

**CITY OF INGLESIDE
REGULAR CITY COUNCIL MEETING
AGENDA
AUGUST 12, 2025
6:30 PM**

Notice is hereby given that the Ingleside City Council will hold a Regular City Council Meeting on August 12, 2025, at 6:30 PM. The Meeting will be held in person at City Hall, 2671 San Angelo Street, Ingleside, Texas. Members of the public can view the meeting via live stream at <https://inglesidetx.gov/>.

With respect to any subject matter set forth below, the City Council may take action, unless otherwise expressly indicated with respect to any particular subject matter.

Opening Agenda

1. Call Meeting to Order.
2. Roll Call.
3. Invocation.
4. Pledge of Allegiance.

5. Citizen Comments and Reports.

Persons wishing to address the Council and who have registered using the Citizen Participation Form will have up to three minutes to speak. In accordance with the Open Meetings Act, Council may not discuss or take action on any item that has not been posted on the agenda. While civil public criticism is not prohibited; disorderly conduct or disturbance of the peace as prohibited by law shall be cause for the chair to terminate the offender's time to speak.

6. Staff Comments and Reports.

The Council may discuss any subject which is specifically listed under this item.

- a. Council Comments and Reports.
- b. Announcements of Community Interest and/or upcoming events.
- c. Report on Section 18-179. - Application and permit fees of the Ingleside Code of Ordinances as it relates to the Ingleside Independent School District being a tax-exempt entity.

Presentations

7. Quarterly Investment report from Hilltop Securities.
8. Proclamation to recognize August 21, 2025 as National Senior Citizens Day.

Consent Agenda

All consent agenda items listed are considered to be routine by the City Council and will be enacted by one

motion. There will be no separate discussion of the items unless a Council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

9. Deliberate and take appropriate action on the second and final reading of an Ordinance to change the zoning of real property legally described below and located at approximately 2440 Kiewit Road, Ingleside, TX - generally bounded by Kiewit Drive at its intersection with FM 1069 (Main Street) to the east, the La Quinta Channel shoreline to the south, and Subsea 7 operations to the north, commonly known as Kiewit Offshore Services LTD – from R-1 (Single Family Residential District) to I (Industrial District), and including provisions for the effective date, reading, severance, and publication of the Ordinance:

21.559 acre portion of a 24.572 acre tract being part of abstract 295 TT WILLIAMSON Survey, 3.639 acres tract and a 7.194 acre portion of a 46.349 acres tract being part of abstract 292 and 295, a 207.188 acre portion of a 230.244 acre tract being part of abstract 292, 294, and 295 TT WILLIAMSON Survey, and a 129.571 acre portion of a 144.974 acre tract being part of abstract 292 and 294 TT WILLIAMSON Survey.

10. Deliberate and take appropriate action on the Regular Meeting Minutes of July 22, 2025, and Budget Workshop Minutes of August 02, 2025.

Public Hearing

The City Council shall call a public hearing on each item below in this section. Any person wishing to address the City Council on these items should please come forward when that public hearing is called.

Regular Agenda

11. Deliberate and take appropriate action on awarding a proposal to McWhorter's Electric, Inc. for the purchase and installation of a backup electrical generator at the City of Ingleside Public Library.
12. Deliberate and take appropriate action on awarding a proposal to McWhorter's Electric, Inc. for the purchase and installation of a backup electrical generator at the City of Ingleside Municipal Court.
13. Deliberate and take appropriate action for the City Council to authorize the City Manager to negotiate and execute a contract with A. Ortiz Construction & Paving Inc. for the West Main parking lot serving the Humble Station Community and Youth Center.
14. Deliberate and take appropriate action for the City Council to authorize the City Manager to negotiate and execute a contract with A. Ortiz Construction & Paving Inc. for the reconstruction of 180ft on Gallion Street perpendicular to State Highway 361.
15. Deliberate and take appropriate action on the first and only reading of an Ordinance amending the Fiscal Year 2024-2025 Budget for the City of Ingleside, Texas, for the use of Municipal Courts security and technology funds for the cost of Access Control and Court Recorder at the Municipal Court.
16. Deliberate and take appropriate action on a Special Event Permit request from the Ingleside

Women's Club to host the annual GFWC Fireside Juniorettes and Ingleside Women's Club Halloween Parade on October 28, 2025.

17. Deliberate and take appropriate action on the purchase of a Motor Grader using Sourcewell Purchasing Cooperative for the Street Department, a Water Truck using TIPS Purchasing Cooperative for the Street Department and a Boom Lift using BuyBoard Purchasing Cooperative for the Facilities Maintenance Department as appropriated in the 2024-2025 Fiscal Year Budget.
18. Deliberate and take appropriate action on the first and only reading of an Ordinance amending the Fiscal Year 2024-2025 Budget for the City of Ingleside, Texas, for the General Fund for the Police Department received from Randolph-Brooks Federal Credit Union (RBFCU) for the Annual Field Day event.
19. Deliberate and take appropriate action on an Ordinance amending the City of Ingleside Chapter 2 - Administration; Article II. - City Council; Sec. 2-37. -Agenda; Chapter 70 - Vegetation; Article II. – Trees; Sec. 70-72. – removal of outside plat process; and Chapter 74 – Vehicles for hire; Article II. – Taxicabs; Sec. 74-63 Amending posting deadline for agenda to coincide with state law (HB 15220); Providing Effective Date, Recitals, Reading, Severance, Repealer, and Notice and Meeting Determination.
20. Deliberate and take appropriate action to accept the 2025 appraisal assessed and taxable values of all and new property in the City of Ingleside as certified by the San Patricio County Appraisal District.
21. Deliberate and take appropriate action on the City Manger's submission of the Fiscal Year 2025-2026 Budget and Capital Improvement Plan as required by the City of Ingleside Charter Section 7.02 - Submission of budget.

Executive Session

22. Closed Session
City Council will meet in Closed Session pursuant to the provisions of Chapter 551 of the Texas Government Code, in accordance with the authority contained in:
 - A. Pursuant to Section 551.071 Consultation with Attorney, and Section 551.074 - Personnel Matters: City Manager Annual Evaluation and Employment Contract.
 - B. Pursuant to Section 551.071 Consultation with Attorney regarding pending litigation styled Cause No. S-25-5485CV-B Polanco vs. City of Ingleside.
23. Open Session
City Council will meet in Open Session pursuant to the provisions of Chapter 551 of the Texas Government Code, in accordance with the authority contained in:
 - A. Pursuant to Section 551.071 Consultation with Attorney, and Section 551.074 - Personnel Matters: City Manager Annual Evaluation and Employment Contract.
 - B. Pursuant to Section 551.071 Consultation with Attorney regarding pending litigation

styled Cause No. S-25-5485CV-B Polanco vs. City of Ingleside.

Closing Agenda

- 24. Items to consider for placement on future agendas.
- 25. Adjourn.

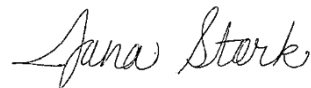
Special Accommodations

This facility is wheelchair accessible and there are special parking spaces near the main entrance. Request for accommodations or special services must be made 48 hours prior to this meeting. Please contact City Secretary's Office at (361) 776-2517 or Fax (361) 776-1027 or email citycouncilquestions@inglesidetx.gov for further information.

With respect to any subject matter listed on this agenda, the City Council may meet in Closed Executive Session, if and to the extent allowed by Chapter 551 of the Texas Government Code, including, but not limited to, any of the following sections of Chapter 551: Section 551.071 Consultations with Attorney, Section 551.072 Deliberation about Real Property, Section 551.073 Deliberation regarding Prospective Gift, Section 551.074 Personnel Matters, Section 551.087 Deliberation regarding Economic Development Negotiations, and Section 551.089 Deliberation regarding Security Devices Or Security Audits.

Certification

I, Jana Stork, certify that the above notice of this Regular Meeting of the City Council was posted on the City Hall bulletin board at 2671 San Angelo Street, Ingleside, Texas on August 6, 2025 by 5:00 p.m.



Jana Stork, City Secretary

This public notice was removed from the official posting board at the Ingleside City Hall on the following:

Date: _____

Time: _____

By: _____
City Secretary's Office
City of Ingleside, Texas

CITY COUNCIL AGENDA
Regular Meeting: August 12, 2025

AGENDA ITEM: 6.a

Council Comments and Reports.

SUBMITTED BY: Brenton Lewis, City Manager

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

City Council may discuss any subject under this item.

FISCAL ANALYSIS:

N/A

RECOMMENDATION:

Information purposes only.

ATTACHMENTS:

None

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 6.b

Announcements of Community Interest and/or upcoming events.

SUBMITTED BY: Jana Stork, City Secretary

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

1. Ingleside Public Library Tutoring, Mondays and Saturdays
 2. Back to School Bash at the Pool, August 09, 2025
 3. Ingleside Public Library Children Programs, Beginning the week of August 18, 2025
 4. Ingleside Garden Center Ribbon Cutting, August 19, 2025
 5. Charles H. Doherty Swimming Pool Closing Day, August 24, 2025
 6. Toddler Time, August 28, 2025
 7. Smoke Showdown BBQ Cook-Off, August 29 & 30, 2025
 8. Vendors Market, August 30, 2025
 9. Teen Manhunt, August 30, 2025
 10. Ingleside Public Library Crochet for Beginners, Monday's beginning September 08, 2025
 11. 9/11 Ceremony, September 11, 2025
 12. Book Club, 3rd Tuesday of the Month, beginning September 16, 2025
-

FISCAL ANALYSIS:

N/A

RECOMMENDATION:

For information purposes only.

ATTACHMENTS:

1. 2025, 08-12 Community Events v7

DOES YOUR CHILD NEED TUTORING IN:

**MATH?
READING?
OR
ENGLISH?**

If so, come to the Ingleside Public Library

Mondays = 4:00-6:00 PM

&

Saturdays = 9:00 - 11:00 AM

for more information call 361-776-5355



INGLESIDE PARKS AND RECREATION

BACK TO SCHOOL BASH *at the pool*



FREE SNOW
CONES FROM
TORNADO ICE FROM
8PM-9:30PM
PROVIDED BY
CC ASSOCIATION
OF REALTORS

AUGUST 9



DOORS OPEN AT 8:30PM

DIVE INTO THE ULTIMATE GOODBYE TO
SUMMER WITH OUR GRAND FINALE
POOLSIDE MOVIE NIGHT!



CHARLES H. DOHERTY SWIMMING POOL
2746 MUSTANG DR. INGLESIDE, TX



CHILDREN PROGRAMS

Begins the week of August 18th, 2025

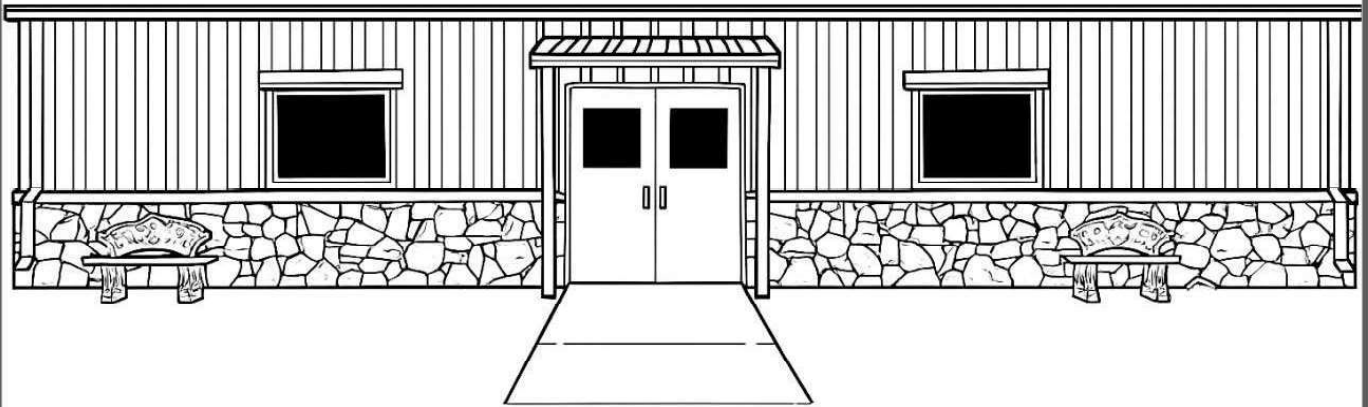
**AFTER SCHOOL PROGRAM
TUESDAYS 3:45 till 5:00P**

**GAME DAY
WEDNESDAYS 4:00 till 5:30P**

**5&UNDER
FRIDAYS 9:30 till 10:30P**

at the Ingleside Public Library

Join us for a Ribbon Cutting



**Tuesday 10am
August 19, 2025**

**Ingleside Garden Center
2740 Mustang Dr
Ingleside, TX 78362**



CHARLES H. DOHERTY SWIMMING POOL

**CLOSING
DAY**

Sunday, August 24, 2025 | 12:00PM-6PM

CITY OF INGLESIDE
PARKS AND RECREATION

A large, colorful wordmark for 'TODDLER' in a playful, rounded font. The letters are multi-colored: T (red), O (pink), D (blue), D (purple), L (teal), E (yellow), and R (orange). It is surrounded by various colorful stars and exclamation marks in shades of teal, pink, yellow, and blue.

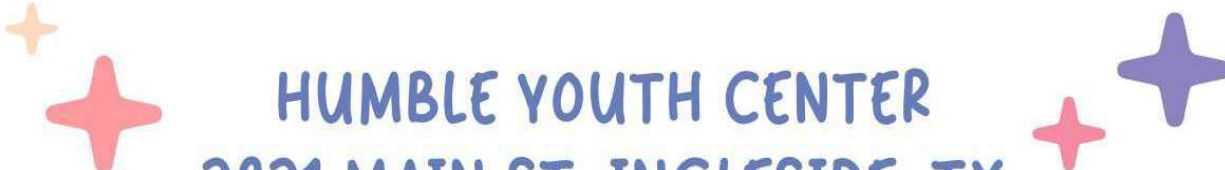
TODDLER

A large, colorful wordmark for 'TIME' in a playful, rounded font. The letters are multi-colored: T (red), I (pink), M (blue), and E (purple). It is surrounded by various colorful stars and exclamation marks in shades of teal, pink, yellow, and blue.

TIME

August 28

9:00 AM – 11:00 AM

A block of text for the location, surrounded by colorful stars in shades of pink, orange, and purple.

HUMBLE YOUTH CENTER
2821 MAIN ST. INGLESIDE, TX

OPEN TO AGES 5 YEARS AND UNDER ONLY

Ingleside Chamber of Commerce Presents

SMOKE SHOWDOWN

BARBECUE COOK-OFF

AUGUST 29TH & 30TH

1944 PARKVIEW PLACE - LIVE OAK PARK INGLESIDE, TX 78362

GUARANTEED 80%

PAYOUT

CHICKEN RIBS BRISKET PORK

Friday Jackpots

\$25 Cook's Choice - Turn in 8pm

\$25 Margaritas - Turn in 7pm

Saturday Jackpot

\$25 Beans - Turn in 11am

CHICKEN - NOON

RIBS - 1PM

PORK BUTT - 2PM

BRISKET - 3PM

PART OF THE
PROCEEDS
WILL GO TO OUR
LOCAL FOOD BANK

TEAM ENTRY FEE

\$250

4 MEATS

COOKS MEETING AT 6PM ON FRIDAY AUGUST 29TH

**SCAN QR CODE TO
REGISTER**



CHAMPIONS
BARBECUE ALLIANCE

FOR MORE INFO

CALL OR TEXT 832-597-5902

INGLESIDE
CHAMBER OF COMMERCE
AND VISITORS CENTER

Ingleside Parks and Recreation

vendors market

August 30, 2025
11AM-2PM

N.O. Simmons Park
2867 Ave J. Ingleside, TX 78362



INGLESIDE PARKS AND RECREATION

TEEN MANHUNT

**30
AUGUST**



8:00pm - 10:00pm

Ages 12-15 yrs.

Bring plenty of water

Tennis Shoes & Dark attire to stay hidden

Meet at the picnic table by restroom

1874 PORT AVE., INGLESIDE TX



FREE CROCHET FOR BEGINNERS

Come to the

Ingleside Public Library

Beginning

September 8th, 2025

on

Monday's

4:30 - 5:30 PM

Contact the Library at 361-776-5355 for information



9/11

**NEVER FORGET
REMEMBRANCE CEREMONY**

9/11 REMEMBRANCE CEREMONY

SEPTEMBER 11, 2025

8:00AM | INGLESIDE FIRE DEPARTMENT

**HONOR GUARD PRESENT COLORS | OPENING PRAYER
SPEECH | RINGING OF THE BELL | CLOSING PRAYER**

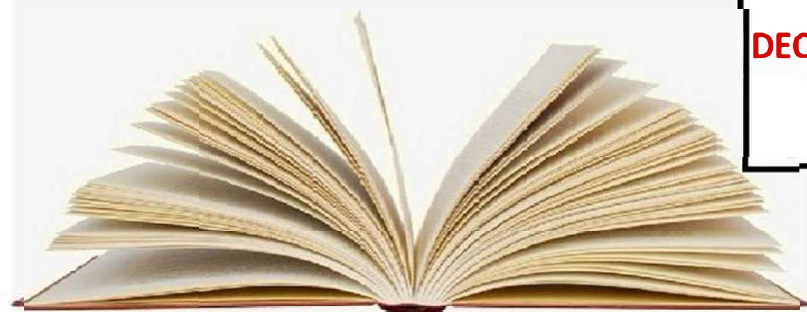


One Page at a Time

3rd Tuesday of the Month

1:30p

**612 Sandpiper,
Ingleside on the Bay**



SEPT 16th: The Mysterious Bakery Rue de Paris by Evie Woods

Edie left everything behind in Ireland for her dream job at a bakery in Paris. Except the bakery isn't in Paris – and neither is Edie.

OCT 21st: Frozen River by Ariel Lawton

A gripping historical mystery based on the real-life diary entries of Martha Ballard, an 18th-century midwife who defied the legal system and wrote herself into American history.

NOV 18th: Mad Honey by Jody Picoult & Jennifer Boylan

Olivia McAfee knows what it feels like to start over. Her picture-perfect life—living in Boston, married to a brilliant cardiothoracic surgeon, raising their beautiful son, Asher—was upended when her husband revealed a darker side.

DEC 16th: Happy Place by Emily Place

Harriet and Wyn have been the perfect couple since they met in college—they go together like salt and pepper, honey and tea, lobster and rolls. Except, now—for reasons they're still not discussing—they don't.

Book Club

For more information Please call: GELINDA 972-463-0310

Or Ingleside Public Library: 361-775-5355

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 6.c

Report on Section 18-179. - Application and permit fees of the Ingleside Code of Ordinances as it relates to the Ingleside Independent School District being a tax-exempt entity.

SUBMITTED BY: Brenton Lewis, City Manager

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

During the summer months, when school is not in session, the Ingleside Independent School District (IISD) ramps up projects on the various campuses. Several of these projects are required to meet certain standards and have various permits issued to ensure the proper inspection of the projects. The current Code of Ordinances Section 18-179(e), adopted in 1979, states "All work must have a permit, but agencies of the federal, state, city and county governments are exempt from the payment of fees in connection with the construction or repair of a building used, owned, and located on property owned by the governmental agencies. Permit fees for public schools and other political subdivisions having ad valorem tax exempt status, and for church sanctuaries, and all other state constitutionally exempted ad valorem tax entities shall be 50 percent of the regular fee."

The City of Ingleside fee schedule has been set to ensure the cost of the permit review, inspections, and other associated expenses are adequate to cover the costs and not place a burden on the City of Ingleside taxpayers for improvements to private properties. Section 18-179(e) allows the city to work with other tax-exempt entities by not placing the entire cost of improvements on the tax-exempt entity, and does not place the entire burden on the City of Ingleside taxpayers, since several of the entities have taxpayers that live outside the City limits.

FISCAL ANALYSIS:

N/A

RECOMMENDATION:

Information purposes only.

ATTACHMENTS:

None

CITY COUNCIL AGENDA
Regular Meeting: August 12, 2025

AGENDA ITEM: 7

Quarterly Investment report from Hilltop Securities.

SUBMITTED BY: Luis Rios Jr.

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

Hilltop Securities, our investment advisory firm, has provided the quarterly investment report covering the period from April through June 2025. This report outlines the performance and status of our investment portfolio during the second quarter of the fiscal year.

FISCAL ANALYSIS:

N/A

RECOMMENDATION:

Report only.

ATTACHMENTS:

1. QTRY INVESMENT REPORT 04012025-06302025 v2

INVESTMENT REPORT

City of Ingleside

.....

April 1 to June 30, 2025



Portfolio Overview

Portfolio Summary

	Prior 31 Mar-25	Current 30 Jun-25
Par Value	74,133,851.10	91,682,729.56
Original Cost	74,133,851.10	91,654,829.56
Book Value	74,133,851.10	91,658,041.49
Market Value	74,133,851.10	91,656,567.56
Accrued Interest	0.00	8,631.94
Book Value Plus Accrued	74,133,851.10	91,666,673.43
Market Value Plus Accrued	74,133,851.10	91,665,199.50
Net Unrealized Gain/(Loss)	0.00	(1,473.93)

Income Summary

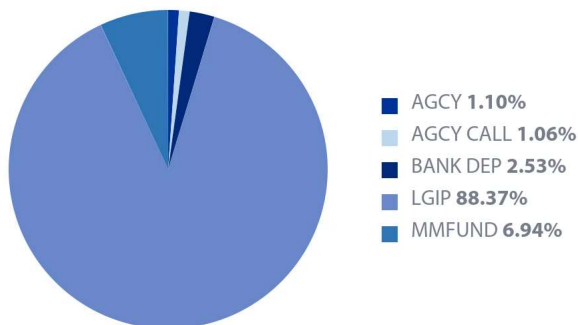
Current Period	1 Apr-25 to 30 Jun-25
Interest Income	763,894.83
Net Amortization/Accretion	3,211.93
Realized Gain/(Loss)	0.00
Net Income	767,106.76

Fiscal Year-to-Date	1 Oct-24 to 30 Jun-25
Net Income	1,228,243.89

Portfolio Characteristics

	Prior 31 Mar-25	Current 30 Jun-25
Yield to Maturity	3.979%	4.271%
Yield to Worst	3.979%	4.271%
Days to Final Maturity	1	9
Days to Effective Maturity	1	9
Duration	—	0.96

Asset Allocation

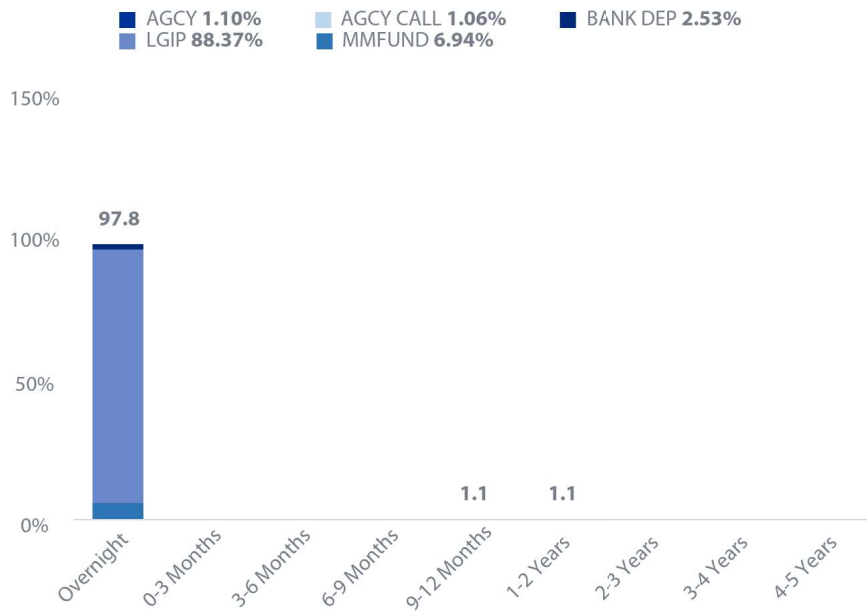


Transaction Summary

Transaction Type	Quantity	Principal	Interest	Total Amount	Realized Gain/Loss
Buy	2,000,000.00	(1,972,100.00)	(22,937.50)	(1,995,037.50)	0.00
Coupon	0.00	0.00	23,750.00	23,750.00	0.00

Portfolio Overview

Maturity Distribution by Security Type



Top Ten Holdings

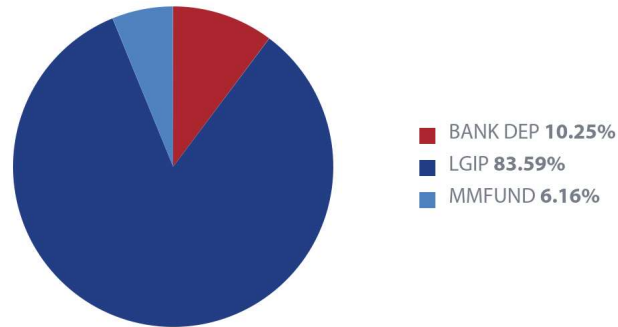
Issuer	Allocation
TEX PRIME	88.37%
Invesco	3.85%
MS	3.09%
FROST	2.00%
Federal Farm Credit Banks Funding Corporation	1.10%
Federal Home Loan Banks	1.06%
1STCOMMBK	0.53%

Maturity Distribution by Security Type

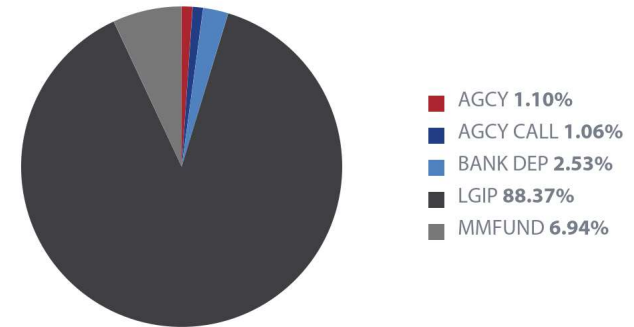
Security Type	Overnight	0-3 Months	3-6 Months	6-9 Months	9-12 Months	1-2 Years	2-3 Years	3-4 Years	4-5 Years	Portfolio Total
AGCY	--	--	--	--	1,006,923.11	--	--	--	--	1,006,923.11
AGCY CALL	--	--	--	--	--	968,388.82	--	--	--	968,388.82
BANK DEP	2,323,348.40	--	--	--	--	--	--	--	--	2,323,348.40
LGIP	80,994,878.25	--	--	--	--	--	--	--	--	80,994,878.25
MMFUND	6,364,502.91	--	--	--	--	--	--	--	--	6,364,502.91
Total	89,682,729.56	--	--	--	1,006,923.11	968,388.82	--	--	--	91,658,041.49

Asset Allocation

Asset Allocation by Security Type as of
31-Mar-2025



Asset Allocation by Security Type as of
30-Jun-2025



Book Value Basis Security Distribution

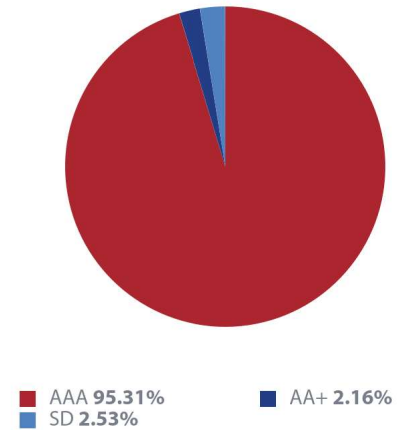
Security Type	Prior Balance 31-Mar-25	Prior Allocation 31-Mar-25	Change in Allocation	Current Balance 30-Jun-25	Current Allocation 30-Jun-25	Yield to Maturity
AGCY	0.00	0.00%	1.10%	1,006,923.11	1.10%	3.965%
AGCY CALL	0.00	0.00%	1.06%	968,388.82	1.06%	4.045%
BANK DEP	7,598,997.39	10.25%	(7.72%)	2,323,348.40	2.53%	0.042%
LGIP	61,967,990.13	83.59%	4.78%	80,994,878.25	88.37%	4.428%
MMFUND	4,566,863.58	6.16%	0.78%	6,364,502.91	6.94%	3.902%
Portfolio Total	74,133,851.10	100.00%		91,658,041.49	100.00%	4.271%

Credit Rating Summary

Rating Distribution

	Book Value	Portfolio Allocation
Secured Deposits (Insured or Collateralized)		
Demand Deposits	2,323,348.40	2.53%
Total Secured Deposits	2,323,348.40	2.53%
Local Government Investment Pools & Money Market Funds		
AAA	87,359,381.16	95.31%
Total Local Government Investment Pools & Money Market Funds	87,359,381.16	95.31%
Long Term Rating Distribution		
AA+	1,975,311.93	2.16%
Total Long Term Rating Distribution	1,975,311.93	2.16%
Portfolio Total	91,658,041.49	100.00%

Allocation by Rating



CITY COUNCIL AGENDA
Regular Meeting: August 12, 2025

AGENDA ITEM: 8

Proclamation to recognize August 21, 2025 as National Senior Citizens Day.

SUBMITTED BY: Jana Stork, City Secretary

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

To recognize August 21st as National Senior Citizens Day for the achievements of the more mature representatives of our nation who have spend their lives contributing to society and have impacted everyone's lives for the better.

FISCAL ANALYSIS:

N/A

RECOMMENDATION:

Presentation only.

ATTACHMENTS:

1. 2025, 08-12 Senior Citizens Day Proclamation_DRAFT

PROCLAMATION

WHEREAS, On August 21st, National Senior Citizens Day recognizes the achievements of the more mature representatives of our nation who have spent their lives contributing to society and have impacted everyone's lives for the better; and

WHEREAS, Improved healthcare has changed demographics and increased productivity of older citizens, allowing them to be more active than ever before. The City of Ingleside is seeing a shift in its population demographics. According to the 2023 U.S. Census Bureau data shows in the 65 to 74 years age group there is 7.9%, in the 75 to 84 years age group there is 2.9%, and in the 85 years age group and over there is 0.4% which makes up the older population in Ingleside; and

WHEREAS, President Ronald Reagan took the initiative to honor seniors in 1988 when he signed Proclamation 5847 and marked August 21st as the day seniors will be celebrated. Reagan proclaimed. "For all they have achieved throughout life and for all they continue to accomplish, we owe older citizens our thanks and a heartfelt salute. We can best demonstrate our gratitude and esteem by making sure that our communities are good places in which to mature and grow older — places in which older people can participate to the fullest and can find the encouragement, acceptance, assistance, and services they need to continue to lead lives of independence and dignity"; and

WHEREAS, National Senior Citizens Day is important because millions of American seniors are changing the way we view old age. Far from fading into the sunset, these men and women are serving as brilliant points of light in their communities. They are serving others through a host of volunteer programs and personal acts of kindness; they are sharing their ample knowledge and experience in the workplace; and they are quietly enriching their families with a wealth of love and wisdom. Across the United States, older Americans are proving that the senior years -- like any other season in life -- hold great opportunities and rewards of their own; and

NOW THEREFORE, I, Pedro Oscar Adame, Mayor of the City of Ingleside, Texas, in recognition to honor our seniors, do hereby proclaim August 21, 2025, as "**National Senior Citizens Day**" in the City of Ingleside, Texas, and encourage citizens to celebrate older adults for their contributions, support their independence, and recognize their unparalleled value to our community.

IN WITNESS WHEREOF, I have hereunto set my hand and caused the Seal of the City of Ingleside to be affixed this 12th day of August 2025.

CITY OF INGLESIDE, TEXAS

Pedro Oscar Adame, Mayor

ATTEST:

Jana Stork, City Secretary

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 9

Deliberate and take appropriate action on the second and final reading of an Ordinance to change the zoning of real property legally described below and located at approximately 2440 Kiewit Road, Ingleside, TX - generally bounded by Kiewit Drive at its intersection with FM 1069 (Main Street) to the east, the La Quinta Channel shoreline to the south, and Subsea 7 operations to the north, commonly known as Kiewit Offshore Services LTD – from R-1 (Single Family Residential District) to I (Industrial District), and including provisions for the effective date, reading, severance, and publication of the Ordinance:

21.559 acre portion of a 24.572 acre tract being part of abstract 295 TT WILLIAMSON Survey, 3.639 acres tract and a 7.194 acre portion of a 46.349 acres tract being part of abstract 292 and 295, a 207.188 acre portion of a 230.244 acre tract being part of abstract 292, 294, and 295 TT WILLIAMSON Survey, and a 129.571 acre portion of a 144.974 acre tract being part of abstract 292 and 294 TT WILLIAMSON Survey.

SUBMITTED BY: Bernard Rodriguez, Director of Development Services

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

The city-initiated rezoning of approximately 369.151 acres from the current zone of (R-1) Single Family Residential District to (I) Industrial District is requested to conform with the City of Ingleside ordinance Chapter 78 Zoning – Section 78-119 – Newly annexed area: All territory annexed to the city shall be temporarily classified as R-1 Single Family Residential district, until permanently zoned by the city council. Furthermore, the City Council, at its regular scheduled meeting on January 14, 2025, directed city staff to begin the process of re-zoning tracts or property annexed into the City of Ingleside from temporary residential zoning in accordance with the City of Ingleside Comprehensive Plan.

The subject tract of land is currently occupied by Kiewit Offshore Services operations. The subject property was annexed by the City of Ingleside by adoption of Ordinance No. 2015-24.

The official zoning map classifies the property surrounding the subject tract as I-Industrial District. The Future Land Use map designates the subject tract and property surrounding the subject tract as Heavy Industrial (HI) District. Please note that the (HI) Heavy Industrial District designation was omitted from the official code of ordinance. However, due to the existing use of the property and zoning of adjacent properties, an (I) Industrial District zone designation is most suitable.

FISCAL ANALYSIS:

N/A

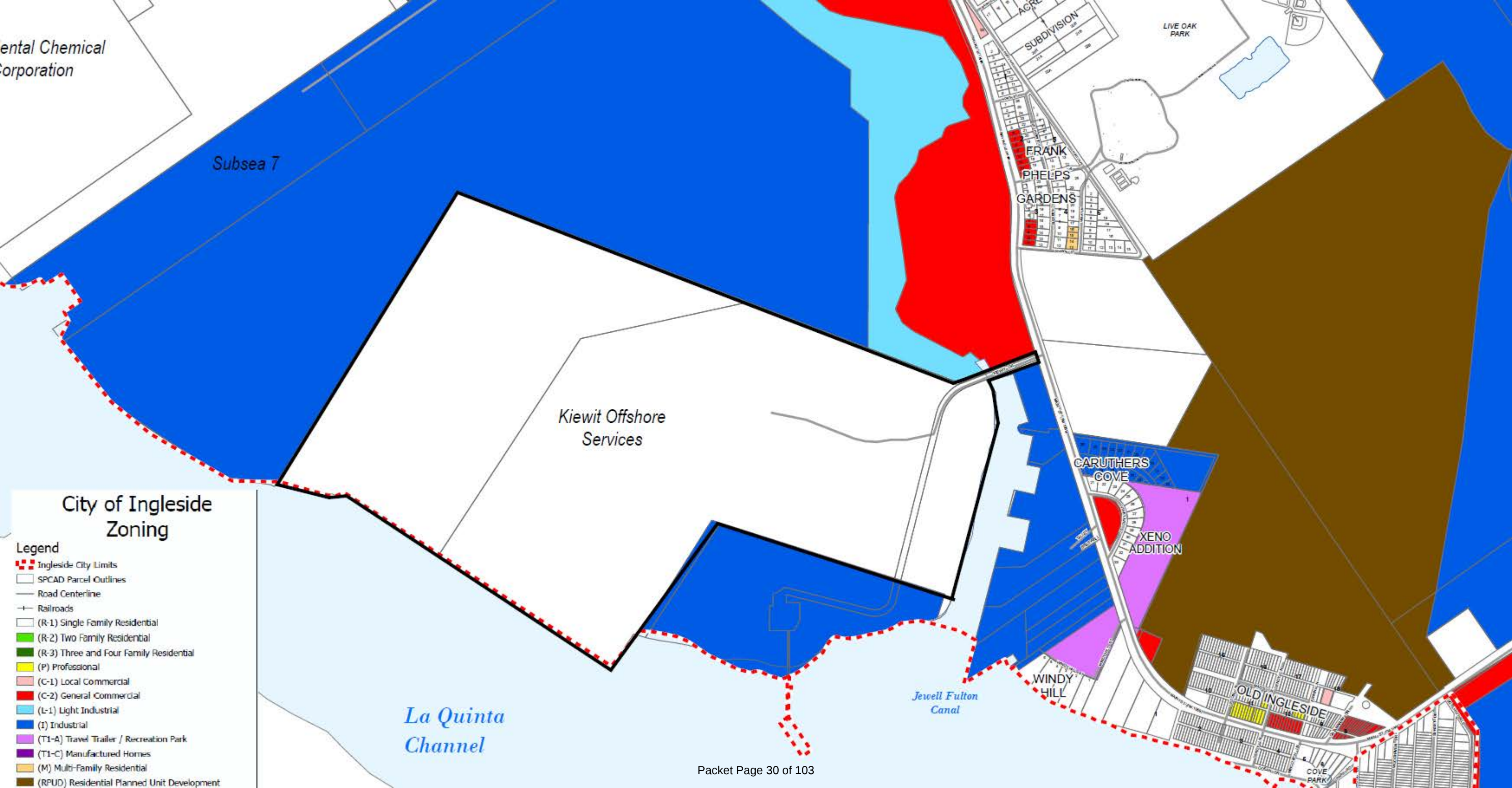
RECOMMENDATION:

Staff recommends approval of the city-initiated rezoning from R-1 - Single Family Residential District to I - Industrial District based on adjacent zoning districts and Future Land Use map. If approved, any future development will need to comply with all requirements during the permitting process, including compliance with subdivision regulations, building/fire codes, fire protection, parking, landscape buffer-yards, solid waste services, utility, and other City requirements, as applicable.

On July 07, 2025, the Planning & Zoning Commission recommended approval with all present voting in favor of the rezoning request.

ATTACHMENTS:

1. Current Zoning Kiewit
2. Future Land Use Kiewit
3. City Code DIVISION_14.____I_INDUSTRIAL_DISTRICT
4. Kiewit Rezone - Voting Record_Signed
5. Kiewit Rezoning - Ordinance v3



Subsea 7

Kiewit Offshore
Services

La Quinta
Channel

Jewell Fulton
Canal

FRANK
PHELPS
GARDENS

LIVE OAK
PARK

CARUTHERS
COVE

XENO
ADDITION

WINDY
HILL

OLD INGLESIDE

COVE
PARK

City of Ingleside Zoning

Legend

- Ingleside City Limits
- SPCAD Parcel Outlines
- Road Centerline
- Railroads
- (R-1) Single Family Residential
- (R-2) Two Family Residential
- (R-3) Three and Four Family Residential
- (P) Professional
- (C-1) Local Commercial
- (C-2) General Commercial
- (L-1) Light Industrial
- (I) Industrial
- (T1-A) Travel Trailer / Recreation Park
- (T1-C) Manufactured Homes
- (M) Multi-Family Residential
- (RPUD) Residential Planned Unit Development

Occidental Chemical
Corporation

LIVE OAK
PARK

Kiewit Offshore
Services

CITY OF INGLESIDE FUTURE LAND USE MAP

Legend

Land Use Designation

- General Residential (GR)
- Neighborhood Conservation (NC)
- General Commercial (GC)
- Multi-Family Residential (MF)
- Light Industrial (LI)
- Heavy Industrial (HI)
- Parks (P)
- Properties within Light Industrial previously zoned for Heavy Industrial use
- City Limits

NOTE: A COMPREHENSIVE PLAN SHALL NOTE CONSTITUTE ZONING REGULATIONS
OR ESTABLISHED ZONING DISTRICT BOUNDARIES

Jewell Fulton
Canal

DIVISION 14. I INDUSTRIAL DISTRICT

Sec. 78-266. Permitted uses.

The I industrial district provides for industrial operations of all types, except that certain potentially hazardous industries are permitted only after public hearing and review to ensure protection of the public interest and surrounding property and persons. A building or premises shall be used only for the following purposes:

- (1) Any use permitted in the L-1 light industrial district, except residential uses.
- (2) Dwellings or mobile homes for resident watchmen and caretakers employed on the premises.
- (3) Reserved.
- (4) The following listed uses (and any similar industrial uses which are not likely to create any more offensive noise, vibration, dust, heat, smoke, odor, glare, or other objectionable influences than the amount normally resulting from the uses listed in this subsection) including the manufacture, compounding, processing, packaging, or treatment of the following products or similar products, but excluding any use described under section 78-267:
 - a. Chemicals, petroleum, coal, and allied products, as follows:
 - Adhesives.
 - Alcohol, industrial.
 - Bleaching products.
 - Bluing.
 - Calimine.
 - Candle.
 - Cleaning and polishing preparations (nonsoap), dressings, and blackings.
 - Dye-stuff.
 - Essential oils.
 - Fertilizer (nonorganic).
 - Fuel briquettes.
 - Glue and size (vegetable).
 - Ink manufacture from primary raw materials, including colors and pigments.
 - Soap and soap products.
 - b. Clay, stone and glass products, as follows:
 - Abrasive and wheels, stones, paper, cloth, and related products.
 - Brick, fire brick and clay products.
 - Concrete central mixing and proportioning plant.

-
- Glass and glass products.
 - Graphite and graphite products.
 - Monument and architectural stone.
 - Pottery and porcelain products (coal fired).
 - Refractories (other than coal fired).
 - Sand-lime products.
 - Stone products.
 - Wallboard and plaster, building, insulation, and composition flooring.
 - c. Foods and beverages, as follows:
 - Casein.
 - Cider and vinegar.
 - Distilleries (alcoholic), breweries, and alcoholic spirits (nonindustrial) limited to brew pubs which manufacture beer on premises for retail sale and consumption on premises only.
 - Flour, feed and grain milling storage limited to end user manufacturer and retail/wholesale sales.
 - Molasses.
 - Oils, shortenings, and fats (edible) and storage.
 - Pickles, vegetable relish, and sauces.
 - Rice cleaning and polishing.
 - Sauerkraut.
 - Sugar refining.
 - d. Metal and metal products, as follows:
 - Boiler manufacture, other than welded.
 - Brass and bronze foundries.
 - Forge plant, pneumatic, drop and forging hammering.
 - Plating (hot dip), except chrome plating.
 - Locomotive and railroad car building and repair.
 - Motor testing (internal combustion motors).
 - Ore dumps and elevators.
 - Structural iron and steel fabrication.
 - Wire rope and cable.
 - e. Textile, fibers and bedding, as follows:
 - Bleachery.
 - Cotton wadding and linter.
 - Hair and felt products, washing, curing, dyeing.

Jute, hemp, and sisal products.

Linoleum and other hard surface floor covering, except wood.

Nylon.

Oilcloth, oil treated products and artificial leather.

Rayon.

Shoddy.

Wool pulling or scouring.

f. Wood and paper products, as follows:

Excelsior.

Paper and paperboard (from paper machines only).

Sawmill, including cooperage stock mill.

Wallboard.

g. Unclassified industries, as follows:

Rubber, natural or synthetic, gutta-percha, chicle, and balata process.

Rubber tire and tube.

Shell grinding.

h. Unclassified uses, as follows:

Airports and landing fields.

Bag cleaning.

Boat manufacture.

Coal pocket.

Oil, vegetable and animal (nonedible) and storage.

Paint, lacquer, shellac, and varnish, including colors and pigments, thinners, and removers.

Railroad switching and classification yard, roundhouse, repair and overhaul shops.

Roofing materials, building paper, and felt, including asphalt and composition.

Salt tanning materials and allied products.

Shipyard, and accessory buildings and uses which may include temporary dwellings for the crews of ships which are in the yard for repairs which render the ship uninhabitable, provided that the members of said crews shall live in the buildings only while repair work is in progress and for the period of time repair work renders the ship uninhabitable by said crews.

Tar products, except distillation.

(5) Accessory buildings and uses customarily incidental to those in this section.

(Ord. No. 2023-27, § 1, 12-12-23)

Sec. 78-267. Intensive uses.

For uses not enumerated in the industrial district section, a special use permit shall be required in addition to the industrial district zoning. The application shall be submitted to the administrative officer a minimum of 20 days prior submission to the city council and shall include the items listed in Division 4 of this chapter as well as:

- (1) The applicant's name, mailing address and telephone numbers.
- (2) The names, mailing addresses and telephone numbers of the owners of the property which is the subject of the application.
- (3) The legal description of the property which is the subject of the application.
- (4) A description of the proposed uses, approval of which is sought; a description of hazards, such as fire, explosion, noise, vibration, dust, or the emission of smoke, odor, or toxic substances, accompanying the proposed use.
- (5) A description of all safeguards proposed to protect the surrounding property and persons from hazards accompanying the proposed use.
- (6) A site plan showing the location of all improvements, landscaping, yard areas, sight and/or noise barriers, existing and planned, on the subject property.

The city council shall not permit such buildings, structures, or uses unless they find that the public health, safety, morals, and general welfare of the city will be properly protected, and that necessary safeguards will be provided for the protection of surrounding property and persons from hazards, such as fire, explosion, noise, vibration, dust, or the emission of smoke, odor, or toxic substances, accompanying the proposed use. The city council may, as part of its decision, impose such conditions and safeguards as are reasonable or necessary in its opinion to protect surrounding property and persons from such hazards, including, by way of illustration and not limitation, the creation of transitional zoning district areas between the subject property and the surrounding properties, setback and yard area requirements exceeding the minimum requirements otherwise applicable, structure height restrictions more restrictive than the requirements otherwise applicable, noise, sound and sight barriers and landscape treatments.

(Ord. No. 2023-27, § 1, 12-12-23)

Sec. 78-268. Height and area regulations.

Height and area requirements for an I industrial district can be found in division 2, article V of this chapter, and, in addition, the following regulations shall apply:

- (1) Whenever any building or structure in the I industrial district adjoins or abuts upon a residence district, such building or structure shall not exceed 50 feet in height unless set back one foot from all required yard lines abutting such residential district for each foot of additional height above 50 feet.
- (2) No part of any building or accessory structures shall be located closer than 100 feet to any residential boundary or within 35 feet of any street line.
- (3) The aggregate area covered by a building shall not exceed 50 percent of the entire area of the lot.

(Ord. No. 2023-27, § 1, 12-12-23)

Sec. 78-269. Parking and loading regulations.

Parking and loading regulations for an I industrial district can be found in division 3, article V of this chapter. Employee parking spaces shall be provided on the ratio of at least one for each 400 square feet of floor area in each building used for offices or similar purposes, and in the ratio of at least one space for each 600 square feet of floor area in each building used for manufacturing or similar purposes or one space for each two employees, whichever is greater.

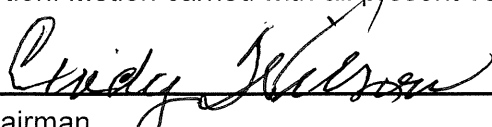
(Ord. No. 2023-27, § 1, 12-12-23)

Secs. 78-270—78-280. Reserved.

**PLANNING & ZONING VOTING RECORD
& ATTENDANCE RECORD**

DATE: 07/07/2025

NO. 669B

			DESCRIPTION
THIS APPLICATION ___ REQUIRES X DOES NOT REQUIRE A SUPER MAJORITY VOTE BY CITY COUNCIL.	P R E S E N T O R A B S E N T	V O T E	DELIBERATE AND TAKE APPROPRIATE ACTION ON A CITY OF INGLESIDE REZONE OF PROPERTY GENERALLY KNOWN AS KIEWIT OFFSHORE SERVICES LTD AND FURTHER DESCRIBED IN THE LEGAL DESCRIPTION BELOW, FROM R-1 – SINGLE FAMILY RESIDENTIAL TO I – INDUSTRIAL O 21.559 ACRE PORTION OF A 24.572 ACRE TRACT BEING PART OF ABSTRACT 295 TT WILLIAMSON SURVEY, 3.639 ACRES TRACT AND A 7.194 ACRE PORTION OF A 46.349 ACRES TRACT BEING PART OF ABSTRACT 292 AND 295, A 207.188 ACRE PORTION OF A 230.244 ACRE TRACT BEING PART OF ABSTRACT 292, 294, AND 295 TT WILLIAMSON SURVEY, AND A 129.571 ACRE PORTION OF A 144.974 ACRE TRACT BEING PART OF ABSTRACT 292 AND 294 TT WILLIAMSON SURVEY
ALAN BEAUBIEN (Place #1 - 12/31/25) 2 ND Term	P	Y	<u>PUBLIC HEARING NOTES</u> At 6:03 p.m. Chairman Wilson convened the Planning and Zoning Commission into a Public Hearing.
JACOB LOPEZ (Place #2 - 12/31/25) 1 ST Term	P	Y	Speaking For: None Speaking Against: None At 6:04 p.m. Chairman Wilson closed the Public Hearing and reconvened the Planning and Zoning Commission Meeting.
CONNOR BROWN (Place # 3 - 12/31/25) 2 ND Term	P	Y	There were no calls or letters of objection.
JEREMY LONG (Place #4 - 12/31/26) 1 st Term	P	Y	Motion: Commission Member Beaubien made a motion to recommend to City Council approval of the City initiated request to rezone the property described above from R-1 – Single Family Residential to I – Industrial. Commission Member Long seconded the motion. Motion carried with all present voting in favor.
RICARDO TREVINO JR (Place # 5 - 12/31/26) 1 st Term	P	Y	 Chairman
SARAH CRUMBLEY (Place #6 - 12/31/26) 1 ST Term	P	Y	<u>July 7, 2025</u> Date
CYNTHIA WILSON (Place #7 - 12/31/26) 2 ND Term	P	Y	

ORDINANCE NO. 2025-_____

AN ORDINANCE OF THE CITY COUNCIL FOR THE CITY OF INGLESIDE, TEXAS AMENDING THE OFFICIAL ZONING MAP BY CHANGING THE ZONING OF THE FOLLOWING REAL PROPERTY GENERALLY KNOWN AS KIEWIT OFFSHORE SERVICES LTD AND FURTHER DESCRIBED IN THE LEGAL DESCRIPTION BELOW, FROM ITS PRESENT ZONING OF R-1 (SINGLE FAMILY RESIDENTIAL) TO I (INDUSTRIAL) AND FURTHER PROVIDING FOR EFFECTIVE DATE, READING, SEVERANCE, AND PUBLICATION:

21.559 ACRE PORTION OF A 24.572 ACRE TRACT BEING PART OF ABSTRACT 295 TT WILLIAMSON SURVEY, 3.639 ACRES TRACT AND A 7.194 ACRE PORTION OF A 46.349 ACRES TRACT BEING PART OF ABSTRACT 292 AND 295, A 207.188 ACRE PORTION OF A 230.244 ACRE TRACT BEING PART OF ABSTRACT 292, 294, AND 295 TT WILLIAMSON SURVEY, AND A 129.571 ACRE PORTION OF A 144.974 ACRE TRACT BEING PART OF ABSTRACT 292 AND 294 TT WILLIAMSON SURVEY

WHEREAS, the City Council of the City Ingleside (“City Council”) has previously approved and adopted a Comprehensive Zoning Ordinance and Zoning Map of the City of Ingleside; and

WHEREAS, the City Council has previously created and appointed a Planning and Zoning Commission as authorized by the Texas Local Government Code; and,

WHEREAS, the Texas Local Government Code authorizes a municipality to adopt zoning districts after compliance with statutory notice provisions; and,

WHEREAS, application was made to rezone the following real property, 21.559 acre portion of a 24.572 acre tract being part of abstract 295 TT WILLIAMSON Survey, 3.639 acres tract and a 7.194 acre portion of a 46.349 acres tract being part of abstract 292 and 295, a 207.188 acre portion of a 230.244 acre tract being part of abstract 292, 294, and 295 TT WILLIAMSON Survey, and a 129.571 acre portion of a 144.974 acre tract being part of abstract 292 and 294 TT WILLIAMSON Survey; and

WHEREAS, after complying with the statutory publication and notification requirements, on July 7, 2025, the Ingleside Planning and Zoning Commission (“Commission”) conducted a public hearing on the potential rezoning application and after considering the testimony and evidence, has provided a recommendation to the City Council on the rezoning of said lots; and,

WHEREAS, after hearing and considering the application, the recommendation of the Commission, the present zoning and use of each of the properties in the surrounding area, the comprehensive master plan of the city, the future development of the city as a whole, and other relevant factors, the City Council is of the opinion and finds that it is in the best interest of the public health, safety, and welfare of the city to rezone this property, that the rezoning effected by this ordinance is in compliance with the Comprehensive Master Plan, that changing the zoning of the aforesaid property would not be detrimental to the public health, safety, or general welfare,

and will, in fact, promote the best and most orderly development of the properties affected thereby, and to be affected thereby, in the City of Ingleside, and as well, the owners and occupants of the property, and the City generally.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF INGLESIDE, COUNTY OF SAN PATRICIO, STATE OF TEXAS:

Section 1. Zoning Change. The zoning classification of the real property shown in Exhibit A, generally located at 2440 Kiewit Road, Ingleside, Texas, and generally described as being bounded by Kiewit Road at its intersection with FM 1069 (Main Street) on the east, the shoreline of the La Quinta Channel on the south, and the Subsea 7 operations on the north, and as legally described below, is hereby changed from R-1 (Single-Family Residential) to I (Industrial).

21.559 ACRE PORTION OF A 24.572 ACRE TRACT BEING PART OF ABSTRACT 295 TT WILLIAMSON SURVEY, 3.639 ACRES TRACT AND A 7.194 ACRE PORTION OF A 46.349 ACRES TRACT BEING PART OF ABSTRACT 292 AND 295, A 207.188 ACRE PORTION OF A 230.244 ACRE TRACT BEING PART OF ABSTRACT 292, 294, AND 295 TT WILLIAMSON SURVEY, AND A 129.571 ACRE PORTION OF A 144.974 ACRE TRACT BEING PART OF ABSTRACT 292 AND 294 TT WILLIAMSON SURVEY

Section 2. Zoning Map. It is directed that the official zoning map of the city be changed to reflect the zoning classification change, rezoning, effected by this ordinance.

Section 3. Effective Date. As provided by Article III, Section 3.11C of the Charter of the City of Ingleside, this ordinance shall be effective upon adoption and, in addition, if any penalty, fine or forfeiture is imposed by this ordinance, then this ordinance shall be effective only after publication of this ordinance in its entirety or in summary form once in the official newspaper of the City of Ingleside.

Section 4. Reading. As provided by Article III, Section 3.11.B of the Charter of the City of Ingleside, this ordinance, or the caption of it shall be read at two City Council meetings with at least two weeks elapsing between each reading.

Section 5. Severance. If any part of this ordinance is invalid or void or is declared to be so, then said part shall be severed from the balance of this ordinance and said invalidity shall not affect the balance of this ordinance, the balance of the ordinance to be read as if said invalid or void portion thereof were not included.

Section 6. Publication. As provided by Article III, Section 3.11C, this ordinance shall be published one time in the official newspaper of the City of Ingleside, San Patricio County, Texas, which publication shall contain the caption of this ordinance stating in substance the purposes of same.

PASSED, ORDAINED, APPROVED AND ADOPTED this ____ day of _____ 2025
by ____ (ayes) to ____ (nays) with ____ abstentions by a vote of the City Council of the City of Ingleside.

CITY OF INGLESIDE, TEXAS

Pedro Oscar Adame, Mayor

ATTEST:

Jana Stork, City Secretary

First Reading: July 22, 2025

Second Reading: _____

DRAFT

Exhibit A

DRAFT

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 10

Deliberate and take appropriate action on the Regular Meeting Minutes of July 22, 2025, and Budget Workshop Minutes of August 02, 2025.

SUBMITTED BY: Jana Stork, City Secretary

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

Please see the accompanying Regular City Council Meeting Minutes of July 08, 2025, and Budget Workshop Minutes of July 12, 2025.

FISCAL ANALYSIS:

N/A

RECOMMENDATION:

Staff recommends Council approve the Minutes, as presented.

ATTACHMENTS:

1. 2025, 07-22 Regular Council Meeting Minutes_DRAFT
2. 2025, 08-02 Budget Workshop Minutes_DRAFT

**CITY OF INGLESIDE
REGULAR CITY COUNCIL MEETING
MINUTES
JULY 22, 2025**

Opening Agenda

1. Call Meeting to Order.

The Regular City Council Meeting of the City of Ingleside was called to order by Mayor Adame at 6:30 p.m. on July 22, 2025, at City Hall 2671 San Angelo Ave., Ingleside, TX and live video streaming.

2. Roll Call.

With Council Members present, at roll call, a quorum was established.

Council Members Present: Mayor Pro-Tem Long, Linda Timmerman, David Pruitt, James Steward, Julio Salinas, and Mayor Adame.

Council Members Absent: John Salinas

3. Invocation.

Council Member Pruitt led the invocation.

4. Pledge of Allegiance.

Mayor Adame led the Pledge of Allegiance to the U.S. flag.

5. Citizen Comments and Reports.

Victor Moreno, 2997 Westlake Dr., addressed the Council.

Mari Jo Wells, 2099 La Quinta Dr., addressed the Council.

David Contreras, 2339 Kenney Ln., addressed the Council.

Sarah Crumbley, 2480 Henrietta Place, addressed the Council.

6. Staff Comments and Reports.

a. Council Comments and Reports.

Mayor Adame made a comment regarding the 1992 annexation for properties that were put as temporary R-1 (Residential) zoning, and the Flint Hills and Kiewit properties needing to be rezoned to Industrial.

b. Announcements of Community Interest and/or upcoming events.

Discussion was held between Council Members and City Manager Lewis about getting the events put on the electronic boards.

c. City of Ingleside expenditures paid over \$3,000.00 for the period of June 2025.

Discussion was held between Council Members and City Manager Lewis about budget season, and TML Health Insurance.

d. City of Ingleside monthly financial report as of June 2025.

No discussion was held on this matter.

Presentations

There were no presentations presented for this meeting.

Consent Agenda

Agenda Item 7 was pulled from the Consent Agenda and moved into the Regular Agenda for separate discussion.

7. Deliberate and take appropriate action on the Regular Meeting Minutes of July 08, 2025, and Budget Workshop Minutes of July 12, 2025.

Discussion was held between Council Members, City Manager Lewis, and City Secretary Stork about both sets of minutes needing to be corrected: Regular Meeting Minutes removing the wording of “not receiving her water bill;” and the Budget Workshop Minutes needing to correct a.m. to p.m. and stating Council Member Pruitt as present via Zoom.

Motion: Mayor Pro-Tem Long made a motion to approve the Regular Meeting Minutes of July 08, 2025, as amended. Council Member Julio Salinas seconded the motion. Motion carried with all present voting in favor.

Motion: Mayor Adame made a motion to approve the Budget Workshop Minutes of July 12, 2025, as amended. Council Member Pruitt seconded the motion. Motion carried with all present voting in favor.

Public Hearing

8. Public Hearing to consider a request to rezone real property located at approximately 103 FM 1069, Ingleside, TX – generally bounded by FM 1069 to the north and east, the Enbridge Ingleside Energy Center to the west, and the Corpus Christi Channel shoreline to the south, and commonly known as Flint Hills Resources LLC – from R-1 (Single Family Residential District) to I (Industrial District), as further described in the legal description below:

76.07 acres being part of Abstract 271 L V ZACHARIAS WM DOCKER Survey Number 1 and a 3.918-acre Tract III being part of LV ZACHARIAS Abstract 271.

At 6:56 p.m. Mayor Adame convened the Ingleside City Council into the Public Hearing.

Speaking For: None

Speaking Against: None

At 6:57 p.m. Mayor Adame reconvened the Ingleside City Council into the Regular Meeting.

- 9. Public Hearing to consider a request to rezone real property located at approximately 2440 Kiewit Road, Ingleside, TX – generally bounded by Kiewit Drive at its intersection with FM 1069 (Main Street) on the east, the La Quinta Channel shoreline on the south, and Subsea 7 operations on the north, and commonly known as Kiewit Offshore Services LTD – from R-1 (Single Family Residential District) to I (Industrial District), as further described in the legal description below:**

21.559 acre portion of a 24.572 acre tract being part of abstract 295 TT WILLIAMSON Survey, 3.639 acres tract and a 7.194 acre portion of a 46.349 acres tract being part of abstract 292 and 295, a 207.188 acre portion of a 230.244 acre tract being part of abstract 292, 294, and 295 TT WILLIAMSON Survey, and a 129.571 acre portion of a 144.974 acre tract being part of abstract 292 and 294 TT WILLIAMSON Survey.

At 6:58 p.m. Mayor Adame convened the Ingleside City Council into the Public Hearing.

Speaking For: None

Speaking Against: None

At 6:58 p.m. Mayor Adame reconvened the Ingleside City Council into the Regular Meeting.

Regular Agenda

- 10. Deliberate and take appropriate action on the first reading of an Ordinance to change the zoning of real property legally described below and located at approximately 103 FM 1069, Ingleside, TX – generally bounded by FM 1069 to the north and east, the Enbridge Ingleside Energy Center to the west, and the Corpus Christi Channel shoreline to the south, commonly known as Flint Hills Resources LLC – from R-1 (Single Family Residential District) to I (Industrial District), and including provisions for the effective date, reading, severance, and publication of the Ordinance:**

76.07 acres being part of Abstract 271 L V ZACHARIAS WM DOCKER Survey Number 1 and a 3.918-acre Tract III being part of LV ZACHARIAS Abstract 271.

Discussion was held between Council Members, City Manager Lewis, and Director of Development Services Rodriguez about the property being taxed as industrial and not residential, and the land being in the same use since being annexed in 1992.

Motion: Mayor Pro-Tem Long made a motion to approve the first reading of an Ordinance to change the zoning of real property legally described below and located at approximately 103 FM 1069, Ingleside, TX – generally bounded by FM 1069 to the north and east, the

Enbridge Ingleside Energy Center to the west, and the Corpus Christi Channel shoreline to the south, commonly known as Flint Hills Resources LLC – from R-1 (Single Family Residential District) to I (Industrial District), and including provisions for the effective date, reading, severance, and publication of the Ordinance: 76.07 acres being part of Abstract 271 L V ZACHARIAS WM DOCKER Survey Number 1 and a 3.918-acre Tract III being part of LV ZACHARIAS Abstract 271. Council Member Pruitt seconded the motion. Motion carried 5:0:1.

For Motion: Council Member Steward, Council Member Pruitt, Council Member Timmerman, Mayor Pro-Tem Long, and Mayor Adame

Against Motion: None

Abstained: Council Member Julio Salinas

- 11. Deliberate and take appropriate action on the first reading of an Ordinance to change the zoning of real property legally described below and locate at approximately 2440 Kiewit Road, Ingleside, TX – generally bounded by Kiewit Drive at its intersection with FM 1069 (Main Street) to the east, the La Quinta Channel shoreline to the south, and Subsea 7 operations to the north, and commonly known as Kiewit Offshore Services LTD – from R-1 (Single Family Residential District) to I (Industrial District), and including provisions for the effective date, reading, severance, and publication of the Ordinance:**

21.559 acre portion of a 24.572 acre tract being part of abstract 295 TT WILLIAMSON Survey, 3.639 acres tract and a 7.194 acre portion of a 46.349 acres tract being part of abstract 292 and 295, a 207.188 acre portion of a 230.244 acre tract being part of abstract 292, 294, and 295 TT WILLIAMSON Survey, and a 129.571 acre portion of a 144.974 acre tract being part of abstract 292 and 294 TT WILLIAMSON Survey.

Discussion was held between Council Members, City Manager Lewis, and Director of Development Services Rodriguez about the property described is only a partial piece of what the owner owns, and the land being in the same use since annexation in 1992.

Motion: Mayor Pro-Tem Long made a motion to approve the first reading of an Ordinance to change the zoning of real property legally described below and locate at approximately 2440 Kiewit Road, Ingleside, TX – generally bounded by Kiewit Drive at its intersection with FM 1069 (Main Street) to the east, the La Quinta Channel shoreline to the south, and Subsea 7 operations to the north, and commonly known as Kiewit Offshore Services LTD – from R-1 (Single Family Residential District) to I (Industrial District), and including provisions for the effective date, reading, severance, and publication of the Ordinance: 21.559 acre portion of a 24.572 acre tract being part of abstract 295 TT WILLIAMSON Survey, 3.639 acres tract and a 7.194 acre portion of a 46.349 acres tract being part of abstract 292 and 295, a 207.188 acre portion of a 230.244 acre tract being part of abstract 292, 294, and 295 TT WILLIAMSON Survey, and a 129.571 acre portion of a 144.974 acre tract being part of abstract 292 and 294 TT WILLIAMSON Survey. Council Member Pruitt seconded the motion. Motion carried with all present voting in favor.

12. Deliberate and take appropriate action on authorizing the City Manager to enter into and to execute a contract with the firm Levy Dykema for the Feasibility Study for City Buildings.

Discussion was held between Council Members, City Manager Lewis, and Director of Infrastructure Services Paredez about the cost for the Master Plan, the money to come out of the CIP budget, the cost being under budget, how long the study will last, and being a local firm.

Motion: Mayor Pro-Tem Long made a motion to authorize the City Manager to enter into and to execute a contract with the firm Levy Dykema for the Feasibility Study for City Buildings. Council Member Julio Salinas seconded the motion. Motion carried with all present voting in favor.

13. Deliberate and take appropriate action on the approval of final pay application and closeout on the City Hall, City Hall Annex Building, Police Station, Humble Station Community and Youth Center, and the Fire Station roof projects.

Discussion was held between the Council Members, City Manager Lewis, and Director of Infrastructure Services Paredez about having to spend money to repair the roofs, the roofs having a contractor warranty of five (5) years, having a manufacturer's warranty of twenty (20) years, the TIPS Fee being a cooperative agreement, the contractor providing a Performance Bond, and being a little over budget due to adding in the Humble Community Center.

Motion: Council Member Julio Salinas made a motion to approve the final pay application and closeout on the City Hall, City Hall Annex Building, Police Station, Humble Station Community and Youth Center, and the Fire Station roof projects. Mayor Pro-Tem Long seconded the motion. Motion carried with all present voting in favor.

14. Deliberate and take appropriate action on the first and only reading of an Ordinance amending the Fiscal Year 2024-2025 Budget for the City of Ingleside, Texas, for the General Fund for the appropriation of the donation funds for the Volunteer Fire Department received from Enbridge for the purchase of numerous automated external defibrillators (AED's).

Proposed Ordinance 2025-25.

Discussion was held between Council Members and City Manager Lewis about the City receiving donations of a certain amount, and the donations being brought to Council for approval.

Motion: Mayor Adame made a motion to approve Ordinance 2025-25, an Ordinance amending the Fiscal Year 2024-2025 Budget for the City of Ingleside, Texas, for the General Fund for the appropriation of the donation funds for the Volunteer Fire Department received from Enbridge for the purchase of numerous automated external defibrillators (AED's). Council Member Pruitt seconded the motion. Motion carried with all present voting in favor.

15. Deliberate and take appropriate action on a Resolution Authorizing Participation in the TexPool Investment Pools and Designating Authorized Representatives.

Proposed Resolution 2025-23.

Discussion was held between Council Members and City Manager Lewis about Director of Finance Rios being added to the TexPool authorized representatives.

Motion: Mayor Adame made a motion to approve Resolution 2025-23, a Resolution Authorizing Participation in the TexPool Investment Pools and Designating Authorized Representatives. Mayor Pro-Tem Long seconded the motion. Motion carried with all present voting in favor.

Executive Session

16. Closed Session

City Council will meet in Closed Session pursuant to the provisions of Chapter 551 of the Texas Government Code, in accordance with the authority contained in:

- A. Pursuant to Section 551.071 Consultation with Attorney, and Section 551.074 – Personnel Matters: City Manager Annual Evaluation and Employment Contract.**
- B. Pursuant to Section 551.071 Consultation with Attorney regarding update on Lawsuit S-25-5321CV-C Posillico Civil, Inc. vs. City of Ingleside.**

At 7:33 p.m. Mayor Adame convened the Ingleside City Council into a closed session pursuant to provision of Chapter 551 of the Texas Government Code, in accordance with the authority contained in Pursuant to Section 551.071 Consultation with Attorney, and Section 551.074 – Personnel Matters: City Manager Annual Evaluation and Employment Contract, and Pursuant to Section 551.071 Consultation with Attorney regarding update on Lawsuit S-25-5321CV-C Posillico Civil, Inc. vs. City of Ingleside.

17. Open Session

City Council will meet in Open Session pursuant to the provisions of Chapter 551 of the Texas Government Code, in accordance with the authority contained in:

- A. Pursuant to Section 551.071 Consultation with Attorney, and Section 551.074 – Personnel Matters: City Manager Annual Evaluation and Employment Contract.**
- B. Pursuant to Section 551.071 Consultation with Attorney regarding update on Lawsuit S-25-5321CV-C Posillico Civil, Inc. vs. City of Ingleside.**

At 8:24 p.m. Mayor Adame reconvened the Ingleside City Council into an open session pursuant to provision of Chapter 551 of the Texas Government Code to take any action necessary related to the executive session noted herein, or regular agenda items, noted above, and/or related items.

Item A: No Action

Item B: No Action

Closing Agenda

18. Items to consider for placement on future agendas.

There were no requests made by Council members for items to consider for placement on future agendas.

19. Adjourn.

Mayor Adame adjourned the regular meeting of the City of Ingleside at 8:26 p.m.

APPROVED:

Pedro Oscar Adame, Mayor

ATTEST:

Jana Stork, City Secretary

**CITY OF INGLESIDE
BUDGET WORKSHOP
MINUTES
AUGUST 02, 2025**

Opening Agenda

1. Call Meeting to Order.

The Budget Workshop of the City of Ingleside was called to order by Mayor Adame at 8:30 a.m. on August 02, 2025, at City Hall 2671 San Angelo Ave., Ingleside, TX and live video streaming.

2. Roll Call.

With Council Members present, at roll call, a quorum was established.

Council Members Present: Mayor Pro-Tem Long, Linda Timmerman, David Pruitt, James Steward, Julio Salinas, and Mayor Adame.

Council Members Absent: John Salinas.

3. Invocation.

Council Member Pruitt led the invocation.

4. Pledge of Allegiance.

Mayor Adame led the Pledge of Allegiance to the U.S. flag.

5. Citizen Comments and Reports.

No Citizen Comments and Reports were presented at this meeting.

Presentations

6. Presentation from the Texas Municipal Retirement System Representatives.

Presentation by Texas Municipal Retirement System Representatives Anthony Mills and Lorane Morano on upcoming possible changes to benefits, liability, and assets.

Workshop Agenda

7. Discussion on tree limb and bulk collection process and possible alternatives.

Discussion was held between Council Members, City Manager Lewis, and Director of Infrastructure Services about tree limb and bulk collection process, possible alternatives, and the ramp being completed at the Recycling Center but waiting for guardrails.

8. Discussion on proposed compensation plan changes.

Presentation from McGrath Human Resources Group Representative Malayna Halvorson Maes.

Discussion was held between Council Members, City Manager Lewis, and Director of Human Resources Mejia about the proposed compensation plan changes.

At 10:05 a.m., Mayor Adame convened the Budget Workshop into a ten (10) minute break.

At 10:18 a.m., Mayor Adame reconvened the Budget Workshop.

9. Discussion on presentation of proposed Fiscal Year 2025-2026 Budget.

Discussion was held between Council Members, City Manager Lewis, and Director of Finance Rios about the proposed Fiscal Year 2025-2026 Budget.

10. Discussion on the proposed 5-Year Capital Improvement Plan.

Discussion was held between Council Members, City Manager Lewis, and Director of Finance Rios about the proposed 5-Year Capital Improvement Plan.

Closing Agenda

11. Items to consider for placement on future agendas.

Council Member Julio Salinas requested a future planning or vision involving the community for the Compensation Plan.

12. Adjourn.

Mayor Adame adjourned the regular meeting of the City of Ingleside at 11:30 p.m.

APPROVED:

Pedro Oscar Adame, Mayor

ATTEST:

Jana Stork, City Secretary

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 11

Deliberate and take appropriate action on awarding a proposal to McWhorter's Electric, Inc. for the purchase and installation of a backup electrical generator at the City of Ingleside Public Library.

SUBMITTED BY: Gary Paredez, Director of Infrastructure Services

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

Staff was tasked by the City Council to evaluate the readiness of all City buildings in the event of a severe weather event. It was determined that all City buildings had an alternate power source in the event of a power outage, except for the Library and Municipal Court buildings. Quotes have been obtained for the supply and installation of a permanent mount generator for each of these two buildings.

Three area electric companies provided quotes being: McWhorter's Electric, Inc. in the amount of \$45,925.00; Bell's Air Conditioning & Heating in the amount of \$44,771.75, and Hayne's Electric LLC in the amount of \$51,100.00. The apparent lowest proposal did not meet the requested specifications, therefore the second-lowest proposal is being recommended.

FISCAL ANALYSIS:

The proposed purchase will be funded by the 2024 Capital Bond that has a budget of \$750,000 for generators for lift stations. Because of the importance of the operation of the buildings, staff is proposing to use a portion of the funds for the purchase.

RECOMMENDATION:

Staff recommends awarding this proposal to McWhorter's Electric, Inc. in the amount of \$45,925.00.

ATTACHMENTS:

1. MCWHORTER QUOTE-LIBRARY GENERATOR
2. BELLS QUOTE-LIBRARY GENERATOR
3. HAYNES QUOTE-LIBRARY GENERATOR v2

MCWHORTER ELECTRIC, INC.
TECL#:21804 LICENSED
P.O. Box 808
Portland, TX 78374

Estimate

Date	Estimate #
7/3/2025	18910

Name / Address
City of Ingleside Library 2775 Waco St Ingleside, TX 78362

Project
48 KW Diesel 7/3/25

Description		Total
Provide materials and labor to install a 120/240 Volt 1 Phase 48KW Diesel Generator with Extended Run Fuel Tank. Install a 200 Amp 120/240 Volt 1 Phase Auto Transfer Switch with Smart Module. Pour a 10 x 10 Concrete Pad with Rebar installed within 20 Feet of the Electrical Meter on Building and mount transfer switch next to electrical meter in place of existing Main Breaker Panel. Generator will set out from Meter Can approximately 8 feet from building near the tree area. Includes Windstorm Certificate and 10 Year Extended Warranty. Will also simulate a power outage to insure auto transfer switch is operating properly unless owner does not want power interrupted for operating systems. Owner to instruct if they do or don't want simulated power outage. Includes installing Surge Protection Device on Main Panel to bring it up to code. Generator will deliver power to all electrical for your main panel, Owner must manage power consumption if any electrical equipment draws more power than available. Note: Current Lead Time for generator installation is currently 13 weeks from time of approval and is subject to change based on equipment availability and based on production. If interested you can add these items, mark all that apply; •Annual Maintenance \$550.00 •Surge Protection for Main Structure \$525.00 -Spoke with Mark on 7/30, this is included in original price •Surge Protection for Equipment \$525.00 •10 Year Extended Warranty \$1,485.00 Sent: 7/3/25, 7/11/25 Thanks: Mark Williams		45,925.00
		Subtotal \$45,925.00
Thank you for your business! Card has a 3% transaction fee but checks		Sales Tax (8.25%) \$0.00
		Total \$45,925.00

Thank you for your business! Card has a 3% transaction fee but checks

TOTAL WITH ADD-ONS-\$48,485.00



Bell's Air Conditioning & Heating

City of Ingleside
City of Ingleside
PO Drawer 400
Ingleside, TX 78362

(361) 776-3815
ap@inglesidetx.gov

ESTIMATE	#202596
ESTIMATE DATE	Jul 28, 2025
SERVICE DATE	Jul 28, 2025
TOTAL	\$44,771.75

SERVICE ADDRESS
2775 Waco St
Ingleside, TX 78362

CONTACT US
702 S. Commercial Street
Aransas Pass, TX 78336

(361) 775-2665
BellsAcHeating@gmail.com

ESTIMATE

Services	qty	unit price	amount
Installation of a Generator and Transfer Switch	1.0	\$0.00	\$0.00
Dale called in and would like an Estimate for the Installation of a 48KW Generator w/ ATS, with Smart Module to be able to stage in (4) A/C Units			

Services subtotal: \$0.00

Materials	qty	unit price	amount
RD04833ADAL - Protector Diesel 48kW 120/240 1P Liquid-Cooled Generator, Long Run Tank	1.0	\$0.00	\$0.00
Protector Diesel 48kW 120/240 1P Liquid-Cooled Generator, Long Run Tank			
Approx. 9 week Lead Time (as of time of Estimate)			

G0099510 - 200A Service Entrance Rated Automatic Transfer Switch with Integrated SPD	1.0	\$0.00	\$0.00
200 Amp Service Rated Transfer Switch with Integrated SPD			

This series of Generac Residential Automatic Transfer Switches is designed for use with single phase generators that utilize an Evolution™ or Power Zone™ 200 controller. Designed with a focus on enhanced reliability to deliver increased performance and owner peace of mind. Industry leading with a factory-installed whole-home surge protection device (SPD) protecting both your home and Generac Home Standby Generator from damaging power surges and transients.

Approx. 1 week Lead Time w/ Limited Inventory (as of time of Estimate)

Supplies - Control Wire	1.0	\$0.00	\$0.00
Control Wire to connect all (4) A/C Units to Smart Module in Transfer Switch Routed through attic to A/C Air Handler Locations (Approx. 80ft x 3, and Approx. 50ft x 1) This will prevent all the A/C units from being able to come on at one time during a power outage and overloading the generator			

Generator Wire	1.0	\$0.00	\$0.00
3/0 THHN Wire / 3 Conductors & #4 Ground 18/7 control wire			

Supplies - Material	1.0	\$0.00	\$0.00
Material from Main Panel to ATS and ATS to Generator Conduit 3 " & 1" to Gen, 3" to ATS Fittings			

Wire
Lugs (Ground & Neutral)

Located Approx. 10ft from Building

Concrete Pad	1.0	\$0.00	\$0.00
Pour Concrete Pad (Approx. 9'x10')			

Service - Freight & Handling	1.0	\$0.00	\$0.00
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Permits & Inspections - City Permit	1.0	\$0.00	\$0.00
Any additional Permits, Inspections, or Engineering Needed / Required will be at an additional cost.			

Permits & Inspections - TDI - Permit & Inspections	1.0	\$0.00	\$0.00
TDI Windstorm Permit / Inspection			
WPI1, WPI2, WPI8			

Included			
Generac Extended Warranty (10 Year)	1.0	\$0.00	\$0.00
DEW-EXWAR200003 - 10 Year Liquid Cooled Extended Limited Warranty - 22kW to 60KW			

Included			
Material & - Labor	1.0	\$44,771.75	\$44,771.75
70% Deposit will be required to order the Equipment			

Information - Information	1.0	\$0.00	\$0.00
All Trenches to be dug by City Personnel			

Generac Liquid Cooled Generators do have an extended lead time

Price may vary, If equipment cost is increased by manufacturer (IE: Tariffs, Freight, ETC.)

Materials subtotal: \$44,771.75

Subtotal	\$44,771.75
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Tax (Sales Tax 8.25%)	\$0.00
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Total	\$44,771.75
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All invoices are due upon services rendered, unless discussed prior to work beginning. Any invoice that exceeds \$1,000 paid by credit card is subject to a 5% convenience fee. Fee will be calculated using the grand total of the invoice. Invoices are subject to a 10% late fee, assessed every 30 days, if said invoice is not paid when services are rendered.

Thank you for your Business!!!

Like us on facebook @bellsairconditioningandheating

HAYNES

ELECTRIC LLC



2498 Main St
Ingleside, TX 78362
(361) 643-5432 / (361) 774-9976
phaynes@hayneselectric.net

Estimate

ESTIMATE# 1019666210

DATE 07/01/2025

PO#

CUSTOMER

City of Ingleside
PO Drawer 400
Ingleside TX 78362

SERVICE LOCATION

City of Ingleside
2775 Waco
Ingleside TX 78362

DESCRIPTION

Library:

- 48kw Generac Diesel Generator w/ Long Run Tank
- 200a Service Rated ATS w/ Smart Module for A/C Units
- All Appropriate Conduit, Wire, Etc. Needed for Complete Installation
- Control Wire installed to Ea. A/C Air Handler Unit x 4
- 10x10 Concrete Pad w/ rebar
- Windstorm Cert. (WPI8)
- 10Yr Extended Warranty

Estimate

Description	Qty	Rate	Total
Material	1.00	36,600.00	36,600.00
Labor	1.00	8,000.00	8,000.00
Equipment Equipment crane, shipping costs, concrete pad costs	1.00	6,500.00	6,500.00
Tax Exempt- Government Entity		0.00%	0.00

CUSTOMER MESSAGE

TECL # 22379 Regulated by the Texas Department of
Licensing and Regulation PO Box 12157, Austin, Tx.
78711 800-803-9202, 512-463-6599 www.tdlr.gov

Estimate Total:

\$51,100.00

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 12

Deliberate and take appropriate action on awarding a proposal to McWhorter's Electric, Inc. for the purchase and installation of a backup electrical generator at the City of Ingleside Municipal Court.

SUBMITTED BY: Gary Paredez, Director of Infrastructure Services

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

Staff was tasked by the City Council to evaluate the readiness in the event of a severe weather event on all City buildings. It was determined that all City buildings had an alternate power source in the event of a power outage, except for the Library and Municipal Court building. A quote has been sought out for the supply and installation of a permanent mount generator for each of these two buildings.

Three area electric companies provided quotes being: McWhorter's Electric, Inc. in the amount of \$47,400.00; Bell's Air Conditioning & Heating in the amount of \$46,171.75; and Hayne's Electric LLC in the amount of \$50,577.36. The apparent lowest proposal did not meet the requested specifications, therefore the second-lowest proposal is being recommended.

FISCAL ANALYSIS:

The proposed purchase will be funded by the 2024 Capital Bond that has a budget of \$750,000 for generators for lift stations. Because of the importance of the operation of the buildings, staff is proposing to use a portion of the funds for the purchase.

RECOMMENDATION:

Staff recommends awarding this proposal to McWhorter's Electric, Inc. in the amount of \$47,400.00.

ATTACHMENTS:

1. MCWHORTER QUOTE-COURT GENERATOR
2. BELLS QUOTE -COURT GENERATOR
3. HAYNES QUOTE-COURT GENERATOR v2

MCWHORTER ELECTRIC, INC.
TECL#:21804 LICENSED
P.O. Box 808
Portland, TX 78374

Estimate

Date	Estimate #
7/11/2025	18922

Name / Address
City of ingleside Courthouse

Project
48 KW Diesel 7/10/25

Description	Total
Provide materials and labor to install a 120/240 Volt 1 Phase 48KW Diesel Generator with Extended Run Fuel Tank and a 200 Amp 120/240 Volt 1 Phase Auto Transfer Switch. Includes a 10 x 9 Concrete Pad with Rebar installed within 20 Feet of the Electrical Meter on Building. Mount transfer switch next to electrical meter in place of existing Main Breaker Panel. Generator will set out from Meter Can approximately 8 feet from building to the West on the Pad with a 10 Foot by 5 Foot raised 1.8 Feet from grade level, pad to go up to building foundation. Includes Windstorm Certificate and 10 Year Extended Warranty. Annual maintenance for liquid cooled Diesel equipment includes changing oil and oil filter once a year, checking coolant level and topping off as needed, check belts and hoses for wear or leaks, check Fuel Filter for replacement if needed. Full inspection of unit for any obvious issues such as accumulated trash inside and outside the unit that could cause operating issues, check for leaks and signs of abnormal wear. Owner to instruct if they do or don't want simulated power outage. Maintenance Does Not include replacement of coolant, belts or hoses or any other normal wear items beyond Oil, Oil Filter, Fuel Filter and Air filter at required intervals. Includes installing Surge Protection Device on Main Panel to bring it up to code. Generator will deliver power to all electrical for your main panel, Owner must manage power consumption by shutting off controllers or breakers if any electrical equipment draws more power than available. Generator will be bolted to pad to meet the windstorm ratings, Customer is required to contact their windstorm insurance provider and have them inspect for compliance if needed. Current Lead Time for generator installation is currently 13 weeks OR MORE from time of approval and is subject to change based on equipment availability and subject to change based on production. If interested you can add these items, mark all that apply; •Annual Maintenance \$550.00 •Surge Protection for Main Structure \$525.00 •Surge Protection for Equipment \$525.00 •10 Year Extended Warranty \$1,485.00 Thanks: Mark Williams Sent: 7/11/25, 7/25/25	47,400.00 -Spoke with Mark on 7/30, this is included in original price
	Subtotal \$47,400.00
	Sales Tax (8.25%) \$0.00
	Total \$47,400.00

Thank you for your business! Card has a 3% transaction fee but checks

TOTAL W/ADD-ONS \$49,960.00



Bell's Air Conditioning & Heating

City of Ingleside
City of Ingleside
PO Drawer 400
Ingleside, TX 78362

(361) 776-3815
ap@inglesidetx.gov

ESTIMATE	#202597
ESTIMATE DATE	Jul 28, 2025
SERVICE DATE	Jul 28, 2025
TOTAL	\$46,171.75

SERVICE ADDRESS
2867 Ave J, Court
Ingleside, TX 78362

CONTACT US
702 S. Commercial Street
Aransas Pass, TX 78336

(361) 775-2665
BellsAcHeating@gmail.com

ESTIMATE

Services	qty	unit price	amount
Installation of a Generator and Transfer Switch	1.0	\$0.00	\$0.00
Dale called in and would like an Estimate for Installing a 48KW Generator at the Court Building Location (To Include Providing Generator power for panel located at the Basket ball Covered Area)			

Services subtotal: \$0.00

Materials	qty	unit price	amount
RD04833ADAL - Protector Diesel 48kW 120/240 1P Liquid-Cooled Generator, Long Run Tank	1.0	\$0.00	\$0.00
Protector Diesel 48kW 120/240 1P Liquid-Cooled Generator, Long Run Tank			
Approx. 9 week Lead Time (as of time of Estimate)			

G0099510 - 200A Service Entrance Rated Automatic Transfer Switch with Integrated SPD	1.0	\$0.00	\$0.00
200 Amp Service Rated Transfer Switch with Integrated SPD			

This series of Generac Residential Automatic Transfer Switches is designed for use with single phase generators that utilize an Evolution™ or Power Zone™ 200 controller. Designed with a focus on enhanced reliability to deliver increased performance and owner peace of mind. Industry leading with a factory-installed whole-home surge protection device (SPD) protecting both your home and Generac Home Standby Generator from damaging power surges and transients.

Approx. 1 week Lead Time w/ Limited Inventory (as of time of Estimate)

Generator Wire	1.0	\$0.00	\$0.00
3/0 THHN Wire / 4 Conductors 18/7 control wire			

Supplies - Material	1.0	\$0.00	\$0.00
Material from Main Panel to ATS and ATS to Generator Conduit 3 " & 1" to Gen, 3" to ATS Fittings Wire Lugs (Ground & Neutral)			
Located Approx. 20ft from Building Meter			

Concrete Pad Pour Concrete Pad (Approx. 9'x10') with 5'x10' Elevated 1.8' Base flood elevation w/ Rebar	1.0	\$0.00	\$0.00
Service - Freight & Handling	1.0	\$0.00	\$0.00
Permits & Inspections - City Permit Any additional Permits, Inspections, or Engineering Needed / Required will be at an additional cost.	1.0	\$0.00	\$0.00
Permits & Inspections - TDI - Permit & Inspections TDI Windstorm Permit / Inspection WPI1, WPI2, WPI8	1.0	\$0.00	\$0.00
Generac Extended Warranty (10 Year) DEW-EXWAR200003 - 10 Year Liquid Cooled Extended Limited Warranty - 22kW to 60KW Included	1.0	\$0.00	\$0.00
Material & - Labor 70% Deposit will be required to order the Equipment	1.0	\$46,171.75	\$46,171.75
Information - Information All Trenches to be dug by City Personnel Generac Liquid Cooled Generators do have an extended lead time Price may vary, If equipment cost is increased by manufacturer (IE: Tariffs, Freight, ETC.)	1.0	\$0.00	\$0.00

Materials subtotal: \$46,171.75

Subtotal	\$46,171.75
Tax (Sales Tax 8.25%)	\$0.00

Total **\$46,171.75**

All invoices are due upon services rendered, unless discussed prior to work beginning. Any invoice that exceeds \$1,000 paid by credit card is subject to a 5% convenience fee. Fee will be calculated using the grand total of the invoice. Invoices are subject to a 10% late fee, assessed every 30 days, if said invoice is not paid when services are rendered.
Thank you for your Business!!!

Like us on facebook @bellsairconditioningandheating

HAYNES

ELECTRIC LLC



2498 Main St
Ingleside, TX 78362
(361) 643-5432 / (361) 774-9976
phaynes@hayneselectric.net

Estimate

ESTIMATE#	1019666211
DATE	07/01/2025
PO#	

CUSTOMER

City of Ingleside
PO Drawer 400
Ingleside TX 78362

SERVICE LOCATION

City of Ingleside
2867 Avenue J
Ingleside Texas 78362-6353

DESCRIPTION

Court:

- 48kw Generac Diesel Generator w/ Long Run Tank 200a Service Rated ATS
- All Appropriate Conduit, Wire, Etc. Needed for Complete Installation
- Pour Concrete Pad (Approx. 10'x9') with 10'x5' Elevated 1.8' Base flood elevation w/ Rebar
- Windstorm Cert. (WPI8)
- 10Yr Extended Warranty

Estimate

Description	Qty	Rate	Total
Material	1.00	35,877.36	35,877.36
Labor	1.00	8,200.00	8,200.00
Equipment Equipment crane, shipping costs, concrete pad costs	1.00	6,500.00	6,500.00
Tax Exempt- Government Entity		0.00%	0.00

CUSTOMER MESSAGE

TECL # 22379 Regulated by the Texas Department of
Licensing and Regulation PO Box 12157, Austin, Tx.
78711 800-803-9202, 512-463-6599 www.tdlr.gov

Estimate Total: \$50,577.36

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 13

Deliberate and take appropriate action for the City Council to authorize the City Manager to negotiate and execute a contract with A. Ortiz Construction & Paving Inc. for the West Main parking lot serving the Humble Station Community and Youth Center.

SUBMITTED BY: Gary Paredez, Director of Infrastructure Services

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

City Council directed staff to initiate the West Main parking lot project. Lynn Engineering was the engineering firm selected to design, bid, and administer this project. The Request for Proposals (RFP) was advertised in the local newspaper and on CivCast on June 18th and June 25th, 2025. A Pre-Bid meeting was held on July 1st, 2025 and the bid opening was held on July 16th, 2025. The recommendation of award was postponed from July 22nd, 2025 until the August 12th, 2025 meeting to finalize review of bids. The parking lot has been designed with a total of five (5) hard-wired poles with light fixtures. City staff is considering solar lighting rather than hard-wired fixtures, which will reduce the project cost.

Bids were submitted by A. Ortiz Construction & Paving Inc. in the amount of \$343,335.00, Staff Concrete Construction in the amount of \$350,637.64, MTL Construction, LLC in the amount of \$369,193.73, and R.S. Parker Construction, LLC in the amount of \$465,322.66.

FISCAL ANALYSIS:

This project is funded by Fun 30, General Fund, which has a current budget for this project of \$400,000.00.

RECOMMENDATION:

Staff recommends City Council authorize the City Manager to negotiate and execute a contract with A. Ortiz Construction & Paving Inc. for the West Main parking lot serving the Humble Station Community and Youth Center.

ATTACHMENTS:

1. A ORTIZ CONSTRUCTION & PAVING QUOTE
2. PARKING LOT BIDS

July 22, 2025

City of Ingleside
2671 San Angelo
Ingleside, TX 78362

RE: Recommendation for Award
Parking Lot Improvements Project

Members of the City Council,

On July 16, 2025 bids were received for the Parking Lot Improvements Project for Ingleside, Texas. A total of four (4) bids were received with the lowest qualified bid submitted by A. Ortiz Construction & Paving, Inc. of Corpus Christi, Texas in the amount of \$343,335.

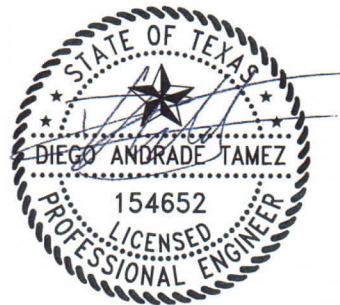
Based on their qualifications and their reasonable bid, it is my recommendation that the project be awarded to A. Ortiz Construction & Paving, Inc. for the contract price of \$343,335.

Herewith for your reference is a copy of the Itemized Bid Tabulation.

Sincerely,



Diego Andrade Tamez, P.E.
diego.andrade@lynnengineering.com



2200 Ave. A, Bay City, TX 77414
(361) 782-7121
Lynn-engineering.com

Lynn Engineering
Texas Registered Engineering Firm F-324
RPL Surveyor Firm 10116600

ITEMIZED BID TABULATION - BID OPENED 7/16/2025

PARKING LOT PAVING

A. Ortiz Construction
& Paving, Inc.
Days Not Specified

Staff Concrete Construction
120 Days

MTL Construction, LLC
35 Days

R.S. Parker Construction, LLC
90 Days

ITEM	BID ITEM DESCRIPTION	QTY	UNITS	UNIT PRICE	TOTAL PRICE	UNIT PRICE	TOTAL PRICE	UNIT PRICE	TOTAL PRICE	UNIT PRICE	TOTAL PRICE
1	Clear and Grade Site	1	LS	\$ 10,000.00	\$ 10,000.00	\$ 61,425.00	\$ 61,425.00	\$ 23,785.19	\$ 23,785.19	\$ 62,675.00	\$ 62,675.00
2	18" HDPE	280	LF	\$ 190.00	\$ 53,200.00	\$ 111.00	\$ 31,080.00	\$ 129.80	\$ 36,344.00	**	\$ 50.60 \$ 14,168.00
3	15" HDPE	4	LF	\$ 125.00	\$ 500.00	\$ 250.00	\$ 1,000.00	\$ 354.00	\$ 1,416.00		\$ 46.00 \$ 184.00
4	Grate Inlet	4	EA	\$ 7,500.00	\$ 30,000.00	\$ 3,985.00	\$ 15,940.00	\$ 4,775.96	\$ 19,103.84	**	\$ 1,725.00 \$ 6,900.00
5	Junction Box	1	EA	\$ 7,500.00	\$ 7,500.00	\$ 6,327.00	\$ 6,327.00	\$ 9,463.93	\$ 9,463.93		\$ 2,875.00 \$ 2,875.00
6	7" Concrete Paving	2122	SY	\$ 80.00	\$ 169,760.00	\$ 68.37	\$ 145,081.14	\$ 85.65	\$ 181,749.30	**	\$ 75.49 \$ 160,189.78
7	Curb and Gutter	215	LF	\$ 35.00	\$ 7,525.00	\$ 49.00	\$ 10,535.00	\$ 35.35	\$ 7,600.25	**	\$ 34.50 \$ 7,417.50
8	6" Concrete Curb	81	LF	\$ 28.00	\$ 2,268.00	\$ 10.00	\$ 810.00	\$ 60.31	\$ 4,885.11	**	\$ 21.48 \$ 1,739.88
9	Saw Cut Asphalt	314	LF	\$ 8.00	\$ 2,512.00	\$ 5.00	\$ 1,570.00	\$ 24.43	\$ 7,671.02	**	\$ 34.50 \$ 10,833.00
10	Asphalt Patch	314	LF	\$ 55.00	\$ 17,270.00	\$ 16.75	\$ 5,259.50	\$ 21.27	\$ 6,678.78	**	\$ 34.50 \$ 10,833.00
11	Wheel Stops	43	EA	\$ 100.00	\$ 4,300.00	\$ 120.00	\$ 5,160.00	\$ 186.00	\$ 7,998.00		\$ 287.50 \$ 12,362.50
12	Striping	1	LS	\$ 3,950.00	\$ 3,950.00	\$ 7,200.00	\$ 7,200.00	\$ 6,014.00	\$ 6,014.00		\$ 11,500.00 \$ 11,500.00
13	Handicap Symbols	4	EA	\$ 500.00	\$ 2,000.00	\$ 100.00	\$ 400.00	\$ 1,132.12	\$ 4,528.48		\$ 1,150.00 \$ 4,600.00
14	Handicap Signs	4	EA	\$ 950.00	\$ 3,800.00	\$ 150.00	\$ 600.00	\$ 1,132.12	\$ 4,528.48		\$ 1,380.00 \$ 5,520.00
15	Area Lights	5	EA	\$ 5,500.00	\$ 27,500.00	\$ 11,480.00	\$ 57,400.00	\$ 8,389.31	\$ 41,946.55	**	\$ 28,750.00 \$ 143,750.00
16	Relocate Sign	1	EA	\$ 250.00	\$ 250.00	\$ 350.00	\$ 350.00	\$ 4,340.00	\$ 4,340.00		\$ 6,325.00 \$ 6,325.00
17	Remove Existing 30" HDPE	20	LF	\$ 50.00	\$ 1,000.00	\$ 25.00	\$ 500.00	\$ 57.04	\$ 1,140.80	**	\$ 172.50 \$ 3,450.00
TOTAL BASE BID				\$	343,335.00	\$	350,637.64	\$	369,193.73	**	\$ 465,322.66

Submitted Bid \$369,103.82

** Denotes mathematical error made on bid

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 14

Deliberate and take appropriate action for the City Council to authorize the City Manager to negotiate and execute a contract with A. Ortiz Construction & Paving Inc. for the reconstruction of 180ft on Gallion Street perpendicular to State Highway 361.

SUBMITTED BY: Gary Paredez, Director of Infrastructure Services

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

City Council directed staff to initiate the reconstruction of a portion of Gallion Street. Lynn Engineering was the engineering firm selected to design, bid, and administer this project. The street reconstruction is necessary for the additional traffic due to Starbucks opening. The project calls for the street to be reconstructed from HWY 1069 to the Starbucks entrance, being approximately 180ft. The Request for Proposal (RFP) was advertised in the local newspaper and on CivCast on June 18th and June 25th, 2025. A Pre-Bid meeting was held on July 1st, 2025 and the bid opening was on July 16th, 2025. The recommendation of award was postponed from July 22nd, 2025 until the August 12th, 2025 meeting to finalize review of bids.

Bids were submitted by A. Ortiz Construction & Paving Inc. in the amount of \$81,127.44 and R.S. Parker Construction LLC in the amount of \$145,340.86.

FISCAL ANALYSIS:

It was previously approved by City Council to use Ingleside Development Corporation (IDC) funds for this project in the amount of \$80,000.00. The additional cost of the project will be funded from line item 511-355 Street Repairs.

RECOMMENDATION:

Staff recommends the City Council authorize the City Manager to negotiate and execute a contract with A. Ortiz Construction & Paving Inc. for the reconstruction of 180ft on Gallion Street adjacent to State Highway 361.

ATTACHMENTS:

1. A ORTIZ CONSRUCTION & PAVING QUOTE-GALLION ST
2. GALLION ST BIDS

July 22, 2025

City of Ingleside
2671 San Angelo
Ingleside, TX 78362

RE: Recommendation for Award
Gallion Street Reconstruction Project

Members of the City Council,

On July 16, 2025 bids were received for the Gallion Street Reconstruction Project for Ingleside, Texas. A total of two (2) bids were received with the lowest qualified bid submitted by A. Ortiz Construction & Paving, Inc. of Corpus Christi, Texas in the amount of \$81,127.44.

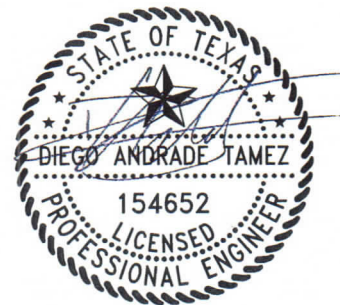
Based on their qualifications and their reasonable bid, it is my recommendation that the project be awarded to A. Ortiz Construction & Paving, Inc. for the contract price of \$81,127.44.

Herewith for your reference is a copy of the Itemized Bid Tabulation.

Sincerely,



Diego Andrade Tamez, P.E.
diego.andrade@lynnengineering.com



2200 Ave. A, Bay City, TX 77414
(361) 782-7121
Lynn-engineering.com

Lynn Engineering
Texas Registered Engineering Firm F-324
RPL Surveyor Firm 10116600

**ITEMIZED BID TABULATION - BID OPENED 7/16/2025
GALLION STREET RECONSTRUCTION**

**A. Ortiz Construction & Paving, Inc
Days Not Specified**

**R.S. Parker Construction LLC
90 Days**

ITEM	BID ITEM DESCRIPTION	QTY	UNITS		UNIT PRICE	TOTAL PRICE
1	Mobilization/Demobilization	1	LS		\$ 3,787.46	\$ 3,787.46
2	Bonds/Insurance	1	LS		\$ 1,590.73	\$ 1,590.73
3	Excavation and Haul Off	491	SY		\$ 13.00	\$ 6,383.00
4	Compact and Grade Subgrade	475	SY		\$ 3.95	\$ 1,876.25
5	10-inch Flexible base	475	SY		\$ 45.00	\$ 21,375.00
6	Prime	506	SY		\$ 2.00	\$ 1,012.00
7	Tack	464	SY		\$ 2.75	\$ 1,276.00
8	2-inch Hot Mix Asphaltic Concrete	464	SY		\$ 35.00	\$ 16,240.00
9	Driveway Transition	34.7	SY		\$ 150.00	\$ 5,205.00
10	15-inch RCP	66	LF		\$ 125.00	\$ 8,250.00
11	Saw Cut Asphalt	77.5	LF		\$ 8.00	\$ 620.00
12	Pavement Repair	64	SF		\$ 55.00	\$ 3,520.00
13	Re-Grade Bar Ditch	249.6	LF		\$ 20.00	\$ 4,992.00
14	Traffic Control	1	LS		\$ 5,000.00	\$ 5,000.00
TOTAL BASE BID					\$	81,127.44

UNIT PRICE	TOTAL PRICE
\$ 17,250.00	\$ 17,250.00
\$ 17,250.00	\$ 17,250.00
\$ 34.50	\$ 16,939.50
\$ 11.50	\$ 5,462.50
\$ 61.86	\$ 29,383.50
\$ 3.45	\$ 1,745.70
\$ 3.85	\$ 1,786.40
\$ 50.66	\$ 23,506.24
\$ 34.50	\$ 1,197.15
\$ 163.09	\$ 10,763.94
\$ 34.50	\$ 2,673.75
\$ 46.00	\$ 2,944.00
\$ 23.29	\$ 5,813.18
\$ 8,625.00	\$ 8,625.00
\$	145,340.86

CITY COUNCIL AGENDA
Regular Meeting: August 12, 2025

AGENDA ITEM: 15

Deliberate and take appropriate action on the first and only reading of an Ordinance amending the Fiscal Year 2024-2025 Budget for the City of Ingleside, Texas, for the use of Municipal Courts security and technology funds for the cost of Access Control and Court Recorder at the Municipal Court.

SUBMITTED BY: Luis Rios Jr.

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

FISCAL ANALYSIS:

<i>Account Name</i>	<i>Dept-Acct Number</i>	<i>Budget Increase</i>	<i>Budget Decrease</i>
Fund 10 General Fund			
<u>Revenue</u>			
MC Building Security	10-4315		<u>17,683.52</u>
MC Technology	10-4320		<u>2,690.00</u>
<u>Expense</u>			
MC Building Security	10-5-06-301	<u>17,683.52</u>	
MC Technology	10-5-06-302	<u>2,690.00</u>	

RECOMMENDATION:

Staff recommends the approval of the ordinance to amend the fiscal year 2024-2025 budget for the cost of Access Control and Court Recorder at the Municipal Court.

ATTACHMENTS:

1. 2025-08-12 ORDINANCE NO FY2025-XX BUDGET AMENDMENT ACCESS CONTROL-RECORDING-MC v2

ORDINANCE NO. 2025-__

AN ORDINANCE AMENDING THE FISCAL YEAR 2024-2025 BUDGET FOR THE CITY OF INGLESIDE, TEXAS, FOR THE USE OF MUNICIPAL COURTS SECURITY AND TECHNOLOGY FUNDS FOR THE COST OF ACCESS CONTROL AND COURT RECORDER AT THE MUNICIPAL COURT.

BE IT ORDAINED BY THE CITY COUNCIL OF INGLESIDE, TEXAS:

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

BE IT ORDAINED by the City Council of the City of Ingleside that the Fiscal Year 2024-2025 budget be amended as shown as follows:

**CITY OF INGLESIDE
DEPARTMENT REVENUES AND EXPENSES
BUDGET AMENDMENT**

Account Name:	Dept-Acct Number:	Budget Increase	Budget Decrease
Fund 10 General Fund			
Revenue			
MC Building Security	10-4315	<u>17,683.52</u>	
MC Technology	10-4320		<u>2,690.00</u>
Expense			
MC Building Security	10-5-06-301	<u>17,683.52</u>	
MC Technology	10-5-06-302	<u>2,690.00</u>	

[To amend the FY2025 budget as shown above to transfer the funds from the Municipal Courts security and technology revenue to security and technology expenses to appropriate the cost for Access Control and Court recording for Municipal Court.]

THAT all Ordinance or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgement of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Council that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

THAT this Ordinance shall not be codified, but shall become effective on and after adoption and publication as required by law.

PASSED, APPROVED AND ADOPTED this _____ day of _____ 2025 by the City Council of the City of Ingleside, Texas.

CITY OF INGLESIDE, TEXAS

Pedro Oscar Adame, Mayor

ATTEST:

Jana Stork, City Secretary

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 16

Deliberate and take appropriate action on a Special Event Permit request from the Ingleside Women's Club to host the annual GFWC Fireside Junioresettes and Ingleside Women's Club Halloween Parade on October 28, 2025.

SUBMITTED BY: Gary Paredez, Director of Infrastructure Services

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

The Ingleside Women's Club has submitted a special event permit for the annual GFWC Fireside Junioresettes and Ingleside Women's Club Halloween Parade, scheduled for Tuesday, October 28, 2025. This annual event is a collaborative effort between the GFWC Fireside Junioresettes, the Ingleside Women's Club, and the City of Ingleside Parks and Recreation Department. This year's parade theme is "Monster Mash." Lineup will begin at 5:30 p.m. in the Ingleside High School parking lot on Mustang Drive, with the parade starting at 6:00 p.m. The parade route will proceed down Mustang Drive, continue onto Avenue B, travel down 4th Street, turn onto Avenue J, and conclude at the N.O. Simmons Skate Park.

FISCAL ANALYSIS:

N/A

RECOMMENDATION:

Staff recommends approval.

ATTACHMENTS:

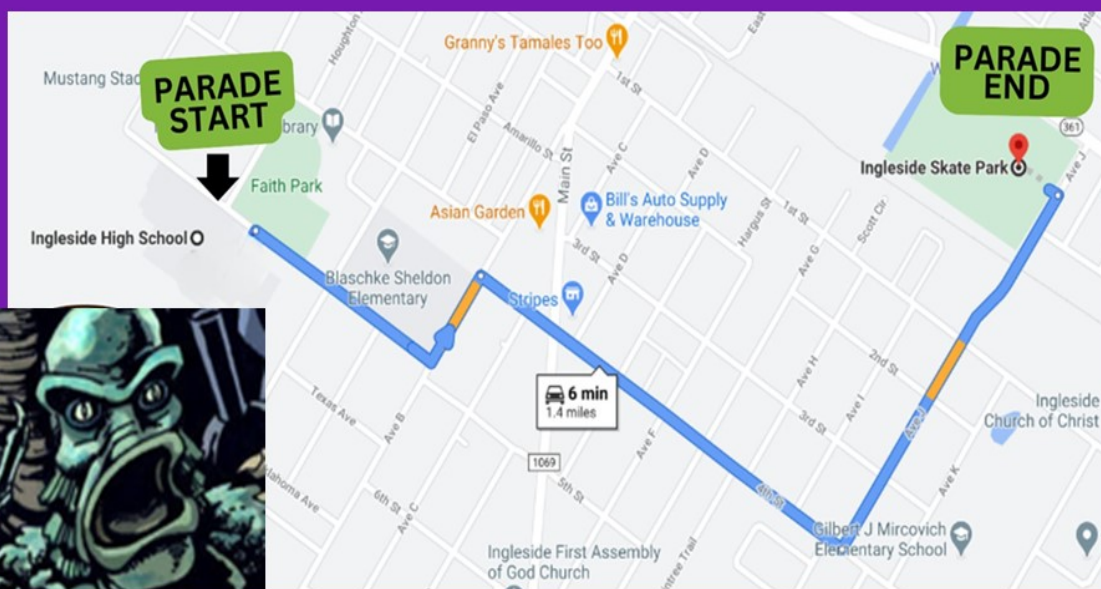
1. halloween 2025
2. GFWC Halloween Parade



Halloween Parade October 28, 2025 6pm

CFWC INGLESIDE WOMAN'S CLUB * CFWC FIRESIDE JUNIORETTES

INGLESIDE PARKS AND RECREATION



City of Ingleside

Special Event Permit

Name of Organization: Ingleside Woman's Club Non-Profit? Yes ☒ No ☐
Your Name: Victoria Buescher HOT Fund Application? Yes ☐ No ☒
Address: 2635 San Angelo City Ingleside Zip 78362
Phone (include area code): 361-945-1006 Email: victoria_y_buescher@uhc.com
Name of Event: GFWC Fireside Junioresettes and Ingleside Woman's Club Halloween Parade
Date of Event: 10/28/2025 Estimated Attendance: ~500

Facility Requested: *We would like the same route we had for the 2024 parade.

☐ Cove Park

☐ Faith Park:

☐ Garden Center

☐ Dixie Diegel Fields

☐ Other _____

☐ Humble Community Center

☐ Live Oak Park:

☐ Disc Golf

☐ Tennis Courts

☐ Bennie Diegel Fields

☐ Other: _____

☐ N.O. Simmons Park:

☐ Basketball Pavilion

☐ Parking Lot

☐ Picnic Pavilion

☐ Soccer Fields

☐ Football Fields

☐ Other: _____

☐ Whitney Lake Park

Special Requests:

☐ Handwashing Stations

☐ Ticket Booths

☐ Trash Receptacles

☐ Barricades

☐ Move Soccer goals

☐ Temporary Fencing

☐ Electricity

☐ Water

Special Use Activities (check all that apply):

☐ Extended Hours of Park Operation

☐ Overnight Camping

☐ Sale and/or Consumption of Intoxicating Beverages (limit of 48 hours)

☒ Street and/or Sidewalk Closure

☐ Other: _____

Specific time special use activity will take place: parade to start at 6PM

Indicate set-up and take-down times: _____

Applicant Initial VB

City of Ingleside

It is understood that the renter/user of Ingleside community facilities at all times indemnify, defend, and hold harmless the City of Ingleside, Texas, its officers, employees and contractors from and against any and all claims, damages, losses and expenses of whatever nature, including attorney fees, in any manner connected with, related to, or as a result of any actions or inaction associated with the usage of rental of Ingleside facilities. You will be responsible for cleanup and any damage incurred by your event.

NOTE: The permittee shall be responsible for returning the park's grounds to their original state.

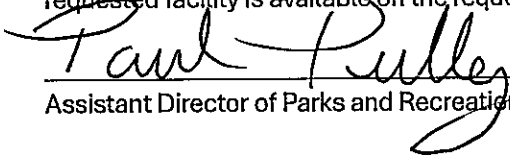


Signature of Adult Applicant

7/21/2025
Date:

Verification Section:

Applicant must obtain the signature of the Assistant Director of Parks and Recreation to confirm the requested facility is available on the requested date/time.



Assistant Director of Parks and Recreation Signature

7-28-25
Date:

This Special Event Permit was authorized by the City Council on the _____ day of _____.

Note: If signed by the mayor, this document authorizes the Special Event Permit. Additional contracts may be necessary based on the facility selected. Contact the Assistant Director of Parks and Recreation to verify.

Mayor Signature

Date:

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 17

Deliberate and take appropriate action on the purchase of a Motor Grader using Sourcewell Purchasing Cooperative for the Street Department, a Water Truck using TIPS Purchasing Cooperative for the Street Department and a Boom Lift using BuyBoard Purchasing Cooperative for the Facilities Maintenance Department as appropriated in the 2024-2025 Fiscal Year Budget.

SUBMITTED BY: Gary Paredez, Director of Infrastructure Services

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

The Streets Department is acquiring the required machinery to accomplish in-house street maintenance. Some of the equipment has been purchased and is on hand, but there are still several pieces missing. This purchase will allow needed equipment to be obtained. The Streets Department is seeking to purchase a motor grader and water truck and the Facilities Maintenance Department needs a lift to be able to reach the lights at Bennie Diegel, N.O. Simmons Park, and the Faith Park Ballfields. These light poles are taller than the reach of the 40ft lift we currently have. In 2024, maintenance was required on the Bennie Diegel Baseball Complex lights on two separate occasions where an 80ft lift had to be rented to accomplish this. The rental on this unit was approximately \$814 a day and this rental usually requires a week. All equipment will be purchased through cooperative organizations. The motor grader is Sourcewell #224366, the water truck is TIPS #200-206, and the lift is BuyBoard #685-22.

FISCAL ANALYSIS:

All this equipment will be purchased out of Fund 32 General Fund Capital Projects. The total amount budgeted for all three (3) items is \$550,000.00. The Motor Grader is quoted at \$330,497.09, the Water Truck is quoted at \$179,999.00, and the Boom Lift is quoted at \$29,949.00. The total quoted amount is \$540,445.09.

RECOMMENDATION:

Staff recommends approval for this purchase of a Motor Grader and Water Truck for the Street Department and a Boom Lift for the Facilities Maintenance Department.

ATTACHMENTS:

1. DOGGETT QUOTE-MOTOR GRADER
2. COOPER QUOTE-WATER TRUCK
3. H&E EQUIPMENT QUOTE-BOOM LIFT

DOGGETT

Expires:	08/13/25
----------	----------

Hours:Packet Page 75 of 103



COOPER EQUIPMENT COMPANY
5210 N 1604 E San Antonio, Tx. 78247
Phone: (210) 657-5151 Fax: (210) 657-5871

July 12, 2025

Tips Contract
#200-206

City of Ingleside

District Representative:
Eric Magiera: (210) 867-7034
Erimc@cooperequip.com

Attn :Ray

New 2025 Etnyre Water Sprinkler

1	New 3500 gallon Etnyre water sprinkler with all standard equipment, 4in overflow, 10. ga steel tank, Epoxy coated tank, 185 gpm pump...	\$	52,900.00
	8ft drop bar ...	\$	1,350.00
	400 G.P.M water pump...	\$	470.00
	6 spray nozzle...	\$	5,400.00
	Hot shift Pto...	\$	2,800.00
	Rotating amber beacon strobe light ...	\$	520.00
	Fill hose 2 1/2 in for hydrant filling ...	\$	460.00
	Total List Price...	\$	63,900.00
	Cooperative Discount 7% ...	\$	4,473.00
	Total Discounted Price...		\$59,427.00
	Extra Factory Discount...	\$	7,253.00
	Mounted on white 2024 Freightliner M2 , Cummins 260 hp	\$	122,325.00
	Allison 6 speed auto transmission 56k GVWR...		
	Fright/PDI/ Start-up assistance...	\$	5,500.00
	Sale price W/O tax - FOB San Antonio...		\$179,999.00

Unit in Stock

1 Year Full Warranty

APPROVAL /ORDERED BY_____

Invoice will be from licensed truck dealer per state DMV law
PO will need to be made out to Freightliner of Austin - Doggett Freightliner

Signed: _

Eric Magiera- District Manager, Cooper Equipment Co.

Quote is valid for this Unit only

"Etnyre reserves the right to modify pricing on all quotes and orders with material and labor surcharges as needed."
Cooper Equipment Co. will provide, if applicable, the letter from Etnyre stating the increase amount. [There is no additional increase added to this cost from Cooper Equipment.]

7809 I- 37 Access Rd
Corpus Christi TX, 78409

Date: 07/03/2025
Quote Number: S-BP18
Expiration Date: 08/03/2025

Customer

CITY OF INGLESIDE (Acct: 1131325)
2525 8th St
Ingleside, TX 78362-6150

Cust. Contact: Dale McConnell

Sales Representative: Brienna Peterson

Cell: 361-946-7691

Model	Description	Price
2016 GENIE - S80	80 FT TELESCOPIC BOOMLIFT S/N: S80X16H-13470 E/N:10194703 Drive Type - 4WD Engine Type - DIESEL Horse Power - 74 Platform Height - 80	\$29,949.00
Total:		\$29,949.00

Notes

Applicable taxes not included
Approx hours on unit. 4,700
Freight tbd
Unit out of San Antonio

This quotation reflects present prices, but is subject to adjustment based on manufacturer's price increases and availability. Whether or not specifically set forth, this quotation is subject to any applicable federal, state, and local taxes and freight charges. This quotation is subject to any and all manufacturer's warranties respectively applicable to new equipment and is subject to the limitations and conditions of those warranties. No other warranties are implied or offered by H&E Equipment Services, Inc. unless specifically outlined on the face of this quotation. This quotation is subject to change without notice. This quotation is an invitation to offer and not binding until acceptance by H&E Equipment Services, Inc.'s Branch Manager. Unless otherwise stated, quotation expires on the Expiration Date listed on this quote and may be modified or withdrawn by H&E prior to acceptance.

For sale of rental fleet, Buyer is hereby notified that H&E has assigned its rights (but not its obligations) in this agreement to sell the equipment described herein to H&E Equipment Exchange LLC, a qualified intermediary, as part of a Section 1031 exchange.

Any quoted interest rates and payment are subject to availability and credit approval. Payment Amounts do not include applicable taxes or fees.

H&E Branch Manager Acceptance:

Signed: _____

Date: _____

Customer Acceptance of this proposal:

Signed: _____

Date: _____

Purchase Order: _____

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 18

Deliberate and take appropriate action on the first and only reading of an Ordinance amending the Fiscal Year 2024-2025 Budget for the City of Ingleside, Texas, for the General Fund for the Police Department received from Randolph-Brooks Federal Credit Union (RBFCU) for the Annual Field Day event.

SUBMITTED BY: Luis Rios Jr.

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

RBFCU generously donated funds to help cover expenses for the annual Field Day event hosted by the Police Department. This much-anticipated community event brings together families, local organizations, and law enforcement for a day of fun, engagement, and connection. We are grateful for RBFCU's continued support in making this event a success year after year.

The City Charter states, "One reading shall be required for emergency and budget/tax ordinances."

FISCAL ANALYSIS:

<i>Account Name</i>	<i>Department- Account Number</i>	<i>Budget Increase</i>	<i>Budget Decrease</i>
Fund 10 General Fund			
<u>Revenues</u>			
Donations-PD	10-4583	<u>1,100</u>	
<u>Expenses</u>			
Donations-PD	10-5-09-591	<u>1,100</u>	

RECOMMENDATION:

Staff recommends Council approve the ordinance to amend the fiscal year 2024-2025 budget as presented.

ATTACHMENTS:

1. 2025-08-12 ORDINANCE NO FY2025-XX BUDGET AMENDMENT PD v2

ORDINANCE NO. 2025-__

AN ORDINANCE AMENDING THE FISCAL YEAR 2024-2025 BUDGET FOR THE CITY OF INGLESIDE, TEXAS, FOR THE GENERAL FUND FOR THE POLICE DEPARTMENT RECEIVED FROM RANDOLPH-BROOKS FEDERAL CREDIT UNION (RBFCU) FOR THE ANNUAL FIELD DAY EVENT.

BE IT ORDAINED BY THE CITY COUNCIL OF INGLESIDE, TEXAS:

WHEREAS, it was unforeseen when the budget was adopted that there would be a need for funding for these expenditures this fiscal year.

BE IT ORDAINED by the City Council of the City of Ingleside that the Fiscal Year 2024-2025 budget be amended as shown as follows:

CITY OF INGLESIDE
DEPARTMENT REVENUES AND EXPENSES
BUDGET AMENDMENT

Account Name:	Dept-Acct Number:	Budget Increase	Budget Decrease
Fund 10 General Fund			
Revenues			
Donations-PD	10-4583	<u>1,100</u>	
Expenses			
Donations-PD	10-5-09-591	<u>1,100</u>	

[To amend the FY2025 budget as shown above to recognize the revenue and appropriate the expense for the donation to the Police Department for future purchases.]

THAT all Ordinance or parts of Ordinances in conflict with this Ordinance are repealed to the extent of such conflict only.

THAT if for any reason any section, paragraph, subdivision, clause, phrase, word or provision of this ordinance shall be held invalid or unconstitutional by final judgement of a court of competent jurisdiction, it shall not affect any other section, paragraph, subdivision, clause, phrase, word or provision of this ordinance, for it is the definite intent of this City Council that every section, paragraph, subdivision, clause, phrase, word or provision hereof be given full force and effect for its purpose.

THAT this Ordinance shall not be codified, but shall become effective on and after adoption and publication as required by law.

PASSED, APPROVED AND ADOPTED this _____ day of _____ 2025 by the City Council of the City of Ingleside, Texas.

CITY OF INGLESIDE, TEXAS

Pedro Oscar Adame, Mayor

ATTEST:

Jana Stork, City Secretary

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 19

Deliberate and take appropriate action on an Ordinance amending the City of Ingleside Chapter 2 - Administration; Article II. - City Council; Sec. 2-37. -Agenda; Chapter 70 - Vegetation; Article II. – Trees; Sec. 70-72. – removal of outside plat process; and Chapter 74 – Vehicles for hire; Article II. – Taxicabs; Sec. 74-63 Amending posting deadline for agenda to coincide with state law (HB 15220); Providing Effective Date, Recitals, Reading, Severance, Repealer, and Notice and Meeting Determination.

SUBMITTED BY: Brenton Lewis, City Manager

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

During the City Council Meeting on July 8, 2025, a report was presented to Council about the 89th Legislature HB 1522 that was introduced by House Representatives Gerdes and Kolkhorst, affecting the current Open Meetings Notice. The current requirement for posting an Open Meeting Notice is 72 hours prior to the meeting. In the case of the Ingleside City Council meeting scheduled for a Tuesday meeting, the notice of meeting is required to be posted no later than 6:29 pm the Saturday prior to the meeting.

The City Code of Ordinances, Division 2 Sec 2-37 Agenda (g) Posting; deadline will need to be amended since the current code states: the agenda for each regular meeting must be posted at least 72 hours prior to the stated time for the meeting. In order to properly prepare the agenda, the deadline for items to be submitted for inclusion on the agenda will be 12:00 noon, local time, on Thursday, prior to the Tuesday of the regular meeting date of the council. The Ordinance also addresses Chapters and Sections that specifically refer to the past 72 hours notice.

City Council held a discussion about passing an Ordinance to amend the Ingleside Code of Ordinances to comply with the new legislation going into effect on September 1, 2025. The Ordinance being presented amends the Code of Ordinances to comply with all State laws for HB 1522.

FISCAL ANALYSIS:

N/A

RECOMMENDATION:

Staff recommends Council approve and pass to second reading the Ordinance to amend the City of Ingleside Code of Ordinances amending the posting requirements for notice of an open meeting.

ATTACHMENTS:

1. DOCS1-#352442-v4-Ord_Amd_Sec_2-37_Agenda v2

ORDINANCE NO. 2025-__

AN ORDINANCE AMENDING THE CITY OF INGLESIDE CHAPTER 2 – ADMINISTRATION; ARTICLE II. – CITY COUNCIL; SEC. 2-37. – AGENDA; CHAPTER 70 – VEGETATION; ARTICLE II. – TREES; SEC. 70-72. – REMOVAL OF OUTSIDE PLAT PROCESS; AND CHAPTER 74 – VEHICLES FOR HIRE; ARTICLE II. – TAXICABS; SEC. 74-63 AMENDING POSTING DEADLINE FOR AGENDA TO COINCIDE WITH STATE LAW (HB 15220); PROVIDING EFFECTIVE DATE, RECITALS, READING, SEVERANCE, REPEALER, AND NOTICE AND MEETING DETERMINATION.

WHEREAS, House Bill 1522 (“HB 1522”) amends the posting requirements for a notice of an open meeting held under the Texas Open Meetings Act from seventy-two (72) hours to three (3) business days before the scheduled meeting; and

WHEREAS, the Ingleside City Council (“City Council”) finds that the posting requirements for agendas for each open meetings contained in Chapters 2, 70, and 74 of the City of Ingleside Code of Ordinances should be amended to be harmonized with HB 1522; and

WHEREAS, the City Council finds that the amendments to the posting deadline and any references thereto contained in Chapters 2, 70, and 74 of the Ingleside code of Ordinances are necessary to update the code and be in compliance with the new agenda posting requirements.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF INGLESIDE, COUNTY OF SAN PATRICIO, STATE OF TEXAS:

Section 1. Amendment. City of Ingleside Chapter 2 – Administration; Article II. – City Council; Sec. 2-37. – Agenda is hereby amended to read as follows, with all amendments indicated in red font with removals indicated by a single line ~~striketrough~~ and new additions underlined.

Sec. 2-37. Agenda.

- (a) *Preparation and acceptance.* The city manager shall prepare and accept items for the agenda.
- (b) *Mandatory placement of items.* An item requested by two or more councilmembers must be placed on the agenda.
- (c) *Review, approval and rearrangement by mayor.* Pursuant to the power conferred by section 3.10 of the city charter, the mayor shall establish the agenda and after its preparation by the city manager, the mayor may review and approve it, or rearrange the agenda as he sees fit subject to the right of any two councilmembers under (b) above to require inclusion of an item.
- (d) *Placement of items; procedure.* Any individual wishing to have an item placed on the agenda shall submit a written request to the city manager and/or the mayor and council. Such written request, as a minimum, shall set forth the precise nature of the issue; the remedy sought; indicate what, if any, administrative steps have been undertaken to resolve the matter; and such further information as the city manager shall deem pertinent. Any individual wishing to be on the agenda will be mailed an agenda or otherwise notified.

(e) *Reserved.*

(f) *Comments and reports.* Reference to the "council agenda" means the portion of the agenda listing specific items which have traditionally been placed on the agenda for council consideration, deliberation, discussion and/or action. Reference to "staff" includes city employees, officers, agents and third parties such as hired consultants, engineers, etc. Reference to "comment" items on an agenda refers to the items placed on agendas to give council, citizens and staff an opportunity to make comments and reports about matters not on the council agenda. The agenda for all regular city council meetings, which are generally held on the second and fourth Tuesdays of each month, shall contain the following three general items: "Council Comments and Reports", "Staff Comments and Reports", and "Citizen Comments and Reports". Under each general item, it shall be stated that "The Council may discuss any subject which is specifically listed under this item" or words conveying the same meaning. Under the appropriate general topic, the specific subject about which comment or report, if any, is going to be made shall be specifically listed, assuming compliance with the applicable procedures hereinafter set forth. Any council member wishing to make comment or report about any subject which is not on the council agenda shall, no later than ~~Thursday~~ Tuesday noon immediately preceding the regular meeting, give the city manager or city secretary notice of the subject upon which he/she wishes to make comment or report. Assuming such notice is given, said specific subject shall be listed under the general topic "Council Comments and Reports". Any subject not on the council agenda about which staff is going to make comment or report shall be placed on the agenda under the general topic "Staff Comments and Reports". If the city manager or city secretary know that a citizen is going to make comment or report about a subject not on the council agenda, the subject shall be specifically listed under the general topic "Citizen Comments and Reports".

(g) *Posting; deadline.* The agenda for each regular meeting must be posted at least ~~72 hours~~ three (3) business days prior to the stated time for the meeting. In order to properly prepare the agenda, the deadline for items to be submitted for inclusion on the agenda will be 12:00 noon, local time, on ~~Thursday~~ Tuesday, prior to the Tuesday of the regular meeting date of the council.

Section 2. Amendment. City of Ingleside Chapter 70 – Vegetation; Article II. – Trees; Sec. 70-72. – Agenda is hereby amended to read as follows, with all amendments indicated in red font with removals indicated by a single line ~~strikethrough~~ and new additions underlined.

Sec. 70-72. - Removal of outside plat process.

In cases involving proposed removal of protected trees not in conjunction with a land subdivision plat review process, an application shall be made to the director by filing the application with him. The director within ten days after the application is filed with him, or such greater time as may be agreed upon by and between the director and the applicant, shall grant or deny the application and notify the applicant in writing of his decision. Failure to notify the applicant within such time shall constitute a grant of the permit application. The applicant may appeal the decision of the director to the board of adjustment by giving written notice of appeal to the board of adjustment within ten days after the date when the applicant is notified of the director's decision. Within 20 days after notice of an appeal is given, or such greater time as may be agreed upon by and between the director and the applicant, the board of adjustment shall grant or deny the application and notify the applicant in writing of its decision. In cases where the board of adjustment is hearing an appeal of a director's decision, the board of adjustment is subject to the Open Meetings Act and, in addition to complying with the notice of meeting requirements imposed by that Act, shall provide no less than ~~72 hours'~~ three (3) business days written notice of its meeting to the applicant. The decision of the board of adjustment shall be final.

For all new commercial development in zoning districts defined in section 70-26, a conservation fee of \$350.00 per acre, or portion thereof, shall be paid by the applicant at the time of building permit issuance. All fees shall be calculated based on the size of the tract of land where the development is proposed with a minimum fee of \$350.00 for commercial development on any tract of land less than one acre. All conservation fees shall be deposited in a separate city account to be used exclusively by the city for public tree care.

Section 3. Amendment. City of Ingleside Chapter 74 – Vehicles for Hire; Article II. – Taxicabs; Sec. 74-63. – Agenda is hereby amended to read as follows, with all amendments indicated in red font with removals indicated by a single line ~~striketrough~~ and new additions underlined.

Sec. 74-63. - Same—Consideration of application.

(a) An owner or operator of a taxicab service, who has a permit to operate a taxicab service in another city which is party to an interlocal agreement with the City of Ingleside which provides for reciprocal taxicab operations in the cities party to such agreement and who is entitled under such an agreement to operate a taxicab in the City of Ingleside, shall not be required to secure a permit to operate a taxicab service in the City of Ingleside under this article or make a showing or secure a finding of public convenience and necessity. But, in all other cases when application for a permit to operate a taxicab service in the City of Ingleside has been made, the city manager shall determine whether or not the public convenience and necessity will be served by the granting of the permit for taxicab service, taking the following into consideration:

- (1) Financial responsibility of the applicant, i.e., solvency, indebtedness.
- (2) The number of taxicabs already in operation in the city.
- (3) The character, work experience and responsibility of the applicant.
- (4) The ability of the applicant to comply with the regulatory ordinances of the city, including the equipment and service proposed to be furnished.
- (5) Published reports and data generally accepted to be reliable with reference to the taxicab industry and transportation services in other cities of the United States may be utilized.
- (6) A comparison of the combined total annual trips of all taxicab service permit holders for the last three years may be used to assess the change in demand for taxicab service within the local economy.
- (7) Such other relevant facts as the city council or city manager may deem reasonably advisable, pertinent or necessary to aid in determining whether public convenience and necessity require the additional taxicab service.

(b) The city manager may, but is not required to, hold one or more public hearings as will give all interested parties an opportunity to present evidence on the question of public convenience and necessity. Notice of such hearings shall be given by posting notice on the front door of city hall no less than ~~72 hours~~ three (3) business days before any such hearing. In all hearings the burden of proof shall be on the applicant to establish by clear, cogent, and convincing evidence that the public convenience and necessity will be served by the operation of the taxicab service for which the application has been made. Proof that the applicant seeks renewal of an existing permit for operating taxicabs shall constitute prima facie proof of public convenience and necessity.

Section 4. Effective Date. This ordinance shall coincide with State Law (HB 1522) and be effective September 1, 2025.

Section 5. Incorporation of Recitals. The City Council finds the Recitals contained in the preamble to this ordinance are true and correct and incorporates them as findings of fact.

Section 6. Reading. As provided by Article III, Section 3.11.B of the Charter of the City of Ingleside, this ordinance or the caption of it shall be read at two City Council meetings with at least two weeks elapsing between each reading.

Section 7. Severance. If any part of this ordinance is invalid or void or is declared to be so, then said part shall be severed from the balance of this ordinance and said invalidity shall not affect the balance of this ordinance, the balance of the ordinance to be read as if said invalid or void portion thereof were not included.

Section 8. Repealer. This Ordinance shall be cumulative of all other ordinances of the City of Ingleside, and this Ordinance shall not operate to repeal or affect any other ordinances of the City of Ingleside except insofar as the provisions thereof might be inconsistent or in conflict with the provisions of this Ordinance, in which event such conflicting provisions, if any, are hereby repealed.

Section 9. Notice and Meeting. It is officially found, determined, and declared that the meeting at which this Ordinance is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Ordinance, was given, all as required by Chapter 551, as amended, Texas Government Code.

PASSED, ORDAINED, APPROVED AND ADOPTED this ____ day of _____, 2025.

CITY OF INGLESIDE, TEXAS

Pedro Oscar Adame, Mayor

ATTEST:

Jana Stork, City Secretary

First Reading: 00/00/0000

Second Reading: 00/00/0000

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 20

Deliberate and take appropriate action to accept the 2025 appraisal assessed and taxable values of all and new property in the City of Ingleside as certified by the San Patricio County Appraisal District.

SUBMITTED BY: Luis Rios, Director of Finance

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

Every year the San Patricio County Appraisal District office prepares the certified rolls of the total appraised assessed and taxable values of all and new property in the City of Ingleside.

FISCAL ANALYSIS:

2025 Grand Total Certified Values of All Taxable Property
Grand Total Market Value \$2,985,484,660
Grand Total Net Taxable Value \$2,369,843,579

The 2025 market values decreased by 1.65% from 2024 values of \$3,035,760,784.
The 2025 taxable values increased by .645% from 2024 values of \$2,354,651,840.

RECOMMENDATION:

Staff recommends the Council accept the total appraisal values.

ATTACHMENTS:

1. COI CITY OF INGLESIDE
2. 2025 COI City of Ingleside Certified Grand Totals



San Patricio County Appraisal District

1301 E. Sinton, Ste. B ★ P. O. Box 938 ★ Sinton, Texas 78387-0938
(361) 364-5402 ★ Fax (361) 364-1198
www.sanpatcad.org

CERTIFICATION OF THE 2025 APPRAISAL ROLL

CITY OF INGLESIDE

2025 CERTIFIED APPRAISAL ROLL

Section 26.01 (a) of the Texas Property Tax Code requires that the Chief Appraiser certify a list of all the taxable property within your taxing unit that was approved by the Appraisal Review Board on July 19, 2025. This approved list represents the approved **Appraisal Roll** for your taxing unit, however, by law, the approved Appraisal Roll does not include properties in your taxing unit which are currently still under protest with the San Patricio County Appraisal Review Board.

Accordingly, I, Robert Cenci, Chief Appraiser for the San Patricio County Appraisal District, San Patricio County, Texas, do hereby **CERTIFY** that the values identified and described below as the "2025 Certified Appraisal Roll" are my estimates of the **MARKET VALUE** and the **NET TAXABLE VALUE** approved by the Appraisal Review Board for your taxing unit as of July 25, 2025. If your entity offers a Tax Ceiling, all values stated below are calculated **BEFORE** any applicable Tax Ceiling adjustment.

2025 CERTIFIED LIST OF PROPERTIES CURRENTLY UNDER ARB PROTEST

In addition, Section 26.01 (c) of the Texas Property Tax Code requires that the Chief Appraiser prepare and certify a listing of those properties which are taxable by your taxing unit, but which are still under protest, and therefore, **not included** in the approved Certified Appraisal Roll cited above.

Accordingly, I, Robert Cenci, Chief Appraiser for the San Patricio County Appraisal District, San Patricio County, Texas, do hereby **CERTIFY** that the values identified and described below as the "2025 Certified Listing of Estimated Values of Property Currently Under ARB Protest" are my estimate of the **MARKET VALUE** and the **NET TAXABLE VALUE** of the properties currently under protest in your taxing unit as of July 25, 2025. If your entity offers a Tax Ceiling, all values stated below are calculated **BEFORE** any applicable Tax Ceiling adjustment.

TOTAL 2025 CERTIFIED VALUES

The sum of the "Certified Appraisal Roll" values and the "Certified Listing of Estimated Values of Property Currently Under ARB Protest" represents my estimate of the **GRAND TOTAL MARKET VALUE** and the **GRAND TOTAL NET TAXABLE VALUE** of all taxable property in your jurisdiction as of July 25, 2025.



San Patricio County Appraisal District

1301 E. Sinton, Ste. B ★ P. O. Box 938 ★ Sinton, Texas 78387-0938
(361) 364-5402 ★ Fax (361) 364-1198
www.sanpatcad.org

CITY OF INGLESIDE

2025 CERTIFIED APPRAISAL ROLL VALUES

TOTAL MARKET VALUE	\$ 2,909,516,992
TOTAL NET TAXABLE VALUE	\$ 2,296,130,024

2025 CERTIFIED LIST OF ESTIMATED VALUES OF PROPERTY CURRENTLY UNDER ARB PROTEST

TOTAL MARKET VALUE	\$ 75,967,668
TOTAL NET TAXABLE VALUE	\$ 73,713,555

2025 GRAND TOTAL CERTIFIED VALUES OF ALL TAXABLE PROPERTY

GRAND TOTAL MARKET VALUE	\$ 2,985,484,660
GRAND TOTAL NET TAXABLE VALUE	\$ 2,369,843,579


Robert Cenci – RPA, CTA
Chief Appraiser
San Patricio County Appraisal District

7-25-2025
Date:

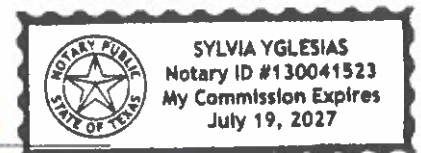
STATE OF Texas, COUNTY OF San Patricio:

On this day, personally appeared before me

Robert Cenci, to me know to be the person(s) described in and who executed the within and foregoing instrument and acknowledge that he/she signed the same as his/her voluntary act and deed, for the uses and purposes therein mentioned.

Witness my hand and official seal hereto affixed this 25th day of July, 2025. Notary Public in and for the State of Texas.


My commission expires 7/19/27



2025 CERTIFIED TOTALS

Property Count: 4,418

COI - City of Ingleside
ARB Approved Totals

7/25/2025 12:55:24PM

Land		Value			
Homesite:		188,964,380			
Non Homesite:		335,431,046			
Ag Market:		11,635,148			
Timber Market:		0	Total Land	(+)	536,030,574
Improvement		Value			
Homesite:		525,656,684			
Non Homesite:		1,335,497,838	Total Improvements	(+)	1,861,154,522
Non Real		Count	Value		
Personal Property:	427		512,331,896		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
				Market Value	=
					512,331,896
					2,909,516,992
Ag	Non Exempt	Exempt			
Total Productivity Market:	11,410,221	224,927			
Ag Use:	220,621	12,752	Productivity Loss	(-)	11,189,600
Timber Use:	0	0	Appraised Value	=	2,898,327,392
Productivity Loss:	11,189,600	212,175			
			Homestead Cap	(-)	38,214,489
			23.231 Cap	(-)	17,908,074
			Assessed Value	=	2,842,204,829
			Total Exemptions Amount	(-)	546,074,805
			(Breakdown on Next Page)		
			Net Taxable	=	2,296,130,024

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count			
DP	1,557,189	1,407,189	6,383.52	6,453.28	6			
OV65	26,065,787	21,285,820	100,057.36	102,403.05	111			
Total	27,622,976	22,693,009	106,440.88	108,856.33	117	Freeze Taxable	(-)	22,693,009
Tax Rate	0.6420610							
						Freeze Adjusted Taxable	=	2,273,437,015

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
14,703,293.31 = 2,273,437,015 * (0.6420610 / 100) + 106,440.88

Certified Estimate of Market Value: 2,909,516,992
Certified Estimate of Taxable Value: 2,296,130,024

Tax Increment Finance Value: 0
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 4,418

COI - City of Ingleside
ARB Approved Totals

7/25/2025

12:55:41PM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	1	25,739,320	0	25,739,320
CHODO (Partial)	1	2,255,005	0	2,255,005
DP	67	1,555,859	0	1,555,859
DV1	13	0	95,000	95,000
DV1S	1	0	5,000	5,000
DV2	12	0	99,000	99,000
DV3	25	0	240,000	240,000
DV3S	1	0	10,000	10,000
DV4	151	0	1,160,062	1,160,062
DV4S	2	0	0	0
DVHS	106	0	27,418,513	27,418,513
DVHSS	3	0	818,324	818,324
EX	5	0	146,797,400	146,797,400
EX-XD (Prorated)	1	0	26,902	26,902
EX-XF	1	0	950	950
EX-XN	7	0	714,176	714,176
EX-XU	2	0	940,565	940,565
EX-XV	137	0	192,970,707	192,970,707
EX-XV (Prorated)	1	0	31,422	31,422
EX366	48	0	42,264	42,264
OV65	699	15,778,828	0	15,778,828
OV65S	49	1,114,338	0	1,114,338
PC	13	124,450,240	0	124,450,240
SO	59	3,810,930	0	3,810,930
Totals		174,704,520	371,370,285	546,074,805

2025 CERTIFIED TOTALS

Property Count: 172

COI - City of Ingleside
Under ARB Review Totals

7/25/2025 12:55:24PM

Land			Value		
Homesite:			9,280,432		
Non Homesite:			12,608,184		
Ag Market:			416,680		
Timber Market:			0	Total Land	(+) 22,305,296
Improvement			Value		
Homesite:			15,863,527		
Non Homesite:			71,670,845	Total Improvements	(+) 87,534,372
Non Real		Count	Value		
Personal Property:	7		188,902,607		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+) 188,902,607
				Market Value	= 298,742,275
Ag	Non Exempt		Exempt		
Total Productivity Market:	416,680		0		
Ag Use:	1,092		0	Productivity Loss	(-) 415,588
Timber Use:	0		0	Appraised Value	= 298,326,687
Productivity Loss:	415,588		0		
				Homestead Cap	(-) 1,081,979
				23.231 Cap	(-) 4,706,414
				Assessed Value	= 292,538,294
				Total Exemptions Amount (Breakdown on Next Page)	(-) 739,271
				Net Taxable	= 291,799,023
Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count
OV65	570,551	511,491	2,993.02	3,193.96	3
Total	570,551	511,491	2,993.02	3,193.96	3
Tax Rate	0.6420610				
				Freeze Taxable	(-) 511,491
				Freeze Adjusted Taxable	= 291,287,532

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
 1,873,236.66 = 291,287,532 * (0.6420610 / 100) + 2,993.02

Certified Estimate of Market Value: 75,967,668
 Certified Estimate of Taxable Value: 73,713,555
 Tax Increment Finance Value: 0
 Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 172

COI - City of Ingleside
Under ARB Review Totals

7/25/2025

12:55:41PM

Exemption Breakdown

Exemption	Count	Local	State	Total
DP	1	25,000	0	25,000
DV4	2	0	24,000	24,000
DVHSS	1	0	390,271	390,271
OV65	13	284,060	0	284,060
OV65S	1	15,940	0	15,940
SO	1	0	0	0
Totals		325,000	414,271	739,271

2025 CERTIFIED TOTALS

Property Count: 4,590

COI - City of Ingleside
Grand Totals

7/25/2025 12:55:24PM

Land		Value			
Homesite:		198,244,812			
Non Homesite:		348,039,230			
Ag Market:		12,051,828			
Timber Market:		0	Total Land	(+)	558,335,870
Improvement		Value			
Homesite:		541,520,211			
Non Homesite:		1,407,168,683	Total Improvements	(+)	1,948,688,894
Non Real		Count	Value		
Personal Property:	434		701,234,503		
Mineral Property:	0		0		
Autos:	0		0	Total Non Real	(+)
			Market Value	=	701,234,503
					3,208,259,267
Ag	Non Exempt	Exempt			
Total Productivity Market:	11,826,901	224,927			
Ag Use:	221,713	12,752	Productivity Loss	(-)	11,605,188
Timber Use:	0	0	Appraised Value	=	3,196,654,079
Productivity Loss:	11,605,188	212,175	Homestead Cap	(-)	39,296,468
			23.231 Cap	(-)	22,614,488
			Assessed Value	=	3,134,743,123
			Total Exemptions Amount (Breakdown on Next Page)	(-)	546,814,076
			Net Taxable	=	2,587,929,047

Freeze	Assessed	Taxable	Actual Tax	Ceiling	Count		
DP	1,557,189	1,407,189	6,383.52	6,453.28	6		
OV65	26,636,338	21,797,311	103,050.38	105,597.01	114		
Total	28,193,527	23,204,500	109,433.90	112,050.29	120	Freeze Taxable	(-) 23,204,500
Tax Rate	0.6420610						
						Freeze Adjusted Taxable	= 2,564,724,547

APPROXIMATE LEVY = (FREEZE ADJUSTED TAXABLE * (TAX RATE / 100)) + ACTUAL TAX
16,576,529.97 = 2,564,724,547 * (0.6420610 / 100) + 109,433.90

Certified Estimate of Market Value: 2,985,484,660
Certified Estimate of Taxable Value: 2,369,843,579

Tax Increment Finance Value: 0
Tax Increment Finance Levy: 0.00

2025 CERTIFIED TOTALS

Property Count: 4,590

COI - City of Ingleside
Grand Totals

7/25/2025

12:55:41PM

Exemption Breakdown

Exemption	Count	Local	State	Total
AB	1	25,739,320	0	25,739,320
CHODO (Partial)	1	2,255,005	0	2,255,005
DP	68	1,580,859	0	1,580,859
DV1	13	0	95,000	95,000
DV1S	1	0	5,000	5,000
DV2	12	0	99,000	99,000
DV3	25	0	240,000	240,000
DV3S	1	0	10,000	10,000
DV4	153	0	1,184,062	1,184,062
DV4S	2	0	0	0
DVHS	106	0	27,418,513	27,418,513
DVHSS	4	0	1,208,595	1,208,595
EX	5	0	146,797,400	146,797,400
EX-XD (Prorated)	1	0	26,902	26,902
EX-XF	1	0	950	950
EX-XN	7	0	714,176	714,176
EX-XU	2	0	940,565	940,565
EX-XV	137	0	192,970,707	192,970,707
EX-XV (Prorated)	1	0	31,422	31,422
EX366	48	0	42,264	42,264
OV65	712	16,062,888	0	16,062,888
OV65S	50	1,130,278	0	1,130,278
PC	13	124,450,240	0	124,450,240
SO	60	3,810,930	0	3,810,930
Totals		175,029,520	371,784,556	546,814,076

2025 CERTIFIED TOTALS

Property Count: 4,418

COI - City of Ingleside
ARB Approved Totals

7/25/2025 12:55:41PM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	2,954	1,638.9026	\$4,538,720	\$692,709,769	\$602,536,791
B	MULTIFAMILY RESIDENCE	52	20.6060	\$0	\$74,727,272	\$73,511,405
C1	VACANT LOTS AND LAND TRACTS	490	1,947.6279	\$0	\$64,784,601	\$64,534,533
D1	QUALIFIED AG LAND	69	959.1661	\$0	\$11,410,221	\$220,621
D2	IMPROVEMENTS ON QUALIFIED OP	4		\$0	\$367,959	\$367,959
E	FARM OR RANCH IMPROVEMENT	16	44.8658	\$0	\$4,211,866	\$3,896,729
F1	COMMERCIAL REAL PROPERTY	157	81.5754	\$313,542	\$62,492,814	\$60,755,439
F2	INDUSTRIAL REAL PROPERTY	63	1,921.9021	\$6,434,830	\$1,273,553,921	\$1,128,407,905
J2	GAS DISTRIBUTION SYSTEM	2		\$0	\$806,392	\$806,392
J3	ELECTRIC COMPANY (INCLUDING C	12		\$0	\$10,072,300	\$10,072,300
J4	TELEPHONE COMPANY (INCLUDI	9		\$0	\$738,240	\$738,240
J5	RAILROAD	2		\$0	\$2,284,540	\$2,284,540
J6	PIPELAND COMPANY	45		\$0	\$34,430,020	\$28,925,930
J7	CABLE TELEVISION COMPANY	1		\$0	\$379,560	\$379,560
J8	OTHER TYPE OF UTILITY	3		\$0	\$935,930	\$935,930
L1	COMMERCIAL PERSONAL PROPE	200		\$83,600	\$14,343,266	\$14,343,266
L2	INDUSTRIAL PERSONAL PROPERT	92		\$0	\$300,249,760	\$300,249,760
M1	TANGIBLE OTHER PERSONAL, MOB	29		\$0	\$730,463	\$605,437
O	RESIDENTIAL INVENTORY	51	14.0600	\$732,822	\$1,905,357	\$1,905,357
S	SPECIAL INVENTORY TAX	1		\$0	\$651,930	\$651,930
X	TOTALLY EXEMPT PROPERTY	203	3,669.9189	\$247,578	\$357,730,811	\$0
Totals			10,298.6248	\$12,351,092	\$2,909,516,992	\$2,296,130,024

2025 CERTIFIED TOTALS

Property Count: 172

COI - City of Ingleside
Under ARB Review Totals

7/25/2025 12:55:41PM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	79	48.1973	\$112,236	\$23,322,267	\$21,358,545
B	MULTIFAMILY RESIDENCE	17	2.2900	\$0	\$53,004,727	\$49,660,728
C1	VACANT LOTS AND LAND TRACTS	30	597.8977	\$0	\$7,446,552	\$7,178,795
D1	QUALIFIED AG LAND	2	13.7050	\$0	\$416,680	\$1,092
D2	IMPROVEMENTS ON QUALIFIED OP	1		\$0	\$17,044	\$17,044
E	FARM OR RANCH IMPROVEMENT	3	34.5210	\$0	\$652,364	\$613,458
F1	COMMERCIAL REAL PROPERTY	32	24.1373	\$37,600	\$22,907,352	\$21,994,072
F2	INDUSTRIAL REAL PROPERTY	5	8.1700	\$0	\$2,072,682	\$2,072,682
L1	COMMERCIAL PERSONAL PROPE	5		\$0	\$539,827	\$539,827
L2	INDUSTRIAL PERSONAL PROPERT	2		\$0	\$188,362,780	\$188,362,780
Totals			728.9183	\$149,836	\$298,742,275	\$291,799,023

2025 CERTIFIED TOTALS

Property Count: 4,590

COI - City of Ingleside
Grand Totals

7/25/2025 12:55:41PM

State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A	SINGLE FAMILY RESIDENCE	3,033	1,687.0999	\$4,650,956	\$716,032,036	\$623,895,336
B	MULTIFAMILY RESIDENCE	69	22.8960	\$0	\$127,731,999	\$123,172,133
C1	VACANT LOTS AND LAND TRACTS	520	2,545.5256	\$0	\$72,231,153	\$71,713,328
D1	QUALIFIED AG LAND	71	972.8711	\$0	\$11,826,901	\$221,713
D2	IMPROVEMENTS ON QUALIFIED OP	5		\$0	\$385,003	\$385,003
E	FARM OR RANCH IMPROVEMENT	19	79.3868	\$0	\$4,864,230	\$4,510,187
F1	COMMERCIAL REAL PROPERTY	189	105.7127	\$351,142	\$85,400,166	\$82,749,511
F2	INDUSTRIAL REAL PROPERTY	68	1,930.0721	\$6,434,830	\$1,275,626,603	\$1,130,480,587
J2	GAS DISTRIBUTION SYSTEM	2		\$0	\$806,392	\$806,392
J3	ELECTRIC COMPANY (INCLUDING C	12		\$0	\$10,072,300	\$10,072,300
J4	TELEPHONE COMPANY (INCLUDI	9		\$0	\$738,240	\$738,240
J5	RAILROAD	2		\$0	\$2,284,540	\$2,284,540
J6	PIPELAND COMPANY	45		\$0	\$34,430,020	\$28,925,930
J7	CABLE TELEVISION COMPANY	1		\$0	\$379,560	\$379,560
J8	OTHER TYPE OF UTILITY	3		\$0	\$935,930	\$935,930
L1	COMMERCIAL PERSONAL PROPE	205		\$83,600	\$14,883,093	\$14,883,093
L2	INDUSTRIAL PERSONAL PROPERT	94		\$0	\$488,612,540	\$488,612,540
M1	TANGIBLE OTHER PERSONAL, MOB	29		\$0	\$730,463	\$605,437
O	RESIDENTIAL INVENTORY	51	14.0600	\$732,822	\$1,905,357	\$1,905,357
S	SPECIAL INVENTORY TAX	1		\$0	\$651,930	\$651,930
X	TOTALLY EXEMPT PROPERTY	203	3,669.9189	\$247,578	\$357,730,811	\$0
Totals			11,027.5431	\$12,500,928	\$3,208,259,267	\$2,587,929,047

2025 CERTIFIED TOTALS

Property Count: 4,418

COI - City of Ingleside
ARB Approved Totals

7/25/2025 12:55:41PM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	REAL RES - SINGLE FAMILY RES	5	0.6988	\$0	\$270,415	\$260,690
A1	REAL RES - SINGLE FAMILY	2,867	1,559.7906	\$4,314,131	\$684,020,688	\$595,199,947
A2	REAL RES MANUFACTURED HOMES	78	77.8392	\$36,366	\$7,658,269	\$6,410,067
A2P	PP: MANUFACTURED HOME (SAME O	13	0.5740	\$188,223	\$760,397	\$666,087
B		1	5.0000	\$0	\$2,255,005	\$2,255,005
B1	APARTMENT - MULITFAMILY	19	15.3910	\$0	\$62,722,357	\$62,239,344
B2	MULTI - DUPLEX	25		\$0	\$7,316,418	\$6,785,914
B3	MULTI - TRIPLEX	2		\$0	\$583,493	\$478,810
B4	MULTI - QUADRAPLEX	5	0.2150	\$0	\$1,849,999	\$1,752,332
C1	REAL VACANT PLATTED	410	883.8562	\$0	\$25,087,863	\$25,003,951
C1C	REAL VACANT COMMERCIAL	60	164.7677	\$0	\$5,831,104	\$5,664,948
C1I	REAL VACANT INDUSTRIAL	20	899.0040	\$0	\$33,865,634	\$33,865,634
D1	QUALIFIED OPEN SPACE	69	959.1661	\$0	\$11,410,221	\$220,621
D2	IMPROVEMENTS ON QUALIFIED OPE	4		\$0	\$367,959	\$367,959
E1	REAL FARM & RANCH IMPROVEMENT	9	10.0470	\$0	\$3,308,160	\$2,993,023
E3	RURAL VACANT LAND (NO CITY)	7	34.8188	\$0	\$903,706	\$903,706
F1	RP - COMMERCIAL	157	81.5754	\$313,542	\$62,492,814	\$60,755,439
F2	RP - INDUSTRL & MANF	63	1,921.9021	\$6,434,830	\$1,273,553,921	\$1,128,407,905
J2	GAS COMPANIES	2		\$0	\$806,392	\$806,392
J3	ELECTRIC COMPANIES	12		\$0	\$10,072,300	\$10,072,300
J4	TELEPHONE COMPANIES	9		\$0	\$738,240	\$738,240
J5	RAILROADS	2		\$0	\$2,284,540	\$2,284,540
J6	PIPELINES	42		\$0	\$30,085,330	\$26,401,930
J6A	PIPELINES - OTHER	3		\$0	\$4,344,690	\$2,524,000
J7	CABLE COMPANIES	1		\$0	\$379,560	\$379,560
J8	OTHER UTILITY	3		\$0	\$935,930	\$935,930
L	P & A L1 ACCOUNTS	2		\$0	\$1,800	\$1,800
L1	PP - COMMERCIAL	200		\$83,600	\$14,341,466	\$14,341,466
L2A	INDUS - VEH, 1 TON OR OVER	2		\$0	\$55,170	\$55,170
L2C	INDUS - INVENTORY	19		\$0	\$125,247,960	\$125,247,960
L2D	INDUS - TRAILERS	1		\$0	\$7,500	\$7,500
L2G	INDUS - MACHINERY & EQUIP	23		\$0	\$137,295,890	\$137,295,890
L2H	INDUS - LEASED EQUIP	12		\$0	\$1,112,720	\$1,112,720
L2I	INDUS - LEASEHOLD IMPTS	1		\$0	\$20,000	\$20,000
L2J	INDUS - FURN & FIXT	12		\$0	\$1,211,940	\$1,211,940
L2L	INDUS - STG TANKS	1		\$0	\$20,000	\$20,000
L2M	INDUS - VEH, LESS THAN 1 TON	9		\$0	\$2,194,390	\$2,194,390
L2P	INDUS - RADIO TOWERS	3		\$0	\$395,480	\$395,480
L2Q	INDUS - RADIO TOWER EQUIP	3		\$0	\$279,860	\$279,860
L2R	INDUS - WATERCRAFT	6		\$0	\$32,408,850	\$32,408,850
M1	PP: MANUFACTURED HMS (PARKS)	21		\$0	\$409,045	\$318,655
M1P	PP: MANUFACTURED HMS (NON-PAR	8		\$0	\$321,418	\$286,782
O	REAL EST INV	50	13.8000	\$732,822	\$1,881,287	\$1,881,287
OR		1	0.2600	\$0	\$24,070	\$24,070
S	SPECIAL INVENTORY	1		\$0	\$651,930	\$651,930
X	EXEMPT PROPERTY	203	3,669.9189	\$247,578	\$357,730,811	\$0
Totals			10,298.6248	\$12,351,092	\$2,909,516,992	\$2,296,130,024

2025 CERTIFIED TOTALS

Property Count: 172

COI - City of Ingleside
Under ARB Review Totals

7/25/2025 12:55:41PM

CAD State Category Breakdown

State Code Description		Count	Acres	New Value	Market Value	Taxable Value
A1	REAL RES - SINGLE FAMILY	78	47.8763	\$112,236	\$23,229,979	\$21,291,257
A2	REAL RES MANUFACTURED HOMES	2	0.3210	\$0	\$92,288	\$67,288
B1	APARTMENT - MULITFAMILY	7	1.9000	\$0	\$49,961,222	\$46,901,197
B2	MULTI - DUPLEX	5		\$0	\$1,439,456	\$1,218,057
B3	MULTI - TRIPLEX	2		\$0	\$709,980	\$647,405
B4	MULTI - QUADRAPLEX	3	0.3900	\$0	\$894,069	\$894,069
C1	REAL VACANT PLATTED	12	27.0229	\$0	\$1,563,081	\$1,295,324
C1C	REAL VACANT COMMERCIAL	10	47.4148	\$0	\$2,091,133	\$2,091,133
C1I	REAL VACANT INDUSTRIAL	8	523.4600	\$0	\$3,792,338	\$3,792,338
D1	QUALIFIED OPEN SPACE	2	13.7050	\$0	\$416,680	\$1,092
D2	IMPROVEMENTS ON QUALIFIED OPE	1		\$0	\$17,044	\$17,044
E1	REAL FARM & RANCH IMPROVEMENT	1	0.5000	\$0	\$383,745	\$344,839
E3	RURAL VACANT LAND (NO CITY)	2	34.0210	\$0	\$268,619	\$268,619
F1	RP - COMMERCIAL	32	24.1373	\$37,600	\$22,907,352	\$21,994,072
F2	RP - INDUSTRL & MANF	5	8.1700	\$0	\$2,072,682	\$2,072,682
L1	PP - COMMERCIAL	5		\$0	\$539,827	\$539,827
L2C	INDUS - INVENTORY	2		\$0	\$188,362,780	\$188,362,780
Totals			728.9183	\$149,836	\$298,742,275	\$291,799,023

2025 CERTIFIED TOTALS

Property Count: 4,590

COI - City of Ingleside
Grand Totals

7/25/2025 12:55:41PM

CAD State Category Breakdown

State Code	Description	Count	Acres	New Value	Market Value	Taxable Value
A	REAL RES - SINGLE FAMILY RES	5	0.6988	\$0	\$270,415	\$260,690
A1	REAL RES - SINGLE FAMILY	2,945	1,607.6669	\$4,426,367	\$707,250,667	\$616,491,204
A2	REAL RES MANUFACTURED HOMES	80	78.1602	\$36,366	\$7,750,557	\$6,477,355
A2P	PP: MANUFACTURED HOME (SAME O	13	0.5740	\$188,223	\$760,397	\$666,087
B		1	5.0000	\$0	\$2,255,005	\$2,255,005
B1	APARTMENT - MULITFAMILY	26	17.2910	\$0	\$112,683,579	\$109,140,541
B2	MULTI - DUPLEX	30		\$0	\$8,755,874	\$8,003,971
B3	MULTI - TRIPLEX	4		\$0	\$1,293,473	\$1,126,215
B4	MULTI - QUADRAPLEX	8	0.6050	\$0	\$2,744,068	\$2,646,401
C1	REAL VACANT PLATTED	422	910.8791	\$0	\$26,650,944	\$26,299,275
C1C	REAL VACANT COMMERCIAL	70	212.1825	\$0	\$7,922,237	\$7,756,081
C1I	REAL VACANT INDUSTRIAL	28	1,422.4640	\$0	\$37,657,972	\$37,657,972
D1	QUALIFIED OPEN SPACE	71	972.8711	\$0	\$11,826,901	\$221,713
D2	IMPROVEMENTS ON QUALIFIED OPE	5		\$0	\$385,003	\$385,003
E1	REAL FARM & RANCH IMPROVEMENT	10	10.5470	\$0	\$3,691,905	\$3,337,862
E3	RURAL VACANT LAND (NO CITY)	9	68.8398	\$0	\$1,172,325	\$1,172,325
F1	RP - COMMERCIAL	189	105.7127	\$351,142	\$85,400,166	\$82,749,511
F2	RP - INDUSTRL & MANF	68	1,930.0721	\$6,434,830	\$1,275,626,603	\$1,130,480,587
J2	GAS COMPANIES	2		\$0	\$806,392	\$806,392
J3	ELECTRIC COMPANIES	12		\$0	\$10,072,300	\$10,072,300
J4	TELEPHONE COMPANIES	9		\$0	\$738,240	\$738,240
J5	RAILROADS	2		\$0	\$2,284,540	\$2,284,540
J6	PIPELINES	42		\$0	\$30,085,330	\$26,401,930
J6A	PIPELINES - OTHER	3		\$0	\$4,344,690	\$2,524,000
J7	CABLE COMPANIES	1		\$0	\$379,560	\$379,560
J8	OTHER UTILITY	3		\$0	\$935,930	\$935,930
L	P & A L1 ACCOUNTS	2		\$0	\$1,800	\$1,800
L1	PP - COMMERCIAL	205		\$83,600	\$14,881,293	\$14,881,293
L2A	INDUS - VEH, 1 TON OR OVER	2		\$0	\$55,170	\$55,170
L2C	INDUS - INVENTORY	21		\$0	\$313,610,740	\$313,610,740
L2D	INDUS - TRAILERS	1		\$0	\$7,500	\$7,500
L2G	INDUS - MACHINERY & EQUIP	23		\$0	\$137,295,890	\$137,295,890
L2H	INDUS - LEASED EQUIP	12		\$0	\$1,112,720	\$1,112,720
L2I	INDUS - LEASEHOLD IMPTS	1		\$0	\$20,000	\$20,000
L2J	INDUS - FURN & FIXT	12		\$0	\$1,211,940	\$1,211,940
L2L	INDUS - STG TANKS	1		\$0	\$20,000	\$20,000
L2M	INDUS - VEH, LESS THAN 1 TON	9		\$0	\$2,194,390	\$2,194,390
L2P	INDUS - RADIO TOWERS	3		\$0	\$395,480	\$395,480
L2Q	INDUS - RADIO TOWER EQUIP	3		\$0	\$279,860	\$279,860
L2R	INDUS - WATERCRAFT	6		\$0	\$32,408,850	\$32,408,850
M1	PP: MANUFACTURED HMS (PARKS)	21		\$0	\$409,045	\$318,655
M1P	PP: MANUFACTURED HMS (NON-PAR	8		\$0	\$321,418	\$286,782
O	REAL EST INV	50	13.8000	\$732,822	\$1,881,287	\$1,881,287
OR		1	0.2600	\$0	\$24,070	\$24,070
S	SPECIAL INVENTORY	1		\$0	\$651,930	\$651,930
X	EXEMPT PROPERTY	203	3,669.9189	\$247,578	\$357,730,811	\$0
Totals			11,027.5431	\$12,500,928	\$3,208,259,267	\$2,587,929,047

2025 CERTIFIED TOTALS

Property Count: 4,590

COI - City of Ingleside
Effective Rate Assumption

7/25/2025 12:55:41PM

New Value

TOTAL NEW VALUE MARKET:	\$12,500,928
TOTAL NEW VALUE TAXABLE:	\$9,545,515

New Exemptions

Exemption	Description	Count		
EX-XN	11.252 Motor vehicles leased for personal use	2	2024 Market Value	\$145,396
EX-XV	Other Exemptions (including public property, r	1	2024 Market Value	\$44,400
EX366	HB366 Exempt	8	2024 Market Value	\$7,143
ABSOLUTE EXEMPTIONS VALUE LOSS				\$196,939

Exemption	Description	Count	Exemption Amount
DV1	Disabled Veterans 10% - 29%	1	\$5,000
DV4	Disabled Veterans 70% - 100%	13	\$93,473
DVHS	Disabled Veteran Homestead	10	\$2,138,130
OV65	Over 65	56	\$1,155,434
		80	\$3,392,037
PARTIAL EXEMPTIONS VALUE LOSS			
NEW EXEMPTIONS VALUE LOSS			\$3,588,976

Increased Exemptions

Exemption	Description	Count	Increased Exemption Amount
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INCREASED EXEMPTIONS VALUE LOSS

TOTAL EXEMPTIONS VALUE LOSS	\$3,588,976
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New Ag / Timber Exemptions**New Annexations****New Deannexations****Average Homestead Value****Category A and E**

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
2,019	\$257,330	\$19,446	\$237,884
Category A Only			

Count of HS Residences	Average Market	Average HS Exemption	Average Taxable
2,011	\$257,010	\$19,422	\$237,588

2025 CERTIFIED TOTALSCOI - City of Ingleside
Lower Value Used

Count of Protested Properties	Total Market Value	Total Value Used
172	\$298,742,275.00	\$73,713,555

CITY COUNCIL AGENDA

Regular Meeting: August 12, 2025

AGENDA ITEM: 21

Deliberate and take appropriate action on the City Manger's submission of the Fiscal Year 2025-2026 Budget and Capital Improvement Plan as required by the City of Ingleside Charter Section 7.02 - Submission of budget.

SUBMITTED BY: Brenton Lewis, City Manager

APPROVED FOR AGENDA: Brenton Lewis, City Manager

BACKGROUND:

As stated in the Charter - Pursuant to Section 7.02. - Submission of budget.

On or before the first regular city council meeting of August of each year, the City Manager shall submit to the City Council a proposed budget for the ensuing fiscal year and the budget message. The City Council shall review the proposed budget and make any appropriate changes prior to publishing the final budget.

During the drafting of this cover sheet, staff were in the process of working with the Appraisal District on the calculation of the No New Revenue Tax Rate and the Voter Approval Tax Rate.

Truth-in-taxation is a concept embodied in the Texas Constitution that requires local taxing units to make taxpayers aware of tax rate proposals and to afford taxpayers the opportunity to limit tax increases. Property owners have the right to know about increases in their properties' appraised value and to be notified of the estimated taxes that could result from the new value. Creating a budget and adopting a property tax rate to support that budget are major functions of a taxing unit's governing body. This is accomplished by following truth-in-taxation requirements to ensure the public is informed of any increases. The type of taxing unit determines its applicable truth-in-taxation requirements.

FISCAL ANALYSIS:

N/A

RECOMMENDATION:

Staff is recommending no action at this time, to enable the Council to review the submitted document. There has been a Special Meeting scheduled to discuss the budget that is to be held on August 19th, 2025.

ATTACHMENTS:

None