

**MINUTES  
COLLEGE STATION CITY COUNCIL  
RETREAT**

**Friday, January 30, 2004**

Carter Creek Wastewater Treatment Plant  
2200 North Forest Parkway  
College Station, Texas

**COUNCILMEMBERS PRESENT:** Mayor Silvia, Mayor Pro Tem Hazen, Councilmembers Happ, Wareing, Mears, Massey, Maloney

**STAFF PRESENT:** City Manager Brymer, Assistant City Manager Brown, Budget and Strategic Planning Director Kersten, City Attorney Cargill, Jr., City Secretary Hooks, Fire Chief Giordano, Assistant Fire Chief Mies, Economic Development Director Foutz, First Assistant City Attorney Nemcik, Public Utilities Director Woody, OTIS Director Burnside, Director of Development Services Templin, HR Director O'Connell, PARD Director Beachy, Public Works Director Smith, Management Assistant Rapeyle, Assistant to the City Manager Curtis

Mayor Silvia opened the meeting at 8:30 a.m.

**Agenda Item No. 1 -- Update on the City of College Station Strategic Plan**

City Manager Tom Brymer introduced this item. Council was asked to participate in a strategic planning exercise that included photos taken by city council members on areas they liked and disliked in the community. Council members conveyed their views about the community based on areas that were liked and disliked. Some of these comments related to traffic issues, rehabilitation prospects, pedestrian walkways, parks, safety, on- street parking, adjacency issues with commercial and residential, new developments, public art, etc.

Jeff Kersten, Budget and Strategic Planning Director, summarized the council's comments and included the key themes within each Vision Statement as follows:

Core Services

Safety, pedestrian walkways

Traffic and Transportation

Traffic Flow and Traffic Congestion

Continuing work with TxDot, signalizing intersections

Capital Projects, partnering with TxDot on Landscape gateways

Drainage, detention facility in Castlegate

Parks and Recreation Services

Neighborhood Parks

Working more with CSISD

Field Equity

Emphasis on Community: Christmas in the Park

Planning and Development

Code related items

Trailers in streets

Appearance of residential

Transportation Planning

Gateway and Appearance Issues

Urban Sprawl

Development Standards

Compatibility of land uses

Streetscape

Economic Development

Connectivity in Northgate: parking garage and promenade

Redevelopment in Northgate

Redevelopment

Rezoning of commercial areas

Overlay for areas near city center

Council directed staff to bring forward a power point presentation of key themes and the slides presented today during future workshop meetings. Council will have an opportunity at that time to decide the areas that should be addressed in the strategic plan and future goals.

No official action was taken.

**Agenda Item No. 2 -- Update from the Planning and Zoning Commission Board Chair Scott Shafer**

Scott Shafer spoke about neighborhood issues such as connectivity and infill development. He added that the Unified Development Ordinance has worked well in addressing zoning issues. He indicated that the Design Review Board has worked well in reviewing design issues in Northgate and Wolf Pen. He stated that site planning was a concern for the detention pond at the corner of SH 6 and Greens Prairie Road adding that there should be more review in site planning.

Mr. Shafer suggested that dialogue continue between the Planning and Zoning Commission and City Council.

No official action was taken.

Council took a short lunch break. They returned to the meeting at 12:25 p.m.

**Agenda Item No. 3 -- Redevelopment Presentation by Kim Foutz and Kelly Templin.**

Kim defined redevelopment which is categorized into three categories: commercial, multi family, and residential. She showed several pictures of completed redevelopment and potential redevelopment projects. A unique aspect in College Station is that our community is young, yet aging infrastructure or dated property has occurred.

Kim stated that the main purpose of redevelopment was based on the strategic plan which stated that the city will promote and maintain redevelopment in the community.

Council felt the gateways into the city need to be a priority.

Staff suggested bringing forth a map for council to see "clustered areas" to assist Council in deciding priority areas for redevelopment.

No official action was taken.

#### **Agenda Item No. 4 -- Greenways presentation by Mark Smith**

Director of Public Works Mark Smith discussed the updated greenways program. He noted that there was a need to make changes to the program by finding ways to preserve the greenways through dedication. Mark displayed a map that highlighted greenways acquisitions, greenways dedications, and other greenways features, such as park development. He addressed four strategies from the master plan, 1) acquisition, 2) regulations, 3) construction, maintenance, and operations, and 4) coordination and promotion.

No official action was taken.

Council recessed for a short break. Council member Maloney left the meeting at 2:40 p.m.

#### **Agenda Item No. 5 -- Update from Steve Beachy on Parks and Recreation goals.**

Director of Parks and Recreation Steve Beachy, reported on the goals and objectives of the Parks and Recreation Advisory Board for FY 2004. These goals were associated with the City's Strategic Plan and highlighted below:

- Oversee the development of a new Five-Year Capital Improvement Program
- Provide oversight and emphasis on further development of Veterans Park & Athletic Complex, Phase II
- Review and update the Parkland Dedication Ordinance
- Oversee the design process and recommend improvements for neighborhood parks
- Provide oversight and support for the continued implementation of the park maintenance standards
- Restore the arboretum at Bee Creek Park to its former value
- Development recommendations for botanical gardens in existing or proposed parks
- Oversee the design and development of the W.A. Tarrow Park Corridor Master Plan
- Provide guidance and support for the implementation of a regional park site in Grimes County
- Assist with the implementation of an Urban Forest Management Plan
- Continued interaction between the Board and other City Boards
- Support increased efforts to implement the Greenways Master Plan
- Provide support and assistance for Departmental goals

Discussion was held relating to park enhancements to various community parks.

No official action was taken.

**Agenda Item No. 6 -- Review Council Procedures**

Discussion was held on the process for council members to place items on the council meeting agendas.

Council decided that an individual Council member may bring forward an issue in the form of a motion and if seconded and voted affirmatively by the Council, the City Manager will place the item on a future agenda for discussion and consideration. The meeting procedures document will be added as an agenda item at a future meeting for consideration.

**Agenda Item No. 7 -- Adjourn.**

Hearing no other business the meeting adjourned at 3:35 p.m. on Friday, January 30, 2004.

APPROVED:

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Mayor Ron Silvia

ATTEST:

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City Secretary Connie Hooks