

**City of Ingleside
Minutes
Regular City Council Meeting
Wednesday, September 23, 2020
6:30 PM**

1. Call meeting to Order

The Regular City Council meeting was called to order at 6:30 p.m., with Mayor Ronnie Parker presiding.

2. Roll Call

Council Members present: Council Member Steve Diehl, Council Member Stewart Wilson, Council Member John Schack, Council Member Robert Luna, and Mayor Ronnie Parker. Council Member Ben Tucker was present via Zoom Meeting. Council Member Kody Fahrenthold was absent.

3. Invocation

4. Pledge of Allegiance

5. Oath of Office administered to newly appointed City Council Member.

Judge Glover, administered the Oath of Office and swearing in of newly appointed Council Member Robert Luna to Place 1 of the City of Ingleside City Council.

6. Citizens Comments

There were no citizens comments.

Presentations:

N/A

Consent Agenda:(All of the following items are considered to be self-explanatory by the City Council and will be enacted with one motion; there will be no separate discussion of these items unless a Council Member requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.)

7. Discussion, consideration, and action of the City Council Minutes, dated August 18, 2020, Special City Council Meeting, and September 2, 2020, Special City Council Meeting.

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

Public Hearing:

N/A

Action Items:

8. Discussion, consideration, and action of a Resolution, changing various fees contained in Appendix "A" Fee Schedule of the Ingleside Code of Ordinances and in particular, monthly fees charged to users of solid waste services.

Council Member Diehl, made a motion, seconded by Council Member Wilson, to approve Resolution 2020-41. The motion passed unanimously.

11. Discussion, consideration, and action of an Ordinance for the Transportation Master Plan. (Second Reading)

Mayor Parker, commented after going through the plan, pointed out that Oklahoma Street is shown through street, which is a problem as it dead ends in to houses on Avenue B, and it should not be a boulevard since it does not go to Main Street. Council Member Diehl, made a motion, seconded by Council Member Wilson, for this to be struck from the Transportation Master Plan. The motion passed unanimously.

9. Discussion, consideration, and action of a Resolution, regarding the preliminary plat of the following property: Cape Bay Subdivision. (Single Reading)

Interim City Manager, Linnette Barker, commented to City Council that the Council can approve with conditions, the applicant can request an extension, or the Council can deny the Resolution, in which the developer could bring the plat back with changes to Planning and Zoning before it would come before City Council again.

Misty Kara, of Cape Bay Subdivision Development, commented that Director of Building and Planning, Carey Dietrich had contacted her this afternoon regarding issues with the preliminary plat, and asked if the letter received is the only direction they will receive, or will the City Council have comments.

Council Member Diehl, commented that he was in favor of the project, but there are major stipulations to be addressed. He asked if the presentation could continue for outreach to the public, which Mayor Parker, agreed on.

Misty Kara, of Cape Bay Subdivision Development, commented the project was approximately 88 acres, which would be approximately 320 lots. The project had to be moved to the west due to a pipeline which was found in a temporary construction easement, and acquire the additional 3 acres. The additional 3 acres has not been zoned within the PUD, but has been zoned Multi-Family. If the lots that are less than 65' x 100' are replaced with 65' x 100' lots, it would bring them in compliance, which is an option. The zoning ordinance requires lot sizes to be an average 6000 square foot minimum, and are maintaining such requirements. The preliminary plat was applied for August 27, 2020, Planning and Zoning approved with conditions September 8, 2020, and a construction plan was provided to the City September 13, 2020. There will three points of access, Achievement Blvd., Avenue A, and Sixth Street which will be a nice circulation through the subdivision. There is a desire to keep as many trees as possible. There will be parkland dedication, a greenbelt and walking trails, and a hiking/biking path which will flow to Live Oak Park. Achievement Blvd and the drainage channel have not been officially dedicated.

Director of Building and Planning, Carey Dietrich, commented she forwarded the documents to Hanson Engineering, which has a project number, and is hoping Hanson Engineering can find the surveys and signed off easements from property owners, so this could come back to the City Council at the next Regular City Council Meeting. Council Member Stewart Wilson, inquired of the lot sizes, and Misty Kara, commented the lot widths are between 50 feet and 60 feet with depths are more than 100 feet, with 5 feet on one side and 10 feet on the other side. Council Member Diehl, asked what the retention ponds abilities were, and the timeline of the project. The engineer, presented drainage channels and retention ponds, flow and drop in elevation. Trey Summers of Hogan Homes, expected to closing homes starting in the first quarter of 2022, with the entire project lasting five to seven year. Council Member Schack, asked specifics regarding the lift station, which the engineer commented was still a work in progress.

Council Member Diehl, made a motion, seconded by Council Member Wilson, to authorize the continuance of the platting process, and direct the Interim City Manager, or whoever she so designates, to work with this and come back to City Council. Citizen, Oscar Adame, of 2747 Avenue E, commented this would be a great opportunity to have San Patricio County to work with the city regarding the drainage. Council Member Diehl, asked the City staff to look in to contacting San Patricio County. Interim City Manager, Linnette Barker, commented that the option should possibly be to approve with conditions that the platting process continue, with the Interim City Manager designation and bring it back to council for the approval with the recommendations, based on Carl Krull's recommendations. Council Member Diehl, amended the motion, seconded by Council Member Wilson, to approve with conditions that the platting process continue, with the Interim City Manager designation and bring it back to Council for the

approval with the recommendations, based on Carl Krull's recommendations. The motion passed unanimously.

10. Discussion, consideration, and action of a Resolution, adopting TCAP's Professional Services Agreement and GEXA Energy's Commercial Electric Service Agreement for power to be provided on and after January, 1, 2023.

Council Member Schack, made a motion, seconded by Council Member Luna, to adopt TCAP's Professional Services Agreement and GEXA Energy's Commercial Electric Service Agreement for power to be provided on and after January 1, 2023. The motion passed unanimously.

12. Discussion, consideration, and possible action concerning the location of softball fields, and giving guidance to the Ingleside Development Corporation for inclusion in the upcoming Master Parks Plan.

Director of Economic Development, Jodi Carr, asked of the Council for guidance for the location of the softball fields for inclusion in the upcoming Master Parks Plan. Director of Infrastructure Services, Sarah West, commented that FEMA has obligated funds for the concession stand, and is still in the process of accessing the losses at Faith Park. Interim City Manager, Linnette Barker, commented that it is a long process with FEMA.

After much discussion, the guidance from City Council Members, was to eventually move the ball fields to Live Oak Park, but keep the fields at Faith Park until the ball field complex at Live Oak Park is complete, and design and reconfigure the pool at Faith Park.

13. Discussion, consideration, and action regarding the reallocation of monies to replace the fencing at N.O. Simmons Park Skate Bowl.

Council Member Wilson, commented that he would like to see the fencing go back to the original type, not hurricane fencing. He asked to look at the Cove Apartment Complex as an example. Council asked Director of Parks and Recreation, Mariana Rodriguez, to come back with bids for a different type of fencing.

14. Discussion, consideration, and action amending an Ordinance, changing Ingleside City Council Meeting from Wednesday to Tuesday.

Council Member Schack, made a motion, seconded by Council Member Diehl. The motion was passed unanimously.

Mayor Parker, closed the Regular City Council Meeting at 7:45 p.m., to proceed to Executive Session.

Mayor Parker, opened the Executive Session at 7:53 p.m.

Mayor Parker, closed the Executive Session at 8:23 p.m., and reopened the Regular City Council Meeting at 8:24 p.m.

15. Discussion regarding the duties for the position of the Interim City Manager.

Council Member Schack, made a motion, seconded by Mayor Parker, to pay the Interim City Manager, Linnette Barker, a stipend of \$1,385.00 per pay period. The motion passed unanimously.

16. Discussion regarding additional working area for Public Works.

Mayor Parker, made a motion, seconded by Council Member Diehl, to give the Interim City Manager, Linnette Barker, the authority to negotiate for the real property for Public Works additional working area. The motion passed unanimously.

Other:

17. Reports from Staff

- a) City of Ingleside expenditures over \$3000.00
- b) Purchase Orders over \$2000.00
- c) Other Updates

Interim City Manager, Linnette Barker, commented there was a request for a purchase order over \$2000.00 that was not included in the agenda packet, regarding for the site selection for the Waste Water Treatment Plant. It would be for a geophysical survey of the current site, which would be between \$10,000-\$15,000, and a title search. Council Member Diehl, asked if the intention was to issue a task order.

18. Requests from council.

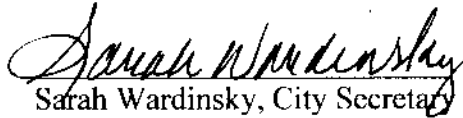
Council Member Schack, asked of Interim City Manager, Linnette Barker, to follow up on numerous safety issues.

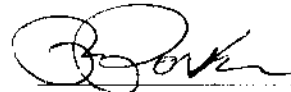
19. Adjourn

Mayor Parker, adjourned the Regular City Council Meeting at 8:30 p.m.

ATTEST:

APPROVED:


Sarah Wardinsky, City Secretary


Ronnie Parker, Mayor