



City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Agenda - Final-revised

City Council

Tuesday, February 11, 2025

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 Tal Gardenhire with Tuloso-Midway Baptist Church.
- C. Pledge of Allegiance to the Flag of the United States and to the Texas Flag to be led by Cash Cisneros , 12th grader from Richard Milburn 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: (ITEMS 1 - 2)**
 - 1. [25-0169](#) Corpus Christi Hooks 20th Season Brand Unveil, presented by Brady Ballard, Corpus Christi Hooks General Manager
 - 2. [25-0168](#) Foresight Corpus Christi Golf Finance & Operations Update

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 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 Communications Department at least 24 hours prior to the Meeting. Please contact Communications at 826-3211 to coordinate. This is a public hearing for all items on this agenda.

G. BOARD & COMMITTEE APPOINTMENTS: (ITEM 3)

3. [25-0138](#) Capital Improvements Advisory Committee
Coastal Bend Council of Governments
Crime Control & Prevention District
Library Board
Marina Advisory Committee
Watershore & Beach Advisory Committee

H. 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. [25-0195](#) Briefing on EV Ranch Brackish Groundwater Desalination Project
Sponsors: Corpus Christi Water

I. 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.

J. CONSENT AGENDA: (ITEMS 5 - 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.

5. [25-0171](#) Approval of the January 28, 2025 Regular Meeting Minutes

Consent - Second Reading Ordinances

6. [24-2095](#) Ordinance authorizing the acceptance of a \$2,500.00 grant from the Banfield Foundation for the purchase of supplies and equipment for the Corpus Christi Animal Care Services Department; and appropriating \$2,500.00 into the Animal Care Services Grant Fund.
Sponsors: Animal Care Services
7. [24-2073](#) Ordinance authorizing the acceptance of a \$322,260.00 grant from the U.S. Department of Energy's FY 2023-2024 Energy Efficiency and Conservation Block Grant Program to replace existing lighting with energy efficient lighting for the Aviation Department and the Parks & Recreation Department; and appropriating \$322,260.00 into the Department of Energy Grant Fund.
Sponsors: Aviation Department, Finance & Procurement and Parks and Recreation Department
8. [25-0032](#) Ordinance appropriating \$50,000.00 from the Airport Unreserved Operating Fund Balance for the Construction Contract Closeout Audit of Terminal Building Rehabilitation Phase II by Talson Solutions, LLC, and amending the operating budget.
Sponsors: Aviation Department
9. [25-0074](#) Ordinance amending the Capital Improvement Program to add the North Padre Island Force Main Bypass Project; appropriating \$970,624.05 from the unreserved fund balance in the TIRZ #2 Fund; and amending the FY 2024-25 Operating and Capital Budgets.
Sponsors: Economic Development and Corpus Christi Water
10. [25-0080](#) Ordinance authorizing a Wastewater Trunk Line Construction and Reimbursement Agreement up to \$524,660.00 with Horizon Land Properties, LLC to construct a wastewater trunk line related to Waldron Estates located south of Graham Road & west of Waldron Road intersection; and authorizing future transfer and appropriation of Water and Wastewater Trust Fund revenue up to \$524,660.00 to reimburse the developer in accordance with the agreement. (District 4).
Sponsors: Development Services

Consent - Contracts and Procurement

11. [24-1791](#) Motion authorizing execution of a one-year supply agreement, with two one-year option periods, with Bound Tree Medical, of Dublin, Ohio, through the BuyBoard Cooperative, for the purchase of emergency medical

supplies for the Corpus Christi Fire Department in an amount up to \$400,000.00, with a potential total amount up to \$1,200,000.00 if both one-year option periods are exercised, with FY 2025 funding of \$234,000.00 from the General Fund.

Sponsors: Fire Department and Finance & Procurement

Consent - Capital Projects

12. [25-0094](#) Resolution awarding a construction contract to A. Ortiz Construction & Paving, Inc., of Corpus Christi, Texas, in an amount up to \$2,508,833.24 for the reconstruction of Martin Street from Holly Road to Dorado Street with new asphalt pavement, sidewalks, curbs and gutters, ADA-compliant curb ramps, signage, pavement markings, speed humps, a stamped concrete island, upgraded street illumination, and utility improvements, located in Council District 3 with FY 2025 funding available from the Street Bond 2022, Storm Water, Water, Wastewater, and Gas Funds.

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

13. [25-0106](#) Motion awarding a construction contract to Barcom Construction, Inc., of Corpus Christi, TX, for the Selena Auditorium Pit Lift and Stage Improvement project in an amount up to \$913,344, located in Council District 1 with FY 2025 funding available from the Hotel Occupancy Tax (HOT) Funds.

Sponsors: Economic Development, Engineering Services and Finance & Procurement

General Consent Items

14. [24-1976](#) Resolution authorizing submission of four grant applications to the Texas Department of Emergency Management under the Hazard Mitigation Grant Program-Hurricane Beryl for funds totaling \$918,061.97, with a cost share of \$306,020.65, to purchase hazard mitigation equipment for the Development Services Department, Fire Department, Police Department, and Corpus Christi Water.

Sponsors: Finance & Procurement, Development Services, Fire Department, Police Department and Water Utilities Department

15. [25-0060](#) Resolution authorizing the execution of a 10-year Mutual Aid Agreement for firefighting assistance with the Naval Air Station Corpus Christi and Fire Departments and Emergency Service Districts located in Nueces County including Corpus Christi Fire Department, Robstown Fire Department, Port Aransas Fire Department, Nueces County Emergency Services District #1, Nueces County Emergency Services District #2, Nueces County Emergency Services District #3, Nueces County Emergency Services District #4, and Nueces County Emergency Services District #5.

Sponsors: Fire Department

16. [25-0108](#) Resolution authorizing submission of grant application for \$69,606.43 to the State of Texas Criminal Justice Division under the Violence Against Women Act Fund for the salary and benefits of one civilian position in the Corpus Christi Police Department's Family Violence Unit, with a City cash match of \$21,752.84 and \$9,910.00 for in-kind services.
Sponsors: Police Department
17. [25-0109](#) Resolution authorizing the submission of a grant application to the State of Texas under the Body-Worn Camera Grant Program in the amount of \$104,300.00 for funding for the purchase of 50 additional body-worn cameras and related equipment for the Corpus Christi Police Department, with a City cash match of \$34,767.00 from the Law Enforcement Trust Fund.
Sponsors: Police Department
18. [24-2071](#) Resolution authorizing submission of three grant applications to the Office of the Governor, Homeland Security Division, for the FY 2025 State and Local Cybersecurity Grant Program, for funds totaling \$1,049,074.72, with a City cash match of \$262,268.69, to purchase training and equipment for the Information Technology Department.
Sponsors: Information Technology Services
19. [25-0132](#) Resolution in support of the proposed 9% Low-income Housing Tax Credits for an up to 75-unit affordable housing project known as Palo Verde Senior Apartments at 5501 Huntwick Ave. to be developed by Danco Communities LLC.
Sponsors: Planning and Community Development Department
20. [25-0136](#) Resolution in support of the proposed 9% Low-income Housing Tax Credits for an up to 75-unit affordable housing project known as Bayside Apartments at 5409 Lipes Boulevard to be developed by Madhouse Development Services Inc.
Sponsors: Planning and Community Development Department

Consent - First Reading Ordinances

21. [25-0127](#) Ordinance authorizing the acceptance of a grant totaling \$5,037.00 from Plains All American Pipeline for the 2024 Plains First Responder Grant Program for the purchase of a Haz-Dust Real-Time Dust monitor for the Corpus Christi Fire Department; and appropriating \$5,037.00 in the FY 2025 Fire Grants Fund.
Sponsors: Fire Department
22. [24-2066](#) Ordinance authorizing a Revocable Easement on City property at Lake Corpus Christi to allow for City of Mathis placement of 150 kw emergency generator including foundation slab of approximately 20' x 20', together with security fencing, in consideration of \$10; and authorizing a temporary

license for use of City property for temporary construction purposes at Lake Corpus Christi.

Sponsors: Corpus Christi Water

23. [25-0077](#) Ordinance authorizing execution of a five-year lease, with 10 one-year mutual renewal options, with Lutheran Social Services of the South, Inc. d/b/a Upbring Head Start for real and personal properties at 1838 Frio Street (Centro de Niños Head Start Preschool), 1311 7th Street (Miramar Head Start Preschool), 3750 South Port Street (La Armada Head Start Preschool), 1402 West Point Road (Cliff Maus Head Start Preschool), 442 Mohawk (Spirit of Hope Head Start Preschool), 5805 Williams Drive (Gulfway Park Head Start Preschool), 2801 Morris Street (Los Pequeños Head Start Preschool), and 120 Nineteenth Street (Navarro Head Start Preschool) in consideration of Upbring operating Head Start Programs for eligible citizens of Corpus Christi and maintaining the properties.

Sponsors: Planning and Community Development Department

K. RECESS FOR LUNCH

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

L. 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. [25-0085](#) Ordinance annexing and rezoning land owned by Anil C. and Vandana A. Patel for the Padma Estates subdivision, a 19.2-acre tract located along the north side of FM 2444, east of CR 43, and west of CR 41 (Gilead Rd) per owner petition; approving the related service plan; adding the annexed area to City Council District 5; and rezoning the 19.2 acres from the "FR" Farm Rural District to the "RS-22" Single-Family 22 District; providing for a penalty not to exceed \$2,000 and publication. (Planning Commission recommends approval of the rezoning; Staff recommends approval of all actions.)

Sponsors: Planning and Community Development Department

25. [25-0068](#) Zoning Case No. ZN8398, Mandel Family Homes, LLC (District 5). Ordinance rezoning a property at or near 3501 De Zevala Street, from the "RS-6" Single-Family 6 District to the "RS-4.5/PUD" Single-Family 4.5 District with a Planned Unit Development Overlay; providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).

Sponsors: Development Services

26. [25-0069](#) Zoning Case No. ZN8501, Cross Timbers Steakhouse, Inc. (District 1). Ordinance rezoning a property at or near 3402 CR-52 (County Road) from the "FR" Farm Rural District to the "RS-4.5" Single-Family 4.5 District; providing for a penalty not to exceed \$2,000 and publication. (Planning

Commission and Staff recommend approval).

Sponsors: Development Services

M. INDIVIDUAL CONSIDERATION ITEMS: (ITEMS 27 - 29)

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

27. [25-0193](#) Ordinance approving an agreement between the City of Corpus Christi and the Corpus Christi B Corporation - Type B in the amount of \$2,380,000.00 for funding of arterial and collector streets within the City; approving a 380 Agreement in the amount of \$2,380,000.00 with LiftFund Inc to grant a total of \$2,000,000.00 to small businesses for revenue losses up to \$50,000.00 due to stage 3 water restrictions; and amending the FY 2025 Operating Budget to transfer \$2,380,000.00 from Street Fund to General Fund and appropriating for said 380 Agreement

Sponsors: Economic Development

28. [24-1565](#) Motion authorizing execution of an agreement with the South Texas Alliance of Indigenous People (STAIP), a Texas non-profit corporation, for the construction, donation, and acceptance of improvements and artwork commemorating the Native Americans in Corpus Christi to be placed at the Hans & Pat Suter Wildlife Refuge.

Sponsors: Parks and Recreation Department

29. [24-1126](#) Presentation on the City's Drought Contingency Plan and ordinance amending City Code of Ordinances Chapter 55, Article XII Water Resource Management sections 55-150, 55-152, 55-153, 55-154, 55-155; updating the City's Drought Contingency Plan, providing an effective date of February 17, 2025, and providing for penalties and publication.

Sponsors: Corpus Christi Water

N. EXECUTIVE SESSION: (ITEMS 30 - 32)

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. [25-0059](#) **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 potential value and/or

acquisition of properties at, next to, and/or near 3312 Leopard Street in Corpus Christi for potential detention center expansion; and **Texas Government Code § 551.072** to discuss and deliberate the purchase or value of the aforementioned areas of 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 the property or property(ies) at and/or adjacent to the aforementioned locations.

31. [24-2083](#) **Executive session briefing 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 SOAH Docket No. 473-24-19854, PUC Docket No. 56427, *Petition by Outside City Ratepayers Appealing the Water Rates of the City of Corpus Christi*, including potential consideration of settlement offer(s) and actions related thereto
32. [25-0093](#) **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, the FMLA, federal & state antidiscrimination laws, and other laws and regulations

O. **ADJOURNMENT**