



City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Minutes

City Council

Tuesday, December 12, 2023

11:30 AM Corpus Christi Regional Transportation Authority, 602 N.
Staples St., 2nd Floor Board Room (Rm. 210)

Addendums may be added on Friday.

A. Mayor Pro Tem Suckley to call the meeting to order.

Mayor Pro Tem Suckley called the meeting to order at 11:33 a.m.

B. Invocation to be given by Father Thomas Bartz, St. Nicholas Greek Orthodox Church.

Father Thomas Bartz, St. Nicholas Greek Orthodox Church, gave the invocation.

C. Pledge of Allegiance to the Flag of the United States and to the Texas Flag to be led by Zachary Tarske, Junior at Harold T. Branch Academy.

Zachary Tarske, Junior at Harold T. Branch Academy, led the Pledge of Allegiance to the Flag of the United States of America and to the Texas Flag.

D. 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

Note: Council Member Barrera arrived at 12:18 p.m. Mayor Guajardo arrived at 1:21 p.m. and left at 1:55 p.m. Council Member Roy left at 12:20 p.m.

Present: 9 - Mayor Paulette Guajardo, Council Member Roland Barrera, Council Member Gil Hernandez, Council Member Michael Hunter, Council Member Mike Pusley, Council Member Dan Suckley, Council Member Everett Roy, Council Member Jim Klein, and Council Member Sylvia Campos

E. SECURITY BRIEFING

City Secretary Rebecca Huerta provided a security briefing.

F. CITY MANAGER'S COMMENTS / UPDATE ON CITY OPERATIONS: (ITEMS 1-4)

1. [23-2006](#) Staff Announcement: Kimberly Miller, Assistant Director of Aviation

City Manager Peter Zanoni introduced the new Assistant Director of Aviation Kimberly Miller. Ms. Miller has 27 years of administrative experience, including three years of experience as the Finance Manager with the Corpus Christi International Airport.

2. [23-1934](#) Airport Progress Update, Presented by Kevin Smith, Director of Aviation Department

Director of Aviation Kevin Smith presented information on the following topics: key performance indicators; key project spotlights; hangar demolition; run the runway; and TXU rebate.

Council Members, City Manager Zanoni, and Director Smith discussed the following topics: there is currently no update on new airlines; and Council Members commended staff for their great work in reducing energy costs.

3. [23-1935](#) Marina Progress Update, Presented by Jonathan Atwood, Marina Manager

Marina Manager Jonathan Atwood presented information on the following topics: marina total project cost; new Coopers L Head Boater facility and parking lot resurfacing; haul out facility and marina office; Peoples Boardwalk; and marina project timeline.

Council Members and Marina Manager Atwood discussed the following topics: this facility will provide restrooms for the public and tenants who keep boats on the marina, along with a meeting space; and what kind of winds will the roof withstand.

4. [23-1963](#) FY 2023 4th Quarter Budget Report and Budget Initiative Update

City Manager Peter Zanoni presented information on the following topics: presentation overview; FY 2023 year end timeline; FY 2023 general fund revenues; FY 2023 general fund expenses; general fund balance; FY 2023 budget initiatives (all funds); HOT tax revenue; water fund revenues and expenses; wastewater fund revenue and expenses; FY 2023 projected fund balances; Capital Improvement Program; summary; and next steps.

Council Members and City Manager Zanoni discussed the following topics: a budget retreat will be held for Council to give policy goal direction; a concern about some of the fund balances; and staff will propose to Council to consider cash funding or pay as you go funding infrastructure for some new Corpus Christi Water projects.

G. PUBLIC COMMENT

Mayor Pro Tem Suckley opened public comment.

Kimberly Ballenger, 8205 Radial Court, asked Council Members to consider her appointment to the Ethics Commission.

Carrie Meyer, 4401 Gulfbreeze Blvd., expressed concern about the renovation project being permitted on North Beach.

The following citizens expressed concern about the new Library Board appointees: Catherine Cox, 4600 Ocean Dr., Mina Williams, 141 Naples St., Venice Scheurich, 5001 Calallen Dr., and Tim Dowling, 8017 Villefranche Dr.

John Weber, 609 Naples St., spoke about transparency.

Rachel Caballero, 522 Hancock Ave., spoke in opposition to Item 7.

James Gill, 302 Catalina Place, spoke about water conservation.

Maggie Peacock, 1773 Ennis Joslin Rd., spoke about the People's Assembly that took place over the weekend.

Victoria Holland, 235 Ohio Ave., commended City Council for their efforts in moving the City forward.

Lamont Taylor, 522 Hancock, spoke in support of Item 31.

Adam Rios, 7301 Tangled Ridge Court, spoke about the Turtle Bay gathering.

Dan Davidson, 15641 Cruiser St., expressed concern about the new Library Board appointees and about the dog park on the island.

Jose Mendez, 5817 Crestford Dr., expressed concern about whether Sherrill Park is a memorial or industrial park.

Jesse Lopez, 6813 Old Square Dr., spoke in support of appointing Kimberly Ballenger to the Ethics Commission.

Cathy Fulton, Port Aransas, TX and Charles Boone, 468 Sunset, expressed concern about the Port of Corpus Christi appointee.

H. BOARD & COMMITTEE APPOINTMENTS: (ITEM 5)

5. [23-1908](#) Committee for Persons with Disabilities (1 vacancy)
Corpus Christi Aquifer Storage and Recovery Conservation District (4 vacancies)
Ethics Commission (1 vacancy)
Watershore and Beach Advisory Committee (5 vacancies)

Mayor Guajardo referred to Item 5.

Committee for Persons with Disabilities: A majority of the Council present and voting were in support of a candidate. The minimum number of votes required for approval, however, was not met. Therefore, the Council agreed to postpone the item until the January 9, 2024 council meeting.

Corpus Christi Aquifer Storage and Recovery Conservation District:
Appointed: Dan McGinn (Director of Planning), Andrew Molly (Interim COO), Tyler Miller (Deputy Director of Airport), and Nick Winkelmann (Assistant Director of Corpus Christi Water)

Ethics Commission: A majority of the Council present and voting were in support of a candidate. The minimum number of votes required for approval, however, was not met. Therefore, the Council agreed to postpone the item until the January 9, 2024 council meeting.

Watershore and Beach Advisory Committee:
Reappointed: Philip J. Blackmar (Engineer), Ruben Macias Jr. (At-Large), and Harrison A. McNeil (Environmentalist)

Appointed: Kathryn Hyatt (CVB Member) and Rachel M. Pittman (At-Large)

I. EXPLANATION OF COUNCIL ACTION:

J. CONSENT AGENDA: (ITEMS 6 -19)

Approval of the Consent Agenda

Mayor Guajardo referred to the Consent Agenda. Items 10 and 18 were pulled for individual consideration.

Council Member Pusley moved to approve the consent agenda with the exception of Items 10 and 18, seconded by Council Member Campos. The motion carried by the following vote:

Aye: 8 - Mayor Guajardo, Council Member Barrera, Council Member Hernandez, Council Member Hunter, Council Member Pusley, Council Member Suckley, Council Member Klein and Council Member Campos

Absent: 1 - Council Member Roy

Abstained: 0

6. [23-2004](#) Approval of the December 5, 2023 Regular Meeting Minutes

The Minutes were approved on the consent agenda.

Consent - Second Reading Ordinances

7. [23-1936](#) Ordinance authorizing the purchase of 4909 Kostoryz Road and 3115 McArdle Road from Ifergan Michel, LLC. for Fire Station 8 Replacement Project in an amount up to \$290,000.00 and authorizing the use of the power of eminent domain, if needed, to acquire the property.

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

Enactment No: 033237

8. [23-1724](#) Ordinance authorizing an amendment to the Participation Agreement with MPM Development, L.P., originally executed on November 7, 2017, to extend the contract term to November 7, 2024, and to increase City Participation by \$185,887.26 for a total not to exceed \$393,274.11 for the construction of Oso Parkway for residential development, Royal Creek Estates Unit 7, located south of Yorktown Boulevard and east of Cimarron Boulevard; and amending the operating budget by transferring \$185,887.26 from the Public Works (Street) Fund to the Development Services Fund.

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

Enactment No: 033238

9. [23-1726](#) Ordinance authorizing an amendment to the Participation Agreement with MPM Development, L.P., originally executed on December 7, 2018, to extend the contract term to December 6, 2024, and to increase City Participation by \$167,107.72 for a total not to exceed \$352,113.09 for the construction of Oso Parkway for residential development, Royal Creek Estates Unit 8, located south of Yorktown Boulevard and east of Cimarron Boulevard.; and amending the operating budget by transferring \$167,107.72 from the Public Works (Street) Fund to the Development Services Fund.

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

Enactment No: 033239

10. [23-1923](#) Ordinance authorizing an option to sale contract with TG 110 Inc. for the sale of a 3.47-acre parcel of surplus land located at or near 2212 Morris Street in Council District 1; and authorizing the related sale and conveyance of the 3.47-acre parcel of surplus land located at or near 2212 Morris Street to the TG 110 Inc. for \$10 and development of affordable housing.

Mayor Pro Tem Suckley referred to Item 10.

Council Member Hernandez asked to pull this Item to vote no.

There were no comments from the Council.

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

Aye: 5 - Council Member Barrera, Council Member Hunter, Council Member Pusley, Council Member Suckley and Council Member Klein

Nay: 1 - Council Member Hernandez

Absent: 3 - Mayor Guajardo, Council Member Roy and Council Member Campos

Abstained: 0

Enactment No: 033240

Consent - Contracts and Procurement

11. [23-1893](#) Motion authorizing execution of a three-year service agreement with U.S. TelePacific Corp, dba TPx Communications, of Austin, for \$206,150.00 for internet circuit services, with FY 2024 funding of \$57,455.50 from the Information Technology Fund.

This Motion was passed on the consent agenda.

Enactment No: M2023-179

12. [23-1874](#) Resolution authorizing the acquisition of 70 vehicles and equipment by various departments, of which 64 units will be outright purchases and six units will be lease-purchases through JPMorgan, for \$6,103,079.31, with such items to be acquired in the manner, at the amounts, and from the sources stated, with FY 2024 funding of \$3,889,322.63 and the remaining balance of \$2,213,756.68 for the lease-purchase items to be funded through the annual budget process.

This Resolution was passed on the consent agenda.

Enactment No: 033241

13. [23-1876](#) Motion authorizing execution of Addendum No. 12 to the master service agreement with MCCi, LLC, of Tallahassee, Florida, for Laserfiche support, maintenance, and services for a three-year term and future auto-renewable terms possible, in an amount not to exceed \$364,184.87, with FY 2024 funding of \$115,522.56 from the Information Technology Fund.

This Motion was passed on the consent agenda.

Enactment No: M2023-180

14. [23-1902](#) Motion authorizing execution of a five-year rental agreement with UBEO, LLC of Pharr, Texas, with an office in Corpus Christi, in an amount not to exceed \$2,078,478.00, through the DIR Cooperative, for the lease of Ricoh copiers to be utilized by various City departments, with FY2024 funding in the amount of \$311,771.70 from various funds.

This Motion was passed on the consent agenda.

Enactment No: M2023-181

15. [23-1937](#) Motion authorizing the execution of a one-year supply agreement with two additional one-year options, with Core & Main, LP., of Corpus Christi, Texas, to purchase service saddle taps for the Corpus Christi Water Department in an amount up to \$146,240.00, with a total potential amount up to \$438,720.00 if the two additional option years are exercised, with FY2024 funding in the amount of \$146,240.00 available through the Water Fund.

This Motion was passed on the consent agenda.

Enactment No: M2023-182

Consent - Capital Projects

General Consent Items

16. [23-1941](#) Resolution authorizing a one-year agreement with two additional one-year options with Coastal Bend Air Quality Partnership for an Air Quality Programs Agreement to address issues related to air quality in an amount of \$25,000 annually with funding for FY2024 from the General Fund Budget.

This Resolution was passed on the consent agenda.

Enactment No: 033242

Consent - First Reading Ordinances

17. [23-1953](#) One-reading ordinance authorizing a Water Arterial Transmission and Grid Main Construction and Reimbursement Agreement up to \$285,914.93 with LSK Development, LLC to construct a 12-inch water arterial transmission grid main line for the proposed residential development located off Cimarron Blvd, also known as Queen's Crossing Unit 2 Subdivision; and authorizing future transfer and appropriation of Water and Wastewater Trust Fund revenue up to \$285,914.93 to reimburse the developer in accordance with the agreement. (District 5).

This Ordinance was passed on emergency on the consent agenda.

Enactment No: 033243

18. [23-1901](#) Zoning Case No. 1023-03, Steve and Lacey Avalos (District 1). Ordinance rezoning property at or near 10329 Kingsbury Drive from the "CN-1" Neighborhood Commercial District to the "RS-TF" Two-Family District; Providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).

Mayor Pro Tem Suckley referred to Item 18.

Director of Development Services Al Raymond presented information on the following topic: zoning and land use.

Mayor Pro Tem Suckley opened the public hearing.

There were no comments from the Council or the public.

Mayor Pro Tem Suckley closed the public hearing.

Council Member Hunter moved to approve the ordinance, seconded by Council

Member Barrera. This Ordinance was passed on first reading and approved with the following vote:

Aye: 7 - Council Member Barrera, Council Member Hernandez, Council Member Hunter, Council Member Pusley, Council Member Suckley, Council Member Klein and Council Member Campos

Absent: 2 - Mayor Guajardo and Council Member Roy

Abstained: 0

19. [23-1695](#) Ordinance authorizing execution of Amendment #1 to the co-operative agreement with Vertosoft, LLC, for the renewal of OpenGov pavement management software and the purchase of OpenGov permitting and licensing management software for the Public Works Department through September 30, 2024, with three one-year options and a future auto-renewable term possible, in an amount not to exceed \$204,579.60, with a potential amount up to \$1,012,844.13 if options are exercised, with FY 2024 funding from the Streets Fund.

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

K. RECESS FOR LUNCH

Mayor Guajardo recessed the Council meeting for lunch at 1:55 p.m. Executive Session Item 32 was held during the lunch recess. Mayor Pro Tem Suckley reconvened the meeting at 3:06 p.m.

L. PUBLIC HEARINGS: (NONE)

M. INDIVIDUAL CONSIDERATION ITEMS: (ITEMS 20-28)

20. [23-1898](#) Ordinance authorizing the creation of a Corpus Christi B Corporation project, which includes the expenditure up to \$1,000,000.00 for an agreement with South Texas Military Housing, LP for the construction of a Chief of Naval Air Training Flag Officer quarters at Naval Air Station - Corpus Christi; appropriating \$1,000,000 from the unreserved fund balance of the Corpus Christi B Corporation Economic Development fund; and amending the budget.

Mayor Guajardo referred to Item 20.

Council Members thanked the City of Kingsville, Kleberg County, the Port of Corpus Christi, and Type B representatives for their support.

Mayor Guajardo opened public comment.

Kresten Cook, 4718 Mars Hill Dr., Executive Director of South Texas Military Task Force, spoke in support of this project.

Mark McLaughlin, 3535 Santa Fe St., City Manager of Kingsville, TX, spoke in support of this project.

Mayor Guajardo closed public comment.

Council Member Pusley moved to approve the ordinance, seconded by Council Member Hunter. 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 Hunter, Council Member Pusley, Council Member Suckley, Council Member Klein and Council Member Campos

Absent: 1 - Council Member Roy

Abstained: 0

21. [23-1880](#) A Resolution of the City Council of the City of Corpus Christi, Texas; Approving and Authorizing the Execution of a Development Agreement Relating to the Whitecap Public Improvement District No. 1; and Resolving Other Matters Related thereto.

Mayor Pro Tem Suckley referred to Item 21.

Mayor Pro Tem Suckley opened public comment.

There were no comments from the Council or the public.

Mayor Pro Tem Suckley closed public comment.

Council Member Hunter moved to approve the resolution, seconded by Council Member Klein. This Resolution was passed and approved with the following vote:

Aye: 7 - Council Member Barrera, Council Member Hernandez, Council Member Hunter, Council Member Pusley, Council Member Suckley, Council Member Klein and Council Member Campos

Absent: 2 - Mayor Guajardo and Council Member Roy

Abstained: 0

Enactment No: 033244

22. [23-1911](#) Motion authorizing amendment No. 3 to the professional services contract with Pape-Dawson Engineers, Inc of San Antonio, Texas, to conduct additional meetings with the Capital Improvement Advisory Committee (CIAC), Planning Commission, and City Council, in the amount of \$190,100.00 for a total amount not to exceed \$3,943,700.00 and extending contract end date to December 31, 2024, with FY 2024 funding available in the Development Services and Corpus Christi Water.

Mayor Pro Tem Suckley referred to Item 22.

Director of Development Services Al Raymond presented information on the following topics: cost increase and time extension with Pape-Dawson Engineers, Inc; contract breakdown; time extension; and staff recommends approval.

Mayor Pro Tem Suckley opened public comment.

There were no comments from the Council or the public.

Mayor Pro Tem Suckley closed public comment.

Council Member Pusley moved to approve the motion, seconded by Council Member Barrera. This Motion was passed and approved with the following vote:

Aye: 6 - Council Member Barrera, Council Member Hernandez, Council Member Pusley, Council Member Suckley, Council Member Klein and Council Member Campos

Nay: 1 - Council Member Hunter

Absent: 2 - Mayor Guajardo and Council Member Roy

Abstained: 0

Enactment No: M2023-183

23. [23-1925](#) One-reading ordinance annexing a 19.41-acre section of County Road (CR) 22 located between CR 51 and CR 43; annexing approximately 84.368 acres of land per owner petition near the southwest corner of CR 22 and CR 49 and rezoning 82.89 of the 84.368 acres from the "FR" Farm Rural District to the "RS-22" Single-Family 22 District; and annexing 80.00 acres of land per owner petition at the southwest corner of CR 22 and CR 49 and rezoning the 80.00 acres from the "FR" Farm Rural District to the "RS-15" Single-Family 15 District; providing for a penalty not to exceed \$2,000 and publication; and approving related service plans.

Mayor Pro Tem Suckley referred to Item 23.

Director of Planning and Community Development Dan McGinn presented information on the following topics: annexation: 4-mile portion of CR 22 ROW; annexation petitions; 2023 annexation schedule; background; London Ranch Estates; Charlotte Estates; fiscal impact analysis-general fund London Ranch Estates; fiscal impact analysis-general fund Charlotte Estates; and staff's recommendation.

Council Members, Director McGinn, and Director of Development Services Al Raymond discussed the following topics: the applicant would like the reimbursement agreement approved before the end of the year to provide to their lender; a Council Member's concern about the City losing revenue by not allowing development to move forward, but is not in support of this annexation because it does not follow Council policy; discussion of the steps the developers have taken to remedy the situation; and frustration about having an unclear, long process and not receiving responses from the county in a timely manner.

Mayor Pro Tem Suckley opened public comment.

Moses Mostaghasi, 8017 Bar Le Doc, stated that this development should comply with City standards and processes.

Linda Mikulencak of LM&JM Investments, LLC, expressed the importance about getting water services to this property, and the timeline of activities over the past three years to get water service.

John Bell, 13750 Primavera, representing Charlotte Estates, spoke in support of this annexation because completing this annexation before the end of the year is a benefit to the City.

Mayor Pro Tem Suckley closed public comment.

Council Member Hernandez moved to approve the ordinance, seconded by Council Member Campos. This Ordinance was passed on emergency and approved with the following vote:

Aye: 5 - Council Member Hernandez, Council Member Hunter, Council Member Pusley, Council Member Suckley and Council Member Campos
Nay: 2 - Council Member Barrera and Council Member Klein
Absent: 2 - Mayor Guajardo and Council Member Roy
Abstained: 0

Enactment No: 033245

24. [23-1952](#) One-reading ordinance authorizing a Water Arterial Transmission and Grid Main Construction and Reimbursement Agreement up to \$1,486,159.43 with LM & JM Investments, LLC to construct a 12-inch water arterial transmission grid main line for the proposed development located off CR 22 and CR 49, also known as London Ranch Estates Subdivision; and authorizing future transfer and appropriation of Water and Wastewater Trust Fund revenue up to \$1,486,159.43 to reimburse the developer in accordance with the agreement. (District 3).

Mayor Pro Tem Suckley referred to Item 24.

Director of Development Services Al Raymond presented information on the following topic: trust fund balance as of October 31, 2023.

A Council Member and Director Raymond discussed the following topic: concern that developers who have completed their projects should receive their reimbursement prior to the projects that have not been completed; and this could be possible if the UDC is amended.

Council Member Pusley moved to amend the ordinance as follows: Amend Sections 1 through 4 of the Ordinance to add the following statement to the end of each section:

“, subject to the City’s addition of the aforesaid 12-inch water line to the City’s Water Transmission Master Plan” and add, at the end of the ordinance, that the effective date of the action will be after amendment of the aforementioned master plan, seconded by Council Member Hernandez and approved with the following vote: Council Members Barrera, Campos, Hernandez, Hunter, Pusley, and Suckley voting "Aye", Council Member Klein voting "No", and Council Member Roy and Mayor Guajardo, absent.

Council Member Pusley moved to approve the ordinance as amended, seconded by Council Member Hernandez. This Ordinance was passed on emergency as amended and approved with the following vote:

Aye: 6 - Council Member Barrera, Council Member Hernandez, Council Member Hunter, Council Member Pusley, Council Member Suckley and Council Member Campos

Nay: 1 - Council Member Klein

Absent: 2 - Mayor Guajardo and Council Member Roy

Abstained: 0

Enactment No: 033246

25. [23-1889](#) Resolution authorizing an agreement with City of CC SSN-705 Submarine Memorial, Inc for placement and maintenance of the “USS City of Corpus Christi” Submarine Sail at Sherrill Veterans Memorial Park.

Mayor Pro Tem Suckley referred to Item 25.

Council Members and Director of Parks and Recreation Robert Dodd discussed the following topics: Council Members congratulated the Sea Turtles for their work; and a Council Member's request to include in the contract to allow selling pavers or benches at the park to assist with maintenance costs.

Mayor Pro Tem Suckley opened public comment.

There were no comments from the public.

Mayor Pro Tem Suckley closed public comment.

Council Member Hunter moved to approve the resolution, seconded by Council Member Campos. This Resolution was passed and approved with the following vote:

Aye: 7 - Council Member Barrera, Council Member Hernandez, Council Member Hunter, Council Member Pusley, Council Member Suckley, Council Member Klein and Council Member Campos

Absent: 2 - Mayor Guajardo and Council Member Roy

Abstained: 0

Enactment No: 033247

26. [23-1903](#) Motion awarding a construction contract to Clark Pipeline Services, LLC., Corpus Christi, Texas, for the Ship Channel Waterline and Gas Line Crossing Rebid project implemented as a part of the Port of Corpus Christi Ship Channel widening and deepening, with Port of Corpus Christi reimbursing 50% of the project cost, located in Council District 1, in an amount of \$11,926,133.40, with FY 2024 funding available from the Water and Gas Capital Fund.

Mayor Pro Tem Suckley referred to Item 26.

Mayor Pro Tem Suckley opened public comment.

There were no comments from the Council or the public.

Mayor Pro Tem Suckley closed public comment.

Council Member Barrera moved to approve the motion, seconded by Council Member Hunter. This Motion was passed and approved with the following vote:

Aye: 5 - Council Member Barrera, Council Member Hunter, Council Member Pusley, Council Member Suckley and Council Member Klein
Nay: 1 - Council Member Campos
Absent: 3 - Mayor Guajardo, Council Member Hernandez and Council Member Roy
Abstained: 0

Enactment No: M2023-184

27. [23-1921](#) Motion awarding a construction contract to Anderson Columbia Co., Inc., of Corpus Christi, Texas, in an amount not to exceed \$13,452,000.00 with the option to renew for one additional year to be administratively authorized for a total amount not to exceed \$26,904,000.00 for the resurfacing of arterial/collector streets as planned in the FY 2024 Rapid Pavement Program located city-wide with funding available through Street Fund, Storm Water, Wastewater, Water and Gas Capital Funds.

Mayor Pro Tem Suckley referred to Item 27.

Mayor Pro Tem Suckley opened public comment.

There were no comments from the public.

Mayor Pro Tem Suckley closed public comment.

Council Members, City Manager Peter Zaroni, and Director of Public Works Ernesto De La Garza discussed the following topics: the Rapid Pavement Program applies to both arterial/collector and residential streets in order to expedite street repairs; a request for a breakdown of funding for arterial/collector and residential streets through the Rapid Pavement Program or for reconstruction; and in the new year, there will be

five contractors working on residential street repairs.

Council Member Hunter moved to approve the motion, seconded by Council Member Pusley. This Motion was passed and approved with the following vote:

Aye: 7 - Council Member Barrera, Council Member Hernandez, Council Member Hunter, Council Member Pusley, Council Member Suckley, Council Member Klein and Council Member Campos

Absent: 2 - Mayor Guajardo and Council Member Roy

Abstained: 0

Enactment No: M2023-185

28. [23-1895](#) Resolution requesting the transfer of Leopard Street (IH-37 Frontage Road to Water Street) from the Texas Department of Transportation to the City of Corpus Christi, located in City Council District 1.

Mayor Pro Tem Suckley referred to Item 28.

Mayor Pro Tem Suckley opened public comment.

There were no comments from the public.

Mayor Pro Tem Suckley closed public comment.

A Council Member, City Manager Peter Zanoni, and Director of Public Works Ernesto De La Garza discussed the following topic: this item is to allow the transfer of the jurisdiction, control, and maintenance of Leopard Street from TxDOT to the City.

Council Member Barrera moved to approve the resolution, seconded by Council Member Campos. This Resolution was passed and approved with the following vote:

Aye: 7 - Council Member Barrera, Council Member Hernandez, Council Member Hunter, Council Member Pusley, Council Member Suckley, Council Member Klein and Council Member Campos

Absent: 2 - Mayor Guajardo and Council Member Roy

Abstained: 0

Enactment No: 033248

N. BRIEFINGS: (ITEMS 29-30)

29. [23-1972](#) Briefing on the City's Raw Water and Treated Water Contracts.

Mayor Pro Tem Suckley referred to Item 29.

Interim Chief Operating Officer of Corpus Christi Water (COO) Drew Molly presented information on the following topics: purpose of presentation; wholesale water contract overview; wholesale water supply contract types; wholesale raw water customers; and

wholesale treated water customers.

Council Members, City Manager Peter Zanoni, Interim COO Molly, Water Resource Manager Esteban Ramos, and Assistant Director of Support Services Reba George discussed the following topics: what is the City's cost for raw water from all water sources; a request for the true-up total per 1,000 gallons; how are raising water rates determined; and there is no stated end date for these contracts.

30. [23-1959](#) Briefing on the Request for Interest for Development near the Former Lamar Elementary Site & Nearby Neighborhood Parcels

Mayor Pro Tem Suckley referred to Item 30.

Director of Planning and Community Development Dan McGinn presented information on the following topics: site location; background; RFI parcels; variety of housing; and next steps.

Council Members, City Manager Zanoni, and Director McGinn discussed the following topics: the City's goal is to put these lots into production for affordable housing; staff recommends using multiple developers to obtain as many units as possible; and a Council Member commended staff for their effort with this project.

O. APPEALS OF A DECISION OF THE BUILDING STANDARDS BOARD: (ITEM 31)

31. [23-1962](#) 23-1962 Appeal of the Building Standards Board's order to demolish dilapidated/substandard structure located at 1214½-20 N. Staples Street owned by Priscilla Tryon Cambric (Appellant presentation limited to 3 minutes)

Mayor Pro Tem Suckley referred to Item 31.

Priscilla Tryon Cambric, 2814 Rogers St., stated that she purchased this property at 1214 1/2-20 N. Staples Street 20 years ago as an investment, and would like to have it restored as a historical landmark.

Matt Manning, counsel for Priscilla Tryon Cambric, is asking the Council to reconsider the Building Standards Board's (BSB) order to demolish the property at 1214 1/2-20 N. Staples Street. Ms. Cambric had a survey and inspection completed, along with constructing a fence. This building adds cultural value to the City and does not impact other properties.

Council Members, Mr. Manning, and Ms. Cambric discussed the following topics: a Council Member's concern that this building will be a challenge and very costly to restore; and concerns that this building has been vacant since 2013.

City Attorney Miles Risley stated that this building will be a challenge to rehabilitate, and staff recommends to sustain the Building Standards Board's order.

Assistant Director of Development Services and Code Enforcement Tracey Cantu stated that this building is a danger to the public; a perimeter fence has not been completed; and no progress on repairs has occurred in the 17 month this case has been open.

Council Member Pusley moved to approve the Building Standards Board's order, seconded by Council Member Hernandez.

A majority of the Council present and voting were in support of the resolution. The minimum number of votes required for approval, however, was not met. Therefore, the Council agreed to postpone the item until the January 9, 2024 council meeting.

Council Member Hernandez moved to postpone this resolution until January 9, 2024, seconded by Council Member Pusley and passed unanimously.

Aye: 4 - Council Member Barrera, Council Member Hernandez, Council Member Pusley and Council Member Suckley

Nay: 3 - Council Member Hunter, Council Member Klein and Council Member Campos

Absent: 2 - Mayor Guajardo and Council Member Roy

Abstained: 0

P. EXECUTIVE SESSION: (32)

Mayor Guajardo referred to Executive Session Item 32. The Council went into Executive Session at 1:55 p.m. The Council returned from Executive Session at 3:06 p.m.

- 32. [23-2007](#) 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 Texas Public Information Act, Texas Government Code §§ 552.001, 552.003, and 552.233, and other open government and archival obligations of Texas law**

This E-Session Item was discussed in executive session.

Q. ADJOURNMENT

There being no further business, Mayor Pro Tem Suckley adjourned this meeting at 6:06 p.m.