CITY COUNCIL MEETING
City Council
December 19, 2023
6:00 p.m. City Hall

City Officials Present:

Mayor Edward Adams
Mayor Pro Tem Mary Speidel
Councilmember Nathan Lindeman—Not Present
Councilmember Danny Davila
Councilmember Greg Ybarra

City Manager John Hobson
City Secretary Cathy Duhart
City Attorney Desiree Voth
Utility Clerk Angela Montemayor

The Sinton City Council held a City Council Meeting on December 19, 2023, in the Council Chambers of the Sinton City Hall. A notice of this meeting was posted at least 72 hours in advance in accordance with Section 551, Texas Government Code. With a quorum present, the following business was transacted:

Citizens present: Dahl Harding, Matthew Garza, Yolanda Bustamante, Debbie Pennell

Mayor Edward Adams called the meeting to order at 6:00 p.m. The Invocation, given by City Secretary Cathy Duhart, and recitations of the American and Texas pledges was done at a prior meeting that day. Roll Call was then taken.

PUBLIC HEARING:

1. PUBLIC HEARING CONCERNING THE EXPANSION AND ENLARGEMENT OF THE BOUNDARIES OF REINVESTMENT ZONE NUMBER ONE, CITY OF SINTON, TEXAS (SOMERSET DEVELOPMENT) AND RELATED FIRST AMENDED AND RESTATED PROJECT PLAN AND FINANCING PLAN.

Mayor Edward Adams opened the Public Hearing at 6:00 p.m. Mayor Edward Adams closed the Public Hearing at 6:00 p.m.

Special Reports/Presentations/Formal Announcements, Recognition, and Reports that may be discussed:

1. Sinton ISD—Mrs. Troup, School & Community Relations Coordinator was not present.
2. Sinton Chamber of Commerce—Not Present.

Citizens to Be Heard: Dahl Harding was present and made comments regarding the road maintenance on her road, and the hours the Sinton Public Library opened to the public and the time usage allowed for each computer. Mr. Hobson advised that the Sinton Public Librarian,
Yolanda Bustamante, was present and she can refer this to the Library Board regarding any changes, if any, to their policies.

CONSENT AGENDA:
(All of the following items on the Consent Agenda are considered to be self-explanatory by the Council and will be enacted with one motion. There will be no separate discussion of these items unless a Council Member, staff member or citizen requests removal of the item from the consent agenda for the purpose of discussion. For removal of an item, a request must be made to the Council when the Consent Agenda is opened for Council Action.)

1. Action on the City Council Workshop Minutes from the meeting held on November 7, 2023.

2. Action on the City Council Meeting Minutes from the meeting held on November 21, 2023.

Mayor Pro Tem Mary Speidel made the motion to approve the Consent Agenda Items. The second was made by Councilmember Greg Ybarra. The motion carried 4-0.

NEW BUSINESS:

No. 11621 ACTION ON ORDINANCE NO. 2023-17, AN ORDINANCE APPROVING THE FIRST AMENDED AND RESTATATED PROJECT PLAN AND FINANCING AND ENLARGING THE BOUNDARIES OF REINVESTMENT ZONE NUMBER ONE, CITY OF SINTON, TEXAS (SOMERSET DEVELOPMENT) TO INCLUDE ADJACENT PROPERTY FOR TAX INCREMENT FINANCING PURPOSES AND OTHER MATTERS RELATED TO THE FOREGOING.

Mr. Hobson advised the Reinvestment Board met earlier tonight and they did recommend approval of the TIRZ Assessment Project Plan and Financing and Enlarging the boundaries of Reinvestment Zone Number One for Somerset Development. Abdi Yassin from Municap and Wiley McIlwain the developer, were present to answer any questions the City Council might have.

Mayor Pro Tem Mary Speidel made the motion to Ordinance No. 2023-17, an Ordinance approving the First Amended and Restated Project Plan and Financing and enlarging the boundaries of Reinvestment Zone Number One. The second was made by Councilmember Greg Ybarra. The motion carried 4-0.

No. 11622 Action on the confirmation of the elected Fire Chief for the Sinton Volunteer Fire Department for 2024, Albert Castillo, Jr.; elected at the Sinton Volunteer Fire Department meeting held on November 1, 2023.
Mr. Hobson advised that a motion is needed if the City Council chooses to confirm the appointment of the Fire Chief.

Councilmember Greg Ybarra made the motion to confirm the election of Fire Chief for the Sinton Volunteer Fire Department for 2024, Albert Castillo, Jr. The second was made by Mayor Pro Tem Mary Speidel. The motion carried 4-0.

No. 11623  **Action on approving A BuyBoard contract bid to Daybreak Lighting, in the amount of $67,164.00, to replace Sinton Community Center parking lot lighting.**

Mr. Hobson advised the Sinton 4A Economic Development Board met earlier this evening and approved the purchase in the amount of $67,164.00, to replace Sinton Community Center parking lot lighting, from 4A funds.

Councilmember Greg Ybarra made the motion to approve the BuyBoard contract bid to Daybreak Lighting, in the amount of $67,164.00, to replace Sinton Community Center parking lot lighting. The second was made by Mayor Pro Tem Mary Speidel. The motion carried 4-0.

No. 11624  **Action on ORDINANCE NO. 2023-16, AN ORDINANCE OF THE CITY OF SINTON, TEXAS, (CITY) AMENDING ORDINANCE NO. 2021-13, CITY OF SINTON SCHEDULE OF FEES – WATER/SEWER RATES – APPENDIX A MASTER FEE SCHEDULE.**

Mr. Hobson advised that the last fee increase was a little over three years ago and due to inflation changes a rate increase is being proposed. The proposed changes are listed below:

<table>
<thead>
<tr>
<th>Service</th>
<th>FEE SCHEDULE</th>
</tr>
</thead>
<tbody>
<tr>
<td>Monthly Water Inside CL</td>
<td></td>
</tr>
<tr>
<td>2000 g minimum</td>
<td>$28.17</td>
</tr>
<tr>
<td>2001 - 12,000</td>
<td>$31.81</td>
</tr>
<tr>
<td>12,001 - 22,000</td>
<td>$33.73</td>
</tr>
<tr>
<td>22,001 - 32,000</td>
<td>$40.08</td>
</tr>
<tr>
<td>over 32,001</td>
<td>$46.18</td>
</tr>
<tr>
<td>Monthly Water Outside CL</td>
<td></td>
</tr>
<tr>
<td>5,000 g minimum</td>
<td>$34.33</td>
</tr>
<tr>
<td>6,001 - 12,000</td>
<td>$44.59</td>
</tr>
<tr>
<td>12,001 - 22,000</td>
<td>$48.85</td>
</tr>
<tr>
<td>22,001 - 32,000</td>
<td>$53.34</td>
</tr>
<tr>
<td>over 32,001</td>
<td>$66.65</td>
</tr>
<tr>
<td>Bulk Water</td>
<td></td>
</tr>
<tr>
<td>1000 g minimum</td>
<td>$44.30</td>
</tr>
<tr>
<td>Over 1001 per 1,000</td>
<td>$19.80</td>
</tr>
<tr>
<td>Sewer</td>
<td></td>
</tr>
<tr>
<td>Base Residential Inside CL</td>
<td>$33.41</td>
</tr>
<tr>
<td>MF Base Each Unit Inside CL</td>
<td>$35.70</td>
</tr>
<tr>
<td>Base Outside CL</td>
<td>$33.70</td>
</tr>
<tr>
<td>User Charge CL</td>
<td>100% of Winter avg times $1.80 per 1,000</td>
</tr>
<tr>
<td>User Charge Outside CL</td>
<td>100% of Winter avg times $2.44 per 1,000</td>
</tr>
</tbody>
</table>
Some discussion ensued regarding finding a rate for agricultural, general fund vs utility fund percentage, if the rate change will be sent to citizens, changes that will be proposed due to rate increases.

Mayor Pro Tem Mary Speidel made the motion to accept Ordinance No. 2023-16, an Ordinance amending Ordinance No., 2021-13, City of Sinton Schedule of Fees-Water/Sewer Rates. The second was made by Councilmember Greg Ybarra. The motion carried 4-0.

No. 11625

Action on RESOLUTION NO. 20231219, A RESOLUTION BY THE CITY OF SINTON, TEXAS AUTHORIZING AND APPROVING MEMBERSHIP IN THE CITIES SERVED BY CENTERPOINT GAS (CITIES) FOR THE PURPOSE OF PROTECTING THE INTEREST OF THE CITY AND ITS CITIZENS WITH RESPECT TO CENTERPOINT MATTERS; FURTHER SUSPENDING THE JANUARY 27, 2024 EFFECTIVE DATE OF THE STATEMENT OF INTENT OF CENTERPOINT ENERGY RESOURCES CORP., D/B/A CENTERPOINT ENERGY ENTEX AND CENTERPOINT ENERGY TEXAS GAS TO CHANGE RATES IN THE TEXAS DIVISION; TO PERMIT THE CITY TIME TO STUDY THE REQUEST AND TO ESTABLISH REASONABLE RATES; FINDING THAT THE CITY’S REASONABLE RATE CASE EXPENSES SHALL BE REIMBURSED BY THE COMPANY; AUTHORIZING PARTICIPATION WITH THE CITIES SERVED BY CENTERPOINT GAS; HIRING LEGAL AND CONSULTING SERVICES TO NEGOTIATE WITH THE COMPANY AND DIRECT ANY NECESSARY LITIGATION AND APPEALS; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; REQUIRING NOTICE OF THIS RESOLUTION TO THE COMPANY AND LEGAL COUNSEL.

Mr. Hobson advised the city will be joining a coalition against CenterPoint Gas with other cities to suspend the January 27, 2024 effective date of the request to increase rates; to permit adequate time to review the proposed changes and to establish reasonable rates.

Mayor Pro Tem Mary Speidel made the motion to approve Resolution 20231219. The second was made by Councilmember Danny Davila. The motion carried 4-0.

No. 11626

Action on casting a vote in the TCAP Board of Directors Election for 2024-2025 term of office.

Mr. Hobson advised that seven (7) of the eight (8) are picked from the ones listed for votes to be cast in the TCAP Board of Directors Election for 2024-2025 term of office. The votes will be cast for the following:
David Esquivel (Tomball); Gary Broz (Edna); Robbert Hemminger (Iowa Colony); John Beckmeyer (Odessa); Roy Rodriguez (McAllen); Denise Hickman (Duncanville); and Courtney Alvarez (Kingsville).

Mayor Pro Tem Mary Speidel made the motion to cast the votes in the TCAP Board of Directors Election for 2024-2025 term of office to: David Esquivel (Tomball); Gary Broz (Edna); Robbert Hemminger (Iowa Colony); John Beckmeyer (Odessa); Roy Rodriguez (McAllen); Denise Hickman (Duncanville); and Courtney Alvarez (Kingsville). The second was made by Councilmember Greg Ybarra. The motion carried 4-0.

The motion to adjourn was made by Councilmember Greg Ybarra. The second was by Councilmember Danny Davila. The motion carried 4-0.

Mayor Edward Adams

Attest: City Secretary Cathy Duhart