order calling a General Election to be held by the City of Hitchcock on Saturday, May 6, 2023, for the purpose of electing one Mayor of the City of Hitchcock and one Council Member in District 1, and one Council Member in District 2. (Ruth Ann Sandino, City Secretary)

Andre Perkins made a motion to approve an Order calling a General Election to be held by the City of Hitchcock on Saturday, May 6, 2023, for the purpose of electing one Mayor of the City of Hitchcock and one Council Member in District 1, and one Council Member in District 2. Mary Combs Demby seconded the motion. Motion passed 4-0.

16. Discussion and appropriate action approving a contract with Galveston County Election Administration to hold the May 2023 General Election and authorizing the City Secretary to sign the agreement. (Ruth Ann Sandino, City Secretary)

Mary Combs Demby made a motion to approve a contract with Galveston County Election Administration to hold the May 2023 General Election and authorizing the City Secretary to sign the agreement. Andre Perkins seconded the motion. Motion passed 4-0.

17. Discussion and appropriate action approving a Joint Election Agreement with the Hitchcock Independent School District (ISD). (Ruth Ann Sandino, City Secretary)

Andre Perkins made a motion to approve a Joint Election Agreement with the Hitchcock Independent School District (ISD). Wayne Newton seconded the motion. Motion passed 4-0.

18. Discussion and appropriate action regarding board appointments to the Board of Adjustments. (Christopher Armacost, Mayor)

Mayor Chris Armacost advised to appoint Eduardo Salvadore, Thomas Day, Chandra Womack, Jack Robinson, David Buckley to the Board of Adjustments with James Cox and John Dieringer as alternates.

Chris Armacost made a motion to approve board appointments to the Board of Adjustments. Wayne Newton seconded the motion. Motion passed 4-0.

19. Discussion and appropriate action regarding board appointments to the Building Standards Commission. (Christopher Armacost, Mayor)

Mayor Chris Armacost advised to appoint Eduardo Salvadore, Thomas Day, Chandra Womack, Jack Robinson, David Buckley to the Board of Adjustments with James Cox and John Dieringer as alternates.

Wayne Newton made a motion to approve board appointments to the Building Standards Commission. Andre Perkins seconded the motion. Motion passed 4-0.

EXECUTIVE SESSION:

20. **Executive Session:** None

21. Meeting was adjourned at 6:31pm by Mayor Chris Armacost.



Chris Armacost, Mayor

Attest:



Ruth Ann Sandino, City Secretary