

MINUTES OF CITY COUNCIL REGULAR MEETING
CITY OF SOUTH PADRE ISLAND

WEDNESDAY, AUGUST 20, 2025

1. CALL TO ORDER

The City Council Members of the City of South Padre Island, Texas held a Regular City Council Meeting on Wednesday, August 20, 2025 at the Municipal Complex Building, 2nd Floor, 4601 Padre Boulevard, South Padre Island, Texas. Mayor Pro-Tem Langston called the meeting to order at 5:30 p.m. A quorum was present: Council Members Ken Medders, Kerry Schwartz, Joe Ricco, Rees Langston, and Lisa Graves

City staff members present were City Manager Randy Smith, Director of Operations Wendi Delgado, CFO Rodrigo Gimenez, Police Chief Claudine O’Carroll, Public Works Director Alex Sanchez, Assistant Public Works Director Jon Wilson, Public Information Coordinator Karin Spinks, CVB Director Blake Henry, EHSD Victor Baldovinos and City Secretary Angelique Soto.

2. PLEDGE OF ALLEGIANCE

Mayor McNulty led the Pledge of Allegiance.

3. PUBLIC COMMENTS AND ANNOUNCEMENTS:

Public comments were given at this time.

4. APPROVE CONSENT AGENDA:

Council Member Ricco made a motion, seconded by Council Member Schwartz to approve Consent Agenda Items 4.1 through 4.7. Motion passed unanimously.

- 4.1. APPROVE INVOICES FOR PAYMENT. (GIMENEZ)
- 4.2. APPROVAL OF AN EXCUSED ABSENCE FOR MAYOR PATRICK MCNULTY FROM THE AUGUST 20, 2025 REGULAR CITY COUNCIL MEETING. (MCNULTY)
- 4.3. UPDATE REGARDING THE COMPARISON OF JULY 2024 TO JULY 2025 BUILDING PERMIT ACTIVITY. (MEDDERS)
- 4.4. APPROVE ACCEPTANCE OF TEXAS DEPARTMENT OF TRANSPORTATION PROJECT GRANT AGREEMENT (PGA) 5311-2025-SPI*-00022 FOR \$760,787 AND AUTHORIZE THE CITY MANAGER OR CFO TO ENTER THE GRANT AGREEMENT. (ARRIAGA)
- 4.5. APPROVE RESOLUTION NO. 2025-13 TO APPOINT A COMMITTEE MEMBER TO THE ANIMAL ADVISORY COMMITTEE. (BALDOVINOS)

A true and correct copy of said Resolution was placed in the City’s Resolution Book and entitled Resolution No. 2025-13 and, by reference hereto, included in these Minutes as if fully set out and spread upon the pages of the Minutes Book.
- 4.6. APPROVE ACCEPTANCE OF TEXAS DEPARTMENT OF TRANSPORTATION PROJECT GRANT AGREEMENT (PGA) STATE-R-2025-SPI*-00042 FOR \$732,581 AND AUTHORIZE THE CITY MANAGER OR CFO TO ENTER THE GRANT AGREEMENT. (ARRIAGA)
- 4.7. APPROVAL OF THE AUGUST 6, 2025, REGULAR CITY COUNCIL MEETING MINUTES. (SOTO)

5. REGULAR AGENDA

5.1. CONSIDERATION AND ACTION ON APPROVAL OF RESOLUTION NO. 2025 - 12 ADOPTING THE 5-YEAR CAPITAL IMPROVEMENT PLAN AS REQUIRED BY SECTION 5.09 OF THE HOME RULE CHARTER. (DELGADO)

Council Member Ricco made a motion, seconded by Council Member Schwartz to approve Resolution No. 2025-12 adopting the 5-Year Capital Improvement Plan as required by Section 5.09 of the Home Rule Charter. Motion passed unanimously.

A true and correct copy of said Resolution was placed in the City's Resolution Book and entitled Resolution No. 2025-13 and, by reference hereto, included in these Minutes as if fully set out and spread upon the pages of the Minutes Book.

5.2. PUBLIC HEARING TO DISCUSS THE PROPOSED 2025-26 FISCAL YEAR BUDGET FOR THE CITY OF SOUTH PADRE ISLAND. (GIMENEZ)

At 5:32 p.m., Mayor Pro-Tem Langston opened the Public Hearing.

Proponents: None
Opponents: None

A property owner, Jarod Strauss expressed concern with the side street reconstruction in residential areas due to safety concerns.

At 5:51 p.m., Mayor Pro-Tem Langston closed the Public Hearing.

5.3. DISCUSSION AND ACTION TO APPROVE AND ADOPT RESOLUTION NO. 2025-14 RATIFYING THE PROPERTY TAX INCREASE FOR FISCAL YEAR 2025-26. (GIMENEZ)

Council Member Ricco made a motion, seconded by Council Member Schwartz to approve and adopt Resolution No. 2025-14 ratifying the Property Tax Increase for Fiscal Year 2025-26. Motion passed unanimously.

A true and correct copy of said Resolution was placed in the City's Resolution Book and entitled Resolution No. 2025-14 and, by reference hereto, included in these Minutes as if fully set out and spread upon the pages of the Minutes Book.

5.4. DISCUSSION AND ACTION TO APPROVE ORDINANCE 25-6 MAKING APPROPRIATIONS FOR EACH DEPARTMENT, PROJECT, PROGRAM AND ACCOUNTS FOR THE FISCAL YEAR BEGINNING OCTOBER 1, 2025 AND ENDING SEPTEMBER 30, 2026. (GIMENEZ)

Council Member Ricco made a motion, seconded by Council Member Schwartz to approve Ordinance 25-06 making appropriations for each department, project, program and accounts for the fiscal year beginning October 1, 2025 and ending September 30, 2026. Motion passed unanimously.

A true and correct copy of said Ordinance was placed in the City's Ordinance Book and entitled Ordinance 25-06 and, by reference hereto, included in these Minutes as if fully set out and spread upon the pages of the Minutes Book.

5.5. DISCUSSION AND ACTION TO AUTHORIZE THE CITY MANAGER TO ENTER INTO A CONTRACT WITH THE LOWEST QUALIFIED BIDDER FOR THE PLPW-202501 SPI PR-100 PARKING LOT IMPROVEMENTS PROJECT, AND TO APPROVE A BUDGET AMENDMENT IN THE AMOUNT OF \$345,320 FROM FUND 51 TIRZ. (SANCHEZ)

Council Member Schwartz made a motion, seconded by Council Member Ricco to authorize the City Manager to enter into a contract with the lowest qualified bidder, CRC Development & Construction Co., LLC, for the PLPW-202501 SPI PR-100 Parking Lot Improvements Project. Motion passed unanimously.

5.6. DISCUSSION AND POSSIBLE ACTION TO EXTEND THE MEMORANDUM OF UNDERSTANDING WITH AGORA USA, LP FOR AN ADDITIONAL 180 DAYS. (COUNCIL)

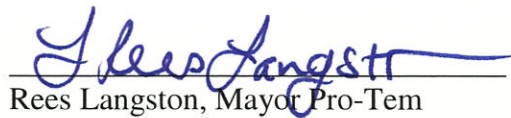
Council Ricco made a motion, seconded by Council Member Graves to extend the Memorandum of Understanding with Agora USA, LP for an additional 180 days.
Motion passed unanimously.

6. ADJOURN.

There being no further business, Mayor Pro-Tem Langston adjourned the meeting at 5:56 p.m.


Angelique Soto, City Secretary

APPROVED


Rees Langston, Mayor Pro-Tem

