



# TOWN COUNCIL REGULAR MEETING

Wednesday, May 21, 2025 at 6:00 PM  
Fulton Council Chambers, 201 N. 7th Street

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## AGENDA

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### CALL TO ORDER

### PLEDGE OF ALLEGIANCE – U.S. Flag and Texas Flag

### OBSERVE A MOMENT OF SILENCE/PRAAYER

### CITIZENS TO BE HEARD (PUBLIC FORUM)

*Public participation is valued and at this time, comments limited to three (3) minutes will be taken from persons who have signed the Speaker's Card located on the table inside the Council Chambers and delivered to the City Secretary before the meeting begins. Written comments received by submission to the City Secretary in person or emailed to [citysec@fultontexas.org](mailto:citysec@fultontexas.org) by 3:00 p.m. on the day of the meeting, on any subject matter that is not on the agenda, will be read and summarized in the minutes of the meeting. Persons wishing to address the Council and who have registered using the Speaker's Card will have up to three (3) minutes to speak. In accordance with the Open Meetings Act, Council may not discuss or take action on any item that has not been posted on the agenda. While civil public criticism is not prohibited; disorderly conduct or disturbance of the peace as prohibited by law shall be cause for the chair to terminate the offender's time to speak.*

### SWEARING IN ELECTED/APPOINTED COUNCIL MEMBERS

- 1.** Swear in Elected/Appointed Officials: Christopher Garis, Place 2; MaryAnn Pahmiyer, Place 3; and Margo Nielsen, Place 4.

### CONSENT AGENDA

*All consent agenda items listed are considered to be routine by the Town Council and will be enacted by one motion. There will be no separate discussion of these items unless a council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.*

- 2.** Discuss/Approve/Disapprove minutes of the Regular Meeting held on May 7, 2025.
- 3.** Discuss/Approve/Disapprove the April 2025 financial report.

### ITEMS FOR CONSIDERATION

- 4.** Discuss/Approve/Disapprove Ordinance 324 an ordinance amending Ordinance 206 and Chapter 50, Article III, area and setback standards, Fulton town code relating to minimum side yard setbacks in residential; repealing ordinances in conflict; providing for severance; and providing for publication

## **CLOSED SESSION**

*The Town Council may elect to go into closed session pursuant to Chapter 551, Government Code on any Agenda item where appropriate and particularly Sections 551.071 (consultation with attorney) and 551.074 (personnel matters), Government Code.*

## **OPEN SESSION**

*Discuss/Approve/Disapprove any and all action necessary with regard to the preceding matter(s).*

## **ANNOUNCEMENTS**

5. Mayor's Update.
6. The next Regular Fulton Town Council Meeting will be held Wednesday, June 4, 2025, beginning at 6:00 pm.

**EXECUTIVE SESSION - PUBLIC NOTICE** *is given that the Town 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 Open Meetings Act, Chapter 551, Texas Government Code. 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 Mayor. The Council may deliberate and take action in open session on any issue that may be discussed in executive session.*

## **ADJOURNMENT**

## **NOTICE**

*This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at 361/729-5533 or by email at [citysec@fultontexas.org](mailto:citysec@fultontexas.org) for further information. Braille Is Not Available. The Town of Fulton reserves the right to convene into Closed Session under Government Code 551.071-551.074 and 551-086.*

## **CERTIFICATION**

*I certify that the above notice of meeting was posted at Town Hall, 201 N. Seventh Street, Fulton, Texas, on Thursday, May 16, 2025, at 4:00 p.m., and at the U.S. Post Office located at 301 Cactus Street, Fulton, Texas. I further certify that the following News Media were properly notified of this meeting as stated above: The Rockport Pilot.*

**/S/ Stephanie Garcia, City Secretary**

Form #2204 Rev 9/2017

This space reserved for office use

Submit to:  
SECRETARY OF STATE  
Government Filings Section  
P O Box 12887  
Austin, TX 78711-2887  
512-463-6334  
FAX 512-463-5569  
Filing Fee: None



OATH OF OFFICE

IN THE NAME AND BY THE AUTHORITY OF THE STATE OF TEXAS,  
I, Chris Garis, do solemnly swear (or affirm), that I will faithfully  
execute the duties of the office of Alderman, Place 2 of  
the State of Texas, and will to the best of my ability preserve, protect, and defend the Constitution and laws  
of the United States and of this State, so help me God.

\_\_\_\_\_  
Signature of Officer

Certification of Person Authorized to Administer Oath

State of Texas

County of Aransas

Sworn to and subscribed before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

(Affix Notary Seal,  
only if oath  
administered by a  
notary.)

\_\_\_\_\_  
Signature of Notary Public or  
Signature of Other Person Authorized to Administer An  
Oath

Stephanie Garcia  
Printed or Typed Name



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FAX 512-463-5569  
Filing Fee: None



OATH OF OFFICE

IN THE NAME AND BY THE AUTHORITY OF THE STATE OF TEXAS,  
I, MaryAnn Pahmiyer, do solemnly swear (or affirm), that I will faithfully  
execute the duties of the office of Alderman, Place 3 of  
the State of Texas, and will to the best of my ability preserve, protect, and defend the Constitution and laws  
of the United States and of this State, so help me God.

\_\_\_\_\_  
Signature of Officer

Certification of Person Authorized to Administer Oath

State of Texas

County of Aransas

Sworn to and subscribed before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

(Affix Notary Seal,  
only if oath  
administered by a  
notary.)

\_\_\_\_\_  
Signature of Notary Public or  
Signature of Other Person Authorized to Administer An  
Oath

Stephanie Garcia  
Printed or Typed Name



This space reserved for office use

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P O Box 12887  
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512-463-6334  
FAX 512-463-5569  
Filing Fee: None



OATH OF OFFICE

IN THE NAME AND BY THE AUTHORITY OF THE STATE OF TEXAS,  
I, Margo Nielsen, do solemnly swear (or affirm), that I will faithfully  
execute the duties of the office of Alderman, Place 4 of  
the State of Texas, and will to the best of my ability preserve, protect, and defend the Constitution and laws  
of the United States and of this State, so help me God.

\_\_\_\_\_  
Signature of Officer

Certification of Person Authorized to Administer Oath

State of Texas

County of Aransas

Sworn to and subscribed before me on this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

(Affix Notary Seal,  
only if oath  
administered by a  
notary.)

\_\_\_\_\_  
Signature of Notary Public or  
Signature of Other Person Authorized to Administer An  
Oath

Stephanie Garcia  
Printed or Typed Name





## TOWN COUNCIL REGULAR MEETING

Wednesday, May 07, 2025 at 6:00 PM  
Fulton Council Chambers, 201 N. 7th Street

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### MINUTES

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#### CALL TO ORDER

##### PRESENT

Mayor Kelli Cole  
Place 2 Chris Garis Place  
Place 3 MaryAnn Pahmiyer  
Place 4 Margo Nielsen  
Place 5 Laura McCorkle

##### ABSENT

Mayor Pro Tem Robert Loflin

##### STAFF PRESENT

Stephanie Garcia, City Secretary  
Robert Brake, Officer

Mayor Cole called the meeting to order at 6:00 p.m.

#### PLEDGE OF ALLEGIANCE – U.S. Flag and Texas Flag

Mayor Cole led everyone in the pledges.

#### OBSERVE A MOMENT OF SILENCE/PRAYER

Mayor Cole led everyone in a moment of silence.

#### CITIZENS TO BE HEARD (PUBLIC FORUM)

*Public participation is valued and at this time, comments limited to three (3) minutes will be taken from persons who have signed the Speaker's Card located on the table inside the Council Chambers and delivered to the City Secretary before the meeting begins. Written comments received by submission to the City Secretary in person or emailed to [citysec@fultontexas.org](mailto:citysec@fultontexas.org) by 3:00 p.m. on the day of the meeting, on any subject matter that is not on the agenda, will be read and summarized in the minutes of the meeting. Persons wishing to address the Council and who have registered using the Speaker's Card will have up to three (3) minutes to speak. In accordance with the Open Meetings Act, Council may not discuss or take action on any item that has not been posted on the agenda. While civil public criticism is not prohibited; disorderly conduct or disturbance of the peace as prohibited by law shall be cause for the chair to terminate the offender's time to speak.*

## PROCLAMATION

1. Proclamation recognizing May 11 - 17, 2025 as Police Officers Week.

Mayor Cole read the proclamation recognizing May 11-17, 2025, as Police Officers Week. She asked Alderwoman McCorkle to inform the rest of the Council of the ceremony on May 15, 2025, recognizing National Police week. The ceremony is being held at the Rockport Police Department on Concho Street.

## CONSENT AGENDA

*All consent agenda items listed are considered to be routine by the Town Council and will be enacted by one motion. There will be no separate discussion of these items unless a council Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.*

2. **Discuss/Approve/Disapprove** minutes of the Regular Meeting held on April 16, 2025.

Motion made by Place 3 Pahmiyer, Seconded by Place 5 McCorkle to approve the minutes of the Regular Meeting held on April 16, 2025..

Voting Yea: Place 2 Garis, Place 3 Pahmiyer, Place 4 Nielsen, Place 5 McCorkle

3. **Discuss/Approve/Disapprove** the Mayor's April 2025 credit card statement.

Motion made by Place 5 McCorkle, Seconded by Place 2 Garis to approve the Mayor's April 2025 credit card statement.

Voting Yea: Place 2 Garis, Place 3 Pahmiyer, Place 4 Nielsen, Place 5 McCorkle

## ITEMS FOR CONSIDERATION

4. Canvass Votes from May 3, 2025 Election.

Mayor Cole read the item and asked Stephanie Garcia, City Secretary, to canvass the votes of the May 3, 2025, Election. Ms. Garcia canvassed the votes. Mayor Cole noted how many of the registered voters voted. Alderwoman Nielson asked for an explanation of under and over votes. Mayor Cole addressed her question.

5. **Discuss/Approve/Disapprove** Resolution No. R-02-2025 Canvassing the Returns of Election held May 3, 2025.

Mayor Cole read the item and there was no discussion.

Motion made by Place 2 Garis, Seconded by Place 5 McCorkle to approve the Resolution No. R-02-2025 Canvassing the Returns of Election held May 3, 2025.

Voting Yea: Place 2 Garis, Place 3 Pahmiyer, Place 4 Nielsen, Place 5 McCorkle

6. **Discuss/Approve/Disapprove** request made by Milton Patschke for a two-foot variance, seven (7) foot to five (5) foot, for his side yard in order to maintain the trees on the property.

Mayor Cole read the item and addressed Mr. Patschke regarding his plans. Mayor Cole indicated that the State of Texas' setback requirement is five (5) foot.

Motion made by Place 5 McCorkle, Seconded by Place 2 Garis to approve the request made by Milton Patschke for a two-foot variance, seven (7) foot to five (5) foot, for his side yard in order to maintain the trees on the property.

Voting Yea: Place 2 Garis, Place 3 Pahmiyer, Place 4 Nielsen, Place 5 McCorkle

- 7. **Discuss/Approve/Disapprove** a request from Pam Williams for variance to rebuild the fence in the same location on the property.

Mayor Cole read the item and addressed Mrs. Williams regarding her plans. Alderwoman Nielson asked for clarification regarding the placement of the fence. Mrs. Williams and the Mayor address the question.

Motion made by Place 2 Garis, Seconded by Place 4 Nielsen to approve the request from Pam Williams for variance to rebuild the fence in the same location on the property.

Voting Yea: Place 2 Garis, Place 3 Pahmiyer, Place 4 Nielsen, Place 5 McCorkle

**CLOSED SESSION**

*The Town Council may elect to go into closed session pursuant to Chapter 551, Government Code on any Agenda item where appropriate and particularly Sections 551.071 (consultation with attorney) and 551.074 (personnel matters), Government Code.*

Council did not convene into Closed Session.

**OPEN SESSION**

*Discuss/Approve/Disapprove any and all action necessary with regard to the preceding matter(s).*

**ANNOUNCEMENTS**

- 8. Mayor's Update.  
Mayor Cole informed the Council that Lemonade day is May 19<sup>th</sup>. There will be a stand at the Fulton Pier. She also thanked the citizens that voted in the 2025 election.
- 9. The next Regular Fulton Town Council Meeting will be held Wednesday, May 21, 2025, beginning at 6:00 pm.

Mayor announced the date and time of the next meeting.

**ADJOURNMENT**

There being no further business, Mayor Cole entertained a motion to adjourn.

Motion made by Place 2 Garis, Seconded by Place 5 McCorkle to adjourn the meeting.

Voting Yea: Place 2 Garis, Place 3 Pahmiyer, Place 4 Nielsen, Place 5 McCorkle

The meeting was adjourned at 6:15 p.m.

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Kelli Cole, Mayor

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Stephanie Garcia, City Secretary

**AN ORDINANCE AMENDING ORDINANCE 206 AND CHAPTER 50, ARTICLE III, AREA AND SETBACK STANDARDS, FULTON TOWN CODE RELATING TO MINIMUM SIDE YARD SETBACKS IN RESIDENTIAL; REPEALING ORDINANCES IN CONFLICT; PROVIDING FOR SEVERANCE; AND PROVIDING FOR PUBLICATION**

WHEREAS, the Town Council has determined that certain sections of Chapter 50, Fulton Town Code, need updating to correlate with State regulations; and

WHEREAS, the Town Council has determined that such changes are necessary for the health, safety and welfare of the citizens.

NOW, THEREFORE BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF FULTON:

Section 1. That Section 50.76 of the Code of Ordinances, Town of Fulton, Texas, is hereby amended to read as follows in the following pertinent parts:

“Sec. 50-76. Side yard regulations.

**MINIMUM SIDE YARD SETBACK  
(in square feet)**

Residential Use		District				
	A	R-1	R-2	R-3	PD	MH
Minimum required widths	17	5	5	5	See subsection (c) of this section	*
Nonresidential Use		District				
	C	CB	I			
Minimum required widths	See subsection (e) of this section	15				
*Refer to Chapter 26, Manufactured and Mobile Homes						

Section 4. Any previously adopted ordinance, resolution, rule, regulation or policy in conflict with this Ordinance is hereby repealed.

Section 5. If any provision, section, clause or phrase of this Ordinance, or the application of same to any person or set of circumstances is, for any reason held to be unconstitutional, void or invalid, the validity of the remaining portions of this Ordinance shall not be affected thereby, it being the intent of the City Council in adopting this Ordinance that no portion hereof, or provisions or regulations contained herein, shall become inoperative or fail by reason of any unconstitutionality of any other portion hereof, and all provisions of this Ordinance are declared severable for that purpose.

Section 6. This Ordinance shall be published by publishing the caption thereof in the official newspaper with a statement the public may view the Ordinance in the Office of the City Secretary. This Ordinance shall be effective from and after the publication provided herein.

PASSED AND APPROVED this the \_\_\_\_\_ day of \_\_\_\_\_, 2025.

TOWN OF FULTON

\_\_\_\_\_  
Kelli Cole, Mayor

ATTEST:

\_\_\_\_\_  
Stephanie Garcia, City Secretary