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The State of Texas
The County of San Patricio
The City of Mathis

Regular Meeting
February 10, 2025

In accordance with the Texas Open Meetings Act, Chapter 551.041 of the Texas Government Code, the City Council of the City of Mathis held a **Regular Meeting** at 7:00 P.M. on **Monday, February 10, 2025**, at City Hall Annex, 401 E. San Patricio Avenue. **Public Notice** was hereby given that the City Council may elect to go into closed session at any time during the meeting in order to discuss matters listed on the agenda concerning personnel, consultation with the city attorney, real estate acquisition, or other purposes authorized under the "Open Meetings Act". In the event the City Council elects to go into closed session regarding an agenda item; the purpose of the closed session and the section of the Open Meetings Act authorizing the session will be publicly announced by the presiding officer.

Mayor Pro Tem Sandra Quinones led the invocation followed by the Pledge of Allegiance.

1. Roll call to determine presence of a quorum.

Mayor Pro Tem Sandra Quinones, Councilman Richard Salinas, and Councilman Israel Gonzales, Councilwoman Isabel Rivera and Councilman David Garcia.

Absent: Mayor Ciri Villarreal

City Staff Present: City Manager Cedric W. Davis, City Secretary Mary A. Gonzales, HR Supervisor Roxanne Ramirez,

Guests: Tom Nance (Aperion, Inc), Ruben Gonzales (San Patricio County Commissioner), Doug Jones (Lyte Fiber)

2. Call to order.

With a quorum of the Council Members present, the Regular Meeting was called to order by Mayor Pro Tem Sandra Quinones.

The City Council of the City of Mathis will discuss and act on the following:

3. Consider approval of minutes for January 27, 2025 Regular Meeting.

MOTION: Councilman Richard Salinas motioned to approve the minutes for January 27, 2025, Regular Meeting with the corrections to item 7 regarding the voting appointment of the MEDC Board Members that should've been 4-0 and not 3-0. The motion was seconded by Councilwoman Isabel Rivera and the motion carried 5-0.

4. Citizens to be heard.

- *Ruben Gonzales, County Commissioner, reported an update on San Patricio County. 23 roads that are not done and are needing to be finished. They ordered a new brush truck to address cleaning areas in the county. They are waiting for the drainage district to move forward with assisting the City.*

- *Tom Nance, Aperion, Inc, shared the idea to build a new water well that will cost over \$1 million dollars. The idea would be to run a line to the city's water plant to sell ground water to the city.*

5. Discussion and presentation by Billy Sweeney, regarding Lyte Fiber-based Internet to the Mathis community.

Bill Sweeny with Lyte Fiber presented information regarding their internet service that they provide for communities. Lyte Fiber intends to make a multi-million-dollar, private investment in Mathis to bring Texas-based customer support and 100% fiber optic internet network..

No action taken.

6. Discussion and direction regarding TxDOT incorporating work associated with IH-37 Frontage Road.

Mr. Davis stated that TxDot wants to widen the IH37 Frontage Road and on the opposite side when you are coming into Mathis from Corpus Christi, they also want to widen it and straighten it out by 200 feet.

MOTION: Councilman Israel Gonzales motioned to approve TxDot incorporated work associated with IH-37 Frontage Road. The motion was seconded by Councilman Richard Salinas and the motion carried 5-0.

7. Discussion and direction regarding the proposed property improvement plans at 603 W. San Patricio Ave. requiring a zoning change.

City Secretary requested that they table this item because the property owner has an agreement with the property renter that doesn't allow for any changes on the property at this time.

MOTION: Councilman Israel Gonzales motioned to table this item. The motion was seconded by Councilwoman Isabel Rivera and the motion carried 5-0.

8. Discussion and motion approving Resolution No. R-25-02-05 regarding a finance contract by and between the City of Mathis and Government Capital Corporation for the purpose of financing an Asphalt Zipper AZ300 at the amount of \$19,000.

City Manager stated this is a contract to finance an Asphalt Zipper in the amount of \$19,000. It would leave some moneys to buy road materials. He mentioned in previous meetings; he is wanting to expand the equipment for Streets. Approximately 3 annual payments of \$7,400 would be the payment for the equipment.

MOTION: Councilman Richard Salinas motioned to approve the Resolution No. R-25-02-05 regarding a finance contract by and between the City of Mathis and Government Capital Corporation for the purpose of financing an Asphalt Zipper AZ300 at the amount of \$19,000. The motion was seconded by Councilman Israel Gonzales and the motion carried 5-0.

9. Discussion and direction regarding a temporary land lease agreement between the City of Mathis and Central Mathis Congregation of Jehovah's Witnesses.

Mr. Davis mentioned that at a previous meeting, a representative from the Kingdom Hall came to ask if we could lease the 2 lots that belong to the City to use as a construction site during the remodeling of their facility. After some discussion, the Council agreed with the agreement put together and was verified with the City legal team to make sure every detail was accurate.

MOTION: Councilman Richard Salinas motioned to approve a temporary land lease agreement between the City of Mathis and Central Mathis Congregation of Jehovah's Witnesses. The motion was seconded by Councilman Israel Gonzales and the motion carried 5-0.

DIVISION AND FINANCIAL REPORTS

10. City Manager's reports and all matters pertaining thereto.

City Manager, Cedric Davis, Sr.

- *Fielded calls and or complaints; consulted with city attorney on several legal questions; Met with Consultant Benny Puente & Engineer Tim Podanottsky; Correspondence with Mark Hall of Hanson Engineering; Corresponded with several "Safe Water" coalition members; Admin Staff & I are attending Safe Water campaign with Texas Parks and Wildlife; Correspondence with Bryan Johnson developer of the new affordable single-family home-Mathis Project; Correspondence with Tractor Supply regarding final draft and docs; National Fitness Campaign 2025 "Healthy Cities" grant: Mathis awarded \$50,000*

Finance Director, Caron Vela

- *Audit 2023 will be ready at the next meeting; started reviewing the 2024 audit and begin cleaning it up to get it complete; requesting information from MEDC to make sure we don't have any hick ups with the financial records for review*

11. City Council requests for future Agenda Items.

- *Councilman Garcia update on the confidential report on sales tax that he asked for; strategic planning workshop; streets and funding; total amount of debt and outstanding debt relief with a payoff expected date.*
- *Councilwoman Rivera would like to know if the City will be hosting the Easter Even this year. In the past EMS would host it.*
- *Councilman Richard Salinas thanked Lyfe Fiber for their presentation; thanked all city employees for their hard work.*
- *Councilman Israel Gonzales asked for a list of properties owned by the city and what their plans are for them.*

12. Adjourn

With no further items to discuss, Mayor Pro Tem Sandra Quinones requested a motion to adjourn the council meeting at 8:08 pm.

MOTION: Councilman Israel Gonzales motioned to adjourn the meeting. The motion was seconded by Councilman Richard Salinas and the motion carried 5-0.

PASSED AND APPROVED ON THIS THE 24 DAY OF February, 2025

UPON THE MOTION OF Councilman Israel Gonzales

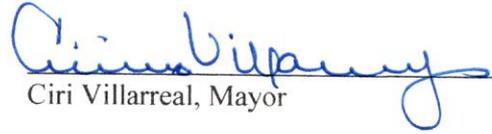
SECONDED BY Councilwoman Isabel Rivera AND ADOPTED

BY A VOTE OF 4 TO 0.

ATTEST:



Mary Acosta Gonzales, City Secretary


Ciri Villarreal, Mayor