



# City of Corpus Christi

1201 Leopard Street  
Corpus Christi, TX 78401  
corpuschristitx.gov

## Meeting Agenda - Final-revised

### City Council

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Tuesday, January 27, 2026

11:30 AM

Council Chambers

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***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 Rick Barrera with Summit Church Texas.
- C. Pledge of Allegiance to the Flag of the United States and to the Texas Flag to be led by Sophia Alonso Cantu, senior at Roy Miller 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: (ITEM 1)**
  - 1. [26-0111](#) Texas Commission on Environmental Quality (TCEQ) TOP recognition award to Corpus Christi Water.

- 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 <https://www.corpuschristitx.gov/departments-directory/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 361-826-3211 to coordinate. This is a public hearing for all items on this agenda.

**G. BOARD & COMMITTEE APPOINTMENTS: (ITEM 2)**

2. [26-0105](#) Corpus Christi Aquifer Storage and Recovery Conservation District Reinvestment Zone No. 7 (London) Board

**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: (ITEM 3 - 24)**

*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.*

3. [26-0079](#) Approval of the January 13, 2026 Regular Meeting Minutes

**Sponsors:** City Secretary's Office

*Consent - Second Reading Ordinances*

4. [25-2021](#) Ordinance authorizing an agreement for the Provision and Sale of Recycled Water from the Greenwood Wastewater Treatment Plant to Valero Refining - Texas, L.P.

**Sponsors:** Corpus Christi Water

5. [25-1807](#) Ordinance authorizing a Water Arterial Transmission & Grid Main

Construction and Reimbursement Agreement up to \$252,720.00 with MPM Development, LP to construct a water arterial transmission & grid main related to King's Landing Unit 12 subdivision located north of the Lady Alexa Dr. and Lady Claudia St. intersection; and authorizing future transfer and appropriation of Water and Wastewater Trust Fund revenue up to \$252,720.00 to reimburse the developer in accordance with the agreement. (District 3).

**Sponsors:** Development Services

6. [25-1809](#) Ordinance authorizing a Water Arterial Transmission & Grid Main Construction and Reimbursement Agreement up to \$62,040.00 with MPM Development, LP to construct a water arterial transmission & grid main related to King's Landing Unit 13 subdivision located north of the Lady Alexa Dr. and Lady Claudia St. intersection; and authorizing future transfer and appropriation of Water and Wastewater Trust Fund revenue up to \$62,040.00 to reimburse the developer in accordance with the agreement. (District 3).

**Sponsors:** Development Services

7. [25-2008](#) Ordinance authorizing a Water Arterial Transmission & Grid Main Construction and Reimbursement Agreement up to \$380,460.00 with MPM Development, LP to construct a 12-inch water arterial transmission grid main line for a proposed Phase-II residential development located off Yorktown Boulevard, southeast of Starry Rd. also known as Oso Creek Corner Unit 3; and authorizing future transfer and appropriation of Water and Wastewater Trust Fund revenue up to \$380,460.00 to reimburse the developer in accordance with the agreement. (District 5).

**Sponsors:** Development Services

8. [25-1812](#) Ordinance authorizing a Wastewater Collection Line Extension Construction and Reimbursement agreement up to \$227,100.00 with MPM Development to construct an off-site sanitary sewer improvement for a proposed Phase-II residential development located off Yorktown Boulevard, southeast of Starry Rd. also known as Oso Creek Corner Unit 3 and authorizing future transfer and appropriation of Water and Wastewater Trust Fund revenue up to the \$227,100.00 to reimburse the developer in accordance with the agreement. (District 5).

**Sponsors:** Development Services

9. [25-2009](#) Ordinance authorizing an amended Affordable Housing Project Loan Agreement between the Corpus Christi B Corporation and Corpus Christi Huntwick Avenue LP, commonly known as Palo Verde Senior Apartments, in the amount of \$1,000,000 for the development of 75 affordable senior rental housing units located at 5501 Huntwick Avenue; appropriating \$1,000,000 from the Type B Affordable Housing Fund; and amending the FY 2026 Operating Budget.

**Sponsors:** Planning and Economic Development Department

10.     [25-1983](#)     Ordinance approving an amendment to the Tax Increment Reinvestment Zone No. 2 ("TIRZ #2") Operating Budget by authorizing the transfer of \$2,100,166.00, from CIP reserve to the TIRZ #2 Operating Fund for the Briscoe King Pavilion Project; increasing funds in the amount of \$2,100,166.00, for needed improvements and renovation to the Briscoe King Pavilion Project; appropriating \$2,100,166.00, from the unreserved fund balance of the Reinvestment Zone No. 2 Fund; and amending the FY 2026 operating budget adopted by Ordinance No. 033730 by increasing expenditures by \$2,100,166.00, for payment to Nueces County for the Briscoe King Pavilion Project.

**Sponsors:** Planning and Economic Development Department

*Consent - Contracts and Procurement*

11.     [25-1904](#)     Motion authorizing execution of a one-year supply agreement, with one one-year option, with Brenntag Southwest, Inc., of Lancaster, Texas, in the amount of \$1,887,360.00 with a potential up to \$3,774,720.00 if the option is exercised, to purchase liquid chlorine delivered by rail car for the treatment of processed water at the O.N. Stevens Water Treatment Plant for Corpus Christi Water, with FY 2026 funding of \$1,415,520.00 from the Water Fund.

**Sponsors:** Corpus Christi Water and Finance & Procurement

12.     [25-1777](#)     Motion authorizing execution of a 10-year service agreement with an option to purchase and a license agreement for Backup Generator Power and Energy Management Services at the O.N. Stevens Water Treatment Plant with Exergy Energy, LLC (Contractor No. 1), and EE ON Stevens, LLC (Contractor No. 2), both of Berkeley, California, in an amount not to exceed \$27,700,000.00, of which no funding in FY 2026 is required, with monthly payments of \$230,833.00 to Contractor No. 2 once the generators are operational, subject to sufficient future appropriations; providing an option to extend power management services with Contractor No. 1 for an additional 10-year term, with payment of \$100.00 per month; authorizing participation in Ancillary Electric Grid Services managed by Contractor No. 1 with participation payments to the City in the amount of 85% of the net revenue during the initial 10-year term and 100% during the optional term.

**Sponsors:** Corpus Christi Water and Finance & Procurement

13.     [26-0112](#)     Resolution authorizing a three-year Treated Water Supply contract with the Nueces County Water Control and Improvement District No. 3 (District) to supply District up to three million gallons per day (mgd) and provide interconnection reimbursement up to \$1,736,000.00 and authorizing a Water Rights Lease agreement for five mgd of District's water rights to City.

**Sponsors:** Corpus Christi Water

14. [25-1152](#) Resolution authorizing a three-year service agreement with TDW (US), Inc., of Tulsa, Oklahoma, in an amount not to exceed \$328,015.10 for overhaul maintenance of TDW equipment for the Gas Operations Department, with FY 2026 funding of \$91,115.30 from the Gas Fund.

**Sponsors:** Gas Department and Finance & Procurement

*Consent - Capital Projects*

15. [25-1966](#) Motion awarding a construction contract to Associated Construction Partners, Ltd, of Boerne, TX for the Citywide Lift Station Repair FY 2019-2020 project in an amount not to exceed \$16,811,532.00 for the rehabilitation or replacement of eleven lift stations located citywide, with FY 2026 funding available from the Wastewater Capital Fund.

**Sponsors:** Corpus Christi Water, Engineering Services and Finance & Procurement

16. [26-0076](#) Motion awarding a construction contract to Mako Contracting of Corpus Christi, Texas, for improvements to the stormwater drainage system at the Hilliard Convention Center garage and loading dock, located on the west side of the convention center, in an amount not to exceed \$1,363,685.05, located in Council District 1, with FY 2026 funding available from Convention Center CIP Funds.

**Sponsors:** Engineering Services, Economic Development and Finance & Procurement

17. [25-1965](#) Resolution awarding a construction contract to B.E. Beecroft Company, Inc. of Corpus Christi for the Coopers Boaters Facility and Parking Lot Resurfacing - L Head project in an amount up to \$6,601,560.20 for construction of a new boater's facility, demolition of the existing one, and resurfacing the L-Head parking lot located in Council District 1, with FY 2026 funding available from the Type A Sales Tax fund.

**Sponsors:** Parks and Recreation Department, Engineering Services and Finance & Procurement

*General Consent Items*

18. [25-1972](#) Resolution authorizing submission of a grant application for \$107,728.00 to the Texas Department of Transportation with a cash match of \$30,105.23 under the FY 2027 Selective Traffic Enforcement Program for overtime and fringe benefits for DWI and speed enforcement for the Corpus Christi Police Department.

**Sponsors:** Police Department

19. [25-1981](#) Resolution authorizing submission of a grant application to the Texas Parks & Wildlife Department under its Recreational Trails Grant Program in the amount of \$300,000.00, with a required cash match of 20% of the total project costs, not to exceed \$75,000.00, for trail connectivity improvements to the Bill Witt Park.

**Sponsors:** Parks and Recreation Department

20.     [25-1995](#)     Resolution authorizing the submission of a grant application to the Texas Parks & Wildlife Department under its Boating Access Grant Program in the amount of \$250,000.00 with a required City match of 25% of total project costs, not to exceed \$83,333.00, for Packery Channel Boat Ramp renovations and a new, permanent restroom facility.
- Sponsors: Parks and Recreation Department
21.     [26-0085](#)     Motion authorizing subrecipient grant awards for \$52,308.00 each to The Salvation Army; Dismas Charities, Inc Recovery Resource Center; Mother Teresa Shelter; and 911 Park Place dba Mission 911 from the City of Corpus Christi's State funded Homeless Housing and Services Program (HHSP) general set-aside allocation to provide services to individuals who are homeless, or at risk of being homeless for Fiscal Year 2025-2026; and authorizing subrecipient grants for \$18,457.00 each to 911 Park Place dba Mission 911; Council on Alcohol and Drug Abuse - Coastal Bend; and Coastal Bend Center for Independent Living from the City of Corpus Christi's State funded HHSP youth set-aside allocation to provide services to youth who are homeless for Fiscal Year 2025-2026.

Sponsors: Planning and Economic Development Department

*Consent - First Reading Ordinances*

22.     [26-0113](#)     Ordinance authorizing the City Manager, or designee, to execute a 5-year Reclaimed Water Supply Agreement and associated License for Use of Premises with Flint Hills Resources Corpus Christi, LLC, for the sale and delivery of up to 2 million gallons per day of reclaimed water from the Allison Wastewater Treatment Plant, and providing for related fees, responsibilities, and terms, with option to renew for additional 5-year term.

Sponsors: Corpus Christi Water

23.     [25-2022](#)     One-Reading ordinance authorizing acceptance of three grants from the Office of the Governor, Homeland Security Division, under the FY 2025 State and Local Cybersecurity Grant Program, in the amount of \$406,345.24 to purchase training and equipment for the Information Technology Department; and appropriating \$406,345.24 in the IT Grants Fund with a cash match of \$81,269.05 from FY 26 Operating Budget.

Sponsors: Information Technology Services and Finance & Procurement

24.     [26-0138](#)     One Reading ordinance amending a portion of TIRZ #2 Capital Improvement Projects (CIP) to fully fund the North Padre Island Seawall CIP Project, including the transfer of \$2,100,000.00 from the Sand Dollar CIP Project, \$300,000.00 from the Crowsnest CIP Project, \$2,700,000.00 from the Packery Channel Capital Repairs CIP Project, \$300,000.00 from the Packery Channel TDEM CIP Project, \$900,000.00 from the Whitecap

Effluent Waterline CIP Project, and \$4,800,000.00 from the CIP reserves for a total amount of \$11,100,000.00 reallocated to the North Padre Island Seawall CIP Project; and amending the FY 2026 Capital Budget.

**Sponsors:** Economic Development and Finance & Procurement

**J. RECESS FOR LUNCH**

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

**K. PUBLIC HEARINGS: (ITEMS 25 - 26)**

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

- 25.**     [25-2012](#)     Zoning Case No. ZN8987, Clint and Catherine Tucker (District 4). Ordinance rezoning a property at or near 1730 and 1738 Ramfield Road from the "FR/APZ-1" Farm Rural District within the Accident Potential Zone-1 (APZ-1) to the "RS-15/APZ-1" Single-Family 15 District within the Accident Potential Zone-1 (APZ-1); providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).
- Sponsors:** Development Services
- 26.**     [25-2026](#)     Ordinance annexing a 109.109-acre tract of land located along the south side of FM 2444 (Staples St.), east of CR 43 (Chuck Cazales Blvd.), and west of CR 41 (Gilead Rd.) upon petition by the landowner ZBK, LLC, for the development of a single-family subdivision; approving the related service plan; adding the annexed area to City Council District 5; and rezoning 53.211 acres of the annexed area from the "FR" Farm Rural District to the "RS-22" Single-Family 22 District and establishing the "FR" Farm Rural District on the remaining acreage; providing for a penalty not to exceed \$2,000 and publication.

**Sponsors:** Planning and Economic Development Department

**L. INDIVIDUAL CONSIDERATION ITEMS: (ITEMS 27 - 30)**

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

- 27.**     [26-0061](#)     Consideration and discussion of whether Ordinance No. 033350 (File No. 24-0256), relating to the Type B economic development agreement with Elevate QOF, LLC, was adopted in compliance with the City Charter, City Code, and Council procedural requirements, including but not limited to:
1. Whether the ordinance received two valid readings on separate dates as required, given passage on first reading on February 20, 2024, withdrawal from the February 27, 2024, agenda, and adoption on April 23, 2024;



2. Whether substantive changes to the ordinance caption, stated purpose, and funding justification between the first and second readings constituted amendments requiring a formal Council vote prior to final adoption; and

3. Whether the absence of a voted amendment affects the validity of the April 23, 2024, adoption.

Receive a written legal and procedural analysis from Scott, Ray, Pemberton, & Goll, PLLC Attorneys at Law, followed by Council discussion and direction, including whether reconsideration, ratification, amendment, or other corrective action is required to ensure procedural compliance, **as requested by Council Members Carolyn Vaughn, Sylvia Campos, and Gil Hernandez.**

28. [26-0057](#) Discuss and consider possible action to eliminate Drought Exemption Fee, **as requested by Council Members Sylvia Campos, Carolyn Vaughn, and Eric Cantu.**
29. [26-0139](#) Motion to Discuss and act on approving and adopting the Padre/Mustang Island Mobility Plan as an element of Corpus Christi's Comprehensive Plan - Plan CC, **as requested by Council Members Kaylynn Paxson, Eric Cantu, and Gil Hernandez.**
30. [26-0141](#) Motion to Discuss and act on passing a council resolution in support of the MPO project CSJ 0617-02-073 corridor upgrade for pedestrian and access management improvements without adding capacity, **as requested by Council Members Kaylynn Paxson, Eric Cantu, and Gil Hernandez.**

**M. BRIEFINGS: (ITEMS 31 - 32)**

*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.*

31. [26-0137](#) Presentation by Corpus Christi Police Department on findings of Homewood Suites Investigation.

**Sponsors:** Police Department

32. [26-0106](#) Animal Care Services Operational Briefing.

**Sponsors:** Animal Care Services

**N. EXECUTIVE SESSION: (ITEMS 33 - 36)**

*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.*

33. [25-1977](#)

**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 rules and regulations of state of Texas, EPA, TCEQ, TWDB, Texas Railroad Commission, San Patricio County Groundwater Conservation District, and legal rights, property rights, and/or contracts related to purchase and/or sale of groundwater, including water rights in property accessing the Evangeline Aquifer in San Patricio County adjacent and/or near US Highway 181, US Highway 77, US Highway 77 Business, Highway 89, and/or the Aransas River, and other sources, and **Texas Government Code § 551.072** to discuss and deliberate the purchase or value of the aforementioned rights to real property because deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person, including, but not limited to, potential consideration of authorization to enter agreement(s) for professionals for services related to these property rights, interlocal agreements and other agreements with government entities near the aforementioned property(ies) and/or the purchase of the property or property(ies) at and/or adjacent to locations (if any) described herein, including potential authorization of Option Agreement(s) with Purchase Obligations with the owners of Li Ranch for the purchase of groundwater rights on similar terms as previously-authorized purchase(s) of groundwater rights in San Patricio County, in a total amount not to exceed \$315,400 annually for said options, with option amounts credited against the purchase price.

34. [26-0117](#)

**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 rules and regulations of the State of Texas and federal government, U.S. Environmental Protection Agency, Texas Commission on Environmental Quality, Texas Water Development Board, the Corpus Christi Aquifer Storage and Recovery Conservation District, other regulatory entities, and legal rights, property rights, and contracts related to potential purchase and value of property rights to land at/near the Nueces River and/or Cayamon Creek, and **Texas Government Code § 551.072** to discuss and deliberate the purchase and/or value of the aforementioned rights to real property because deliberation in an open meeting would have a detrimental effect on the

position of the governmental body in negotiations with a third person, including, but not limited to, potential consideration of authorization to enter agreement(s) for the purchase of property rights at or adjacent to locations (if any) described herein and related agreements for professional and other services related to the aforesaid purchase.

35.     [26-0108](#)     **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 Type B Corporation Business Incentive Agreement(s) and related documents with Next Sports Company, LLC for Development of a Recreational Sports Complex, allegations against owners and contractors thereof, performance of work for said entities, City ordinances and state statutes related to allegations concerning the aforementioned entities, and enforcement thereof against other entities, including, but not limited to, alleged violations of Texas Penal Code 28.03 (criminal mischief including diversion of or installation of device on public water supply), unauthorized watering, and use of untested and unregistered backflow device.
36.     [26-0116](#)     **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 *Ajit David v. City of Corpus Christi et al*, including potential consideration of agreements for retention of and/or other actions related to legal counsel, settlement offers and/or fees for attorneys, engineers, other expert witnesses assisting in this case, deposition fees, and court costs, and other motions and actions related to the aforementioned case, including potential ratification, repeal, rescission and/or other action regarding City Ordinance 033350 aka Legistar File # 24-0256 originally approved on April 23, 2024.

O.     **ADJOURNMENT**