



City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Agenda - Final-revised

City Council

POSTED
12/10/2025 7:38:16 PM
Rebecca Huerta
City Secretary

Tuesday, December 16, 2025

11:30 AM

Council Chambers

Public Notice: Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services are requested to contact the City Secretary's office (at 361-826-3105) at least 48 hours in advance so that appropriate arrangements can be made.

Si Usted desea dirigirse al Concilio y cree que su inglés es limitado, habrá un intérprete inglés-español en todas las juntas del Concilio para ayudarle.

This meeting may be held via videoconference call pursuant to Texas Government Code § 551.127. If this meeting is held via videoconference call or other remote method of meeting, then a member of this governmental body presiding over this meeting will be physically present at the location of this meeting unless this meeting is held pursuant to Texas Government Code § 551.125 due to an emergency or other public necessity pursuant to Texas Government Code § 551.045.

- A. Mayor Paulette Guajardo to call the meeting to order.
- B. Invocation to be given by Pastor Steve Coronado, with Solid Rock Church.
- C. Pledge of Allegiance to the Flag of the United States and to the Texas Flag to be led by Kendall Raines, 12th grader at Por Vida Academy.
- D. City Secretary Rebecca L. Huerta to call the roll of the required Charter Officers.
- E. **CITY MANAGER'S COMMENTS / UPDATE ON CITY OPERATIONS: (ITEMS 1 - 7)**
 - 1. 25-1936 FY 2025 4th Quarter Budget and Finance Report
 - 2. 25-1863 Restaurant Licensing and Inspection Fees presented by Dr. Anita Kurian, Director of Public Health District
 - 3. 25-1954 Updated Coastal Bend Council of Governments Bylaws presented by Peter Collins, Director of Information Technology and CBCOG Executive Committee Member
 - 4. 25-1955 Corpus Christi Hooks Update presented by Brady Ballard, General Manager
 - 5. 25-1956 South Texas Water Authority / Seven Seas Water Project Update presented by Nick Winkelmann, Interim Chief Operating Officer of CCW

6. 25-1957 Far-Field Advisory Committee Update presented by Brett Van Hazel, Director of Water Supply Projects
7. 25-1967 Water Conservation Advisory Committee Update presented by Nick Winkelmann, Interim Chief Operating Officer, CCW

F. PUBLIC COMMENT - Public comment prior to the General Public Comment period, scheduled at approximately 5:30 p.m., will only be on action items on this City Council agenda unless otherwise specified. Sign-up to speak at 5:30 p.m. is at www.corpuschristitx.gov/signin or at the City Council kiosk. Each speaker is limited to a total of no more than 3 minutes per speaker. Time limits may be restricted further by the Mayor at any meeting. If you have a petition or other information pertaining to your subject, please present it to the City Secretary. Written comments may be submitted at <https://corpuschristitx.gov/departments-directory/city-secretary>. Electronic media that you would like to use may only be introduced into the City system IF approved by the City's Communications Department at least 24 hours prior to the Meeting. Please contact Communications at (361) 826-3211 to coordinate. The right to publicly comment prior to any item being considered constitutes a public hearing for all items on this agenda.

G. BOARD & COMMITTEE APPOINTMENTS: (ITEM 8)

8. 25-1840 Corpus Christi Convention & Visitors Bureau
Corpus Christi Regional Economic Development Corporation
Port of Corpus Christi Authority
Reinvestment Zone No. 6 (Barisi Village) Board

H. EXPLANATION OF COUNCIL ACTION:

For administrative convenience, certain of the agenda items are listed as motions, resolutions, or ordinances. If deemed appropriate, the City Council will use a different method of adoption from the one listed; may finally pass an ordinance by adopting it as an emergency measure rather than a two reading ordinance; or may modify the action specified.

I. CONSENT AGENDA: (ITEMS 9 - 28)

NOTICE TO THE PUBLIC: The following items are consent motions, resolutions, and ordinances of a routine or administrative nature. The Council has been furnished with background and support material on each item, and/or it has been discussed at a previous meeting. All items will be acted upon by one vote without being discussed separately unless requested by a Council Member or a citizen, in which event the item or items will immediately be withdrawn for individual consideration in its normal sequence after the items not requiring separate discussion have been acted upon. The remaining items will be adopted by one vote.

9. 25-1911 Approval of the December 9, 2025 Regular Meeting Minutes.

Sponsors: City Secretary's Office

Consent - Second Reading Ordinances

10. 25-1776 Ordinance authorizing the acceptance of a grant from Flint Hills Resources First Responders Helping Heroes Grant Program in the amount of \$10,351.65 for funding for the purchase of seven replacement HAZMAT sensors for the Corpus Christi Fire Department; and appropriating \$10,351.65 to the FY 2026 Fire Grants Fund.
Sponsors: Fire Department
11. 25-1686 Ordinance authorizing the acceptance of a donation from OxyChem First Responder Donation Program in the amount of \$10,000.00 for funding toward the future purchase of a new multipurpose response vehicle for the Corpus Christi Fire Department; and appropriating \$10,000.00 to the FY 2026 Fire Grants Fund.
Sponsors: Fire Department and Finance & Procurement
12. 25-1789 Zoning Case No. ZN8908, Big Fish Enterprises, LLC. (District 2). Ordinance rezoning a property at or near 645 Everhart Road from the "RS-6" Single-Family 6 District to the "CN-1" Neighborhood Commercial District; providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).
Sponsors: Development Services
13. 25-1790 Zoning Case No. ZN8874, Pasadena Land Holdings, Inc. (District 4). Ordinance rezoning a property at or near 7801 Wooldridge Road from the "FR" Farm Rural District to the "RS-4.5" Single-Family 4.5 District; providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).
Sponsors: Development Services
14. 25-1791 Zoning Case No. ZN8741, Creamean Troy Louis LVG Trust (District 4). Ordinance rezoning a property at or near 14861 and 14865 Granada Drive from the "RM-AT/IO" Multifamily Apartment Tourist District with the Island Overlay to the "RM-AT/IO/PUD" Multifamily Apartment Tourist District with the Island Overlay and a Planned Unit Development Overlay; providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).
Sponsors: Development Services

Consent - Contracts and Procurement

15. 25-0995 Motion authorizing execution of a one-year supply agreement with Act Pipe and Supply, Inc., of Corpus Christi, in an amount not to exceed \$314,781.64 to purchase brass water service fittings for Corpus Christi Water, with FY 2026 funding of \$314,781.64 from the Water Fund.
Sponsors: Corpus Christi Water and Finance & Procurement

16. 25-1775 Motion authorizing execution of a two-year service agreement, with three one-year options, with Scott Electric Company, of Corpus Christi in an amount not to exceed \$153,800.00, with a potential up to \$384,500.00 if options are exercised, for on-call electrical services needed by Corpus Christi Water at Sunrise Beach, Wesley Seale Dam, and Rincon Pump Station, with FY 2026 funding of \$57,675.00 from the Water Fund.

Sponsors: Corpus Christi Water and Finance & Procurement

17. 25-1853 Motion authorizing execution of a one-year service agreement, with two one-year options, with American Generator Services, LLC, of Corpus Christi, in an amount not to exceed \$503,845.06, with a potential up to \$1,511,535.18 if options are exercised, for generator preventive maintenance and emergency repairs at City facility locations for the Asset Management Department, with FY 2026 funding of \$100,000.00 from the Facility Maintenance Fund.

Sponsors: Asset Management Department and Finance & Procurement

Consent - Capital Projects

18. 25-1667 Motion to award a construction contract to South Texas Building Partners (STBP, Inc.), Corpus Christi, TX, for the new Corpus Christi Detention Center project in an amount not to exceed \$4,852,511.00 located in Council District 1, with FY 2026 funding available from prior City Council approved Certificates of Obligation and 2026 Public Facilities Certificates of Obligation funds.

Sponsors: Municipal Court Judicial, Engineering Services and Finance & Procurement

19. 25-1856 Motion authorizing a professional services contract with Ardurra Group, Inc. of Corpus Christi to provide design, bid, and construction phase services for the Hewitt/Santa Fe Wastewater Line Upsizing to Oso Water Reclamation Plant project in an amount up to \$3,686,074.00, located in Council Districts 2 and 4, with FY 2026 funding available from the Wastewater Capital Fund.

Sponsors: Corpus Christi Water, Engineering Services and Finance & Procurement

20. 25-1940 One-Reading ordinance authorizing execution of Amendment No. 1 to the Master Services Agreement with Pape-Dawson Engineers, Inc. of San Antonio, Texas for design services in the amount of \$15,000,000.00 and execution of a Construction Manager-At-Risk contract with Garney Companies, Inc. of Kansas City, Missouri for pre-construction services to assist in the design in the amount of \$3,000,000.00 for the Evangeline/San Patricio Co. Groundwater Program; and amending the FY 2026 Capital Budget, with FY 2026 funding available from Water Capital Fund.

Sponsors: Corpus Christi Water

21. 25-1912 Resolution awarding a construction contract to Mako Contracting of Corpus Christi, Texas for construction of Beach Access Road 3 from State Highway 361 to Beach with Concrete Pavement, minor utility improvements, lighting and drainage improvements in an amount up to \$1,619,312.32, located in Council District 4, with FY 2026 funding available from the Street Bonds, Storm Water, and Water Funds.
- Sponsors: Public Works/Street Department, Engineering Services and Finance & Procurement

General Consent Items

22. 25-1759 Resolution amending the authorized representatives for Texas Local Government Investment Pool (TexPool) transactions to reflect recent changes; and authorizing execution by the Mayor of the necessary TexPool document.
- Sponsors: Finance & Procurement
23. 25-1859 Resolution authorizing an Interlocal Agreement with Lavaca-Navidad River Authority (LNRA) Regarding the Design and Construction of the LNRA Facility Expansion for a spare pumping unit at Lake Texana; providing for City to pay all costs associated with the LNRA Facility Expansion project; approving LNRA's contract with the Project Engineer Freese & Nichols, Inc. for design, bidding and construction oversight services in amount of \$692,000 payable from the Raw Water Capital fund; requiring future City Council approval of the cost of the construction contract prior to LNRA contract award.
- Sponsors: Corpus Christi Water
24. 25-1938 A resolution relating to establishing the City's intention to reimburse itself for the prior lawful expenditure of funds relating to any capital expenditures from the proceeds of one or more series of tax-exempt or taxable obligations to be issued by the City in an aggregate amount not to exceed \$29,000,000 for authorized purposes, including the Evangeline Groundwater Rights Project and the Reclaimed Water for Industrial Reuse Project; authorizing other matters incident and related thereto; and providing an effective date.
- Sponsors: Finance & Procurement

Consent - First Reading Ordinances

25. 25-1779 Ordinance authorizing the acceptance of two grant awards for a total amount of \$12,906.00 from the Department of State Health Services through the Emergency Medical Services County Regional Advisory Council Grant Program for funding for emergency medical service supplies and equipment, education, and training for the Corpus Christi Fire Department; and appropriating \$12,906.00 into the Fire Grants Fund.

Sponsors: Fire Department and Finance & Procurement

26. 25-1815

Ordinance authorizing the B Corporation's Texas State Aquarium ("TSA") Parking Lot Project, totaling up to \$2,000,000.00, from the B Corporation for TSA visitor parking lot infrastructure improvements; accepting and appropriating funding for the project totaling \$2,000,000.00, from the B Corporation unreserved fund and amending the FY 2025-26 budget.

Sponsors: Planning and Economic Development Department

27. 25-1675

One-Reading ordinance designating Frost Bank as the depository for the City's municipal funds pursuant to Chapter 105, Local Government Code; and authorizing the City's Director of Finance & Procurement to execute a five-year depository services contract to commence on January 1, 2026.

Sponsors: Finance & Procurement

28. 25-1799

Ordinance accepting a grant of \$7,000.00 from the Can'D Aid Foundation to support recycling and community engagement at large local events; and appropriating the amount in the FY 2026 Solid Waste Grants Fund.

Sponsors: Solid Waste Operations

J. RECESS FOR LUNCH

The City Council will take a lunch break at approximately 1:30 p.m.

K. PUBLIC HEARINGS: (ITEMS 29 - 30)

The following items are public hearings and public hearings with first reading ordinances. Each item will be considered individually.

29. 25-1836

Zoning Case No. ZN8885, Andrea and Daovone Xayasene (District 3). Ordinance rezoning a property at or near 5113 Larcade Drive from the "RS-6" Single-Family 6 District to the "RS-6/SP" Single-Family 6 District with a Special Permit; providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).

Sponsors: Development Services

30. 25-1837

Zoning Case No. ZN8910, Paul and Melba Savoy (District 1). Ordinance rezoning a property at or near 3202 East Causeway Boulevard from the "CR-1" Resort Commercial District to the "RM-AT" Multifamily Apartment Tourist District; providing for a penalty not to exceed \$2,000 and publication. (Planning Commission and Staff recommend approval).

Sponsors: Development Services

L. INDIVIDUAL CONSIDERATION ITEMS: (ITEMS 31 - 33)

The following items are motions, resolutions or ordinances that may be considered and voted on individually.

31. 25-1930 Resolution authorizing an Interlocal Agreement with Cities of Alice, Beeville, and Mathis regarding sharing of resources to improve water and wastewater services.
Sponsors: Corpus Christi Water
32. 25-1902 Resolution authorizing execution of an Interlocal Cooperation Agreement with Nueces County for participation in the Tax Increment Reinvestment Zone Number Seven (TIRZ #7).
Sponsors: Planning and Economic Development Department
33. 25-1820 Ordinance of the City Council of the City of Corpus Christi, Texas, designating a contiguous geographic area within the extraterritorial jurisdictional limits of the city as a Tax Increment Reinvestment Zone pursuant to Chapter 311 of the Texas Tax Code, to be known as Reinvestment Zone Number Seven, City of Corpus Christi; Describing the boundaries of the zone; Creating a board of directors for the zone; Creating subzones within the zone; Establishing a tax increment fund for the zone; Containing findings related to the creation of the zone; Providing a date for the termination of the zone; Providing that the zone take effect immediately upon passage of the ordinance; Providing a severability clause; and Providing an effective date.
Sponsors: Planning and Economic Development Department

M. BRIEFINGS: (ITEMS 34 - 35)

Briefing information will be provided to the City Council during the Council meeting. Briefings are for Council information only. No action will be taken and no public comment will be solicited. The City Manager or City Council Liaison for any city board, commission, committee or corporation (including Type A or B Corporation) may report on the action(s) or discussion(s) of any such body's public meeting that occurred within one month prior to this City Council meeting.

34. 25-1927 Update on Warming Center Activation Plan and Unhoused Programs Administrator presented by Fire Chief Brandon Wade
Sponsors: Fire Department
35. 25-1725 Hilliard Center Quarterly Update presented by Daniel Melise, OVG General Manager
Sponsors: Planning and Economic Development Department

N. EXECUTIVE SESSION: (ITEMS 36 - 38)

PUBLIC NOTICE is given that the City Council may elect to go into executive session at any time during the meeting in order to discuss any matters listed on the agenda, when authorized by the provisions of the Open Meeting Act, Chapter 551 of the Texas Government Code, and that the City Council specifically expects to go into executive session on the following matters. If the Council elects to go into executive session regarding an agenda item, the section or sections of the Open Meetings Act authorizing the executive session will be publicly announced by the presiding officer. The City Council may deliberate and take action in open session on any issue that may be

discussed in executive session. The description of an item in "Executive Sessions" constitutes the written interpretation by the City Attorney of Chapter 551 of the Texas Government Code and his determination that said item may be legally discussed in Closed Meeting in compliance with Chapter 551 the Texas Government Code.

36. 25-1959 **Executive session pursuant to Texas Government Code § 551.071** and Texas Disciplinary Rules of Professional Conduct Rule 1.05 to consult with attorneys concerning legal issues related to rules and regulations of the State of Texas and federal government, U.S. Environmental Protection Agency, Texas Commission on Environmental Quality, Texas Water Development Board, the Corpus Christi Aquifer Storage and Recovery Conservation District, other regulatory entities, and legal rights, property rights, and contracts related to potential purchase and value of property rights to land at/near the Nueces River and/or Cayamon Creek, and **Texas Government Code § 551.072** to discuss and deliberate the purchase and/or value of the aforementioned rights to real property because deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person, including, but not limited to, potential consideration of authorization to enter agreement(s) for the purchase of property rights at or adjacent to locations (if any) described herein.
37. 25-1862 **Executive session pursuant to Texas Government Code § 551.071** and Texas Disciplinary Rules of Professional Conduct Rule 1.05 to consult with attorneys concerning legal issues related to rules and regulations of state of Texas, EPA, TCEQ, TWDB, Texas Railroad Commission, San Patricio County Groundwater Conservation District, and legal rights, property rights, and/or contracts related to purchase and/or sale of groundwater, including water rights in property accessing the Evangeline Aquifer in San Patricio County adjacent and/or near US Highway 181, US Highway 77, US Highway 77 Business, Highway 89, and/or the Aransas River, and other sources, and **Texas Government Code § 551.072** to discuss and deliberate the purchase or value of the aforementioned rights to real property because deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person, including, but not limited to, potential consideration of authorization to enter agreement(s) for professionals for services related to these property rights, interlocal agreements and other agreements with government entities near the aforementioned property(ies) and/or the purchase of the property or property(ies) at and/or adjacent to locations (if any) described herein.
38. 25-1861 **Executive session pursuant to Texas Government Code § 551.071** and Texas Disciplinary Rules of Professional Conduct Rule 1.05 to consult with attorneys concerning legal issues related to a potential Tax Increment Reinvestment Zone (TIRZ) and potential interlocal agreement(s) with Nueces County and **Texas Government Code § 551.087** to discuss and deliberate regarding potential financial or other incentive(s) to business prospects(s) that the governmental body seeks to have locate, stay, or expand in or near the territory of the City and

with which the City will be conducting economic development negotiations.

O. **GENERAL PUBLIC COMMENT – APPROXIMATELY 5:30 P.M. ON CITY-RELATED MATTERS.**

P. **ADJOURNMENT**