



City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Agenda - Final-revised

City Council

Tuesday, July 19, 2022

11:30 AM

Council Chambers

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 Reverend John Fletcher, Kelsey Memorial United Methodist Church.
- C. Pledge of Allegiance to the Flag of the United States and to the Texas Flag to be led by Logan Farrell, Sophomore at Richard King 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:**
 - a. Drought Response and Water Supply Project Updates
 - b. FY 2023 Budget Preparation

F. PUBLIC COMMENT - APPROXIMATELY 12:00 P.M. To speak during this public comment period, 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. Electronic media that you would like to use may only be introduced into the City system IF approved by the City's Information Technology (IT) Department at least 24 hours prior to the Meeting. Please contact IT at 826-3211 to coordinate. This is a public hearing for all items on this agenda.

G. BOARD & COMMITTEE APPOINTMENTS:

1. [22-1225](#) Capital Improvements Advisory Committee (1 vacancy)
Committee for Persons with Disabilities (1 vacancy)
Library Board (1 vacancy)
Planning Commission (3 vacancies)
Airport Zoning Commission (3 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 2 - 23)

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.

2. [22-1234](#) Approval of the June 28, 2022 Regular Meeting Minutes

Consent - Second Reading Ordinances

3. [22-0493](#) Ordinance authorizing the execution of a 30 year commercial land lease agreement with Blue Marlin Holdings, LLC in lieu of a current five year lease for two tracts of City owned land totaling 1.268 acres for use as a recreational vehicle park called Puerto del Sol Recreational Vehicle Park, located at the northern end of North Beach in Council District 1, for a

30-year term from October 1, 2022, and ending September 30, 2052 for a monthly fee of \$1,225 with a fee escalation rate calculated based on the Consumer Price Index beginning on October 1, 2026.

Sponsors: Engineering Services

4. [22-1037](#) Ordinance authorizing the acceptance of a grant from the Motor Vehicle Crime Prevention Authority in the amount of \$429,518 to continue the Auto Theft Task Force unit activities in the Corpus Christi Police Department, with a City cash match of \$247,432 and an in-kind match of \$571,895 for a total project cost of \$1,248,845 to fund three sworn officers, two civilians, and operational needs; and designating the Chief of Police as the authorized official and the Deputy Chief of Police of the Criminal Investigations Division as Program Director, and Director of Finance, or Director of Finance's Designee, as financial officer for this grant; and appropriating \$429,518 in the Police Grants Fund.
Sponsors: Police Department
5. [22-1083](#) Ordinance authorizing the acceptance of a grant from the Motor Vehicle Crime Prevention Authority in the amount of \$57,925.00 for the Rapid Response Strikeforce Grant in the Corpus Christi Police Department to fund overtime for seven sworn officers and to purchase equipment, and designating the Chief of Police as the authorized official and the Deputy Chief of Police of the Criminal Investigations Division as Program Director, and Director of Finance, or Director of Finance's Designee, as financial officer for this grant; and appropriating \$57,925.00 in the Police Grants Fund.
Sponsors: Police Department
6. [22-0951](#) Zoning Case No. 0422-03, Manuel Gonzalez Et Al (District 3): Ordinance rezoning a portion of a property at or near 1753 Gollihar from the "RS-6" Single-Family 6 District to the "RM-1" Multifamily District. (Planning Commission and Staff recommend approval)
Sponsors: Development Services
7. [22-0663](#) Ordinance Adopting the 10-Year Parks and Recreation Master Plan and amending the Comprehensive Plan of the City of Corpus Christi to include the Master Plan.
Sponsors: Parks and Recreation Department
8. [22-1063](#) Ordinance authorizing a month-to-month lease agreement with Al Dodds Aviation LLC for aviation office space, apron area and vehicular parking area at the Corpus Christi International Airport.
Sponsors: Aviation Department
9. [22-1079](#) Ordinance authorizing a month-to-month lease agreement with Ocean Air Center for aviation equipment maintenance space, apron area and vehicular parking area at the Corpus Christi International Airport.
Sponsors: Aviation Department

Consent - Contracts and Procurement

10. [22-0918](#) Motion authorizing a one-year service agreement with two additional one-year options with AV Cleaning, Inc., of Corpus Christi, Texas, for custodial services for outlying City of Corpus Christi Police Department buildings in an amount not to exceed \$107,997.24 and a potential amount not to exceed \$323,991.72 if both options are exercised, with FY 2022 funding of \$27,000.00 from the General Fund.
Sponsors: Police Department and Finance & Procurement
11. [22-0949](#) Motion authorizing a two-year supply agreement with Galls, LLC., of Lexington, Kentucky, through the BuyBoard cooperative, in an amount not to exceed \$414,180.00 for the purchase of police uniforms and accessories for the Corpus Christi Police Department's cadets and sworn officers, with FY 2022 funding of \$41,773.00 from the General Fund and \$10,000.00 from the Crime Control and Prevention District Fund.
Sponsors: Police Department and Finance & Procurement
12. [22-1104](#) Motion ratifying Amendment No. 3 to the billing and collection service agreement for emergency medical services with Advanced Data Processing, Inc. to extend the agreement an additional six months for an estimated cost of \$483,199.00, retroactively effective April 20, 2022, with FY 2022 funding in the amount of \$241,599.50 from the General Fund.
Sponsors: Fire Department and Finance & Procurement
13. [22-0803](#) Resolution authorizing a three-year service agreement, with two one-year options, with International Dioxide, Inc., of North Kingstown, Rhode Island, in an amount not to exceed \$111,900.00 and a potential amount not to exceed \$192,500.00 if the options are exercised, for preventative maintenance and parts for the chlorine dioxide system at the O. N. Stevens Water Treatment Plant, with FY 2022 funding of \$12,033.36 from the Water Fund.
Sponsors: Corpus Christi Water and Finance & Procurement
14. [22-0866](#) Motion authorizing a one-year service agreement with TD Total Backflow Services LLC, dba Total Fire and Backflow Protection Services of Orange Grove, for an amount not to exceed \$84,450.00, for Backflow prevention testing and repairs for Corpus Christi Water (CCW), with FY 2022 funding of \$21,112.52 from the Water and Wastewater Funds.
Sponsors: Corpus Christi Water and Finance & Procurement
15. [22-1060](#) Motion authorizing a two-year service agreement with Davenport Electric Motors, LLC, with an office in Corpus Christi, in an amount not to exceed \$213,900.00, for blower repairs and alignments at the wastewater treatment plants for Corpus Christi Water, with FY 2022 funding of \$26,737.50 from the Wastewater Fund.

Sponsors: Corpus Christi Water and Finance & Procurement

16. [22-0922](#) Motion authorizing a one-year supply agreement, with two one-year option periods, with G.P. Transport, Inc of Gregory, in an amount not to exceed \$440,000.00 and a potential amount not to exceed \$1,320,000.00 if option periods are exercised, for dump Truck hauling services for Corpus Christi Water, with FY 2022 funding of \$110,000.00 available from the Water Fund.

Sponsors: Corpus Christi Water and Finance & Procurement

17. [22-1201](#) Motion authorizing a 16-month service agreement, with five one-year options with NewGen Strategies and Solutions, LLC, of Richardson, Texas, in an amount not to exceed \$233,770.00 and a potential amount not to exceed \$458,770.00 if the options are exercised, for utility rate model development and consulting services for the City's water and wastewater system utilized by Corpus Christi Water (CCW), with FY 2022 funding of \$144,938.00 from the Water Fund and \$88,832.00 from the Wastewater Fund.

Sponsors: Corpus Christi Water and Finance & Procurement

18. [22-0745](#) Motion authorizing a three-year service agreement with #1 Reliable Smart Plumbing Inc., of Corpus Christi, in an amount not to exceed \$417,000.00, for plumbing services and repairs for Asset Management, with FY 2022 funding of \$46,333.33 from the Facility and Property Management Fund.

Sponsors: Asset Management Department and Finance & Procurement

19. [22-0877](#) Motion authorizing a three-year supply agreement with Northern Safety and Industrial of Corpus Christi through the OMNIA Cooperative, for an amount not to exceed \$960,000.00, for the purchase of various commodities to be utilized by all divisions of the Gas Department, with FY 2022 funding in the amount of \$80,000.00 from the Gas Fund.

Sponsors: Gas Department and Finance & Procurement

20. [22-1082](#) Motion authorizing an amendment to the license agreement with Corpus Christi Retail Venture, LP, for space at La Palmera Mall used by the Corpus Christi-Nueces County Public Health District for COVID-19 vaccinations and testing in the amount of \$20,000.00, increasing the total agreement to \$60,000.00, with FY 2022 funding from the Health Grants Fund.

Sponsors: Health Department and Finance & Procurement

Consent - Capital Projects

21. [22-1093](#) Motion awarding thirty-two, 2-year, Master Services Agreements for various Engineering Professional Services in an aggregate not-to-exceed amount of \$18,600,000.00, with projects located Citywide, with FY 2022 funding available from the Utility Capital Program, Bond Program Funds and operating budgets.

Sponsors: Engineering Services and Finance & Procurement

General Consent Items

22. [22-1120](#) Resolution amending Financial Budgetary Policies adopted by Resolution 032506 and providing financial policy direction on preparation of the annual budgets.

Sponsors: Office of Management and Budget

23. [22-1267](#) Resolution Opposing Texas Windstorm Insurance Association Rate Increase.

Sponsors: Intergovernmental Relations

J. RECESS FOR LUNCH

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

K. PUBLIC HEARINGS: (ITEMS 24 - 26)

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

24. [22-1141](#) Case No. 0422-04, Danial Homes LLC (District 4): Ordinance rezoning property at or near 14825 Granada Drive (Located along the west side of Granada Drive, west of Leeward Drive, and north of Whitecap Boulevard) from the "RM-AT/IO" Multifamily Apartment Tourist District with an Island Overlay to the "RM-AT/IO/PUD" Multifamily Apartment Tourist District with an Island Overlay and a PUD Overlay. (*Planning Commission and Staff recommended Denial of the change of zoning from the "RM-AT/IO" Multifamily Apartment Tourist District with the Island Overlay to the "RM-AT/IO/PUD" Multifamily Apartment Tourist District with the Island Overlay and a PUD Overlay. (Planning Commission and Staff recommend Denial - ¾ Vote Required to Overrule Planning Commission's recommendation)*)

Sponsors: Development Services

25. [22-1142](#) Case No. 0422-01, Robert Dominiguez (District 1): Ordinance rezoning property at or near 4040 Violet Road (Located along the east side of Violet Road, north of Sunny Drive, south of Leopard Street, east of Brendel Lane, and west of Leonard Drive) from the "RS-6" Single Family 6 District to the "CG-2" General Commercial District. (*Planning Commission and Staff recommended Denial of the "CG-2" General Commercial District and in lieu thereof "RS-6/SP" Single-Family 6 District with a Special Permit (3/4 vote required to approve due to public opposition).*)

Sponsors: Development Services

26. [22-1252](#) Ordinance adopting the City of Corpus Christi Fiscal Year 2022-2023 and United States Department of Housing and Urban Development (HUD) Program Year 2021-2022 Consolidated Annual Action Plan (CAAP) for the

Community Development Block Grant (CDBG) budget in the amount of \$2,680,058, the Emergency Solutions Grant (ESG) budget in the amount of \$234,034, and the HOME Investment Partnerships Program (HOME) budget in the amount of \$1,355,913 for a total of \$4,270,005 annual HUD funding; authorizing the execution of all necessary documents to submit the CAAP; authorizing a staff complement of 12 positions; accepting and appropriating funding for the approved CAAP projects and authorizing the execution of funding agreements, amendments and other documents necessary to implement the FY 2022-2023 PY 2021-2022 CAAP.

Sponsors: Neighborhood Services

L. INDIVIDUAL CONSIDERATION ITEMS: (ITEM 27)

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

27. [22-1235](#) Resolution approving 33 infrastructure projects for the 2022 Bond Program including Streets, Parks and Recreation, Public Safety and Facilities projects totaling \$125 million to be considered by the voters on November 8, 2022, with no City property tax rate increase.

Sponsors: Engineering Services

M. FIRST READING ORDINANCES: (ITEMS 28 - 29)

28. [22-0601](#) Zoning Case No. 0322-02 Elizabeth and Edelmiro Garza: (District 1). Ordinance rezoning a property at or near 11110 Interstate Highway 37 (AKA Up River Road) from the "RS-6" Single-Family 6 District to the "CN-1" Neighborhood District. (Planning Commission and Staff recommend denial and in lieu of a Special Permit)

Sponsors: Development Services

29. [22-1268](#) Ordinance authorizing a Water Arterial Transmission Grid Main Construction and Reimbursement Agreement ("Agreement") for up to \$471,488.10 with Cypress Point Capital, LLC ("Developer") for the construction of a water arterial transmission grid main line for a proposed residential and commercial development located South of Farm Road 2444 on County Road 43 with a completion date of within 24 months; appropriating \$471,488.10 from the Water Arterial Transmission & Grid Main Trust Fund to reimburse the developer in accordance with the agreement.

Sponsors: Development Services

N. BRIEFINGS: (NONE)

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.

O. EXECUTIVE SESSION: (ITEMS 30 - 34)

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.

- 30. [22-1254](#) **Executive Session pursuant to Texas Government Code § 551.071****
and Texas Disciplinary Rules of Professional Conduct Rule 1.05 to consult with attorneys concerning construction claims and litigation including, but not limited to, the case of *Justin T. Garcia, individually, and Diana Dominguez, as power of attorney for and next friend of Justin Garcia v. City of Corpus Christi, Texas and William M. Hobbs*, including potential consideration of settlement offers and/or fees for attorneys, engineers, other expert witnesses assisting in this case, deposition fees, and court costs, and updates on litigation in other cases.
- 31. [22-1255](#) **Executive Session pursuant to Texas Government Code § 551.071****
and Texas Disciplinary Rules of Professional Conduct Rule 1.05 to consult with attorneys concerning construction claims and litigation including, but not limited to, the case of *Lina Monique Garza, Richard Mojica, Individually and on Behalf of the Estate of Emilio Mojica, Deceased v. City of Corpus Christi, Texas; Phillip Peterson, in his individual capacity; Antonio Contreras, in his individual capacity; Zakquery Rodgers, in his individual capacity; and Jimmy Leal, in his individual capacity*, including potential consideration of settlement offers and/or fees for attorneys, engineers, other expert witnesses assisting in this case, deposition fees, and court costs, and updates on litigation in other cases.
- 32. [22-1256](#) **Executive Session pursuant to Texas Government Code § 551.071****
and Texas Disciplinary Rules of Professional Conduct Rule 1.05 to consult with attorneys concerning construction claims and litigation including, but not limited to, the case of *Oscar Renda Contracting, Inc. v. City of Corpus Christi*, including potential consideration of settlement offers and/or fees for attorneys, engineers, other expert witnesses assisting in this case, deposition fees, and court costs, and updates on litigation in other cases.
- 33. [22-1263](#) **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 matters related to the Caroline Heights

Subdivision, provisions of Texas law related to the right to annex property into the City limits, Chapter 43 of the Texas Local Government Code, and a requested Water Arterial Transmission Grid Main Construction and Reimbursement Agreement for up to \$471,448.10 with Cypress Point Capital, LLC ("Developer") for the construction of a water arterial transmission grid main line for a proposed residential and commercial development located South of Farm Road 2444 on County Road 43 with a completion date of within 24 months; transferring \$76,510.32 from the Sewer Trunk System Trust and \$79,036.81 from the Water Distribution Main Trust to the Water Arterial Transmission & Grid Main Trust Fund to reimburse \$471,448.10 the Developer in accordance with the agreement and a potential ordinance to authorize said agreement and appropriate \$471,488.10 from the Water Arterial Transmission & Grid Main Trust Fund to reimburse the developer in accordance with the agreement.

34. [22-1287](#) **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 Auditor and **Texas Government Code § 551.074** (personnel matters) to deliberate the appointment, employment, evaluation, reassignment, or duties of a public officer or employee (City Auditor).

P. **ADJOURNMENT**