

**CITY OF INGLESIDE
REGULAR CITY COUNCIL MEETING
MINUTES
JULY 09, 2024**

Opening Agenda

1. Call regular 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 July 09, 2024, at City Hall 2671 San Angelo Ave., 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 Adame.

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.

Chuck Sullivan, 2627 Hwy 361, addressed the Council about the holes in the concrete by his trash cans at Twisted Apes Bar & Grill, asked the City for a metal plate to cover the holes until they are filled in but the City hasn't done it, and being charged a late fee for City services due to not being allowed on the property at City Hall to conduct business.

Charles Boone, 468 Sunset, Ingleside on the Bay, addressed the Council about being comfortable at the Council meetings, economic development, rapid industrialization, weighing the difference of money from industry and citizens, and the Objectionable Use Permit.

Patrick Nye, 1018 Bayshore Dr., Ingleside on the Bay, addressed the Council about YaRen on the way, TCEQ meeting in Portland on September 7th, ammonia being dangerous, carbon capture well on-site, ammonia plants along the coast, and the safety record of YaRen.

Mayor Adame asked the City Attorney about e-mailed citizen comments and if they needed to be read during the meeting. The City Attorney stated that the City's Code of Ordinances does not require an email comment to be read for the record, and that they do not need to be posted.

6. Staff Comments and Reports.

a. Council Comments and Reports.

Mayor Adame wanted to thank the Emergency Management Coordinator/Chief of Police and staff for their commitment and efforts to the City in preparation for Hurricane Beryl.

Mayor Adame wanted the staff to make sure all information is on one website.

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

City manager Lewis addressed the Council about the current events and any updates.

c. Report on Concession Stand at NO Simmons.

Discussion was held between Council Members and City Manager Lewis about the Concession Stand at N.O. Simmons park, the concession stand being used by entities, profit to the citizens, equipment in the concession stand, leasing out the concession stand to the leagues, and maintaining the concession stand.

Presentations

7. Introduction of New Chief of Police Martin Molina.

Martin Molina addressed Council and introduced himself as the new Chief of Police. He had his wife and grandson pin his badge to his uniform.

Consent Agenda

Agenda Items 11, 17, and 18 were pulled from the Consent Agenda and moved in to the Regular Agenda for separate discussion.

- 8. Deliberate and take appropriate action on second and final reading of an Ordinance amending Chapter 38 – Offenses and Miscellaneous Provisions, Article VI. – Fireworks, Ingleside Code Ordinances and further providing for effective date reading, severance, and publication.**

Proposed Ordinance 2024-12.

- 9. Deliberate and take appropriate action on second and final reading of an Ordinance amending Chapter 46 – Solid Waste, Article I. – In General, Section 46-3 – Burning, Burying, or Similar Disposal, Ingleside code of Ordinances and further providing for effective date, reading, severance, and publication.**

Proposed Ordinance 2024-13.

- 10. Deliberate and take appropriate action on second and final reading of an Ordinance amending the Personnel Policies and Procedures, Section 2. Employee Responsibilities: 2.K. Arrests, Confinements, and Indictments, 2.L. Telephone Contact, 2.N. General E-mail & Voice Mail Policy, 2.O. Network Security Policy, 2.P. Provided Equipment, 2.Q. Social Media Policy, 2.R. Employee Guidelines: Use of City's Social Media on Work Time, 2.S. Use of Personal Social Media While Not on Work Time; and Creating 2.T. Establishing Accounts with Other Online Services; Providing for effective date; Reading; Severance; and Publication.**

Proposed Ordinance 2024-14.

- 12. Deliberate and take appropriate action to rescind the Mayoral Declaration of Disaster and Executive Order #111, that recognizes the COVID disaster, to effectively end on July 09, 2024.**

- 13. Deliberate and take appropriate action on the renewal of the Mayoral Declaration of Local Disaster Order Proclaimed by Mayor Adame in accordance with the Teas Government Code §418.108, as amended for the period July 10, 2024 through July 23, 2024.**

- 14. Deliberate and take appropriate action on the Regular Meeting Minutes of June 25, 2024.**

- 15. Deliberate and take appropriate action on acceptance of the HOT Fund Post Event Form and payment authorization to the Ingleside Chamber of Commerce for \$15,979.28 for the Light'n Fires BBQ Cookoff Summerfest Event held May 31 and June 1, 2024.**

- 16. Deliberate and take appropriate action on the Ingleside Chamber of Commerce & Visitors Center request for a Special Use Permit for "Renaissance Faire" on December 14th & 15th, 2024, as required by City Ordinance 2019-14, for the use of Live Oak Park.**

Motion: Council Member Diehl made a motion to approve the consent agenda excluding Items 11, 17, and 18 which were removed from the Consent Agenda for separate discussion. Council Member Wilson seconded the motion. Motion carried with all present voting in favor.

Public Hearing

No Public Hearing presented for this meeting.

Regular Agenda

11. **Deliberate and take appropriate action on second reading and adoption of a Resolution of the City of Ingleside, Texas, approving a project of the City of Ingleside Development Corporation; complying with Section 505.158, Texas Local Government Code; and providing for two separate Readings and an Effective Date.**

Proposed Resolution 2024-28.

Discussion was held between Council Members, City Manager Lewis, and Ingleside Development Corporation Chairman Cindy Wilson about the sign project being done by the 4B group, and the project being a City project funded by the Ingleside Development Corporation.

Motion: Council Member Julio Salinas made a motion to adopt Resolution 2024-28, a Resolution of the City of Ingleside, Texas, approving a project of the City of Ingleside Development Corporation; complying with Section 505.158, Texas Local Government Code; and providing for two separate Readings and an Effective Date. Council Member John Salinas seconded the motion. Motion carried with all present voting in favor.

17. **Deliberate and take appropriate action on the City of Ingleside Parks & Recreation Event request considering a Special Use Permit for "Ingleside Light'n Fires Barbecue Cookoff" to be held on January 24 & January 25, 2025, at NO Simmons Park.**

Discussion was held between Council Members, City Manager Lewis, and Chamber of Commerce President Barbara Gregg about the use of the entirety of the park, concern of the fields during the event, project plan not included, filling the permit out to save the dates for the event, working closely with staff on the process of the event, and coming up with definitive add-ons to the permit process.

Motion: Council Member Julio Salinas made a motion to approve the City of Ingleside Parks & Recreation Event request considering a Special Use Permit for "Ingleside Light'n Fires Barbecue Cookoff" to be held on January 24 & January 25, 2025, at NO Simmons Park. Council Member Diehl seconded the motion. Motion carried with all present voting in favor.

18. **Deliberate and take appropriate action on the Ingleside Chamber of Commerce & Visitors Center request for a Special Use Permit or "Ingleside Round Up Days" on March 21st, 22nd, and 23rd, 2025, as required by City Ordinance 2019-14 for the use of N.O. Simmons Park.**

Discussion was held between Council Members, City Manager Lewis, and Chamber of Commerce President Barbara Gregg about the relaxation of the noise ordinance being verbally requested.

Motion: Mayor Adame motioned to TABLE, to the next meeting on July 23, 2024, the Ingleside Chamber of Commerce & Visitors Center request for a Special Use Permit or "Ingleside Round Up Days" on March 21st, 22nd, and 23rd, 2025, as required by City Ordinance 2019-14 for the use of N.O. Simmons Park. Mayor Pro-Tem Long seconded the motion. Motion carried with all present voting in favor.

19. **Deliberate and take appropriate action on a Resolution authorizing the City of Ingleside, Texas to consent to the partial assignment of the Chapter 380 Agreement from Flint Hills Resources Corpus Christi, LLC to J Enbridge Ingleside Oil**

Terminal, LLC, as related to a 43.55-acre portion of the land and authorize the Mayor to execute all documents related; and setting an effective date.

Mayor Adame requested to withdraw Item 19 from the Agenda. There were no objections by Council, and Mayor Adame stated that the item was withdrawn.

- 20. Deliberate and take appropriate action on a Resolution of the City Council of the City of Ingleside, Texas, regarding the creation and appointment of a Charter Review Commission; Providing a charge for the Commission; Appointing members to the Commission; Requiring a Public Hearing; Establishing a term for the Commission; Engaging professionals for assistance; Adopting a repealer clause; Providing for severability; and Establishing an effective date.**

Proposed Resolution 2024-29.

Discussion held between Council Members, City Manager Lewis, and City Attorney Frank Garza about the Charter Review Commission, six (6) applications but only five (5) positions; making the sixth applicant an Alternate non-voting position but needing to be present at all the meetings in case a chair becomes vacant; the Commission being a part of the Open Meetings Act and is a public meeting where citizens can give input to the Commission; ordinances being tied back to the City Charter, and the Commission looking to the future.

Motion: Mayor Adame made a motion to adopt Resolution 2024-29, a Resolution of the City Council of the City of Ingleside, Texas, regarding the creation and appointment of a Charter Review Commission; Providing a charge for the Commission; Appointing members to the Commission; Requiring a Public Hearing; Establishing a term for the Commission; Engaging professionals for assistance; Adopting a repealer clause; Providing for severability; and Establishing an effective date; appointing Tom Bell, Amanda Torres, Ricardo Trevino, Robert Vana, and Courtney Shane as members of the Charter Review Commission, and Cindy Wilson as an Alternate non-voting members of the Charter Review Commission. Council Member John Salinas seconded the motion. Motion carried 6:1.

For Motion:	Council Member Diehl, Council Member Pruitt, Council Member John Salinas, Mayor Pro-Tem Long, Council Member Julio Salinas, and Mayor Adame
Against Motion:	Council Member Wilson

- 21. Deliberate and take appropriate action on a Resolution designating authorized signatories for Contractual Documents and Documents for requesting funds pertaining to the Community Development Block Grant – MITIGATION PROGRAM (CDBG-MIT) program for the General Land Office (GLO) state contract number 24-065-054-E564 by the City Council of the City of Ingleside, Texas.**

Proposed Resolution 2024-30.

Discussion held between Council Members and City Manager Lewis about the City being a direct awardee of the grant, will be incorporated into the budget, not having to do a match requirement, and going towards drainage improvements.

Motion: Council Member John Salinas made a motion to adopt Resolution 2024-30, a Resolution designating authorized signatories for Contractual Documents and Documents for requesting funds pertaining to the Community Development Block Grant – MITIGATION PROGRAM (CDBG-MIT) program for the General Land Office (GLO) state contract number 24-065-054-E564 by the City Council of the City of Ingleside, Texas. Mayor Pro-Tem Long seconded the motion. Motion carried with all present voting in favor.

- 22. Deliberate and take appropriate action on a Resolution regarding civil rights and the associated policies of the Housing and Community Development Block Grant – Disaster Recovery (CDBG-MIT) grant and the Texas General Land Office (GLO) for the City of Ingleside, Texas.**

Proposed Resolution 2024-31.

Discussion was held between Council Members and City Manager Lewis about housekeeping of the grant and requesting the acceptance by Council.

Motion: Mayor Pro-Tem Long made a motion to adopt Resolution 2024-31, a Resolution regarding civil rights and the associated policies of the Housing and Community Development Block Grant – Disaster Recovery (CDBG-MIT) grant and the Texas General Land Office (GLO) for the City of Ingleside, Texas. Council Member Pruitt seconded the motion. Motion carried with all present voting in favor.

23. Deliberate and take appropriate action of the proclamation declaring April as Fair Housing Month in the City of Ingleside, Texas.

Discussion was held between Council Members and City Manager Lewis about the proclamation being accepted for grant purposes.

Motion: Mayor Pro-Tem Long made a motion to declare April as Fair Housing Month in the City of Ingleside, Texas. Council Member Julio Salinas seconded the motion. Motion carried with all present voting in favor.

Mayor Adame presented the Proclamation for declaring April as Fair Housing Month.

24. Deliberate and take appropriate action on first reading of an Ordinance amending the Fiscal & Budgetary Policy for the City of Ingleside, Texas.

Discussion was held between Council Members and City Manager about verbiage being added to the policy.

Motion: Council Member Diehl made a motion to approve the first reading of an Ordinance amending the Fiscal & Budgetary Policy for the City of Ingleside, Texas. Council Member Pruitt seconded the motion. Motion carried with all present voting in favor.

25. Deliberate and take appropriate action on the first reading of an Ordinance to amend the Procurement Policy and Procedures for the City of Ingleside.

Discussion was held between Council Members and City Manager Lewis about recommendations for changes and verbiage requirements.

Motion: Mayor Adame made a motion to approve the first reading of an Ordinance to amend the Procurement Policy and Procedures for the City of Ingleside. Council Member Pruitt seconded the motion. Motion carried with all present voting in favor.

26. Deliberate and take appropriate action to accept the easement from the Ingleside Independent School District to the City of Ingleside for the Hultgreen Project.

Discussion held between Council Members, City Manager Lewis, and Director of Infrastructure Services Paredes about receiving an easement for Ingleside Independent School District, the overlay of easements, the sewer line, and the contractor being on hold right now but will start as soon as the go ahead is given by Council.

Motion: Mayor Pro-Tem Long made a motion to accept the easement from the Ingleside Independent School District to the City of Ingleside for the Hultgreen Project. Council Member Diehl seconded the motion. Motion carried with all present voting in favor.

27. Deliberate and take appropriate action on Live Oak Park tennis court resurfacing.

Discussion held between Council Members, City Manager Lewis, Director of Infrastructure Services Paredes, and Director of Finance Vela about staff and the School District looking at the tennis courts, unbudgeted money in the CIP, the School District helping with the maintenance and striping of the court, the court needing a complete resurfacing, lighting is not part of the resurfacing budget but is budgeted in the CIP, and the court being used in the future for other sports.

Motion: Council Member Julio Salinas made a motion to award the bid to Playgrounds etc. for \$45,868.57 for the Live Oak Park tennis court resurfacing. Council Member John Salinas seconded the motion. Motion carried with all present voting in favor.

Executive Session

28. 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. Section 551.087 Deliberation regarding Economic Development Negotiations – Update on ongoing industry and retail negotiations.**
- B. Section 551.071 Consultations with Attorney to seek or receive legal advice regarding pending litigation.**

At 8:13 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 Section 551.087 Economic Development Negotiations – Update on ongoing industry and retail negotiations, Section 551.071 Consultations with Attorney to seek or receive legal advice regarding pending litigation.

29. Open Session

City Council will reconvene in Open Session at which time action on the matter(s) discussed in Closed Session may be considered.

- A. Section 551.087 Deliberation regarding Economic Development Negotiations – Update on ongoing industry and retail negotiations.**
- B. Section 551.071 Consultations with Attorney to seek or receive legal advice regarding pending litigation.**

At 9:03 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 taken.

Item B: No Action taken.

30. Items to consider for placement on future agendas.

Council Member Diehl requested all legal aspects of the YaRen project and transparency of the project be presented.

Mayor Adame requested the YaRen project and 2012-2013 Ordinances pertaining to the project be presented.

31. Adjourn Regular Meeting.

Mayor Adame adjourned the regular meeting of the City of Ingleside at 9:06 p.m.

APPROVED:



Pedro Oscar Adame, Mayor

ATTEST:



Ruby Beaven, City Secretary