



**CITY OF CASTROVILLE CITY COUNCIL  
REGULAR CALLED MEETING  
1209 FIORELLA  
TUESDAY  
May 25, 2021  
5:00 P.M.**

The City Council of the City of Castroville will meet in the Regular Called Meeting beginning at 5:00 p.m. in the Council Chambers at City Hall on the following items listed on the agenda.

- I. Call to Order
- II. Roll Call
- III. Pledge of Allegiance
- IV. Invocation
- V. Citizen Comments  
*The public will be permitted to offer public comments telephonically as provided by the agenda and as permitted by the presiding officer during the meeting. Written questions or comments may be submitted up to two hours before the meeting. A recording of the telephonic meeting will be made and will be available to the public in accordance with the Texas Public Information Act upon request.*
- VI. Consent Agenda
  - A. Minutes for May 11, 2021 Regular Called Council Meeting.
- VII. Swearing In of Patrol Officer Ryan Murphy.
- VIII. Review applications submitted to fill vacant seat for District 5.
- IX. Executive Session:  
The City Council will meet in Closed Session under provisions of the Texas Government Code, Section 551.071 (entitled "Consultation with Attorney) and Section 551.085 (entitled "Deliberation regarding Economic Development Negotiations").
  - a. West Side Story
  - b. Establishment of Economic Development Corporation
  - c. Alsatian Oaks
  - d. Clean Sweep

The City Council will meet in Closed Session under provisions of the Texas Government Code, Section 551.074 (entitled Deliberation regarding Personnel matters) to deliberate the appointment of a public officer.

  - a. Candidates for District 5.

- X. Reconvene in Open Session.
- XI. Consider possible action or give direction on items legally discussed in Executive Session.
- XII. Swearing In of new District 5 councilmember.
- XIII. Mayor's Report:
  - a. Begin the year right – new council, new responsibilities, renewed diligence in representing the city.
  - b. Update on storm debris.
  - c. Update on Thoroughfare Plan.
  - d. Development in Castroville
  - e. Emergency notifications.
  - f. Priorities for upcoming Budget.
- XIV. Public Hearing on a request for preliminary plat of Kempf Estates, located immediately North of Old US Highway 90 and East of River Bluff.
- XV. Consider and take appropriate action on a request for a preliminary plat of Kempf Estates, located immediately North of Old US Highway 90 and East of River Bluff.
- XVI. Public Hearing on a request for changes to Castroville Subdivision regarding plat approval with a development agreement.
- XVII. Consider and take appropriate action on adopting an ordinance amending the Castroville Subdivision Ordinance for plat approval with a development agreement in place.
- XVIII. Consider and take appropriate action on approving the final plat for Alsatian Oaks, Unit 2.
- XIX. Presentation on River Bluff Electric upgrades by Chris Harper P.E., Schneider Engineering.
- XX. Consider and take appropriate action on approving the purchase of a Vermeer BC1000XL Brush Chipper.
- XXI. Consider and take appropriate action on approving a Project Development Agreement with Ameresco for an Investment Grade Audit of the electric meter, natural gas and water meter infrastructure with a walk away price not to exceed \$45,000.
- XXII. Consider and take appropriate action on entering into a Mutual Confidentiality Agreement with Medina Electric Cooperative, Inc.
- XXIII. Consider and take appropriate action on authorizing the City Administrator to enter into a Master Service Agreement with Medina Electric Cooperative, Inc. for as-needed basis management-related and operation-related services.
- XXIV. Consider and take appropriate action on the City Utility Policy to include a leak forgiveness process.
- XXV. Consider and take appropriate action on setting the date for a Special Called Meeting.

XXVI. Legislative updates on bills filed related to proposed changes affecting cities.

XXVII. Staff Reports:

- a. Airport – Board meeting, TxDOT funded Master Plan, Hangar wait list, Grant opportunities, operations, Fact Sheet on Airport Hazard Zone.
- b. Community Development – On-going projects – Alsatian Oaks Units 1, 2 &3 and CLOMR, Church’s Chicken, Country Village Estates, Kempf Estates, Board Meetings. Tasks – GIS and Mapping, Duct Bank, and Code Enforcement Citations.
- c. Code Enforcement – Spring Cleanup
- d. Finance – Budget meetings with Department Managers/Directors, Sales Tax, Property Tax and AP monthly distribution.
- e. Library – annual reports, donation of books, Members statistics, summer camps, material circulation report, and virtual Library Programs.
- f. Parks– financial updates, pool house structural inspection, updates to the parks, update on July 4<sup>th</sup> events.
- g. Streets – Drainage update.
- h. Police Department – Grants, Emergency Management, Community Happenings, April 2021 Stats and monthly report totals.
- i. Public Works – monthly activity report including electric, water, wastewater treatment plant, gas department and general & administration, ongoing development utility projects.

XXVIII. Discussion on future agenda items.

XXIX. Adjourn.

### **ACCESSIBILITY STATEMENT**

The City Hall is wheelchair accessible. The exit and parking ramps are located at the rear of the building.

### **NON-DISCRIMINATION STATEMENT**

The City of Castroville does not discriminate on the basis of race, color, national origin, sex, religion, or disability in the employment or the provision of services.

The City Council of the City of Castroville reserves the right to adjourn into closed session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by the Texas Open Meetings Act.

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, Castroville, Texas on May 21, 2021 before 5:00 p.m.



Debra Howe  
City Secretary

**\*\*The City of Castroville does recommend face coverings.**