

CITY OF INGLESIDE
REGULAR CITY COUNCIL MEETING
MINUTES
JANUARY 23, 2024
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 January 23, 2024, at Humble Station Community Center, 2821 Main St., 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

Ken Willis, 316 Inglewood, Ingleside on the Bay, with the Ingleside on the Bay Coastal Watch Association, wanted to thank the Council Members for the vote they made in the previous meeting.

Martha Habluetzel, 3508 Avenue A, handed a letter to all Council Members, and read her letter out loud. She thanked the Council Members for the vote they made in the previous meeting. Asking the Council for a 5-mile buffer zone, of any schools, from hazardous materials.

Courtney Shane, 2181 Capeheart, thanked the Council Members for their vote, sent an email to Council Members on the San Patricio County Economic Development Corporation, asked that the Council consider not having City Officials on committees, would like to see a City Council Facebook page, and would like to see an oversight committee to hire employees.

Eric Christian, 2700 Chandler Place, addressed the Council about his plat request, and was looking forward to seeing what the Council had to say about it.

6. Staff Comments and Reports

A. City of Ingleside expenditures paid over \$3,000.00 for the month of December 2023.

No discussion was held on this item.

B. City of Ingleside monthly financial reports as of December 31, 2023.

No discussion was held on this item.

C. 2023 Racial Profiling Report for the Ingleside Police Department.

Police Chief, Chief Burr, addressed the Council about submitting the department's 2023 Racial Profiling Report, and there was no indication from reports on Racial Profiling.

D. Update on Kenny Lane Project.

Director of Infrastructure Services Paredez updated the Council on the Kenny Lane Project about the Notice to Proceed that was given on January 11, 2024, good for 240 days. Residents were given notice about the project to start on January 29th. Tried our best to provide a way for water and sewer if an issue does arise.

E. Update on AMI (Advanced Meter Infrastructure) installation.

Director of Infrastructure Services Paredez updated the Council on the AMI (Advanced Meter Infrastructure) installation. Out of 3,500 meters, about 1,194 (a third), have been installed. The meters are reading at about 96%-97%. Having a 5-year warranty on the meters, from the date of installation. Each property has the date of installation. For vehicles, the meter monitors oil, maintenance, etc., for readings. The meters on the vehicles monitors up to ten (10) items. For the water meters, there is an app for the residents, and they will have the opportunity to see their water readings, and receive any information regarding leaks and/or main breaks.

F. Update on the seal coats streets selected by the City Council.

Director of Infrastructure Services Paredez updated the Council on the seal coats on the streets selected by the City Council. Garrett Construction received bid for the seal coats. Due to weather, March 1st is when the company stated that they would be out to start on the streets. Mayor Adame had requested, at the previous meeting, that the next five (5) streets be brought to Council, and those streets are: Big Oak Lane, 3rd Street (FM 1069 to Avenue K), Munson Street (1st Street), Blaschke, and Penook. Director Paredez informed Council that when the company takes the asphalt off the road, and notice any failure underneath, then the city employees will be able to go in and fix that themselves, before the company does the seal coat. Director Paredez informed the Council that they are in the process of looking at quotes for a Distributor Truck that will help with street maintenance. If the order is placed within a couple days, then the City would not receive the truck until mid-August.

G. Update on Overall General Projects.

Director of Infrastructure Services Paredez addressed the Council about giving a brief update on the projects that have changes.

Project No. 1: Kenny Lane Roadway Improvement is currently under construction; Notice to Proceed was issued on January 11, 2024.

Project No. 2: Wastewater Treatment Plant in pending, awaiting permit approval from TCEQ.

Project No. 3: Houghton Drainage Improvement is under construction, with a substantial completion date of March 1, 2024.

Project No. 4: Avenue B – Avenue C Alley #02 is completed.

Project No. 5: Avenue C – Avenue D Alley # 01 is completed.

Project No. 6: Recycle/Bulk Collection Facility, the Recycle building is completed but the Bulk Collection Facility is pending.

Project No. 7: Live Oak pavement improvement is pending, proposal being sought.

Project No. 8: 4th Street roadway improvement is complete.

Project No. 9: 12th Street roadway improvement is complete.

Project No. 10: Animal Control Facility is under construction; Notice to Proceed was issued on October 25, 2023, with 320 calendar days to complete by September 2024.

Project No. 11: Hultgreen Improvement is under construction; Notice to Proceed was issued on November 14, 2023, for material purchasing only; Notice to Proceed was issued on January 8, 2024, with 270 calendar days to complete by October 13, 2024.

Project No. 12: Faith Park Projects are completed.

Project No. 13: N.O. Simmons Playground Lighting is under design.

Project No. 14: Humble Youth Center is complete.

Project No. 15: West Main Street parking lot & City Hall parking lot is in the design phase.

7. Council Comments and Reports

No Council Comments and Reports presented for this meeting.

Presentations

8. Presentation on Drainage Master Plan by Freese & Nichols.

Sarah West, from Freese and Nichols, gave Council a Presentation on a Drainage Master Plan. Mrs. West proposed improvement summaries for nine (9) project sites: Site 1: Humble Ditch Improvements; Site 2: SH 1069 Overtopping near Kinney Bayou; Site 3: Kenney Lane/Whitney Lake Infrastructure; Site 4: SH 1069 Drainage Improvements – McCampbell Slough to Mooney Lane; Site 5: Mooney/Morgan Long-Term Ponding – Avenue A to Saunders Street; Site 6: Nystrom Addition Drainage Improvements; Site 7: Parkside Terrace Subdivision Drainage Improvements; Site 8: Villanova Place Drainage Improvements; Site 9: Humble Addition and Avenue B Drainage Improvements; Site 10: Live Oak Ditch. Mrs. West also gave a schedule update.

Consent Agenda

9. Deliberate and take appropriate action on acceptance of HOT Fund Post Event Form from Ingleside Chamber of Commerce and payment of \$9,845.62 to the Ingleside Chamber of Commerce for the LULO Event held on December 8-9, 2023.

10. Deliberate and take appropriate action on a Resolution regarding recommendations for Planning & Zoning Commission member appointments.

Proposed as Resolution 2024-06.

11. Deliberate and take appropriate action on a Resolution by the City Council of Ingleside, Texas, establishing procedures for a Municipal Election for the City of Ingleside, Texas on May 04, 2024.

Proposed as Resolution 2024-07.

12. Deliberate and take appropriate action regarding authorization for the Mayor to approve the Contract between the City of Ingleside, Texas and San Patricio County Elections Administrator for Election Services for the May 04, 2024 Municipal Election.

13. Deliberate and take appropriate action on a Resolution by the City Council of Ingleside, Texas to Order an Election to be held on May 04, 2024 for the purpose of electing a Mayor and three Council Members: Place 2, 4, and 6 for full two-year terms.

Deliberar y tomar las medidas apropiadas sobre una resolución del concejo municipal de Ingleside, Texas, para ordenar una elección para el 4 de mayo de 2024 con el

propósito de elegir un alcalde y tres miembros del consejo: lugar 2, 4, y 6 para períodos completos de dos años.

Proposed as Resolution 2024-08.

14. Deliberate and take appropriate action on the Regular Meeting Minutes of January 09, 2024.

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

Public Hearing

17. Conduct a Public Hearing regarding an application filed by Eric & Barbara Christian, to replat the following property: Property ID# 52119, PT LOT 13, 14 BLK I, BURTON & DANFORTH to Lots 13A, 13B, 13C, & 13D, CHRISTIAN OAKS SUBDIVISION.

At 7:58 p.m. Mayor Adame convened the Ingleside City Council into a Public Hearing.

Speaking For: Eric Christian spoke in favor of the replat.

Speaking Against: There was no one speaking against.

At 7:58 p.m. Mayor Adame reconvened the Ingleside City Council into a Regular Meeting.

18. Conduct a Public Hearing concerning an application filed by Uran Engineering to preliminary plat the following property: Property ID 1042948, 1042949, & 52731, Cape Bay Subdivision – Phase I.

At 7:59 p.m. Mayor Adame convened the Ingleside City Council into a Public Hearing.

Speaking For: Trey Summers, representative of developer, spoke in favor.

Speaking Against: There was no one speaking against.

At 7:59 p.m. Mayor Adame reconvened the Ingleside City Council into a Regular Meeting.

Regular Agenda

19. Deliberate and take appropriate action on a Resolution for a replat affecting the following property: Property ID# 52119, PT Lot 13, 14 BLK I, Burton & Danforth to Lots 13A, 13B, 13C, & 13D, Christian Oaks Subdivision.

Discussion was held amongst Council Members, Interim Building Official Delauro, and City Manager Lewis about the replat, property owners using the easement to get to their property, the City will not maintain the street, the City not having any ties to the property, the plat not meeting ordinances, going through the variance process to meet with the ordinances of the City, utility easement on Chandler Place would have to go under the easements and the property owner would be responsible for that, and change the language in the City ordinances to fix situations that come up similar to this.

Motion: Council Member Diehl made a motion to adopt Resolution 2024-09 as presented, a Resolution for a replat affecting the following property: Property ID# 52119, PT Lot 13, 14 BLK I, Burton & Danforth to Lots 13A, 13B, 13C, & 13D, Christian Oaks Subdivision. Council Member John Salinas seconded the motion. Motion carried 5:1:1

For Motion: Council Member Diehl, Council Member Wilson, Council Member John Salinas, Council Member Julio Salinas, and Mayor Adame.

Against Motion: Council Member David Pruitt

Abstained: Mayor Pro-Tem Long

20. Deliberate and take appropriate action for consideration for amendment to Ordinance No. 2020-001 and the Cape Bay Planned Unit Development (PUD)

Discussion was held between Council Members and City Manager Lewis about the Cape Bay Planned Unit Development (PUD), and the recommendation to tie it to the final plat.

Staff was given guidance by the City Council; therefore, no action taken.

21. Deliberate and take appropriate action on a Resolution for a preliminary plat affecting the following property: Property ID#’s 1042948, 1042949, 52731, Cape Bay Subdivision – Phase I.

Discussion was held between Council Members and City Manager Lewis about the recommendation for approval of the preliminary plat.

Motion: Council Member Diehl made a motion to adopt Resolution 2024-10 as presented, a Resolution for a preliminary plat affecting the following property: Property ID#’s 1042948, 1042949, 52731, Cape Bay Subdivision – Phase I. Mayor Adame seconded the motion. Motion carried with all present voting in favor.

22. Deliberate and take appropriate action for a request to amend the development standards of the Cape Bay Planned Unit Development (PUD).

Discussion was held between Council Members and City Manager Lewis about amending the development standards of the Cape Bay Planned Unit Development (PUD), and that the final action be taken when it is brought back to Council for final approval.

Motion: Council Member Diehl made a motion to TABLE, when the plat comes back for final approval, to amend the development standards of the Cape Bay Planned Unit Development (PUD). Mayor Adame seconded the motion. Motion carried with all present voting in favor.

Executive Session

15. 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 551.071 Consultation with Attorney

At 8:49 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 551.071 Consultation with Attorney.

16. Open Session

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

A. Section 551.071

At 9:29 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.

23. Deliberate and take appropriate action on first reading of an Ordinance amending Ingleside Code of Ordinances, Chapter 62 – Traffic and Vehicles, Article IV, Division 2 – Truck routes, Section 62-102 Established. Providing for effective date, reading, severance, and publication.

Discussion was held amongst Council Members, Chief Burr, and City Manager Lewis about amending the ordinance to take out the 2/10 of a mile that says the heavier trucks cannot drive on the road (pertaining to Sunray Road), do away with the sign on the road, and take the restriction away.

Motion: Council Member Wilson made a motion to pass to second reading of an Ordinance amending Ingleside Code of Ordinances, Chapter 62 – Traffic and Vehicles, Article IV, Division 2 – Truck routes, Section 62-102 Established. Providing for effective date, reading, severance, and publication. Council Member Diehl seconded the motion. Motion carried with all present voting in favor.

24. Deliberate and take appropriate action on a Resolution to declare property salvage as surplus and authorize staff to dispose or sale of certain items of surplus.

Discussion was held amongst Council Members, Director of Infrastructure Services Paredes, and City Manager Lewis about surplus property and doing an online auction for the heavier equipment/vehicles.

Motion: Mayor Adame made a motion to adopt Resolution 2024-11, a Resolution to declare property salvage as surplus and authorize staff to dispose or sale of certain items of surplus. Council Member John Salinas seconded the motion. Motion carried with all present voting in favor.

25. Deliberate and take appropriate action on a Resolution appointing members to the Coastal Bend Council of Governments Board of Directors.

Discussion was held between the Council Members and City Manager Lewis about Council Member Pruitt being the voting member of the Coastal Bend Council of Governments Board of Directors, and Mayor Adame being the alternate.

Motion: Council Member John Salinas made a motion that the appointment on the Coastal Bend Council of Governments Board be Council Member Pruitt and Mayor Adame as alternate, and adopt Resolution 2024-12, a Resolution appointing members to the Coastal Bend Council of Governments Board of Directors. Council Member Diehl seconded the motion. Motion carried with all present voting in favor.

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

- A. TML Region 11 Quarterly Meeting, Port Lavaca, February 2
- B. Ingleside State of the City 2024, Ingleside, February 15
- C. TML Midyear Conference, San Marcos, March 14-15
- D. Ingleside Round Up Days, March 22-24

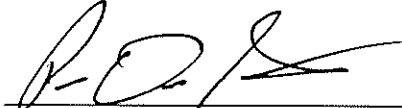
27. Items to consider for placement on future agendas.

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

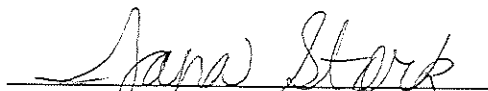
28. Adjourn.

Mayor Adame adjourned the regular meeting of the City of Ingleside at 9:39 p.m.

APPROVED:


Pedro Oscar Adame, Mayor

ATTEST:


Jana Stork, Assistant City Secretary