



Meeting Minutes

City Council Workshop

Wednesday, May 8, 2024

2:00 PM

Council Chambers

Sales Tax Venue Renewal Workshop

A. Mayor Paulette Guajardo to call the meeting to order.

Mayor Guajardo called the meeting to order at 2:09 p.m.

B. City Secretary Rebecca L. Huerta to call the roll of the required Charter Officers

City Secretary Rebecca Huerta called the roll and verified that a quorum of the City Council and the required Charter Officers were present to conduct the meeting.

Charter Officers: City Manager Peter Zanoni, City Attorney Miles Risley and City Secretary Rebecca Huerta

Present 8 - Paulette Guajardo, Roland Barrera, Gil Hernandez, Michael Hunter, Sylvia Campos, Dan Suckley, Mike Pusley, and Jim Klein

Absent 1 - Everett Roy

C. Overview of Type A/B Sales Tax Venues, to Include Review of Enabling Legislature, Guidelines, Uses, Requirements, and Governance Structure

City Manager Peter Zanoni stated that the purpose of this workshop is to include review of enabling legislature, guidelines, uses, requirements and governance structure, as well as the baseline proposals and feedback from City Council.

1. [24-0707](#) Overview of Type A/B Sales Tax Venues Presentation

Assistant City Manager Heather Hurlbert presented information on the following topics: workshop agenda; local sales tax; 2 cents local sales tax distribution; Type A/B sales tax authorization; Type A Corporation; Type B Corporation; Type A/B Board of Directors; allowable uses of Type A/B sales tax; current Type A authorizations; authorization options; term; city council proposed baseline uses for 1/8 cent (Arena); feedback on baseline for 1/8 cent (Arena); Project Finance Zone (PFZ); city council proposed baseline uses for 1/8 cent (Seawall); capital projects for consideration; possible capital projects; possible capital projects: FM 624; feedback on baseline for 1/8 cent (Seawall); general feedback on baseline; and calendar and next steps.

Assistant Director of Public Works Gabriel Hinojosa presented information on the following topics: possible capital projects: Turkey Creek; Clarkwood Ditch/Oso Tributary; North Beach phase 2; Corpus Christi Bay; Williams Ditch; and Oso Creek.

Council Members, City Manager Zanoni, Assistant City Manager Hurlbert, Assistant City Manager Neiman Young, Bond Counsel with Norton, Rose, Fulbright, Stephanie Liebe, and Assistant Director Hinojosa discussed the following topics: a concern about the business model with the Type A/B Board of Directors and the Economic Development Corporation; sports complexes are eligible under Type B funding; staff is exploring additional options to fund affordable housing; Type B sales tax can be used for arterial and collector streets in support of business development; the importance of repairing pavement at industrial parks; a desire to include the Corpus Christi Army Depot as an allowable use of this sales tax; different terms can be considered to reauthorize both 1/8 cents, rather than another 25-year term; the flood mitigation plan will focus on commercial corridors; Type A funds can be used for city owned facilities within the Sports, Entertainment, and Arts (SEA) District; funding from the PFZ is authorized only for a convention facility; a concern about not having a proposed flood mitigation project in Flour Bluff or Padre Island; if all projects are completed early, the sales tax can be terminated early and re-purposed for other projects; and a desire to implement a marketing plan for the Type A sales tax.

D. Presentation of the Current City Council Baseline Proposal, Received Feedback, and Calendar of Next steps

2. [24-0702](#) Type A Sales Tax Reauthorization City Council Workshop

This item was discussed during Item 1.

E. Adjournment

There being no further business, Mayor Guajardo adjourned this meeting at 4:30 p.m