

CITY OF INGLESIDE
REGULAR CITY COUNCIL MEETING
MINUTES
JANUARY 10, 2023
6:30 P.M.

Opening Agenda

1. Call Meeting to order.

The Regular Meeting of the City of Ingleside was called to order by Mayor Adame at 6:30 p.m. on January 10, 2023, at City Hall 2671 San Angelo Avenue, 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, Tracy Long, Julio Salinas and Mayor Pedro Oscar 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

At this time, written comments received by 4:00 p.m. on the day of the meeting, on any subject matter that is not on the agenda, will be read and summarized in the minutes of the meeting. 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.

- a. Larry Norotsky, 2418 Country Oaks, submitted a comment report and was not present to speak.
- b. Frances Sawyer, 2642 Live Oak, spoke about an incident one week before Christmas when Code Enforcement issued a warning for foliage. She stated, in her opinion, City funds could be used elsewhere.
- c. Cindy Wilson, 2635 San Angelo, believes that most citizen do not know what is going on and wants the City to reconsider putting out the newsletter again.

6. Staff Comments and Reports

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

No Staff Comments and Reports presented for this meeting.

7. Council Comments and Reports

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

No Council Comments and Reports presented for this meeting.

Presentations

8. Presentation from Hogan Homes on the Cape Bay Development.

Director Jodi Carr introduced Trey Summers the Chief Operations Officer of Hogan Homes and the developer of Cape Bay.

Summers gave Council an update on the Cape Bay Development discussing property closing, the findings of drainage discrepancy issues, and the need for drainage options. Summers spoke about Dagger Island group now under the Shell Foundation and the need for an easement for the drainage. Summers stated this is priority number one to get this moving forward with the expected time line for late 2023-2024 to have houses on the ground.

Discussion was held among the Council and Trey Summers on future development, detention ponds, planned unit development, lift stations and capacity, elevations of drainage, and the effect of the whole area with a Master Drainage Plan. It was also discussed about Freese & Nichols Master Drainage Plan with future development, anticipated date of completion, and concerns with Hultgreen and not over working 6th Street.

9. Presentation by Chief Burr on the conditions of the Ingleside Animal Shelter.

Chief Tammy Burr presented a booklet and spoke on the conditions of the Animal Shelter and broken fencing causing injuries to the animals and then the veterinarian bills needed to care for the animals. She spoke on the injuries caused, the materials that were needed to fix the kennel, the flooring issues and the steps taken to temporarily resolve these issues, foundation problems, cracking walls due to poor foundation, HVAC leaking, and mold is causing the paint to peel from the walls which is currently being tested. According to the previous City Manager this is the cause of an aging facility not the City's use of the facility. Since 2019 the lease states it is the Lessor's responsibility to repair these items. The new lease has transferred this responsibility over to the City. Chief Burr stated, we are looking for guidance as to what to do for repairs.

Discussion among the Council and Staff was for changes in the lease, the City's responsibility for repairs now, length of time requesting repairs, City Code on the repairs needed, Testing of the Mold, and Council Member Diehl asking for this item to be placed on the agenda due to his concern for the facility and the most recent lease.

Further discussion on this becoming an issue when vacating the facility, the last lease that was placed before the Council and the wording of the Contract, the well-being of the staff at the Animal Control Facility, money spent on temporary repairs, the process of cleaning up and routine cleaning, tracking of the current costs of temporary repairs, and options available such as building a new facility.

Mayor Adame asked for this to be on a future agenda and reach out to SPCA to see what kind of buildings the City would need. Mayor stated that Code Enforcement should have shut this down already. He also suggested that Chief Burr get the plans to the City Manager.

Jacob Lopez, 2530 San Angelo, addressed the Council and inquired as to why the City accepted the contract that has a strike over without an initial.

Discussion about the funding of fixing the building now that the City is responsible, looking into the contract since it was altered, and questions on the inspection or walk through of the facility before leasing it.

10. Presentation by Chief Burr on Noise Ordinance.

Chief Tammy Burr presented a book of Ordinances of noise control from neighboring cities to change the City of Inglesides Noise Ordinance. She advised that it is taken from the State Law, speaking on the current City of Ingleside Noise Ordinance, how the Police Department measures the noise, what measures are taken if the noise exceeds the limits,

what is considered the limits on noise and what that looks like in other cities, and staff seeking guidance on what and how to amend the ordinance.

Discussion held among the Council about being a small community, establishments and residential areas and balance between the two, recommendations on how to create a balance, consider the special city functions, outdoor venues with music from establishments not the residents, measuring of the sound and the length from the noise, the caution on over restriction on noise, understanding your surroundings and being accommodating, and decibel meters needing recalibrating.

Benjamin Tucker, 2333 Catamaran Lane, addressed the Council and stated that his neighbor has 5 dogs and bark between 12:00 and 2:00 a.m. in the morning. Tucker inquired if residence can receive a citation for this?

Chief Burr stated Yes, citations have been given for barking dogs.

Michael Morgan, Morgan Lane, addressed the Council and asked for clarification on the times of the Ordinance, which was clarified by Chief Burr to be specifically set for day, evening, and night.

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.

Mayor Adame requested to pull Consent Agenda items 11 and 12 to put on a future agenda.

11. Deliberate and take appropriate action on a Resolution amending Resolution No. 2022-23 and establishing the purpose of the Cove Park Advisory Group.

12. Deliberate and take appropriate action on a Resolution amending Resolution No. 2022-24 and establishing the purpose of the Street Advisory Group.

13. Deliberate and take appropriate action on second and final reading of an Ordinance changing the zoning for the following property from its present classification of R-1 (Single-Family Residential) to R-2 (Two Family Residential): Property ID#46948 LTS 1-3 BLK 15 RJ Williams Addition as known as 2662 Avenue F, Ingleside, Texas, previously known as 2415 4th Street, Ingleside, Texas.

Proposed as Ordinance 2023-01.

14. Deliberate and take appropriate action on Regular City Council Meeting Minutes of November 08, 2022.

Motion: Council Member Diehl made a motion to approve the consent agenda items excluding items 11 and 12 which are to be placed on a future agenda. Council Member Pruitt seconded the motion. Motion carries with all present voting in favor.

Regular Agenda

15. Deliberate and take appropriate action on a Resolution of the City Council of the City of Ingleside, San Patricio County, Texas, confirming the appointment/reappointment of Officers to the Ingleside Volunteer Fire Department.

City Manager Lewis stated that the Resolution brought before the Council of the City of Ingleside was confirming the appointment and reappointment of the Officers to the Ingleside Volunteer Fire Department.

Mayor Adame named all of the Officers to be considered.

Motion: Council Member Long made a motion to accept Resolution 2023-01, a Resolution of the City Council of the City of Ingleside, San Patricio County, Texas, confirming the appointment/reappointment of Officers to the Ingleside Volunteer Fire Department. Council member John Salinas seconded the motion. Motion carries with all present voting in favor.

16. Tabled 12/13/2022 Deliberate and take appropriate action on a Resolution authorizing the Mayor to execute the Bank Depository Agreement Extension, which is Attachment A, as well as all other necessary documents.

City Manager Lewis stated the contract with Frost Bank expired last year and we have not been able to go up for proposals since it has expired. Staff recommends to extend the contract.

Kyle Broughton from Frost Bank stated he is the manager and wanted to thank the City for their continued support and stated the City has been a customer for over 14 years.

Motion: Council Member Long made a motion to accept Resolution 2023-02, a Resolution to authorize the Mayor to execute the Bank Depository Agreement Extension. Council Member Wilson Seconded the motion. Motion carries with all present voting in favor.

17. Deliberate and take appropriate action on a Resolution of the City Council of Ingleside, San Patricio County, Texas, for appointment and reappointment of Regular and Alternate Board Members to the Board of Adjustment.

Interim Building Official Gene Delauro presented a Resolution for appointment and reappointment of Regular and Alternate Board Members to the Board of Adjustment.

Discussion held between the Council and Staff regarding the amount of members being appointed and recruiting for new members.

Motion: Mayor Adame made a motion for Resolution 2023-03, a Resolution to accept the appointment and reappointment of Regular and Alternate Board Members to the Board of Adjustment. Council Member Pruitt seconded the motion. Motion carries with all present voting in favor.

18. Deliberate and take appropriate action on a Resolution appointing Assist Chief of Police/Emergency Management Coordinator Martin C. Molina to the Homeland Security Advisory Committee.

Chief Tammy Burr presented a Resolution to appoint the Assistant Chief of Police/Emergency Management Coordinator Martin C. Molina to the Homeland Security Advisory Committee. She stated that the City had not had a voting member on this committee in a long time. It is a vital committee as they vote on area grants to see who gets grants and funding and make recommendations to the Coastal Bend Council of Governments on how the funds are used. She said that staff is recommending approval for this Resolution.

Discussion held between Council and Staff about Assistant Chief Molina's current duties.

Motion: Council Member John Salinas made a motion to accept Resolution 2023-04, a Resolution to appoint Assistant Chief Martin C. Molina to the Homeland Security Advisory Committee. Council Member Wilson seconded the motion. Motion carries with all present voting in favor.

19. Deliberate and take appropriate action on first reading of an Ordinance amending Ingleside Code of Ordinances, Chapter 30 - Environment, Article III – Weeds, Trash, Rubbish, Debris, Green Waste, Stagnant Water. Providing for effective date, reading, severance, and publication.

Chief Tammy Burr presented information about Republic Waste and the changes in the contract for collection of trash, rubbish, bulk waste, and brush for residential and commercial customers. Staff believes that the Code of Ordinance must be changed to reflect the new collection changes made by Republic Waste in the contract. The proposed Ordinance has been changed to reflect the new contract.

Discussion held between Council Members about housekeeping issues to comply with the new contract.

Motion: Council Member Pruitt made a motion to accept the first reading of an Ordinance amending Ingleside Code of Ordinances, Chapter 30 - Environment, Article III – Weeds, Trash, Rubbish, Debris, Green Waste, Stagnant Water. Providing for effective date, reading, severance, and publication. Council Member John Salinas seconded the motion. Motion carries with all present voting in favor.

20. Deliberate and take appropriate action on first reading of an Ordinance amending Ingleside Code of Ordinances, Chapter 46 - Solid Waste, Article I – In General, and Article II – Collection. Providing for effective date, reading, severance, and publication.

Chief Tammy Burr presented information about amending the Ingleside Code of Ordinances which will address the time frame of when items may be placed on the curb, requirements for possible tropical storms was added, and changes on how often pick up will be.

Discussion was held between Council Members and Staff about current trees falling on residential properties, permits available to trim trees, who a citizen should contact if a tree falls on their home, maps of the zones and pickup days, can map be made part of the Ordinance, where maps are located for citizens, are the maps mailed out, verbiage in the handout about how to let Code Enforcement know, and where would citizens put it if it needs to be removed from the street until the next pickup date, or ability of the City to remove it in between pickup dates.

Further discussion on emergency situations, roll-offs available for emergency situations, and permit process for cutting trees down.

Motion: Council Member John Salinas made a motion to approve the first reading of an Ordinance amending Ingleside Code of Ordinances, Chapter 46 - Solid Waste, Article I – In General, and Article II – Collection. Providing for effective date, reading, severance, and publication. Mayor Adame seconded the motion. Motion carries with all present voting in favor.

21. Deliberate and take appropriate action on a Resolution removing fees contained in "Appendix A- Fee Schedule" of the Ingleside Code of Ordinances, by amending fees assessed under chapter 30-97.

Chief Tammy Burr stated that the Resolution removing fees, which were put into place to reimburse the City for removing the brush and hauling away of bulk trash will no longer be needed because of the new Contract with Republic Services hauling this away. She explained the current costs being passed onto City residents. Citizens won't see a change as this is what Republic is charging the City to provide this service.

No discussion held.

Motion: Council Member John Salinas made a motion to approve Resolution 2023-05, a Resolution removing fees contained in "Appendix A- Fee Schedule" of the Ingleside Code of Ordinances, by amending fees assessed under chapter 30-97. Council Member Long seconded the motion. Motion carries with all present voting in favor.

22. Deliberate and take appropriate action on a Resolution changing various fees contained in Appendix "A" Fee Schedule of the Ingleside Code of Ordinances and in particular those monthly fees charged to users of solid water services.

City Secretary Ruby Mowles stated there was an error on the agenda wording for this item where "water service" should be "waste service". This is correct on the proposed Resolution and Mowles stated she would read it as presented.

Director Caron Vela stated that there would be some fees for the commercial accounts.

Discussion held between the Council Members and the City Manager who stated it is a \$0.65 difference and change to charge the citizens.

Motion: Council Member John Salinas made a motion to accept Resolution 2023-06, a Resolution changing various fees contained in Appendix "A" Fee Schedule of the Ingleside Code of Ordinances and in particular those monthly fees charged to users of solid water services. Council Member Pruitt seconded the motion. Motion carries with all present voting in favor.

23. 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 551.074 Personnel Matters – CM 6 Month Review

At 8:21p.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 Consultations with Attorney and Section 551.074 Personnel Matters.

24. 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 551.074 Personnel Matters – CM 6 Month Review

At 9:35 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 Motion: Mayor Adame made a motion to proceed with the City Manager's six-month anniversary pay increase, as noted in the contract, to increase the annual base salary to \$140,000. Council Member Wilson seconded the motion. Motion carries with all present voting in favor.

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

- a. Brush and Bulk Trash Collection January 01, 2023**
- b. Ingleside Drainage Master Plan – Virtual Open House**

City Manager Lewis stated this is the map and information that has been advertised.

26. Items to consider for placement on future agendas.

Council Member Long requested a report of the problem areas in town and smoke test or program of checking Inflow & Infiltration due to sewage coming up in yards when it rains.

Council Member Long requested an update on city wide lift station capacity.

Mayor Adame requested the 88th Legislation Day for the Mayors Coalition be on the next agenda.

Mayor Adame requested an action item for next meeting for Mayor and City Manager to meet with the Port of Corpus Christi representatives to discuss possible drainage easement and to report back to the Council.

Mayor Adame requested an action item for staff to advertise an RFQ for general services engineer.

Mayor Adame requested for Street Advisory Group needs to meet and bring a report back to the Council.

Mayor Adame requested for City Newsletter to be addressed.

27. Adjourn.

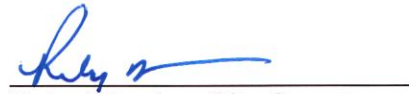
Mayor Adame adjourned the Regular Meeting of the City of Ingleside at 9:52 p.m.

APPROVED:



Pedro Oscar Adame, Mayor

ATTEST:



Ruby Mowles, City Secretary