



City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Minutes

City Council

Tuesday, June 29, 2021

11:30 AM

Council Chambers

Addendums may be added on Friday.

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

Mayor Guajardo called the meeting to order at 11:33 a.m.

B. Invocation to be given by Pastor Chuck Goodwin, Fish for Life Ministries.

Chuck Goodwin, President of Fish for Life Ministries, gave the invocation.

C. Pledge of Allegiance to the Flag of the United States and to the Texas Flag to be led by Scarlett Henderson, Windsor Park Elementary.

Scarlett Henderson, Windsor Park Elementary School, led the Pledge of Allegiance to the Flag of the United States and to the Texas Flag.

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

City Secretary Rebecca L. 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 K. Risley and City Secretary Rebecca L. Huerta.

Present: 8 - Mayor Paulette M. Guajardo, Council Member Roland Barrera, Council Member Gil Hernandez, Council Member Billy A. Lerma, Council Member John Martinez, Council Member Ben Molina, Council Member Mike Pusley, and Council Member Greg Smith

Absent: 1 - Council Member Michael Hunter

E. Proclamations / Commendations

1. [21-0776](#) Proclamation declaring July 4, 2021 as the "44th Annual City of Corpus Christi Mayor's 4th of July Big Bang Celebration" Day.
Recognition of "Mayor's 4th of July Big Bang Celebration" Essay Contest Winners

Mayor Guajardo presented the proclamation and commendation.

F. PUBLIC COMMENT

Mayor Guajardo opened the public comment period.

The following citizens spoke in support of short term rentals: Alex Harris, 2138 St. Hwy 286; Debra Brock, 15058 Tesoro Dr.; and Manager of Padre Escapes Vacation Rentals, Jeremy Clayton, 15244 Capstan St.

Jack Gordy, 4118 Bray Dr., stated that he submitted an open records request, but was provided with the wrong information that he requested.

Chairman of the Nueces Regional Flood Planning Group, LJ Francis, 602 N. Staples St., and Regional Flood Planning Group member, Lauren Hutch Williams, 626 Pasadena Place spoke regarding the public input process.

Marvin Jones, Padre Isles Property Owners Association, 15313 Beaufort Court, spoke in opposition to short term rentals in single-family residential areas.

Gary Jaskier, 325 Doddridge St., spoke regarding his concern about the ongoing speeding down Doddridge Street.

G. CITY MANAGER'S COMMENTS / UPDATE ON CITY OPERATIONS:

Mayor Guajardo referred to City Manager's Comments.

City Manager Zaroni reported on the Police Officer involved shooting incidents.

a. City Preparation for 4th of July Weekend

City Manager Zaroni reported on the Fourth of July festivities beginning on Friday, July 2nd.

A Council Member suggested that all local vendors be notified of additional activities that will be taking place during the Fourth of July weekend.

b. Fireworks Safety and Reminder of Fireworks Ordinance

Fire Chief Robert Rocha stated that it is illegal to possess or discharge fireworks within the city limits or the beach, and violators could be fined up to \$2,000 per package; and encouraged the public to take advantage of the free fireworks show that the City will provide.

Council Members and Fire Chief Rocha discussed the following topics: the police and fire departments can issue a citation if someone is in possession or discharging fireworks; the state legislature has the biggest impact when it comes to having access to fireworks; and it is legal to discharge fireworks at the Sunrise Beach Park in Mathis, TX.

c. Update on Multi-family Affordable Housing Developments

City Manager Zaroni presented information on the following topics: Multi-family

communities across Corpus Christi; affordable rental units under construction; and the developers have received \$34.2 million in low income housing tax credits.

Council Members and City Manager Zanoni discussed the following topics: several developers will be utilizing the 4% tax credit; and a Council Member's request to look into using the American Rescue Plan Act (ARPA) funds for affordable housing.

d. Seawater Desalination Update by Michael Murphy, Chief Operating Officer

Chief Operating Officer Michael Murphy reported on the following topics: the desalination team visited the San Patricio water treatment facility and the La Quinta site; the environmental discharge impact study will be provided to Council before the July 21st desalination workshop; and meetings are scheduled in July with Seven Seas and CC Polymer.

Council Members and Mr. Murphy discussed the following topics: a Council Member requested that in terms of desalination, all alternatives be considered; and a Council Member's request for a response to his question regarding the Mary Rhodes Pipeline.

H. BOARD & COMMITTEE APPOINTMENTS: (NONE)

I. EXPLANATION OF COUNCIL ACTION:

J. BRIEFING: (ITEM 2)

2. [21-0716](#) Briefing on Short Term Rentals

Director of Planning and Environmental Services Daniel McGinn and CEO of Visit Corpus Christi Brett Oetting presented information on the following topics: short term rentals; summary; community activity (2018-2021); zoning districts; registration/HOT collection; enforcement; TX Legislation; and next steps.

Council Members, Director McGinn, Director of Finance Heather Hurlbert, City Manager Peter Zanoni, City Attorney Miles Risley and Director of Neighborhood Services Tracey Cantu discussed the following topics: Padre Island and Flour Bluff citizens complain about lack of enforcement of short term rentals; Padre Isles Property Owners Association (PIPOA) recommended prohibiting short term rentals in single-family residential areas; Island Strategic Action Committee (ISAC) had a subcommittee that reviewed best practices for short term rentals; in response to a Council Member's concern regarding Hotel Occupancy Tax (HOT) collection, the City will reach out to the owners to advise them if they are not registered as a provider and will collect payment; the City has currently not reached out to anyone regarding short term rentals; it can take approximately six months to move forward with short term rentals; most neighborhoods with Homeowner Association (HOA) restrict short term rentals but these provisions are not enforceable; a violation of short term rentals is a violation of zoning; if someone is in violation, there is a 30 day period to correct the violation; once the violation is corrected,

the owner is in compliance but it does not mean the violations will cease; and failure to render HOT is a Class C violation.

K. CONSENT AGENDA: (ITEMS 3 - 20)

Approval of the Consent Agenda

Mayor Guajardo referred to the Consent Agenda. Council Members requested that Items 4, 5, 18, 19 and 20 be pulled for individual consideration.

A motion was made by Council Member Lerma, seconded by Council Member Molina to approve the Consent Agenda with the exception of Items 4, 5, 18, 19 and 20. The motion carried by the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

3. [21-0744](#) Approval of the June 22, 2021 Regular Meeting Minutes.

The Minutes were approved on the consent agenda.

4. [21-0650](#) Zoning Case No. 0221-03, Cardinal Investments and Holdings, LLC.: (District 5) Ordinance rezoning property at or near 7610 Slough Road from the "FR" Farm Rural District to the "RS-6/PUD" Single-Family 6 District with a Planned Unit Development. (3/4 vote will be required to approve due to public opposition) (Planning Commission and Staff recommend Approval)

Mayor Guajardo referred to Item 4.

A Council Member and Director of Development Services Al Raymond stated that this item was pulled to distribute the amended ordinance that was inadvertently omitted from the agenda packet.

Council Member Hernandez made a motion to approve the ordinance, seconded by Council Member Barrera. This Ordinance was passed on second reading and approved with the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

Enactment No: 032479

Consent - Second Reading Ordinances

5. [21-0682](#) Ordinance adopting a new Padre/Mustang Island Area Development Plan, an element of the Plan CC Comprehensive Plan; rescinding the former Mustang/Padre Island Area Development Plan adopted on January 31, 2017; and amending the Plan CC Comprehensive Plan.

Mayor Guajardo referred to Item 5.

A Council Member and Director of Planning and Environmental Services Daniel McGinn discussed the following topics: the importance of a maintenance building on the island.

Council Member Smith made a motion to amend the plan by moving S25 - PR22/SH361 Intersection Improvements Study and Implementation (TxDOT) and S29 JFK Causeway Evaluation from MID-TERM to SHORT-TERM projects, seconded by Council Member Pusley and passed unanimously.

Council Member Smith made a motion to approve the ordinance as amended, seconded by Council Member Molina. This Ordinance was passed on second reading as amended and approved with the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

Enactment No: 032480

6. [21-0717](#) Ordinance accepting and appropriating \$67,553,894.00 from the American Rescue Plan Act (ARPA) to mitigate the fiscal effects stemming from the public health emergency caused by the COVID-19 pandemic; and amending the FY2021 Operating Budget; and approving addition of two full-time grant funded positions for the administration of grant funds; and approving use of ARPA funds as follows: Citywide Waterline Replacement \$30,000,000; Citywide Wastewater Lift Station Upgrades \$18,400,000; Citywide Stormwater Improvements \$10,000,000; North Beach Drainage Improvements \$5,000,000; Construction of Fire Station 3 \$4,050,000; and Downtown Outdoor Dining Development \$100,000.

This Ordinance was passed on second reading on the consent agenda.

Enactment No: 032481

7. [21-0693](#) Ordinance accepting a grant for the Regional Local Services System/Local Public Health System in the amount of \$328,736 from the Texas Department of State Health Services; and appropriating the grant funds with an additional

estimated \$330,000 of grant program income and \$70,000 of Medicaid income for a total amount of \$728,736 to provide essential public health services.

This Ordinance was passed on second reading on the consent agenda.

Enactment No: 032482

8. [21-0690](#) Ordinance authorizing acceptance and appropriation of the following grants totaling in the amount of \$1,090,981.00 from the Texas Department of State Health Services: Laboratory Response Network Contract Amendment No. 5 in amount of \$205,548; Immunization Contract Amendment No. 3 in amount of \$334,077 and appropriating \$70,000 in program income; Epidemiology Capacity Expansion Contract Amendment No. 2 in amount of \$409,711; Tuberculosis Prevention and Control Contract Amendment No. 2 in amount of \$61,645; and Laboratory Response Network Influenza Contract in amount of \$10,000.

This Ordinance was passed on second reading on the consent agenda.

Enactment No: 032483

9. [21-0637](#) Ordinance authorizing a five-year subscription agreement with the option to extend for three additional years with Incapsulate, LLC in an amount of \$2,223,569.63 for Customer Relationship Management System (CRMS) for 311, effective upon issuance of a notice to proceed, appropriating \$622,461.64, from the unreserved fund balance of the Information Technology fund and amending the FY 2021 operating budget to increase expenditures.

This Ordinance was passed on second reading on the consent agenda.

Enactment No: 032484

Consent - Contracts and Procurement

10. [21-0677](#) Motion authorizing the purchase of additional detection equipment and containment devices for hazardous leaks and spills for the Corpus Christi Fire Department from FarrWest Environmental Supply Inc., of Schertz, Texas through the HGAC Buy Cooperative for a total amount of \$111,057.40, effective upon issuance of Notice to Proceed with FY 2021 funding through the Fire Grants Fund.

This Motion was passed on the consent agenda.

Enactment No: M2021-130

11. [21-0542](#) Resolution authorizing the purchase of two wastewater aeration blowers from the Spencer Turbine Company of Windsor, Connecticut for the Utilities Department to be placed at the Oso Water Reclamation Plant and the Allison Wastewater Treatment Plant, in the amount of \$191,461.00 with FY 2021 funding available in the Wastewater Fund.

This Resolution was passed on the consent agenda.

Enactment No: 032485

12. [21-0577](#) Resolution authorizing the purchase of two wastewater aeration blowers from Gardner Denver Nash, LLC of Charleroi, Pennsylvania for the Utilities Department to be placed at the Oso Water Reclamation Plant and the Greenwood Wastewater Treatment Plant, in the amount of \$173,686.30 with FY 2021 funding available in the Wastewater Fund.

This Resolution was passed on the consent agenda.

Enactment No: 032486

13. [21-0638](#) Motion authorizing a three-year service agreement for crane services for wastewater system maintenance and repair work, for an amount not to exceed \$135,275.00, with Gulf Coast Crane Service, LLC of Corpus Christi, Texas for the Utilities Department, with FY 2021 funding in an estimated amount \$15,030.00 available through the Wastewater Fund.

This Motion was passed on the consent agenda.

Enactment No: M2021-131

14. [21-0631](#) Motion authorizing a one-year supply agreement with DPC Industries, Inc. of Corpus Christi, Texas in an amount not to exceed \$103,000.00 for Liquid Chlorine in 1-ton Cylinders for O.N. Stevens Water Treatment Plant, with FY 2021 funding in an estimated amount of \$34,334.00 available through the Water Fund.

This Motion was passed on the consent agenda.

Enactment No: M2021-132

15. [21-0592](#) Motion authorizing a three-year service agreement with Vets Securing America, Inc. of San Antonio, Texas in an amount not to exceed \$208,050.36 for armed security guard services for Sunrise Beach, with FY 2021 funding in an estimated amount of \$23,116.00 available through the Utilities Department Water Fund.

This Motion was passed on the consent agenda.

Enactment No: M2021-133

16. [21-0548](#) Resolution authorizing a two-year supply agreement with Aclara Technologies LLC, of St. Louis, Missouri, for a total amount not to exceed \$2,304,818.00, for water meter transmission units (MTUs) for the Utilities Department, effective upon issuance of notice to proceed, with FY 2021 funding in the amount of \$384,136.33 available through the Water Fund.

This Resolution was passed on the consent agenda.

Enactment No: 032487

17. [21-0645](#) Motion authorizing a two-year supply agreement, with Wilnat Inc., dba Koons Gas Measurement of Tulsa, Oklahoma, in an estimated amount of \$1,357,752.00, for 11,650 gas meters that will be used for new services and replacement of models no longer supported for Gas Operations, effective upon issuance of notice to proceed, with FY 2021 funding in an amount not to exceed \$169,719.00 available through the Gas Fund.

This Motion was passed on the consent agenda.

Enactment No: M2021-134

18. [21-0696](#) Resolution authorizing the renewal of a five-year natural gas supply contract with NextEra Energy Marketing, LLC for an estimated amount \$125,000,000.00, of which \$1,500,000.00 is needed for the remainder of the FY 2020-2021, to meet the City's natural gas requirement from August 1, 2021 to August 1, 2026.

Mayor Guajardo referred to Item 18.

A Council Member requested that this item be pulled to emphasize the importance of this contract for the City.

Council Member Pusley made a motion to approve the resolution, seconded by Council Member Molina. This Resolution was passed and approved with the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

Enactment No: 032488

19. [21-0689](#) Motion authorizing the purchase of one replacement John Deere cab tractor with front loader and rotary cutter from Deere & Company, of Cary, North Carolina through the BuyBoard Cooperative, for a total amount of \$98,094.15, which will be utilized to mow grass and general lawn and field maintenance at the Corpus Christi International Airport (CCIA), with FY 2021 funding available through the Vehicle Equipment Replacement Fund.

Mayor Guajardo referred to Item 19.

This item was inadvertently pulled.

Council Member Hernandez made a motion to approve the motion, seconded by Council Member Molina. This Motion was passed and approved with the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

Enactment No: M2021-135

General Consent Items

20. [21-0751](#) Resolution revising the Infill Housing Incentive Program Guidelines as authorized by Article II, Chapter 20 of the City of Corpus Christi Code of Ordinances; and authorizing a two-year agreement with the Corpus Christi B Corporation to provide Type B affordable housing funding in the amount of \$1,250,000 for costs related to the Infill Housing Incentive Program.

Mayor Guajardo referred to Item 20.

Council Members, City Manager Peter Zaroni and Homeless Services and Workforce Housing Manager Jennifer Buxton discussed the following topics: the infill housing program is not directed at low income housing; a Council Member's request to table this item to work out additional details; the homeowner needs to stay in the home at least five years; a \$25,000 incentive is given to the developers; the money would come from the general fund if Type B funding was not being used; in order to promote this program with developers, the City will need to reach out to home buyers and homebuilders, realtors association, and neighborhood groups, and to pre-qualify home buyers to lessen the sales risk that homebuilders face; the buyer could benefit from both the development and the direct down payment assistance; the importance of keeping affordable housing available to the community; and a Council Member's request to get a progress update in about six months.

Council Member Molina made a motion to approve the resolution, seconded by Council Member Lerma. This Resolution was passed and approved with the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

Enactment No: 032489

L. RECESS FOR LUNCH

Mayor Guajardo recessed the Council meeting for lunch at 1:36 p.m. Executive Session Item 28 was held during the lunch recess. Mayor Guajardo reconvened the meeting at 4:17 p.m.

M. PUBLIC HEARINGS: (ITEMS 21 - 22)

21. [21-0683](#) Zoning Case No. 0521-02, Terry J. Cox (District 4). Ordinance zoning a property located at or near 15022 Leeward Drive from the "RM-AT/IO" Multifamily AT District with the Island Overlay to the "RM-AT/IO/PUD" Multifamily AT District with the Island Overlay and a Planned Unit Development. (Planning Commission and Staff recommend Approval)

Mayor Guajardo referred to Item 21.

Director of Development Services Al Raymond stated that the purpose of this item is to allow for the construction of a 6-unit townhome development and presented information on the following topics: aerial overview; zoning pattern and adjacent development; PUD deviations; PUD deviations continued; master site plan; public notification; and planning commission and staff recommend approval with conditions.

Mayor Guajardo opened the public hearing.

The applicant, Miguel Torres, stated that he is requesting a waiver for a sidewalk along Leeward Drive.

Council Members, Director Raymond and City Manager Peter Zaroni discussed the following topics: staff recommends approval of the waiver; the Council has adopted Vision Zero which encourages the use of sidewalks; and the planning commission decides whether or not to waive a sidewalk.

Mayor Guajardo closed the public hearing.

Council Member Smith made a motion to approve the ordinance, seconded by Council Member Pusley. This Ordinance was passed on first reading and approved with the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

22. [21-0684](#) Zoning Case No. 0521-03, Nicholas Hallick: (District 4) Ordinance rezoning property at or near 6097 Ennis Joslin Road from the "RS-10" Single-Family 10 District to the "ON" Neighborhood Office District. (Planning Commission and Staff recommend Approval)

Mayor Guajardo referred to Item 22.

Director of Development Services Al Raymond presented information on the following topics: aerial overview; zoning pattern and adjacent development; public notification; and planning commission and staff recommend approval.

Mayor Guajardo opened the public hearing.

There were no comments from the Council or the public.

Mayor Guajardo closed the public hearing

Council Member Smith made a motion to approve the ordinance, seconded by Council Member Hernandez. This Ordinance was passed on first reading and approved with the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

N. INDIVIDUAL CONSIDERATION ITEMS: (ITEM 23)

- 23.** [21-0754](#) Resolution amending the Financial Budgetary Policies for Fiscal Year 2021-2022 to address the appropriation of interest in capital improvement funds, appropriation and restriction of revenue in the Community Enrichment Fund, and to provide financial policy direction on preparation of the annual budgets.

Mayor Guajardo referred to Item 23.

Director of Management and Budget Eddie Houlihan presented information on the following topics: amend Section 18-Capital Improvement Plans(CIP)/Funding; and add section 23-community enrichment fund.

Council Members, Director Houlihan and City Manager Peter Zanoni discussed the following topics: the City Manager will add an additional section to the policy that will develop an annual or bi-annual close out process, and will present it to Council at the first meeting in July.

Council Member Hernandez made a motion to approve the resolution, seconded by Council Member Smith. This Resolution was passed and approved with the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

Enactment No: 032490

O. FIRST READING ORDINANCES: (ITEMS 24 - 25)

24. [21-0743](#) Ordinance revising Marina Advisory Committee membership to all at-large/general category members.

Mayor Guajardo referred to Item 24.

City Secretary Rebecca Huerta stated that the proposed ordinance would modify the composition of the Marina Advisory Committee and remove the member categories and replace it with all at-large members. The At-Large Members would provide more flexibility in terms of recruitment.

There were no comments from the Council.

Council Member Barrera made a motion to approve the ordinance, seconded by Council Member Lerma. This Ordinance was passed on first reading and approved with the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

25. [21-0745](#) Ordinance accepting and appropriating \$901,952 grant from the Office of the Governor from the Texas Military Preparedness Commission's Defense Economic Adjustment Assistance Grant (DEAAG) in the 1072 Community Development Grant Fund for Naval Air Station Corpus Christi (NASCC) gas distribution system improvements; appropriating \$242,818 from the Texas Military Preparedness Commission CIP Fund 3543 as a City match; amending the FY 2021 Capital Budget to add DEAAG NASCC Gas Line Replacement project; and amending the FY 2021 Budget to increase revenues and expenditures by \$1,144,770.

Mayor Guajardo referred to Item 25.

Director of Intergovernmental Relations Tammy Embrey stated that this will be the fourth Defense Economic Adjustment Assistance Grant (DEAAG) from the Governor to continue improving infrastructure at our Naval Base.

Council Members, Director Embrey and Director of Gas Operations Bill Mahaffey discussed the following topics: there is currently not a start date for this project; the engineering on this project will be done in-house; and the total estimated cost is \$1.9 million.

Community Planning Liaison Ben Pollack spoke in support of this project.

Council Member Hernandez made a motion to approve the ordinance, seconded by Council Member Barrera. This Ordinance was passed on first reading and approved with the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Lerma, Council Member Martinez, Council Member Molina, Council Member Pusley and Council Member Smith

Absent: 1 - Council Member Hunter

Abstained: 0

P. BRIEFINGS: (ITEMS 26 - 27)

26. [21-0762](#) The City of Corpus Christi will be hosting of the Summer Games of Texas for 2021. The events will be held July 29 through August 1, 2021. The City of Corpus Christi was also selected to host the Summer Games of Texas for 2022 with dates still yet to be determined. The Games of Texas are a series of amateur Olympic-style events held each summer and winter in the State of Texas organized by the Texas Amateur Athletic Federation (TAAF). In July 2012 and 2013, the Parks and Recreation Department hosted the Summer Games of Texas. The two-year event had an estimated \$15,000,000 economic impact for the City of Corpus Christi.

Mayor Guajardo referred to Item 26.

Interim Assistant Director of Parks and Recreation Lisa Oliver presented information on the following topics: Texas Amateur Athletic Federation (TAAF); Games of Texas; economic benefits; Games of Texas July 29-August 1, 2021 sporting events; sports schedule; community partners/stakeholders; and event budget.

Council Members, Assistant Director Oliver and Assistant City Manager Neiman Young discussed the following topics: pickleball will be held the weekend of July 24th; visit TAAF.com for volunteer information; the third-party operator who is communicating with the Parks and Recreation department is receiving higher demands for pickleball courts; in response to a Council Member's question regarding concession, food truck vendors will be located at the Cabaniss Parkway entrance; and a Council Member's concern about the Bill Witt parking lot.

27. [21-0757](#) The City of Corpus Christi - Gas Department Briefing for the Natural Gas Distribution Expansion of natural gas service to the residential market.

Mayor Guajardo referred to Item 27.

Director of Gas Operations Bill Mahaffey presented information on the following topics: expansion of the gas system; percentage of gas meters overall; builder incentives; builder program rebates; single family residential gas taps installations per year; and home builder program comparison.

Council Members and Director Mahaffey discussed the following topics: it is more expensive to install gas in existing homes versus new construction homes; the \$1,000 rebate goes to the homebuilder; the rebate program also applies for existing homes; gas generators may qualify as a builder incentive; different venting is involved to convert from electric to gas; gas water heaters are a lot more efficient than electric water heaters; a Council Member's request to provide the cost for homeowners to convert from electric to gas; a Council Member's request for information to know whether a home builder is actually installing gas appliances in new homes; and a program still exists for gaslight lamps to be installed in existing homes, but is not recommended due to the higher cost associated.

Q. EXECUTIVE SESSION: (ITEM 28)

Mayor Guajardo referred to Executive Session Item 28. The Council went into Executive Session at 1:36 p.m. The Council returned from Executive Session at 4:17 p.m.

- 28. [21-0755](#) 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 the City Manager evaluation and the employment agreement therewith and Texas Government Code § 551.074 (personnel matters) to deliberate the appointment, employment, evaluation, reassignment, duties, or discipline of a public officer or employee (including, but not limited to, the City Manager).**

This E-Session Item was passed after executive session.

The following motion was considered:

Motion to authorize the Mayor to execute an amendment to the employment agreement of the City Manager to modify paragraph 4, compensation, to increase the base salary by five percent.

Enactment No: M2021-136

R. ADJOURNMENT

There being no further business, Mayor Guajardo adjourned the meeting at 5:49 p.m.