

**CITY OF INGLESIDE
MINUTES
REGULAR CITY COUNCIL MEETING
OCTOBER 27, 2015**

1. Call meeting to order

The meeting was called to order at 6:30 p.m. with Mayor Pete Perkins presiding. Council Members present: Mayor Pete Perkins and Council Members Cynthia Wilson, Kevin Robins, Oscar Adame, Dennis Knippa, Steve Diehl, and Paul Pierce. Staff present: City Manager Jim Gray, Finance Director Paul Baen, and City Secretary Kimberly Sampson. There were approximately 25 guests.

2. Invocation

3. Pledge of Allegiance

4. Presentations from the Audience

Mr. Stewart Wilson stated that with the newly paved Mustang Avenue and San Angelo Avenue, the drag racing has increased. He asked that the City consider installing rumble strips.

5. Consideration and action of the Minutes of the Regular City Council Meeting of October 27, 2015.

City Secretary Kimberly Sampson noted a correction to agenda item # 10 in that it was not a unanimously approved item. Council Member Diehl voting against that item.

Council Member Wilson made a motion to approve the minutes of the Regular City Council Meeting of October 27, 2015 with the amendment noted above and was seconded by Council Member Diehl. The motion was approved with Mayor Perkins and Council Members Wilson, Robbins, Adame, Diehl, and Pierce voting aye; and Council Member Knippa voting no.

6. The City Council may meet in Closed Executive Session in accordance with Texas Government Code Section 551-071 "Consult with Attorney" regarding the lawsuit by the City of Ingleside involving Patricia Arnold, Laura McLaughlin, William Priday, and Kevin Robbins concerning the re-zoning ordinances numbered 1087, 1089, 1090, and 1091.

Mayor Perkins recessed the Regular meeting to go into Closed Executive Session at 6:35 p.m.

Mayor Perkins closed the Executive Session and reconvened the Regular Meeting at 6:55 p.m.

Council Member Robbins did not participate in the Executive Session.

7. Update and discussion regarding the Oaks by the Bay Apartments and the City Incentive Agreement.

City Manager Jim Gray announced that all start date, permits, and fees to date have been met and paid. The next large fee due to the City is the impact fees which will be paid to the City as buildings are completed and thereby hooked into our water and wastewater system. Between the permits/fees paid to the City to-date and the amount of work already completed at the site, they are already invested about \$1M. There have been outside business and personal concerns that affected their construction but all reports to us have been that they will be starting up again soon.

8. Presentation by Naismith Engineering regrading drainage concerns and discussion of projects for the 2015 Bond Funds.

John Michael of Naismith Engineering provided a handout to the Council and went over each of the potential drainage projects and the estimated costs: Westlake, Coach Emory Bellard, Tiner Lane, Arkansas Area, and various Parks, Streets, and Sidewalk improvements. It was noted that some of the costs can be reduced if we use the Drainage District for the construction. City Manager Jim Gray explained that the cost of any land easements or acquisitions are not included in any of these cost figures. Historically, the Drainage District refuses to work on any projects that requires the purchase of easements. They move on to other projects that land owners donate easements for drainage projects.

As to drainage, the next step would be to see which projects we can get easements for without any additional costs. We have easements for the Westlake Drainage needs and can begin that soon. There is a neighborhood meeting scheduled for some time in November for the Tiner Lane Drainage needs. Staff will begin discussions with other potential property owners for the various projects. The areas of most concern are seeking easements for the Tiner Lane Drainage because there are multiple property owners and the Coach Emory Bellard Drainage because we will be seeking a large easement from Wildcat.

9. Consideration and action awarding a contract to build an Entryway Sign for the City of Ingleside.

Because multiple other items keep affecting the utility easements, City Manager Jim Gray is requesting that the City move forward with the Entryway Sign project and carry water to the site every other day if necessary until these utility easements can be finalized. The funding for the project is available through Capital Improvements and IDC Funds. Council Member Diehl suggested that IDC funds be used prior to Capital Funds.

Council Member Pierce made a motion to award the contract to build an Entryway Sign for the City of Ingleside to McNamee Nursery and Landscaping for \$45,500 (without the wings); and was seconded by Council Member Diehl. The motion was approved with Mayor Perkins and Council Members Wilson, Adame, Knippa, Diehl, and Pierce voting aye; and Council Member Robbins voting no.

10. Consideration and action of an Agreement with Valls Consulting Group regarding a Public Transportation Study. (Tabled from 10/13/15)

City Manager Jim Gray explained this contract would be to complete a feasibility and help to find possible funding sources to determine if there is a need for a bus service between Corpus Christi, Ingleside, and possibly Aransas Pass area. We have been awarded two (2) former Rural Transit Authority (RTA) buses that are in very good condition and both have wheelchair accessibility. Mr. John Valls has worked with the Corpus Christi RTA as a Board Member for eight (8) years and was the Board Chairman for two (2) years. He is aware of the needs and the resources available to determine if this is a viable option for our community in the future.

Mayor Perkins made a motion to approve the Agreement with Valls Consulting Group regarding a Public Transportation Study. The motion died for a lack of a second.

11. Consideration and action authorizing the Mayor to sign the annual contract between the City of Ingleside and the Ingleside Chamber of Commerce for the use of Hotel/Motel Tax Funds during the period of FY 2015/2016.

City Manager Jim Gray confirmed this contract is the same \$115,000 budgeted from Hotel/Motel Tax Funds for the Ingleside Chamber of Commerce. There is a clause within the agreement that specifies if the City does not collect sufficient funds in the current year, that the amount will be reduced as necessary.

Council Member Adame made a motion authorizing the Mayor to sign the annual contract between the City of Ingleside and the Ingleside Chamber of Commerce for the use of Hotel/Motel Tax Funds during the period of FY 2015/2016; and was seconded by Council Member Knippa. The motion was approved with Council Members Wilson, Adame, Knippa, Diehl, and Pierce voting aye; and Mayor Perkins and Council Member Robbins voting no.

- 12. Consideration and action authorizing the exclusive use of Live Oak Park and N.O. Simmons Park for specific Ingleside Chamber of Commerce Events, to allow street closure as needed at event sites, to allow them to sell beer at said events, and the closure of West Main and Main Street for specified parades throughout the FY 2015/2016.**

Council Member Pierce made a motion authorizing the exclusive use of Live Oak Park and N.O. Simmons Park for specific Ingleside Chamber of Commerce Events, to allow street closure as needed at event sites, to allow them to sell beer at said events, and the closure of West Main and Main Street for specified parades throughout the FY 2015/2016; and was seconded by Council Member Wilson. The motion was approved unanimously.

- 13. Consideration and action of an Ordinance changing the zoning for the following property from its present zoning of R-1 (Single Family Residential) and C-1 (Local Commercial) to C-2 (General Commercial) and further providing for effective date, reading, severance, and publication: Lots 33-41, Block 12, RJ Williams Subdivision, otherwise known as 2646 Avenue C. (Final Reading)**

Speaking against this Ordinance were: Paulette Storm, Oscar Diaz, and Skip and Kathy Bagnall. Their concerns were safety with heavier traffic near homes and school zones, how close this zoning would be to an existing residence, drainage, and what else can be done within the proposed zoning change. They said they will put their concerns in writing to be used as 20% of the neighbors against the proposal in order to require a super majority. There were additional questions regarding the zoning of some of the property surrounding this location and the staff were asked to confirm the zones.

Council Member Pierce made a motion to table this agenda item until the November 17, 2015 agenda in order for staff to confirm the surrounding zoning; and was seconded by Council Member Diehl. The motion was approved unanimously.

- 14. Consideration and action of a Resolution changing various fees contained in "Appendix A – Fee Schedule" of the Ingleside Code of Ordinances, assed under Chapter 14; providing for waiver and reduction of certain costs for licensing.**

Police Chief Stan Bynum explained after hearing requests from the public and Council Members, discussions were held with City Attorney Michael Morris regarding the best method to resolve the issue with tagging an animal that is too young to be spayed or neutered. Attorney Morris felt this Resolution is the better method.

Council Member Pierce made a motion to approve Resolution # 2015-13 changing various fees contained in "Appendix A – Fee Schedule" of the Ingleside Code of Ordinances, assed under Chapter 14; providing for waiver and reduction of certain costs for licensing; and was seconded by Council Member Diehl. The motion was approved with Mayor Perkins and Council Members Wilson, Adame, Knippa, Diehl, and Pierce voting aye; and Council Member Robbins voting no.

- 15. The City of Ingleside, San Patricio County, Texas proposed to institute annexation proceedings to enlarge and extend the boundary limits of said city to include the following described territory. This is the Second Public Hearing of the City of Ingleside, San Patricio County, Texas for the purpose of giving persons interested in the City's plan to annex the hereinafter described property an opportunity to appear and be heard. The territory the City is considering annexing lies adjacent to the present city boundary limit and is within the extraterritorial jurisdiction of the City and is described as follows: THE 399.79 +/- ACRES OF LAND, INCLUDING ALL ATTACHMENTS, PROJECTIONS AND EXTENSIONS THEREFROM, SUCH AS PIERS, BULKHEADS, DOCKS, AND WHARVES, WHICH CONSTITUTES INGLESIDE INDUSTRIAL DISTRICT NO. 8 AND WHICH IS THE SUBJECT OF INDUSTRIAL DISTRICT AGREEMENT NO. 8 BY AND BETWEEN THE CITY AND KIEWIT OFFSHORE SERVICES, LTD.**

Mayor Perkins opened the Public Hearing at 8:30 p.m.

There were no speakers for or against this rezoning request.

Mayor Perkins closed the Public Hearing at 8:31 p.m.

16. Discussion regarding the annexation of Flint Hills Resources, LP/Koch Gathering Systems, Inc.

City Manager Jim Gray explained that due to a publication error, we are rescheduling and thereby republishing the First and Second Public Hearings regarding the annexation of Flint Hills Resources, LP/Koch Gathering Systems, Inc. property. In order to meet the December 31, 2015 deadline for annexation, we will be having two special meetings with Council on November 10, 2015 and December 29, 2015. If we do not annex by December 31, 2015, we will lose the taxes for the 2016 calendar year.

17. Receive and discuss the City's financial situation, including but not limited to its budget, revenues, expenses, assets, and debts.

Finance Director Paul Baen provided a brief overview of the finances for the FY 2014/2015 and noted that of the \$8,400,119.53 increase in fund balances, \$7,000,000 is the 2015 Bond Funds. The auditors will be back into the City offices after Thanksgiving.

18. Consideration and action authorizing the purchase of additional cameras and DVR equipment for security cameras at Humble Recreational Facility.

City Manager Jim Gray introduced the new Parks and Events Coordinator, David Kieth. He comes from the YWCA in Corpus Christi and prior to that he worked in Denver, Colorado with specific youth programs. Mr. Gray explained that the Beautification Committee has met and begun making paint color decisions for the Humble Recreational Facility. Staff also recommends the increase of security both inside and outside of the facility by purchasing a new DVR to record the existing cameras and the purchase of a few outside cameras. These cameras will be connected to the internet for the staff and Police Department to view as needed. There are eight (8) cameras in the building at this time and we would like to add four (4) additional outside cameras and therefore purchase a 16 channel DVR. The total cost with shipping is estimated to be \$920.

Mayor Perkins made a motion authorizing the use of Council Contingency Funds not to exceed \$920 for the purchase of additional cameras and DVR equipment for security cameras at Humble Recreational Facility; and was seconded by Council Member Wilson. The motion was approved with Mayor Perkins and Council Members Wilson, Adame, Knippa, and Diehl voting aye; and Council Members Robbins and Pierce voting no.

19. Consideration and action authorizing the purchase of a new vehicle for the Animal Control Department as per the Capital Items listed in the FY 2015/2016 budget.

Council Member Diehl questioned why this item was being brought to Council since it is included within the FY2015/2016 budgeted Capital Improvement items and it is under \$50,000. City Manager Jim Gray explained this is the first time including the Capital Improvement items within the City Budget and therefore a precedence hadn't been set yet, but we will include this in our purchasing policy.

20. Consideration and action authorizing the purchase of two vehicles and a vehicle camera for the Police Department as per the Capital Items listed in the FY 2015/2016 budget.

Police Chief Stan Bynum stated the two (2) patrol vehicles and one new vehicle camera totals \$87,430.42 and is within the Capital Items listed in the FY 2015/2016 budget. This year the Ford Explorers are pricing better than the Chevy Tahoe and therefore the staff has opted to purchase Ford Explorers this year.

Council Member Diehl made a motion authorizing the purchase of two vehicles and a vehicle camera for the Police Department as per the Capital Items listed in the FY 2015/2016 budget to include two (2) new Ford Explorers and one (1) new vehicle camera for an amount not to exceed \$87,430.42; and was seconded by Council Member Adame. The motion was approved

with Mayor Perkins and Council Members Wilson, Robbins, Adame, Diehl, and Pierce voting aye; and Council Member Knippa voting no.

21. Consideration and action to re-establish the City Manager discretionary funds for capital equipment purchases to be set up at \$20,000.

These funds are re-established each October from the Capital Improvement funds and replenished as needed throughout the year. There is no standing Resolution to automatically re-establish this fund each October.

Council Member Diehl made a motion to re-establish the City Manager discretionary funds for capital equipment purchases to be set up at \$20,000 from the Capital Improvement funds and was seconded by Council Member Knippa. The motion was approved unanimously.

22. Consideration and action of suggested changes to the Investment Policy and the inclusion of capital funds within the scope of the policy statement. (Tabled from 10/13/15)

Mayor Perkins explained this is only making a few changes as recommended by Patterson and Associates to shorten the maximum maturity to either 2-3 years (from 5 years), shorten maximum weighted average maturity to 1 year (from 5 years), to include all funds for investment, and to add an option to commingle all funds for investment purposes. Council Member Diehl requested the IDC funds be excluded from this Investment Policy.

Council Member Diehl made a motion to approve the changes to the Investment Policy and the inclusion of capital funds within the scope of the policy statement as noted above and was seconded by Council Member Adame. The motion was approved with Mayor Perkins and Council Members Wilson, Adame, Knippa, Diehl, and Pierce voting aye; and Council Member Robbins voting no.

23. Consideration and action of a contract with Patterson and Associates regarding Investment Advisory services. (Tabled from 10/13/15)

Mayor Perkins confirmed that City Attorney Michael Morris had reviewed and approved of the contract. Council Member Pierce requested the contract not be open ended but rather have a set time line and a possible extension. Council Member Diehl confirmed this would be a set fee for \$20,000 dispersed over the course of a 12-month period.

Council Member Pierce made a motion to approve the contract with Patterson and Associates regarding Investment Advisory services with an amendment to section 6.09 for a one (1) year agreement with an automatic one (1) year extension; and was seconded by Council Member Adame. The motion was approved unanimously.

Council Member Pierce requested a comparison of the current policy versus this policy be completed as we move forward as a justification and consideration on the agreement.

24. Consideration and action to established a Street Advisory Group and appoint members to serve as part of this Advisory Group.

City Manager Jim Gray explained this will be an advisory group and not a committee/board that could be subject to open meetings act. There are no set regulations and it was suggested to have two (2) Council Members, two (2) Staff Members, and two (2) Citizens for input. Council Member Adame was the only Council Member willing to serve on this advisory board. Basically this group would meet to discuss priorities, once a list is prepared it will be reviewed by the City Manager for any questions/concerns, and then forwarded to Council for approval.

Council Member Diehl made a motion to establish the Street Advisory Group and appoint Council Member Adame, Public Works Director Donald Paty, one other staff member to be determined by the City Manager, Mr. Stewart Wilson, and Mr. Rene Contreras; and was seconded by Council Member Knippa. The motion was approved with Mayor Perkins and Council Members Adame, Knippa, Diehl, and Pierce voting aye; Council Member Wilson abstaining, and Council Member Robbins voting no.

25. Staff Reports

City Secretary Kimberly Sampson stated that the camera system for the Council Chambers is scheduled to be up and running for the November 17, 2015 Council Meeting if there are no technical difficulties.

City Manager Jim Gray announced that the City of Ingleside received a Recognition Award from TEDC recently and notice has been provided to the local newspapers and we have posted it on the City Website.

Mr. Gray also thanked Mayor Perkins and Mrs. Dora Perkins for purchasing some shirts in support of Breast Cancer Awareness month (October) and along with a Proclamation signed by Mayor Perkins, a photo was taken and provided to the local newspapers and posted on the City Website.

26. Requests from Council Members

Mayor Perkins requested an update regarding Peerless Cleaners and City Manager Jim Gray stated that the owners have communicated that they are scheduled to have their plans to our Building Department for review sometime in November.

Mayor Perkins also requested a future agenda item regarding Swan Lake and its drainage concerns.

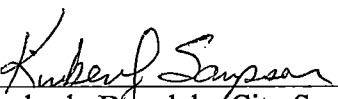
Council Member Diehl questioned why the city doesn't use the same hot-mix that TxDOT's contractors use for road maintenance and City Manager Jim Gray explained the cost is about 8-10 times higher for the better product.

Council Member Wilson requested a new flag for N.O. Simmons Park and asked where suggestions for future sidewalks should be reported to. Mr. Gray asked people to forward those requests to City Secretary Kimberly Sampson and she will get them to the appropriate staff/group.


27. Adjourn

There being no further business, the meeting was adjourned at 9:22 p.m.

ATTEST:



 Kimberly Daysdale, City Secretary
 Sampson

APPROVED:


 Mayor Pete Perkins