



# City of Corpus Christi

1201 Leopard Street  
Corpus Christi, TX 78401  
cctexas.com

## Meeting Minutes

### Reinvestment Zone No. 2

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Tuesday, December 19, 2017

9:30 AM

Council Chambers

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**A. Chairperson Greg Smith to call the meeting to order.**

Chairperson Smith called the meeting to order at 9:32 a.m.

**B. City Secretary Rebecca Huerta to call roll of the Corporation Directors.**

City Secretary Rebecca L. Huerta called the roll and verified that a quorum of the Board was present to conduct the meeting.

(Director Hunter arrived at 9:36 a.m.)

**Present** 12 - Chair Greg Smith, Director Steve Ellis, Director Rudy Garza, Director Paulette Guajardo, Director Michael Hunter, Director Cal Jennings, Director Debbie Lindsey-Opel, Director Joe McComb, Director Ben Molina, Director Gabriel Rivas, Director Lucy Rubio, and Director Carolyn Vaughn

**Absent** 1 - Director Samuel Neal Jr.

**C. PUBLIC COMMENT:**

Chairperson Smith referred to comments from the public. Cliff Schlabach, Chair of the Watershore and Beach Advisory Committee, 122 Whiteley, stated that the Watershore and Beach Advisory Committee has recommended the completion of the amenities at Packery Channel including beach showers and aids-to-navigation at jetties.

**D. MINUTES:**

**1. Approval of Minutes of the August 22, 2017 Meeting.**

Chairperson Smith referred to approval of the minutes. Director Vaughn made a motion to approve the minutes, seconded by Director Rubio and passed unanimously (Director Neal - absent).

**E. EXECUTIVE SESSION ITEMS: (NONE)**

**F. AGENDA ITEMS: (ITEM 2)**

**2. Amendment to TIRZ #2 Project Plan**

Resolution recommending adoption of an amendment to the Revised Project and Financing Plan (Plan) for the Reinvestment Zone Number Two, City of Corpus Christi, Texas, dated December 19, 2017, related to

a new project for repairs to the Packery Channel following Hurricane Harvey and other previously approved projects

Chairperson Smith referred to Item 2. Assistant City Manager Keith Selman stated that the purpose of this item is to amend the project plan to include language to allow for repairs to Packery Channel revetment damages by Hurricane Harvey; and to include revisions to the projects approved by the Island Strategic Action Committee (ISAC) for additional funding needed to replace aids-to-navigation signage, mobi-mats and the Packery Channel pavilion.

Board members and staff discussed the following topics: the estimated repairs eligible for FEMA reimbursement; the cost for the pavilion; ISAC's recommendation to move forward with plans for a pavilion located at the boat ramp at Packery Channel at a reduced cost from that being recommended in the project budget; the original project scope for the pavilion; the Watershore and Beach Advisory Committee's recommendation to move forward with a pavilion, at a reduced size and cost, near the boat ramp and funding for showers and ADA ramps at the jetties; the project scope for the mobi-mats; the stability of the mobi-mats on sand; how the ISAC determined a reduced amount of \$200,000 for the pavilion and \$600,000 for the Packery Channel revetment repairs; investigating the location of the pavilion on the north and south sides of Packery Channel; a recommendation by a director to prioritize the showers, aids-to-navigation and the mobi-mats and delay action on the pavilion; if reimbursement from FEMA was requested for Packery Channel repairs and the aids-to-navigation; and prioritizing repairs to the jetties.

Chairperson Smith called for comments from the public. Libby Edwards, ISAC, stated that the ISAC made a motion at the November 2017 meeting to approve the mobi-mats in an amount not to exceed \$35,000; the aids-to-navigation in an amount not to exceed \$65,000; and in support of the pavilion, but not at the recommended amount of \$1 million. Brud Jones, Chair of the ISAC and a TIRZ #2 subcommittee member, stated that the TIRZ #2 subcommittee unanimously approved to extend the TIRZ, within the existing geographical boundaries, for an additional 20 years and to include the Packery Channel revetment repair in the project plan in an amount not to exceed \$600,000.

Director Garza made a motion to amend the resolution by prioritizing the mobi-mats, showers, and the replacement of the aids-to-navigation and reduce the amount set aside for the pavilion to \$250,000, seconded by Director Lindsey-Opel and passed unanimously (Director Neal - absent).

Director Vaughn made a motion to approve the resolution as amended, seconded by Director Rubio and passed unanimously (Director Neal - absent).

**G. PRESENTATION ITEMS: (NONE)**

**H. IDENTIFY FUTURE AGENDA ITEMS:**

None.

**J. ADJOURNMENT**

**The meeting was adjourned at 10:04 a.m.**

*\* Regardless of the agenda heading under which any item is listed, any word or phrase of any item listed on this agenda shall be considered a subject for consideration for purposes of the Texas Open Meetings Act and other relevant laws, and the Board of Directors may deliberate and vote upon any such subject and resolutions related thereto. Any descriptions of property or amounts stated in this agenda are descriptive and not restrictive, and property and amounts may be changed in the motions, actions or documents. In addition to other items listed in this agenda, policies and procedures of this corporation, legal analysis of any items, policies or procedures, and any items that are currently receiving funding from this corporation may be discussed and deliberated and these matters are added as subjects of discussion to this meeting. This agenda has been reviewed and approved by the attorney for the governing body, and the presence of any subject or description in the Executive Session portion of this agenda constitutes a written interpretation of Chapter 551 of the Texas Local Government Code by the attorney for this corporation indicating that said subject or description thereof may be legally discussed in a closed meeting.*