

**CITY OF INGLESIDE
REGULAR CITY COUNCIL MEETING
MINUTES
NOVEMBER 14, 2023
6:30 P.M.**

Opening Agenda

1. Call Meeting to order.

The Regular Council Meeting of the City of Ingleside was called to order by Mayor Adame at 6:30 p.m. on November 14, 2023, at City Hall 2671 San Angelo Ingleside, TX and live video streaming.

2. Roll Call.

With Council Members present a quorum was established.

Council Members Present: Steve Diehl, Stewart Wilson, David Pruitt, John Salinas, Mayor Pro-Tem Tracy Long, Julio Salinas, and Mayor Pedro Oscar Adame.

3. Invocation.

Father Patrick Higgins, Our Lady of the Assumption Catholic Church, led the invocation.

4. Pledge of Allegiance.

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

5. Citizen Comments and Reports

Martha Habluetzel, 3508 Avenue A, addressed the Council about the worry of the ammonia plant, 66 tons of pollutants, ammonia cannot be seen, and knowing that there has not been an application put in with the City.

Desiree Beaudry, 2032 State Highway 361 Apt. #612, addressed the Council about the ammonia plant, the hidden costs that come along with the plant, increase in cost of utilities, loss of businesses, loss of 400 acres of habitat that protect the town from storm surges, carbon that will be released when trees are cut down, the reality of a disaster from a hurricane, and stated that the area is better as a habitat instead of an industrial plant.

Charlie Boone, 468 Sunset, Ingleside on the Bay, addressed the Council about being on the Board of the Ingleside on the Bay Coastal Watch Association, stated that the presentation being heard tonight will have important facts regarding an ammonia plant, asked that the Council consider the health and wealth of the citizens, prioritize for the citizens, and to take control of what is being built.

Council Member Diehl requested that staff keep the hard copies of any information received from the citizens regarding the ammonia plant.

6. Staff Comments and Reports

City Manager Lewis gave an update to Council about the Tree City USA Application.

A. Solar-Powered Radar Signs

Director of Infrastructure Services Paredes addressed the Council about the solar-powered radar signs, waiting for quotes and availability for solar-powered radar signs, the radar signs typically being mounted to a trailer for easy deployment throughout the City, signs also having the ability to use a message board to relay desired information to the drivers, and the capability of sending data feedback to a central location.

B. Blinking Stop Signs

Discussion was held on schools and heavier areas they are needed, being set up in other cities that are working, blinking stop sign in low lit areas, being solar powered, the help with traffic, and the cost of \$1,000 per piece.

C. N.O. Simmons Soccer Fields Update

Discussion was held on herbicide, scraping, sandy coat, and kids crossing in the dark.

Council Member Julio Salinas asked if Gerald Crain could speak on the conditions of the field.

Gerald Crain, 2959 Pen oak Avenue, President of the Texas Coast Youth Soccer League, addressed the Council about the soccer fields, the fields for the smaller children having the sand spurs, the bigger soccer fields having holes left over from events and the ruts from City workers driving on the fields after a rainy day/night, the league being made up of volunteers that take the time to make sure the fields are ready to use for practices and games. Council Member Julio Salinas asked Mr. Crain how many kids were in the league, and the age range of the kids. Mr. Crain stated that this season, due to it being a smaller amount of kids with football and cheerleading taking place as well, that there was a total of 162 children ranging from 3 years old to 19 years old. Mr. Crain informed the Council that the League had two teams, and all-girls team and an all-boys team, advancing to the playoffs in the age groups in San Antonio, Texas.

Mayor Adame asked Mr. Crain to work with Director of Infrastructure Services Paredez regarding the soccer field conditions.

7. Council Comments and Reports

No Council Comments and Reports presented for this meeting.

Presentations

8. Presentation by Ingleside on the Bay Coastal Watch Association (IOBCWA) on Ammonia Risks to Ingleside.

Patrick Nye gave a presentation on Ammonia Risk to Ingleside to Council Members, City staff and citizens present. Mr. Nye talked about Blue Ammonia, the cancer causing agents, EPA concerned about heart/lung risks, items emitted in the air, the proposal of pipelines being brought in, carbon capture failure years ago, TCEQ having no air monitors in the county, presented photos of optical gas, Lie Oak Peninsula Emission Sources being directly affected, Volatile Organic Compounds, Chenier doing the same thing that the communities downwind are experiencing, and how ammonia would affect lungs.

Citizen Comments:

Martha Hablutezel, 3508 Avenue A, asked if Enbridge and YaREN were clean then why do they have ammonia partners? Concerned about what will happen to the children and citizens in the area.

Desiree Beaudry, 2032 State Highway 361 Apt #612, stated that we need to consider the what ifs of the ammonia plant, and ammonia being used for digital agriculture sold in foreign markets.

Cyndi Valdes, 809 Bayshore Dr, Ingleside on the Bay, stated that there will be a town Hall Meeting on December 12, 2023, at the Aransas Pass Civic Center, climate mobility (tool to monitor air quality), San Patricio County already at 98% mobility according to the environmental defense fund, TCEQ permit # 174275, once the notice hits the papers and advertisement about a public hearing then the citizens have 30 days to voice concerns.

Patrick Nye, presenter, informed Council that YaREN canceled the clean air in Norway, and they can't make it in Europe, what can hurt in saying no, sending a letter to commissioners, possible ordinance for no pipelines coming through the cities.

Carl Amsden “Pat”, 161 Sunset Dr, Ingleside on the Bay, commented about having worked in heavy manufacturing, the company coming in and throwing away money, good will, and to consider ourselves as bugs on a windshield.

Lou Valdes, 809 Bayshore Dr, Ingleside on the Bay, commented about going to Enbridge and being told that there would be no risks.

Steve Wilder, 1215 Bayshore Dr, Ingleside on the Bay, commented about the plant being in Ingleside, and that the Council has a voice and to use it.

Thomas Wadham, 701 Oak Ridge Dr, Ingleside on the Bay, thanked the Council for inviting them to present and speak on the situation regarding the ammonia risk.

Ken Willis, 316 Inglewood, Ingleside on the Bay, informed Council that he works with TCEQ, commented on the importance of the risks, and what is happening with our water.

Discussion was held amongst Council Members, City Manager Lewis, and the presenter Pat Nye regarding the risks, the plant itself, data being gathered from Texas A&M University – Corpus Christi and University of Texas at Arlington, information being key, looking into procedures and partnering with neighboring cities on Ordinances to keep this from happening, health and safety of the community being important, and wanting the maximum input from the citizens and the community.

Consent Agenda

9. **Deliberate and take appropriate action on the Regular Meeting Minutes of October 24, 2023.**
10. **Deliberate and take appropriate action on acceptance of HOT Fund Post Event Form from Battlin’ BBQ and payment of \$22,449.75 for the Battlin’ BBQ Cook-Off Festival Event held October 19-22, 2023.**

Motion: Council Member Pruitt made a motion to approve the Consent Agenda as presented. Council Member Wilson seconded the motion. Motion carried with all present voting in favor.

Executive Session

No Executive Session presented for this meeting.

Public Hearing

No Public Hearing presented for this meeting.

Regular Agenda

11. **Deliberate and take appropriate action on the first reading of an Ordinance amending Chapter 18 – Buildings and Building Regulations, Article I – In General, Article II – Construction Standards, Article III – Plumbing Standards, Article IV – Gas Standards, Article V – Mechanical Standards, Article VI – Electrical, Article VII – International Property Maintenance Code, Article VIII – Unsafe Buildings, Article IX – Swimming Pools, article X – Floodplain Management, Article XI – Fences, Article XII – Building Numbering, Article XIII – Industrial Housing and Buildings and Article XIV – Wind Energy Conversion Systems, Ingleside Code of Ordinances and further providing for effective date, reading, severance, and publication.**

Discussion was held amongst Council Members, City Manager Lewis, and Interim Building Official Delauro about getting the City current on codes from 2012 to 2018, working with Engineer Carl Cruell, all documentation going through legal counsel, and the document being a living document and will continue to be amended in the future.

Motion: Council Member Diehl made a motion to pass to the second reading of an Ordinance amending Chapter 18 – Buildings and Building Regulations, Article I – In

General, Article II – Construction Standards, Article III – Plumbing Standards, Article IV – Gas Standards, Article V – Mechanical Standards, Article VI – Electrical, Article VII – International Property Maintenance Code, Article VIII – Unsafe Buildings, Article IX – Swimming Pools, article X – Floodplain Management, Article XI – Fences, Article XII – Building Numbering, Article XIII – Industrial Housing and Buildings and Article XIV – Wind Energy Conversion Systems, Ingleside Code of Ordinances and further providing for effective date, reading, severance, and publication. Mayor Adame seconded the motion. Motion carried with all present voting in favor.

12. Deliberate and take appropriate action on the first reading of an Ordinance amending Chapter 34 – Fire Prevention and Protection, Ingleside Code of Ordinances and further providing for effective date, reading, severance, and publication.

Discussion was held amongst Council Members, City Manager Lewis, and Interim Building Official Delauro about getting the City current on codes from 2012 to 2018, working with Fire Marshal Thomas Miller, meeting NFPA standards, all documentation going through legal counsel, and the document being a living document and will continue to be amended in the future.

Motion: Council Member John Salinas made a motion to pass to the second reading of an Ordinance amending Chapter 34 – Fire Prevention and Protection, Ingleside Code of Ordinances and further providing for effective date, reading, severance, and publication. Council Member Pruitt seconded the motion. Motion carried with all present voting in favor.

13. Deliberate and take appropriate action on the first reading of an Ordinance amending chapter 78 – Zoning, Article I – In General, Article II – Administration, Article III – Nonconforming Uses and Buildings, Article IV – District Regulations, Article V – Supplementary District Regulations, and Article VI – Miscellaneous, Ingleside Code of Ordinances and further providing for effective date, reading, severance, and publication.

Discussion was held amongst Council Members, City Manager Lewis, and Interim Building Official Delauro about getting the City current on standards and state mandated laws, working with Engineer Carl Cruell, vetted through by staff, and all documentation going through legal counsel.

Motion: Council Member Diehl made a motion to pass to the second reading of an Ordinance amending chapter 78 – Zoning, Article I – In General, Article II – Administration, Article III – Nonconforming Uses and Buildings, Article IV – District Regulations, Article V – Supplementary District Regulations, and Article VI – Miscellaneous, Ingleside Code of Ordinances and further providing for effective date, reading, severance, and publication. Council Member Pruitt seconded the motion. Motion carried with all present voting in favor.

14. Deliberate and take appropriate action on the first reading of an Ordinance amending Chapter 54 – Subdivision, Article I – In General, Article II – Administration, Article III – Plats, Article IV – Design Standards, Article V – Improvements, and Article VI – Model Subdivision Rules, Ingleside Code of Ordinances and further providing for effective date, reading, severance, and publication.

Discussion was held amongst Council Members, City Manager Lewis, and Interim Building Official Delauro about getting the City current on state laws that were not in our city codes, and all documentation going through legal counsel.

Motion: Council Member Diehl made a motion to pass to the second reading of an Ordinance amending Chapter 54 – Subdivision, Article I – In General, Article II – Administration, Article III – Plats, Article IV – Design Standards, Article V – Improvements, and Article VI – Model Subdivision Rules, Ingleside Code of Ordinances and further providing for effective date, reading, severance, and publication. Council Member Pruitt seconded the motion. Motion carried with all present voting in favor.

15. Deliberate and take appropriate action on Garden Center Update.

Discussion was held amongst Council Members, City Manager Lewis, and Director of Infrastructure Services Paredes regarding the Garden Center, best to go back to original plan and just remodel the current building, the building itself is structurally sound, ceiling not being high enough but can do mini splits when it comes to the A/C units in which will raise the ceiling, and if decided to get rid of current building and construct a bigger building vegetation would be lost.

Motion: Mayor Adame made a motion to move forward with staff recommendation regarding the Garden Center. Council Member Wilson seconded the motion. Motion carried with all present voting in favor.

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

- A. Food for Fines, November 01-30, 2023
- B. Animal Shelter Groundbreaking, November 17, 2023
- C. Turkey Leg Drive Thru Fundraiser, November 17, 2023
- D. Christmas Tree Lighting, December 01, 2023
- E. Hazardous Waste Collection Event, December 02, 2023
- F. Light Up Live Oak, December 08-09, 2023
- G. Ingleside Library's Christmas Tree Lighting, December 13, 2023
- H. Breakfast with Santa, December 16, 2023

17. Items to consider for placement on future agendas.

Council Member Diehl wanted to wish all the staff and citizens a Happy Thanksgiving.

18. Adjourn.

Mayor Adame adjourned the regular meeting of the City of Ingleside at 8:42 p.m.

APPROVED:


Tracy Long, Mayor Pro Tem

ATTEST:


Jana Stork, Assistant City Secretary