



Mayor
Ron Silvia
Mayor Pro Tempore
Ben White
City Manager
Glenn Brown

Council Members
John Happ
Ron Gay
Lynn McIlhane
Chris Scotti
David Ruesink

Agenda
College Station City Council
Workshop Meeting
Thursday, February 08, 2007 3:00 p.m.
City Hall Council Chambers, 1101 Texas Avenue
College Station, Texas

1. Presentation, possible action, and discussion on items listed on the consent agenda.
2. Presentation, possible action, and discussion regarding an update on Strategic Plan and Council Priorities.
3. Presentation and discussion on the performance, progress and future plans of the Research Valley Partnership (RVP).
4. Council Calendars
 - a. Feb 9-12 AMCC Conference and TML Briefing – Austin
 - b. Feb 13 Chamber of Commerce Legislative Trip – Austin
 - c. Feb 19 Intergovernmental Committee Meeting – 11:30 am Brazos Center Rm 103
 - d. Feb 20 Transportation Committee Meeting – 4:30 pm Admin. Conf.
 - e. Feb 20 12th Annual Epicurean Extravaganza “Mardi Gras” – 5:30 – 8:00 Brazos Center
 - f. Feb. 22 Council Audit Committee - 1:30 pm Admin Conf Room
 - g. Feb 22 City Council Workshop and Regular Meeting – 3:00 and 7:00 p.m.
 - h. Feb 23 College Station Fire Department Annual Employee Banquet – Pebble Creek Country Club – 6:30 – 8:00 pm
 - i. Feb. 27 City Council Mini-Retreat – 8:00 am – 5:00 pm Carter’s Creek Wastewater Treatment Plant
 - j. Mar 2 Veterans Park Phase II Dedication – 4:00 – 7:00 pm – American Pavilion
5. Presentation, possible action, and discussion on future agenda items: A Council Member may inquire about a subject for which notice has not been given. A statement of specific factual information or the recitation of existing policy may be given. Any deliberation shall be limited to a proposal to place the subject on an agenda for a subsequent meeting.
6. Discussion, review and possible action regarding the following meetings: Brazos County Health Dept., Brazos Valley Council of Governments, Cemetery Committee, City Center, CSISD/City Joint Meeting, Design Review Board, Fraternal Partnership, Historic

Preservation Committee, Interfaith Dialogue Association, Intergovernmental Committee and School District, Joint Relief Funding Review Committee, Library Committee, Making Cities Livable Conference, Metropolitan Planning Organization, Outside Agency Funding Review, Parks and Recreation Board, Planning and Zoning Commission, Sister City Association, TAMU Student Senate, Research Valley Partnership, Regional Transportation Committee for Council of Governments, Transportation Committee, Wolf Pen Creek Oversight Committee, Wolf Pen Creek TIF Board, Zoning Board of Adjustments, YMCA Coordinating Board(see posted notices for subject matters).

7. Executive Session will immediately follow the workshop meeting in the Administrative Conference Room.

Consultation with Attorney {Gov't Code Section 551.071}; possible action The City Council may seek advice from its attorney regarding a pending and contemplated litigation subject or settlement offer or attorney-client privileged information. Litigation is an ongoing process and questions may arise as to a litigation tactic or settlement offer, which needs to be discussed with the City Council. Upon occasion the City Council may need information from its attorney as to the status of a pending or contemplated litigation subject or settlement offer or attorney-client privileged information. After executive session discussion, any final action or vote taken will be in public. The following subject(s) may be discussed:

- a. TCEQ Docket No. 2002-1147-UCR, Applications of Brushy Water Supply and College Station (Westside/Highway 60)
- b. TCEQ Docket No. 2003-0544MWD, Application of Nantucket, Ltd.
- c. TXU Lone Star Gas Rate Request
- d. Cause No. 03-002098-CV-85, *Brazos County, College Station v. Wellborn Special Utility District*
- e. Civil Action No. H-04-4558, U.S. District Court, Southern District of Texas, Houston Division, *College Station v. U.S. Dept. of Agriculture, etc., and Wellborn Special Utility District*
- f. Civil Action No. H-04-3876, U.S. District Court, Southern District of Texas, Houston Division, *JK Development v. College Station*
- g. GUD No. 9530 – Gas Cost Prudence Review, Atmos Energy Corporation
- h. GUD No. 9560 – Gas Reliability Infrastructure Program (GRIP) rate increases, Atmos Energy
- i. Cause No. GN-502012, Travis County, *TMPA v. PUC* (College Station filed Intervention 7/6/05)
- j. Cause No. 06-000703-CV-85, *Patricia Moore, et al. v. Ross Stores, Inc., City of College Station, et al.*
- k. Sewer CCN request
- l. Legal aspects of Lease Agreements for No. 4 Water Well and possible purchase of or lease of another water site from City of Bryan
- m. Civil Action No. H-04-3876, U.S. District Court, Southern District of Texas, Houston Division, *JK Development v. College Station*
- n. Cause No. 06-002318-CV-272, 272nd Judicial District Court, Brazos County, Texas, *Taylor Kingsley v. City of College Station, Texas, and Does 1 through 10, inclusive.*
- o. Cause No. 484-CC, County Court at Law No. 2, Brazos County, Texas, *City of College Station v. Canyon Creek Partners, Ltd. and First Ag Credit, FLCA.*
- p. Cause No. 485-CC, County Court at Law No. 1, Brazos County, Texas, *City of College Station v. David Allen Weber, et al.*

Economic Incentive Negotiations {Gov't Code Section 551.087}; possible action

The City Council may deliberate on commercial or financial information that the City Council has received from a business prospect that the City Council seeks to have locate, stay or expand in or near the city with which the City Council in conducting economic development negotiations may deliberate on an offer of financial or other incentives for a business prospect. After executive session discussion, any final action or vote taken will be in public. The following subject(s) may be discussed:

- a. Proposed city convention center and associated privately developed hotel.

Real Estate {Gov't Code Section 551.072}; possible action

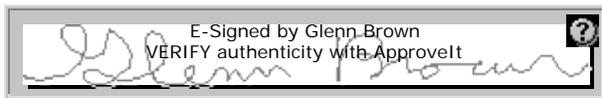
The City Council may deliberate the purchase, exchange, lease or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. After executive session discussion, any final action or vote taken will be in public. The following subject(s) may be discussed:

- a. Spring Creek Business Park
- b. Spruce Street – Northgate Park

8. Final Action on executive session, if necessary.

9. Adjourn.

APPROVED:

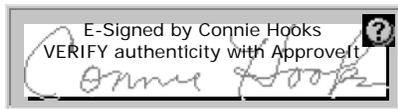


E-Signed by Glenn Brown
VERIFY authenticity with ApproveIt

City Manager

Notice is hereby given that a Workshop Meeting of the City Council of the City of College Station, Texas will be held on the February 8, 2007 at 3:00 p.m. at the City Hall Council Chambers, 1101 Texas Avenue, College Station, Texas. The following subjects will be discussed, to wit: See Agenda

Posted this 5th day of February, at 2:45 p.m.



E-Signed by Connie Hooks
VERIFY authenticity with ApproveIt

City Secretary

I, the undersigned, do hereby certify that the above Notice of Meeting of the Governing Body of the City of College Station, Texas, is a true and correct copy of said Notice and that I posted a true and correct copy of said notice on the bulletin board at City Hall, 1101 Texas Avenue, in College Station, Texas, and the City's website, www.cstx.gov. The Agenda and Notice are readily accessible to the general public at all times. Said Notice and Agenda were posted on February 5, 2007 at 2:45 p.m. and remained so posted continuously for at least 72 hours proceeding the scheduled time of said meeting.

Council Meeting Thursday, February 08, 2007

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This public notice was removed from the official board at the College Station City Hall on the following date and time: _____ by _____.

Dated this ____ day of _____, 2007.

CITY OF COLLEGE STATION, TEXAS

By _____

Subscribed and sworn to before me on this the ____ day of _____,
_____ Notary Public – Brazos County, Texas

My commission expires: _____

This building is wheelchair accessible. Handicap parking spaces are available. Any request for sign interpretive service must be made 48 hours before the meeting. To make arrangements call (979) 764-3517 or (TDD) 1-800-735-2989. Agendas may be viewed on www.cstx.gov. Council meetings are broadcast live on Cable Access Channel 19.

**February 8, 2007
Workshop Agenda
Update on Strategic Plan**

To: Glenn Brown, City Manager

From: Terry L. Childers, Deputy City Manager

Agenda Caption: Presentation, possible action, and discussion regarding an update on Strategic Plan and Council Priorities

Recommendation(s): Receive the update report and provide staff with feedback and comments.

Summary: The City Council will receive an update on the Strategic Plan and Council Priorities. The update is designed to accomplish two objectives: a) Update Council on its priorities; and b) provide the Council with a strategic framework in preparation for its Mini Council Retreat to be scheduled later in the month of February.

In addition, the Council will be briefed on the City Manager's Initiative to focus the organization around the Strategic Plan and Council Priorities.

Budget & Financial Summary: None.

Attachments:
Strategic Plan Document

Strategic Plan

The City of College Station views its planning and operations in a strategic manner. One of the primary roles of the City Council is to set direction and establish realistic benchmarks for the municipal organization to achieve the desired future of College Station. The strategic planning process requires decision makers to focus, in a highly strategic manner, on those areas of opportunities for the City government to focus its resources, talents and abilities to achieve the desired results.

The Strategic Plan document is a valuable tool to focus the City government. Its focuses the Council and city staff on a shared Vision, mission, strategic issues, strategies, and goals which must be addressed ensure College Station continues to be the quality community its has become even in the face of rapid growth.

Community Vision Statement

[to be developed as a part of Phase I Comprehensive Plan]

Mission Statement

ON BEHALF OF THE CITIZENS OF COLLEGE STATION, HOME OF TEXAS A&M UNIVERSITY, WE WILL CONTINUE TO PROMOTE AND ADVANCE THE COMMUNITY'S QUALITY OF LIFE.

City of College Station Core Values

To promote:

- The health, safety, and general well being of the community
- Excellence in customer service
- Fiscal responsibility
- Involvement and participation of the citizenry
- Collaboration and cooperation
- Regionalism: be active member of the Brazos Valley community and beyond
- Activities that promote municipal empowerment

Organizational Values

- Respect everyone
- Deliver excellent service
- Risk, Create, Innovate
- Be one city, one team
- Be personally responsible
- Do the right thing – act with integrity and honesty
- Have fun

Strategic Issues, Strategies, and Goals

The Strategic Plan is organized around six *Strategic Issues* for the organization. Strategic Issues are defined as:

- Those issues which are overriding and tend to shape our work, consume our time, and establishes our priorities.
- Those issues which impact our ability to make our community vision a reality.
- Each Strategic Issue consists of a statement of the challenge (problem) we are confronted with and the desired action (outcome) we want to achieve.

Sustainable growth and quality development in College Station

The community is experiencing rapid growth and change. The City organization plays a pivotal role in balancing growth through the development of a clear community vision, policies, and standards which promote sustainable growth of College Station.

Strategies

- We will facilitate the development of a comprehensive community vision which provides the framework for policy decisions to sustain growth and quality development of College Station.
- We will develop the necessary planning tools and implement policies required to support our community vision of sustainable growth and quality development for College Station.
- We will develop strategies to promote quality neighborhoods.
- We will plan for and develop specific strategies which promote the quality of life and character of College Station.

Sustainable Growth Goals

- Complete Update of Comprehensive plan Phase I by July 2007. **(Council Priority A+)**
- Initiate Comprehensive Plan Update Phase II by September 1, 2007
- Prepare and recommend an Exempt Area(s) Annexation Plan by December 31, 2006 **(Council Priority A)**
- Develop a recommendation to organize Planning and Development Services department to emphasize long range planning by September 30, 2007 **(Council Priority A)**
- Prepare and recommend a 3 Year Annexation Plan by September 30, 2007 **(Council Priority B)**
- Develop in conjunction with Phase II of Comprehensive Plan specific Neighborhood integrity strategies by March 31, 2008 **(Council Priority B)**
- Update the Parks and Recreation and Open Space Master Plan in conjunction with the Comprehensive Plan by January 2008
- Develop long range plan for water supply by December 31, 2007

- Develop long range electric supply plan by December 31, 2007
- Develop and present for Council consideration an Historic District enabling ordinance by September 2007
- Complete East College Station Transportation Study by July 2007
- Develop ETJ Growth Strategy recommendations by March 2007

Transportation and Mobility

The rapid growth of College Station is impacting our ability to provide an efficient transportation network to insure mobility and safety to our citizens. The City's ability to fund specific transportation projects to address community growth is inadequate. The development of an efficient transportation system is needed to promote a healthy local economy and support the quality of life in the community.

Transportation and Mobility Strategies

- We will develop an integrated transportation plan which supports the development of College Station in consideration of its land use and transportation needs.
- We will implement our transportation plans on a prioritized basis to improve our overall transportation network and support the development of the community.
- We will develop specific strategies to improve the operational efficiency of our existing transportation network by implementing state of the art transportation management programs and systems.

Transportation and Mobility Goals

- Prepare and recommend a prioritized Transportation Strategy to address traffic circulation issues within the City by February 28, 2007 (**Council Priority A+**)
 - Develop prioritized list of street projects
 - Identify alternative funding sources
- Develop a legislative proposal to implement Thoroughfare Plan County wide by December 31, 2006
- Work with MPO to develop County wide transportation model by December 31, 2008
- Collaborate with the City of Bryan, Brazos County, Texas A&M University, the Texas Department of Transportation, and the MPO to develop and implement a Regional Concept of Transportation Operations county wide by December 31, 2007

Economic Development and Fiscal Vitality

The ability of College Station to finance quality services, meet the demands of growing our infrastructure, and provide for the quality of life quotient for the community demands fiscal soundness and growing our revenue stream. Our business model is predicated on a healthy regional economy to generate the needed resources to sustain the City's ability to deliver high quality reliable services. We need to ensure we have a diverse and healthy economy.

Economic Development and Fiscal Vitality Strategies

- We will develop and implement specific plans to enhance and diversify our tax base.
- We will develop and implement plans which promote redevelopment of strategic areas of College Station.
- We will actively seek economic development opportunities and partnerships which positions College Station as a national center for Bio-technology.
- We will enhance our tourism with the development of needed infrastructure to support the tourism segment of our economy.
- We will make efficient and effective use of the tax dollars provided by our citizens

Economic Development and Fiscal Vitality Goals

- Develop agreement (s) to build Convention Center and Hotel by March 31, 2007
(Council Priority A+)
- Develop proposals for Alternative Revenues Sources – new and enhanced existing revenues by December 31, 2006 **(Council Priority A+)**
- Develop and recommend Economic Development Strategic Plan by September 30, 2007 **(Council Priority B)**
- Develop comprehensive redevelopment and reinvestment plan by September, 2007
- Develop and present a proposal for use of Spring Creek Business Park property by March 31, 2007
- Implement the wayfinding plan by December 31, 2008

- Create TIF in Northgate for the project to fund Convention Center by December 31, 2006
- Implement the Internal Auditor function by September 30, 2007
- Develop Economic Development Website by October 2007
- Implement Continuous Improvement Program for 2007-08 Annual Operating Budget

Public Safety

The safety and security of the community is vital. Our Police, Fire, Code Enforcement, Building Inspections, Water/Wastewater Management and Emergency Management teams are committed to ensuring College Station is a safe and secure place to live. We want to ensure our Public Safety programs support our efforts to enhance the quality of life and promote a healthy and diverse economy.

Public Safety Strategies

- We will invest in our public safety infrastructure to provide consistent and high quality public safety services.
- We will benchmark our public safety services with other communities similar to College Station to insure we are national leaders in public safety services.

Public Safety Goals

- Complete Short term emergency operations center by March 31, 2007 (**Council Priority A+**)
- Develop and implement plan to replace city wide radio system by December 31, 2009 (**Council Priority B**)
- Develop long range plans for Joint emergency operations center by December 31, 2008 (**Council Priority C**)
- Complete Police Building Headquarters renovation by March 2008 and plan for new or expanded facility in next bond election
- Plan and construct Fire Station #3 replacement by December 2008
- Plan for and implement joint Fire ladder company by October 2007
- Add 3 sworn officers for Police department by October 2007
- Modify Police evaluation system by October 2007

Quality of Life

College Station maintains a high quality of life through providing great parks, open spaces, low crime, community appearance, safe water, economic opportunities, transportation, and quality neighborhoods. As the community grows, we want to promote our quality of life through deliberate policies and decisions.

Quality of Life Strategies

- We will establish a Quality of Life Index to guide our decisions and commitments to insure College Station continues to have a high quality of life.
- We will allocate necessary resources to support and improve our Quality of Life Index.

Quality of Life Goals

- Acquire, design, and build a new cemetery by March 2008 (**Council Priority A+**)
- Design and construct Edelweiss Gartens Park, John Crompton Park Phase II, University Park, Crescent Pointe Park, Woodland Hills Park, and Veterans Park Phase II by December 2008
- Develop conceptual design for Senior Center by September 30, 2007
- Design and build improvements at the Wolf Pen Creek Amphitheater by December 2007
- Develop long range Parks and Open Space Master Plan by December 2007 for inclusion in Comprehensive Plan Phase II
- Develop conceptual master plan for Rock Prairie Road landfill property by December 2008
- Update Parkland dedication ordinance in conjunction with Phase II Comprehensive Plan by December 2007
- Restructure the Greenways Program and supporting Greenways Master Plan by October 2007

Communications

Effective two-way communications with both internal and external audiences is essential to the continued success of the many programs and services offered by the City of College Station. Utilizing a variety of media and technology, we will strive to market our services, communicate our mission and values, and tell the College Station story to our elected officials, employees, citizens, community partners, and others nationwide.

Communication Strategies

- We will develop and implement a communication strategy which continually informs our citizens about the city government.
- We will market the City of College Station as a superior service provider.

Communications Goals

- Create an aggressive internal and external communications plan by March 2007
(Council Priority A)
- Develop and implement marketing program focused on *Simply the best...* theme by July 2007
- Develop Good Neighbor video by June 2007

Operational

Our citizens expect exceptional City services. As the community grows, we will need to continually focus on delivering excellent services which are cost effective.

Operational Strategies

- We will continually evaluate and improve our services through pursuing *Continuous Improvement* programs throughout the City organization.
- We will focus our services on our customers.
- We will deliver high quality cost effective city services.

Operational Goals

- Prepare conceptual designs for City center for consideration in 2008 bond plans by June 2007 (**Council Priority A**)
- Develop City legislative agenda for 2007 legislative session by December 1, 2006 (**Council Priority B**)
- Develop city-wide Succession Plan (**Council Priority C**) by December 2008
- Update the Five Year Business Plans for all departments for 2006-07 fiscal year
- Finalize plans and begin construction on facilities to address short term space needs of City by December 2007
- Complete analysis and implement recommendations to improve CIP planning, budgeting, and implementation by June 2007
- Implement major CIP projects scheduled for 2006-07 fiscal year on time and within budget

**February 8, 2007
Workshop Agenda
Research Valley Partnership Performance Update**

To: Glenn Brown, City Manager

From: David Gwin, Director of Economic and Community Development

Agenda Caption: Presentation and discussion on the performance, progress and future plans of the Research Valley Partnership (RVP).

Recommendation(s): N/A

Summary: Mr. Todd McDaniel will provide a presentation on the performance, progress and future plans of the Research Valley Partnership (RVP).

Budget & Financial Summary: In FY 2007, the City allocated \$293,287 in annual funding for the Research Valley Partnership (RVP). In addition, the City recently approved another \$500,000 in funding as the City's part of a joint economic development fund. In cooperation with the City of Bryan and Brazos County, the City is an equal partner in the funding of this agency and its various regional economic development activities.

Attachments: