

City Of Alpine
REGULAR CITY COUNCIL MEETING
Tuesday, June 17, 2025 – 5:30 PM
Minutes

1. **CALL TO ORDER.**

Mayor Catherine Eaves called the meeting to order at 5:30 P.M. The meeting was held at City Council Chambers located at 803 West Holland Avenue and via Zoom Videoconference in the City of Alpine, Texas. Mayor Eaves led the pledge of allegiance to the flags.

A. Pledge of Allegiance to the United States Flag.

B. Pledge of Allegiance to the Texas Flag.

C. Determination of a Quorum and Proof of Notice of the Meeting.

City Council Members Present:

Councilor Lucy Escovedo
Councilor Rick Stephens
Mayor Catherine Eaves
Councilor Eva Martinez
Councilor Richard Portillo
Councilor Robert Rückes

City Staff and Stakeholders Present:

Geoffrey R. Calderon, City Secretary &
Interim City Manager
Cynthia Trevino, City Attorney
Darrell Losoya, Chief of Police
Abel Hinojos, Airport Supervisor
Alexandra Tackett, Records Clerk

Not Present: None

Others Present: 10 other attendees.

Mayor Eaves announced that a quorum of the City Council was present at the City Council Chambers and Records Clerk, Alexandra Tackett, reported that the meeting agenda was posted by 2:00 P.M. on June 13, 2025.

2. **PUBLIC COMMENTS.**

Each person in attendance who desires to speak to the City Council on an item on the agenda shall speak during this section. A Public Comment Card must be filled out and turned in to the City Secretary at least 5 minutes prior to the start time of the meeting. The Public Comment Card may be filled out at www.cityofalpine.com/councilcomments. Public comments may be made regarding agenda items only. Attendees must be physically present in order to address the City Council. Comments by proxy are not allowed. Public Comments are limited to 3 minutes per person. Unused time may not be yielded to other attendees. Please note that the City Council may only take action on items posted on the agenda. The Texas Open Meetings Act prohibits the Council from deliberating or taking action on an item not listed on the agenda. City Staff may ask commenters clarifying questions, respond with facts, and explain policy.

3. **PUBLIC HEARINGS.**

At this time, the Mayor will invite members of the public to address each item listed in this section. Comments made during this section are limited to the topic of each public hearing. Attendees must be physically present in order to address the City Council. Comments by proxy are not allowed. Public Comments are limited to 3 minutes per person. Unused time may not be yielded to other attendees. If more than one public hearing is being held, each person will be allowed to speak during each topic.

Open (5:32 P.M.)

- A. Public Hearing to obtain citizen views and comments regarding the second and final reading of Ordinance 2025-06-02, an ordinance approving Rezone Application 2025-06-02; Amending the official zoning map of the city by rezoning the property located at 1009 E. Gallego Avenue and legally described as All of Lots Four (4), Five (5), Six (6), Seven (7), and Eight (8) and the East One-Half (E ½) of Lot Three (3) and Nine (9), in Block Thirty Three (33), Hancock Addition (South of the Railroad), save and except the North 20 varas of Lots Four (4) and Five (5), and the North 20 varas of the East One-Half (E ½) of Lot Three (3), Block Thirty-Three (33), Hancock Addition (South of the Railroad), as the same appears in the map or plat records on file in the Office of the County Clerk of Brewster County, Texas; Rezoning the subject property from R-4 Mobile Home District to C-1 Neighborhood Commercial District; Providing Findings of Fact, Repealer, Severability, Effective Date, Proper Notice, and Hearing Clauses.

Public Comments: Mike Pallanez, Ward 4, addressed the City Council in support of Action item A.

- B. Public Hearing to obtain citizen views and comments regarding the second and final reading of Ordinance 2025-06-03, an ordinance amending Chapter 90 – Taxation, Article V – Short Term Rentals to the Alpine Code of Ordinances; Amending rules and regulations regarding short term rentals within the city limits; Providing the establishment of up to a \$500 penalty per occurrence for violations of the ordinance; Providing for the following: Findings of Fact, Enactment, Repealer, Penalty, Savings, Severability, Proper Notice and Meeting, and Effective Date Clauses.

Public Comments: None.

- C. Public Hearing to obtain citizen views and comments regarding the second and final reading of Ordinance 2025-06-04, an ordinance amending Chapter 46 – Fire Prevention and Preservation, Article II – Fire Prevention Codes, Section 46-43 – Violations to reflect that fire permit and inspection fees may be set by annual City Council resolution; Providing the establishment of up to a \$500 penalty per occurrence for violations of the ordinance; Providing for the following: Findings of Fact, Enactment, Repealer, Penalty, Savings, Severability, Proper Notice and Meeting, and Effective Date Clauses.

Public Comments: None.

- D. Public Hearing to obtain citizen views and comments regarding the second and final reading of Ordinance 2025-06-05, an ordinance amending Chapter 10 – Animals to the Alpine Code of Ordinances; Amending Section 10-48 – Registration of dogs and cats; Amending Section 10-49 Finders of lost dogs and cats; Amending Section 10-50 – Dead Animals, Duty to remove; Amending Section 10-52 – Keeping of Wild Animals and Exotic Animals; Providing amended language to provide additional clarification throughout the chapter; Providing updates to animal department and facility titles within the city; Providing the establishment of up to a \$500 penalty per occurrence for violations of the ordinance; And providing for the following: Findings of Fact, Enactment, Repealer, Penalty, Savings, Severability, Proper Notice and Meeting, and Effective Date clauses.

Public Comments: None.

Close (5:39 P.M.)

4. **PUBLIC PRESENTATIONS.**

- A. Presentations & Recognitions
- B. Proclamations
- C. Community Interest Items
 - i) Mayor Announcements
 - ii) City Manager Announcements
 - iii) Council Member Announcements

5. **CHANGES TO POSTED AGENDA.**

NOTICE: *The City Council reserves the right to change the order of business at any time during the meeting. To change the order of business a motion, a second, and a majority vote is required.*

- A. **Items to be continued or withdrawn.** Items may be continued to the next City Council meeting or withdrawn from consideration during this agenda. Items to be continued or withdrawn require a motion, a second, and a majority vote.

RESOLUTION 2025-06-24: On a motion by Councilor Rick Stephens and seconded by Councilor Eva Martinez to have Item 11J withdrawn, the City Council unanimously adopted the motion.

- B. **Items to be removed from the Consent Agenda for separate discussion.** Items may be withdrawn from the consent agenda by a simple request by the Mayor or any City Council member. Items removed from the consent agenda will be considered in the *Items Removed from the Consent Agenda* portion of the meeting directly after approval of the items not requiring separate discussion.

No items were removed from the Consent Agenda for separate discussion.

- C. **Action items to be added to the consent agenda.** Adding action items to the consent agenda must be requested by the Mayor or any City Council member and requires a motion, a second, and a majority vote.

No action items were added to the Consent Agenda.

- D. **Time-Sensitive Items.** The Mayor, any City Council Member, or a member of City Staff may, by simple request, ask that time-sensitive items be considered during that section.

Interim City Manager, Geoffrey R. Calderon, requested that the presentation for item Action Item I be considered during the time-sensitive item portion of the agenda.

6. **TIME SENSITIVE ITEMS.**

Marlene Strickler, Gibson, Ruddock, and Patterson LLC, presented an update on the 2022-2023 audit.

7. **CONSENT AGENDA.**

- A. Approval of the May 13, 2025 Special Meeting Minutes. (G. Calderon, City Secretary)
- B. Approval of the June 3, 2025 Regular Meeting Minutes. (G. Calderon, City Secretary)
- C. Approval of the May 2025 Office of the City Secretary (OCS) Report including Legislative Services, City Council Activities, Board & Commissions Activities, Public Information, and Departmental Statistics and Updates. (G. Calderon, City Secretary)
- D. Approve Resolution 2025-06-21, a resolution Authorizing the Finance Department to open a New Checking Account to serve as a Utility Payment Clearing Account and establishing procedures to transfer funds to the appropriate Utility Funds on a Monthly Basis. (G. Calderon, City Secretary)

RESOLUTION 2025-06-25: On a motion by Councilor Rick Stephens and seconded by Councilor Eva Martinez to approve the consent agenda as presented, the City Council unanimously adopted the motion.

8. **ITEMS REMOVED FROM THE CONSENT AGENDA.**

9. **REPORTS & PRESENTATIONS.**

Presentations are limited to 6 minutes each. A bell will ring when the 6-minute timeframe has been reached. If further time is needed the presentation may be extended an additional 4 minutes at the discretion of the presiding officer. After the initial period and extension have passed, the presentation may be extended further by a motion, a second, and a majority vote of the City Council.

10. **INFORMATION OR DISCUSSION ITEMS.**

- A. Discuss Boards and Commission name plates to reflect individual names and not place. (L. Escovedo, Council Member)
- B. Discuss the city leadership transition plan to ensure continuity of city operations. (R. Stephens, City Council)
- C. Discuss the updated job description for City Manager and recommend updates prior to posting the position. (C. Eaves, Mayor)
- D. Revenue and Expense Reports for December 2024, January 2025, February 2025, & March 2025 (G. Calderon, City Secretary)

Mayor Eaves called a short recess (6:38 P.M.)

The meeting resumed (6:44 P.M.)

11. **ACTION ITEMS.**

Action items are to be accompanied by a brief statement of facts, including where funds are coming from, if applicable. (Action items limited to 10 per meeting).

- A. Approve the second and final reading of Ordinance 2025-06-02, an ordinance approving Rezone Application 2025-06-02; Amending the official zoning map of the city by rezoning the property located at 1009 E. Gallego Avenue and legally described as All of Lots Four (4), Five (5), Six (6), Seven (7), and Eight (8) and the East One-Half (E ½) of Lot Three (3) and Nine (9), in Block Thirty Three (33), Hancock Addition (South of the Railroad), save and except the North 20 varas of Lots Four (4) and Five (5), and the North 20 varas of the East One-Half (E ½) of Lot Three (3), Block Thirty-Three (33), Hancock Addition (South of the Railroad), as the same appears in the map or plat records on file in the Office of the County Clerk of Brewster County, Texas; Rezoning the subject property from R-4 Mobile Home District to C-1 Neighborhood Commercial District; Providing Findings of Fact, Repealer, Severability, Effective Date, Proper Notice, and Hearing Clauses. (G. Calderon, City Secretary)

RESOLUTION 2025-06-26: On a motion by Councilor Rick Stephens and seconded by Councilor Robert Rückes to approve, the City Council unanimously adopted the motion.

- B. Approve the second and final reading of Ordinance 2025-06-03, an ordinance amending Chapter 90 – Taxation, Article V – Short Term Rentals to the Alpine Code of Ordinances; Amending rules and regulations regarding short term rentals within the city limits; Providing the establishment of up to a \$500 penalty per occurrence for violations of the ordinance; Providing for the following: Findings of Fact, Enactment, Repealer, Penalty, Savings, Severability, Proper Notice and Meeting, and Effective Date Clauses. (G. Calderon, City Secretary)

RESOLUTION 2025-06-27: On a motion by Councilor Rick Stephens and seconded by Councilor Richard Portillo to approve, the City Council unanimously adopted the motion.

- C. Approve the second and final reading of Ordinance 2025-06-04, an ordinance amending Chapter 46 – Fire Prevention and Preservation, Article II – Fire Prevention Codes, Section 46-43 – Violations to reflect that fire permit and inspection fees may be set by annual City Council resolution; Providing the establishment of up to a \$500 penalty per occurrence for violations of the ordinance; Providing for the following: Findings of Fact, Enactment, Repealer, Penalty, Savings, Severability, Proper Notice and Meeting, and Effective Date Clauses. (G. Calderon, City Secretary)

RESOLUTION 2025-06-28: On a motion by Councilor Rick Stephens and seconded by Councilor Robert Rückes to approve, the City Council unanimously adopted the motion.

- D. Approve the second and final reading of Ordinance 2025-06-05, an ordinance amending Chapter 10 – Animals to the Alpine Code of Ordinances; Amending Section 10-48 – Registration of dogs and cats; Amending Section 10-49 Finders of lost dogs and cats; Amending

Section 10-50 – Dead Animals, Duty to remove; Amending Section 10-52 – Keeping of Wild Animals and Exotic Animals; Providing amended language to provide additional clarification throughout the chapter; Providing updates to animal department and facility titles within the city; Providing the establishment of up to a \$500 penalty per occurrence for violations of the ordinance; And providing for the following: Findings of Fact, Enactment, Repealer, Penalty, Savings, Severability, Proper Notice and Meeting, and Effective Date clauses. (G. Calderon, City Secretary)

RESOLUTION 2025-06-29: On a motion by Councilor Rick Stephens and seconded by Councilor Robert Rückes to approve, the City Council unanimously adopted the motion.

- E. Approve Resolution 2025-06-22, a resolution making the following changes to the city's general election pursuant to Senate Bill 914, eighty-ninth regular legislature: Changing the City of Alpine General Election date from the May uniform election date established by law to the November uniform date established by law; Providing for the holdover of the Mayor and City Council Members to conform to the November uniform election date; Establishing election procedures for future municipal General Elections; Providing for Severability; And providing for an effective date. (G. Calderon, City Secretary)

RESOLUTION 2025-06-30: On a motion by Councilor Rick Stephens and seconded by Councilor Richard Portillo to approve, the City Council unanimously adopted the motion.

- F. Approve Resolution 2025-06-23, a resolution approving the recommended Hotel Occupancy Tax Grant Awards from the Hotel Occupancy Tax Committee for the Fiscal Year 2025 - 2026. (G. Calderon, City Secretary)

RESOLUTION 2025-06-31: On a motion by Councilor Rick Stephens and seconded by Councilor Robert Rückes to approve, the City Council unanimously adopted the motion.

- G. Approve updating the Boards and Commission name plates to reflect the individual member names. (L. Escovedo, Council Member)

RESOLUTION 2025-06-32: On a motion by Councilor Lucy Escovedo and seconded by Councilor Robert Rückes to approve, the City Council unanimously adopted the motion.

- H. Approve SGR proposal for executive recruitment services for the position of Utility Director. (G. Calderon, City Secretary)

RESOLUTION 2025-06-33: On a motion by Councilor Rick Stephens and seconded by Councilor Robert Rückes to postpone for a future City council meeting, the City Council unanimously adopted the motion.

- I. Approve the acceptance of the Fiscal Year 2022-2023 Audit from Gibson, Ruddock, and Patterson LLC. (G. Calderon, City Secretary)

RESOLUTION 2025-06-34: On a motion by Councilor Rick Stephens and seconded by Councilor Lucy Escovedo to approve, the City Council unanimously adopted the motion.

- J. Discuss and appoint an Interim City Manager (if one has not been selected) until such time as a full time City Manager is selected. (R. Stephens, City Council)

Item J was withdrawn in section 5(a) pursuant to Resolution 2025-06-24.

12. **EXECUTIVE REPORTS.**

Executive reports are limited to 10 minutes each. The City Council may hold a discussion during this section regarding any item listed on the agenda. No action may take place regarding report items, unless specified on the agenda.

City Mayor Report

City Manager Report

13. **CITY COUNCIL MEMBER COMMENTS.**

RESOLUTION 2025-06-35: On a motion by Councilor Rick Stephens and seconded by Councilor Richard Portillo to recess into executive session, the City Council unanimously adopted the motion. (7:17 P.M.)

14. **EXECUTIVE SESSION.**

NOTICE: *The City Council reserves the right to reconvene, recess, realign, change the order of business, or adjourn into Executive Session at any time during the course of the meeting prior to adjournment, to discuss any item listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), and 551.087 (development).*

A. **Personnel Matters § 551.074 and Consultation with Attorney § 551.071, Texas Government Code:**

- I. Consultation with the City Attorney regarding contractual terms of the Interim City Manager and any legal or procedural considerations. (R. Stephens, City Council)

15. **ACTION AFTER EXECUTIVE SESSION.**

RESOLUTION 2025-06-36: On a motion by Councilor Rick Stephens and seconded by Councilor Richard Portillo to move into regular session, the City Council unanimously adopted the motion. (8:00 P.M.)

- A. Action, if any, concerning any of the items listed in executive session. (R. Stephens, City Council)

RESOLUTION 2025-06-37: Councilor Rick Stephens moved that:

- City Council provides the Interim City Manager the stipend of \$2500.00 per month while he serves in the role of Interim City Manager.
- Include a line item in the Agenda and Executive Session, for operational, personnel, discussions and considerations to ensure that the City Council and the City Manager all align and the City Council has the opportunity for those important discussions.

Councilor Robert Rückes seconded the motion. The City Council voted to adopt the motion with all members voting in favor.

16. **ADJOURN.**

There being no further business, the meeting was adjourned by Mayor Eaves. (8:02 P.M.)

APPROVED:

Catherine Eaves, *Mayor*

ATTEST:

Geoffrey R. Calderon, TRMC
City Secretary & Chief Governance Officer

CERTIFICATION

I, Geoffrey R. Calderon, do hereby certify that this notice was posted at City Hall, in a convenient and readily accessible place to the general public, and on the City website at www.cityofalpine.com pursuant to Section 551.043, Texas Government Code. The said notice was posted by 2:00 P.M. on June 13, 2025, and remained so posted for at least 72 hours preceding the scheduled time of the said meeting.

WITNESS MY HAND AND SEAL
this 13th day of June, 2025.

Geoffrey R. Calderon, TRMC
City Secretary & Chief Governance Officer

