

City of Ingleside
Minutes
Regular City Council Meeting
January 26, 2021
6:30 PM

1. Call meeting to order

The Regular City Council Meeting held on January 26, 2021, was called to order at 6:30 p.m., with Mayor Ronnie Parker presiding.

2. Roll Call

Council Members present: Council Member Diehl, Council Member Pruitt, Council Member Wilson, Council Member Schack, Council Member Tucker, Council Member Luna, and Mayor Parker.

3. Invocation

4. Pledge of Allegiance

5. Citizen Comments

There were no Citizen comments.

Presentations:

N/A

Consent Agenda:

6. Discussion, consideration, and action of an Ordinance, to request the closure and abandonment of a portion of a 50' platted unimproved roadway known as Coleman Road located between BLKS C & D of Caruthers Cove Subdivision and a 0.802-acre tract embracing a portion of a 25' wide alley along the Southeast boundary of Caruthers Cove Subdivision according to the map or plat recorded in Volume 4, Page 84, Map Records of San Patricio County, Ingleside, Texas. (Second Reading)

7. Discussion, consideration, and action, regarding an Ordinance, amending Chapter 66 – Utilities, Article II Water, Division 1, Generally – Section 66-36 Connection to City Water System and Providing for Effective Date, Reading, Severance, and Publication. (Second Reading)

8. Discussion, consideration, and action, regarding an Ordinance, amending Chapter 66 – Utilities, Article III Sanitary Sewer Service Division 3. – Building Sewers and Connections Section 66-149 Separate Building Sewers Required for Each Lot and Providing for Effective Date, Reading, Severance, and Publication. (Second Reading)

9. Discussion, consideration, and action of the City Council Minutes, dated October 28, 2020, Regular City Council Meeting, November 10, 2020, Regular City Council Meeting, November 17, 2020, Special City Council Meeting, and December 8, 2020, Regular City Council Meeting.

Council Member Schack, requested items 7 and 8 be pulled from the Consent Agenda.

Council Member Diehl, made a motion, seconded by Council Member Wilson, to approve items 6 and 9 from the Consent Agenda. The motion passed unanimously.

7. Discussion, consideration, and action, regarding an Ordinance, amending Chapter 66 – Utilities, Article II Water, Division 1, Generally – Section 66-36 Connection to City Water System and Providing for Effective Date, Reading, Severance, and Publication. (Second Reading)

8. Discussion, consideration, and action, regarding an Ordinance, amending Chapter 66 – Utilities, Article III Sanitary Sewer Service Division 3. – Building Sewers and Connections Section 66-149 Separate Building Sewers Required for Each Lot and Providing for Effective Date, Reading, Severance, and Publication. (Second Reading)

Council Member Schack, requested to table items 7 and 8, and for City Council to receive a copy of the Impact Fees, and how Impact Fees are collected. Council Member Schack, commented that this Ordinance, could impact the money the City collects from Impact Fees.

Director of Building and Planning, Carey Dietrich, commented that it says a $\frac{3}{4}$ " meter. Council Member Schack, commented it is charged by meter, with two houses, one meter. Director of Building and Planning, Carey Dietrich, commented each house has its own separate meter, coming off of a 1", with two $\frac{3}{4}$ " taps, which each have their own meter, a standard meter being $\frac{3}{4}$ ". Council Member Schack, requested a copy of the impact fees for Council, because if they count that one line as a tap, and then they would split the cost of the impact fees. Director of Building and Planning, Carey Dietrich, confirmed it is per meter size. Mayor Parker, commented impact fees are based on the meter size, not the tap size. Council Member Diehl, requested that Public Works be at the City Council meeting when items 7 and 8 are brought back to Council. Council Member Diehl, commented on the impact fee side, to make sure there is some type of protection.

Council Member Wilson, questioned how the water pressure would be kept up, coming from a 1' line, to 2- $\frac{3}{4}$ ". Director of Building and Planning, Carey Dietrich, commented that would be a Public Works question.

Council Member Diehl, commented regarding the waste water side, if two houses are on the same line, if there was a stoppage, there could be a potential argument as to who caused it. Director of Building and Planning, Carey Dietrich, commented to her knowledge, it has happened once, because a 4" tap, on a 4".

Director of Building and Planning, commented it has already been done in violation of our own Ordinance.

Council Member Schack, made a motion, seconded by Council Member Diehl, to table items 7 and 8. The motion passed unanimously.

Executive Session:

N/A

Public Hearing:

10. A Public Hearing, regarding an application filed by Mass Investments, to replat the following property: 10.719 acres of land embracing portions of BLKS C, D, & E of Caruthers Cove Subdivision to LT 1 BLK 1 Xeno Addition Subdivision, City of Ingleside, San Patricio County, Texas.

Mayor Parker, closed the Regular City Council Meeting at 6:41 p.m. to proceed to the Public Hearing.

Jerry Brundrett, surveying engineer of Griffith & Brundrett Surveying, Rockport, Texas spoke in favor of item 10.

No one spoke against item 10.

11. A Public Hearing, regarding an application filed by Vaquero Ventures Management, LLC., to rezone the hereinafter described real property from its present classification of R-1 (Single Family Residential) to C-2 (General Commercial): LTS 1-4 BLK 4 Blaschke's Highland Addition Subdivision fronting Gussie Street, Ingleside, Texas.

No one spoke in favor of item 11.

No one spoke against item 11.

Action Items:

12. Discussion, consideration, and action of a Resolution, regarding an application filed by Mass Investments, to replat the following property: 10.719 acres of land embracing portions of BLKS C, D, & E of Caruthers Cove Subdivision to LT 1 BLK 1 Zeno Addition Subdivision, City of Ingleside, San Patricio County, Texas. (Single Reading)

Council Member Wilson, made a motion, seconded by Council Member Diehl, to approve the replat for the following property: 10.719 acres of land embracing portions of BLKS C, D, & E of Caruthers Cove Subdivision to LT 1 BLK 1 Zeno Additions Subdivision, City of Ingleside, San Patricio County, Texas. The motion passed unanimously.

13. Discussion, consideration, and action of an Ordinance, concerning an application filed by Vaquero Ventures Management, LLC., to rezone the hereinafter described real property from its present classification of R-1 (Single Family Residential) to C-2 (General Commercial): LTS 1-4 BLK 4 Blaschke's Highland Addition Subdivision fronting Gussie Street, Ingleside, Texas. (First Reading)

Council Member Diehl, made a motion, seconded by Council Member Luna, to table item 13, due to applicant not present at the City Council Meeting. The motion passed unanimously.

14. Discussion, consideration, and action of a Resolution regarding approval of offer to purchase tax sale property, Lots 8, 9, 10, and 11, Block 18, R. J. Williams Subdivision, a subdivision to the City of Ingleside, San Patricio County, Texas, as described in Volume 452, Page 206, Deed Records of San Patricio County, Texas, also known as 2581 S. Main, Ingleside, Texas.

Robert Cuevas, Office Manager of Linebarger Goggan, Blair & Sampson, LLP., presented the property has belonged to the City of Ingleside since 1995.

Council Member Schack, made the motion, seconded by Council Member Pruitt, to approve the offer. The motion passed unanimously.

15. Discussion, consideration, and action of a Resolution regarding approval of offer to purchase tax sale property, Lots 5 and 6, Block 3, and mobile home Serial #ZWK75146560, Label # ULI0124084, R. J. Williams Addition, and addition to the City of Ingleside, San Patricio County, Texas, according to the map or plat thereof, recorded in Volume 3, Page 8, Map Records of San Patricio County, Texas, located between Second Street and Third Street on Avenue D, Ingleside, Texas.

Council Member Diehl, made a motion, seconded by Council Member Schack, to approve the offer. The motion passed unanimously.

16. Discussion, consideration, and action of a Resolution regarding approval of offer to purchase tax sale property, Lot 5, Block 1, Frank Phelps Garden Tracts Addition, and addition to the City of Ingleside, San Patricio County, Texas, according to the map or plat thereof, recorded in Volume 4, Page 30, Map Records of San Patricio County, Texas, located between North Street and Port Avenue on Highway 1069, Ingleside, Texas.

Council Member Diehl, made a motion, seconded by Council Member Wilson, to approve the offer. The motion passed unanimously.

17. Discussion, consideration, and action regarding the fencing at N. O. Simmons Skate Park. (Tabled at Special City Council Meeting, January 19, 2021)

Bianca Skinner, of the Parks and Recreation Department, commented Corpus Christi has not answered her request, as to how they do not have a fence surrounding their Skate Bowl, and commented that the Corpus Christi Skate Bowl is not as deep as the Ingleside Skate Bowl.

Council Member Schack, commented that a fence is desired, but asked if a fence is needed.

Interim City Manager, Linnette Barker, commented she thinks a fence is needed at the Skate Park, serving a dual purpose of keeping small children from falling in, and protecting the public from a skate board flying out of the skate bowl. Money is not budgeted for this project.

Council Member Tucker, commented responsibility should be placed on parents.

Oscar Palacios, made a citizen comment.

Council Member Schack, made a motion, seconded by Council Member Tucker, to post notice/caution signs, and access the locations where fencing is needed, and to reach out to the 4-B Corporation to consider assisting with the fence. The motion passed unanimously.

18. Discussion, consideration, and action of a Resolution of the City Council of the City of Ingleside, Texas, awarding a contract for the Replacement Emergency Generators and authorizing the Interim City Manager to execute the contract. (Tabled at Special City Council Meeting, January 19, 2021)

Council Member Schack, made a motion, seconded by Council Member Luna, to approve the contract with McDonald Electric Contractors Engineers, for the backup generators-transfer switches. The motion passed unanimously.

19. Discussion, consideration, and action, regarding the proposed Animal Control Facility.

John Michael, of Hanson Engineering, commented when approaching for donations, a packet is needed, including a site plan, a rendering, a detailed budget, and a description of the project with the need. John Michael, of Hanson Engineering, suggested forming a steering committee, of staff and possible some Council Members, and have no more than two meetings, contacting Shelter Planners of America to meet with the steering committee, and bring back to Council for final approval.

Council Member Diehl, volunteered as a member of the steering committee.

Mayor Parker, made a motion, seconded by Council Member Wilson, to form a steering committee comprised of Council Member Diehl, two city employees, and two citizens, and approving the task order with Hanson Engineering. The motion passed unanimously.

20. Discussion, consideration, and action regarding the sponsoring of a Town Hall Meeting with the Port of Corpus Christi to be held in Ingleside, Texas.

Director of Economic Development, Jodi Carr, presented she had been in contact with the Port of Corpus Christi, and topics suggested for a Town Hall, with a possible location of the Ingleside High School Cafeteria.

Council Member Diehl, made a motion, seconded by Council Member Tucker, to formally issue an invite to the Port of Corpus Christi to conduct a Town Hall, with Economic Development Coordinator, Jodi Carr as the point of contact. The motion was passed, with six (6) votes yes by Council Member Diehl, Council Member Wilson, Mayor Parker, Council Member Tucker, Council Member Pruitt, and Council Member Luna, and one (1) abstention, by Council Member Schack.

21. Discussion, consideration, and action of a Resolution, for an election to be held May, 1, 2021, for the purpose of electing three (3) Council Members, Places 1, 3, and 5, for full terms. (Two-year terms)

Council member Schack, made a motion, seconded by Council Member Pruitt, to approve the Resolution. The motion passed unanimously.

22. Discussion, consideration, and action of a Resolution, by the City Council of Ingleside, Texas, establishing procedures for a Joint General Election with the Ingleside Independent School District and Ingleside on the Bay, Texas, on May 1, 2021.

Council Member Diehl, made a motion, seconded by Council Member Wilson, to approve the Resolution. The motion passed unanimously.

23. Discussion, consideration, and action of the Contract between the City of Ingleside and San Patricio County Elections Administrator for Election Services for the May 1, 2021 Election.

Council Member Schack, made a motion, seconded by Council Member Wilson, to accept the contract between the City of Ingleside and San Patricio County Elections Administrator for Election Services for the May 1, 2021 Election. The motion passed unanimously.

24. Discussion, consideration, and action of an Ordinance ordering an election to be held on May 1, 2021 in the City of Ingleside for the purpose of submitting amendments to the Ingleside City Charter; Designating the place of holding such Election; Naming the Officers thereof; Prescribing the form of ballot; Providing for notices; Providing for a severability clause and declaring an effective date. (Second Reading)

Council Member Diehl, made a motion, seconded by Council Member Wilson, to approve the Ordinance. The motion passed unanimously.

Other:

25. Reports from Staff
- a) City of Ingleside expenditures over \$3000
 - b) Quarterly Reports
 - c) Monthly Financials
 - d) Other Updates

Interim City Manager, Linnette Barker, answered City Council question regarding the Monthly Financials.

Council Member Diehl, requested an update for the two easements for Cape Bay Subdivision.

Interim City Manager, Linnette Barker, commented there was a verbal approval with one of the landowners. John Michael, of Hanson Engineering, commented we should still be on course for the timeline with Cape Bay Subdivision.

Council Member Diehl, asked if the original signed documents filed with the County regarding the Emory Bellard Outfall easements. John Michael, of Hanson Engineering, commented we have signed copies from Wildcat, but not the original, and do not have signed copies or original from Exxon. Council Member Diehl, commented the Houghton project can not be started until documents are received and filed with the County.

Council Member Diehl, asked all citizens to read item 25d, regarding steps not followed in the past regarding some parcels of land.

26. Requests from Council

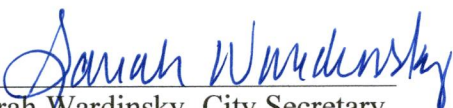
Council Member Schack, requested a Resolution be added to the next City Council meeting, February 9, 2021, permitting a member of City Council to serve as a volunteer for an organization that protects the health, safety or welfare of the City of Ingleside, Texas, regardless of whether the organization is funded or supported in whole or in part by the City of Ingleside, Texas.

27. Adjourn

Mayor Parker, adjourned the Regular City Council Meeting at 8:09 p.m.

ATTEST:

APPROVED:



Sarah Wardinsky, City Secretary



Ronnie Parker, Mayor