CLUTE CITY HALL COUNCIL CHAMBERS
108 E. MAIN STREET ~ CLUTE, TEXAS 77531

CITY COUNCIL:

MAYOR: CALVIN SHIFLET
MAYOR PRO-TEM: NICOLE MADDOX
COUNCIL MEMBER: JEFF CRISP
COUNCIL MEMBER: SAM CISNEROS
COUNCIL MEMBER: JOE LOPEZ
COUNCIL MEMBER: DAVID CULPEPPER

STAFF:

CITY MANAGER: CJ SNIPES
CITY CLERK: ROSIE POITEVINT
CITY ATTORNEY: CHRIS DUNCAN

JOINT PUBLIC HEARING WITH PLANNING & ZONING COMMISSION PUBLIC HEARING - CITY COUNCIL AS BOARD OF ADJUSTMENT AND APPEAL AND REGULAR COUNCIL MEETING

THURSDAY, NOVEMBER 12, 2026 @ 7:00 PM

NOTICE IS HEREBY GIVEN OF A JOINT PUBLIC HEARING BETWEEN CITY COUNCIL AND THE PLANNING & ZONING COMMISSION OF THE CITY OF CLUTE, TEXAS FOLLOWED BY A REGULAR COUNCIL MEETING TO BE HELD ON **THURSDAY, NOVEMBER 12, 2026 @ 7:00 PM** FROM THE COUNCIL CHAMBERS OF CLUTE CITY HALL LOCATED AT 108 MAIN STREET, CLUTE, TEXAS 77531 FOR THE BELOW LISTED ITEMS. THE CITY COUNCIL RESERVES THE RIGHT TO ADJOURN INTO EXECUTIVE SESSION AT ANY TIME DURING THE COURSE OF THIS MEETING TO DISCUSS ANY MATTERS LISTED ON THE AGENDA, AS AUTHORIZED BY THE TEXAS GOVERNMENT CODE, INCLUDING, BUT NOT LIMITED TO SECTIONS 551.071 (CONSULTATION WITH AN ATTORNEY), 551.072 (DELIBERATION ABOUT REAL PROPERTY), 551.073 (DELIBERATION ABOUT GIFTS AND DONATIONS), 551.074 (PERSONNEL MATTERS), 551.076 (DELIBERATION ABOUT SECURITY DEVICES), 551.087 (ECONOMIC DEVELOPMENT), 418.175.183 (DELIBERATIONS ABOUT HOMELAND SECURITY ISSUES) AND AS AUTHORIZED BY THE TEXAS TAX CODE, INCLUDING BUT NOT LIMITED TO, SECTION 321.3022 (SALES TAX INFORMATION).

THE AGENDA AND MEETING PACKET ARE POSTED ON THE CITY'S WEBSITE AT www.clutetexas.gov

TO ADDRESS THE COUNCIL DURING PUBLIC COMMENTS, A GENERAL PUBLIC COMMENT FORM MUST BE COMPLETED AND PRESENTED TO THE CITY CLERK BEFORE THE START OF THE COUNCIL MEETING. SPEAKERS MUST OBSERVE THE FIVE (5) MINUTE TIME LIMIT.

NO REGISTRATION IS REQUIRED FOR PUBLIC COMMENTS FOR THE PUBLIC HEARING PORTION OF THE MEETING.

A RECORDING OF THE MEETING VIDEO WILL BE MADE AVAILABLE UPON WRITTEN REQUEST TO THE PUBLIC IN ACCORDANCE WITH THE OPEN MEETINGS ACT.

I. COMMENCEMENT

- **A. CALL TO ORDER**
- **B. INVOCATION**
- **C. PLEDGE OF ALLEGIANCE**
- **D. ROLL CALL CITY COUNCIL**
- **E. ROLL CALL PLANNING & ZONING COMMISSION**

II. 1ST JOINT PUBLIC HEARING – REZONE – AUSTIN STREET PROPERTY ID #192186

A. LEGAL REQUIREMENTS

1. NOTICE OF JOINT PUBLIC HEARING WITH PLANNING AND ZONING COMMISSION FOR A REZONE FROM C2 TO R3 FOR PROPERTY LOCATED ON AUSTIN STREET. LEGAL DESCRIPTION: B C I C DIV 15 (A0019 S F AUSTIN) LOT 99 (CLUTE) ACRES 4.89
2. NOTE PUBLISHER' AFFIDAVIT
3. NOTE LIST OF PROPERTY OWNERS NOTIFIED BY MAIL

B. OPEN FLOOR FOR DISCUSSION

1. THOSE IN FAVOR OF REZONE
   i. READ LETTERS FROM CITIZENS IN FAVOR OF THE REZONE
   ii. HEAR THOSE PRESENT IN FAVOR OF THE REZONE
2. THOSE OPPOSED TO THE REZONE
   i. READ LETTERS FROM CITIZENS OPPOSED TO THE REZONE
   ii. HEAR THOSE PRESENT OPPOSED TO THE REZONE
3. COMMENTS FROM PLANNING & ZONING COMMISSION
4. COMMENTS FROM MAYOR AND CITY COUNCIL
5. CLOSE DISCUSSION AND HEAR RECOMMENDATION FROM PLANNING & ZONING COMMISSION
6. CONSIDERATION AND POSSIBLE ACTION FROM THE CITY COUNCIL TO APPROVE OR DENY THE RECOMMENDATION FROM THE PLANNING & ZONING COMMISSION FOR THE REZONE

III. ADJOURN JOINT PUBLIC HEARING

A. ADJOURN PLANNING & ZONING COMMISSION

B. MAYOR ADJOURN JOINT PUBLIC HEARINGS

IV. PUBLIC HEARINGS - CITY COUNCIL AS BOARD OF ADJUSTMENT AND APPEAL

1ST PUBLIC HEARING – VARIANCE – SIGN 708 N. HWY 288B

A. LEGAL REQUIREMENTS

1. NOTICE OF PUBLIC HEARING
2. NOTE PUBLISHER' AFFIDAVIT
3. NOTE LIST OF PROPERTY OWNERS NOTIFIED BY MAIL

B. PUBLIC COMMENTS AND DISCUSSION FOR A VARIANCE TO ALLOW FOR THE CONSTRUCTION, INSTALLATION, AND OPERATION OF A COMMERCIAL BILLBOARD / OFF-PREMISE ADVERTISING SIGN STRUCTURE ON PROPERTY LOCATED AT 708 N. HWY 288B LEGALLY DESCRIBED AS: DAVIDSON NO 2 (A0066 J E GROCE)(CLUTE) LOT 5-6

C. CLOSE PUBLIC COMMENTS

D. CONSIDERATION AND POSSIBLE ACTION TO APPROVE OR DENY THE VARIANCE

2ND PUBLIC HEARING – VARIANCE – SIGN 1000 HWY 332

A. LEGAL REQUIREMENTS

1. NOTICE OF PUBLIC HEARING
2. NOTE PUBLISHER' AFFIDAVIT
3. NOTE LIST OF PROPERTY OWNERS NOTIFIED BY MAIL

B. PUBLIC COMMENTS AND DISCUSSION FOR A VARIANCE TO ALLOW FOR THE CONSTRUCTION, INSTALLATION, AND OPERATION OF A COMMERCIAL BILLBOARD / OFF-PREMISE ADVERTISING SIGN STRUCTURE ON PROPERTY LOCATED AT 1000 HWY 332 LEGALLY DESCRIBED AS: B C I C DIV 15 (A0019 S F AUSTIN) LOT 24A1 (REPLAT) (CLUTE MOTEL 6 SD) ACRES 0.815

C. CLOSE PUBLIC COMMENTS

D. CONSIDERATION AND POSSIBLE ACTION TO APPROVE OR DENY THE VARIANCE

V. ADJOURN PUBLIC HEARINGS

VI. Citizens/Visitors Comments

This is an opportunity for Citizens and Visitors to speak to Council relating to Agenda and Non-Agenda Items. Speakers are advised that comments cannot be received on matters which are the subject of a Public Hearing once the Public Hearing has been closed. Speakers are required to register in advance and must limit their presentations to five (5) minutes each.

VII. Consent Agenda

Items listed under the Consent Agenda are considered routine and are generally enacted in one motion. The exception to this rule is that Council Members may request one or more items be removed from the Consent Agenda for separate action.

A. Cancel or Reschedule November 26, 2026 and December 24, 2026 Council Meetings

B. Accounts Payable

1) Week ending October 23, 2026
2) Week ending October 30, 2026
3) Week ending November 6, 2026

C. Departmental Monthly Reports

1. Buildings & Permits
2. EMS
3. Fire Department
4. Municipal Court
5. Parks and Recreation
6. PD-Code-FM-Health
7. Public Works

D. Minutes:

1) Regular Council Meeting, October 22, 20265

VIII. Business Items

A. Consideration and possible action to approve Petition for Annexation or Resolution approving water connection to individual property owner: Gilbert Guel

B. Financial Report for Quarter Ending September, 2026

C. Consideration and possible action to approve Resolution No. 62-2026 on its second reading for the Economic Development Corporation disbursement of funds for projects including:

- LOCAL SMALL BUSINESS ASSISTANCE INITIATIVE - $90,000 in total funding to assist Small Business development/ improvement across the City
- RENOVATION INCENTIVIZATION - $20,000 in total funding for Reimbursing Grants to qualifying small businesses with renovation and sign rehabilitation costs
- E-COMMERCE INITIATIVE - $20,000 in total for up to 10 businesses to establish E-Commerce

D. Consideration and possible action to adopt Ordinance No. 2026-018 an Ordinance of the City of Clute adopting an Amendment to the FY 2026-2027 Operating Budget

E. Consideration and possible action to adopt Ordinance No. 2026-019 an Ordinance of the City of Clute approving contract for Lease Purchase of Automated Water Meter Systems under previously approved contract with Ameresco

F. Consideration and possible action to adopt Resolution No. 66-2026 authorizing the Mayor's signature on the Interlocal Agreement with Brazoria County for the FY-2026-2027 Road and Bridge Work Projects and Request Summary List

G. Consideration and possible action to adopt Resolution No. 67-2026 awarding Bid for the 2024 Community Development Clute Sanitary Sewer Improvements – Bryan Subdivision Project

H. **Consideration and possible action to adopt Resolution No. 68-2026 appointing a member to the Traffic Commission**

I. **Consideration and possible action to adopt Resolution No. 69-2026 declaring certain items as surplus and salvage and/or approving of their disposal**

IX. Closed Executive Session

A. **Closed Executive Session as authorized by the Texas Open Meetings Act:**

1. Section 551.071, Government Code – Consultation with City Attorney: Concerning pending or contemplated litigation, settlement offers or other matter in which his duty to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551, Government Code.

B. **Action taken as a result of the Closed Executive Session**

X. Notice/Announcement of Upcoming Events and Meetings

A. **Employee Thanksgiving Lunch, Wednesday November 18, 2026 at 12:00 noon, Clute Event Center**

B. **Thanksgiving Holidays, Thursday and Friday, November 26 and 27, 2026 City Offices Closed**

C. **Employee Christmas Party and Lunch, Wednesday, December 9, 2026 at 12:00 noon, Clute Event Center**

D. **Regular Council Meeting, Thursday, December 10, 2026 at 7:00 p.m. Clute City Hall**

XI. Adjournment

Note: In compliance with the Americans with Disabilities Act, this facility is wheelchair accessible and parking spaces are available. Please Note: Requests for accommodations or interpretive services must be made 48 hours in advance of the stated meeting time. Please contact the City Clerk's Office at 979-265-2541 for additional information.

I, Rosie Poitevint, City Clerk of the City do hereby certify that the above Notice of Meeting and Agenda for the City Council of the City of Clute, Texas was posted on or before **November 5, 2026,** in a place convenient and readily accessible at all times to the general public in compliance with Chapter 551 of the Texas Government Code.

Rosie Poitevint

Rosie Poitevint, City Clerk