



# City of Corpus Christi

1201 Leopard Street  
Corpus Christi, TX 78401  
cctexas.com

## Meeting Agenda - Final-revised

### City Council

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Tuesday, May 14, 2024

11:30 AM

Council Chambers

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Addendums may be added on Friday.

**Public Notice: Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services are requested to contact the City Secretary's office (at 361-826-3105) at least 48 hours in advance so that appropriate arrangements can be made.**

**Si Usted desea dirigirse al Concilio y cree que su inglés es limitado, habrá un intérprete inglés-español en todas las juntas del Concilio para ayudarle.**

**This meeting may be held via videoconference call pursuant to Texas Government Code § 551.127. If this meeting is held via videoconference call or other remote method of meeting, then a member of this governmental body presiding over this meeting will be physically present at the location of this meeting unless this meeting is held pursuant to Texas Government Code § 551.125 due to an emergency or other public necessity pursuant to Texas Government Code § 551.045.**

- A. Mayor Paulette Guajardo to call the meeting to order.
- B. Invocation to be given by Pastor Steve Lopez with Koinonia Church.
- C. Pledge of Allegiance to the Flag of the United States and to the Texas Flag to be led by Magali Ramos, Senior at Mary Carroll High School.
- D. City Secretary Rebecca L. Huerta to call the roll of the required Charter Officers.
- E. **CITY MANAGER'S COMMENTS / UPDATE ON CITY OPERATIONS: (ITEMS 1 - 3)**
  - 1. [24-0715](#) MAX Underground Construction LLC Update
  - 2. [24-0671](#) May 18 Beach to Bay Relay, Presented by Robert Dodd, Director of Parks and Recreation, and Doug McBee, Race Director
  - 3. [24-0703](#) Staff Announcement: Odette Cruz, Assistant Director of Human Resources, and Sergio Gonzalez, Assistant Director of Parks and Recreation

**F. PUBLIC COMMENT - APPROXIMATELY 12:00 P.M.** To speak during this public comment period on a city-related matter or agenda item, you must sign up before the meeting begins. Each speaker is limited to a total of no more than 3 minutes per speaker. You will not be allowed to speak again on an item when the Council is considering the item. Time limits may be restricted further by the Mayor at any meeting. If you have a petition or other information pertaining to your subject, please present it to the City Secretary. Written comments may be submitted at [cctexas.com/departments/city-secretary](http://cctexas.com/departments/city-secretary). Electronic media that you would like to use may only be introduced into the City system IF approved by the City's Communications Department at least 24 hours prior to the Meeting. Please contact Communications at 826-3211 to coordinate. This is a public hearing for all items on this agenda.

**G. BOARD & COMMITTEE APPOINTMENTS: (ITEM 4)**

4. [24-0713](#) Animal Care Advisory Committee (2 vacancies)

**H. EXPLANATION OF COUNCIL ACTION:**

*For administrative convenience, certain of the agenda items are listed as motions, resolutions, or ordinances. If deemed appropriate, the City Council will use a different method of adoption from the one listed; may finally pass an ordinance by adopting it as an emergency measure rather than a two reading ordinance; or may modify the action specified.*

**I. CONSENT AGENDA: (ITEMS 5 - 19)**

*NOTICE TO THE PUBLIC: The following items are consent motions, resolutions, and ordinances of a routine or administrative nature. The Council has been furnished with background and support material on each item, and/or it has been discussed at a previous meeting. All items will be acted upon by one vote without being discussed separately unless requested by a Council Member or a citizen, in which event the item or items will immediately be withdrawn for individual consideration in its normal sequence after the items not requiring separate discussion have been acted upon. The remaining items will be adopted by one vote.*

5. [24-0706](#) Approval of the April 23, 2024 Regular Meeting Minutes and April 30, 2024 Bond 2024 Council Workshop

**Sponsors:** City Secretary's Office

*Consent - Second Reading Ordinances*

6. [24-0620](#) Consistent with the FY 2024 approved Three-Year Capital Improvement Program approved by Corpus Christi City Council on September 5, 2023, consideration and approval of an ordinance authorizing the issuance of "City of Corpus Christi, Texas, General Improvement Bonds, Series 2024", for the first issuance of bonds from the Bond 2022 authorization, for improvements to streets and parks and recreation facilities in an amount not to exceed \$50,000,000 and refinancings in an amount not to exceed

\$105,000,000 in a sale to be conducted in November 2024, for the refunding, within set parameters and according to the plan of finance set by the City's financial advisors; levying a continuing direct annual ad valorem tax for the payment of the bonds; delegating authority to the City Manager, Chief Financial Officer, Director of Finance and Procurement , and certain other authorized officials to approve and execute documents relating to the issuance, sale, and delivery of the bonds; enacting other provisions incident and related thereto; and providing for an effective date.

Sponsors: Finance & Procurement

7. [24-0629](#) Consistent with the FY 2024 approved Three-Year Capital Improvement Program approved by the Corpus Christi City Council on September 5, 2023, consideration and approval of an ordinance authorizing the issuance of "City of Corpus Christi, Texas Combination Tax and Limited Pledge Revenue Certificates of Obligation, Taxable Series 2024B" for solid waste improvements in an amount not to exceed \$10,605,000, within set parameters and according to the plan of finance set by the City's financial advisors; providing for the payment of said certificates by the levy of an ad valorem tax upon all taxable property within the City and further securing said certificates by a lien on and pledge of the pledged revenues of the solid waste system; delegating authority to the City Manager, Chief Financial Officer, Director of Finance and Procurement and certain other authorized officials to approve and execute documents relating to the issuance, sale and delivery of the certificates; enacting other provisions incident and related thereto; and providing an effective date.

Sponsors: Finance & Procurement

8. [24-0621](#) Consistent with the FY 2024 approved Three-Year Capital Improvement Program approved by the Corpus Christi City Council on September 5, 2023, consideration and approval of ordinance authorizing the issuance of City of Corpus Christi, Texas Combination Tax and Limited Pledge Revenue Certificates of Obligation, Series 2024A" for improvements to streets, city facilities, and public safety facilities in an amount not to exceed \$39,400,000, within set parameters and according to the plan of finance set by the City's financial advisors; providing for the payment of said certificates by the levy of an ad valorem tax upon all taxable property within the City and further securing said certificates by a lien on and pledge of the pledged revenues of the solid waste system; delegating authority to the City Manager, Chief Financial Officer, Director of Finance and Procurement and certain other authorized officials to approve and execute documents relating to the issuance, sale, and delivery of the certificates; enacting other provisions incident and related thereto; and providing an effective date.

Sponsors: Finance & Procurement

9. [24-0630](#) Consistent with the FY 2024 approved Three-Year Capital Improvement Program approved by the Corpus Christi City Council on September 5,

2023, consideration and approval of ordinance by the City Council of the City of Corpus Christi, Texas authorizing the issuance of its Utility System Senior Lien Revenue Improvement and/or Refunding Bonds in one or more series (as designated by purpose and series) for water, wastewater, and stormwater utility improvements in an amount not to exceed \$186,090,000 and refinancings in an amount not to exceed \$100,000,000 within set parameters and according to the plan of finance set by the City's financial advisors; making provisions for the payment and security thereof by a first and prior lien on and pledge of the net revenues of the City's utility system on a parity with certain currently outstanding utility system revenue obligations; delegating the authority to the City Manager, Chief Financial Officer, Director of Finance and Procurement and certain other authorized officials to approve and execute documents relating to the issuance; and providing an effective date.

**Sponsors:** Finance & Procurement

*Consent - Contracts and Procurement*

10. [24-0501](#) Motion authorizing execution of a three-year service agreement, with two one-year options, with Faraday Electric Motors, LLC, of Corpus Christi, in an amount not to exceed \$1,191,995.00 and a potential amount up to \$1,986,658.33 if options are exercised, for pump motor and clutch repairs/replacement needed at various locations for Corpus Christi Water, with FY 2024 funding of \$165,554.86 from the Water Fund.  
**Sponsors:** Corpus Christi Water and Finance & Procurement
11. [24-0456](#) Resolution authorizing a five-year service agreement with Environmental Improvement, Inc., of Houston, in an amount not to exceed \$400,270.00 for preventative maintenance and the purchase of parts and materials needed by Corpus Christi Water for the disinfection system at the O.N. Stevens Water Treatment Plant, with FY 2024 funding of \$77,426.00 from the Water Fund.  
**Sponsors:** Corpus Christi Water and Finance & Procurement
12. [23-1854](#) Resolution authorizing a one-year service agreement, with four one-year options, with BrightView Landscape Services, Inc., of Blue Bell, Pennsylvania, with an office in Corpus Christi, in an amount not to exceed \$67,131.84 and a potential amount of \$335,659.20 if options are exercised, for the mowing of Storm Water Group 13 (Stormwater Maintenance Area In and Around Padre Island), for the Public Works Department, with FY 2024 funding of \$27,971.60 from the Storm Water Fund.  
**Sponsors:** Finance & Procurement and Public Works/Street Department
13. [24-0298](#) Resolution authorizing a one-year service agreement, with a one-year option, with Maldonado Nursery & Landscaping, Inc., of San Antonio, with

an office in Corpus Christi, in an amount not to exceed \$87,803.76 and a potential amount of \$175,607.12 if the option is exercised, for mowing and grounds maintenance of athletic fields for the Parks and Recreation Department, with FY 2024 funding of \$43,901.88 from the General Fund.

**Sponsors:** Parks and Recreation Department and Finance & Procurement

14. [24-0462](#) Motion authorizing execution of a five-year service agreement with Great South Texas Corp, dba Computer Solutions, to purchase Cisco wireless network hardware and five-year software licenses for \$97,861.46 in support of the Corpus Christi Public Libraries' E-Rate Category 2 Program application, for which there is an eligible 85% E-Rate discounted purchase savings of \$82,953.17, resulting in a final purchase amount of \$14,908.29, with FY 2024 funding of \$97,861.46 from the General Fund.

**Sponsors:** Information Technology Services, Libraries and Finance & Procurement

15. [24-0447](#) Motion authorizing execution of a co-operative agreement for a one-year software license renewal with Carahsoft Technology Inc., of Reston, Virginia, through the Texas Department of Information Resources, for Splunk security and data analysis software licenses for \$69,039.41, with continuing one-year renewals subject to sufficient future appropriations, with FY 2024 funding from the Information Technology Fund.

**Sponsors:** Information Technology Services and Finance & Procurement

16. [24-0698](#) Motion authorizing execution of a co-operative agreement for a one-year software license renewal with immixTechnology, Inc., of McLean, Virginia, through the Texas Department of Information Resources, for Veeam backup and replication software to support disaster recovery and business continuity for \$90,287.97, with continuing one-year renewals subject to sufficient future appropriations, with FY 2024 funding from the Information Technology Fund.

**Sponsors:** Information Technology Services and Finance & Procurement

#### *General Consent Items*

17. [24-0581](#) Motion authorizing a Reimbursement Agreement with the Nueces Center for Mental Health and Intellectual Disabilities for services rendered to aid homeless persons and crime victims, support Community Health Workers, and provide skills training in an amount not to exceed \$128,000.00, with a maximum amount payable by the City of up to \$64,000.00 per FY2023 and FY2024.

**Sponsors:** Health Department

#### *Consent - First Reading Ordinances*

18. [24-0513](#) Ordinance appropriating \$269,814.00 in the Health Grant Fund from an increase in the STI/HIV Prevention Services Program Grant from the Department of State Health Services (DSHS) to provide STI/HIV

prevention and control services for the period of September 1, 2024, through August 31, 2025; and authorizing four grant positions.

**Sponsors:** Health Department

19. [24-0545](#) Ordinance authorizing acceptance and future amendments of the Center for Health Emergency Preparedness and Response Grant for \$205,548.00 with a cash or in-kind match of \$20,555.00 from the Department of State Health Services (DSHS); and appropriating \$205,548.00 in the Health Grant Fund to provide Laboratory Response Network (LRN) Level 3 chemical laboratory surge capacity activities from July 1, 2024, through June 30, 2025; and authorizing two grant positions.

**Sponsors:** Health Department

J. **RECESS FOR LUNCH**

*The City Council will take a lunch break at approximately 1:30 p.m.*

K. **PUBLIC HEARINGS: (ITEMS 20 - 23)**

*The following items are public hearings and public hearings with first reading ordinances. Each item will be considered individually.*

20. [24-0305](#) Ordinance abandoning, vacating, and closing 0.574 acres of unimproved public right-of-way for the Fair Market Value of \$380,000.00 identified as Sand Dollar Avenue, a portion of Block 27 Padre Island No.1, conditioned on petitioner, Donny Shellenbarger, meeting specified conditions.

**Sponsors:** Public Works/Street Department

21. [24-0655](#) Zoning Case No. ZN8199, Barajas Family Corporation (District 2). Ordinance rezoning a property at or near 3345 Gollihar Road and 4500 Kirkwood Drive from the "ON" Neighborhood Office District and the "RS-6" Single-Family 6 District to the "CN-1" Neighborhood Commercial District; Providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).

**Sponsors:** Development Services

22. [24-0657](#) Zoning Case No. ZN8200, Barajas Family Corporation (District 2). Ordinance rezoning a property at or near 2823 South Port Avenue and 2511 San Jacinto Drive from the "CG-2" General Commercial District and the "RS-6" Single-Family 6 District to the "CG-2" General Commercial District; Providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).

**Sponsors:** Development Services

23. [24-0658](#) Zoning Case No. ZN7974, Leslie Lopez (District 1). Ordinance rezoning a property at or near 110 Rolling Acres Drive from the "RS-6" Single-Family 6 District to the "ON/SP" Neighborhood Office District with a Special Permit; Providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval to the "ON/SP"

Neighborhood Office District with a Special Permit.)

Sponsors: Development Services

**L. RECESS TO CORPORATION MEETING: (ITEM 24)**

24. [24-0543](#) Annual Board Meeting of the Corpus Christi Housing Finance Corporation (CCHFC) to elect officers, consider a resolution amending and reaffirming the Corpus Christi Housing Finance Corporation's Investment Policy and Investment Strategy, and repeal the Inducement Resolutions for Multifamily Housing Revenue Bonds for the previously proposed 152-unit affordable housing multi-family development at Greenwood Drive and Gollihar Road.

Sponsors: Planning and Community Development Department and Finance & Procurement

**M. RECONVENE CITY COUNCIL MEETING**

**N. INDIVIDUAL CONSIDERATION ITEMS: (ITEMS 25 - 26)**

*The following items are motions, resolutions or ordinances that may be considered and voted on individually.*

25. [24-0435](#) Motion authorizing a cost-share agreement with the U.S. Army Corps of Engineers (USACE) for design and construction to address streambank erosion control related to the Mary Rhodes Pipeline Phase 2 System Improvements project, located in the vicinity of the Mary Rhodes Pump Station near Bay City, in an amount not to exceed \$4,629,100, with FY 2024 funding available from the Water Capital Fund and funding in the amount of \$8,596,900 available from the USACE. The total projected cost for the streambank erosion improvement is estimated to be approximately \$13,676,000, including phase one feasibility study.

Sponsors: Engineering Services and Water Utilities Department

26. [24-0624](#) Motion executing professional two-year service agreements with the option to extend for up to two additional one-year periods, with InterVISTAS Consulting USA, Inc. of Washington D.C. and Crawford, Murphy & Tilly, Inc. of Springfield, Illinois, for a total combined amount of \$400,000.00 with a potential amount of \$800,000.00 if all options are exercised, for air service development consulting services, from the Operating Budget in Fund 4610.

Sponsors: Aviation Department and Finance & Procurement

**O. BRIEFINGS: (ITEMS 27-28)**

*Briefing information will be provided to the City Council during the Council meeting. Briefings are for Council information only. No action will be taken and no public comment will be solicited. The City Manager or City Council Liaison for any city board, commission, committee or corporation (including Type A or B Corporation) may report on the action(s) or discussion(s) of any such body's public meeting that occurred within one month prior to this City Council meeting.*

27. [24-0801](#) Briefing on State Chapter 327, Municipal Sales and Use Tax for Residential Streets and Sidewalks

*Sponsors:* City Manager's Office and Economic Development

28. [24-0782](#) Industrial Streets Briefing

*Sponsors:* Public Works/Street Department

**P. EXECUTIVE SESSION: (ITEMS 29 - 31)**

*PUBLIC NOTICE is given that the City Council may elect to go into executive session at any time during the meeting in order to discuss any matters listed on the agenda, when authorized by the provisions of the Open Meeting Act, Chapter 551 of the Texas Government Code, and that the City Council specifically expects to go into executive session on the following matters. If the Council elects to go into executive session regarding an agenda item, the section or sections of the Open Meetings Act authorizing the executive session will be publicly announced by the presiding officer. The City Council may deliberate and take action in open session on any issue that may be discussed in executive session. The description of an item in "Executive Sessions" constitutes the written interpretation by the City Attorney of Chapter 551 of the Texas Government Code and his determination that said item may be legally discussed in Closed Meeting in compliance with Chapter 551 the Texas Government Code.*

29. [24-0643](#) **Executive session pursuant to Texas Government Code § 551.071** and Texas Disciplinary Rules of Professional Conduct Rule 1.05 to consult with attorneys concerning legal issues related to industries, infrastructure, utilities, and property in the City's extraterritorial jurisdiction, services thereto, annexation, Texas Local Gov't Code service plans, industrial district agreements, and Chapters 42, 43 and 212 of the Texas Local Government Code § 43.0116, et. seq., rates for utilities, actions for limitation of rates, Texas Water Code § 13.043 and associated statutes and regulations, and **Texas Government Code § 551.087** to discuss and deliberate regarding potential financial or other incentive(s) to business prospects(s) that the governmental body seeks to have locate, stay, or expand in or near the territory of the City and with which the City will be conducting economic development negotiations, authorizing preparation of service plans for areas to be considered for annexation, and authorizing professional services agreements and amendments thereto with attorneys, engineers, and other consultants involved in the aforementioned actions
30. [24-0718](#) **Executive session pursuant to Texas Government Code § 551.071** and Texas Disciplinary Rules of Professional Conduct Rule 1.05 to consult with attorneys concerning legal issues related to a potential trade and or cession of territory and/or extraterritorial jurisdiction with the City of Portland, services thereto, jurisdiction, annexation, Texas Local Gov't Code service plans, industrial district and economic development agreements, and Chapters 42, 43 and 212 of the Texas Local Government Code § 43.015, et. seq., and laws relating to piers, ports, and interlocal agreements
31. [24-0742](#) **Executive session pursuant to Texas Government Code § 551.071**



and Texas Disciplinary Rules of Professional Conduct Rule 1.05 to consult with attorneys concerning legal issues related to regulations, legal rights, and contracts related to surface water from the Nueces River and other sources, groundwater from the Evangeline Aquifer and other sources, desalination, legal restrictions on and permits required for the provision of water, regulations and contracts of water conservation and improvement districts and groundwater conservation districts (including, but not limited to Nueces County Water Conservation and Improvement District #3 and the San Patricio Groundwater Conservation District), TCEQ and EPA regulations related to water, state and federal regulations related to construction of water-related infrastructure, state restrictions on rates and charges for utilities, statutory restrictions on the issuance of debt and governmental contracting, and potential authorization of contracts for attorneys and consultants to assist in matters related to water

**Q. ADJOURNMENT**