

**Written Minutes for the
Regular City Council Meeting
Held on April 27, 2022
7:00 PM
Elmendorf City Hall
8304 FM 327
Elmendorf, TX 78112**

At any time during the City Council Meeting, the City Council may meet in executive session for consultation concerning attorney-client matters (real estate, litigation, contracts, personnel, and security).

I. City Council will convene for a Regular Meeting at the Elmendorf City Hall at 7:00 pm April 27, 2022.

Call to Order			
	The meeting is called to order at	7:03 PM	by Mayor Pro-Tem Tommy Hicks
Pledge of Allegiance			
Invocation			By Chaplain James Stirnemann.
Roll Call			
Mayor	Michael J. Gonzales		Absent
Councilmember Place 1	Tracy Riojas		Absent
Councilmember Place 2	Tommy Hicks		Present
Councilmember Place 3	Hipolito "Polo" Maldonado		Present
Councilmember Place 4	Manuel Decena		Absent
Councilmember Place 5	Linda Pena Ortiz		Present

Also, present City Administrator Cody Dailey, City Secretary Roxanne De Leon, City Attorney Mike Guevara, Chief Marco Pena, Water Supervisor Shawn Cooper, Lieutenant Nicolas Juarez, and Officer Elizabeth Montoya.

Citizens Participation

Emilia Kirtner Ms. Kirtner operates a small farm off Old Corpus Christi Road and asks City Council to consider allowing tiny homes. As a single woman, she cannot afford to build a 1,200 square foot home nor would she need that much space. Currently living outside of the city but necessary to spend some nights in Elmendorf to tend the farm. Hopes to make a change from spending nights out of a recreational vehicle into a more permanent structure in the next three months.

II. Mayor and City Council Comments

Councilmember Hicks Announces the Elmendorf Community Library had their phone and fax line hooked up that morning. The library will assist the school district with the Food Nutrition Program. This will serve everyone in the community during the summer.

III. General Business – Consent Agenda

1. Adoption and approval of the city council minutes from March 17, 2022
2. Approval of the previous month's bills paid and financial reports.

Councilmember Ortiz motions to approve all two (2) items of the General Business – Consent Agenda. Councilmember Maldonado seconds and a vote is called.

Yay	Nay	Abstain
Councilmember Hicks		
Councilmember Maldonado		
Councilmember Ortiz		

The motion to approve all two (2) items of the General Business – Consent Agenda is passed on a unanimous vote with all three (3) councilmembers in favor.

IV. General Business – Individual Consideration

3. Discuss and possible action regarding the condition of the rail car “Alamo” and progress of its restoration as outlined under the Performance Agreement between the Elmendorf Economic Development Corporation for incentives to the San Antonio Railroad Heritage Museum, Inc. to enhance the museum facilities in Elmendorf, Texas.

City Attorney Mike Guevara explained letters were drafted for both the Mayor Michael Gonzales and EEDC President Manuel Decena advising the museum of council's action at the March council meeting. The letter demanded three concerns to be addressed within a specific timeframe. Those concerns being the painting of the exterior rail car, replacing the back fence of the property they removed to move the Alamo in, provide evidence that they are and have been open to the public. The museum was invited to attend the meeting but they did not send a representative.

City Administrator Cody Dailey states the museum has made an effort to replace the fence but it is not completed. The top priority of the city was for the exterior to be painted but after four (4) years, it has not been completed. An email was received from their President Gary Rodriguez stating the museum closed in January and February to give the volunteers a break. Mayor Pro-Tem Hicks believes they are usually at the building on the weekends but they do not open to the public. Councilwoman Ortiz is very disappointed and angry that after four years, no progress has been made. So many promises were made when they needed the funds to bring in the rail car.

Councilmember Riojas arrives for meeting at 7:38 pm.

Councilmember Ortiz motions to find the city's agreement with the museum has been breached and directs staff to send a letter of breach to the museum. Councilmember Maldonado seconds and a vote is called.

Yay	Nay	Abstain
Councilmember Riojas		
Councilmember Hicks		
Councilmember Maldonado		
Councilmember Ortiz		

The motion to find the city's agreement with the museum has been breached and directs staff to send a letter of breach to the museum is passed on a unanimous vote with all four (4) councilmembers in favor.

4. Discuss and possible action regarding Resolution 4-27-2022-1R, setting a public hearing under Section 372.011 of the Texas Local Government Code on the advisability of the dissolution of the Public Improvement District Number two within the city limits of the City of Elmendorf, Texas; and authorizing the issuance of notice by the City Secretary of the City regarding the public hearing.

This item relates to the additional property R.W. McDonald has purchased and will be adding to the Hickory Ridge subdivision. We must first dissolve of the PID setup years ago.

Councilmember Ortiz motions to approve Resolution 4-27-2022-1R, setting a public hearing under Section 372.011 of the Texas Local Government Code on the advisability of the dissolution of the Public Improvement District Number two within the city limits of the City of Elmendorf, Texas; and authorizing the issuance of notice by the City Secretary of the City regarding the public hearing. Councilmember Riojas seconds and a vote is called.

Yay	Nay	Abstain
Councilmember Riojas		
Councilmember Hicks		
Councilmember Maldonado		
Councilmember Ortiz		

The motion to approve Resolution 4-27-2022-1R, setting a public hearing under Section 372.011 of the Texas Local Government Code on the advisability of the dissolution of the Public Improvement District Number two within the city limits of the City of Elmendorf, Texas; and authorizing the issuance of notice by the City Secretary of the City regarding the public hearing is passed on a unanimous vote with all four (4) councilmembers in favor.

5. Discuss and possible action regarding Resolution 4-27-2022-2R, setting a public hearing under Section 372.009 of the Texas Local Government Code for the addition of land to the Hickory Ridge Public Improvement District with the corporate limits of the City of Elmendorf, Texas; and authorizing the issuance of notice by the City Secretary of Elmendorf, Texas regarding the public hearing.

This resolution sets a public hearing on the addition of the property to the Hickory Ridge PID. We will conduct the public hearing and place an item on the agenda to add the property at the May 19th council meeting.

Councilmember Maldonado motions to approve Resolution 4-27-2022-2R, setting a public hearing under Section 372.009 of the Texas Local Government Code for the addition of land to the Hickory Ridge Public Improvement District with the corporate limits of the City of Elmendorf, Texas; and authorizing the issuance of notice by the City Secretary of Elmendorf, Texas regarding the public hearing. Councilmember Ortiz seconds and a vote is called.

Yay	Nay	Abstain
Councilmember Riojas		
Councilmember Hicks		
Councilmember Maldonado		
Councilmember Ortiz		

The motion to approve Resolution 4-27-2022-2R, setting a public hearing under Section 372.009 of the Texas Local Government Code for the addition of land to the Hickory Ridge Public Improvement District with the corporate limits of the City of Elmendorf, Texas; and authorizing the issuance of notice by the City Secretary of Elmendorf, Texas regarding the public hearing is passed on a unanimous vote with all four (4) councilmembers in favor.

6. Discuss and possible action regarding the Hickory Ridge East and West Development agreement between the 2022 HR Partners Ltd., a Texas limited partnership and the City of Elmendorf.

Patrick Kilbourne of SAMCO and Prabha Cinclair of Miklos Cinclair Law, PLLC explain this item would set the conditions of the newly acquired properties, assuming they're added to the Hickory Ridge PID. The agreement is still being negotiated.

Councilmember Ortiz motions to set the Hickory Ridge East and West Development agreement between the 2022 HR Partners, Ltd, a Texas limited partnership and the City of Elmendorf on the May 19, 2022 city council agenda. Councilmember Riojas seconds and a vote is called.

Yay	Nay	Abstain
Councilmember Riojas		
Councilmember Hicks		
Councilmember Maldonado		
Councilmember Decena		

The motion to set the Hickory Ridge East and West Development agreement between the 2022 HR Partners, Ltd, a Texas limited partnership and the City of Elmendorf on the May 19, 2022 city council agenda is approved on a unanimous vote with all four (4) councilmembers in favor.

7. Discuss and possible action regarding a proposal for the acquisition of new body worn cameras for the police department, software to organize the videos and associated cloud service for the storage of videos in accordance with state law at a total cost of \$42,414.00.

Councilmember Ortiz motions to approve a proposal for the acquisition of new body worn cameras for the police department, software to organize the videos and associated cloud service for the storage of videos in accordance with state law at a total cost of \$42,414.00. Councilmember Riojas seconds and a vote is called.

Yay	Nay	Abstain
Councilmember Riojas		
Councilmember Hicks		
Councilmember Maldonado		
Councilmember Decena		

The motion to approve a proposal for the acquisition of new body worn cameras for the police department, software to organize the videos and associated cloud service for the storage of videos in accordance with state law at a total cost of \$42,414.00 is passed on a unanimous vote with all four (4) councilmembers in favor.

V. Adjournment

Councilmember Ortiz motions to adjourn the Regular City Council Meeting. Councilmember Riojas seconds and a vote is called.

Yay	Nay	Abstain
Councilmember Riojas		
Councilmember Hicks		
Councilmember Maldonado		
Councilmember Ortiz		

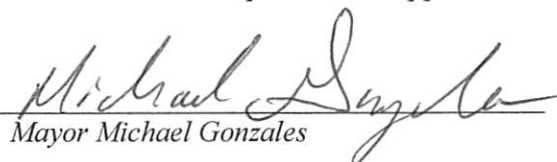
The motion to adjourn the Regular City Council Meeting passed on a unanimous vote with all four (4) councilmembers in favor.

Regular City Council Meeting is adjourned at:

8:18 PM

The minutes were passed and approved on:

May 19, 2022


Mayor Michael Gonzales


Attest: City Secretary Roxanne De Leon