



City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Agenda - Final-revised

City Council

Tuesday, June 27, 2023

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 Pastor Brian Hill, First Baptist Church.
- C. Pledge of Allegiance to the Flag of the United States and to the Texas Flag to be led by Bree Braselton, Fourth Grader at London Intermediate 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:**
 - 1. [23-1054](#) Impact Fee Study Update
 - 2. [23-1055](#) 4th of July Preparations and Mayor's Big Bang Celebration Event
 - 3. [23-1067](#) Staff Announcement:
Heather Hurlbert, Assistant City Manager

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:

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. BRIEFINGS: (ITEM 4)

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.

4. [23-1048](#) Briefing on elements of the plan of finance for a convention center expansion and a convention center hotel.

Sponsors: Economic Development

J. CONSENT AGENDA: (ITEMS 5 - 26)

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.

5. [23-1032](#) Approval of the June 13, 2023 Regular Meeting Minutes

Sponsors: City Secretary's Office

Consent - Second Reading Ordinances

6. [23-0825](#) Ordinance authorizing an amendment in the amount of \$79,923.00 to the Water Arterial Transmission and Grid Main Construction and Reimbursement Agreement with Cypress Point Capital, LLC, to fully fund the construction of a required water arterial transmission grid main line for the proposed residential development located South of Farm Road 2444 on County Road 43, otherwise known as Caroline's Heights Unit 1; appropriating \$79,923.00 from the Water Arterial Transmission & Grid Main Trust Fund to reimburse the developer in accordance with the agreement.
- Sponsors:** Development Services
7. [23-0902](#) Ordinance authorizing acceptance and future amendments of STI/HIV Prevention Services Grant for \$269,815.00 from the Texas Department of State Health Services (DSHS); and appropriating \$269,815.00 in the Health Grant Fund to provide STI/HIV prevention and control services for the period of September 1, 2023, through August 31, 2024.
- Sponsors:** Health Department
8. [23-0625](#) Ordinance rejecting the low bid of Iconx Operating LLC as non-responsive and non-responsible and awarding a construction contract to the second low bidder, Northstar Elite Construction & Consulting, LLC, Spring Branch, TX, for the West Guth Park improvements project in an amount of \$1,656,379.39 located in Council District 1, with FY 2023 funding available from the Bond 2020 Proposition B Funds.
- Sponsors:** Engineering Services, Parks and Recreation Department and Contracts and Procurement
9. [23-0838](#) Ordinance amending Section 5-38 of the City Code to allow for a consolidated permit for short-term rental units within multifamily buildings with a sole operator; Providing for a penalty not to exceed \$500 and publication.
- Sponsors:** Planning Department

Consent - Contracts and Procurement

10. [23-0818](#) Motion authorizing a one-year service agreement, with two one-year options, with United Service Associates, LLC., of San Antonio, Texas, for custodial services for the Corpus Christi Police Department in an amount not to exceed \$93,143.76 and a potential total amount not to exceed \$279,431.28 if both one-year options are exercised, with FY 2023 funding of \$23,285.94 from the General Fund.
- Sponsors:** Police Department and Finance & Procurement
11. [23-0922](#) Motion authorizing a three-year service agreement with C & S Plating and Bumper Recycling Inc., dba C&S Truck and Van Equipment, of Corpus Christi, Texas, for emergency equipment installation and repairs for

Corpus Christi Police Department police vehicles in an amount not to exceed \$295,500.00, with FY 2023 funding of \$24,625.00 from the General Fund.

Sponsors: Police Department and Finance & Procurement

12. [23-0960](#) Motion authorizing a one-year service agreement with DigitalMarkets, Inc., dba Vista Com, of Houston, through the HGAC Cooperative, as part of the P25 upgrade to the Public Safety Radio System in an amount not to exceed \$199,250, of which the City will pay \$149,437.50 based on 75% ownership, Nueces County will pay \$37,857.50 based on 19% ownership, and the Regional Transportation Authority (RTA) will pay \$11,955.00 based on 6% ownership per the Interlocal Cooperation Agreement for the Radio System P25 upgrade, with FY 2023 funding from Bond 2018.

Sponsors: Information Technology Services and Finance & Procurement

13. [23-0987](#) Motion authorizing the purchase of IT equipment from Great South Texas Corp., dba Computer Solutions of San Antonio, in the amount of \$116,127.59 through the DIR Cooperative, to complete the Police Training Academy, with FY 2023 funding from 2022 Facility Certificates of Obligation Fund.

Sponsors: Information Technology Services and Finance & Procurement

14. [23-1015](#) Motion authorizing the execution of a purchase agreement for audio and video electronics with The Personal Computer Store, Inc., dba Avinext of College Station, in an amount of \$730,295.23 through the TIPS Cooperative, to install the audio-visual equipment required in the new Police Training Academy, with FY 2023 funding from 2022 Facility Certificates of Obligation Fund.

Sponsors: Information Technology Services and Finance & Procurement

15. [23-0543](#) Motion authorizing execution of a one-year service agreement with Wixted, Inc., of West Des Moines, Iowa, in an amount not to exceed \$118,000.00 for strategic communication support for Corpus Christi Water, with FY 2023 funding of \$49,167.00 from the Water Fund.

Sponsors: Corpus Christi Water and Finance & Procurement

16. [23-0704](#) Resolution authorizing a one-year service agreement with the Nueces River Authority of Uvalde, Texas, for an amount not to exceed \$61,125.23 to provide water conservation education to approximately 4,021 students in local school districts, with FY 2023 funding of \$6,261.16 from the Water Fund.

Sponsors: Corpus Christi Water and Finance & Procurement

17. [23-0950](#) Motion authorizing execution of a one-year supply agreement, with two one-year options, with Arnold Oil Company, of Corpus Christi, for an amount not to exceed \$125,000.00 and a potential amount up to \$375,000.00 if options are exercised, for bulk oil to be utilized by Asset Management, with FY 2023 funding of \$31,250.00 from the Fleet

Maintenance Service Fund.

Sponsors: Asset Management Department and Finance & Procurement

18. [23-0962](#) Motion authorizing the purchase of epoxy coated pipe from Hajoca Corp, dba Moore Supply, of Ardmore, PA, with an office in Corpus Christi, for \$239,339.10 to be utilized by Gas Operations, with FY 2023 funding from the Gas Fund.

Sponsors: Gas Department and Finance & Procurement

19. [23-0967](#) Motion authorizing the purchase of gas meters from Wilnat Inc., dba, Koons Gas Measurement, of Tulsa, for \$517,500.00 to be utilized by Gas Operations, with FY 2023 funding from the Gas Fund.

Sponsors: Gas Department and Finance & Procurement

20. [23-0973](#) Motion authorizing the purchase of one-inch insulated meter gas valves from AY McDonald Mfg. Co., of Dubuque, Iowa, for \$121,600.00 to be utilized by Gas Operations, with FY 2023 funding from the Gas Fund.

Sponsors: Gas Department and Finance & Procurement

General Consent Items

21. [23-0945](#) Resolution authorizing an Interlocal Agreement with the Texas Department of State Health Services (DSHS) for remote access to State vital records for a four-year period ending August 31, 2027.

Sponsors: City Secretary's Office

Consent - First Reading Ordinances

22. [23-0892](#) Ordinance ratifying acceptance of Public Health Infrastructure Grant (PHIG) for \$3,186,443.00 from the Texas Department of State Health Services (DSHS); and appropriating \$3,186,443.00 to make strategic investments to support hiring, retaining, and training the public health workforce, and to strengthen public health infrastructure and systems related to the workforce and foundational capabilities for the period of March 22, 2023, through November 30, 2027

Sponsors: Health Department

23. [23-1036](#) Ordinance authorizing a Water Distribution Main Construction and Reimbursement Agreement up to \$36,731.71 with Devonshire Custom Homes, Inc. to construct off-site water distribution main improvements for a planned residential development, Westwood Heights Unit 4, located on Sunny Dr, south of Leopard Street, and appropriating \$36,731.71 from the Water Distribution Main Trust Fund to reimburse the Developer per the agreement (District 1).

24. [23-0833](#) Ordinance abandoning and vacating a 20-foot wide portion of a 50-foot wide by 537 feet long utility easement out of Lots 1, 2, 3, 4, and 5, Block 2, Queens Landing Subdivision, located off of Compton Rd near Bentley Ct.

Sponsors: Development Services

25. [23-1049](#) One-reading ordinance abandoning, vacating, and closing a 0.26 acre (11,158 square feet) tract of public right-of-way located approximately 100 feet north of the intersection of Corona Drive and Flynn Parkway per the request of an adjoining property owner and payment of an amount equal to the appraised value of \$8,500.00.

Sponsors: Economic Development and Public Works/Street Department

26. [23-1052](#) One reading ordinance authorizing the sale and conveyance of an approximately the .182-acre parcel of surplus land located at or near the intersection of Corona Drive and Flynn Parkway, as further described by provided metes and bounds and incorporated to Rajesh Panchal (owner of adjacent property) for the amount of \$6,000.00.

Sponsors: Economic Development and Public Works/Street Department

K. LEGISLATIVE UPDATE: (ITEM 27)

This item is for Council's informational purposes only. No action will be taken and no public comment will be solicited.

27. [23-1031](#) 88th Legislative Session Update by Snapper Carr with Focused Advocacy

Sponsors: Intergovernmental Relations

L. RECESS FOR LUNCH

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

M. PUBLIC HEARINGS: (ITEMS 28 - 30)

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

28. [23-0999](#) Ordinance annexing approximately 10.817 acres of land into the territorial limits of the City of Corpus Christi and rezoning the annexed property at or near 2738 London Pirate Road (County Road 33) from the interim "FR" Farm Rural District to the "RS-6 Single-Family 6 District; providing for a penalty not to exceed \$2,000 and publication.

Sponsors: Planning Department and Development Services

29. [22-2110](#) Zoning Case No. 1122-01 Mustang Island Estates, LP, (District 4). Ordinance rezoning a property at or near 149 Mustang Island Estates Drive from the "RM-AT" Multifamily Apartment Tourist District to the "CN-1" Neighborhood Commercial District. Providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommended approval).

Sponsors: Development Services

30. [23-0730](#) Zoning Case No. 0423-01, Corpus Christi Party Hotel, LLC (District 1). Ordinance rezoning property at or near 910 Corn Products Road from the

“CG-2” General Commercial District to the “CG-2/SP” General Commercial District with a Special Permit; Providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).

Sponsors: Development Services

N. INDIVIDUAL CONSIDERATION ITEMS: (ITEMS 31 - 44)

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

31. [23-1001](#) Resolution amending Financial Budgetary Policies adopted by Resolution 032810 and providing financial policy direction on preparation of the FY 2024 operating and capital budgets
Sponsors: Office of Management and Budget
32. [23-0781](#) Motion authorizing execution of Amendment #1 to the professional services agreement with Talson Solutions, LLC, for \$752,800.00, for a revised total not to exceed \$781,000.00, to extend the term, incorporate minor edits, and include four co-sourced construction audits with one alternate, with FY 2023 funding of \$257,600.00 from the Wastewater, TIRZ #2, Streets Bond 2018, and Public Safety Bond 2020 Capital Funds.
Sponsors: City Auditor and Finance & Procurement
33. [23-1050](#) Resolution relating to establishing the City’s intention to reimburse itself for the prior lawful expenditure of funds relating to any capital expenditures from the proceeds of one or more series of tax-exempt or taxable obligations to be issued by the City in an aggregate amount not to exceed \$11,500,000 for authorized purposes; authorizing other matters incident and related thereto; and providing an effective date.
Sponsors: Finance & Procurement
34. [23-1017](#) One-reading ordinance awarding a construction contract to J. Carroll Weaver, Inc. of Sinton, Texas, in an amount of \$13,925,017.67 for reconstruction of North Lexington Boulevard from Hopkins Road to Leopard Street with new asphalt pavement, drainage and utilities improvements, located in Council District 1, amending the FY 2023 Capital Budget with FY 2023 funding available from the Street Bond 2018, storm water, water, gas, wastewater capital funds and funding from certificates of obligation.
Sponsors: Engineering Services, Public Works/Street Department and Contracts and Procurement
35. [23-1018](#) One-reading ordinance awarding a construction contract to JE Construction Services LLC., Corpus Christi, Texas, in an amount of \$29,385,295.00 for reconstruction of Everhart Road from South Padre Island Drive to South Alameda Street with new concrete pavement and Utilities improvements abandoning one Bond 2018 project and one Bond

2020 project and repurposing the funds for use on Everhart Road and amending the FY 2023 Capital Budget; located in Council District 2 with FY 2023 funding available from the Street Bond 2018, Street Bond 2020, Storm Water, Water, Gas, Wastewater capital funds and certificates of obligation.

Sponsors: Engineering Services, Public Works/Street Department and Contracts and Procurement

36. [23-1030](#) One-reading ordinance awarding a construction contract to Reytec Construction of Corpus Christi, Texas, in an amount of \$8,113,565.00, for reconstruction of McArde Road from Kostoryz Road to Carroll Lane with new concrete pavement, sidewalks, and utility improvements, amending the FY 2023 Capital Budget; located in Council Districts 2 and 3, with FY 2023 funding available from the Street Bond 2018, Storm Water, Wastewater, Water, Gas Capital Funds and Certificates of Obligation.
- Sponsors:** Engineering Services, Public Works/Street Department and Contracts and Procurement
37. [23-0887](#) One-reading ordinance awarding a construction contract to Reytec Construction of Corpus Christi, Texas, in an amount of \$15,407,700.21, for reconstruction of Alameda Street from Chamberlain Avenue to Louisiana Street and Alameda Street from Texan Trail to Chamberlain Street with new concrete paving, curb and gutter, sidewalks, ADA compliant curb ramps, signage, pavement markings, and utility improvements, amending the FY 2023 Capital Budget; located in Council Districts 2 with FY 2023 funding available from the Street Bond 2018, Storm Water, Wastewater, Water and Gas funds and Certificates of Obligation.
- Sponsors:** Engineering Services, Public Works/Street Department and Contracts and Procurement
38. [23-0798](#) Resolution awarding a construction contract to Bay Ltd. of Corpus Christi for the construction of Rodd Field Road from Yorktown Boulevard to Adler Drive with new asphalt pavement, multi-use shared path, roadside ditches, ADA compliant curb ramps, traffic signal improvements, signage, pavement markings, street lighting and utility improvements in an amount of \$5,199,500.00, located in Council District 5 with FY 2023 funding available from the Bond 2020 Proposition A, Storm Water, Wastewater, Water Capital Funds and Gas.
- Sponsors:** Engineering Services, Public Works/Street Department and Contracts and Procurement
39. [23-1019](#) Motion awarding eight Master Services Agreements for various Professional Architectural Services in an aggregate not-to-exceed amount of \$ 7,300,000.00, projects located Citywide, with FY 2023 funding available from the Capital Program, Bond Program Funds and operating budgets.
- Sponsors:** Engineering Services and Contracts and Procurement

40. [23-1042](#) Resolution authorizing the negotiation and execution of 12 professional services contracts for Architectural Services in an amount not-to-exceed \$6,765,000.00 with the architectural consultants who submitted Statements of Qualifications for the Bond 2022 and FY 2023 Parks and Facilities projects located Citywide, with funding available from the Bond 2022 and FY 2023 Capital Improvement Program Fund.
Sponsors: Engineering Services and Contracts and Procurement
41. [23-1014](#) Motion authorizing Amendment No. 5 to a professional services contract with Halff Associates Inc, Corpus Christi, Texas, in an amount of \$1,200,000, for a total contract value not to exceed \$1,550,817.00 to finalize park design plans for areas surrounding the new Harbor Bridge including the former Washington Elementary School site, TC Ayers Park, Ben Garza Park, and Dr. HJ Williams Memorial Park (Hillcrest Park), located in Council District 1 with FY 2023 funding available from Bond 2014 Fund.
Sponsors: Engineering Services, Parks and Recreation Department and Contracts and Procurement
42. [23-0261](#) Motion authorizing a professional services contract with RVK Architecture, San Antonio, Texas, for the design of a new Corpus Christi Water Utilities Building Warehouse located in Council District 3, in an amount not to exceed \$609,187.00, with FY 2023 funding available from Water Capital Fund.
Sponsors: Engineering Services, Corpus Christi Water and Contracts and Procurement
43. [23-0775](#) Motion authorizing execution of a six-month service agreement with LA Stone, L.L.C. of Fort Lauderdale, Florida, for \$266,000.00 to provide a Master Plan for the Corpus Christi Municipal Marina, with FY 2023 funding of \$266,000 from the Parks CIP and Seawall CIP Funds.
Sponsors: Parks and Recreation Department and Finance & Procurement
44. [23-0921](#) One-reading ordinance awarding a construction contract to Callan Marine Ltd. of Galveston, Texas, in an amount of \$19,385,864.00 to demolish and replace piers A,B,C,D,L at the Corpus Christi Marina and to dredge the Marina basin in the vicinity of the docks and to construct new concrete floating docks A, B, C, D, L at the Marina which is located in Council District 1 with funding available from Marina Capital and Seawall Capital Improvement Fund; appropriating \$2,400,000.00 from the Seawall unreserved fund balance to the Seawall Capital Improvement Fund; and amending the FY 2023 Operating & Capital Improvement Budget.
Sponsors: Engineering Services, Parks and Recreation Department and Contracts and Procurement

O. **EXECUTIVE SESSION: (ITEM 45)**

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.

45. [23-1043](#) **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 personnel matters and the City Manager 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).

P. **ADJOURNMENT**