



City Council Meeting Minutes

Tuesday, May 13, 2025 at 6:00 PM

City Hall – 520 East Ocean Blvd. Los Fresnos, TX 78566

<https://cityoflosfresnos.com/meetings>

NOTICE OF SAID MEETING IS HEREBY GIVEN BY THE CITY OF LOS FRESNOS PURSUANT TO CHAPTER 551, TITLE 5 OF THE TEXAS GOVERNMENT CODE, THE TEXAS OPEN MEETINGS ACT.

A. CALL MEETING TO ORDER

Mayor Flores called the meeting to order at 6:05 p.m.

PRESENT

Mayor Alejandro Flores

Place 1 Alberto Escobedo

Place 2 Juan Munoz

Place 3 Gabriela Fernandez

Place 4 Luis Gonzalez

ABSENT

Place 5 Terry Vinson

B. INVOCATION AND PLEDGE OF ALLEGIANCE

Mr. Milum gave the invocation and led the audience Pledge of Allegiance.

C. VISITORS REMARKS

To speak, you must sign in with the City Secretary prior to the meeting. You have a limit of 5 minutes to speak.

There were none.

D. PUBLIC HEARING

1. Public Hearing to receive comments from the residents concerning the re-zoning of Block 1, Lots 2-24, Block 2, Lots 2-62, Block 3, Lots 1-24 to R-1 Single Family District and Block 1, Lot 1, Block 2, Lot 1 to C-2 General Commercial District of the proposed Pederson Brothers Subdivision No. 5.

Public hearing was opened at 6:06 p.m.

There were no comments.

Public hearing was closed at 6:06 p.m.

E. CONSENT AGENDA

All matters listed are considered to be routine by the City Council and will be enacted by one motion. There will be no separate discussion of these items unless requested by a member of the City Council. The item may subsequently be removed from the Consent Agenda to be considered separately.

Mayor Flores asked the council if they had any questions on the consent agenda. There were none.

1. Consideration and ACTION to approve the minutes from April 08, 2025.

Motion was made and seconded to approve the minutes from April 08, 2025.

Motion made by Place 1 Escobedo, Seconded by Place 2 Munoz.

Voting Yea: Mayor Flores, Place 4 Gonzalez

2. Consideration and ACTION to approve the Quarterly Investment Portfolio Report ended as of March 31, 2025.

Motion was made and seconded to approve the Quarterly Investment Portfolio Report ended as of March 31, 2025.

Motion made by Place 1 Escobedo, Seconded by Place 2 Munoz.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 4 Gonzalez

3. Consideration and ACTION to approve the Los Fresnos Police Department to participate in the Law Enforcement Support Office program (1033 Program).

Motion was made and seconded to approve the Los Fresnos Police Department to participate in the Law Enforcement Support Office program (1033 Program).

Motion made by Place 1 Escobedo, Seconded by Place 2 Munoz.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 4 Gonzalez

4. Consideration and ACTION to approve the second reading of an ordinance amending Chapter 38-Subdivisions, Article III-Minimum Standards and Specifications, Sec. 38-79 Sewers, (J) Manholes, Sec. 38-80 Utility Lines, repealing all ordinances and parts of ordinances in conflict therewith.

Motion was made and seconded to approve the second reading of an ordinance amending Chapter 38-Subdivisions, Article III-Minimum Standards and Specifications, Sec. 38-79 Sewers, (J) Manholes, Sec. 38-80 Utility Lines, repealing all ordinances and parts of ordinances in conflict therewith.

Motion made by Place 1 Escobedo, Seconded by Place 2 Munoz.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 4 Gonzalez

5. Consideration and ACTION to approve the first reading of an ordinance providing an amendment to the Los Fresnos Code of Ordinance Chapter 44-Utilities, Article I. General, Sec. 44-13. Services Rates and Other Charges; Billing and Collection; providing repealer, severability, and effective date.

Motion was made seconded to approve the first reading of an ordinance providing an amendment to the Los Fresnos Code of Ordinance Chapter 44-Utilities, Article I. General, Sec. 44-13. Services Rates and Other Charges; Billing and Collection; providing repealer, severability, and effective date.

Motion made by Place 1 Escobedo, Seconded by Place 2 Munoz.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 4 Gonzalez

6. Consideration and ACTION to excuse the absence of Leo Casanova from the April 7, 2025 CDC meeting.

Motion was made and seconded to excuse the absence of Leo Casanova from the April 7, 2025 CDC meeting.

Motion made by Place 1 Escobedo, Seconded by Place 2 Munoz.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 4 Gonzalez

7. Consideration and ACTION to excuse the absence of Marco Huerta from the April 7, 2025 CDC meeting.

Motion was made and seconded to excuse the absence of Marco Huerta from the April 7, 2025 CDC meeting.

Motion made by Place 1 Escobedo, Seconded by Place 2 Munoz.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 4 Gonzalez

8. Consideration and ACTION to excuse the absence of Desi Delgado from the April 21, 2025 Planning and Zoning meeting.

Motion was made and seconded to excuse the absence of Desi Delgado from the April 21, 2025 Planning and Zoning meeting.

Motion made by Place 1 Escobedo, Seconded by Place 2 Munoz.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 4 Gonzalez

F. ACTION ITEMS

1. Consideration and ACTION to approve the first reading of an ordinance to rezone the proposed Pederson Brothers Subdivision No. 5 located at 29.356 acre tract of land comprised of 22.761 acres out of Block 159 and 6.595 acres out of Block 160 the City of Los Fresnos, Texas from R3 Multi-Family to R-1 Single Family District for Block 1, Lots 2-24, Block 2, Lots 2-62, Block 3, Lots 1-24 and C-2 General Commercial District for Block 1, Lot 1, Block 2, Lot 1 of the proposed Pederson Brothers Subdivision No. 5 amending the official zoning map to reflect the new zoning; and providing an effective date for the implementation of this ordinance.

Mr. Milum explained where the property was located and advised the council the Planning and Zoning reviewed and approved the request at their last meeting.

Mr. Milum answered questions from the council.

Motion was made and seconded to approve the first reading of an ordinance to rezone the proposed Pederson Brothers Subdivision No. 5 located at 29.356 acre tract of land comprised of 22.761 acres out of Block 159 and 6.595 acres out of Block 160 the City of Los Fresnos, Texas from R3 Multi-Family to R-1 Single Family District for Block 1, Lots 2-24, Block 2, Lots 2-62, Block 3, Lots 1-24 and C-2 General Commercial District for Block 1, Lot 1, Block 2, Lot 1 of the proposed Pederson Brothers Subdivision No. 5 amending the official zoning map to reflect the new zoning; and providing an effective date for the implementation of this ordinance.

Motion made by Place 1 Escobedo, Seconded by Place 2 Munoz.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 4 Gonzalez

2. Consideration and ACTION to accept the recommendation by Hanson Professional Services to award a contract for construction services to M.J.A. Construction, LLC under the Texas Department of Agriculture (TDA) CDBG Contract No. CV23-0338 for the Base Bid of \$239,004.63, Additive Bid No. 1 of \$72,328.76, and Additive Bid No. 2 of \$52,315.21 for a total award of \$363,648.60. This award is contingent upon environmental clearance of the additional scope and TDA approval of the amendment for the additional scope.

Mr. Milum advised the council the city received very good bids which allowed for an additional street to be included in the project.

Mr. Milum answered questions from the council and discussed the proposed project.

Council Member Gabriela Fernandez arrived at 6:15 p.m.

Motion was made and seconded to accept the recommendation by Hanson Professional Services to award a contract for construction services to M.J.A. Construction, LLC under the Texas Department of Agriculture (TDA) CDBG Contract No. CV23-0338 for the Base Bid of \$239,004.63, Additive Bid No. 1 of \$72,328.76, and Additive Bid No. 2 of \$52,315.21 for a total award of \$363,648.60. This award is contingent upon environmental clearance of the additional scope and TDA approval of the amendment for the additional scope.

Motion made by Place 2 Munoz, Seconded by Place 1 Escobedo.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 4 Gonzalez

3. Consideration and ACTION to approve a service agreement with Greer and Associates, Inc., A Spire Risk Management Co.

Mr. Milum advised the council Greer & Associates had been handling employee benefits for many years. This contract would designate Greer as the official agent of record at no cost to the city. Greer would continue managing the city employee benefits.

Mr. Milum answered questions from the council.

Motion was made and seconded to approve a service agreement with Greer and Associated, Inc., A Spire Risk Management Co.

Motion made by Place 1 Escobedo, Seconded by Place 4 Gonzalez.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

4. Consideration and ACTION to approve the first reading of an ordinance providing an amendment to the Los Fresnos Code of Ordinance Chapter 10-Businesses, Article V. Sexual Oriented Businesses, Sec. 10-123. Definitions; providing repealer, severability and effective date.

Mr. Milum explained when the ordinance was originally approved the definition were not specific. This ordinance would provide up to date detailed definitions.

There was no questions from the council.

Motion was made and seconded to approve the first reading of an ordinance providing an amendment to the Los Fresnos Code of Ordinance Chapter 10-Businesses, Article V. Sexual Oriented Businesses, Sec. 10-123. Definitions; providing repealer, severability and effective date.

Motion made by Place 3 Fernandez, Seconded by Place 1 Escobedo.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

5. Consideration and ACTION to approve the first reading of an ordinance to the Los Fresnos Code of Ordinance Chapter 10-Businesses, to create Article IX, defining and regulating the sale of E-Cigarettes, hemp product and locations of smoke lounges, smoke/vape shops, CBD/Hemp/Cannabis Shops, Providing repealer, severability and effective date.

Mr. Milum explained there is an increase in stores listed in the proposed ordinance. Currently there are no regulations in place, this ordinance would provide definitions and regulations.

Mr. Milum answered questions from the council.

Motion was made and seconded to approve the first reading of an ordinance to the Los Fresnos Code of Ordinance Chapter 10-Businesses, to create Article IX, defining and regulating the sale of E-Cigarettes, hemp product and locations of smoke lounges, smoke/vape shops, CBD/Hemp/Cannabis Shops, Providing repealer, severability and effective date.

Motion made by Place 3 Fernandez, Seconded by Place 1 Escobedo.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

6. Consideration and ACTION to approve creating the position of a Part-Time Human Resources Clerk and set the wages.

Mr. Milum explained as the city grows the need for a Human Resources Clerk increases. He explained the clerks responsibilities the clerk would have and how it would help the city. He answered questions from the council and discussed the proposed position.

Motion was made and seconded to approve creating the position of a Part-Time Human Resources Clerk and set the wages.

Motion made by Place 1 Escobedo, Seconded by Place 3 Fernandez.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

G. ACKNOWLEDGEMENT OF THE CITY MANAGER'S REPORT

1. City Manager Report
 - A. Wastewater Collection System & Upgrade
 - B. Water Treatment Plant Expansion
 - C. Street Project
 - D. Drainage
 - E. Whipple Road
 - F. COVID-19
 - G. Veteran's Memorial
 - H. Water Funding
 - I. Wastewater Funding
 - J. Senior Citizens Program

Mayor Flores asked Mr. Milum if he had any updates on the City Manager Report.

Mr. Milum advised the council he sent them the official TWDB funding information for a project that would replace old clay sewer lines and manholes. Mr. Milum answered questions from the council and discussed the project.

Council Member Escobedo commented on the attendance for the Senior Citizen Program. Mr. Milum discussed the program with the council and answered questions.

Motion was made and seconded to acknowledge the City Manager Report.

Motion made by Place 1 Escobedo, Seconded by Place 4 Gonzalez.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

H. ACKNOWLEDGMENT OF DEPARTMENT REPORTS

Mayor Flores asked the council if they have any questions about the Department Reports. There were none.

Motion made by Place 3 Fernandez, Seconded by Place 4 Gonzalez.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

1. Financial Report 1. Monthly 2. Year to Date 3. Sales Tax

Motion was made and seconded to acknowledge the Financial Report.

Motion made by Place 3 Fernandez, Seconded by Place 4 Gonzalez.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

2. Public Works Report 1. Water and Wastewater Activity 2. Calls for Service 3. Building Permits 4. Recycling 5. Waste Water Treatment Plant Discharge Monitoring Report

Motion was made and seconded to acknowledge the Public Works Report.

Motion made by Place 3 Fernandez, Seconded by Place 4 Gonzalez.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

3. Police Department 1. Calls-By Type 2. Calls-By Date & Time 3. Incidents-By Violation
4. Arrests-By Type 5. Accidents-By Streets & Intersection March 2025 1. Magistrates 2. Index Crimes by Zone

Motion was made and seconded to acknowledge the Police Department Report.

Motion made by Place 3 Fernandez, Seconded by Place 4 Gonzalez.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

4. Municipal Court 1. City Monthly Report- March 2025 Linebarger Monthly Report – March 2025

Motion was made and seconded to acknowledge the

5. Library Report 1. Monthly Report
6. Fire Marshal's Report 1. Monthly Report
7. Fire Department Monthly Report
8. Community Development Corporation 1. Minutes
9. Planning & Zoning Commission Report 1. Minutes

I. CLOSED SESSION

Mayor Flores recessed the meeting for closed session at 6:39 p.m.

1. Closed Session - Deliberation pursuant to Section 551.087, Title 5 of the Texas Government code, the Texas Open Meetings Act regarding the following: commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations.
2. Closed Session - Deliberation pursuant to Section 551.072 Title 5 of the Texas Government code, the Texas Open Meetings Act regarding the following: purchase, exchange, lease, or value of real property. Lot four-A (4A), Block Fifty-Two (52), Northwest Los Fresnos Subdivision No. 1
3. Closed Session - Deliberation pursuant to Section 551.071 Title 5 of the Texas Government code, the Texas Open Meetings Act regarding the following: consultation with attorney on pending or contemplated litigation regarding the annexation of the City's ETJ.

J. OPEN SESSION

Mayor Flores reopened the meeting for closed session at 7:22 p.m.

1. Open Session- Pursuant to Sections 551.087, Title 5 of the Texas Government code, the Texas Open Meetings Act deliberation and possible action regarding the following:

Commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations.

Motion was made and seconded approve the action taken by the Los Fresnos Community Development Corporation Board.

Motion made by Place 1 Escobedo, Seconded by Place 2 Munoz.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

2. Open Session - Pursuant to Sections 551.072, Title 5 of the Texas Government code, the Texas Open Meetings Act deliberation and possible action regarding the following:

Purchase, exchange, lease, or value of real property. Lot four-A (4A), Block Fifty-Two (52), Northwest Los Fresnos Subdivision No. 1

Mayor Flores asked Mr. Milum what his recommendation was, Mr. Milum recommended the council reject all bids and re-bid

Motion was made and seconded to reject all bids receive and re-bid.

Motion made by Place 3 Fernandez, Seconded by Place 1 Escobedo.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Munoz, Place 3 Fernandez, Place 4 Gonzalez

3. Open Session Pursuant to Sections 551.087, Title 5 of the Texas Government code, the Texas Open Meetings Act deliberation and possible action regarding the following:

Consultation with attorney on pending or contemplated litigation regarding the annexation of the City's ETJ.

No action was taken.

K. ADJOURNMENT

The meeting was adjourned at 7:25 p.m.

Alejandro Flores, Mayor

ATTEST:

Jacqueline Moya, City Secretary