



AGENDA

**City Council Regular Meeting
Thursday, June 19, 2025 @ 5:00 PM
Port Aransas City Hall, 710 W. Avenue A
Port Aransas, Texas 78373**

Notice is hereby given that the Port Aransas City Council will conduct a Meeting on Thursday, June 19, 2025 beginning at 5:00 PM at the regular meeting place in Council Chamber at City Hall, 710 W. Avenue A, Port Aransas, Texas, and notice of meeting giving time, place, date and subject was posted as described in V.T.C.A., Government Code §551.041 for the purpose of considering the following agenda items:

Live public access is available on Channel 1300. The meeting will be streamed live at <https://www.youtube.com/channel/UC-7pxSC6B4EwTrhw7eXnBJg>.

1. CALL TO ORDER & PLEDGE OF ALLEGIANCE

2. OPENING PRAYER

3. PUBLIC HEARING:

The Port Aransas City Council will conduct a Public Hearing on the following:

- *PLAN 25-14, Major Amendment for Cinnamon Shore PUD to include combining the Cinnamon Shore NUD with the current Cinnamon Shore PUD as well as annexing adjacent portions of land. Applicant: M.I.L.P., L.P., (Daniel Mazoch, representative). Property Location: 5000 Block of Hwy 361.*

4. CITIZEN COMMENTS AND REPORTS:

At this time, comments will be taken from the audience on any subject matter. To address the City Council, please sign the 'Speaker's Card' located on the table just inside the Council Chamber and deliver to the City Secretary before the meeting begins. Please limit comments to three (3) minutes. 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.

5. EXECUTIVE SESSION:

Section 551.071 of the Texas Open Meetings Act to meet with its attorney to seek legal advice on a matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act relating to:

- Settlement of case described as Choke Canyon Motel, Inc. VS City of Port Aransas Cause No. 2:24-CV-00085, Nueces County District Court.

6. OPEN SESSION:

The City Council will reconvene into Open Session and may take action regarding the matters which are the subjects of the above agenda item “5. Closed Executive Session”.

7. CONSENT AGENDA:

(All consent agenda items are considered routine by City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member requests an item be removed and considered separately.)

A. City Council Meeting Minutes

[City Council Regular Meeting - May 13 2025 - Minutes - Pdf](#)

B. Discuss and take action on the 2nd Reading of an Ordinance Adopting the Youth Standards of Care For 2025; And Providing of Severance, Reading, and Effective Date.

[Agenda Item Report - AIR-25-080 - Pdf](#)

8. ITEMS FOR CONSIDERATION:

Discuss, take action or pass on any of the following:

C. RESOLUTION - Accepting And Approving The Annual Financial Report For The Year Ending September 30, 2024 As Presented By ABIP Independent Auditing Firm; Directing The Finance Director To Cause A Summary Of Said Audit To Be Published In The Official Newspaper Of The City And Copies Of The Audit Placed On File In The City Secretary's Office As Public Record As Directed By Provisions In The Home Rule Charter.

[Agenda Item Report - AIR-25-097 - Pdf](#)

D. RESOLUTION - Authorizing a Venue Project Pursuant to Chapter 334, Texas Local Government Code, as amended; Designating Methods of Financing for the Project, Subject to Voter Approval; and other matters in connection therewith.

[Agenda Item Report - AIR-25-083 - Pdf](#)

E. RESOLUTION - Accepting the Planning and Zoning Commission's Final Report on PLAN 25-14, Zoning Change Request for the Cinnamon Shore Major PUD Amendment.

[Agenda Item Report - AIR-25-090 - Pdf](#)

F. ORDINANCE - 1st Reading Approving PLAN 25-14 Major Amendment to Cinnamon Shore

Planned Unit Development; Accepting the Planning and Zoning Commission's Final Report on PLAN 25-14; Providing For the Validity of Said Ordinance; Repealing All Prior Ordinances in Conflict Herewith; And Providing for Severance, Reading, And Effective Date.
[Agenda Item Report - AIR-25-091 - Pdf](#)

- G. Discuss and take appropriate action to confirm that the Amended Beach Front Dune Protection Permit (PLAN 24-12) is consistent with the City's Coastal Management Plan. The applicant proposes to construct a public beach access road. Applicant: City of Port Aransas. Property Location: 5100 blk of Hwy 361.

[Agenda Item Report - AIR-25-089 - Pdf](#)

- H. Discuss and Take Action on a Resolution Reviewing and Approving Value Engineering Costs for the New Recreation Center; Awarding the Request for Proposal (RFP) for Construction of the New Recreation Center; Authorizing a Future Budget Amendment for FY 2024–2025; and Designating the City Manager as the Authorized Representative for All Matters Related to the Bid Award.

[Agenda Item Report - AIR-25-093 - Pdf](#)

- I. RESOLUTION - Authorizing The Purchase of Two (2) UV Filters For the Splash Pad and Pool From R&K Commercial Aquatic Services Through the Texas Buyboard Cooperative Purchasing Program for A Total Cost Of \$63,999; Authorizing Funding from The FY 2024–2025 Capital Outlay RDC Accounts #225-58316 And #225-58340; And Authorizing the City Manager to Execute All Documents Necessary to Complete the Purchase.

[Agenda Item Report - AIR-25-082 - Pdf](#)

- J. Presentation from Broaddus and Associates/Del Sol Consulting on Hurricane Harvey Recovery.

[Agenda Item Report - AIR-25-096 - Pdf](#)

- K. RESOLUTION - Approving Amendment No. 2 to the FEMA Professional Services Agreement with Urban | DCCM Engineering; Authorizing a One-Year Extension to the Master Engineering Services Agreement for FEMA Projects Through May 1, 2026; And Authorizing the City Manager to Sign All Documents Associated with Said Agreement.

[Agenda Item Report - AIR-25-073 - Pdf](#)

- L. RESOLUTION - Authorizing The Submission of a Texas General Land Office Grant Application for State Assistance in Cleaning and Maintaining 35,237 Linear Feet of Public Beaches Abutting the Gulf of Mexico and Located Within the City's Jurisdiction for Fiscal Year 2026; Approve Equipment List and Rate Sheet for Fiscal Year 2026; And Authorizing the City Manager to Act as The Executive Officer and Authorized Representative in All Matters Pertaining to The Participation in Said Grant Program.

[Agenda Item Report - AIR-25-095 - Pdf](#)

- M. Discussion on Hotel Motel Occupancy Tax Audits of Various Taxpayers.

[Agenda Item Report - AIR-25-099 - Pdf](#)

9. CITY MANAGER REPORT:

- Update on 89th Legislative Session.
[2025 Legislative Update](#)

- Update on City Capital Improvement Projects.
- Update on Animal Shelter.
- Update on Assistant City Manager position.
- Update on Street and Drainage Bond.

10. **STAFF REPORTS:**

Pursuant to Home Rule Charter and Code of Ordinances - presentation, general discussion and approval of the following reports:

- Accounting/Finance - Darla Honea, Assistant City Manager/Finance Director
[Agenda Item Report - AIR-25-098 - Pdf](#)

- Development Services - Nicole Boyer, Development Director.
 - Update on Short-term Rentals.
 - Update on Building Permits.
 - Update on Wayfinding Project.

[Agenda Item Report - AIR-25-094 - Pdf](#)

- EMS – Daniel Johnson, EMS Director
[Agenda Item Report - AIR-25-085 - Pdf](#)

- Police – James Stokes, Police Chief
[Agenda Item Report - AIR-25-086 - Pdf](#)

11. **CITY COUNCIL COMMENTS AND ITEMS FOR FUTURE CONSIDERATION -**

Expressions of thanks, congratulations or condolences; information regarding holiday schedules; honorary recognition of city officials, employees or other citizens; reminders about upcoming events sponsored by the City or other entity that are scheduled to be attended by a city official or city employee.

12. **ADJOURNMENT**

CERTIFICATION

I certify that the above notice of meeting was posted on the bulletin board at City Hall, 710 W. Avenue A, Port Aransas, Texas on Monday, June 16, 2025 at 5:00 pm and on the City's website at www.cityofportaransas.org. I further certify that the following News Media were properly notified on this meeting as stated above: *South Jetty, Island Moon and Corpus Christi Caller Times.*

I certify that the attached notice and agenda of items to be considered by the City Council was removed by me from the City Hall bulletin board on the _____ day of _____, 2025.

By: _____ Title: _____

NOTICE

This facility is wheelchair accessible and accessible parking spaces are available. Request for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the city secretary at (361) 749-4111, via facsimile at (361) 749-4101 or email at citysecretary@cityofportaransas.org for further information. Braille is not available.

The City Council may go into a Closed Executive Session pursuant to Texas Government Code §§551.071, 551.072, 551.074, 551.074, 551.076, 551.087 and §418.183(f) of the Texas Disaster Act. Refer to list below and incorporated herein. A Closed Executive Session may be held, under these exceptions, at any time during the meeting that a need arises for the City Council to seek advice from the City Attorney as to the posted subject matter of this City Council meeting.

TEXAS GOVERNMENT CODE EXCEPTIONS

EXCEPTION	DESCRIPTION
551.071	Consultations with Attorney
551.072	Deliberations about Real Property
551.074	Personnel Matters
551.076	Deliberations Regarding Security Devices or Security Audits
551.087	Deliberation Regarding Economic Development Negotiations
418.183(f)	At any time during a state of disaster. A governmental body subject to Chapter 551 is not required to conduct an open meeting to deliberate information to which this section applies. Notwithstanding Section 551.103(a) , the governmental body must make a tape recording of the proceedings of a closed meeting to deliberate the information.



MINUTES

City Council Regular Meeting

5:00 PM - Tuesday, May 13, 2025

Port Aransas City Hall, 710 W. Avenue A Port Aransas, Texas 78373

The City Council Regular Meeting of the City of Port Aransas was called to order on Tuesday, May 13, 2025, at 5:00 PM, in the Port Aransas City Hall, 710 W. Avenue A Port Aransas, Texas 78373, with the following members present:

**COUNCIL
PRESENT:**

Mayor Wendy Moore
City Councilmember Jo Ellyn Krueger
City Councilmember Tanya Chambers
City Councilmember Charles Crawford
City Councilmember Dale Christianson
City Councilmember Chad Shimaitis
Place 5 Kelly Owens

**COUNCIL
ABSENT:**

**STAFF
PRESENT:**

City Manager David Parsons
Finance Director Darla Honea
City Attorney Mike Morris
Chief of Police James Stokes
City Secretary Francisca Nixon
IT Director Peggy Werth
Development Services Director Nicole Boyer
EMS Director Daniel Johnson
Parks & Recreation Director Colleen Simpson

**STAFF
ABSENT:**

EMS Lieutenant Elliott Tabor
Fire Chief Adam Maldonado
Assistant Fire Chief Vinton James
Library Director Stefanie Bara
Nature Preserve Manager Rae Mooney
Public Works Director Doug Turner
Harbor Master Robert Phillips

1. CALL TO ORDER & PLEDGE OF ALLEGIANCE

Mayor Moore called the meeting to order at 5:00 PM and led the Pledge of Allegiance.

2. OPENING PRAYER

Pastor Campbell with the First Baptist Church of Port Aransas presented the opening prayer.

3. MAY 3, 2025 GENERAL ELECTION:

- A. **RESOLUTION - Canvassing The Returns and Declaring the Results of The Saturday, May 3, 2025, City of Port Aransas, Texas General Election for The Elected Offices of City Council Members Place 1, 3, And 5; And Providing Other Matters Relating to Said General Election.**

MOTION: City Councilmember Tanya Chambers motioned Councilmember Chambers motioned to approve the Resolution as presented. Councilmember Christianson seconded the motion. City Councilmember Dale Christianson seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Mark Winton	x			
Mayor Pro-Tem Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
City Councilmember Charles Crawford	x			
City Councilmember Dale Christianson	x			

- B. **Presentation to out-going Council Member Place 1 Mark Winton by Mayor Wendy Moore.**

Mayor Moore presented Council Member Winton with a token of appreciation for his time spent serving the community and thanked him for his hard work.

- C. **Official Oath of Office administered by Justice of the Peace Duncan Neblett, Jr.: (Juramento oficial del cargo, administrado por el Juez de Paz Duncan Neblett:)**

- **Chad Shimaitis, Council Member Place 1**
- **Jo Ellyn Krueger, Council Member Place 3**
- **Charles W. Crawford Jr., Council Member Place 5**

Justice of the Peace Duncan Neblett, Jr administered the Official Oath of Office and instructed

- D. **Presentation of Certificate of Election to newly-elected officials by Mayor Wendy Moore.**

- E. **Deliberate and take action to elect a Mayor Pro-Tem pursuant to Home Rule Charter, Article III "The City Council", Section 5(b) for a one-year term ending May, 2026.**

(Deliberar y tomar acción para elegir a un alcalde Pro-Tem en virtud del inicio regla carta, artículo III "el Ayuntamiento", sección 5 (b) para un término de un año terminando mayo de 2026.)

MOTION: City Councilmember Tanya Chambers motioned to elect City Councilmember Charles Crawford as Mayor Pro-Tem. City Councilmember Jo Ellyn Krueger seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

4. PUBLIC HEARING:

The Port Aransas City Council will conduct a Public Hearing on the following:

- **Receive public comment on the Youth Services Standards of Care Policy which was adopted in compliance with Section 42.041(b)(16) of the Texas Human Resources Code. The Policy is intended to be the minimum standards applicable to all elementary age (ages (5-13) recreational programs operated by the City of Port Aransas Parks & Recreation Department.**

No public comments were received.

5. PROCLAMATIONS AND PRESENTATIONS:

- **Proclamation recognizing Jim Magee and Mike Hall owners of the Family Center IGA for 55 years of dedicated service to the citizens of Port Aransas.**

Mayor Moore presented Jim Magee and Mike Hall with a Proclamation honoring each family's service to the Port Aransas community. The Proclamation declared May 13th as Port Aransas Family Center IGA Day. Mr. Hall thanked Council for the honor and expressed gratitude for the opportunity to own a business and to live in the City of Port Aransas.

6. CITIZEN COMMENTS AND REPORTS:

At this time, comments will be taken from the audience on any subject matter. To address the City Council, please sign the 'Speaker's Card' located on the table just inside the Council Chamber and deliver to the City Secretary before the meeting begins. Please limit comments to three (3) minutes. 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.

None.

7. EXECUTIVE SESSION:

Section 551.071 of the Texas Open Meetings Act to meet with its attorney to seek legal advice on a matter in which the duty of the attorney to the City Council under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Texas Open Meetings Act relating to:

- **Section 551.071(1)(a) – consult with the City's Attorneys to seek advice on pending or contemplated litigation on debt owed to the City by Southern Coast Open LLC (2024 City Beach Vendor).**

City Manager Parsons requested Finance Director Honea partake in the Executive Session. Mayor Moore accepted the request.

8. OPEN SESSION:

The City Council will reconvene into Open Session and may take action regarding the matters which are the subjects of the above agenda item "7. Closed Executive Session".

Mayor Moore announced The City Council will reconvene into Open Session at 5:47 PM. No action to be taken on the subjects discussed in the Closed Executive Session.

9. CONSENT AGENDA:

(All consent agenda items are considered routine by City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Council Member requests an item be removed and considered separately.)

F. City Council Meeting Minutes

MOTION: Mayor Pro-Tem Kelly Owens motioned Councilmember Owens motioned to approve the "Consent Agenda" presented. Councilmember Krueger seconded the motion. City Councilmember Jo Ellyn Krueger seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			

City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

10. ITEMS FOR CONSIDERATION:

Discuss, take action or pass on any of the following:

G. RESOLUTION - Awarding Request for Proposal RFP 2025-06 - Beach Access Road 1-B; Funds From Beach Fund Account #150, Capital Outlay Account #62320; Authorizing Future Budget Amendment for FY2024-2025 Budget; Authorizing the City Manager to Act as the Executive Officer and Authorized Representative of the City in All Matters Pertaining to Said Bid Award.

Mr. Stephen Grunwald with Urban Engineering addressed Council and explained a bid tabulation sheet was prepared at time of the bid opening and there was a slight numerical error amounting to only a few cents. The top three bids were competitive, all were under the engineer's cost estimate and all estimated 150 days to complete the project. Mr. Grunwald recommended awarding the contract to the lowest bidder.

Councilmember Shimaitis asked what erosion control measures will be put in to place during construction, referencing a project currently underway on 11th Street where large amounts of sand blown from the project site has negatively impacted neighbors. Mr. Grunwald explained silt fencing will be installed along the perimeter and hydro mulch will be applied to critical dune areas. He added the project site has natural vegetation buffers that should minimize sand migration.

Mayor Moore asked for the status of the TXDoT driveway permit. Mr. Grunwald explained he has not received a response but does not anticipate the permit to delay construction.

MOTION: City Councilmember Jo Ellyn Krueger motioned City Councilmember Krueger motioned to approve ***RESOLUTION 2025-R18*** Awarding Request for Proposal RFP 2025-06 - Beach Access Road 1-B; Funds From Beach Fund Account #150, Capital Outlay Account #62320; Authorizing Future Budget Amendment for FY2024-2025 Budget; Authorizing the City Manager to Act as the Executive Officer and Authorized Representative of the City in All Matters Pertaining to Said Bid Award. City Councilmember Chambers seconded the motion. City Councilmember Tanya Chambers seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			

H. RESOLUTION - Awarding the Request for Qualifications for General Contracting Services for the New Recreation Center to (Firm Name), Contingent Upon Successful Value Engineering to Reduce Overall Project Costs; and Direct Staff, the Architect, and the Selected Firm to Present a Final Construction Cost for Council Consideration at the Regular City Council Meeting on June 19, 2025.

City Manager Parsons introduced Raymond Gignac with Gignac Architects. Mr. Gignac explained five bids were received and unlike previous FEMA-funded projects Gignac has worked on, the process included a ranking system rather than lowest bid selection.

Proposals were ranked with the following categories:

- Price
- Calendar days
- Experience with similar projects
- References
- Quality of project management team
- Financial stability

City Manager Parsons explained in 2014, when the project was initially budgeted, a tax rate was set that generated \$14 million. Staff estimated \$18 million would be needed for the project and knew additional funding would be needed. With increasing costs of construction, particularly steel, the estimate increased to \$20 million. City Manager Parsons suggested different options to obtain the additional funds:

Coastal Park at Charlie's Pasture:

- The approved \$8 million for the Coastal Park was originally designated for "parks and rec facilities," leaving flexibility for reallocation of funds if necessary.
- The drought and water scarcity pose concerns for the park's landscape component, particularly the large greenspace. The proposal is to:
 - Focus on building the infrastructure (restrooms, sidewalks, parking, streets) and delay the landscape development, which would allocate \$4 million
 - This would keep the base components of the project functional, and the landscape can be completed at a later date.

Additional Considerations:

- \$1.5 million for a park maintenance building in the current budget is unlikely to be completed, freeing up this amount.
- Combining the \$4 million from the Coastal Park changes, the \$1.5 million saved, and other available funds, the total shortfall can be covered, bringing the total close to \$19.4 million.

Mayor Moore expressed appreciation for those who completed the scoring sheets, emphasizing that while price is important, factors like experience, references, project management quality, and timeline are critical for large projects. She noted the city has experienced delays on past projects and it's important to choose a firm with a proven track

record. She acknowledged that all bids may exceed the budget and suggested selecting the best firm first, then exploring ways to adjust costs.

City Manager Parsons added that the decision Council makes at this meeting only selects the firm the City will work with, it does not commit the City to any financial decisions. Gignac Architects will work with the selected firm to value engineering. Final construction costs will be presented to Council at next months City Council Meeting.

MOTION: City Councilmember Jo Ellyn Krueger motioned City Councilmember Krueger motioned to approve ***RESOLUTION 2025-R19*** - Awarding the Request for Qualifications for General Contracting Services for the New Recreation Center to Fulton Coastcon General Contractors, Contingent Upon Successful Value Engineering to Reduce Overall Project Costs; and Direct Staff, the Architect, and the Selected Firm to Present a Final Construction Cost for Council Consideration at the Regular City Council Meeting on June 19, 2025. City Councilmember Dale Christianson seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

I. Discuss and take appropriate action to confirm that PLAN 25-13, "No" Dune Permit for 196 Seaside Drive is consistent with the City's Coastal Management Plan. The applicant seeks to remodel an existing single-family residence. Applicant: 196 Seaside, LLC via Daniel Mazoch. Property Location: 196 Seaside Dr. (Cinnamon Shore North)

Development Director Nicole Boyer addressed Council and explained Mr. Daniel Mazok is applying for a no dune permit for his property at 196 Seaside Drive in Cinnamon Shore North. The house was originally built in 2013 and backs up to dunes, with flat land behind it. Since the original dune permit has expired, a new permit is required. The planned construction is on flat land with no impact to critical dunes, making a no dune permit appropriate. The Planning and Zoning Commission unanimously approved the request.

MOTION: City Councilmember Chad Shimaitis motioned City Councilmember Shimaitis motioned to approve **PLAN 25-13**, "No" Dune Permit for 196 Seaside Drive is consistent with the City's Coastal Management Plan. The applicant seeks to remodel an existing single-family residence. Applicant: 196 Seaside, LLC via Daniel Mazoch. Property Location: 196 Seaside Dr. (Cinnamon Shore North). City Councilmember Jo Ellyn Krueger seconded the motion. City Councilmember Jo Ellyn Krueger seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
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Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

- J. Discuss and take appropriate action to confirm that Beach Front Dune Protection Permit (PLAN 24-16) is consistent with the City's Coastal Management Plan. The applicant to establish that no dunes exist on the construction site and that no Dune Permit is required for construction of improvements. This no dune permit application is for the land clearing and grading plan for future residential properties. The proposed construction limits do not contain any critical dunes and therefore the proposed construction will not impact any critical dunes. Applicant: Sea Oats Investments II, LLC. Property Location: 5100 blk of Hwy 361.**

Development Director Nicole Boyer explained the property in question is located just south of Cinnamon Shore North, between it and the new beach access road. The land is flat with no critical dunes, so no dune permit review by city engineers is needed. Planning and Zoning unanimously approved the request, as there is no dune impact and no mitigation is required. Director Boyer added she personally visited the site during work on a nearby beach access road project and confirmed the conditions firsthand.

MOTION: City Councilmember Chad Shimaitis motioned City Councilmember Chad Shimaitis motioned to approve **PLAN 24-16** is consistent with the City's Coastal Management Plan. The applicant to establish that no dunes exist on the construction site and that no Dune Permit is required for construction of improvements. Applicant: Sea Oats Investments II, LLC. Property Location: 5100 blk of Hwy 361. City Councilmember Tanya Chambers seconded the motion. City Councilmember Tanya Chambers seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

- K. Discuss and take possible action on Alternative Parking Plan (PLAN 25-14) for The Palace property. Applicant: (Liron) Dana O'mary. Location: 415 S Alister St.**

Development Director Nicole Boyer explained the history of the property stating it's existence predates the city's parking ordinance that was established in 2010 and is legally non-conforming. The property was previously split and recombined; now the owner wants to split it again for retail and ice cream service with outdoor seating. This change in use triggers compliance with current parking ordinances. The property currently has 28 parking spaces, but needs 51 to be compliant. The Planning and Zoning Commission proposed the following options:

Option A:

- Provides all 51 required spaces.
- Includes a high percentage of golf cart spaces, more than previously allowed.

Option B:

- Proposes a shared parking plan
- Provides 40 spaces, reducing the requirement by 11.

Option C (Suggested by Planning and Zoning):

- Uses 40 full-size spaces on-site.
- Adds 11 spaces from an off-site lot the owner owns nearby
- Achieves full parking compliance via an off-site parking agreement.

Council expressed concern regarding the off-site parking plan in Option C, stating customers would not want to park down the street and would park at closer neighboring businesses out of convenience. City Manager Parsons explained the way the alternative parking plan was written and adopted in ordinance requires alternative parking to be within 250 feet of the establishment. The proposed alternative parking plan is within 190-200 feet and is compliant. Director Boyer added the use of proper signage directing customers to alternate parking is a stipulation required per ordinance. She added the business would also be required to properly stripe their parking spaces and fire lane.

MOTION: City Councilmember Dale Christianson motioned motioned to approve ***PLAN 25-14*** for The Palace property. Applicant: (Liron) Dana O'mary. Location: 415 S Alister St. Councilmember Crawford seconded the motion. City Councilmember Charles Crawford seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

L. RESOLUTION - Approving Professional Services Agreement - Amendment #2 to the 2023 Disaster Recovery Consulting Services Contract with Broaddus & Associates; Approving Proposed Scope of Services Amendments; Setting Terms, Conditions, Fees, and Effective Date; And Authorizing the City Manager to Negotiate Contract Agreement and Sign All Contract Documents.

Mr. Michael Dorris, Vice President of Del Sol Consulting explained in 2023, a readvertisement for professional services was issued, allowing for two one-year extensions. They are currently in the second extension, continuing a pattern that began in January 2018. The budget presented reflects a "worst-case scenario". Historically, actual spending has been below budget, and any unspent funds are carried over to the next year to ensure continued progress. The team collaborated with city staff to develop said budget and they are now requesting approval for Amendment Number Two.

Mayor Moore stated she would not know where the city would be without the Broaddus and Del Sol Consulting team and is in favor of moving forward.

MOTION: City Councilmember Tanya Chambers motioned City Councilmember Tanya Chambers motioned to approve **RESOLUTION 2025-R20** Approving Professional Services Agreement - Amendment #2 to the 2023 Disaster Recovery Consulting Services Contract with Broaddus & Associates; Approving Proposed Scope of Services Amendments; Setting Terms, Conditions, Fees, and Effective Date; And Authorizing the City Manager to Negotiate Contract Agreement and Sign All Contract Documents. City Councilmember Charles Crawford seconded the motion. City Councilmember Charles Crawford seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

M. Presentation from Broaddus and Associates/Del Sol Consulting on Hurricane Harvey Recovery.

Rob White from Del Sol Consulting provided an update on ongoing Hurricane Harvey recovery projects.

Public Safety Building:

- Focus of work has been completing the two front towers
 - Stucco work expected to be completed by end of week

- The towers have a special standing seam roof, designed for insurance purposes due to their height; installation should be completed by end of week
- Installation of parking lot light poles is scheduled to begin next week.
- Flag poles were installed last month
- All single windows will have heavy-duty aluminum awnings, which are rust-resistant; installation expected to be completed by the end of this week.
- Jail doors did not ship as anticipated on April 25th
- Delay is due to a required modification involving stainless steel pass-throughs
- Supplier now estimates mid to late June shipping

Gas Department Building:

- Metal structure for the building is fully constructed
- Rolling doors and windows not yet installed
- HVAC system is 75% complete and is expected to be finished by end of week
- Electrical and plumbing systems expected to begin installation next week

Fire Department Building:

- Steel frame for second floor expected to be completed within the week
- Concrete for the second floor will be poured in three sections due to size and is scheduled to begin next month
- Once poured construction will begin of second floor and up to the roof
- Overall the building is progressing nicely

Gas Distribution Project:

- Work has been progressing under a work directive for the past 2–3 months.
- Everything is going smoothly with no reported issues.
- Daily monitoring is ongoing and required monitoring reports are being completed and progressing without problems.

Public Works Facility:

- Groundbreaking ceremony held today
- To prepare the site over 2,000 cubic yards of dirt was moved
- Site elevation raised about 5 feet
- "Blue top" grading (final dirt floor level) scheduled for tomorrow.
- Slab forming begins on Thursday.
- Plumbing and electrical rough-ins for the building pad start next week.

Councilmember Crawford asked for an ETA on completion of the Public Safety Building. Mr. White estimated July for completion. Mayor Moore questioned whether the current delays are delaying other aspects of the building from progressing. Mr. White assured that other projects to be completed in the building are still making progress and moving forward.

N. ORDINANCE - 1st Reading Adopting the Youth Standards of Care For 2025; And Providing of Severance, Reading, and Effective Date.

Mayor Moore welcomed Director of Parks and Recreation Colleen Simpson. Director Simpson explained that generic updates were made to the Parent Handbook for informational purposes and the protocol for administering medication was removed. She further explained that because the program operates under the municipality, it is exempt from State health department inspections. In order to remain in compliance an annual review of the Youth Standards of Care must be done. She added this is the first reading of the three required readings and one public hearing. Mayor Moore suggested the second reading take place at the June Regular City Council Meeting and the third take place at the Budget Meeting.

MOTION: City Councilmember Tanya Chambers motioned City Councilmember Tanya Chambers motioned to approve the 1st reading of an **ORDINANCE** Adopting the Youth Standards of Care For 2025; And Providing of Severance, Reading, and Effective Date. City Councilmember Christianson seconded the motion. City Councilmember Dale Christianson seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

O. RESOLUTION - Awarding Request for Proposal RFP 2025-07 – Upgraded Weapon System Platform; Funds from General Fund Account #050, Supplies and Subscriptions 59240 and \$25,000 Donation from the Police Foundation; Authorizing the City Manager to Act as the Executive Officer and Authorized Representative of the City in All Matters Pertaining to Said Bid Award.

Chief Stokes explained the police department partnered with the Police Foundation this year to upgrade their rifle system after determining that their existing rifles were unreliable, particularly because the scopes were not holding zero, which affected accuracy over distance. Initially, the department planned to use a combination of Foundation donations and budgeted funds from the next fiscal year to cover the cost. However, they successfully renegotiated their regional radio system contract, securing an additional year of free maintenance and locking in a reduced five-year rate. This freed up \$125,000 that had been budgeted for radio system maintenance, allowing them to redirect those funds to the rifle upgrade instead.

Only one bid was received for the rifles, from Sons of Liberty Gunworks in San Antonio. The plan includes purchasing 30 rifles—24 for the department's sworn officers, four for active shooter training, and two as spares, following best practices. Each officer will be individually assigned a rifle, ensuring proper calibration. The department also expects to receive a credit through a buyback program for the old rifles, as well as for seized and awarded firearms that are not suitable for service. The rifles are expected to be delivered by the end of July, with only minor delays anticipated for certain components like optics.

MOTION: City Councilmember Charles Crawford motioned Councilmember Charles Crawford motioned to approve ***RESOLUTION 2025-R21***, Awarding Request for Proposal RFP 2025-07 – Upgraded Weapon System Platform; Funds from General Fund Account #050, Supplies and Subscriptions 59240 and \$25,000 Donation from the Police Foundation; Authorizing the City Manager to Act as the Executive Officer and Authorized Representative of the City in All Matters Pertaining to Said Bid Award. Councilmember Tanya Chambers seconded the motion. City Councilmember Tanya Chambers seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

P. RESOLUTION - Authorizing A Three (3) Year Tax-Exempt Lease Purchase Financing Proposal From Enterprise Fleet Management For Three (3) 2025 4x4 Chevrolet Tahoes for the Police Department in the estimated amount of \$243,885.40; Authorizing an estimated Monthly Payment Of \$7,729.89 from General Fund Budget Capital Outlay Account 050-59275; And Authorizing The City Manager To Act As The Executive Officer And Authorized Representative of The City in All Matters Pertaining To Said Lease Purchase.

Director Honea provided an update on the relatively new Enterprise vehicle leasing program. The city is transitioning to a three-year rotation cycle for all fleet vehicles, including police units, with Enterprise auctioning off older vehicles and the city applying proceeds to future leases or taking a cash option. Police vehicles, due to their unique use patterns and environment, are currently being depreciated conservatively, with further adjustment expected as more data is gathered over time.

There is not yet enough history to determine the program's full financial impact, but it has already led to administrative efficiencies and time savings. Equipment reuse at the end of vehicle life is still being evaluated and depends on compatibility. Maintenance continues to be done in-house due to lack of local alternatives. A full evaluation of cost effectiveness

will be possible once the city completes a full cycle with police vehicles, likely in the next year.

MOTION: City Councilmember Tanya Chambers motioned City Council Member Tanya Chambers motioned to approve ***RESOLUTION 2025-R22-*** Authorizing A Three (3) Year Tax-Exempt Lease Purchase Financing Proposal From Enterprise Fleet Management For Three (3) 2025 4x4 Chevrolet Tahoes for the Police Department in the estimated amount of \$243,885.40; Authorizing an estimated Monthly Payment Of \$7,729.89 from General Fund Budget Capital Outlay Account 050-59275; And Authorizing The City Manager To Act As The Executive Officer And Authorized Representative of The City in All Matters Pertaining To Said Lease Purchase. City Councilmember Chad Shimaitis seconded the motion. City Councilmember Chad Shimaitis seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

- Q. **RESOLUTION - Authorizing A Three (3) Year Tax-Exempt Lease Purchase Financing Proposal From Enterprise Fleet Management For Five (5) 2025 4x4 Ford F-150 Supercab Pickups And One (1) 4x4 Ford F-350 Pickup For The Public Works Department In The Estimated Amount Of \$340,227.25; Authorizing An Estimated Monthly Payment Of \$7,039.27 From General Fund Capital Outlay Account 050-62275 And Beach Fund Capital Outlay Account 150-62275; And Authorizing The City Manager To Act As The Executive Officer And Authorized Representative Of The City In All Matters Pertaining To Said Lease Purchase.**

Director Honea explained these trucks will not depreciate to zero the same way the police force trucks will, therefore making the monthly payment lower.

MOTION: City Councilmember Charles Crawford motioned Mayor Pro-Tem Charles Crawford motioned to approve ***RESOLUTION 2025-R23*** Authorizing A Three (3) Year Tax-Exempt Lease Purchase Financing Proposal From Enterprise Fleet Management For Five (5) 2025 4x4 Ford F-150 Supercab Pickups And One (1) 4x4 Ford F-350 Pickup For The Public Works Department In The Estimated Amount Of \$340,227.25; Authorizing An Estimated Monthly Payment Of \$7,039.27 From General Fund Capital Outlay Account 050-62275 And Beach Fund Capital Outlay Account 150-62275; And Authorizing The City Manager To Act As The Executive Officer And Authorized Representative Of The City In All Matters Pertaining To Said Lease Purchase. City Councilmember Tanya Chambers seconded the motion. City Councilmember Tanya Chambers seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

- R. **RESOLUTION - Adopting the 2025 Fee Schedule; Approving Amendments to Parks and Recreation Fees; Amending Building and Development Fees; Amending Harbor Fees; Amending EMS Fees; Amending Sanitation Fees; And Providing for Severance and Setting an Effective Date.**

Director Honea provided an update for Building and Development Fees, Harbor Fees and Sanitation Fees:

Building and Development Fees:

- Mechanical and General Work fees updated to \$75.00 each for additional inspections

Harbor Fees:

- \$10.00 replacement fee applied for any lost key cards that allow Live Aboard customers access to the Harbor Master facility

Sanitation Fees:

- Commercial rate increase from \$54.04 to \$69.97
 - Commercial customers will not be effected by new brush pickup schedule
- Residential totter rate increase from \$31.04 to \$34.18
 - \$36.03 with additional brush pick up
- Senior totter rate increase from \$28.64 to \$31.41
 - \$33.25 with additional brush pick up

EMS Director Daniel Johnson provided an update for EMS fees:

EMS Fees:

- 7 years since EMS has had a billing increase
- Requesting a \$200 increase for ALS2 services from \$1,600.00 to \$1,800.00
- Figures based off of TDI recommendations
- \$400 BLS increase to the County

Parks and Recreation Director Colleen Simpson provided an update for Parks and Recreation Fees. She explained their goal is to better align with neighboring communities and bring consistency to rental and program fees.

**Parks and Recreation Facility & Amenity Fees:
Special Event Application Updates:**

- New detailed listings added to clarify pricing for all park amenities.
- Each amenity (e.g., bocce ball court) now listed explicitly for clarity
- New fees added for:
 - Traffic loop closures around events.
 - Vendor participation: \$25 fee per vendor.

Marlin Academy Fees:

- Marlin Academy after-school program increased from \$90 to \$125/month.
 - Three-hour daily program, Monday–Friday.
 - Includes snacks, supplies, and field trips (e.g., birding club visits).
 - Day camp fees (on school-closed days) added separately.
- Late pickup policy updated:
 - 5-minute grace period.
 - \$2/minute fee after grace period
- Fee still remains below regional averages (Corpus, Portland, etc.).
- Financial aid continues to be offered for families in need

Council clarified that Facility rentals fees would go in to effect immediately while Marlin Academy fees would not go into effect until the start of the upcoming school year.

MOTION: City Councilmember Chad Shimaitis motioned City Councilmember Chad Shimaitis motioned to approve **RESOLUTION 2025-R24**, Adopting the 2025 Fee Schedule; Approving Amendments to Parks and Recreation Fees; Amending Building and Development Fees; Amending Harbor Fees; Amending EMS Fees; Amending Sanitation Fees; And Providing for Severance and Setting an Effective Date. Mayor Pro- Tem Crawford seconded the motion. City Councilmember Charles Crawford seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

S. Discuss and take possible action on scheduling a date for the Council Goals Workshop for budgeting purposes.

Director Honea stated many budget meetings will take place in the month of August but a Council Goals Workshop would need to take place prior to said budget meetings.

MOTION: City Councilmember Charles Crawford motioned Mayor Pro- Tem Crawford motioned to set the Council Goals Workshop for budgeting purposes for July 1, 2025 at 9:00 AM. City Councilmember Chambers seconded the motion. City Councilmember Tanya Chambers seconded the motion. Motion Carried with the following vote:

	For	Against	Abstained	Absent
Mayor Wendy Moore	x			
City Councilmember Chad Shimaitis	x			
City Councilmember Kelly Owens	x			
City Councilmember Jo Ellyn Krueger	x			
City Councilmember Tanya Chambers	x			
Mayor Pro-Tem Charles Crawford	x			
City Councilmember Dale Christianson	x			

T. Presentation of Investment Report for Quarter ending 3-31-2025.

Director Honea presented the Investment Report for Quarter ending 3-31-2025:

Interest Earnings Summary:

- Brokered CD interest rate: 3.41%
- Investment pool interest rates: 4.36% to 4.9%
- Provides a snapshot of current investment earnings performance.

11. CITY MANAGER REPORT:

• **Update on 89th Legislative Session.**

City Manager David Parsons explained many of the concerning bills being tracked are expected to die out due to legislative deadlines, with Thursday May 15th, being the final day for House bills to be voted on. Fortunately, most of the problematic bills, especially those affecting city financing and planning, are likely to expire without action. Staff are still monitoring a few last-minute items closely, but overall, the situation is improving. One notable example was a bill that would have prevented cities from regulating food trucks; it was significantly altered after receiving a lot of attention. Other bills related to planning and zoning have also died or are expected to die by the deadline. City lobbyists are continuing to monitor concerning bills and provide daily updates.

• **Update on City Capital Improvement Projects**

Road Drainage and Street Bond:

- Road striping is continuing with Avenue G and Cotter being added
- Additional drainage work to be done on Brumley

- The project is close to completion

CCDBG Drainage Project:

- Current surveyor would not proceed with work on Avenue J due to alligator concerns
- New surveyor will be hired to complete project

City Hall and Civic Center Renovation and Expansion Project:

- Fencing has gone up around the project
- Permitting should be done next week
- Fuel tank will temporarily be moved to temporary Gas Department site
- Rae Mooney with the Nature Preserve is working on moving existing trees

Recreation Center Project:

- Council directed staff to value engineer with their selected firm
- Results of value engineering will be presented at the June City Council Meeting

Community Center Renovation Project:

- Demo is currently underway
- Floor leveling to begin next week
- Water damage in kitchen area walls will be mediated
- Roof replacement and door and window treatments to follow
- Porch area in bad condition and not part of project- obtaining cost estimates

Airport Runway Project:

- Project is 95% complete
- Hydro-mulching and landscaping in progress
- Black top on runway is down, striping to follow

Beach Access Road 1-B Project:

- Contracts and "Notice to Proceed" to be prepared
- Still working with TXDOT to obtain driveway access

Community Bulkhead Park:

- Phasing plan is in development with EDSA for Phase 1 and Phase 2 plans

Mayor Moore added in regards to the 89th Legislative Session that the bill passed and approved declaring the City of Port Aransas as the Fishing Capital of Texas.

12. STAFF REPORTS:

Pursuant to Home Rule Charter and Code of Ordinances - presentation, general discussion and approval of the following reports:

- Accounting/Finance - Darla Honea, Assistant City Manager/Finance Director

Director Honea provided an update on a few economic indicators:

Hotel Occupancy Tax:

- April collections (for March) were strong, up 13.47% from the previous March.
- Fiscal year to date, hotel tax is down slightly by 1.6%.

Sales Tax:

- March collections increased 7.75% over the prior year.
- Fiscal year to date, sales tax is up just over 2%.

Harbor Revenue:

- Down 4.48% for annual billings.
- Daily harbor revenue down 13.69%.

Golf Cart Permits:

- Ahead of last year: 4,579 sold through end of April vs. 4,593 in 2024.

Beach Permits:

- Numbers have stabilized and are no longer fluctuating irregularly.

- Development Services - Nicole Boyer, Development Director.

- Update on Short-term Rentals.
- Update on Building Permits.

Director Boyer provided an update on Building Permits and Short-Term Rentals:

Residential Building Permits:

- 21 new permits issued in April.
- 71 total permits issued year-to-date.
- Compared to previous years:
 - Highest: 113 permits in 2022
 - Lowest: 41 permits in 2020

Short-Term Rentals:

- 3,100 total registered STRs as of this morning
- Increase of 85 STRs from previous month
- 2 complaints received to the Short Term Rental hotline
 - 1 complaint regarding trash- 1 regarding noise

Code Enforcement:

- **Monthly Cases:**
 - Only 34 code enforcement cases reported in April.
 - Lower than usual due to a pause in sending brush notifications while new schedule discussions were ongoing.

- **528 Brumley:**
Declared substandard by the Board of Adjustments; ordered for repair or removal.
 - No action taken by the property owner.
 - Property is claimed as a homestead, complicating legal proceedings.
 - City is working with attorneys on proper steps toward demolition, bypassing prior fencing/boarding plans due to high costs
- **Beach Lodge:**
 - Mediation scheduled for May 29; update to follow next meeting.
- **Junk Vehicle Campaign**
 - Letters sent out; cleanup efforts underway.
 - Example: Paradise Point has seen significant improvement.
 - Tactic used: withholding golf cart registrations as leverage in some cases.
- **STR Compliance Checks:**
 - Staff is conducting a manual check of all STRs to ensure required plates are displayed outside each property.
 - A labor-intensive effort given the current total of 3,100 STRs
- **EMS – Daniel Johnson, EMS Director**

Director Johnson provide a brief update:

Sandfest:

- EMS staged on-site in a tent for first aid (non-billable).
- Plan to coordinate with Sandfest board for improved ambulance availability next year.

□ Call Volume & Response:

- 98 total calls, consistent with average.
- Average response time: 4 minutes, 13 seconds (slightly improved).

Transports:

- 52 patient transports (above 50% rate).
- Bay Area Hospital continues to be the primary receiving facility.
- Included several higher-acuity pediatric calls, including to Driscoll Children's Hospital.

Blood Program:

- All equipment is in and operational.

- Final training completed; agreement under legal review.
- Program expected to go live within a week.

CPR Training:

- Conducted for all graduating seniors from PAHS
- Entire police department and some dispatchers trained.
- Just under 100 individuals attended training

EMS Conference:

- 287 attendees received continuing education credits.
- Additional 55 vendors and staff participated.
- Event was fully booked with positive early feedback; full debrief next month.

- **Police – James Stokes, Police Chief**

Chief Stokes provided a brief update stating a total of 2,214 calls were made to dispatch with a total of 48 arrests. There was an uptick in golf cart violations which he predicts that trend will continue as summer arrives.

City Councilmember Krueger asked how many calls were received for short-term rental noise complaints. Chief Stokes did not have the exact number but said he had attended several meetings with the Chamber of Commerce and various short-term rental entities to work together and address common issues associated with short-term rentals. City Councilmember Chambers commented that she called the short-term rental hotline twice and both times the issues were resolved in a timely manner.

13. CITY COUNCIL COMMENTS AND ITEMS FOR FUTURE CONSIDERATION -

Expressions of thanks, congratulations or condolences; information regarding holiday schedules; honorary recognition of city officials, employees or other citizens; reminders about upcoming events sponsored by the City or other entity that are scheduled to be attended by a city official or city employee.

14. ADJOURNMENT

Upon a motion made and duly seconded, the meeting adjourned at 7:30 p.m.

**CITY OF PORT ARANSAS,
TEXAS:**

Wendy Moore, Mayor

ATTEST:

Francisca Nixon, City Secretary

City Council Regular Meeting

AGENDA ITEM REPORT



To: Francisca Nixon
Subject: Discuss and take action on the 2nd Reading of an Ordinance Adopting the Youth Standards of Care For 2025; And Providing of Severance, Reading, and Effective Date.
Meeting: City Council Regular Meeting - Jun 19 2025
Department: Parks and Recreation
Staff Contact: Colleen Simpson, Parks & Recreation Director

BACKGROUND INFORMATION:

Youth Services Standards of Care Policy which was adopted in compliance with Section 42.041(b)(16) of the Texas Human Resources Code. The Policy is intended to be the minimum standards applicable to all elementary age (ages (5-13) recreational programs operated by the City of Port Aransas Parks & Recreation Department.

An exemption or waiver from the Texas Department of Family and Protective Services was received in 2015 and requires City Council to annually adopt of Standards of Care by ordinance after a public hearing. They City requires three readings of an ordinance.

1st Reading: May 13, 2025

2nd Reading: No changes since last reading.

3rd Reading:

FINANCIAL IMPACT:

None

POLICY IMPLICATIONS:

The City Council must approve the Youth Standards of Care by ordinance annually as a requirement of the exemption from regulation to operate the youth summer camps and Marlin Academy after school programs.

RECOMMENDATION:

Port Aransas City Council motion to approve the 2n Reading of an Ordinance Adopting the Youth Standards of Care For 2025; And Providing Severance, Reading, and Effective Date.

ATTACHMENTS:

[PARENT GUIDE and STANDARDS OF CARE 4_25_2025.docx \(1\)](#)
[Draft Ordinance 2025 - Youth Standards of Care](#)



**Port Aransas Parks & Recreation Department
PARENT GUIDE and
STANDARDS OF CARE**

Welcome to the Port Aransas Parks & Recreation Department Youth Programs (Youth Programs).

Youth Programs offer children a variety of fun, healthy, and safe recreational and educational experiences. They are led by experienced, well-trained staff and are held in a safe and secure environment.

Participants will learn new skills, make new friends, and participate in a wide variety of activities including: sports, crafts, community service projects, reading, on-site entertainment, field trips, and other activities that promote education, character development, and good citizenship.

Please take a few moments to read through your Port Aransas Youth Program Parent Guide. We encourage you to become familiar with the program(s) your child(ren) is(are) enrolled in.

This Guide includes:

- General Program Information, p2
- Procedures for Discipline, p3
- The Standards of Care, p11

Please feel free to call the Program Supervisor at any time with questions, concerns, and/or suggestions. The Program Supervisor may be reached at (361)677-2205.

Thank you for participating, and we look forward to meeting you and your child(ren).

Sincerely,

Ken Yarbrough
Youth Programs Coordinator
Parks & Recreation Department
City of Port Aransas

Like us on Facebook: www.facebook.com/pages/Port-Aransas-Parks-Rec-Department



GENERAL PROGRAM INFORMATION

(Applies to all Port Aransas Youth Programs)

Registration Procedures

Only a legal guardian may complete the registration packet and register a child. Caregivers who are not the child's parent must provide proper court documentation stating that he/she is the child's legal guardian.

The Camp Marlin Summer and Spring Break Camps, Marlin Academy Afterschool Care are available for students between the ages of 5 and 12.

A valid Texas Driver's License or Texas State Issued ID is required for registration. Proof of residency includes a current driver's license or a Texas state issued picture ID listing a Port Aransas address and a utility bill listing a Port Aransas address.

Parents/legal guardians seeking financial assistance must show proof of residency. Those seeking financial assistance must provide a copy of the child's US birth certificate.

Participants must be toilet trained and be able to handle all toilet functions independently to participate in a Youth Program

Participant's Information Files

All forms are to be completed through the online registration portal. Porta.recdesk.com

Parents/legal guardians must complete a set of registration forms for each child. The registration forms include the child's personal information, emergency information, authorized persons to release the child(ren) to, a medical release, a liability waiver.

Parents are responsible for providing Youth Program Staff with updated information in writing.

Only the person registering the child is authorized to make changes to the registration packet. A copy of these forms will be kept on file with the Parks & Recreation Department at the School and a copy will be kept in the child's group's binder.

First time participants must provide a copy of the child's birth certificate for age verification if the student is not enrolled in H.G. Olsen Elementary.

All written correspondence and forms regarding the child's absenteeism, change of phone number, tardiness, change of authorized pick up, etc. will be kept on file for two years.



Attendance, Participation, Other Recommendations

Children who are enrolled in a Youth Program will check in with Parks & Recreation Staff upon arrival to the Program. The city is not responsible for a child(ren) until the child(ren) has checked in at the Program.

Financial aid recipients are required to attend three times per week (absences should be approved in advance by the Program Supervisor). Failure to attend (or report absences) may result in financial assistance being suspended for one year and termination from the program. Suspension includes all Youth Programs (gymnastics, dance, karate, etc).

Parents/legal guardians should keep track of scheduled activities of Youth Programs.

Parents/legal guardians need to take their child(ren) to the Program's location when the child(ren) arrives late.

Parents are to contact the Program Supervisor if their child cannot participate in outdoor activities, physical activities and/or exercise. A determination will be made if accommodations can be made and the parent will be notified as soon as possible.

Participants should wear closed-toed shoes. Hard-sole shoes are not allowed. Open-toed shoes are not recommended.

Participants should not bring games, electronics, phones, large sums of money or other valuables to the program. We are not responsible for lost or stolen items. All personal items (backpacks, towels, lunch boxes, etc) should be labeled.

Participants are required to follow all Port Aransas ISD and Community Pool rules.

Early Drop-Off and Late Pick-up

Summer Camp Program hours are 7:30 a.m.-5:30 p.m.

Staff does not supervise participants prior to 7:30 a.m.

Marlin Academy hours are 3:30 p.m. – 6:00 p.m.

Hours per program may vary and are subject to change

A ten-minute grace period is granted before late fees are initiated. The first incident will result in a verbal reminder to the parents. Further incidents will result in a \$10.00 late charge for every 15-minute period after 6:10 p.m. The late pick-up fee should be paid the day of the late arrival. Being late three times in a 30-day period could be cause for termination from the Youth Program.



Discipline Policy

Disciplinary action will be taken when a child acts inappropriately, is disruptive, or creates a safety concern.

Youth program participants are prohibited from having anything in their possession that could be considered a weapon, including, but not limited to knives, pocket knives, razors, firearms, and pyrotechnic devices to name a few.

When it is deemed a child is behaving unsatisfactorily, the child will be warned and/or placed in time-out.

If the behavior continues or is severe, the child will receive a Behavioral Report. Behavioral Reports are to be signed by the parent and the parent will receive a copy.

Suspensions and terminations are determined by the severity of the incident and/or the number of Behavioral Reports issued during a given Port Aransas youth program trimester (spring, summer, fall and winter).

The Youth Programs trimester schedule is aligned with P.A.I.S.D. and is as follows:

Winter: November - January

Spring: February - April

Summer: May - July

Fall: August - October

Suspensions and terminations include all Youth programming; therefore, serving the disciplinary action may carry over from one program to the next. Behavioral Reports are given to parents to inform them of any issues that may have occurred during the program.

Some incidents may result in immediate suspension or termination from the Program. The Parks and Recreation Department reserves the right to accelerate disciplinary steps as determined necessary.

1st Behavioral Report - The parent signs and receives a copy of the report.

2nd Behavioral Report - The parent signs and receives a copy of the report. The Program Supervisor will contact the parent to set up a conference. The mandatory conference is held with the parent, child and Program Supervisor to discuss the reports. The parent and child are reminded the next report may result in a one-week suspension. If the parent does not respond to the request for a conference within five days, a written notice will be sent home to inform the parent that the two Behavioral Reports remain and the next Behavioral Report may result in a one-week suspension from the program.



3rd Behavioral Report - The parent signs and receives a copy of the report. Upon Parks and Recreation Department management approval, the parent may have a one business day grace period before the suspension begins. During the suspension period, the child will not be eligible to be registered for other youth programs or classes. The child will also not be permitted at the Recreation Center during the suspension period. When the suspension period is completed, the child may register for other youth programs and classes if space is available or may be placed on the waiting list and the child may attend the Recreation Center. Refunds will not be issued for days the child serves on suspension. Parents will be responsible for staying current on program fees.

4th Behavioral Report - The parent signs and receives a copy of the report. Upon Parks and Recreation Department management approval, the parent may have a one business day grace period before the termination is effective.

Three months after being terminated from the Port Aransas youth programs, the parent may submit a written request to the Program Supervisor requesting the child be considered eligible for enrollment in Port Aransas youth programs.

A meeting may be held between the parent(s), child, and the Program Coordinator to determine if the child will regain eligibility for enrollment. Eligibility may or may not be regained.

A written response will be sent from the Program Coordinator to the parent(s) regarding the decision.

A child who has been terminated from the Port Aransas youth programs will not be eligible for enrollment or participation in any Port Aransas youth program or class until eligibility is regained.

Children terminated from the Port Aransas youth programs and who have already been registered for an upcoming Port Aransas youth program will be removed from the upcoming program and fees refunded.

If the child re-gains eligibility to enroll in Port Aransas youth programs, then the child may register if space is available or may be placed on the waiting list.

If a child returns to the Port Aransas youth programs after serving a termination, they will be on probation for the remainder of the trimester. During the probation period, the disciplinary steps will be accelerated to suspension being issued on the second Behavioral Report and termination issued on the third Behavioral Report. Depending on the severity of the incident and/or its relation to previous reports, suspension or termination may be issued on the first incident. When the probation period ends at the end of the trimester



(spring, summer, or fall) the child will return to the normal disciplinary steps.

Two terminations in a calendar year may result in permanent termination from Port Aransas youth programs.

Parent Release/Sign-Out

The registration form includes a section for the parent or guardian to provide the names of those persons allowed to pick up their child(ren) from the youth program.

Only the person completing the registration packet is authorized to make changes to the registration packet.

Driver's license numbers are to be supplied for each authorized person, including the parent or guardian.

The following procedures will be followed at all times:

1. When a parent/guardian or authorized person comes to pick up the child(ren), they are to sign the child(ren) out **from the vehicle pick-up line and staff will retrieve students.** Honking or waving for the child(ren) to come to the car is not acceptable.
2. Children who are permitted to walk home must sign themselves out.
3. Until familiarity is established, identification will be requested.

When an unauthorized person comes to pick up a child, the following procedures will be followed:

1. Leaders will ask for identification on anyone they are not familiar with.
2. The sign-out policy and the reason for it will be explained to the person desiring to take the child(ren).
3. The parent/guardian will be called at work or at home to inform them of the person on site asking to pick up their child(ren). The parent or guardian will be asked for their driver's license number also, to verify that staff is talking to the parent or guardian.
4. The parent or guardian will be asked to grant permission for their child(ren) to be released to the person on site.
5. Once permission is granted, the child will be released to the person on site.
6. If the parent or guardian cannot be reached or does not grant permission, the child will not be released to the unauthorized person.
7. If the unauthorized person takes the child(ren) without permission, the police will be notified and the situation will be handled as a criminal incident.

Parents/Visitors/Drop-ins

Following the City of Port Aransas/PAISD safety protocols visitors are not allowed to enter the campus buildings. All parents, guardians and visitors will need to wait outside of the entry doors for their student(s) to be delivered to them.



Illness of Participants

Parents are responsible for informing the city of any special needs, concerns, or information regarding their child's health. All participants must be able to participate in

the full range of activities offered. Any child meeting any of the following criteria will not be admitted to the Program:

1. If the illness prevents the child from participating comfortably in program activities.
2. If the illness results in greater need for care than the staff can provide without compromising the health, safety, and supervision of the other children or staff.
3. If the child has an oral temperature of 100.4 degrees or greater (upon return, the child must be fever-free for 24 hours).
4. If the participant's symptoms and signs of possible severe illness include, but are not limited to: lethargy, uncontrolled breathing, diarrhea, vomiting, rash with fever, mouth sores with drooling, wheezing, or behavior change, will not be admitted until the staff is comfortable that medical evaluation indicates the child can be included in the Youth Program's activities.
5. If the child has been diagnosed with a communicable disease (such as pink eye or lice) until medical evaluation determines the child is no longer communicable.
6. If the child vomited in the morning prior to coming to the program.
7. If the child has discolored nasal discharge.

Participants with extensive sunburns (open sores, blisters) will be allowed into the Program but will not be allowed to participate in any swimming activities until the area(s) is completely healed.

Participants showing symptoms of illness will be removed from common areas and the parent will be notified and asked to pick up the child.

Participants with lice will be required to return a form signed by the parent, stating an initial treatment and a follow-up treatment for lice has been applied. The receipt or the product's label must be attached to the signed treatment form.

Participants with recurring head lice may be either asked to obtain a doctor's release before returning to the program or the participant may be removed from the program at the coordinator's discretion.

Parents will be notified by phone if the participant becomes ill while at the program. If the parent cannot be reached, the emergency contact will be called.

Any child experiencing a fever over 100.4 degrees, vomiting, diarrhea, or contagious skin or eye infections will be removed from common areas and should be picked up within one hour of contact with the parent or emergency contact person listed.



Parents must provide a written statement from the doctor stating the child is free from contagious disease before returning to the Program after a contagious illness.

In the event of critical illness or injury, proper medical personnel and parents will be notified. At the discretion of the medical personnel, the child may be transported to an emergency room or clinic by ambulance or by the parent. Parents will be responsible for any expenses incurred with treatment or transportation.

Medication

The City of Port Aransas Youth Programs will not administer medicine to any students at any time. If your students are required to have medicine at a specific time, you will need to make arrangements.

Youth Program Payments While enrolled in the program, families are responsible for paying fees as scheduled, regardless of vacation, illness, or any other absenteeism.

If paying by check, please put your child's name on the check. And make checks payable to City of Port Aransas

Payments may be made at the Parks and recreation office or online at PORTA.RECDESK.COM. Payments may be made in cash, check, or credit card. A \$40.00 charge will be assessed on all returned checks.

A late payment fee of \$5.00 (per child) will be applied to all payments received after the payment due date. Families who are five business days late may be dropped from all Port Aransas youth programs.

Family members will not be permitted to register for any Port Aransas Youth Program until all outstanding fees are paid. Outstanding fees may be turned over to a collection agency.

Withdraw Procedures

Any parent requesting to withdraw his/her child(ren) from a Youth Program must communicate that to the program coordinator in writing at the time of departure.

- Parents are responsible for fees up to the date the child is formally withdrawn with a Drop Form, regardless of attendance.
- Any child(ren) withdrawn from the program may be readmitted as space allows.
- If a parent is due a refund, it will be based on when the family was withdrawn from the program.

Financial Aid

Participants on Financial Aid pay reduced program fees. Financial Aid space is limited.



The following are necessary to apply for financial assistance and will be valid for one year unless your family circumstances change.

- A copy of each applicant child's U.S. birth certificate.
- A copy of your most recent year's federal income tax return (Form 1040).

Families must have a gross income lower than the numbers shown in the annual table provided on the registration form each year.

Transportation

The participant to staff ratio, as stated in the Standards of Care, will be adhered to all times when transporting participants.

Participants may be transported only by City vehicle or any vehicle designated by the City. Participants may not be transported to and from activities or home by staff's personal vehicles.

All children will wear seat belts while being transported with the exception of commercial vehicles that do not offer seat belts. Age/Weight appropriate child safety restraints will be used for all transportation.

Field Trips- Summer Camps

Please do not send large amounts of spending money with your child(ren) on field trips. The City is not responsible for lost or stolen items.

Parent/Child Communication

When a parent needs to contact their child at the Program, for emergency reasons only, the parent must call the Marlin Academy onsite phone at 361-749-5110 or the camp cell at 361-677-2205.

Program Information and Dates

Camp Marlin meets from 7:30 am - 5:30 pm and is for children who are between the ages of 5 - 12 on the date the program begins. Camps will run for approximately 8 weeks during the summer quarter. The dates will vary.

Camps will meet on selected nonfederal school holidays for PAISD. Camps will not meet on Labor Day, Thanksgiving Day, Christmas Day, or New Year's Day. Dates may vary.

Lunch/Snacks

Participants are to bring a labeled sack lunch each day, unless otherwise directed. Please do not send your child without lunch. Drinks and an afternoon snack will be provided each day. Summer Camps will participate in the Summer Food Service Program when available. We are a nut free program. Please do not include peanut butter or other nut products in lunches or snacks.



Age Groups

In Summer Camps, participants will be divided into groups **based on their age**.

Calendars

During Summer Camps, a weekly calendar/parent letter will be available for pick up on the first day of camp. Parents should be familiar with the information on the calendars. The calendars include “highlights” such as field trips and special activities.

If a Youth Program meets for an extended period of time (such as winter break) the calendars are done weekly and available for pick up on Thursdays for the upcoming week.

Special Activities

Summer Camps will participate in activities such as swimming, field trips, reading, on-site entertainment, character-building activities, fitness activities, and more. Please check the calendars for specific dates and times.

Field Trips

Fees for field trips are collected at registration. No additional money will be needed unless your child would like additional concessions on or for some field trips, such as when attending the movies. Please read the calendars for scheduled field trips.



PORT ARANSAS YOUTH PROGRAMS' STANDARDS OF CARE

The following Standards of Care have been adopted by the City Council of the City of Port Aransas, Texas in order to comply with Senate Bill 212 as approved by the Texas Legislature during the 74th legislative session.

The Standards of Care are intended to be minimum standards by which the City of Port Aransas Parks and Recreation Department will operate the City's Youth Programs.

The programs operated by the City are recreational in nature and are not daycare programs.

GENERAL ADMINISTRATION

1. Organization

- A. The governing body of the City of Port Aransas Youth Programs is the Port Aransas City Council.
- B. Implementation of the Youth Programs Standards of Care is the responsibility of the Parks and Recreation Department Director and Departmental employees.
- C. Youth Programs ("Program") to which these Standards of Care will apply are the Marlin Academy after-school and Summer Youth Program.
- D. The Marlin Academy site will be available for the public and staff to review a current copy of the Standards of Care. The Standards of Care are also available on the City's website.
- E. Parents of participants will be provided a current copy of the Standards of Care during the registration process if requested.
- F. Criminal background checks will be conducted on prospective Youth Program employees (ages 18 and older). If the results of that criminal check indicate that an applicant has been convicted of any of the following offenses, he or she will not be considered for employment:
 - (1) a felony or a misdemeanor classified as an offense against a person or family;
 - (2) a felony or misdemeanor classified as public indecency;
 - (3) a felony or misdemeanor violation of any law intended to control the possession or distribution of any controlled substance;
 - (4) any offense involving moral turpitude;
 - (5) any offense that would potentially put youth participants or the City of Port Aransas at risk.

2. Definitions

- A. City: City of Port Aransas
- B. City Council: City Council of the City of Port Aransas
- C. Department: Parks and Recreation Department of the City of Port Aransas
- D. Youth Programs or Program: City of Port Aransas Youth Programs consisting of the Marlin Academy after-school, Spring Break Camp and Summer Youth Program



- E. Program Manual: Notebook of policies, procedures, required forms, and organizational and programming information relevant to Port Aransas Youth Programs
- F. Director: City of Port Aransas Parks and Recreation Department Director or his or her designee
- G. Program Supervisor: City of Port Aransas Parks and Recreation Department full-time Programmer who has been assigned administrative responsibility for a Port Aransas Youth Program
- H. Program Supervisor/Leader or Supervisor/Leader: City of Port Aransas Parks and Recreation Department part-time employee who has been assigned responsibility to implement the City's Youth Programs
- I. Program Site: The area and facility where Port Aransas Youth Programs are held consistently.
- J. Participant: A youth whose parent(s) have completed all required registration procedures and determined to be eligible for a Port Aransas Youth Program
- K. Parent(s): This term will be used to represent one or both parent(s) or adults who have legal custody and authority to enroll their child(ren) in Port Aransas Youth Programs
- L. Employee(s): Term used to describe people who have been hired to work for the City of Port Aransas and have been assigned responsibility for managing, administering, or implementing some portions of the Port Aransas Youth Programs

3. Inspections/Monitoring/Enforcement

- A. A monthly inspection report will be initiated by the Supervisor of each Program to confirm the Standards of Care are being adhered to.
 - (1) Inspection reports will be sent to the Director for review and kept on record for at least two years.
 - (2) The Director will review the report and establish deadlines and criteria for compliance with the Standards of Care.
- B. The Director will make visual inspections of the Program based on the following schedule:
 - (1) Summer Camp Marlin Program will be inspected twice during its summer schedule.
 - (2) The Marlin Academy after-school and Summer Youth Program will be inspected once during the winter break and once during the spring break.
- C. Complaints regarding enforcement of the Standards of Care will be directed to the Supervisor. The Supervisor will be responsible to take the necessary steps to resolve the problems. Complaints regarding the enforcement of the Standards of Care and their resolution will be recorded by the Supervisor. Serious complaints regarding the enforcement of the Standards of Care will be addressed by the Director and the complaint and the resolution will be noted.



D. The Director will make an annual report to the City Council on the overall status of the Youth Programs and their operation relative to compliance with the adopted Standards of Care.

4. Enrollment

A. Before a child can be enrolled, a parent must sign registration forms that contain the child's:

- (1) name, address, phone number;
- (2) name and address of parents and phone number during Program hours;
- (3) the names and phone numbers of people to whom the child can be released;
- (4) a statement of the child's special abilities or needs;
- (5) emergency medical authorization;
- (6) proof of residency when appropriate; and
- (7) a liability waiver.

5. Suspected Abuse

Program employees will report suspected child abuse or neglect in accordance with the Texas Family Code. In the case where a City employee is involved in an incident with a child that could be construed as child abuse, the incident must be reported immediately to the Recreation Superintendent. The Superintendent will immediately notify the Police Department and any other agency as may be appropriate.

Texas state law requires the staff of these youth programs to report any suspected abuse or neglect of a child to the Texas Department of Protective and Regulatory Services or a law enforcement agency. Failure to report suspected abuse is punishable by fines up to \$1,000 and/or confinement up to 180 days. Confidential reports may be made by calling 1-800-252-5400.

6. Staffing - Responsibilities and Training

Youth Program Supervisor ("Supervisor") Qualifications

A. Supervisors will be full-time, professional employees of the Port Aransas Parks and Recreation Department and will be required to have all Program Leader qualifications as outlined in Section 7 of this document.

B. Supervisors must be at least 21 years old.

C. Supervisors must have a bachelor's degree from an accredited college or university. Acceptable degrees include:

- (1) Recreation Administration or General Recreation
- (2) Physical Education
- (3) Any other comparable degree plan that would lend itself to working in a public recreation environment



- D. Supervisors must have two years experience planning and implementing recreational activities.
- E. Supervisors must pass a background investigation including testing for illegal substances.
- F. Supervisors must have successfully completed a course in first aid and Cardiopulmonary Resuscitation (CPR) based on either American Heart Association or American Red Cross standards.
- G. Supervisors must be able to furnish proof of a clear tuberculosis test within 12 months prior to their employment date.

7. Supervisor's Responsibilities

- A. Supervisors are responsible to administer the Programs' daily operations in compliance with the adopted Standards of Care.
- B. Supervisors are responsible to recommend for hire, supervise, and evaluate Leaders.
- C. Supervisors are responsible to plan, implement, and evaluate programs.

8. Youth Program Leader ("Leader") and Youth Program Supervisor ("Program Supervisor") Qualifications

- A. Leaders/Program Supervisors will be part-time or temporary employees of the Parks and Recreation Department.
- B. Leaders/Program Supervisors working with children must be age 15 or older; however, each site will have at least one employee 18 years old or older present at all times.
- C. Leaders/Program Supervisors should be able to consistently exhibit competency, good judgment, and self-control when working with children.
- D. Leaders/Program Supervisors must relate to children with courtesy, respect, tolerance, and patience.
- E. Leaders/Program Supervisors must have successfully completed a course in first aid and CPR based on either American Heart Association or American Red Cross standards. An exception can be made for no more than one staff person at each site, and that person shall successfully complete a first aid and CPR course within four weeks of starting work.
- F. Each Leader/Program Supervisors applicant must be able to furnish proof of a clear tuberculosis test within 12 months prior to their employment date.
- G. Leaders/Program Supervisors must pass a background investigation including testing for illegal substances.



9. Leader/Program Supervisors Responsibilities

- A. Leaders/Program Supervisors will be responsible to provide participants with an environment in which they can feel safe, can enjoy wholesome recreational activities, and can participate in appropriate social opportunities with their peers.
- B. Leaders/Program Supervisors will be responsible to know and follow all City, Departmental, and Program standards, policies, and procedures that apply to Port Aransas Youth Programs.
- C. Leaders/Program Supervisors must ensure that participants are released only to a parent or an adult designated by the parent. All Program sites will have a copy of the Department approved plan to verify the identity of a person authorized to pick up a participant if that person is not known to the Leader.

10. Training/Orientation

- A. The Department is responsible for providing training and orientation to Program employees in working with children and for specific job responsibilities. Supervisors will provide each Leader with a Program manual specific to each Youth Program.
- B. Program employees must be familiar with the Standards of Care for Youth Program operation as adopted by the City Council.
- C. Program employees must be familiar with the Program's policies including discipline, guidance, and release of participants as outlined in the Program Manual.
- D. Program employees will be trained in appropriate procedures to handle emergencies.
- E. Program employees will be trained in areas including City, Departmental, and Program policies and procedures, provision of recreation activities, safety issues, child psychology, and organization.
- F. Program employees will be required to sign an acknowledgement that they received the required training.

OPERATIONS

11. Staff-Participant Ratio

- A. In a Port Aransas Youth Program, the standard ratio of participants to Leaders will be 8-12 to 1. In the event a Leader is unable to report to the Program site, a replacement will be assigned.
- B. Each participant shall have a Program employee who is responsible for him or her and who is aware of the participant's habits, interests, and any special problems as identified by the participant's parent(s) during the registration process.



12. Discipline

- A. Program employees will implement discipline and guidance in a consistent manner based on the best interests of Program participants.
- B. There must be no cruel or harsh punishment or treatment.
- C. Program employees may use brief, supervised separation from the group if necessary.
- D. As necessary, Program employees will initiate discipline reports to the parent(s) of participants. Parents will be asked to sign discipline reports to indicate they have been advised about specific problems or incidents.
- E. A sufficient number and/or severe nature of discipline reports as detailed in the Program Manual may result in a participant being suspended from the Program.
- F. In instances where there is a danger to participants or staff, offending participants will be removed from the Program site as soon as possible.

13. Programming

- A. Program employees will attempt to provide activities for each group according to the participants' ages, interests, and abilities. The activities must be appropriate to participants' health, safety, and well-being. The activities also must be flexible and promote the participants' emotional, social, and mental growth.
- B. Program employees will attempt to provide indoor and outdoor time periods that may include:
 - (1) alternating active and passive activities;
 - (2) opportunity for individual and group activities, and
 - (3) outdoor time each day weather permits.
- C. Program employees will be attentive and considerate of the participants' safety on field trips and during any transportation provided by the Program.
 - (1) During trips, Program employees supervising participants must have immediate access to emergency medical forms and emergency contact information for each participant.
 - (2) Program employees must have a written list of the participants in the group and must check the roll frequently.
 - (3) Program employees must have first aid supplies and a guide to first aid and emergency care available on field trips.

14. Communication

- A. Program Employees will have access to a telephone for making emergency calls.
- B. The Coordinator will post the following telephone numbers adjacent to a telephone accessible to all Program employees at the Recreation Center.
 - (1) Port Aransas ambulance or emergency medical services.
 - (2) Port Aransas Police Department.
 - (3) Port Aransas Fire Department.
 - (4) The Port Aransas Community Recreation Center.
 - (5) Child Protective Services.



(6) Poison Control.

15. Transportation

- A. Before a participant may be transported to and from city-sponsored activities, a transportation form, completed by the parent of the participant, must be filed with the Coordinator.
- B. First aid supplies and a first aid and emergency care guide will be available in all Program vehicles that transport children.
- C. All Program vehicles used for transporting participants must have available a 6-BC portable fire extinguisher which will be installed in the passenger compartment of the vehicle and must be accessible to the adult occupants.

FACILITY STANDARDS

16. Safety

- A. Program employees will inspect Program sites daily to detect sanitation and safety concerns that might affect the health and safety of the participants. A daily inspection report will be completed by Program employees and kept on file by the Coordinator.
- B. Buildings, grounds, and equipment on the Program site will be inspected, cleaned, repaired, and maintained to protect the health of the participants.
- C. Program equipment and supplies must be safe for the participants' use.
- D. Program employees must have first aid supplies readily available at each site, during transportation to an off-site activity, and for the duration of any off-site activity.
- E. Program air conditioners, electric fans, and heaters must be mounted out of participants' reach or have safeguards that keep participants from being injured.
- F. Program porches and platforms more than 30 inches above the ground must be equipped with railings participants can reach.
- G. All swing seats at Program sites must be constructed of durable, lightweight, relatively pliable material.
- H. Program employees must have first aid supplies readily available to staff in a designated location. Program employees must have an immediately accessible guide to first aid and emergency care.

17. Fire

- A. In case of fire, danger of fire, explosion, or other emergency, Program employees' first priority is to evacuate the participants to a designated safe area.
- B. The Program site will have an annual fire inspection by the local Fire Marshal, and the resulting report will detail any safety concerns observed. The report will be forwarded to the Director who will review and establish deadlines and criteria for compliance. Information from this report will be included in the Director's annual report to the Council.



C. The Program site must have at least one fire extinguisher approved by the Fire Marshal readily available to all Program employees. The fire extinguisher is to be inspected monthly by the Program Coordinator, and a monthly report will be forwarded to the Coordinator's supervisor who will keep the report on file for a minimum of two years. All Program employees will be trained in the proper use of fire extinguishers.

D. Fire drills will be initiated at Program sites based on the following schedule:

- (1) Camp Marlin Summer Camp Program: A fire drill twice during the session.
- (2) A fire drill once during the fall and spring sessions.

18. Health

A. Illness or Injury

- (1) A participant who is considered to be a health or safety concern to other participants or employees will not be admitted to the Program.
- (2) Illnesses and injuries will be handled in a manner to protect the health of all participants and employees.
- (3) Program employees will follow plans to provide emergency care for injured participants with symptoms of an acute illness as specified in the Program manual.
- (4) Program employees will follow the recommendation of the Texas Department of Health concerning the admission or readmission of any participant after a communicable disease.

B. Program employees will administer medication only if:

- (1) Parent(s) complete and sign a medication form that provides authorization for staff to dispense medication with details as to time and dosages. The form will include a hold harmless clause to protect the City.
- (2) Prescription medications are in the original containers labeled with the child's name, a date, directions, and the physician's name. Program employees will administer the medication only as stated on the label. Program employees will not administer medication after the expiration date.
- (3) Nonprescription medications are labeled with the child's name and the date the medication was brought to the Program. Nonprescription medication must be in the original container. Program employees will administer it only according to label direction.
- (4) Medication dispensed will be limited to routine oral ingestion not requiring special knowledge or skills on the part of Program employees. No injections will be administered by the Program employees.
- (5) Program employees must ensure medications are inaccessible to participants or, if it is necessary to keep medications in the refrigerator (when available), medications will be kept separate from food.

**C. Toilet Facilities**

- (1) The Program site will have inside toilets located and equipped so children can use them independently and Program staff can supervise as needed.
- (2) There must be one flush toilet for every 30 children. Urinals may be counted in the ratio of toilets to children, but they must not exceed 50% of the total number of toilets.
- (3) An appropriate and adequate number of lavatories will be provided.

D. Sanitation

- (1) The Program facilities must have adequate light, ventilation, and heat.
- (2) The Program must have an adequate supply of water meeting the standards of the Texas Department of Health for drinking water and ensure that it will be supplied to the participants in a safe and sanitary manner.
- (3) Program employees must see that garbage is removed from buildings daily.

ORDINANCE NO. 2025-

AN ORDINANCE OF THE PORT ARANSAS CITY COUNCIL OF THE CITY OF PORT ARANSAS, TEXAS ADOPTING THE YOUTH STANDARDS OF CARE FOR 2025; AND PROVIDING OF SEVERENCE, READING, AND EFFECTIVE DATE.

WHEREAS, the Port Aransas City Council conducted a Public Hearing to review the Youth Services Standards of Care Policy which was adopted in compliance with Section 41.014(b)(14) and 42.041(b)(16) of the Texas Human Resources Code at their regular city council meeting of Thursday, June 20, 2024; and

WHEREAS, The City's Parks and Recreation Department has determined that certain minimum standards of care are necessary to health, safety, and welfare of individuals participating in youth recreation programs; and

WHEREAS, The State of Texas Human Resources Code Chapter 42 exempts certain after-school and summer recreation programs from state licensing requirements as identified in Subsection 42.041(b)(14) stating "an elementary-age (ages 5-13) recreation program operated by a municipality provided the governing body of the municipality annually adopts standards of care by ordinance after a public hearing for such programs, that such standards are provided to the parents of each program participant, and that the ordinances shall include, at a minimum, staffing ratios, minimum staff qualifications, minimum facility, health and safety standards, and mechanisms for monitoring and enforcing the adopted local standards; and further provided that parents be informed that the program is not licensed by the state and the program may not be advertised as a child-care facility."; and

WHEREAS, The City Council of the City of Port Aransas has determined that Youth Programs Standards of Care will be beneficial to the City of Port Aransas and should be adopted as recommended by Staff; and

WHEREAS, copies of the Policy was made available for review by citizens and provided to parents of participants upon registration with no suggestions and/or recommendations for amendment(s) of said Policy.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PORT ARANSAS, TEXAS:

SECTION 1.

That the following standards of care are hereby adopted:

CITY OF PORT ARANSAS YOUTH PROGRAMS STANDARDS OF CARE

The following Standards of Care have been adopted by the City Council of the City of Port Aransas, Texas in order to comply with Section 42.041(b)(16) of the Texas Human Resources Code.

The Standards of Care are intended to be minimum standards by which the City of Port Aransas Parks & Recreation Department will operate the City's Youth Programs.

The programs operated by the City are recreational in nature and are not daycare programs.

GENERAL ADMINISTRATION

1. Organization

A. The governing body of the City of Port Aransas Youth Programs is the Port Aransas City Council.

B. Implementation of the Youth Programs Standards of Care is the responsibility of the Parks & Recreation Department Director and Departmental employees.

C. Youth Programs ("Program") to which these Standards of Care will apply are the Marlin Academy After School Care and Spring Break and Summer Youth Camp.

D. The Program site will have a current copy of the Standards of Care available for public and staff review. The Standards of Care are also available on the City's website.

E. Participants' Parents will be provided a current copy of the Standards of Care during the registration process if requested.

F. Criminal background checks will be conducted on prospective Youth Program employees (ages 15 and older). If the results of that criminal check indicate that an applicant has been convicted of any of the following offenses, he or she will not be considered for employment:

(1) a felony or a misdemeanor classified as an offense against a person or family;

(2) a felony or misdemeanor classified as public indecency;

(3) a felony or misdemeanor violation of any law intended to control the possession or distribution of any controlled substance;

(4) any offense involving moral turpitude;

(5) any offense that would potentially put youth participants or the City of Port Aransas at risk.

2. Definitions

A. City: City of Port Aransas

B. City Council: City Council of the City of Port Aransas

C. Department: Parks and Recreation Department of the City of Port Aransas

D. Youth Programs or Program: City of Port Aransas Youth Programs consisting of the Marlin Academy After School Care and Spring Break and Summer Youth Program

E. Program Manual: Notebook of policies, procedures, required forms, and organizational and programming information relevant to Port Aransas Youth Programs

F. Director: City of Port Aransas Parks & Recreation Department Director or his or her designee

G. Program Supervisor: City of Port Aransas Parks and Recreation Department full-time Program Coordinator who has been assigned administrative responsibility for Port Aransas Youth Programs.

H. Program Supervisor/Leader or Site Supervisor/Leader: City of Port Aransas Parks & Recreation Department part-time employee who has been assigned responsibility to implement the City's Youth Programs

I. Program Site: The area and facility where Port Aransas Youth Programs are held consist of the Port Aransas Independent School District H.G. Olsen Elementary School cafeteria and gymnasium.

J. Participant: A youth whose parent(s) have completed all required registration procedures and determined to be eligible for a Port Aransas Youth Program

K. Parent(s): This term will be used to represent one or both parent(s) or adults who have legal custody and authority to enroll their child(ren) in Port Aransas Youth Programs

L. Employee(s): Term used to describe people who have been hired to work for the City of Port Aransas and have been assigned responsibility for managing, administering, or implementing some portions of the Port Aransas Youth Programs

3. Inspections/Monitoring/Enforcement

A. The Supervisor of each program will initiate a monthly inspection report to confirm the Standards of Care are being adhered to.

(1) Inspection reports will be sent to the Director for review and kept on record for at least two years.

(2) The Director will review the report and establish deadlines and criteria for compliance with the Standards of Care.

B. The Director will make visual inspections of the Program based on the following schedule:

(1) The Summer Camps Program will be inspected twice during its summer schedule.

(2) The Marlin Academy After School Care Program will be inspected once during the winter break and once during the spring break.

C. Complaints regarding enforcement of the Standards of Care will be directed to the Supervisor. The Supervisor will be responsible to take the necessary steps to resolve the problems. Complaints regarding enforcement of the Standards of Care and their resolution will be recorded by the

Supervisor. Serious complaints regarding enforcement of the Standards of Care will be addressed by the Director and the complaint and the resolution will be noted.

D. The Director will make an annual report to the City Council on the overall status of the Youth Programs and their operation relative to compliance with the adopted Standards of Care. 4. Enrollment

A. Before a child can be enrolled, a parent must sign registration forms that contain the child's:

- (1) name, address, phone number;
- (2) name and address of parents and phone number during Program hours;
- (3) the names and phone numbers of people to whom the child can be released;
- (4) a statement of the child's special problems or needs;
- (5) emergency medical authorization;
- (6) proof of residency when appropriate; and
- (7) a liability waiver.

5. Suspected Abuse

Program employees will report suspected child abuse or neglect in accordance with the Texas Family Code. In the case where a City employee is involved in an incident with a child that could be construed as child abuse, the incident must be reported immediately to the Recreation Superintendent. The Superintendent will immediately notify the Police Department and any other agency as may be appropriate.

Texas state law requires the staff of these youth programs to report any suspected abuse or neglect of a child to the Texas Department of Protective and Regulatory Services or a law enforcement agency. Failure to report suspected abuse is punishable by fines up to \$1,000 and/or confinement up to 180 days. Confidential reports may be made by calling 1-800-252-5400.

STAFFING - RESPONSIBILITIES AND TRAINING

6. Youth Program Supervisor ("Supervisor") Qualifications

A. Supervisors will be full-time, professional employees of the Port Aransas Parks and Recreation Department and will be required to have all Program Leader qualifications as outlined in Section 7 of this document.

B. Supervisors must be at least 21 years old.

C. Supervisors must have a bachelor's degree from an accredited college or university. Acceptable degrees include:

(1) Recreation Administration or General Recreation

(2) Physical Education

(3) Any other comparable degree plan that would lend itself to working in a public recreation environment

D. Supervisors must have two years experience planning and implementing recreational activities.

E. Supervisors must pass a background investigation including testing for illegal substances. F. Supervisors must have successfully completed a course in first aid and Cardiopulmonary Resuscitation (CPR) based on either American Heart Association or American Red Cross standards.

G. Supervisors must be able to furnish proof of a clear tuberculosis test within 12 months prior to their employment date.

7. Supervisor's Responsibilities

A. Supervisors are responsible for administering the Programs' daily operations in compliance with the adopted Standards of Care.

B. Supervisors are responsible to recommend for hire, supervise, and evaluate Leaders.

C. Supervisors are responsible to plan, implement, and evaluate programs.

8. Youth Program Leader ("Leader") and Youth Program Supervisor ("Program Supervisor") Qualifications

A. Leaders/Program Supervisors will be part-time or temporary employees of the Parks and Recreation Department.

B. Leaders/Program Supervisors working with children must be age 15 or older; however, each site will have at least one employee 18 years old or older present at all times.

C. Leaders/Program Supervisors should be able to consistently exhibit competency, good judgment, and self-control when working with children.

D. Leaders/Program Supervisors must relate to children with courtesy, respect, tolerance, and patience.

E. Leaders/Program Supervisors must have successfully completed a course in first aid and CPR based on either American Heart Association or American Red Cross standards. An exception can be made for no more than one staff person at each site, and that person shall successfully complete a first aid and CPR course within four weeks of starting work.

F. Each Leader/Program Supervisors applicant must be able to furnish proof of a clear tuberculosis test within the 12 months prior to their employment date.

G. Leaders/Program Supervisors must pass a background investigation including testing for illegal substances.

9. Leader/Program Supervisors Responsibilities

A. Leaders/Program Supervisors will be responsible to provide participants with an environment in which they can feel safe, can enjoy wholesome recreation activities, and can participate in appropriate social opportunities with their peers.

B. Leaders/Program Supervisors will be responsible to know and follow all City, Departmental, and Program standards, policies, and procedures that apply to Port Aransas Youth Programs.

C. Leaders/Program Supervisors must ensure that participants are released only to a parent or an adult designated by the parent. All Program sites will have a copy of the Department approved plan to verify the identity of a person authorized to pick up a participant if that person is not known to the Leader.

10. Training/Orientation

A. The Department is responsible for providing training and orientation to Program employees in working with children and for specific job responsibilities. Supervisors will provide each Leader with a Program manual specific to each Youth Program B. Program employees must be familiar with the Standards of Care for Youth Program operation as adopted by the City Council.

C. Program employees must be familiar with the Program's policies including discipline, guidance, and release of participants as outlined in the Program Manual.

D. Program employees will be trained in appropriate procedures to handle emergencies.

E. Program employees will be trained in areas including City, Departmental, and Program policies and procedures, provision of recreation activities, safety issues, child psychology, and organization.

F. Program employees will be required to sign an acknowledgement that they received the required training.

OPERATIONS

11. Staff-Participant Ratio

A. In a Port Aransas Youth Program, the standard ratio of participants to Leaders will not exceed 20 to 1. In the event a Leader is unable to report to the Program site, a replacement will be assigned.

B. Each participant shall have a Program employee who is responsible for him or her and who is aware of the participant's habits, interests, and any special problems as identified by the participant's parent(s) during the registration process.

12. Discipline

A. Program employees will implement discipline and guidance in a consistent manner based on the best interests of Program participants.

B. There must be no cruel or harsh punishment or treatment.

C. Program employees may use brief, supervised separation from the group if necessary.

D. As necessary, Program employees will initiate discipline reports to the parent(s) of participants. Parents will be asked to sign discipline reports to indicate they have been advised about specific problems or incidents.

E. A sufficient number and/or severe nature of discipline reports as detailed in the Program Manual may result in a participant being suspended from the Program.

F. In instances where there is a danger to participants or staff, offending participants will be removed from the Program site as soon as possible.

13. Programming

A. Program employees will attempt to provide activities for each group according to the participants' ages, interests, and abilities. The activities must be appropriate to participants' health, safety, and well-being. The activities also must be flexible and promote the participants' emotional, social, and mental growth.

B. Program employees will attempt to provide that indoor and outdoor time periods include:

- (1) alternating active and passive activities;
- (2) opportunity for individual and group activities, and
- (3) outdoor time each day weather permits.

C. Program employees will be attentive and considerate of the participants' safety on field trips and during any transportation provided by the Program.

(1) During trips, Program employees supervising participants must have immediate access to emergency medical forms and emergency contact information for each participant.

(2) Program employees must have a written list of the participants in the group and must check the roll frequently.

(3) Program employees must have first aid supplies and a guide to first aid and emergency care available on field trips.

14. Communication

A. Program Employees will have access to a telephone for making emergency calls.

B. The Coordinator will post the following telephone numbers adjacent to a telephone accessible to all Program employees at the Recreation Center.

(1) Port Aransas ambulance or emergency medical services.

(2) Port Aransas Police Department.

(3) Port Aransas Fire Department.

(4) The Port Aransas Community Recreation Center.

(5) Child Protective Services.

(6) Poison Control.

15. Transportation

A. Before a participant may be transported to and from city sponsored activities, a transportation form, completed by the parent of the participant, must be filed with the Coordinator.

B. First aid supplies and a first aid and emergency care guide will be available in all Program vehicles that transport children.

C. All Program vehicles used for transporting participants must have available a 6-BC portable fire extinguisher which will be installed in the passenger compartment of the vehicle and must be accessible to the adult occupants.

FACILITY STANDARDS

16. Safety A. Program employees will inspect Program sites daily to detect sanitation and safety concerns that might affect the health and safety of the participants. A daily inspection report will be completed by Program employees and kept on file by the Coordinator.

B. Buildings, grounds, and equipment on the Program site will be inspected, cleaned, repaired, and maintained to protect the health of the participants.

C. Program equipment and supplies must be safe for the participants' use.

D. Program employees must have first aid supplies readily available at each site, during transportation to an off-site activity, and for the duration of any off-site activity.

E. Program air conditioners, electric fans, and heaters must be mounted out of participants' reach or have safeguards that keep participants from being injured.

F. Program porches and platforms more than 30 inches above the ground must be equipped with railings participants can reach.

G. All swing seats at Program sites must be constructed of durable, lightweight, relatively pliable material.

H. Program employees must have first aid supplies readily available to staff in a designated location. Program employees must have an immediately accessible guide to first aid and emergency care.

17. Fire

A. In case of fire, danger of fire, explosion, or other emergency, Program employees' first priority is to evacuate the participants to a designated safe area.

B. The Program site will have an annual fire inspection by the local Fire Marshal, and the resulting report will detail any safety concerns observed. The report will be forwarded to the Director who will review and establish deadlines and criteria for compliance. Information from this report will be included in the Director's annual report to the Council.

C. The Program site must have at least one fire extinguisher approved by the Fire Marshal readily available to all Program employees. The fire extinguisher is to be inspected monthly by the Program Coordinator, and a monthly report will be forwarded to the Coordinator's supervisor who will keep the report on file for a minimum of two years. All Program employees will be trained in the proper use of fire extinguishers.

D. Fire drills will be initiated at Program sites based on the following schedule:

(1) Summer Camp Marlin Program: A fire drill twice during the session.

(2) After School Care: A fire drill once during the fall and spring sessions.

18. Health

A. Illness or Injury

(1) A participant who is considered to be a health or safety concern to other participants or employees will not be admitted to the Program.

(2) Illnesses and injuries will be handled in a manner to protect the health of all participants and employees. (3) Program employees will follow plans to provide emergency care for injured participants with symptoms of an acute illness as specified in the Program manual.

(4) Program employees will follow the recommendation of the Texas Department of Health concerning the admission or readmission of any participant after a communicable disease.

B. Program employees will administer medication only if:

- (1) Parent(s) complete and sign a medication form that provides authorization for staff to dispense medication with details as to time and dosages. The form will include a hold harmless clause to protect the City.
- (2) Prescription medications are in the original containers labeled with the child's name, a date, directions, and the physician's name. Program employees will administer the medication only as stated on the label. Program employees will not administer medication after the expiration date.
- (3) Nonprescription medications are labeled with the child's name and the date the medication was brought to the Program. Nonprescription medication must be in the original container. Program employees will administer it only according to label direction.
- (4) Medication dispensed will be limited to routine oral ingestion not requiring special knowledge or skills on the part of Program employees. No injections will be administered by the Program employees.
- (5) Program employees must ensure medications are inaccessible to participants or, if it is necessary to keep medications in the refrigerator (when available), medications will be kept separate from food.

C. Toilet Facilities

- (1) The Program site will have inside toilets located and equipped so children can use them independently and Program staff can supervise as needed.
- (2) There must be one flush toilet for every 30 children. Urinals may be counted in the ratio of toilets to children, but they must not exceed 50% of the total number of toilets.
- (3) An appropriate and adequate number of lavatories will be provided.

D. Sanitation

- (1) The Program facilities must have adequate light, ventilation, and heat.
- (2) The Program must have an adequate supply of water meeting the standards of the Texas Department of Health for drinking water and ensure that it will be supplied to the participants in a safe and sanitary manner.
- (3) Program employees must see that garbage is removed from buildings daily.

SECTION 2. EFFECTIVE DATE.

The emergency ordinance shall be effective upon adoption on one reading and the non-emergency ordinance shall be effective upon third and final reading.

SECTION 3. READING.

As provided by Article III, Section 13 and Article III, Section 12.b. of the Charter of the City of Port Aransas, this ordinance or the caption of it shall be read at three city council meetings with at least one week elapsing between each reading.

SECTION 4. SEVERANCE.

If any part of this ordinance is invalid or void or is declared to be so, then said part shall be severed from the balance of this ordinance and said invalidity shall not affect the balance of this ordinance, the balance of the ordinance to be read as if said invalid or void portion thereof were not included.

PASSED, ORDAINED, APPROVED and ADOPTED this the _____ day of **JULY, 2025.**

CITY OF PORT ARANSAS, TEXAS

Wendy Moore, Mayor

ATTEST:

Francisca Nixon, City Secretary

First Reading: May 13, 2025
Second Reading:
Third Reading:

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council

Subject: Presentation and discussion Resolution Accepting And Approving The Annual Financial Report For The Year Ending September 30, 2024 As Presented By ABIP Independent Auditing Firm; Directing The Finance Director To Cause A Summary Of Said Audit To Be Published In The Official Newspaper Of The City And Copies Of The Audit Placed On File In The City Secretary's Office As Public Record As Directed By Provisions In The Home Rule Charter.

Meeting: City Council Regular Meeting - Jun 19 2025

Department: Administration

Staff Contact: Darla Honea, Finance Director

BACKGROUND INFORMATION:

Presentation of audit by ABIP independent auditing firm.

FINANCIAL IMPACT:

N/A

POLICY IMPLICATIONS:

N/A

RECOMMENDATION:

Port Aransas City Council motion to approve a Resolution Accepting And Approving The Annual Financial Report For The Year Ending September 30, 2024 As Presented By ABIP Independent Auditing Firm; Directing The Finance Director To Cause A Summary Of Said Audit To Be Published In The Official Newspaper Of The City And Copies Of The Audit Placed On File In The City Secretary's Office As Public Record As Directed By Provisions In The Home Rule Charter.

ATTACHMENTS:

[Resolution 2025-R Annual Audit](#)
[City of Port Aransas FS YE 9-30-24 FINAL DRAFT](#)

RESOLUTION NO. 2025-R

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF PORT ARANSAS ACCEPTING AND APPROVING THE ANNUAL FINANCIAL REPORT FOR THE YEAR ENDING SEPTEMBER 30, 2024 AS PRESENTED BY ABIP INDEPENDENT AUDITING FIRM; DIRECTING THE FINANCE DIRECTOR TO CAUSE A SUMMARY OF SAID AUDIT TO BE PUBLISHED IN THE OFFICIAL NEWSPAPER OF THE CITY AND COPIES OF THE AUDIT PLACED ON FILE IN THE CITY SECRETARY'S OFFICE AS PUBLIC RECORD AS DIRECTED BY PROVISIONS IN THE HOME RULE CHARTER.

WHEREAS, pursuant to the Home Rule Charter, Article IV. "City Administration" Section 4.01(e)(7), the City manager is required to "Prepare and submit to the city council, within six (6) months of the end of the city's fiscal year, an annual report on the finances and administrative activities of the city, as of the end of the fiscal year. The report of individual audit, as required by this Charter, shall be incorporated into the annual report submitted by the city manager"; and

WHEREAS, Home Rule Charter, Article VII. "Municipal Finance" Section 7.13. "Independent Audit" states that at the close of each fiscal year, and at such other times as it may be deemed necessary, the city council shall cause an independent audit to be made of all accounts of the city by a certified public accountant; and

WHEREAS, the certified public accountant so selected shall have no personal interest, directly or indirectly, in the financial affairs of the city or any of its officers. Upon completion of the audit, the summary thereof shall be published immediately in the official newspaper of the city and copies of the audit placed on file in the city secretary's office as public record; and

WHEREAS, ABIP Independent Auditing Firm, presented their Independent Auditor's Report at the Thursday, June 19, 2025, at the Regular City Council Meeting.

THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PORT ARANSAS, TEXAS:

Section 1: After review and presentation of the Annual Financial Report for the year ending September 30, 2024, the City Council hereby accepts and approves Annual Financial Report for the Year Ending September 30, 2024, as presented by ABIP Independent Auditing Firm.

Section 2: The City Council hereby directs the Finance Director to cause a summary of said Audit to be published immediately in the official newspaper of the city and copies of the audit placed on file in the city secretary's office as public record as directed by the Home Rule Charter.

Section 3: It is hereby officially found and determined that the meeting at which this resolution is passed is open to the public as required by law, and that public notice of the time, place and purpose of said meeting was given as required.

PASSED and **APPROVED** by the Port Aransas City Council, County of Nueces, State of Texas, on this 19th day of JUNE, 2025.

CITY OF PORT ARANSAS, TEXAS

Wendy Moore, Mayor

ATTEST:

Francisca Nixon, City Secretary

ANNUAL Financial Report

SEPTEMBER 30, 2024





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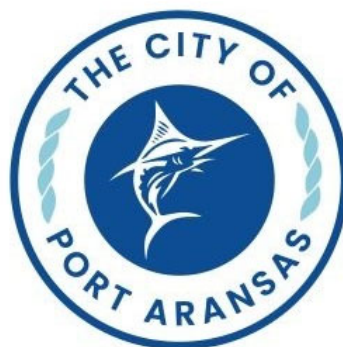
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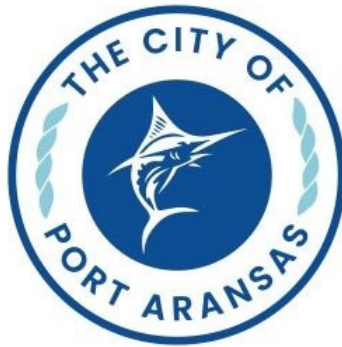
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FINANCIAL SECTION



INDEPENDENT AUDITOR'S REPORT

To the Honorable Mayor and
Members of City Council
City of Port Aransas, Texas

Report on the Audit of the Financial Statements***Opinions***

We have audited the accompanying financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Port Aransas, Texas (the City) as of and for the year ended September 30, 2024, and the related notes to the financial statements, which collectively comprise the City's basic financial statements as listed in the table of contents.

In our opinion, the financial statements referred to above present fairly, in all material respects, the respective financial position of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City as of September 30, 2024, and the respective changes in financial position, and, where applicable, cash flows thereof for the year then ended in accordance with accounting principles generally accepted in the United States of America.

Basis for Opinions

We conducted our audit in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States. Our responsibilities under those standards are further described in the Auditor's Responsibilities for the Audit of the Financial Statements section of our report. We are required to be independent of the City and to meet our other ethical responsibilities, in accordance with the relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinions.

Responsibilities of Management for the Financial Statements

Management is responsible for the preparation and fair presentation of these financial statements in accordance with accounting principles generally accepted in the United States of America; this includes the design, implementation, and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is required to evaluate whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the City's ability to continue as a going concern for twelve months beyond the financial statement date, including any currently known information that may raise substantial doubt shortly thereafter.

Auditor's Responsibility for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinions. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards and *Government Auditing Standards* will always detect a material misstatement when it exists. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Misstatements are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgement made by a reasonable user based on the financial statements.

In performing an audit in accordance with generally accepted auditing standards and *Government Auditing Standards*, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the amounts and disclosures in the financial statements.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, no such opinion is expressed.
- Evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluate the overall presentation of the financial statements.
- Conclude whether, in our judgment, there are conditions or events, considered in the aggregate, that raise substantial doubt about the City's ability to continue as a going concern for a reasonable period of time.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit, significant audit findings, and certain internal control-related matters that we identified during the audit.

Required Supplementary Information

Accounting principles generally accepted in the United States of America require that the management's discussion and analysis, budgetary comparison information, and the net pension liability and other postemployment benefit liabilities required schedules as listed in the table of contents, be presented to supplement the basic financial statements. Such information is the responsibility of management and, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. We have applied certain limited procedures to the required supplementary information in accordance with auditing standards generally accepted in the United States of America, which consisted of inquires of management about the methods of preparing the information and comparing the information for consistency with management's responses to our inquires, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We do not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient evidence to express an opinion or provide any assurance.

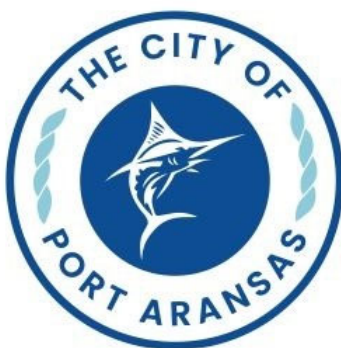
Supplementary Information

Our audit was conducted for the purpose of forming opinions on the financial statements that collectively comprise the City's basic financial statements. The accompanying combining and individual nonmajor fund statements and schedules, and schedule of expenditures of federal and state awards as required by Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* and the *State of Texas Single Audit Circular*, are presented for purposes of additional analysis and are not a required part of the basic financial statements. Such information is the responsibility of management and was derived from and relates directly to the underlying accounting and other records used to prepare the basic financial statements. The information has been subjected to the auditing procedures applied in the audit of the basic financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the basic financial statements or to the basic financial statements themselves, and other additional procedures in accordance with auditing standards generally accepted in the United States of America. In our opinion, the combining and individual fund statements and schedules, and the schedule of expenditures of federal and state awards are fairly stated, in all material respects, in relation to the basic financial statements as a whole.

Other Reporting Required by *Government Auditing Standards*

In accordance with *Government Auditing Standards*, we have also issued our report dated June 19, 2025 on our consideration of the City of Port Aransas, Texas' internal control over financial reporting and on our tests of its compliance with certain provisions of laws, regulations, contracts, and grant agreements and other matters. The purpose of that report is solely to describe the scope of our testing of internal control over financial reporting and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the City's internal control over financial reporting or on compliance. That report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control over financial reporting and compliance.

San Antonio, Texas
June 19, 2025



MANAGEMENT'S DISCUSSION AND ANALYSIS (MD&A)

This section of the City of Port Aransas' (the "City") annual financial report presents an overview, through management's discussion and analysis (MD&A), of the City's financial activities and performance during the fiscal year ended September 30, 2024. Please read it in conjunction with the independent auditor's report and the City's financial statements and disclosures, which follow this section.

Financial Highlights

- The assets and deferred outflows of resources of the City exceeded its liabilities and deferred inflows of resources at the close of the most recent fiscal year by \$148,132,886 (net position). Of this amount, \$16,952,108 (unrestricted net position) may be used to meet the government's ongoing obligation to citizens and creditors.
- The City's total net position increased by \$25,012,675 during 2024.
- As of the close of the current fiscal year, the City's governmental funds reported combined ending fund balances of \$67,831,194. Approximately 37% of this amount, \$25,008,823 is available for spending at the government's discretion (unassigned fund balance).
- At the end of the current fiscal year, unassigned fund balance for the general fund was \$14,615,495 or 94% of total general fund expenditures.

Overview of the Financial Statements

This discussion and analysis is intended to serve as an introduction to the City of Port Aransas's basic financial statements. The basic financial statements are comprised of three components: 1) government-wide financial statements, 2) fund financial statements, and 3) notes to the basic financial statements. This report also contains other supplementary information in addition to the basic financial statements, including information on individual funds.

Government-wide financial statements. The government-wide financial statements include the Statement of Net Position and the Statement of Activities. These statements are designed to provide readers with a broad overview of the City of Port Aransas' finances, in a manner similar to a private-sector business.

The statement of net position presents information on all of the City's assets and deferred outflows of resources, liabilities and deferred inflows of resources with the difference between these reported as *net position*. Over time, increases or decreases in net position may serve as a useful indicator of whether the financial position of the City is improving or deteriorating. Other indicators of the City's financial position should also be taken into consideration, such as the change in the City's property tax base and condition of the City's infrastructure (e.g., roads and drainage systems), in order to more accurately assess the overall financial condition of the City.

The statement of activities presents information showing how the City's net position changed during the most recent fiscal year. All changes in net position are reported as soon as the underlying event giving rise to the change occurs, regardless of the timing of related cash flows. Thus, revenues and expenses are reported in this statement for some items that will result in cash flows in future fiscal periods (e.g., uncollected taxes and compensated absences).

Both of the government-wide financial statements distinguish functions of the City that are principally supported by taxes and intergovernmental revenues (*governmental activities*) from other functions that are intended to recover all or a significant portion of their costs through user fees and charges (*business-type activities*). The governmental activities of the City include general administration, legal, financial administration, public facilities, public safety, public transportation, culture and recreation, and interest and fiscal charges. The business-type activities of the City include gas, sanitation, and harbor.

Fund financial statements. The *fund* financial statements are designed to report information about groupings of related accounts which are used to maintain control over resources that have been segregated for specific activities or objectives. The City of Port Aransas, like other state and local governments, uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

- Some funds are required by State law and by covenants of bonds/certificates of obligation.
- The City Council establishes other funds to control and manage money for particular purposes or to show that it is properly using certain taxes, fees and grants.

Governmental funds. Except for the operations of the harbor, gas and sanitation funds, the City's services are included in *governmental funds*. These funds focus on how cash and other financial assets can be readily converted to available resources and on the available balances left at year end. This information may be useful in determining what financial resources are available in the near future to finance the City's programs. Other funds are referred to as nonmajor funds and are presented as summary data.

Because the focus of governmental fund level statements is narrower than that of the government-wide financial statements, it is useful to compare the information presented for *governmental funds* with similar information presented for *governmental activities* in the government-wide financial statements. In addition to the governmental fund balance sheet and the statement of revenues, expenditures, and changes in fund balance, separate statements are provided that reconcile between the government-wide and fund level statements.

Information is presented separately in the governmental fund balance sheet and in the government fund statement of revenues, expenditures, and changes in fund balances for the general fund, beach fund, hotel motel, hotel motel/facility fund, airport fund, debt service fund, hurricane recovery fund, and the construction fund, all of which are considered to be major funds. Data for the other governmental funds are combined into a single, aggregated presentation. Individual fund data for each of the nonmajor governmental funds is provided in the form of combining statements elsewhere in this report.

Proprietary funds. The City maintains one type of proprietary fund. *Enterprise funds* are used to report the same functions presented as business-type activities in the government-wide financial statements. The City uses enterprise funds to account for its gas, harbor and sanitation.

Notes to the financial statements. The notes provide additional information that is essential to a full understanding of the data provided in the government-wide and fund financial statements.

Other information. In addition to the basic financial statements and the accompanying notes, this report also presents required supplementary information which includes a budgetary comparison schedule for the general fund to demonstrate compliance with the budget. This report also presents certain required supplementary information concerning the City's progress in funding its obligation to provide pension and other postemployment benefits to its employees and retirees.

The combining statements referred to earlier in connection with nonmajor governmental funds are presented immediately following the required supplementary information.

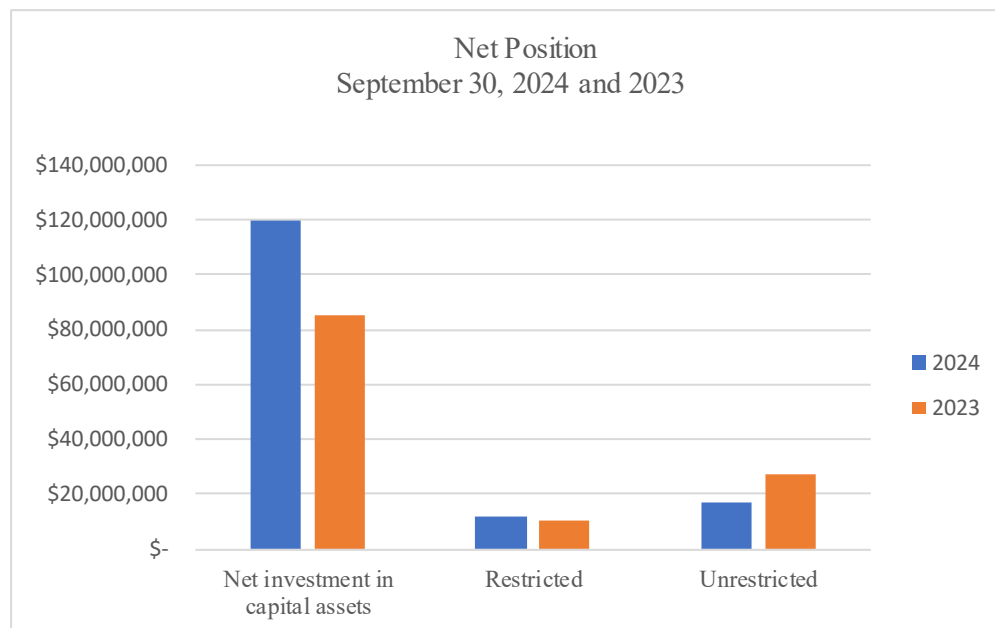
Government-wide Financial Analysis

City of Port Aransas's Net Position Information:

The following table reflects a summary of net position compared to the prior year:

Table 1 – Summary of Net Position

	Governmental Activities		Business-Type Activities		Total	
	2024	2023	2024	2023	2024	2023
Current and other assets	\$ 74,684,271	\$ 70,803,263	\$ (147,793)	\$ 1,916,026	\$ 74,536,478	\$ 72,719,289
Restricted assets	75,350	75,311	-	-	75,350	75,311
Capital assets	86,678,481	63,796,397	45,747,281	35,427,224	132,425,762	99,223,621
Total assets	161,438,102	134,674,971	45,599,488	37,343,250	207,037,590	172,018,221
Deferred outflows of resources	2,718,135	3,368,923	311,667	388,686	3,029,802	3,757,609
Long-term liabilities	44,422,410	36,802,385	1,260,461	1,281,311	45,682,871	38,083,696
Other liabilities	11,972,676	9,374,960	948,040	1,834,948	12,920,716	11,209,908
Total liabilities	56,395,086	46,177,345	2,208,501	3,116,259	58,603,587	49,293,604
Deferred inflows of resources	3,064,024	3,096,847	266,895	265,168	3,330,919	3,362,015
Net position:						
Net investment in capital assets	74,076,811	49,765,144	45,443,898	35,194,258	119,520,709	84,959,402
Restricted	11,660,069	10,607,754	-	-	11,660,069	10,607,754
Unrestricted	18,960,247	28,396,804	(2,008,139)	(843,749)	16,952,108	27,553,055
Total net position	\$ 104,697,127	\$ 88,769,702	\$ 43,435,759	\$ 34,350,509	\$ 148,132,886	\$ 123,120,211



As noted earlier, net position may serve over time as a useful indicator of a government's financial position. In the case of the City of Port Aransas, assets and deferred outflows of resources exceeded liabilities and deferred inflows of resources by \$104,697,127 at the close of the most recent fiscal year for governmental activities and \$43,435,759 for business-type activities.

A large portion of the City's net position (approximately 81%) reflects its investment in capital assets (e.g., land, construction in progress, infrastructure, buildings, machinery, vehicles, and right to use assets), less any related debt used to acquire those assets that are still outstanding. The City uses these capital assets to provide services to citizens; consequently, these assets are not available for future spending. Although the City's investment in its capital assets is reported net of related debt, it should be noted that the resources needed to repay this debt must be provided from other sources, since the capital assets themselves cannot be used to liquidate these liabilities.

At the end of the current fiscal year, the City of Port Aransas is able to report positive balances in all categories of net position for the government as a whole. The same situation held true for the prior fiscal year. The business type activities reported a deficit unrestricted net position at the end of the current fiscal year, primarily due to the balances of the net pension and other postemployment benefit liabilities.

Changes in Net Position:

Governmental activities increased the City's net position by \$15,927,425, and business-type activities increased the City's net position by \$9,085,250 for a total increase of \$25,012,675.

Table 2 – Changes in Net Position

	Governmental Activities		Business-Type Activities		Total	
	2024	2023	2024	2023	2024	2023
Total revenues	\$ 57,980,001	\$ 53,516,975	\$ 4,592,066	\$ 6,804,204	\$ 62,572,067	\$ 60,321,179
Total expenses	32,212,276	32,218,470	5,347,116	5,261,306	37,559,392	37,479,776
Increase (decrease) in net position before transfers	25,767,725	21,298,505	(755,050)	1,542,898	25,012,675	22,841,403
Transfers	(9,840,300)	(9,578,687)	9,840,300	9,578,687	-	-
Increase (decrease) in net position	15,927,425	11,719,818	9,085,250	11,121,585	25,012,675	22,841,403
Beginning net position	88,769,702	76,918,284	34,350,509	23,228,924	123,120,211	100,147,208
Restatement of net position	-	131,600	-	-	-	131,600
Ending net position	<u>\$ 104,697,127</u>	<u>\$ 88,769,702</u>	<u>\$ 43,435,759</u>	<u>\$ 34,350,509</u>	<u>\$ 148,132,886</u>	<u>\$ 123,120,211</u>

The specific changes in revenues and expenses are shown in the tables that follow:

Table 3 – Statement of Activities

	Governmental Activities		Business-Type Activities		Total	
	2024	2023	2024	2023	2024	2023
Program revenues:						
Charges for services	\$ 7,351,955	\$ 6,972,709	\$ 4,535,251	\$ 4,271,737	\$ 11,887,206	\$ 11,244,446
Operating grants and contributions	3,157,374	3,909,384	-	-	3,157,374	3,909,384
Capital grants and contributions	15,526,764	12,787,459	-	-	15,526,764	12,787,459
General revenues:						
Property taxes	10,522,910	8,833,884	-	-	10,522,910	8,833,884
Sales taxes	3,885,154	3,900,270	-	-	3,885,154	3,900,270
Franchises fees	633,509	648,585	-	-	633,509	648,585
Hotel/motel taxes	12,901,234	13,524,952	-	-	12,901,234	13,524,952
Investment earnings	3,762,764	2,817,541	55,373	70,486	3,818,137	2,888,027
Grants and contributions not restricted	-	-	-	2,465,517	-	2,465,517
Miscellaneous	238,337	122,191	1,442	(3,536)	239,779	118,655
Total revenues	<u>57,980,001</u>	<u>53,516,975</u>	<u>4,592,066</u>	<u>6,804,204</u>	<u>62,572,067</u>	<u>60,321,179</u>
Expenses:						
General administration	10,455,475	10,995,779	-	-	10,455,475	10,995,779
Legal	148,273	146,542	-	-	148,273	146,542
Financial administration	415,319	357,042	-	-	415,319	357,042
Public facilities	1,426,906	1,571,686	-	-	1,426,906	1,571,686
Public safety	8,512,511	8,500,476	-	-	8,512,511	8,500,476
Public transportation	233,375	264,353	-	-	233,375	264,353
Culture and recreation	9,767,576	9,556,074	-	-	9,767,576	9,556,074
Interest and fiscal charges	1,252,841	826,518	-	-	1,252,841	826,518
Gas	-	-	1,609,054	1,952,337	1,609,054	1,952,337
Sanitation	-	-	2,066,013	1,650,815	2,066,013	1,650,815
Harbor	-	-	1,672,049	1,658,154	1,672,049	1,658,154
Total expenses	<u>\$ 32,212,276</u>	<u>\$ 32,218,470</u>	<u>\$ 5,347,116</u>	<u>\$ 5,261,306</u>	<u>\$ 37,559,392</u>	<u>\$ 37,479,776</u>

Governmental activities

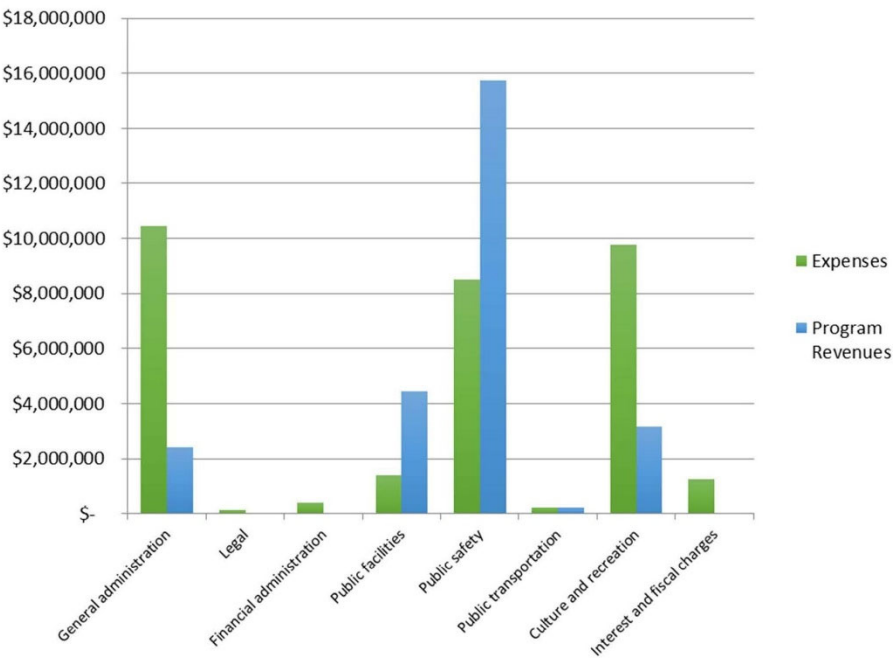
Governmental activities include the functions of the general administration, legal, financial administration, public facilities, public safety, public transportation, culture and recreation, interest and fiscal charges. Payment of interest on long-term debt is also considered a governmental activity and it is considered a class of activity but not a function of government. These are the basic services and cost centers any city provides to its citizens.

As shown in table 3, total revenue increased by \$4,463,026. This increase is due to an increase in grant reimbursements, property taxes, and investment earnings.

Total expenses decreased by \$6,194.

The chart below presents the City’s major expenses by function, as well as the associated program revenues for governmental activities.

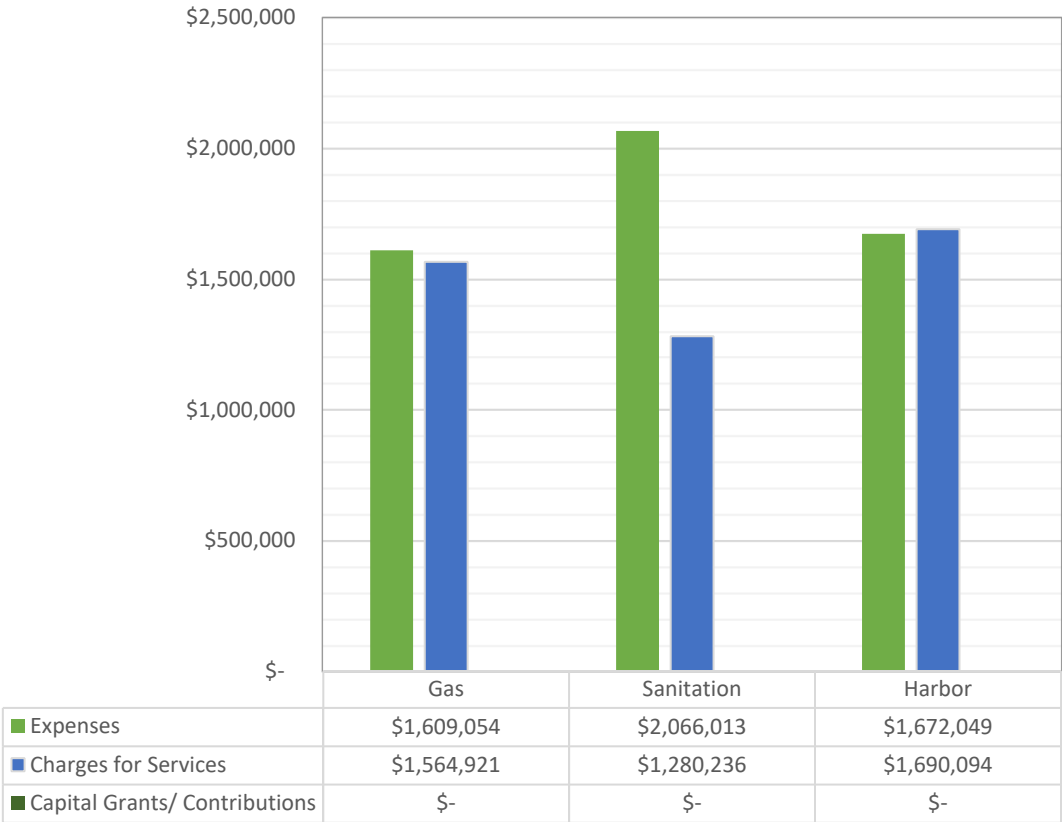
Expenses and Program Revenues - Governmental Activities



Business-type activities

As shown in Table 3, total revenues decreased by \$2,212,138 due mainly to decreased grant reimbursements.

The chart below presents the City’s expenses and program revenues for the business-type activities.



Financial Analysis of the Governmental Funds

In comparison to the government-wide statements, the fund level statements focus on the major funds of the City. The City uses fund accounting to ensure and demonstrate compliance with finance-related legal requirements.

Governmental funds. The focus of the City’s governmental funds is to provide information on near-term inflows, outflows, and balances of spendable resources. Such information is useful in assessing the City’s financing requirements. In particular, unassigned fund balance may serve as a useful measure of a government’s net resources available for spending at the end of the fiscal year.

As of the end of the current fiscal year, the City’s governmental funds reported combined ending fund balances of \$67,831,194, an increase of \$3,313,976. Approximately 37% or \$25,008,823, constitutes unassigned fund balance, which is available for spending at the City’s discretion. The remainder of the fund balance is not available for new spending because it has already been committed/restricted to pay for construction (\$29,473,282), debt service (\$283,226), culture and recreation (\$2,493,703), public safety (\$399,228), public transportation (\$834,238), economic development (\$8,286,881), fire (\$1,000,000), opioid abatement (\$11,633), inventories (\$16,161), and prepaid items (\$24,019).

The general fund is the chief operating fund of the City. At the end of the current fiscal year, unassigned fund balance of the general fund was \$14,615,495, while total fund balance reached \$15,651,069. As a measure of the general fund’s liquidity, it may be useful to compare both the unassigned fund balance and total fund balance to total fund expenditures. Unassigned fund balance represents 94% of total general fund expenditures.

The fund balance of the City’s general fund decreased by \$3,395,001 during the current fiscal year. The key factor for this decrease is the \$4,347,745 transfer to the Hurricane Harvey Fund.

Budgetary Highlights

The City’s budget was amended during the year. The general fund budgeted expenditures decreased by \$3.7 million due to mainly a decrease in capital outlay by \$3.5 million. There was also an increase in a transfer that was made to the Hurricane Harvey during the year.

Budget variances are “favorable” if actual revenues exceeded budgeted amounts and if actual expenditures are under budgeted amounts. Variances are “unfavorable” if actual revenues are under budgeted amounts and if actual expenditures are over budgeted amounts. Favorable variances are indicated by showing amounts without brackets and unfavorable variances are indicated by bracketed amounts.

Capital Assets

The City’s investment in capital assets for its governmental and business-type activities as of September 30, 2024, amounts to \$132,425,762 (net of accumulated depreciation). This investment in capital assets includes land, buildings, machinery and equipment, infrastructure, fleet, and construction in progress. Governmental activity capital assets increased by \$22,882,084 as a result of \$28,191,799 of additions offset by \$6,409,072 of depreciation and net retirements of \$113,235. Business-type activity capital assets increased by \$10,320,057 as a result of \$11,568,156 of additions less \$1,232,371 of depreciation and net retirements of (\$15,728).

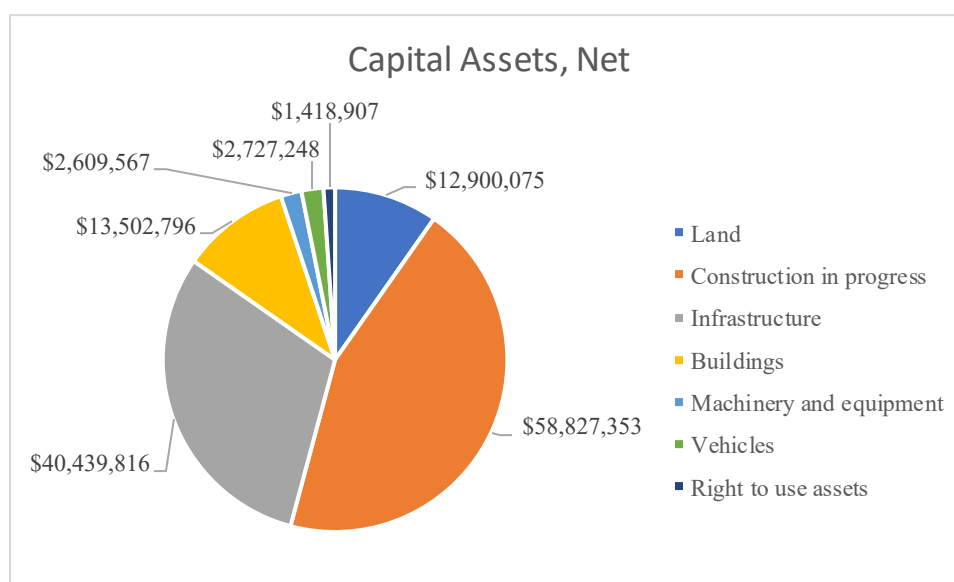
Additional information on the City’s capital assets can be found in note 4 of the financial statements.

The following capital asset information is presented net of depreciation:

Table 4 – Capital Assets at Year End, Net of Accumulated Depreciation

	Governmental Activities		Business-Type Activities		Total	
	2024	2023	2024	2023	2024	2023
Land	\$ 12,900,075	\$ 11,700,517	\$ -	\$ -	\$ 12,900,075	\$ 11,700,517
Construction in progress	33,373,965	12,843,621	25,453,388	24,465,847	58,827,353	37,309,468
Infrastructure	29,052,779	13,517,743	11,387,037	10,478,490	40,439,816	23,996,233
Buildings	5,077,458	19,601,972	8,425,338	72,816	13,502,796	19,674,788
Machinery and equipment	2,460,231	2,277,039	149,336	120,256	2,609,567	2,397,295
Vehicles	2,706,306	3,505,315	20,942	58,257	2,727,248	3,563,572
Right to use assets	1,107,667	350,190	311,240	231,558	1,418,907	581,748
Total capital assets, net	<u>\$ 86,678,481</u>	<u>\$ 63,796,397</u>	<u>\$ 45,747,281</u>	<u>\$ 35,427,224</u>	<u>\$ 132,425,762</u>	<u>\$ 99,223,621</u>

For a more detailed presentation on capital assets, please refer to the notes to financial statements on pages 47-48.



Debt Administration

At the end of the current fiscal year, the City had total bonded debt and capital leases outstanding of \$51,423,375. The table below reflects the outstanding debt at September 30, 2024. Additional information can be found in note 4.

The following is a summary of outstanding debt:

Table 5 – Long-Term Liabilities

	Governmental Activities		Business-Type Activities		Total Primary Government	
	2024	2023	2024	2023	2024	2023
General obligation bonds	\$ 18,185,000	\$ 20,595,000	\$ -	\$ -	\$ 18,185,000	\$ 20,595,000
Tax notes	20,040,000	8,960,000	-	-	20,040,000	8,960,000
Premium on bonds	2,119,519	1,271,002	-	-	2,119,519	1,271,002
OPEB liabilities	3,269,295	3,000,616	363,254	333,400	3,632,549	3,334,016
Net pension liability	5,080,066	5,943,182	594,693	695,733	5,674,759	6,638,915
Lease liability on right to use assets	882,721	95,277	303,383	232,966	1,186,104	328,243
Subscription liability on right to use assets	99,527	126,290	-	-	99,527	126,290
Compensated absences	442,784	465,869	43,133	37,330	485,917	503,199
Total long-term liabilities	<u>\$ 50,118,912</u>	<u>\$ 40,457,236</u>	<u>\$ 1,304,463</u>	<u>\$ 1,299,429</u>	<u>\$ 51,423,375</u>	<u>\$ 41,756,665</u>

Overall, the City's debt increased by \$9,666,710 or approximately 23%. The key factors to the net change are as follows:

- Issuance of \$13,140,000 Tax Notes
- Proceeds from right to use lease and subscription assets of \$1,194,364

See note 4 - long-term liabilities for more detailed information on long-term debt activity.

Economic Factors and Next Year's Budgets and Rates

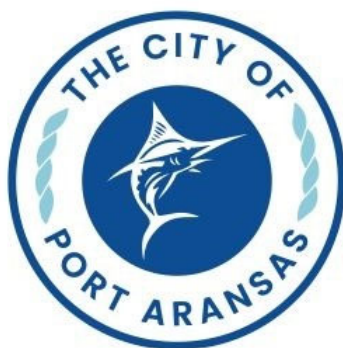
All of these factors were considered in preparing the City's budget for the 2024-2025 fiscal year. The City is finishing up recovery efforts from Hurricane Harvey. All final projects needed to complete recovery will be underway in fiscal year 2024-2025.

The tax rate for the 2025 year has decreased to 0.191962 cents per hundred. The tax rate has been split with 0.097227 for maintenance and operations and 0.094735 for interest and sinking for the retirement of the bonds. Even though this is a decrease to the tax rate, it was actually an increase as this rate is equal to the voter approval rate (the tax rate that will raise 3.5% more than the no new revenue rate which is the amount of tax revenue as the prior year plus new construction demands).

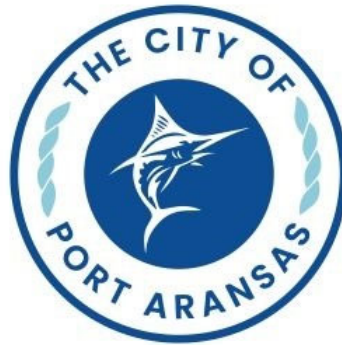
Overall, the general fund is budgeted to end the fiscal year 2024-2025 with an estimated fund balance of \$8,587,965. This is approximately 36% of general fund operating expenditures.

Requests for Information

This financial report is designed to provide a general overview of the City's finances for all those with an interest in the government's finances. Questions concerning any of the information provided in this report or requests for additional financial information should be addressed to the City of Port Aransas, Office of the Finance Director, 710 W. Avenue A, Port Aransas, Texas 78373 or call (361) 749-4111. Information is also available on the City's website at www.cityofportaransas.org.



BASIC FINANCIAL STATEMENTS



CITY OF PORT ARANSAS, TEXAS

STATEMENT OF NET POSITION

September 30, 2024

	Primary Government		
	Governmental Activities	Business-Type Activities	Total
ASSETS			
Pooled cash and investments	\$ 70,945,377	\$ 844,648	\$ 71,790,025
Receivables (net of allowance)	1,931,728	98,636	2,030,364
Internal balances	1,091,077	(1,091,077)	-
Inventories	16,161	-	16,161
Prepays	24,019	-	24,019
Lease receivable	675,909	-	675,909
Restricted assets:			
Cash and cash equivalents	75,350	-	75,350
Capital assets not being depreciated:			
Land	12,900,075	-	12,900,075
Construction in progress	33,373,965	25,453,388	58,827,353
Capital assets net of accumulated depreciation:			
Infrastructure	29,052,779	11,387,037	40,439,816
Buildings	5,077,458	8,425,338	13,502,796
Machinery and equipment	2,460,231	149,336	2,609,567
Vehicles	2,706,306	20,942	2,727,248
Right to use assets	1,107,667	311,240	1,418,907
Total capital assets	86,678,481	45,747,281	132,425,762
Total assets	161,438,102	45,599,488	207,037,590
DEFERRED OUTFLOWS OF RESOURCES			
Deferred outflows of resources	2,718,135	311,667	3,029,802
LIABILITIES			
Accounts payable	5,770,932	601,158	6,372,090
Accrued wages payable	274,689	32,726	307,415
Accrued interest payable	191,151	-	191,151
Unearned revenues	39,402	95	39,497
Customer meter deposits	-	270,059	270,059
Noncurrent liabilities:			
Due within one year	5,696,502	44,002	5,740,504
Due in more than one year	44,422,410	1,260,461	45,682,871
Total liabilities	56,395,086	2,208,501	58,603,587
DEFERRED INFLOWS OF RESOURCES			
Deferred inflows of resources	3,064,024	266,895	3,330,919
NET POSITION			
Net investment in capital assets	74,076,811	45,443,898	119,520,709
Restricted for:			
Culture and recreation	1,679,101	-	1,679,101
Debt service	283,226	-	283,226
Economic development	8,286,881	-	8,286,881
Public safety	399,228	-	399,228
Fire	1,000,000	-	1,000,000
Opioid abatement	11,633	-	11,633
Unrestricted	18,960,247	(2,008,139)	16,952,108
Total net position	\$ 104,697,127	\$ 43,435,759	\$ 148,132,886

The accompanying notes are an integral part of these financial statements.

CITY OF PORT ARANSAS, TEXAS

STATEMENT OF ACTIVITIES

For the year ended September 30, 2024

Functions/Programs	Expenses	Program Revenues		
		Charges for Services	Operating Grants and Contributions	Capital Grants and Contributions
Primary government:				
Governmental activities:				
General administration	\$ 10,455,475	\$ 2,424,898	\$ 11,633	\$ -
Legal	148,273	-	-	-
Financial administration	415,319	-	-	-
Public facilities	1,426,906	913,152	-	3,524,000
Public safety	8,512,511	1,342,919	2,397,257	12,002,764
Public transportation	233,375	245,333	-	-
Culture and recreation	9,767,576	2,425,653	748,484	-
Interest on long-term debt	<u>1,252,841</u>	<u>-</u>	<u>-</u>	<u>-</u>
Total governmental activities	<u>32,212,276</u>	<u>7,351,955</u>	<u>3,157,374</u>	<u>15,526,764</u>
Business-type activities:				
Gas	1,609,054	1,564,921	-	-
Sanitation	2,066,013	1,280,236	-	-
Harbor	<u>1,672,049</u>	<u>1,690,094</u>	<u>-</u>	<u>-</u>
Total business-type activities	<u>5,347,116</u>	<u>4,535,251</u>	<u>-</u>	<u>-</u>
Total primary government	<u>\$ 37,559,392</u>	<u>\$ 11,887,206</u>	<u>\$ 3,157,374</u>	<u>\$ 15,526,764</u>

General revenues:

Taxes:

Property taxes, levies for general purposes

Sales taxes

Franchise taxes

Hotel/motel taxes

Unrestricted investment earnings

Miscellaneous

Transfers

Total general revenues

Change in net position

Net position - beginning

Net position - ending

The accompanying notes are an integral part of these financial statements.

Net (Expenses) Revenues and Changes in Net Position		
Primary Government		
Governmental Activities	Business-type Activities	Total
\$ (8,018,944)	\$ -	\$ (8,018,944)
(148,273)	-	(148,273)
(415,319)	-	(415,319)
3,010,246	-	3,010,246
7,230,429	-	7,230,429
11,958	-	11,958
(6,593,439)	-	(6,593,439)
<u>(1,252,841)</u>	<u>-</u>	<u>(1,252,841)</u>
<u>(6,176,183)</u>	<u>-</u>	<u>(6,176,183)</u>
-	(44,133)	3,129,842
-	(785,777)	2,560,472
<u>-</u>	<u>18,045</u>	<u>3,380,188</u>
<u>-</u>	<u>(811,865)</u>	<u>9,070,502</u>
<u>(6,176,183)</u>	<u>(811,865)</u>	<u>2,894,319</u>
10,522,910	-	10,522,910
3,885,154	-	3,885,154
633,509	-	633,509
12,901,234	-	12,901,234
3,762,764	55,373	3,818,137
238,337	1,442	239,779
<u>(9,840,300)</u>	<u>9,840,300</u>	<u>-</u>
<u>22,103,608</u>	<u>9,897,115</u>	<u>32,000,723</u>
15,927,425	9,085,250	25,012,675
<u>88,769,702</u>	<u>34,350,509</u>	<u>123,120,211</u>
<u>\$ 104,697,127</u>	<u>\$ 43,435,759</u>	<u>\$ 148,132,886</u>

CITY OF PORT ARANSAS, TEXAS

BALANCE SHEET – GOVERNMENTAL FUNDS

September 30, 2024

	General Fund	Beach Fund	Hotel/ Motel Fund	Hotel/Motel Special Revenue/ Facility Fund
ASSETS				
Cash and investments	\$ 14,832,684	\$ 8,067,641	\$ 566,895	\$ 12,133,713
Receivables (net)	640,385	300,361	379	-
Due from other funds	1,091,077	-	-	-
Restricted cash and cash equivalents	75,350	-	-	-
Inventories	-	-	-	-
Prepaid expenses	23,941	-	-	-
Lease receivable	-	-	-	-
Total assets	<u>\$ 16,663,437</u>	<u>\$ 8,368,002</u>	<u>\$ 567,274</u>	<u>\$ 12,133,713</u>
LIABILITIES				
Accounts payable and accrued liabilities	\$ 648,326	\$ 46,853	\$ 567,214	\$ 238,138
Accrued wages payable	205,764	34,328	-	9,274
Due to other funds	-	-	-	-
Deferred revenues	39,402	-	-	-
Total liabilities	<u>893,492</u>	<u>81,181</u>	<u>567,214</u>	<u>247,412</u>
DEFERRED INFLOWS OF RESOURCES				
Deferred property leases	-	-	-	-
Deferred property taxes	118,876	-	-	-
Total deferred inflows of resources	<u>118,876</u>	<u>-</u>	<u>-</u>	<u>-</u>
FUND BALANCES				
Nonspendable:				
Prepaid items	23,941	-	-	-
Inventories	-	-	-	-
Restricted:				
Construction	-	-	-	-
Culture and recreation	-	-	-	-
Debt service	-	-	-	-
Economic development	-	8,286,821	60	-
Fire	1,000,000	-	-	-
Public safety	-	-	-	-
Opioid abatement	11,633	-	-	-
Committed:				
Construction	-	-	-	-
Culture and recreation	-	-	-	-
Public transportation	-	-	-	-
Unassigned	14,615,495	-	-	11,886,301
Total fund balances	<u>15,651,069</u>	<u>8,286,821</u>	<u>60</u>	<u>11,886,301</u>
Total liabilities, deferred inflows of resources and fund balances	<u>\$ 16,663,437</u>	<u>\$ 8,368,002</u>	<u>\$ 567,274</u>	<u>\$ 12,133,713</u>

The accompanying notes are an integral part of these financial statements.

Airport Fund	Debt Service Fund	Hurricane Harvey Fund	Construction Fund	Nonmajor Governmental Funds	Total Governmental Funds
\$ (223,592)	\$ 283,226	\$ 1,191,578	\$ 29,124,902	\$ 4,968,330	\$ 70,945,377
39,387	57,488	-	743,964	149,764	1,931,728
-	-	-	-	62,647	1,153,724
-	-	-	-	-	75,350
16,161	-	-	-	-	16,161
-	-	-	-	78	24,019
675,909	-	-	-	-	675,909
<u>\$ 507,865</u>	<u>\$ 340,714</u>	<u>\$ 1,191,578</u>	<u>\$ 29,868,866</u>	<u>\$ 5,180,819</u>	<u>\$ 74,822,268</u>
\$ 26,876	\$ -	\$ 2,607,824	\$ 1,143,769	\$ 491,932	\$ 5,770,932
812	-	-	-	24,511	274,689
-	-	-	-	62,647	62,647
-	-	-	-	-	39,402
<u>27,688</u>	<u>-</u>	<u>2,607,824</u>	<u>1,143,769</u>	<u>579,090</u>	<u>6,147,670</u>
667,040	-	-	-	-	667,040
-	57,488	-	-	-	176,364
<u>667,040</u>	<u>57,488</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>843,404</u>
-	-	-	-	78	24,019
16,161	-	-	-	-	16,161
-	-	-	28,725,097	-	28,725,097
-	-	-	-	1,679,101	1,679,101
-	283,226	-	-	-	283,226
-	-	-	-	-	8,286,881
-	-	-	-	-	1,000,000
-	-	-	-	399,228	399,228
-	-	-	-	-	11,633
-	-	-	-	748,185	748,185
-	-	-	-	814,602	814,602
-	-	-	-	834,238	834,238
(203,024)	-	(1,416,246)	-	126,297	25,008,823
<u>(186,863)</u>	<u>283,226</u>	<u>(1,416,246)</u>	<u>28,725,097</u>	<u>4,601,729</u>	<u>67,831,194</u>
<u>\$ 507,865</u>	<u>\$ 340,714</u>	<u>\$ 1,191,578</u>	<u>\$ 29,868,866</u>	<u>\$ 5,180,819</u>	<u>\$ 74,822,268</u>

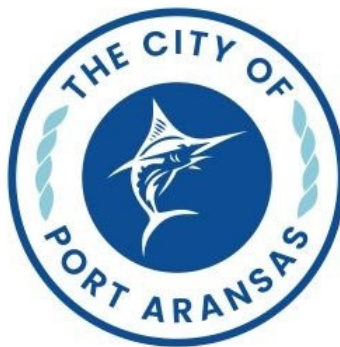
CITY OF PORT ARANSAS, TEXAS

**RECONCILIATION OF BALANCE SHEET-
GOVERNMENTAL FUNDS TO THE STATEMENT OF NET POSITION**

September 30, 2024

Total fund balances - governmental funds	\$ 67,831,194
Amounts reported for governmental funds in the statement of net position are different because:	
Add net capital assets which are not treated as financial resources on the modified accrual basis.	86,678,481
Add property taxes deferred inflows unavailable to pay for current period expenditures.	176,364
Subtract long-term assets/liabilities unavailable to pay for current period expenditures.	321,151
Subtract long-term liabilities, including bonds payable, which are not due and payable in the current period.	<u>(50,310,063)</u>
Net position of governmental activities	<u><u>\$ 104,697,127</u></u>

The accompanying notes are an integral part of these financial statements.



CITY OF PORT ARANSAS, TEXAS

STATEMENT OF REVENUES, EXPENDITURES, AND
CHANGES IN FUND BALANCES - GOVERNMENTAL FUNDS

For the year ended September 30, 2024

	General Fund	Beach Fund	Hotel/ Motel Fund	Hotel/Motel Special Revenue/ Facility Fund
Revenues:				
Taxes				
Property	\$ 6,193,831	\$ -	\$ -	\$ -
Sales	2,590,102	-	-	-
Franchise fees	633,509	-	-	-
Hotel/motel	-	2,743,736	4,584,202	5,573,296
Intergovernmental	1,511,392	459,585	-	-
Licenses and permits	1,491,823	1,266,636	-	-
Charges for services	1,983,254	-	-	25,765
Fines and forfeitures	437,012	-	-	-
Interest	1,029,440	415,167	-	772,285
Opioid abatement	11,633	-	-	-
Miscellaneous	122,981	1,847	-	-
Total revenues	<u>16,004,977</u>	<u>4,886,971</u>	<u>4,584,202</u>	<u>6,371,346</u>
Expenditures:				
Current:				
General administration	3,763,612	-	4,715,954	-
Legal	148,407	-	-	-
Financial administration	415,695	-	-	-
Public facilities	1,207,643	-	-	-
Public safety	6,515,706	-	-	-
Public transportation	202,944	-	-	-
Culture and recreation	1,151,055	3,779,705	-	1,118,058
Capital outlay	2,025,691	379,801	-	2,599,225
Debt service:				
Principal	166,079	45,037	-	6,443
Interest and other charges	9,583	3,466	-	435
Total expenditures	<u>15,606,415</u>	<u>4,208,009</u>	<u>4,715,954</u>	<u>3,724,161</u>
Excess/(deficiency) of revenues over (under) expenditures	<u>398,562</u>	<u>678,962</u>	<u>(131,752)</u>	<u>2,647,185</u>
Other financing sources (uses):				
Transfers in	-	-	-	-
Transfers out	(4,347,745)	(120,000)	-	(5,122,755)
Proceeds from right to use leases/subscriptions	554,182	287,379	-	47,038
Proceeds of bond	-	-	-	-
Premium	-	-	-	-
Total other financing sources	<u>(3,793,563)</u>	<u>167,379</u>	<u>-</u>	<u>(5,075,717)</u>
Net change in fund balances	<u>(3,395,001)</u>	<u>846,341</u>	<u>(131,752)</u>	<u>(2,428,532)</u>
Fund balances - beginning	<u>19,046,070</u>	<u>7,440,480</u>	<u>131,812</u>	<u>14,314,833</u>
Fund balances - ending	<u>\$ 15,651,069</u>	<u>\$ 8,286,821</u>	<u>\$ 60</u>	<u>\$ 11,886,301</u>

The accompanying notes are an integral part of these financial statements.

Airport Fund	Debt Service Fund	Hurricane Harvey Fund	Construction Fund	Nonmajor Governmental Funds	Total Governmental Funds
\$ -	\$ 4,302,108	\$ -	\$ -	\$ -	\$ 10,495,939
-	-	-	-	1,295,052	3,885,154
-	-	-	-	-	633,509
-	-	-	-	-	12,901,234
36,787	-	14,397,234	3,524,000	244,049	20,173,047
-	-	-	-	-	2,758,459
241,627	-	-	-	18,252	2,268,898
-	-	-	-	339,238	776,250
20	32,602	-	1,296,188	217,062	3,762,764
-	-	-	-	-	11,633
9,809	-	-	-	38,271	172,908
<u>288,243</u>	<u>4,334,710</u>	<u>14,397,234</u>	<u>4,820,188</u>	<u>2,151,924</u>	<u>57,839,795</u>
-	-	-	-	17,683	8,497,249
-	-	-	-	-	148,407
-	-	-	-	-	415,695
-	-	-	-	-	1,207,643
-	-	572,495	-	78,184	7,166,385
-	-	-	-	29,220	232,164
256,461	-	-	-	1,580,022	7,885,301
327,087	-	14,361,249	7,211,407	1,287,339	28,191,799
2,009	4,470,000	87,936	-	11,313	4,788,817
2,991	1,375,315	180	165,358	846	1,558,174
<u>588,548</u>	<u>5,845,315</u>	<u>15,021,860</u>	<u>7,376,765</u>	<u>3,004,607</u>	<u>60,091,634</u>
<u>(300,305)</u>	<u>(1,510,605)</u>	<u>(624,626)</u>	<u>(2,556,577)</u>	<u>(852,683)</u>	<u>(2,251,839)</u>
-	1,408,087	4,347,745	-	1,348,817	7,104,649
-	-	(6,751,837)	-	(602,612)	(16,944,949)
165,453	-	-	-	86,705	1,140,757
-	-	-	13,140,000	-	13,140,000
-	-	-	1,125,358	-	1,125,358
<u>165,453</u>	<u>1,408,087</u>	<u>(2,404,092)</u>	<u>14,265,358</u>	<u>832,910</u>	<u>5,565,815</u>
(134,852)	(102,518)	(3,028,718)	11,708,781	(19,773)	3,313,976
<u>(52,011)</u>	<u>385,744</u>	<u>1,612,472</u>	<u>17,016,316</u>	<u>4,621,502</u>	<u>64,517,218</u>
<u>\$ (186,863)</u>	<u>\$ 283,226</u>	<u>\$ (1,416,246)</u>	<u>\$ 28,725,097</u>	<u>\$ 4,601,729</u>	<u>\$ 67,831,194</u>

CITY OF PORT ARANSAS, TEXAS

**RECONCILIATION OF THE STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES OF GOVERNMENTAL FUNDS
TO THE STATEMENT OF ACTIVITIES**

September 30, 2024

Amounts reported for governmental activities in the statement of activities are different because:

Net change in fund balances-total governmental funds	\$ 3,313,976
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Governmental funds report capital outlays as expenditures. However, in the statement of activities, the cost of those assets is allocated over their estimated useful lives and reported as depreciable expense. This is the amount by which capital outlays exceeded depreciation expense in the current period.	22,882,084
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Other long-term assets are not available to pay for current period expenditures, and, therefore, are deferred in the funds. This is the change in these amounts in the current year (property taxes).	26,971
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The issuance of long-term debt (e.g., bonds, leases) provides current financial resources governmental funds, which the repayment of the principal of long-term debt consumes the current financial resources of the governmental funds. Neither transaction, however, has any effect on net position. This amount is the net effect of these differences in the treatment of long-term debt and related items.

Principal repayments	4,470,000
Lease liability on right to use assets	318,817
Subscription liability on right to use assets	61,259
Amortization of bond premiums	276,841
Issuance of bonds	(13,140,000)
Issuance of premium	(1,125,358)
Proceeds from lease and subscription right to use assets	(1,140,757)

Governmental funds report required contributions to employee pension as expenditures. However, in the statement of activities, the cost of the pension is recorded based on the actuarially determined cost of the plan. This is the amount that contributions were less the actuarially determined pension expense.	(799)
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Governmental funds report required contributions to employee OPEB as expenditures. However, in the statement of activities, the cost of the OPEB is recorded based on the actuarially determined cost of the plan. This is the amount that contributions were less the actuarially determined OPEB expense.	(67,186)
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Some expenses reported in the statement of activities do not require the use of current financial resources and, therefore, are not reported as expenditures in governmental funds.

Compensated absences	23,085
Interest expense	<u>28,492</u>

Change in net position of governmental activities	<u><u>\$ 15,927,425</u></u>
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The accompanying notes are an integral part of these financial statements.

CITY OF PORT ARANSAS, TEXAS

STATEMENT OF NET POSITION –
PROPRIETARY FUNDS

For the year ended September 30, 2024

	Business-Type Activities - Enterprise Funds			
	Gas	Harbor	Sanitation	Total
ASSETS				
Current assets:				
Cash and investments	\$ 769,927	\$ -	\$ 74,721	\$ 844,648
Receivables (net)	3,946	59,399	35,291	98,636
Total current assets	<u>773,873</u>	<u>59,399</u>	<u>110,012</u>	<u>943,284</u>
Noncurrent assets:				
Capital assets:				
Construction in progress	25,453,388	-	-	25,453,388
Infrastructure	1,216,322	19,701,320	507,618	21,425,260
Buildings	53,133	8,529,643	35,787	8,618,563
Machinery and equipment	248,257	56,822	299,462	604,541
Vehicles	215,027	36,698	-	251,725
Right to use assets	63,161	285,174	4,239	352,574
Total capital assets	27,249,288	28,609,657	847,106	56,706,051
Less accumulated depreciation	(1,397,384)	(9,160,340)	(401,046)	(10,958,770)
Total noncurrent assets	<u>25,851,904</u>	<u>19,449,317</u>	<u>446,060</u>	<u>45,747,281</u>
Total assets	<u>26,625,777</u>	<u>19,508,716</u>	<u>556,072</u>	<u>46,690,565</u>
DEFERRED OUTFLOWS OF RESOURCES				
Deferred outflows of resources	<u>190,093</u>	<u>97,325</u>	<u>24,249</u>	<u>311,667</u>
LIABILITIES				
Current liabilities				
Accounts payable	100,629	448,722	51,807	601,158
Accrued wages	20,372	10,717	1,637	32,726
Due to other funds	-	1,091,077	-	1,091,077
Compensated absences	7,589	2,512	682	10,783
Deferred revenue	95	-	-	95
Customer meter deposits	<u>258,659</u>	<u>11,400</u>	<u>-</u>	<u>270,059</u>
Total current liabilities	<u>387,344</u>	<u>1,564,428</u>	<u>54,126</u>	<u>2,005,898</u>
Noncurrent liabilities:				
Compensated absences	22,767	7,537	2,046	32,350
Lease liabilities	44,556	257,764	1,063	303,383
Other postemployment benefits	217,953	108,976	36,325	363,254
Net pension liability	<u>366,500</u>	<u>190,394</u>	<u>37,799</u>	<u>594,693</u>
Total noncurrent liabilities	<u>651,776</u>	<u>564,671</u>	<u>77,233</u>	<u>1,293,680</u>
Total liabilities	<u>1,039,120</u>	<u>2,129,099</u>	<u>131,359</u>	<u>3,299,578</u>
DEFERRED INFLOWS OF RESOURCES				
Deferred inflows of resources	<u>160,316</u>	<u>80,291</u>	<u>26,288</u>	<u>266,895</u>
NET POSITION				
Net investment in capital assets	25,807,348	19,191,553	444,997	45,443,898
Unrestricted	<u>(190,914)</u>	<u>(1,794,902)</u>	<u>(22,323)</u>	<u>(2,008,139)</u>
Total net position	<u>\$ 25,616,434</u>	<u>\$ 17,396,651</u>	<u>\$ 422,674</u>	<u>\$ 43,435,759</u>

The accompanying notes are an integral part of these financial statements.

CITY OF PORT ARANSAS, TEXAS

STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN NET POSITION –
PROPRIETARY FUNDS

For the year ended September 30, 2024

	Business-Type Activities - Enterprise Funds			
	Gas	Harbor	Sanitation	Total
Operating revenues:				
Charges for sales and services	\$ 1,564,921	\$ 1,280,236	\$ 1,690,094	\$ 4,535,251
Total operating revenues	<u>1,564,921</u>	<u>1,280,236</u>	<u>1,690,094</u>	<u>4,535,251</u>
Operating expenses:				
Personnel services	814,248	477,252	66,679	1,358,179
Supplies and other services and charges	711,684	553,117	1,491,765	2,756,566
Depreciation	<u>83,122</u>	<u>1,035,644</u>	<u>113,605</u>	<u>1,232,371</u>
Total operating expenses	<u>1,609,054</u>	<u>2,066,013</u>	<u>1,672,049</u>	<u>5,347,116</u>
Operating income (loss)	<u>(44,133)</u>	<u>(785,777)</u>	<u>18,045</u>	<u>(811,865)</u>
Nonoperating revenues (expenses):				
Investment revenue	44,800	-	10,573	55,373
Sale of assets	6,928	-	-	6,928
Interest expense	-	(4,273)	(2,106)	(6,379)
Other income (expense)	<u>208</u>	<u>685</u>	<u>-</u>	<u>893</u>
Total nonoperating revenues (expenses)	<u>51,936</u>	<u>(3,588)</u>	<u>8,467</u>	<u>56,815</u>
Net income (loss) before transfers	<u>7,803</u>	<u>(789,365)</u>	<u>26,512</u>	<u>(755,050)</u>
Transfers in	6,751,837	3,546,338	120,000	10,418,175
Transfers out	<u>-</u>	<u>(577,875)</u>	<u>-</u>	<u>(577,875)</u>
Change in net position	6,759,640	2,179,098	146,512	9,085,250
Net position - beginning	<u>18,856,794</u>	<u>15,217,553</u>	<u>276,162</u>	<u>34,350,509</u>
Net position - ending	<u>\$ 25,616,434</u>	<u>\$ 17,396,651</u>	<u>\$ 422,674</u>	<u>\$ 43,435,759</u>

The accompanying notes are an integral part of these financial statements.

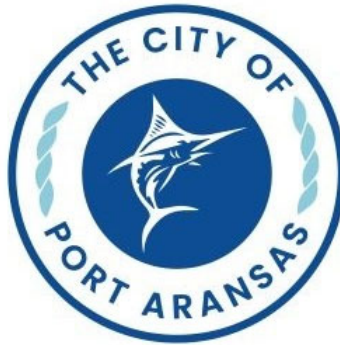
CITY OF PORT ARANSAS, TEXAS

STATEMENT OF CASH FLOWS –
PROPRIETARY FUNDS

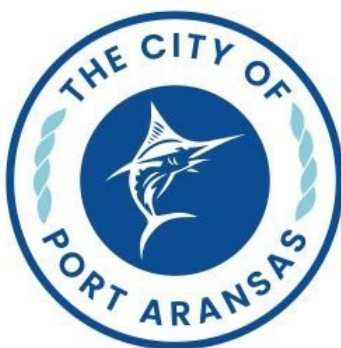
For the year ended September 30, 2024

	Business-Type Activities Enterprise Funds			Totals Enterprise Funds
	Gas	Harbor	Sanitation	
CASH FLOWS FROM OPERATING ACTIVITIES				
Receipts from customers and users	\$ 1,580,613	\$ 1,393,862	\$ 1,694,538	\$ 4,669,013
Payments to suppliers	(801,390)	(1,832,925)	(1,666,475)	(4,300,790)
Payments to employees	(800,866)	(469,829)	(66,901)	(1,337,596)
Net cash provided by (used in) operating activities	(21,643)	(908,892)	(38,838)	(969,373)
CASH FLOWS FROM NONCAPITAL FINANCING ACTIVITIES				
Federal grants and contributions	-	2,465,517	-	2,465,517
Sale of fixed assets	6,928	-	-	6,928
Transfers from other funds	6,751,837	3,546,338	120,000	10,418,175
Transfers to other funds	-	(577,875)	-	(577,875)
Net cash provided by (used in) noncapital financing activities	6,758,765	5,433,980	120,000	12,312,745
CASH FLOWS FROM CAPITAL AND FINANCING ACTIVITIES				
Purchases of capital assets and construction in progress	(6,989,951)	(4,547,734)	(13,850)	(11,551,535)
Interest paid	-	(4,273)	(2,106)	(6,379)
IssuancePayment on right to use leases, net	44,556	26,919	(1,058)	70,417
Net cash provided by (used in) capital and related financing activities	(6,945,395)	(4,525,088)	(17,014)	(11,487,497)
CASH FLOWS FROM INVESTING ACTIVITIES				
Interest and investment revenue received	44,800	-	10,573	55,373
Net cash provided by (used in) investing activities	44,800	-	10,573	55,373
Net increase (decrease) in cash and cash equivalents	(163,473)	-	74,721	(88,752)
Balances - beginning of year	933,400	-	-	933,400
Balances - end of year	\$ 769,927	\$ -	\$ 74,721	\$ 844,648
Reconciliation of operating income (loss) to net cash provided by operating activities:				
Operating income (loss)	\$ (44,133)	\$ (785,777)	\$ 18,045	\$ (811,865)
Adjustments to reconcile operating income (loss) to net cash provided by operating activities				
Depreciation expense	83,122	1,035,644	113,605	1,232,371
Changes in assets and liabilities:				
Accounts receivable	1,735	113,106	4,444	119,285
Due to/from other funds	-	(414,761)	(194,974)	(609,735)
Accounts payable	(89,182)	(865,047)	20,205	(934,024)
Accrued wages	3,581	3,115	59	6,755
Customer deposits	13,957	520	-	14,477
Compensated absences	4,741	2,036	(974)	5,803
Pension and OPEB liabilities	4,536	2,272	752	7,560
Net cash provided by (used in) operating activities	\$ (21,643)	\$ (908,892)	\$ (38,838)	\$ (969,373)

The accompanying notes are an integral part of these financial statements.



NOTES TO BASIC FINANCIAL STATEMENTS



CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(1) Summary of significant accounting policies

Reporting entity

The City of Port Aransas, Texas (the “City”) was incorporated as a general law city in November 1955. In August 1978 the City adopted the Mayor-Council-Manager form of government. The principal services accounted for as general governmental functions include public safety, health, streets, sanitation, park and recreation, planning, zoning, and general administrative services.

The financial statements of the City have been prepared in accordance with accounting principles generally accepted in the United States of America (GAAP) as applied to governmental units. The Governmental Accounting Standards Board (GASB) is the standard setting body for governmental accounting and financial reporting. The GASB periodically updates its codification of the existing Governmental Accounting and Financial Reporting Standards, which along with subsequent GASB pronouncements (Statements and Interpretations), constitutes GAAP for governmental units. The more significant accounting principles and practices are discussed in subsequent sections of these notes.

Blended component unit

The Port Aransas Recreational Development Corporation (PARDC) was chartered on November 27, 1995. The public purposes for which the Corporation is organized and for which it may issue bonds are as follows: construction, development, expansion, maintenance, operation, and promotion of recreational and sports fields and stadiums, swimming pool, sport complexes, and related facilities and improvements. The Board of Directors consisting of seven members is appointed by the City Council. PARDC’s main source of revenue is the additional one-half cent sales tax approved by voters.

Although they are legally separate from the City, the Port Aransas Recreational Development Corporation (PARDC) is reported as if they are a part of the primary government because their primary purpose is to provide services to the citizens of the City. The general fund of this entity is reported as a special revenue fund of the City. Separate financial statements are not prepared for the blended component unit.

Government-wide and fund financial statements

The City’s government-wide financial statements include a statement of net position and a statement of activities. These statements present summaries of governmental and business-type activities for the City accompanied by a total column.

These statements are presented on an “economic resources” measurement focus and the accrual basis of accounting. Accordingly, all the City’s assets, deferred outflows of resources, liabilities, and deferred inflows of resources, including capital assets and long-term liabilities, are included in the accompanying statement of net position. The statement of activities presents changes in net position. Under the accrual basis of accounting, revenues are recognized in the period in which they are earned while expenses are recognized in the period in which the liability is incurred, regardless of the timing of related cash flows. The types of transactions reported as program revenues for the City are reported in three categories: 1) charges for services, 2) operating grants and contributions, and 3) capital grants and contributions.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(1) Summary of significant accounting policies (continued)

Government-wide and fund financial statements (continued)

Certain eliminations have been made to interfund activities, payables, and receivables. All internal balances in the statement of net position have been eliminated except those representing balances between the governmental activities and the business-type activities, which are presented as internal balances and eliminated in the total primary government column. In the statement of activities, those transactions between governmental and business-type activities have both been eliminated. When both restricted and unrestricted resources are available for use, it is the City's policy to use restricted resources first, then unrestricted resources as they are needed.

Governmental fund financial statements include a balance sheet and a statement of revenues, expenditures and changes in fund balances for all major governmental funds and nonmajor funds aggregated. An accompanying schedule is presented to reconcile and explain the differences in fund balances and changes in fund balances as presented in these statements to the net position and changes in net position presented in the government-wide financial statements.

Measurement focus, basis of accounting, and financial statement presentation

All governmental funds are accounted for on a spending or "current financial resources" measurement focus and the modified accrual basis of accounting. Accordingly, only current assets and current liabilities are included on the balance sheet. The statement of revenues, expenditures and changes in fund balances present increases (revenues and other financing sources) and decreases (expenditures and other financing uses). Under the modified accrual basis of accounting, revenues are recognized in the accounting period in which they become both measurable and available to finance expenditures of the current period. Accordingly, revenues are recorded when received in cash, except those revenues subject to accrual (generally 60 days after year end) are recognized when due. The primary revenue sources, which have been treated as susceptible to accrual by the City, are property tax, sales tax, hotel/motel taxes, intergovernmental revenues, and other taxes. Expenditures are recorded in the accounting period in which the related fund liability is incurred.

The governmental reports the following major governmental funds:

- The *General Fund* is the government's primary operating fund. It accounts for all financial resources of the general government, except those required to be accounted for in another fund.
- The *Beach Fund* accounts for the portion of sales taxes required to provide beach cleaning and safety.
- The *Hotel-Motel/Facility Funds* account for the hotel/motel taxes that the Council requires to be set aside for recreational development.
- The *Airport Fund* is used to account for the fees and costs needed to operate the municipal airport.
- The *Debt Service Fund* is used to account for the resources needed to fund the City's debt service obligation on its outstanding bonds and tax notes.
- The *Hurricane Harvey Fund* is used to administer FEMA monies for reconstruction and cleanup within the City of Port Aransas.
- The *Construction Fund* is used to administer bond monies for various construction projects.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(1) Summary of significant accounting policies (continued)

Proprietary fund financial statements

Proprietary fund financial statements include a statement of net position, a statement of revenues, expenses and changes in fund net position, and a statement of cash flows for each major proprietary fund and for the nonmajor funds aggregated. Proprietary funds are accounted for using the “economic resources” measurement focus and the accrual basis of accounting. Accordingly, all assets, deferred outflows of resources, liabilities, and deferred inflows of resources are included on the statement of net position. The statement of revenues, expenses, and changes in fund net position present increases (revenues) and decreases (expenses) in total net position. Under the accrual basis of accounting, revenues are recognized in the period in which they are earned while expenses are recognized in the period in which the liability is incurred, regardless of the timing of related cash flows.

Proprietary funds distinguish operating revenues and expenses from nonoperating items. Operating revenues and expenses generally result from providing services and producing and delivering goods in connection with a proprietary fund’s principal ongoing operations. The principal operating revenues of the utility funds (gas, sanitation, and harbor rental) are charges to customers for sales and services. Operating expenses for enterprise funds include the cost of sales and services, administrative expenses, and depreciation on capital assets. All revenues and expenses not meeting this definition are reported as nonoperating revenues and expenses. When both restricted and unrestricted resources are available for use, it is the City’s policy to use restricted resources first, then unrestricted resources as they are needed.

The City reports the following major proprietary funds: the *Gas Fund* accounts for the activities of the gas distribution system. The *Sanitation Fund* accounts for the garbage collection activities of the City. The *Harbor Fund* accounts for activities associated with Harbor rental and maintenance.

Assets, liabilities, deferred outflows/inflows of resources, and net position or fund balance

Deposits and investments

The City’s cash and cash equivalents are cash on hand, demand deposits, and short-term investments with original maturities of three months or less from the date of acquisition.

State statutes authorize the government to invest in obligations of the U.S. Treasury, commercial paper, corporate bonds, repurchase agreements, and the State Treasurer’s Investment Pool.

Investments for the government are reported at fair value. The State Treasurer’s Investment Pool operates in accordance with appropriate state laws and regulations. The reported value of the pool is the same as fair value of the pool shares.

For purposes of the statement of cash flows, the City considers all highly liquid investments (including restricted assets) with a maturity when purchased of three months or less and all local government investment pools to be cash equivalents.

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(1) Summary of significant accounting policies (continued)

Receivables and payables

Activities between funds that are representative of lending/borrowing arrangements outstanding at the end of the fiscal year are referred to as either “due to/from” other funds (e.g., the current portion of interfund loans) or advances to/from other funds (e.g., the noncurrent portion of interfund loans). Any residual balances outstanding between the governmental activities and business-type activities are reported in the government-wide financial statements as internal balances.

All trade and property tax receivables are shown net of an allowance for uncollectibles. Trade accounts receivable allowance in excess of 30 days is equal to 5 percent of outstanding trade accounts receivable at September 30, 2024, the trade accounts receivable allowance in excess of 60 days is equal to 10 percent of outstanding trade accounts receivable at September 30, 2024, the trade accounts receivable allowance in excess of 90 days is equal to 25 percent of outstanding trade accounts receivable at September 30, 2024, and the trade accounts receivable allowance in excess of 120 days is equal to 50 percent of outstanding trade accounts receivable at September 30, 2024. The property tax receivable allowance is equal to 5 percent of current outstanding property taxes on September 30, 2024, and 5 percent of delinquent outstanding property taxes on September 30, 2024. Property is appraised and a lien on such property becomes enforceable as of January 1, subject to certain procedures for rendition, appraisal, appraisal review and judicial review. Traditionally, property taxes are levied October 1, of the year in which assessed or as soon thereafter as practicable. Taxes are due and payable when levied since that is when the City bills the taxpayers. The City begins to collect the taxes as soon as the taxpayers are billed.

Inventories and prepaid items

All inventories are valued at cost using the first-in/first-out (FIFO) method. Inventories of governmental funds are recorded as expenditures when consumed rather than when purchased.

Certain payments to vendors reflect costs applicable to future accounting periods and are recorded as prepaid items in both government-wide and fund financial statements.

Restricted assets

Certain proceeds are set aside in the general fund for future projects and are maintained in a separate bank account. The restricted assets are follows:

Type	Governmental Activities
Public Safety	\$ 75,350

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(1) Summary of significant accounting policies (continued)

Capital assets

Capital assets, which include property, plant, equipment, and infrastructure assets (e.g., roads, bridges, sidewalks, and similar items), are reported in the applicable governmental or business-type activities columns in the government-wide financial statements. Capital assets, other than infrastructure assets, are defined by the City as assets with an initial, individual cost of \$5,000 or more and an estimated useful life in excess of two years. The City reports infrastructure assets on a network and subsystem basis. Accordingly, the amounts spent for the construction or acquisition of infrastructure assets are capitalized and reported in the government-wide financial statements regardless of their amount.

In the case of the initial capitalization of general infrastructure assets (e.g., those reported by governmental activities) the City chose to include all such items regardless of their acquisition date or amount. The City was able to estimate the historical cost for the initial reporting of these assets through back trending (e.g., estimating the current replacement cost of the infrastructure to be capitalized and using an appropriate price-level index to deflate the cost to the acquisition year or estimated acquisition year). As the City constructs or acquires additional capital assets each period, including infrastructure assets, they are capitalized and reported at historical cost. The reported value excludes normal maintenance and repairs which are essentially amounts spent in relation to capital assets that do not increase the capacity or efficiency of the item or extend its useful life beyond the original estimate. In the case of donations, the City values these capital assets at the acquisition value of the item at the date of its donation.

Property, plant and equipment of the primary government is depreciated using the straight-line method over the following estimated useful lives:

Assets	Years
Buildings	50
Improvements other than buildings	20
Gas pipelines	30
Infrastructure	50
Runways and related improvements	50
Vehicles	5
Machinery and equipment	5
Office furniture	5

Compensated absences

It is the City’s policy to permit employees to accumulate earned but unused vacation and sick pay benefits. There is no liability for unpaid accumulated sick leave since the City does not have a policy to pay any amounts when employees separate from service with the City. All vacation pay is accrued when incurred in the government-wide and proprietary funds financial statements.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(1) Summary of significant accounting policies (continued)

Long-term obligations

In the government-wide financial statements, and proprietary fund types in the fund financial statements, long-term debt and other long-term obligations are reported as liabilities in the applicable governmental activities, business-type activities, or proprietary fund type statement of net position. Bond premiums and discounts are deferred and amortized over the life of the bonds using the effective interest method. Bonds payable are reported net of the applicable bond premium or discount.

In the fund financial statements, governmental fund types recognize bond premiums and discounts, as well as bond issuance costs, during the current period. The face amount of debt issued is reported as other financing sources. Premiums received on debt issuances are reported as other financing sources while discounts on debt issuances are reported as other financing uses. Issuance costs, whether withheld from the actual debt proceeds received, are reported as debt service expenditures.

Fund balances – governmental funds

The City implemented GASB Statement 54 *Fund Balance Reporting and Governmental Fund Type Definitions*. This statement provides more clearly defined fund balance categories to make the nature and extent of the constraints placed on the City's fund balance more transparent. The following classification describe the relative strength of the spending constraints placed on the purposes for which resources can be used:

- *Nonspendable* – accounts that cannot be spent either because they are in nonspendable form or because they are legally or contractually required to be maintained intact.
- *Restricted* – amounts that can be spent only for specific purposes because of constitutional provisions or enabling legislation or because of constraints that are externally imposed by creditors, grantors, contributors, or the laws or regulations of other governments.
- *Committed* – amounts that can be used only for specific purposes determined by a formal action of the City's highest level of decision-making authority. The City Council is the highest level of decision-making authority for the City that can, by adoption of an ordinance prior to the end of the fiscal year, commit fund balance. Once adopted, the limitation imposed by the ordinance remains in place until a similar action is taken (the adoption of another ordinance) to remove or revise the limitation.
- *Assigned* – amounts a government intends to use for a specific purpose; intent can be expressed by the governing body or by an official or body to which the governing body delegates the authority. Unlike commitments, assignments generally only exist temporarily. In other words, an additional action does not normally have to be taken for the removal of an assignment.
- *Unassigned* – all other spendable amounts.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(1) Summary of significant accounting policies (continued)

Fund balances – governmental funds (continued)

When an expenditure is incurred for purposes for which both restricted and unrestricted fund balance is available, the City considers restricted funds to have been spent first. When an expenditure is incurred for which committed, assigned, or unassigned fund balances are available, the City considers amounts to have been spent first out of committed funds, then assigned funds, and finally unassigned funds, as needed, unless City Council or the finance committee has provided otherwise in its commitment or assignment actions.

In fiscal year 2011, the City Council adopted a minimum fund balance policy for the general fund. The policy requires the unassigned fund balance at fiscal year end to be at least equal to 25 to 50 percent of the subsequent year's budgeted general fund expenditures.

Deferred outflows/inflows of resources

In addition to assets, the statement of net position and/or balance sheet will sometimes report a separate section of deferred outflows of resources. This separate financial statement element, *deferred outflows of resources*, represents a consumption of net position that applies to a future period(s) and so will not be recognized as an outflow of resources (expenses/expenditure) until then. The deferred outflows of resources are reported in the government-wide statement of net position for governmental and business-type activities and the fund level for the proprietary statement of net position. The City has the following that qualifies for reporting in this category: amounts deferred under GASB 68 and GASB 75.

In addition to liabilities, the statement of financial position will sometimes report a separate section for deferred inflows of resources. This separate financial statement element, *deferred inflows of resources*, represents an acquisition of net position that applies to a future period(s) and so will not be recognized as an inflow of resources (revenue) until that time. The City has the following that qualifies for reporting in this category: amounts deferred under GASB 68, GASB 75, and leases.

The City reports unearned revenue on its fund financial statements. Unearned revenues arise when potential revenue does not meet both the “measurable” and “available” criteria for recognition in the current period (fund financial statements). Unearned revenues also arise when resources are unearned by the City and received before it has a legal claim to them, as when grant monies are received prior to the incurrence of qualifying expenditures (fund financial statements and government-wide financial statements). In subsequent periods, when both revenue recognition criteria are met, or when the City has a legal claim to the resources, the liability for unearned revenue is removed from the applicable financial statement and revenue is recognized. The City reports deferred ad valorem taxes as deferred inflows of resources in the fund financial statements.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(1) Summary of significant accounting policies (continued)

The components of the City's government-wide deferred outflows of resources and deferred inflows of resources are as follows:

	Governmental	Business-Type Activities			
	Activities	Gas	Harbor	Sanitation	Total
Deferred outflows of resources					
Deferred outflows from pension activities	\$ 1,621,651	\$ 116,993	\$ 60,777	\$ 12,066	\$ 1,811,487
Deferred outflows related to OPEB	1,096,484	73,100	36,548	12,183	1,218,315
Total deferred outflows of resources	<u>\$ 2,718,135</u>	<u>\$ 190,093</u>	<u>\$ 97,325</u>	<u>\$ 24,249</u>	<u>\$ 3,029,802</u>
Deferred inflows of resources					
Deferred inflows related to pensions	\$ 94,412	\$ 6,811	\$ 3,538	\$ 703	\$ 105,464
Deferred inflows related to OPEB	2,302,572	153,505	76,753	25,585	2,558,415
Deferred inflows related to leases	667,040	-	-	-	667,040
Deferred inflows of resources	<u>\$ 3,064,024</u>	<u>\$ 160,316</u>	<u>\$ 80,291</u>	<u>\$ 26,288</u>	<u>\$ 3,330,919</u>

Pensions

For purposes of measuring the net pension liability, deferred outflows of resources and deferred inflows of resources related to pensions, and pension expense, information about the fiduciary net position of the Texas Municipal Retirement System (TMRS) and additions to/deductions from TMRS's fiduciary net position have been determined on the same basis as they are reported by TMRS. For this purpose, plan contributions are recognized in the period that compensation is reported for the employee, which is when contributions are legally due. Benefit payments and refunds are recognized when due and payable in accordance with the benefit terms. Investments are reported at fair value.

Other postemployment benefits

The other postemployment benefit liability of the Texas Municipal Retirement System (TMRS) Supplemental Death Benefit Plan (SDBF) and retiree healthcare plan have been determined using the flow of economic resources measurement focus and full accrual basis of accounting. This includes for purposes of measuring the other postemployment benefit (OPEB) liability and deferred outflows and inflows of resources related to the other postemployment benefits, (OPEB) expense. Benefit payments are recognized when due and payable in accordance with the benefit terms. Contributions are utilized to fund active member deaths on a pay-as-you-go basis; any excess contributions and investment income over payments then become net position available for benefits.

Net position flow assumption

Sometimes the City will fund outlays for a particular purpose from both restricted (e.g., restricted bond or grant proceeds) and unrestricted resources. To calculate the amounts to report as restricted – net position and unrestricted – net position in the government-wide and proprietary fund financial statements, a flow assumption must be made about the order in which the resources are applied. It is the government's policy to consider restricted – net position to have been depleted before unrestricted – net position is applied.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(2) Reconciliation of government-wide and fund financial statements

Below are explanations of certain differences between the governmental fund balance sheet and the government-wide statement of net position.

The governmental fund balance sheet includes reconciliation between fund balance – total governmental funds and net position – governmental activities as reported in the government-wide statement of net position. One element of that reconciliation explains that long-term liabilities, including bonds payable, are not due and payable in the current period and therefore are not reported in the funds. The details of this (\$50,310,063) difference are as follows:

Right to use payables	\$ (982,248)
Bonds payable	(18,185,000)
Tax notes payable	(20,040,000)
Bond premium	(2,119,519)
OPEB liabilities	(3,269,295)
Net pension liability	(5,080,066)
Accrued interest payable	(191,151)
Compensated absences	(442,784)
	<u>\$ (50,310,063)</u>

The governmental fund balance sheet includes reconciliation between fund balance – total governmental funds and net position – governmental activities as reported in the government-wide statement of net position. One element of that reconciliation explains that capital assets used in governmental activities are not financial resources and therefore are not reported in the funds. The details of this \$86,678,481 difference are as follows:

Capital assets not being depreciated	\$ 46,274,040
Capital assets being depreciated	86,374,536
Accumulated depreciation	<u>(45,970,095)</u>
Net adjustment to increase net changes in fund balances - total	
funds to arrive at changes in net position of governmental activities	<u>\$ 86,678,481</u>

The governmental fund balance sheet includes reconciliation fund balance – total governmental funds and net position – governmental activities as reported in the government-wide statement of net position. One element of that reconciliation explains that property taxes receivable unavailable to pay for current period expenditures are deferred in the funds (net of allowance for uncollectibles). The details of this \$176,364 difference are as follows:

Property taxes receivable	\$ 185,646
Allowance for doubtful accounts	<u>(9,282)</u>
Net	<u>\$ 176,364</u>

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(2) Reconciliation of government-wide and fund financial statements (continued)

The governmental fund balance sheet includes reconciliation between fund balance – total governmental funds and net position – governmental activities as reported in the government-wide statement of net position. One element of that reconciliation explains that other long-term assets/liabilities are unavailable to pay for current period expenditures are deferred in the funds (net of allowance for uncollectibles). The details of the \$321,151 difference is as follows:

<u>GASB 68</u>	
Deferred outflows of resources - pensions	\$ 1,621,651
Deferred inflows of resources - pensions	(94,412)
<u>GASB 75</u>	
Deferred outflows of resources - TMRS	39,924
Deferred outflows of resources - Retiree health	1,056,560
Deferred inflows of resources - TMRS	(99,688)
Deferred inflows of resources - Retiree health	<u>(2,202,884)</u>
Net	<u>\$ 321,151</u>

The governmental fund statement of revenues, expenditures, and changes in fund balances includes reconciliation between net changes in fund balances – total governmental funds and changes in net position of governmental activities as reported in the government-wide statement of activities. One element of that reconciliation explains that governmental funds report capital outlays as expenditures. However, in the statement of activities the cost of those assets is allocated over their estimated useful lives and reported as depreciation expense. The details of this \$22,882,084 difference are as follows:

Capital outlay - additions not being depreciated	\$ 21,782,727
Capital outlay - additions being depreciated	6,409,072
Depreciation expense	(5,422,950)
Gain on disposals of assets	<u>113,235</u>
Net adjustment to increase net changes in fund balances - total	
funds to arrive at changes in net position of governmental activities	<u>\$ 22,882,084</u>

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(3) Stewardship, compliance, and accountability

Budgetary information

Annual budgets are adopted on a basis consistent with generally accepted accounting principles for all governmental funds except the library fund, the COVID-19 fund, drainage impact fees fund, winter storm URI fund, and the Hurricane Harvey fund. All annual appropriations lapse at fiscal year end.

The appropriated budget is prepared by fund, function, and department. The City's department heads may make transfers of appropriations within a department. Transfers of appropriations between departments require the approval of the city council. The legal level of budgetary control is the fund; whereby budgeted expenditures may not exceed budgeted revenues plus beginning unrestricted equity.

Encumbrance accounting is employed in the governmental funds. Encumbrances (e.g., purchase orders, contracts) outstanding at year end are reported as reservations of fund balances and do not constitute expenditures or liabilities because the commitments will be re-appropriated and honored during the subsequent year.

Deficit fund equity

On September 30, 2024, the Airport Fund had a deficit of (\$186,863) and the Hurricane Harvey Fund had a deficit of (\$1,416,246). These deficits are expected to be liquidated with future resources of funds from federal and state assistance and reimbursement from other funds .

On September 30, 2024, the City has a deficit unrestricted net position in the gas, harbor, and sanitation enterprise funds of (\$172,311), (\$1,649,821), and (\$22,323), respectively. This deficit is due to the District's implementation of accounting standards Statement No. 68 related to the net pension liability and Statement No. 75 related to other postemployment benefits liabilities.

Deposits and investments

Legal and contractual provisions governing deposits and investments: The Public Funds Investment Act (Government Code Chapter 2256) contains specific provisions in the areas of investment practices, management reports and establishment of appropriate policies. Among other things, it requires the City to adopt, implement, and publicize an investment policy. That policy must address the following areas: (1) safety of principal and liquidity, (2) portfolio diversification, (3) allowable investment, (4) acceptable risk levels, (5) expected rates of return, (6) maximum allowable stated maturity of portfolio investments, (7) maximum average dollar-weighted maturity allowed based on the stated maturity date for the portfolio, (8) investment staff quality and capabilities, (9) and bid solicitation preferences for certificates of deposit. Statutes authorize the City to invest in (1) obligations of the U.S. Treasury, certain U.S. agencies, and the State of Texas; (2) certificates of deposit, (3) certain municipal securities, (4) money market savings accounts, (5) repurchase agreements, (6) bankers' acceptances, (7) mutual funds, (8) investment pools, (9) guaranteed investment contracts, (10) and common trust funds. The Act also requires the City to have independent auditors perform test procedures related to investment procedures related to investment practices as provided by the Act. The City is in compliance with the requirements of the Act and with local policies.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds

Deposits and investments (continued)

In compliance with the Public Funds Investment Act, the City has adopted a deposit and investment policy. That policy addresses the following risks:

Deposits

Custodial credit risk – deposits. In the case of deposits, this is the risk that in the event of a bank failure, the government's deposits may not be returned to it. The government has a deposit policy for custodial credit risk. As of September 30, 2024, the City had a bank balance of \$1,232,821 in American Bank and was fully insured and collateralized with securities held by the pledging financial institution's trust department or agent, in the government's name. The fair market value of the securities pledged is \$9,943,429 and the FDIC coverage is \$250,000. The City also has a balance of \$160,138 with Value Bank of Texas and FDIC coverage of \$250,000. The overall book balance of the City's bank balances on September 30, 2024, is \$871,854.

Investments

The Interlocal Cooperation Act, Chapter 791 of the Texas Government Code, and the Public Funds Investment Act, Chapter 2256 of the Texas Government Code, provide for the creation of public funds investment pools, such as TexPool and Texas Class, through which political subdivisions and other entities may invest public funds.

TexPool and Texas Class use amortized cost to value portfolio assets and follows the criteria for GASB Statement No. 79 for use of amortized cost. TexPool and Texas Class does not place any limitations or restrictions such as notice periods or maximum transaction amounts, on withdrawals.

All funds participate in a pooling of cash and investment income to maximize investment opportunities. Each fund may liquidate its equity in the pool on demand.

The City's investments are authorized by City resolutions, bond ordinances, and State statutes. The City is authorized to invest in obligations of the U.S. Government and its agencies or instrumentalities; direct obligations of Texas and its agencies and instrumentalities; obligations of states, agencies, counties, cities and other political subdivisions of any state rated as to investment quality by a nationally recognized investment rating firm not less than A or its equivalent rating; insured or collateralized certificates of deposit; fully collateralized repurchase agreements; and government pools.

The City categorizes its fair value measurements within the fair value hierarchy established by generally accepted accounting principles. The City's investments by fair value level are classified in level 2 of the fair value hierarchy and are valued using a matrix pricing technique. Matrix pricing is used to value securities based on the securities' relationship to benchmark quoted prices. The City has no level 1 investments (investments valued using prices quoted in active markets for identical securities) or level 3 investments (investments valued using significant unobservable inputs).

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds (continued)

Deposits and investments (continued)

Interest rate risk. In accordance with its investment policy, the City manages its exposure to declines in fair values by limiting the weighted average maturity of its investment portfolio to less than one year.

Concentration of credit risk. The City places no limit on the amount the City may invest in any one issuer. TexPool (68% of portfolio), Texas Class (8% of portfolio), LOGIC (20% of portfolio), and certificates of deposits (2%).

As of September 30, 2024 the City had the following pooled and cash investments:

	Carrying Amount	Maturity (WAM) days	Rating
Cash on hand	\$ 1,271	1	N/A
Cash in bank	871,854	1	N/A
Money market	15,033	1	N/A
TexPool	49,099,261	24	AAAm
Texas Class	5,998,161	49	AAAm
LOGIC	14,404,795	57	AAAm
Certificates of deposit	1,475,000	34	N/A
Total pooled cash and investments	<u>\$ 71,865,375</u>		

Receivables

Receivables at year end for the City's individual major funds, and nonmajor funds in the aggregate, including the applicable allowances for uncollectible accounts are as follows:

	General	Beach	Hotel/ Motel Fund	Airport	Debt Service	Construction	Nonmajor Funds	Total Governmental Funds
Receivables:								
Taxes - ad valorem	\$ 125,133	\$ -	\$ -	\$ -	\$ 60,513	\$ -	\$ 119,514	\$ 305,160
Taxes - sales	239,029	-	-	-	-	-	-	239,029
Intergovernmental	272,299	236,548	-	39,387	-	743,964	-	1,292,198
Accounts	-	-	-	-	-	-	-	-
Other	14,965	63,813	379	-	-	-	30,250	109,407
Gross receivables	651,426	300,361	379	39,387	60,513	743,964	149,764	1,945,794
Less allowances for uncollectibles	(11,041)	-	-	-	(3,025)	-	-	(14,066)
Net total receivables	<u>\$ 640,385</u>	<u>\$ 300,361</u>	<u>\$ 379</u>	<u>\$ 39,387</u>	<u>\$ 57,488</u>	<u>\$ 743,964</u>	<u>\$ 149,764</u>	<u>\$ 1,931,728</u>

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds (continued)

	Gas	Sanitation	Harbor	Total Enterprise Funds	Grand Total
Receivables:					
Taxes - ad valorem	\$ -	\$ -	\$ -	\$ -	\$ 305,160
Taxes - sales	-	-	-	-	239,029
Intergovernmental	-	-	-	-	1,292,198
Accounts	4,197	35,393	205,080	244,670	244,670
Other	-	-	-	-	109,407
Gross receivables	4,197	35,393	205,080	244,670	2,190,464
Less allowances for uncollectibles	(251)	(102)	(145,681)	(146,034)	(160,100)
Net total receivables	<u>\$ 3,946</u>	<u>\$ 35,291</u>	<u>\$ 59,399</u>	<u>\$ 98,636</u>	<u>\$ 2,030,364</u>

The receivables are expected to be collected within one year.

Lease receivable

The City has entered into various (19) lease agreements as the lessor for the use of hangers at the City's airport. The leases have interest rates ranging from 1.608% to 3.935%. The leases have receipts that range from \$2,100 to \$4,620. The value of the lease receivable on September 30, 2024 is \$675,909 and the City recognized lease revenue of \$29,341 during the fiscal year.

Future minimum lease payments are as follows:

GOVERNMENTAL ACTIVITIES			
Fiscal Year September 30,	Principal	Interest	Total
2025	\$ 29,729	\$ 14,306	\$ 44,035
2026	30,314	13,721	44,035
2027	30,911	13,124	44,035
2028	31,522	12,513	44,035
2029	32,147	11,888	44,035
2030 - 2034	170,590	49,585	220,175
2035 - 2039	188,410	31,765	220,175
2040 - 2044	121,200	14,000	135,200
2045 - 2047	41,086	2,269	43,355
	<u>\$ 675,909</u>	<u>\$ 163,171</u>	<u>\$ 839,080</u>

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds (continued)

Capital assets

Capital asset activity for governmental activities for the year ended September 30, 2024, was as follows:

	Beginning Balance	Additions	Deletions	Ending Balance
Governmental activities:				
Capital assets, not being depreciated:				
Land	\$ 11,700,517	\$ 1,199,558	\$ -	\$ 12,900,075
Construction in progress	12,790,796	20,583,169	-	33,373,965
Total capital assets, not being depreciated	24,491,313	21,782,727	-	46,274,040
Capital assets, being depreciated:				
Infrastructure	55,095,305	4,250,920	-	59,346,225
Buildings	10,373,763	24,524	-	10,398,287
Machinery and equipment	7,126,579	909,876	(6,095)	8,030,360
Vehicles	7,220,379	82,996	(400,569)	6,902,806
Right to use lease assets	270,302	1,106,071	-	1,376,373
Right to use subscription assets	376,688	34,685	(90,888)	320,485
Total capital assets being depreciated	80,463,016	6,409,072	(497,552)	86,374,536
Less accumulated depreciation for:				
Infrastructure	(27,637,009)	(2,656,437)	-	(30,293,446)
Buildings	(4,659,517)	(661,312)	-	(5,320,829)
Machinery and equipment	(4,833,597)	(742,627)	6,095	(5,570,129)
Vehicles	(3,731,009)	(979,295)	513,804	(4,196,500)
Right to use lease assets	(174,076)	(265,667)	-	(439,743)
Right to use subscription assets	(122,724)	(117,612)	90,888	(149,448)
Total accumulated depreciation	(41,157,932)	(5,422,950)	610,787	(45,970,095)
Total capital assets being depreciated, net	39,305,084	986,122	113,235	40,404,441
Governmental activities capital assets, net	\$ 63,796,397	\$ 22,768,849	\$ 113,235	\$ 86,678,481

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds (continued)

Capital assets (continued)

Capital asset activity for business-type activities for the year ended September 30, 2024, was as follows:

	Beginning Balance	Additions	Deletions	Ending Balance
Business-type activities:				
Capital assets, not being depreciated:				
Construction in progress	\$ 24,465,847	\$ 6,890,603	\$ (5,903,062)	\$ 25,453,388
Total capital assets, not being depreciated	<u>24,465,847</u>	<u>6,890,603</u>	<u>(5,903,062)</u>	<u>25,453,388</u>
Capital assets, being depreciated:				
Infrastructure	19,465,822	1,966,177	(6,739)	21,425,260
Buildings	288,418	8,414,100	(83,955)	8,618,563
Machinery and equipment	535,135	100,138	(30,732)	604,541
Vehicles	258,400	-	(6,675)	251,725
Right to use lease assets	<u>252,374</u>	<u>100,200</u>	<u>-</u>	<u>352,574</u>
Total capital assets being depreciated	<u>20,800,149</u>	<u>10,580,615</u>	<u>(128,101)</u>	<u>31,252,663</u>
Less accumulated depreciation for:				
Infrastructure	(8,987,332)	(1,057,632)	6,741	(10,038,223)
Buildings	(215,602)	(36,083)	58,460	(193,225)
Machinery and equipment	(414,879)	(69,641)	29,315	(455,205)
Vehicles	(200,143)	(48,497)	17,857	(230,783)
Right to use lease assets	<u>(20,816)</u>	<u>(20,518)</u>	<u>-</u>	<u>(41,334)</u>
Total accumulated depreciation	<u>(9,838,772)</u>	<u>(1,232,371)</u>	<u>112,373</u>	<u>(10,958,770)</u>
Total capital assets being depreciated, net	<u>10,961,377</u>	<u>9,348,244</u>	<u>(15,728)</u>	<u>20,293,893</u>
Business-type activities capital assets, net	<u>\$ 35,427,224</u>	<u>\$ 16,238,847</u>	<u>\$ (5,918,790)</u>	<u>\$ 45,747,281</u>

Depreciation expense was charged to functions/programs of the primary government as follows:

Governmental Activities	
General administration	\$ 1,959,177
Public facilities	220,354
Public safety	1,354,020
Culture and recreation	<u>1,889,399</u>
Total depreciation expense - governmental activities	<u>\$ 5,422,950</u>
Business-Type Activities	
Gas	\$ 83,122
Harbor	1,035,644
Sanitation	<u>113,605</u>
Total depreciation expense - business-type activities	<u>\$ 1,232,371</u>

Significant construction activity during the year was for various street, ramp, harbor, and dock construction and paving projects.

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds (continued)

Interfund balances and transfers

Interfund balances represent reimbursements for expenditures paid or cash received on behalf of other funds and are expected to be liquidated in the next fiscal year. In the fund financial statements, the City had the below interfund balances as September 30, 2024:

	Due To	Due From
General Fund	\$ -	\$ 1,091,077
Winter Storm Uri Fund	62,647	-
Harbor Fund	1,091,077	-
Street Maintenance Fund	-	62,647
Total	\$ 1,153,724	\$ 1,153,724

Interfund transfers: transfers are used to 1) move revenues from the fund with collection authorization to the debt service fund as debt service principal and interest payments become due, 2) move unrestricted general fund revenues to finance various programs that the government must account for in other funds in accordance with budgetary authorizations, including amounts provided as subsidies or matching funds for various grant programs.

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CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds (continued)

Interfund balances and transfers (continued)

In the year ended September 30, 2024, the government made the following one-time transfers:

	Transfers	
	In	Out
General Fund		
Hurricane Harvey	\$ -	\$ 4,347,745
Total General Fund	-	4,347,745
Beach Fund		
Sanitation Fund	-	120,000
Total Beach Fund	-	120,000
Hurricane Harvey Fund		
General Fund	4,347,745	-
Gas Fund	-	6,751,837
Total Hurricane Harvey Fund	4,347,745	6,751,837
Debt Service Fund		
Impact Fees Zone 1	533,012	-
Impact Fees Zone 2	69,600	-
Hotel/Motel Special Revenue Fund	227,600	-
Harbor Fund	577,875	-
Total Debt Service Fund	1,408,087	-
Hotel/Motel Special Revenue Fund		
Nature Preserve Fund	-	403,746
Harbor Fund	-	3,546,338
Debt Service Fund	-	227,600
Recreational Development Fund	-	945,071
Total Hotel/Motel Special Revenue Fund	-	5,122,755
Nonmajor Governmental Funds		
Impact Fees Zone 1	-	533,012
Impact Fees Zone 2	-	69,600
Drainage Impact Fees	-	-
Recreational Development Fund	945,071	-
Nature Preserve Fund	403,746	-
Total Nonmajor Governmental Funds	1,348,817	602,612
Harbor Fund		
Debt Service Fund	-	577,875
Construction Fund	-	-
Hotel/Motel Special Revenue Fund	3,546,338	-
Total Harbor Fund	3,546,338	577,875
Gas Fund		
Hurricane Harvey Fund	6,751,837	-
Total Gas Fund	6,751,837	-
Sanitation Fund		
Beach Fund	120,000	-
Total Sanitation Fund	120,000	-
Total Funds	\$ 17,522,824	\$ 17,522,824

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds (continued)

Long-term liabilities

Right to use lease obligations

On September 30, 2024, the City had 31 active leases. The leases have payments that range from \$257 to \$88,116 and interest rates that range from 0.3280% to 3.1440%. As of September 30, 2024, the total combined value of the lease liability is \$1,186,104, the total combined value of the short-term lease liability is \$298,624. The combined value of the right to use asset, as of September 30, 2024, of \$1,1728,947 with accumulated amortization of \$481,077. The leases had \$-0- of variable payments and \$-0- of other payments within the fiscal year.

Future minimum lease payments for these leases are as follows:

Fiscal Year September 30,	GOVERNMENTAL ACTIVITIES			BUSINESS-TYPE ACTIVITIES		
	Principal	Interest	Total	Principal	Interest	Total
2025	\$ 265,405	\$ 18,445	\$ 283,850	\$ 33,219	\$ 6,027	\$ 39,246
2026	259,913	11,779	271,692	32,988	5,190	38,178
2027	178,608	5,518	184,126	30,555	4,344	34,899
2028	32,381	2,981	35,362	15,866	3,753	19,619
2029	2,744	2,756	5,500	8,469	3,531	12,000
2030 - 2034	17,372	12,878	30,250	44,756	15,244	60,000
2035 - 2039	22,211	11,064	33,275	49,055	10,945	60,000
2040 - 2044	27,836	8,766	36,602	53,766	6,234	60,000
2045 - 2049	34,357	5,906	40,263	34,709	1,293	36,002
2050 - 2054	41,894	2,395	44,289	-	-	-
	<u>\$ 882,721</u>	<u>\$ 82,488</u>	<u>\$ 965,209</u>	<u>\$ 303,383</u>	<u>\$ 56,561</u>	<u>\$ 359,944</u>

Right to use subscriptions obligations

On September 30, 2024, the City had 4 active subscriptions. The subscriptions have payments that range from \$11,000 to \$39,450 and interest rates that range from 2.68% - 3.63%. The total combined value of the subscription liability is \$99,527 and the total value of the short-term subscription liability is \$48,560 at 09/30/2024. The combined value of the right to use asset, as of September 30, 2024, is \$320,485 with accumulated amortization of \$149,448. The subscriptions had \$-0- of variable payments and \$-0- of other payments within the fiscal year.

Future minimum lease payments for these leases are as follows:

Fiscal Year September 30,	Governmental Activities		
	Principal	Interest	Total
2026	\$ 48,560	\$ 29,890	\$ 78,450
2027	50,967	1,484	52,451
	<u>\$ 99,527</u>	<u>\$ 31,374</u>	<u>\$ 130,901</u>

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds (continued)

Long-term liabilities

Certificates of obligation, general obligation bonds, and tax notes

The City issues certificates of obligation, general obligation bonds, and tax notes to provide funds for the acquisition and construction of major capital facilities. Certificates of obligation, general obligation bonds, and tax notes have been issued for governmental activities. The certificates of obligation bonds are direct obligations and pledge the full faith and credit of the City.

Certificates of obligation, general obligation bonds, and tax notes currently outstanding are as follows:

Governmental Activities	Date of Issuance	Original Amount of Issuance	Interest Rate to Maturity	Maturity Date	Balances Sept. 30, 2024
General Obligation Debt:					
General Obligation Bonds, Series 2012	2/1/2012	\$ 6,400,000	1.75-2.125%	2/1/2027	\$ 1,605,000
General Obligation Bonds, Series 2017	2/15/2017	4,380,000	2.70-4.00	2/1/2032	2,645,000
Combination Tax and Limited Pledge Revenue Certificates of Obligation, Series 2014	10/1/2014	1,685,000	2.49	2/1/2029	185,000
Combination Tax and Limited Pledge Revenue Certificates of Obligation, Series 2018	11/15/2017	6,300,000	3.00	2/1/2033	4,545,000
Combination Tax and Limited Pledge Revenues Certificates of Obligation, Series 2021	3/17/2021	2,695,000	2.00-3.00	9/30/2036	2,390,000
Combination Tax and Limited Pledge Revenues Certificates of Obligation, Series 2022	2/16/2022	885,000	2.00-4.00	2/1/2037	795,000
General Obligation Bonds, Series 2023	4/19/2023	6,020,000	4.00-5.00	2/1/1938	6,020,000
Total bonded debt					<u>18,185,000</u>
Tax Notes, Series 2021	3/18/2021	1,790,000	2.00-3.00	2/1/2028	1,065,000
Tax Notes, Series 2022	9/28/2022	9,115,000	2.62-2.85	2/1/2029	6,455,000
Tax Notes, Series 2024	1/10/2024	13,140,000	5.00	3/1/2030	12,520,000
Total tax notes					<u>20,040,000</u>
Total long-term debt					<u>\$ 38,225,000</u>

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds (continued)

Long-term liabilities (continued)

Debt service requirements on outstanding bonds and certificates of obligation are as follows:

Year Ending September 30,	General Obligation Bonds		
	Governmental Activities		
	Principal	Interest	Total
2025	\$ 1,905,000	\$ 593,954	\$ 2,498,954
2026	1,910,000	536,967	2,446,967
2027	1,915,000	477,452	2,392,452
2028	1,410,000	420,705	1,830,705
2029	1,465,000	367,830	1,832,830
2030-2034	6,770,000	1,062,398	7,832,398
2035-2038	2,810,000	202,125	3,012,125
	<u>\$ 18,185,000</u>	<u>\$ 3,661,431</u>	<u>\$ 21,846,431</u>
Average annual requirements			<u>\$ 1,560,459</u>

Certificates of obligation, general obligation bonds, and tax notes (continued)

Debt service requirements on tax notes are as follows:

Year Ending September 30,	Tax Notes		
	Governmental Activities		
	Principal	Interest	Total
2025	\$ 3,090,000	\$ 773,820	\$ 3,863,820
2026	3,485,000	644,820	4,129,820
2027	3,630,000	501,190	4,131,190
2028	3,780,000	350,528	4,130,528
2029	3,650,000	196,826	3,846,826
2030-2034	2,405,000	60,125	2,465,125
	<u>\$ 20,040,000</u>	<u>\$ 2,527,309</u>	<u>\$ 22,567,309</u>
Average annual requirements			<u>\$ 2,256,731</u>

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(4) Detailed notes on all funds (continued)

Changes in long-term liabilities

The following is a summary of changes in long-term liabilities reported in the government-wide financial statements for the year ended September 30, 2024:

	Beginning Balance	Additions	Retirements/ Reductions	Ending Balance	Due Within One Year	Due After One Year
Governmental activities:						
General obligation bonds	\$ 20,595,000	\$ -	\$ (2,410,000)	\$ 18,185,000	\$ 1,905,000	\$ 16,280,000
Tax notes	8,960,000	13,140,000	(2,060,000)	20,040,000	3,090,000	16,950,000
Bond premiums	1,271,002	1,125,358	(276,841)	2,119,519	276,841	1,842,678
Total long-term debt	30,826,002	14,265,358	(4,746,841)	40,344,519	5,271,841	35,072,678
Other long-term liabilities:						
OPEB liability - TMRS	288,555	20,276	-	308,831	-	308,831
OPEB liability - Retiree Health	2,712,061	248,403	-	2,960,464	-	2,960,464
Net pension liability - TMRS	5,943,182	-	(863,116)	5,080,066	-	5,080,066
Right to use lease liability	95,277	1,059,479	(272,035)	882,721	265,405	617,316
Right to use subscription liability	126,290	34,685	(61,448)	99,527	48,560	50,967
Compensated absences	465,869	118,163	(141,248)	442,784	110,696	332,088
Total other long-term liabilities	9,631,234	1,481,006	(1,337,847)	9,774,393	424,661	9,349,732
Total governmental activities	40,457,236	15,746,364	(6,084,688)	50,118,912	5,696,502	44,422,410
Business-type activities:						
OPEB liability - TMRS	32,061	2,253	-	34,314	-	34,314
OPEB liability - Retiree Health	301,339	27,601	-	328,940	-	328,940
Net pension liability	695,733	-	(101,040)	594,693	-	594,693
Right to use lease liability	232,966	100,200	(29,783)	303,383	33,219	270,164
Compensated absences	37,330	15,136	(9,333)	43,133	10,783	32,350
Total business-type activities	1,299,429	145,190	(140,156)	1,304,463	44,002	1,260,461
Total long-term liabilities	\$ 41,756,665	\$ 15,891,554	\$ (6,224,844)	\$ 51,423,375	\$ 5,740,504	\$ 45,682,871

Segment information

Because the gas fund, the sanitation fund, and the harbor fund are reported as major funds in the fund financial statements, separate segment disclosures for them are not required.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(5) Other information

Risk management

The City is exposed to various risks of loss related to torts; theft of, damage to, and destruction of assets; errors and omissions; natural disasters; and workers' compensation for which the City carries commercial insurance. Liabilities of the fund are reported when it is probable that a loss has occurred, and the amount of the loss can be reasonably estimated.

General liability insurance

The City is insured for general, police officers and automobile liability.

The City has joined with other governments in the Texas Municipal League Intergovernmental Risk Pool (TML). The City pays an annual premium to TML for auto vehicle insurance coverage. The agreement with TML provides that TML will be self-sustaining through member premiums and will reinsure through commercial companies for claims more than \$500,000 to \$1,000,000 for each insurance event. The City anticipates no contingent losses.

TML has published its own financial report that can be obtained from the Texas Municipal League Intergovernmental Risk Pool, Austin, Texas.

The City carries commercial fidelity bonds for elected officials and for management.

Property and casualty insurance

Property, casualty, mobile equipment, boiler, and machinery insurance is provided by TML.

Worker's compensation insurance

The City insures against workers' compensation claims through TML.

Group health and life insurance

The City maintains a group health insurance plan for active employees and their eligible dependents. Costs are recorded in the fund from which the employees' compensation is paid.

Unemployment compensation insurance

The City self-insures for unemployment claims through an agreement with the Texas Workforce Commission (TWC). Under the agreement, TWC administers all claims and is reimbursed by the City for claims incurred plus administrative charges.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(5) Other information

Contingent liabilities

Amounts received or receivable from grant agencies are subject to audit and adjustment by grantor agencies, principally the federal government. Any disallowed claims, including amounts already collected, may constitute a liability of the applicable funds. The amount, if any, of expenditures that may be disallowed by the grantor cannot be determined at this time, although the government expects such amounts, if any, to be immaterial.

Contingent liabilities

On September 30, 2024, the City had contracts for construction in progress projects not completed in the amount of \$26,262,739. These projects are for the Public Safety building, the Fire/EMS station, the Gas office and system, the Nature Preserve Phase II trails, Roberts Point playground, the Community Park Alister, and the 2023 Street Bonds for various City streets.

Related party transactions

Wendy Moore, Mayor, is an officer with American Bank, N.A., which is the depository bank for the City of Port Aransas. Ms. Moore states no direct benefit (financially or otherwise) over the City of Port Aransas accounts.

(6) Defined benefit pension plan

Texas Municipal Retirement System (TMRS)

Plan description – The City participates as one of the 934 plans in the defined benefit cash-balance plan administered by the Texas Municipal Retirement System (TMRS). TMRS is a statewide public retirement plan created by the State of Texas and administered in accordance with the TMRS Act, Subtitle G, Title 8, Texas Government Code (the TMRS Act) as an agent multiple-employer retirement system for employees of Texas participating cities. The TMRS Act places the general administration and management of TMRS with a six-member, Governor-appointed, Board of Trustees; however, TMRS is not fiscally dependent on the State of Texas. TMRS issues a publicly available annual comprehensive financial report (ACFR) that can be obtained at tmrs.com.

All eligible employees of the City are required to participate in TMRS.

Benefits provided – TMRS provides retirement, disability, and death benefits. Benefit provisions are adopted by the governing body of the City, within the options available in the state statutes governing TMRS.

At retirement, the member's benefit is calculated based on the sum of the member's contributions, with interest and the City-financed monetary credits with interest. The retiring member may select one of seven monthly payment options. Members may also choose to receive a portion of their benefit as a lump sum distribution in an amount equal to 12, 24, or 36 monthly payments, which cannot exceed 75% of the total member's contributions and interest.

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(6) Defined benefit pension plan (continued)

Texas Municipal Retirement System (TMRS) (continued)

The plan provisions are adopted by the City Council with in the options available in statutes governing TMRS. Plan provisions for the City are as follows:

Employee deposit rate	7.00%
Matching ratio (City to employee)	2 to 1
Years required for vesting	5
Service retirement eligibility (expressed as age/years of service)	20 years at any age, 5 years at 60 and above

At December 31, 2023 valuation and measurement date, the following employees were covered by benefit terms:

Active employees	138
Inactive employees or beneficiaries currently receiving benefits	70
Inactive employees entitled to but not yet receiving benefits	<u>81</u>
Total	<u>289</u>

Contributions – The contribution rates in TMRS are either 5%, 6%, or 7% of the member’s total compensation, and the City matching ratios are either 1:1, 1.5:1, or 2:1, both as adopted by the governing body of the City. Under the state law governing TMRS, the contribution rate for each city is determined annually by the actuary using the entry age normal (EAN) actuarial cost method. The City’s contribution rate is based on the liabilities created from the benefit plan options selected by the City and any changes in benefits or actual experience over time.

Employees for the City of Port Aransas were required to contribute 7% of their annual compensation during the fiscal year. The contribution rates for the City were 14.40% and 15.29% in calendar years 2023 and 2024, respectively. The City’s contributions to TMRS for the year ended September 30, 2024 were \$1,408,790 and were equal to the required contributions.

Net pension liability – The City’s net pension liability (NPL) was measured as of December 31, 2023 and the total pension liability (TPL) used to calculate the net pension liability was determined by an actuarial valuation as of that date.

Actuarial assumptions – The TPL in the December 31, 2023 actuarial valuation was determined using the following actuarial assumptions:

Inflation	2.5% per year
Overall payroll growth	2.75% per year, adjusted down for population declines, if any
Investment rate of return	6.75%, net of pension plan investment expense, including inflation

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(6) Defined benefit pension plan (continued)

Texas Municipal Retirement System (TMRS) (continued)

Actuarial assumptions (continued)

Salary increases are based on a service-related table. Mortality rates for active members are based on the PUB (10) mortality tables with the 110% of Public Safety table used for males and the 100% of general employee table used for females. Mortality rates for healthy retirees and beneficiaries are based on the gender-distinct 2019 Municipal Retirees of Texas mortality tables. Male rates are multiplied by 103% and female rates are multiplied by 105%. The rates for active, healthy retirees and beneficiaries are projected on a fully generational basis by the most recent scale MP-2021 to account for future mortality improvements. For disabled annuitants, the same mortality tables for healthy retirees are used with a 4-year set-forward for males and a 3-year set-forward for females. In addition, a 3.5% and 3.0% minimum mortality rate is applied, for males and females respectively, to reflect the impairment for younger members who become disabled. The rates are projected on a fully generational basis by the most recent scale MP-2021 to account for future mortality improvements subject to the 3% floor.

The actuarial assumptions were developed primarily from the actuarial investigation of the experience of TMRS over the four-year period from December 31, 2018 through December 31, 2022. The assumptions were adopted in 2023 and first used in the December 31, 2023 actuarial valuation. The post-retirement mortality assumption for annuity purchase rates (APRs) is based on the Mortality Experience Investigation Study covering 2009 through 2011 and dated December 31, 2013. Plan assets are managed on a total return basis with an emphasis on both capital appreciation as well as the production of income in order to satisfy the short-term and long-term funding needs of TMRS.

The long-term expected rate of return on pension plan investments was determined by best estimate ranges of expected returns for each major asset class. The long-term expected rate of return is determined by weighting the expected return for each major asset class by the respective target asset allocation percentage.

The target allocation and best estimates of real rates of return for each major asset class in fiscal year 2024 are summarized in the following table:

Asset Class	Target Allocation	Long-Term Expected Real Rate of Return (Arithmetic)
Global equity	35.00%	6.70%
Core fixed income	6.00%	4.70%
Non-core fixed income	20.00%	8.00%
Other private and public markets	12.00%	8.00%
Real estate	12.00%	7.60%
Hedge funds	5.00%	6.40%
Private equity	10.00%	11.60%
Total	100.00%	

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(6) Defined benefit pension plan (continued)

Texas Municipal Retirement System (TMRS) (continued)

Discount rate - The discount rate used to measure the total pension liability was 6.75%. The projection of cash flows used to determine the discount rate assumed that member and employer contributions will be made at the rates specified in statute. Based on that assumption, the pension plan's fiduciary net position was projected to be available to make all projected future benefit payments of current active and inactive members. Therefore, the long-term expected rate of return on pension plan investments was applied to all periods of projected benefit payments to determine the total pension liability.

Changes in the net pension liability

	Increase (Decrease)		
	Total Pension Liability	Plan Fiduciary Net Position	Net Pension Liability
	(a)	(b)	(a) - (b)
Balance at 12/31/2022	\$ 25,025,248	\$ 18,386,333	\$ 6,638,915
Changes for the year:			
Service cost	1,528,718	-	1,528,718
Interest	1,705,553	-	1,705,553
Changes of benefit terms including substantively automatic status	-	-	-
Difference between expected and actual experience	(24,907)	-	(24,907)
Changes of assumptions	(123,605)	-	(123,605)
Contributions - employer	-	1,300,267	(1,300,267)
Contributions - employee	-	632,075	(632,075)
Net investment income	-	2,131,206	(2,131,206)
Benefit payments, including refunds of employee contributions	(1,044,296)	(1,044,296)	-
Administrative expenses	-	(13,538)	13,538
Other changes	-	(95)	95
Net changes	<u>2,041,463</u>	<u>3,005,619</u>	<u>(964,156)</u>
Balance at 12/31/2023	<u>\$ 27,066,711</u>	<u>\$ 21,391,952</u>	<u>\$ 5,674,759</u>

Sensitivity of the net pension liability to changes in the discount rate:

The following presents the net pension liability of the City, calculated using the discount rate of 6.75%, as well as what the City's net pension liability would be if it were calculated using a discount rate that is 1.0% lower (5.75%) or 1.0% higher (7.75%) than the current rate:

	1% Decrease (5.75%)	Current Discount Rate (6.75%)	1% Increase (7.75%)
Net pension liability	<u>\$ 9,696,966</u>	<u>\$ 5,674,759</u>	<u>\$ 2,389,250</u>

Pension plan fiduciary net position – Detailed information about the pension plan's fiduciary net position is available in the schedule of changes in fiduciary net position by participating city. That report may be obtained at tmrs.com.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(6) Defined benefit pension plan (continued)

Texas Municipal Retirement System (TMRS) (continued)

Pension expense and deferred outflows of resources and deferred inflows of resources related to pensions

For the year ended September 30, 2024, the City recognized pension expense of \$1,409,680.

At September 30, 2024, the City reported deferred outflows of resources and deferred inflows of resources related to pensions from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Difference between expected and actual economic experience	\$ 293,976	\$ 17,687
Changes in actuarial assumptions	-	87,777
Difference between projected and actual earnings on investment earnings	458,488	-
Contributions subsequent to the measurement date	1,059,023	-
Total	\$ 1,811,487	\$ 105,464

\$1,059,023 reported as deferred outflows of resources related to pensions resulting from contributions subsequent to the measurement date will be recognized as a reduction of the net pension liability for the year ending September 30, 2025. Other amounts reported as deferred outflows and inflows of resources related to pensions will be recognized in pension expense as follows:

September 30,	Net Deferred Outflows/(Inflows)
2025	\$ 278,656
2026	206,289
2027	340,080
2028	(178,025)
2029	-
Thereafter	-
Total	\$ 647,000

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(7) Post retirement benefits other than pensions

The City provides for two postemployment benefit (OPEB) plans; one provides for postemployment medical care through a single-member unfunded defined benefit medical plan (medical OPEB) and the other is the Texas Municipal Retirement System Supplemental Death Benefits Fund (TMRS SDBF), a single-employer defined benefit OPEB plan. Both plans are described in detail below.

Aggregate amounts for the two OPEB plans are as follows:

	Medical OPEB	TMRS SDBF	Total
OPEB liability	\$3,289,404	\$ 343,145	\$ 3,632,549
Deferred outflows of resources	1,173,956	44,359	1,218,315
Deferred inflows of resources	2,447,649	110,765	2,558,414
OPEB expense	121,079	14,697	135,776

Medical benefits

Plan description, benefits provided, and contributions

The City provides medical benefits through a single employer defined benefit OPEB plan. The City maintains fully-insured medical insurance coverage for eligible retirees. The City contributes 100% of the contribution rate for individual retiree coverage for the medical plan before age 65 and for a medical supplement policy for age 65 and older. No dependent coverage or other benefits are available to the retiree. The plan does not issue a publicly available financial report.

The City has elected service retirement with 15 years of service at any age or age 60 with at least 5 years of service.

At September 30, 2024, the following employees were covered by the benefit terms:

Retirees currently receiving benefits	10
Inactive employees entitled to but not receiving benefits	-
Active employees	<u>136</u>
Total	<u><u>146</u></u>

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(7) Post retirement benefits other than pensions (continued)

OPEB liability

The City's OPEB liability of \$3,289,404 was measured as of September 30, 2024, and was determined by an actuarial valuation as of September 30, 2024.

Changes in the total OPEB liability:

Balance at September 30, 2023	\$	3,013,400
Changes for the year:		
Service cost		195,004
Interest on total OPEB liability		155,040
Changes of benefit terms		-
Difference between expected and actual experience		(468,450)
Changes of assumptions		444,064
Benefit payments		(49,654)
Net changes		<u>276,004</u>
Balance at September 30, 2024	\$	<u><u>3,289,404</u></u>

Sensitivity of the total OPEB liability to changes in the discount rate:

The following presents the total OPEB liability of the City, calculated using the discount rate of 4.06%, as well as what the City's OPEB liability would be if it were calculated using a discount rate that is 1-percentage-point lower (3.06%) or 1-percentage-point higher (5.06%) than the current rate:

	1% Decrease (3.06%)	Current Discount Rate (4.06%)	1% Increase (5.06%)
OPEB liability	<u>\$ 2,752,972</u>	<u>\$ 3,289,404</u>	<u>\$ 3,974,071</u>

Sensitivity of the total OPEB liability to the healthcare cost trend rate assumption:

The following presents the total OPEB liability of the City, as well as what the City's total OPEB liability would be if it were calculated using healthcare cost trend rates that are 1-percentage-point lower (3.50%) or 1-percentage-point higher (5.50%) than the current healthcare cost trend rates:

	1% Decrease (3.50%)	Current Healthcare Cost Trend Rate Assumption (4.50%)	1% Increase (5.50%)
OPEB liability	<u>\$ 2,684,592</u>	<u>\$ 3,289,404</u>	<u>\$ 4,085,759</u>

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(7) Post retirement benefits other than pension (continued)

OPEB liability (continued)

OPEB expense and deferred outflows of resources and deferred inflows of resources related to OPEB:

For the year ended September 30, 2024, the City reported OPEB expense of \$121,079 and deferred outflows of resources as determined inflows of resources related to OPEB from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Difference between expected and actual experience	\$ 548,077	\$ 1,232,956
Changes in actuarial assumptions	625,879	1,214,693
Contributions made subsequent to the measurement date	-	-
Total	<u>\$ 1,173,956</u>	<u>\$ 2,447,649</u>

Other amounts reported as deferred outflows of resources and deferred inflows of resources related to OPEB will be recognized in OPEB expense as follows:

Year Ended September 30,	Net Deferred Outflows/(Inflows)
2025	\$ (228,965)
2026	(228,965)
2027	(326,746)
2028	(316,806)
2029	(141,367)
Thereafter	(30,844)
	<u>\$ (1,273,693)</u>

Actuarial valuation information:

Actuarial assumptions and other inputs - the OPEB liability in the September 30, 2024, actuarial valuation was determined using the following actuarial assumptions and other inputs, applied to all periods included in the measurement, unless otherwise specified:

Inflation	2.50%
Salary scale	3.50%
Discount rate	4.06%

The discount rate was based on the average of the September 30, 2024, Fidelity General Obligation AA 20-year yield and the S&P Municipal Bond 20 year high grade index.

The mortality assumption for this valuation was based on the RPH-2014 total table with Projection MP-2021.

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(7) Post retirement benefits other than pension (continued)

OPEB liability (continued)

The following change was made to assumptions since the prior valuation:

The discount rate was changed from 4.87% to 4.06% based on updated 20-year municipal bond rates.

Supplemental death benefits fund (SDBF)

Plan description

The City voluntarily participates in the Texas Municipal Retirement System Supplemental Death Benefit Fund (SDBF). SDBF provides group-term life insurance to employees who are active members in TMRS. The City Council opted into this system via an ordinance, and may terminate coverage under, and discontinue participation in, the SDBF by adopting an ordinance before November 1st of any year to be effective the following January 1st.

Benefits provided

The death benefit for active members provides a lump-sum payment approximately equal to the member’s annual salary (calculated based on the employee’s actual earnings, for the 12-month period preceding the month of death); retired members are insured for \$7,500; this coverage is an “other postemployment benefit” or OPEB. As the SDBF covers both active and retiree members, with no segregation of assets, the SDBF is considered to be an unfunded OPEB plan (e.g., no assets are accumulated).

Contributions

The City contributes to the SDBF at a contractually required rate as determined by an annual actuarial valuation. The rate is based on the mortality and service experience of all employees covered by the SDBF and the demographics specific to the workforce of the City. The funding policy for the SDBF program is to assure that adequate resources are available to meet all death benefit payments for the upcoming year. As such, contributions fund the covered active member and retiree deaths on a pay-as-you-go basis.

The contribution rate for the City was 0.36% and 0.36% for calendar years 2024 and 2023, respectively. The City’s contributions to TMRS for the SDBF program for the year ended September 30, 2024 were \$22,210 and were equal to the required contributions.

At December 31, 2023 valuation and measurement date, the following employees were covered by the benefit terms:

Active employees	138
Inactive employees currently receiving benefits	50
Inactive employees entitled to but not yet receiving benefits	<u>18</u>
Total	<u><u>206</u></u>

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(7) Post retirement benefits other than pension (continued)

Other postemployment benefits (OPEB) liability

The City’s total OPEB liability of \$343,145 was measured as of December 31, 2023 and was determined by an actuarial valuation as of that date.

Actuarial assumptions:

The total OPEB liability in the December 31, 2023 actuarial valuation was determined using the following actuarial assumptions and other inputs, applied to all periods included in the measurement, unless otherwise specified:

Inflation	2.5%
Salary increases	3.60% to 11.85% including inflation
Discount rate *	3.77%
Retirees' share of benefit-related costs	\$0
Administrative expenses	All administrative expenses are paid through the Pension Trust and accounted for under reporting requirements under GASB Statement No. 68.
Mortality rates - service retirees	2019 Municipal Retires of Texas Mortality Tables. Male rates are multiplied by 103% and female rates are multiplied by 105%. The rates are projected on a fully generational basis by the most recent scale MP-2021.
Mortality rates - disabled retirees	2019 Municipal Retirees of Texas Mortality Tables with a 4 year set-forward for males and a 3 year set-forward for females. In addition, a 3.5% and 3% minimum mortality rate will be applied to reflect the impairment for younger members who become disabled for males and females, respectively. The rates are projected on a fully generational basis by scale MP-2021 to account for future mortality improvements subject to the floor.

* The discount rate was based on the Fidelity Index’s “20-Year Municipal GO AA Index” rate as of December 31, 2023.

The actuarial assumptions used in the December 31, 2023 valuation were based on the results of an actuarial experience study for the period ending December 31, 2022.

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(7) Post retirement benefits other than pension (continued)

Other postemployment benefits (OPEB) liability (continued)

Changes in the total OPEB liability:

Balance at December 31, 2022	\$	320,616
Changes for the year:		
Service cost		18,962
Interest on the total OPEB liability		13,131
Changes of benefit terms		-
Differences between expected and actual experience		(14,356)
Changes of assumptions		16,532
Benefit payments*		(11,740)
Net changes		<u>22,529</u>
Balance at December 31, 2023	\$	<u>343,145</u>

* Due to the SDBF being considered an unfunded OPEB plan under GASB 75, benefit payments are treated as being equal to the employer's yearly contribution for retirees.

Sensitivity of the total OPEB liability to changes in the discount rate:

The following presents the total OPEB liability of the City, calculated using the discount rate of 3.77%, as well as what the City's OPEB would be if it were calculated using a discount rate that is 1-percentage-point lower (2.77%) or 1-percentage-point higher (4.77%) than the current rate:

	1% Decrease (2.77%)	Current Discount Rate (3.77%)	1% Increase (4.77%)
OPEB liability	<u>\$ 291,841</u>	<u>\$ 343,145</u>	<u>\$ 408,619</u>

OPEB expense and deferred outflows of resources and deferred inflows of resources related to OPEB:

For the year ended September 30, 2024, the City recognized OPEB expense of \$14,697 related to the SDBF.

At September 30, 2024, the City reported deferred outflows of resources and deferred inflows of resources related to OPEB from the following sources:

	Deferred Outflows of Resources	Deferred Inflows of Resources
Difference between expected and actual economic experience	\$ 510	\$ 21,951
Changes in actuarial assumptions	35,538	88,814
Contributions made subsequent to the measurement date	8,311	-
Total	<u>\$ 44,359</u>	<u>\$ 110,765</u>

CITY OF PORT ARANSAS, TEXAS

NOTES TO FINANCIAL STATEMENTS

September 30, 2024

(7) Post retirement benefits other than pension (continued)

Other postemployment benefits (OPEB) liability (continued)

OPEB expense and deferred outflows of resources and deferred inflows of resources related to OPEB (continued)

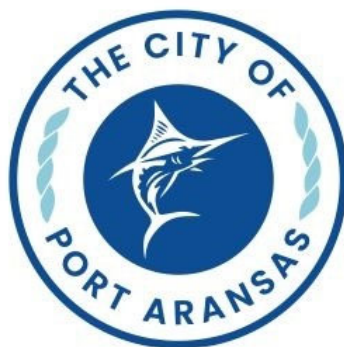
The City reported \$8,511 as deferred outflows of resources related to the OPEB resulting from contributions subsequent to the measurement date will be recognized as a reduction of the OPEB liability for the year ended September 30, 2025. Other amounts reported as deferred outflows of resources and deferred inflows of resources related to OPEB will be recognized in OPEB expense as follows:

<u>September 30,</u>	<u>Net Deferred Outflows/(Inflows)</u>
2025	\$ (18,277)
2026	(31,139)
2027	(25,665)
2028	364
Total	<u>\$ (74,717)</u>

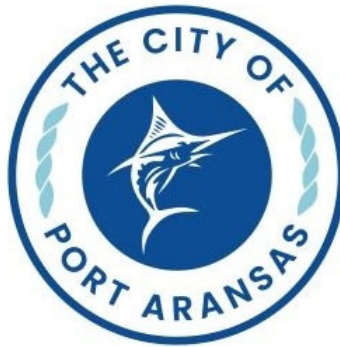
(8) Subsequent event

In preparing the financial statements, the management of the City of Port Aransas has evaluated events and transactions for potential recognition or disclosure through June 19, 2025, the date the financial statements were available to be issued.

Subsequent to September 30, 2024, the City issued \$7,705,000 Combination Tax and Limited Pledge Revenue Certificates of Obligation, Series 2025 for a Parks and Recreation project.



REQUIRED SUPPLEMENTARY INFORMATION



CITY OF PORT ARANSAS, TEXAS

REQUIRED SUPPLEMENTARY INFORMATION
GENERAL FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND
BALANCE – BUDGET AND ACTUAL

For the year ended September 30, 2024

	Budgeted Amounts		Actual	
	Original	Final	Amounts	Variance
Revenues:				
Taxes:				
Property	\$ 6,520,025	\$ 6,520,025	\$ 6,193,831	\$ (326,194)
Sales	2,540,000	2,540,000	2,590,102	50,102
Franchise	656,200	656,200	633,509	(22,691)
Intergovernmental	1,049,450	1,119,450	1,511,392	391,942
Licenses and permits	1,684,500	1,434,500	1,491,823	57,323
Charges for services	1,618,000	1,698,000	1,983,254	285,254
Fines and forfeitures	489,500	489,500	437,012	(52,488)
Interest	1,000,000	1,000,000	1,029,440	29,440
Opioid abatement	-	-	11,633	11,633
Miscellaneous	62,300	62,300	122,981	60,681
Total revenues	<u>15,619,975</u>	<u>15,519,975</u>	<u>16,004,977</u>	<u>485,002</u>
Expenditures:				
Current:				
General administration	4,562,895	4,895,895	3,763,612	1,132,283
Legal	125,500	157,500	148,407	9,093
Financial administration	445,500	445,500	415,695	29,805
Public facilities	1,976,250	1,413,750	1,207,643	206,107
Public safety	6,946,925	6,894,925	6,515,706	379,219
Public transportation	270,250	264,250	202,944	61,306
Culture and recreation	1,163,845	1,197,845	1,151,055	46,790
Capital outlay	6,652,395	3,176,395	2,025,691	1,150,704
Debt service:				
Principal retirement	-	-	166,079	(166,079)
Interest retirement	-	-	9,583	(9,583)
Total expenditures	<u>22,143,560</u>	<u>18,446,060</u>	<u>15,606,415</u>	<u>2,839,645</u>
Excess (deficiency) of revenues over (under) expenditures	(6,523,585)	(2,926,085)	398,562	3,324,647
Other financing sources (uses):				
Transfers out	-	(4,347,745)	(4,347,745)	-
Proceeds from right to use subscriptions	-	-	554,182	554,182
Total other financing sources (uses)	<u>-</u>	<u>(4,347,745)</u>	<u>(3,793,563)</u>	<u>554,182</u>
Net change in fund balances	(6,523,585)	(7,273,830)	(3,395,001)	3,878,829
Fund balance at October 1, 2023	<u>19,046,070</u>	<u>19,046,070</u>	<u>19,046,070</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ 12,522,485</u>	<u>\$ 11,772,240</u>	<u>\$ 15,651,069</u>	<u>\$ 3,878,829</u>

CITY OF PORT ARANSAS, TEXAS

REQUIRED SUPPLEMENTARY INFORMATION
BEACH FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND
BALANCE – BUDGET AND ACTUAL

For the year ended September 30, 2024

	Budgeted Amounts		Actual	
	Original	Final	Amounts	Variance
Revenues:				
Taxes:				
Hotel/motel	\$ 2,800,000	\$ 2,800,000	\$ 2,743,736	\$ (56,264)
Beach parking permits	317,000	317,000	1,266,636	949,636
Intergovernmental	1,425,000	1,425,000	459,585	(965,415)
Interest	75,000	75,000	415,167	340,167
Miscellaneous	-	-	1,847	1,847
Total revenues	<u>4,617,000</u>	<u>4,617,000</u>	<u>4,886,971</u>	<u>269,971</u>
Expenditures:				
Culture and recreation:				
Lifeguards and permits	868,125	868,125	675,023	193,102
Beach public works	3,331,725	3,331,725	3,104,682	227,043
Capital outlay	1,291,000	1,291,000	379,801	911,199
Debt service:				
Principal retirement	-	-	45,037	(45,037)
Interest retirement	-	-	3,466	(3,466)
Total expenditures	<u>5,490,850</u>	<u>5,490,850</u>	<u>4,208,009</u>	<u>1,282,841</u>
Excess (deficiency) of revenues over (under) expenditures	(873,850)	(873,850)	678,962	1,552,812
Other financing sources (uses):				
Transfers out	(60,000)	(60,000)	(120,000)	(60,000)
Proceeds from right to use leases	-	-	287,379	287,379
Total other financing sources (uses)	<u>(60,000)</u>	<u>(60,000)</u>	<u>167,379</u>	<u>227,379</u>
Net change in fund balances	(933,850)	(933,850)	846,341	1,780,191
Fund balance at October 1, 2023	<u>7,440,480</u>	<u>7,440,480</u>	<u>7,440,480</u>	-
Fund balance at September 30, 2024	<u>\$ 6,506,630</u>	<u>\$ 6,506,630</u>	<u>\$ 8,286,821</u>	<u>\$ 1,780,191</u>

CITY OF PORT ARANSAS, TEXAS

REQUIRED SUPPLEMENTARY INFORMATION
HOTEL/MOTEL FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND
BALANCE – BUDGET AND ACTUAL

For the year ended September 30, 2024

	Budgeted Amounts		Actual	
	Original	Final	Amounts	Variance
Revenues:				
Taxes:				
Hotel/motel	\$ 5,107,150	\$ 4,606,150	\$ 4,584,202	\$ (21,948)
Interest	-	10,000	-	(10,000)
Total revenues	<u>5,107,150</u>	<u>4,616,150</u>	<u>4,584,202</u>	<u>(31,948)</u>
Expenditures:				
General administration:				
Mayor and council	<u>5,107,150</u>	<u>4,674,150</u>	<u>4,715,954</u>	<u>(41,804)</u>
Total expenditures	<u>5,107,150</u>	<u>4,674,150</u>	<u>4,715,954</u>	<u>(41,804)</u>
Net change in fund balances	-	(58,000)	(131,752)	(73,752)
Fund balance at October 1, 2023	<u>131,812</u>	<u>131,812</u>	<u>131,812</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ 131,812</u>	<u>\$ 73,812</u>	<u>\$ 60</u>	<u>\$ (73,752)</u>

CITY OF PORT ARANSAS, TEXAS

REQUIRED SUPPLEMENTARY INFORMATION
HOTEL/MOTEL SPECIAL REVENUE/FACILITY FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND
BALANCE – BUDGET AND ACTUAL

For the year ended September 30, 2024

	Budgeted Amounts		Actual	
	Original	Final	Amounts	Variance
Revenues:				
Taxes:				
Hotel/motel	\$ 5,892,850	\$ 5,393,850	\$ 5,573,296	\$ 179,446
Charges for services	15,000	15,000	25,765	10,765
Miscellaneous	375,000	701,000	-	(701,000)
Interest	-	-	772,285	772,285
Total revenues	<u>6,282,850</u>	<u>6,109,850</u>	<u>6,371,346</u>	<u>261,496</u>
Expenditures:				
Current:				
Culture and recreation	2,663,885	2,663,885	1,118,058	1,545,827
Capital outlay	4,364,825	2,260,825	2,599,225	(338,400)
Debt service:				
Principal	-	-	6,443	(6,443)
Interest	-	-	435	(435)
Total expenditures	<u>7,028,710</u>	<u>4,924,710</u>	<u>3,724,161</u>	<u>1,200,549</u>
Excess (deficiency) of revenues over (under) expenditures	(745,860)	1,185,140	2,647,185	1,462,045
Other financing sources (uses):				
Transfers in	1,300,000	1,300,000	-	(1,300,000)
Transfers out	(11,860,035)	(11,860,035)	(5,122,755)	6,737,280
Proceeds from right to use leases/subscriptions	-	-	47,038	47,038
Total other financing sources (uses)	<u>(10,560,035)</u>	<u>(10,560,035)</u>	<u>(5,075,717)</u>	<u>5,484,318</u>
Net change in fund balances	(11,305,895)	(9,374,895)	(2,428,532)	6,946,363
Fund balance at October 1, 2023	<u>14,314,833</u>	<u>14,314,833</u>	<u>14,314,833</u>	-
Fund balance at September 30, 2024	<u>\$ 3,008,938</u>	<u>\$ 4,939,938</u>	<u>\$ 11,886,301</u>	<u>\$ 6,946,363</u>

CITY OF PORT ARANSAS, TEXAS

REQUIRED SUPPLEMENTARY INFORMATION
AIRPORT FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND
BALANCE – BUDGET AND ACTUAL

For the year ended September 30, 2024

	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Intergovernmental	\$ 20,000	\$ 20,000	\$ 36,787	\$ 16,787
Charges for services	252,150	252,150	241,627	(10,523)
Interest	17,500	17,500	20	(17,480)
Miscellaneous	-	-	9,809	9,809
Total revenues	<u>289,650</u>	<u>289,650</u>	<u>288,243</u>	<u>(1,407)</u>
Expenditures:				
Culture and recreation				
Airport	272,375	272,375	256,461	15,914
Capital outlay	466,780	466,780	327,087	139,693
Debt service:				
Principal	-	-	2,009	(2,009)
Interest	-	-	2,991	(2,991)
Total expenditures	<u>739,155</u>	<u>739,155</u>	<u>588,548</u>	<u>150,607</u>
Excess (deficiency) of revenues over (under) expenditures	<u>(449,505)</u>	<u>(449,505)</u>	<u>(300,305)</u>	<u>149,200</u>
Other financing sources (uses):				
Proceeds from right to use leases/subscrip	-	-	165,453	165,453
Total other financing sources (uses)	<u>-</u>	<u>-</u>	<u>165,453</u>	<u>165,453</u>
Net change in fund balances	(449,505)	(449,505)	(134,852)	314,653
Fund balance at October 1, 2023	<u>(52,011)</u>	<u>(52,011)</u>	<u>(52,011)</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ (501,516)</u>	<u>\$ (501,516)</u>	<u>\$ (186,863)</u>	<u>\$ 314,653</u>

CITY OF PORT ARANSAS, TEXAS

REQUIRED SUPPLEMENTARY INFORMATION
CONSTRUCTION FUND
SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND
BALANCE – BUDGET AND ACTUAL

For the year ended September 30, 2024

	Budgeted Amounts		Actual	
	Original	Final	Amounts	Variance
Revenues:				
Grant proceeds	\$ 4,670,975	\$ 4,670,975	\$ 3,524,000	\$ (1,146,975)
Interest	<u>50,000</u>	<u>50,000</u>	<u>1,296,188</u>	<u>1,246,188</u>
Total revenues	<u>4,720,975</u>	<u>4,720,975</u>	<u>4,820,188</u>	<u>99,213</u>
Expenditures:				
Capital outlay:				
Capital projects	29,928,337	29,928,337	7,211,407	22,716,930
Debt service:				
Issuance costs	<u>-</u>	<u>-</u>	<u>165,358</u>	<u>(165,358)</u>
Total expenditures	<u>29,928,337</u>	<u>29,928,337</u>	<u>7,376,765</u>	<u>22,551,572</u>
Excess (deficiency) of revenues over (under) expenditures	(25,207,362)	(25,207,362)	(2,556,577)	22,650,785
Other financing sources (uses):				
Premium	-	-	13,140,000	13,140,000
Proceeds of bond	<u>-</u>	<u>-</u>	<u>1,125,358</u>	<u>1,125,358</u>
Total other financing sources (uses)	<u>-</u>	<u>-</u>	<u>14,265,358</u>	<u>14,265,358</u>
Net change in fund balances	(25,207,362)	(25,207,362)	11,708,781	36,916,143
Fund balance at October 1, 2023	<u>17,016,316</u>	<u>17,016,316</u>	<u>17,016,316</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ (8,191,046)</u>	<u>\$ (8,191,046)</u>	<u>\$ 28,725,097</u>	<u>\$ 36,916,143</u>



CITY OF PORT ARANSAS, TEXAS

REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF CHANGES IN THE NET PENSION LIABILITY AND TEXAS MUNICIPAL
RETIREMENT SYSTEM (TMRS) RELATED RATIOS

For the year ended September 30, 2024

	Plan Year Ended December 31, 2023	Plan Year Ended December 31, 2022	Plan Year Ended December 31, 2021	Plan Year Ended December 31, 2020
Total pension liability				
Service cost	\$ 1,528,718	\$ 1,279,125	\$ 969,700	\$ 956,505
Interest	1,705,553	1,522,139	1,283,703	1,196,253
Difference in benefit terms including substantively automatic status	-	1,856,638	-	-
Differences between expected and actual experience	(24,907)	675,970	16,241	(126,601)
Changes of assumptions	(123,605)	-	-	-
Benefit payments, including refunds of employee contributions	(1,044,296)	(725,256)	(771,971)	(702,410)
Net change in total pension liability	2,041,463	4,608,616	1,497,673	1,323,747
Total pension liability - beginning	25,025,248	20,416,632	18,918,959	17,595,212
Total pension liability - ending (a)	27,066,711	25,025,248	20,416,632	18,918,959
Plan fiduciary net position				
Contributions - employer	1,300,267	906,929	784,283	796,179
Contributions - employee	632,075	479,503	413,518	409,346
Net investment income	2,131,206	(1,396,795)	2,158,435	1,132,787
Benefit payments, including refunds of employee contributions	(1,044,296)	(725,256)	(771,971)	(702,410)
Administrative expense	(13,538)	(12,077)	(9,980)	(7,327)
Other	(95)	14,410	69	(286)
Net change in plan fiduciary net position	3,005,619	(733,286)	2,574,354	1,628,289
Plan fiduciary net position - beginning	18,386,333	19,119,619	16,545,265	14,916,976
Plan fiduciary net position - ending (b)*	21,391,952	18,386,333	19,119,619	16,545,265
City's net position liability - ending (a) - (b)	\$ 5,674,759	\$ 6,638,915	\$ 1,297,013	\$ 2,373,694
Plan fiduciary net position as a percentage of the total pension liability	79.03%	73.47%	93.65%	87.45%
Covered payroll	\$ 9,029,638	\$ 7,613,836	\$ 6,891,970	\$ 6,822,433
City's net pension liability as a percentage of covered payroll	62.85%	87.20%	18.82%	34.79%

*FNP may be off a dollar due to rounding

Note to schedule: N/A

Plan Year Ended December 31, 2019	Plan Year Ended December 31, 2018	Plan Year Ended December 31, 2017	Plan Year Ended December 31, 2016	Plan Year Ended December 31, 2015	Plan Year Ended December 31, 2014
\$ 842,106	\$ 848,018	\$ 907,907	\$ 826,657	\$ 714,598	\$ 571,442
1,114,685	1,036,361	957,205	875,901	865,317	803,551
-	-	-	-	-	-
(214,179)	(20,913)	-	45,133	(565,781)	(11,868)
125,908	-	1,626	-	105,958	-
<u>(732,215)</u>	<u>(668,095)</u>	<u>(660,131)</u>	<u>(507,493)</u>	<u>(615,455)</u>	<u>(489,225)</u>
1,136,305	1,195,371	1,206,607	1,240,198	504,637	873,900
<u>16,458,907</u>	<u>15,263,536</u>	<u>14,056,929</u>	<u>12,816,731</u>	<u>12,312,094</u>	<u>11,438,194</u>
<u>17,595,212</u>	<u>16,458,907</u>	<u>15,263,536</u>	<u>14,056,929</u>	<u>12,816,731</u>	<u>12,312,094</u>
677,320	676,202	739,519	702,974	642,335	560,988
351,855	349,458	376,985	345,160	308,238	272,766
1,960,094	(380,621)	1,491,703	647,381	13,638	481,740
(732,215)	(668,095)	(660,131)	(507,493)	(615,455)	(489,225)
(11,069)	(7,354)	(7,730)	(7,313)	(8,306)	(5,029)
<u>(333)</u>	<u>(384)</u>	<u>(392)</u>	<u>(394)</u>	<u>(410)</u>	<u>(414)</u>
2,245,652	(30,794)	1,939,954	1,180,315	340,040	820,826
<u>12,671,324</u>	<u>12,702,118</u>	<u>10,762,164</u>	<u>9,581,849</u>	<u>9,241,809</u>	<u>8,420,983</u>
<u>14,916,976</u>	<u>12,671,324</u>	<u>12,702,118</u>	<u>10,762,164</u>	<u>9,581,849</u>	<u>9,241,809</u>
<u>\$ 2,678,236</u>	<u>\$ 3,787,583</u>	<u>\$ 2,561,418</u>	<u>\$ 3,294,765</u>	<u>\$ 3,234,882</u>	<u>\$ 3,070,285</u>
84.78%	76.99%	83.22%	76.56%	74.76%	75.06%
<u>\$ 5,864,246</u>	<u>\$ 5,824,298</u>	<u>\$ 6,283,090</u>	<u>\$ 5,752,659</u>	<u>\$ 5,137,298</u>	<u>\$ 4,546,100</u>
45.67%	65.03%	40.77%	57.27%	62.97%	67.54%

CITY OF PORT ARANSAS, TEXAS

**REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF CONTRIBUTIONS AND NOTES TO
SCHEDULE OF CONTRIBUTIONS – NET PENSION LIABILITY**

For the year ended September 30,

	2024	2023	2022	2021	2020
Actuarially determined contribution	\$ 1,408,790	\$ 1,306,855	\$ 799,303	\$ 689,194	\$ 687,841
Contributions in relation to the actuarially determined contribution	<u>1,408,790</u>	<u>1,306,855</u>	<u>799,303</u>	<u>689,194</u>	<u>687,841</u>
Contributions deficiency (excess)	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
Covered payroll	<u>\$ 9,355,180</u>	<u>\$ 8,867,945</u>	<u>\$ 7,239,887</u>	<u>\$ 6,056,186</u>	<u>\$ 5,894,098</u>
Contributions as a percentage of covered payroll	15.06%	14.74%	11.04%	11.38%	11.67%

Notes to schedule of contributions

Valuation date

Notes

Actuarially determined contributions are calculated as of December 31 and become effective in January 13 months later.

Methods and assumptions used to

Determine contribution rates:

Actuarial cost method

Entry age normal

Amortization method

Level percentage of payroll, closed

Remaining amortization period

22 years

Asset valuation method

10 year smoothed market; 12.0% soft corridor

Actuarial assumption:

Inflation

2.50%

Salary increases

3.60% to 11.85% including inflation

Investment rate of return

6.75%

Retirement age

Experience-based table of rates that vary by age. Last updated for the 2023 valuation pursuant to an experience study of the period ending 2022.

Mortality

Post-retirement: 2019 Municipal Retirees of Texas Mortality Tables. Male rates are multiplied by 103% and female rates are multiplied by 105%. The rates are projected on a fully generational basis by the most recent scale MP-2021. Pre-retirement: PUB(10) mortality tables, with the 110% public safety table used for males and the 100% of the general employee table used for females. The rates are projected on a fully generational basis by the recent scale MP-2021.

Other information:

Notes

There were no benefit changes during the year.

2019	2018	2017	2016	2015
\$ 677,320	\$ 676,202	\$ 739,519	\$ 702,974	\$ 642,335
<u>677,320</u>	<u>676,202</u>	<u>739,519</u>	<u>702,974</u>	<u>642,335</u>
<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>	<u>\$ -</u>
<u>\$ 5,864,246</u>	<u>\$ 5,837,617</u>	<u>\$ 5,824,298</u>	<u>\$ 5,752,659</u>	<u>\$ 5,137,298</u>
11.55%	11.58%	12.70%	12.22%	12.50%

CITY OF PORT ARANSAS, TEXAS

**REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF CHANGES IN THE OPEB LIABILITY AND
TEXAS MUNICIPAL RETIREMENT SYSTEM (TMRS) RELATED RATIOS - SDBF**

For the year ended September 30,

	Plan Year Ended December 31, 2023	Plan Year Ended December 31, 2022	Plan Year Ended December 31, 2021	Plan Year Ended December 31, 2020
Total OPEB liability				
Service cost	\$ 18,962	\$ 31,978	\$ 25,500	\$ 22,514
Interest	13,131	8,299	8,632	9,685
Differences between expected and actual experience	(14,356)	870	(22,894)	(4,264)
Changes of assumptions	16,532	(151,360)	12,916	55,127
Benefit payments *	<u>(11,740)</u>	<u>(8,376)</u>	<u>(7,580)</u>	<u>(2,729)</u>
Net change in total OPEB liability	22,529	(118,589)	16,574	80,333
Total OPEB liability - beginning	<u>320,616</u>	<u>439,205</u>	<u>422,631</u>	<u>342,298</u>
Total OPEB liability - ending	<u>\$ 343,145</u>	<u>\$ 320,616</u>	<u>\$ 439,205</u>	<u>\$ 422,631</u>
Covered payroll	<u>\$ 9,029,638</u>	<u>\$ 7,613,836</u>	<u>\$ 6,891,970</u>	<u>\$ 6,822,433</u>
City's OPEB liability as a percentage of covered payroll	3.80%	4.21%	6.37%	6.19%

*Due to the SDBF being considered an unfunded OPEB plan under GASB 75, benefit payments are treated as being equal to the employer's contributions for retirees.

Changes of assumptions reflect a change in the discount rate each period. The following are the discount used each period.

2023 - 3.77%

2022 - 4.05%

2021 - 1.84%

2020 - 2.00%

2019 - 2.75%

2018 - 3.71%

2017 - 3.31%

GASB 75 requires 10 fiscal years of data to be provided in this schedule. This is the sixth year of implementation of GASB 75. The City will develop the schedule prospectively.

Plan Year Ended December 31, 2019	Plan Year Ended December 31, 2018
\$ 17,006	\$ 19,803
10,173	9,256
(5,568)	(12,937)
55,864	(18,393)
(1,759)	(1,747)
75,716	(4,018)
266,582	270,600
\$ 342,298	\$ 266,582
\$ 6,283,090	\$ 5,824,298
5.45%	4.58%

CITY OF PORT ARANSAS, TEXAS

**REQUIRED SUPPLEMENTARY INFORMATION
SCHEDULE OF CHANGES IN THE OPEB LIABILITY -
RETIREE HEALTH INSURANCE**

For the year ended September 30,

	September 30, 2024	September 30, 2023	September 30, 2022	September 30, 2021
Total OPEB liability				
Service cost	\$ 195,004	\$ 173,129	\$ 258,315	\$ 374,016
Interest	155,040	147,811	85,956	112,619
Differences between expected and actual experience	(468,450)	(152,979)	(1,774,021)	(1,429,860)
Changes of assumptions	444,064	(52,765)	866,362	(85,226)
Benefit payments	<u>(49,654)</u>	<u>(54,880)</u>	<u>(57,130)</u>	<u>(58,404)</u>
Net change in total OPEB liability	276,004	60,316	(620,518)	(1,086,855)
Total OPEB liability - beginning	<u>3,013,400</u>	<u>2,953,084</u>	<u>3,573,602</u>	<u>4,660,457</u>
Total OPEB liability - ending	<u>\$ 3,289,404</u>	<u>\$ 3,013,400</u>	<u>\$ 2,953,084</u>	<u>\$ 3,573,602</u>
Covered-employee payroll	<u>\$ 9,355,180</u>	<u>\$ 8,867,945</u>	<u>\$ 7,239,887</u>	<u>\$ 6,056,186</u>
City's OPEB liability as a percentage of covered-employee payroll	35.16%	33.98%	40.79%	59.01%

FYE23 - The demographic assumptions were updated to reflect the 2019 TMRS Experience Study and the health care trend rates were updated to better reflect the plan's anticipated experience and the repeal of the exise tax on high-cost employer health plans.

FYE23 - The health care trend assumption was modified.

Changes of assumptions reflect the effects of changes in the discount rate of each period.

The following are the discount rates used in each period:

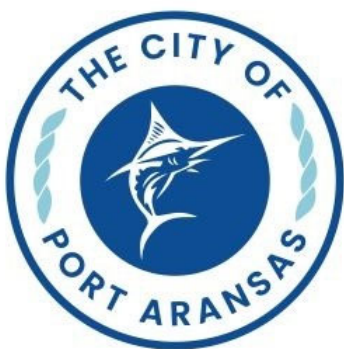
<u>FYE</u>	<u>Discount rate</u>
2024	4.06%
2023	4.87%
2022	4.77%
2021	2.00%
2020	2.00%
2019	2.75%
2018	3.31%

GASB 75 requires 10 fiscal years of data to be provided in this schedule. This is the seventh year of implementation of GASB 75. The City will develop the schedule prospectively.

September 30, 2020	September 30, 2019	September 30, 2018
\$ 307,141	\$ 191,338	\$ 183,873
123,008	136,314	126,648
18,683	(4,841)	-
(67,046)	907,144	-
<u>(77,103)</u>	<u>(80,640)</u>	<u>(79,211)</u>
304,683	1,149,315	231,310
<u>4,355,774</u>	<u>3,206,459</u>	<u>2,975,149</u>
<u>\$ 4,660,457</u>	<u>\$ 4,355,774</u>	<u>\$ 3,206,459</u>
 <u>\$ 5,894,098</u>	 <u>\$ 5,864,246</u>	 <u>\$ 5,837,617</u>
 81.42%	 97.62%	 62.24%



OTHER SUPPLEMENTARY INFORMATION



CITY OF PORT ARANSAS, TEXAS

NONMAJOR GOVERNMENTAL FUNDS

SPECIAL REVENUE FUNDS

Special revenue funds are used to account for the proceeds of specific revenue sources that are restricted or committed to expenditure for specified purposes other than debt service and capital projects.

- Court Security Fund
- Court Technology Fund
- COVID-19 Fund
- Drainage Impact Fees
- Impact Fees – Zone 1 Fund
- Impact Fees – Zone 2 Fund
- Library Fund
- Nature Preserve Projects Fund
- Park Dedication Fees Fund
- Recreational Development Fund
- Street Maintenance Fund
- Winter Storm URI Fund

CITY OF PORT ARANSAS, TEXAS

COMBINING BALANCE SHEET –
NONMAJOR GOVERNMENTAL FUNDS

September 30, 2024

	SPECIAL REVENUE FUNDS					
	COURT SECURITY FUND	COURT TECHNOLOGY	COVID-19 FUND	DRAINAGE IMPACT FEES	IMPACT FEES ZONE 1 FUND	IMPACT FEES ZONE 2 FUND
ASSETS						
Cash and cash equivalents	\$ 55,523	\$ 30,158	\$ 313,547	\$ 9,605	\$ 548,144	\$ 200,041
Investments	-	-	-	-	-	-
Receivables	-	-	-	-	-	-
Due from other funds	-	-	-	-	-	-
Inventories	-	-	-	-	-	-
Prepaid items	-	-	-	-	-	-
Lease receivable	-	-	-	-	-	-
Total assets	<u>\$ 55,523</u>	<u>\$ 30,158</u>	<u>\$ 313,547</u>	<u>\$ 9,605</u>	<u>\$ 548,144</u>	<u>\$ 200,041</u>
LIABILITIES						
Accounts payable and accrued liabilities	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Accrued wages payable	-	-	-	-	-	-
Due to other funds	-	-	-	-	-	-
Deferred revenues	-	-	-	-	-	-
Total liabilities	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
DEFERRED INFLOWS OF RESOURCES						
Deferred leases	-	-	-	-	-	-
Deferred property taxes	-	-	-	-	-	-
Total deferred inflows of resources	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
FUND BALANCES						
Nonspendable:						
Inventories	-	-	-	-	-	-
Prepays	-	-	-	-	-	-
Restricted:						
Culture and recreation	-	-	-	-	-	-
Debt service	-	-	-	-	-	-
Economic development	-	-	-	-	-	-
Public safety	55,523	30,158	313,547	-	-	-
Committed						
Construction	-	-	-	-	548,144	200,041
Culture and recreation	-	-	-	-	-	-
Public transportation	-	-	-	-	-	-
Assigned	-	-	-	-	-	-
Unassigned	-	-	-	9,605	-	-
Total fund balances	<u>55,523</u>	<u>30,158</u>	<u>313,547</u>	<u>9,605</u>	<u>548,144</u>	<u>200,041</u>
Total liabilities, deferred inflows of resources and fund balances	<u>\$ 55,523</u>	<u>\$ 30,158</u>	<u>\$ 313,547</u>	<u>\$ 9,605</u>	<u>\$ 548,144</u>	<u>\$ 200,041</u>

SPECIAL REVENUE FUNDS						
LIBRARY FUND	NATURE PRESERVE PROJECTS FUND	PARK DEDICATION FEES FUND	RECREATIONAL DEVELOPMENT FUND	STREET MAINTENANCE FUND	WINTER STORM URI FUND	TOTAL NONMAJOR GOVERNMENTAL FUNDS
\$ 105,052	\$ 216,975	\$ 814,602	\$ 1,900,564	\$ 774,119	\$ -	\$ 4,968,330
-	-	-	-	-	-	-
-	30,250	-	119,514	-	-	149,764
-	-	-	-	62,647	-	62,647
-	-	-	-	-	-	-
-	78	-	-	-	-	78
-	-	-	-	-	-	-
<u>\$ 105,052</u>	<u>\$ 247,303</u>	<u>\$ 814,602</u>	<u>\$ 2,020,078</u>	<u>\$ 836,766</u>	<u>\$ -</u>	<u>\$ 5,180,819</u>
\$ -	\$ 60,752	\$ -	\$ 428,182	\$ 2,528	\$ 470	\$ 491,932
-	6,664	-	17,847	-	-	24,511
-	-	-	-	-	62,647	62,647
-	-	-	-	-	-	-
-	67,416	-	446,029	2,528	63,117	579,090
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	78	-	-	-	-	78
105,052	-	-	1,574,049	-	-	1,679,101
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	-	-	-	-	-	399,228
-	-	-	-	-	-	748,185
-	-	814,602	-	-	-	814,602
-	-	-	-	834,238	-	834,238
-	-	-	-	-	-	-
-	179,809	-	-	-	(63,117)	126,297
<u>105,052</u>	<u>179,887</u>	<u>814,602</u>	<u>1,574,049</u>	<u>834,238</u>	<u>(63,117)</u>	<u>4,601,729</u>
<u>\$ 105,052</u>	<u>\$ 247,303</u>	<u>\$ 814,602</u>	<u>\$ 2,020,078</u>	<u>\$ 836,766</u>	<u>\$ -</u>	<u>\$ 5,180,819</u>

CITY OF PORT ARANSAS, TEXAS

**COMBINING STATEMENT OF REVENUES, EXPENDITURES,
AND CHANGES IN FUND BALANCES – NONMAJOR GOVERNMENTAL FUNDS**

For the year ended September 30, 2024

	SPECIAL REVENUE FUNDS					
	COURT SECURITY FUND	COURT TECHNOLOGY	COVID-19 FUND	DRAINAGE IMPACT FEES	IMPACT FEES ZONE 1 FUND	IMPACT FEES ZONE 2 FUND
REVENUES						
Taxes						
Property	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Sales	-	-	-	-	-	-
Franchise fees, licenses and permits	-	-	-	-	-	-
Hotel/motel	-	-	-	-	-	-
Intergovernmental	-	-	-	-	-	-
Licenses and permits	-	-	-	-	-	-
Charges for services	-	-	-	7,402	-	-
Fines and forfeitures	16,990	14,158	-	-	199,369	108,721
Interest	2,333	1,143	13,158	111	31,486	8,502
Miscellaneous	-	-	-	-	-	-
Total revenues	<u>19,323</u>	<u>15,301</u>	<u>13,158</u>	<u>7,513</u>	<u>230,855</u>	<u>117,223</u>
EXPENDITURES						
Current:						
General administration	-	-	-	2,800	8,841	6,042
Economic development	-	-	-	-	-	-
Public safety						
Storm repairs	-	-	-	-	-	-
Emergency relief	-	-	-	-	-	-
Municipal court	1,028	8,793	-	-	-	-
Public transportation						
Regional transit	-	-	-	-	-	-
Highways and streets	-	-	-	-	-	-
Culture and recreation						
Airport	-	-	-	-	-	-
Library	-	-	-	-	-	-
Nature preserve	-	-	-	-	-	-
Park	-	-	-	-	-	-
Capital outlay	14,394	-	-	-	-	-
Debt service						
Principal retirement	2,329	-	-	-	-	-
Interest and fiscal charges	79	-	-	-	-	-
Total expenditures	<u>17,830</u>	<u>8,793</u>	<u>-</u>	<u>2,800</u>	<u>8,841</u>	<u>6,042</u>
Excess (deficiency) of revenues over (under) expenditures	<u>1,493</u>	<u>6,508</u>	<u>13,158</u>	<u>4,713</u>	<u>222,014</u>	<u>111,181</u>
OTHER FINANCING SOURCES (USES)						
Transfers in	-	-	-	-	-	-
Transfers out	-	-	-	-	(533,012)	(69,600)
Proceeds from right to use leases/subscriptions	14,394	-	-	-	-	-
Total other financing sources (uses)	<u>14,394</u>	<u>-</u>	<u>-</u>	<u>-</u>	<u>(533,012)</u>	<u>(69,600)</u>
Net change in fund balances	<u>15,887</u>	<u>6,508</u>	<u>13,158</u>	<u>4,713</u>	<u>(310,998)</u>	<u>41,581</u>
Fund balances - beginning	<u>39,636</u>	<u>23,650</u>	<u>300,389</u>	<u>4,892</u>	<u>859,142</u>	<u>158,460</u>
Fund balances - ending	<u>\$ 55,523</u>	<u>\$ 30,158</u>	<u>\$ 313,547</u>	<u>\$ 9,605</u>	<u>\$ 548,144</u>	<u>\$ 200,041</u>

SPECIAL REVENUE FUNDS						
LIBRARY FUND	NATURE PRESERVE PROJECT FUND	PARK DEDICATION FEES FUND	RECREATIONAL DEVELOPMENT FUND	STREET MAINTENANCE FUND	WINTER STORM URI FUND	TOTAL NONMAJOR GOVERNMENTAL FUNDS
\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
-	-	-	1,295,052	-	-	1,295,052
-	-	-	-	-	-	-
-	-	-	-	-	-	-
-	159,636	81,626	-	-	2,787	244,049
-	-	-	-	-	-	-
10,850	-	-	-	-	-	18,252
-	-	-	-	-	-	339,238
259	4,172	43,156	70,515	42,227	-	217,062
754	-	-	37,517	-	-	38,271
<u>11,863</u>	<u>163,808</u>	<u>124,782</u>	<u>1,403,084</u>	<u>42,227</u>	<u>2,787</u>	<u>2,151,924</u>
-	-	-	-	-	-	17,683
-	-	-	-	-	-	-
-	-	-	-	-	68,363	68,363
-	-	-	-	-	-	-
-	-	-	-	-	-	9,821
-	-	-	-	29,220	-	29,220
-	-	-	-	-	-	-
-	-	-	-	-	-	-
3,023	-	-	-	-	-	3,023
-	480,803	-	-	-	-	480,803
-	-	-	1,096,196	-	-	1,096,196
-	158,437	-	1,114,508	-	-	1,287,339
-	-	-	8,984	-	-	11,313
-	-	-	767	-	-	846
<u>3,023</u>	<u>639,240</u>	<u>-</u>	<u>2,220,455</u>	<u>29,220</u>	<u>68,363</u>	<u>3,004,607</u>
<u>8,840</u>	<u>(475,432)</u>	<u>124,782</u>	<u>(817,371)</u>	<u>13,007</u>	<u>(65,576)</u>	<u>(852,683)</u>
-	403,746	-	945,071	-	-	1,348,817
-	-	-	-	-	-	(602,612)
-	-	-	72,311	-	-	86,705
-	403,746	-	1,017,382	-	-	832,910
<u>8,840</u>	<u>(71,686)</u>	<u>124,782</u>	<u>200,011</u>	<u>13,007</u>	<u>(65,576)</u>	<u>(19,773)</u>
<u>96,212</u>	<u>251,573</u>	<u>689,820</u>	<u>1,374,038</u>	<u>821,231</u>	<u>2,459</u>	<u>4,621,502</u>
<u>\$ 105,052</u>	<u>\$ 179,887</u>	<u>\$ 814,602</u>	<u>\$ 1,574,049</u>	<u>\$ 834,238</u>	<u>\$ (63,117)</u>	<u>\$ 4,601,729</u>

CITY OF PORT ARANSAS, TEXAS

**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES –
BUDGET AND ACTUAL – COURT SECURITY FUND**

For the year ended September 30, 2024

	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Fines and forfeitures	\$ 15,000	\$ 15,000	\$ 16,990	\$ 1,990
Interest	<u>2,000</u>	<u>2,000</u>	<u>2,333</u>	<u>333</u>
Total revenues	<u>17,000</u>	<u>17,000</u>	<u>19,323</u>	<u>2,323</u>
Expenditures:				
Current:				
Public safety				
Municipal court	5,825	5,825	1,028	4,797
Capital outlay	6,500	6,500	14,394	(7,894)
Debt service:				
Principal	-	-	2,329	(2,329)
Interest	<u>-</u>	<u>-</u>	<u>79</u>	<u>(79)</u>
Total expenditures	<u>12,325</u>	<u>12,325</u>	<u>17,830</u>	<u>(5,505)</u>
Excess (deficiency) of revenues over (under) expenditures	<u>4,675</u>	<u>4,675</u>	<u>1,493</u>	<u>(3,182)</u>
OTHER FINANCING SOURCES (USES)				
Proceeds from right to use leases/subscriptions	-	-	14,394	14,394
Total other financing sources (uses)	<u>-</u>	<u>-</u>	<u>14,394</u>	<u>14,394</u>
Net change in fund balances	4,675	4,675	15,887	11,212
Fund balance at October 1, 2023	<u>39,636</u>	<u>39,636</u>	<u>39,636</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ 44,311</u>	<u>\$ 44,311</u>	<u>\$ 55,523</u>	<u>\$ 11,212</u>

CITY OF PORT ARANSAS, TEXAS

**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES –
BUDGET AND ACTUAL – COURT TECHNOLOGY FUND**

For the year ended September 30, 2024

	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Fines and forfeitures	\$ 13,000	\$ 13,000	\$ 14,158	\$ 1,158
Interest	<u>1,000</u>	<u>1,000</u>	<u>1,143</u>	<u>143</u>
Total revenues	<u>14,000</u>	<u>14,000</u>	<u>15,301</u>	<u>1,301</u>
Expenditures:				
Current:				
Public safety				
Municipal court	9,400	11,100	8,793	2,307
Debt service:				
Principal	-	-	-	-
Interest	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Total expenditures	<u>9,400</u>	<u>11,100</u>	<u>8,793</u>	<u>2,307</u>
Excess (deficiency) of revenues over (under) expenditures	4,600	2,900	6,508	3,608
Fund balance at October 1, 2023	<u>23,650</u>	<u>23,650</u>	<u>23,650</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ 28,250</u>	<u>\$ 26,550</u>	<u>\$ 30,158</u>	<u>\$ 3,608</u>

CITY OF PORT ARANSAS, TEXAS

**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES –
BUDGET AND ACTUAL – IMPACT FEES ZONE 1**

For the year ended September 30, 2024

	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Charges for services	\$ 200,000	\$ 200,000	\$ 199,369	\$ (631)
Interest	<u>50,000</u>	<u>50,000</u>	<u>31,486</u>	<u>(18,514)</u>
Total revenues	<u>250,000</u>	<u>250,000</u>	<u>230,855</u>	<u>(19,145)</u>
Expenditures:				
Current:				
General administration	<u>-</u>	<u>-</u>	<u>8,841</u>	<u>(8,841)</u>
Total expenditures	<u>-</u>	<u>-</u>	<u>8,841</u>	<u>(8,841)</u>
Excess (deficiency) of revenues over (under) expenditures	250,000	250,000	222,014	(27,986)
Other financing sources (uses):				
Transfers out	<u>(533,015)</u>	<u>(533,015)</u>	<u>(533,012)</u>	<u>-</u>
Total other financing sources (uses)	<u>(533,015)</u>	<u>(533,015)</u>	<u>(533,012)</u>	<u>-</u>
Net change in fund balances	(283,015)	(283,015)	(310,998)	(27,983)
Fund balance at October 1, 2023	<u>859,142</u>	<u>859,142</u>	<u>859,142</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ 576,127</u>	<u>\$ 576,127</u>	<u>\$ 548,144</u>	<u>\$ (27,983)</u>

CITY OF PORT ARANSAS, TEXAS

**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES –
BUDGET AND ACTUAL – IMPACT FEES ZONE 2**

For the year ended September 30, 2024

	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Charges for services	\$ 84,000	\$ 84,000	\$ 108,721	\$ 24,721
Interest	<u>10,000</u>	<u>10,000</u>	<u>8,502</u>	<u>(1,498)</u>
Total revenues	<u>94,000</u>	<u>94,000</u>	<u>117,223</u>	<u>23,223</u>
Expenditures:				
Current:				
General administration	<u>-</u>	<u>-</u>	<u>6,042</u>	<u>(6,042)</u>
Total expenditures	<u>-</u>	<u>-</u>	<u>6,042</u>	<u>(6,042)</u>
Excess (deficiency) of revenues over (under) expenditures	94,000	94,000	111,181	17,181
Other financing sources (uses):				
Transfers out	<u>(69,600)</u>	<u>(69,600)</u>	<u>(69,600)</u>	<u>-</u>
Total other financing sources (uses)	<u>(69,600)</u>	<u>(69,600)</u>	<u>(69,600)</u>	<u>-</u>
Net change in fund balances	24,400	24,400	41,581	17,181
Fund balance at October 1, 2023	<u>158,460</u>	<u>158,460</u>	<u>158,460</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ 182,860</u>	<u>\$ 182,860</u>	<u>\$ 200,041</u>	<u>\$ 17,181</u>

CITY OF PORT ARANSAS, TEXAS

**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES –
BUDGET AND ACTUAL – DRAINAGE IMPACT FEES FUND**

For the year ended September 30, 2024

	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Charges for services	\$ 10,000	\$ -	\$ 7,402	\$ 7,402
Interest	<u>100</u>	<u>100</u>	<u>111</u>	<u>11</u>
Total revenues	<u>10,100</u>	<u>100</u>	<u>7,513</u>	<u>7,413</u>
Expenditures:				
Current:				
General administration	<u>-</u>	<u>-</u>	<u>2,800</u>	<u>(2,800)</u>
Total expenditures	<u>-</u>	<u>-</u>	<u>2,800</u>	<u>(2,800)</u>
Net change in fund balances	10,100	100	4,713	4,613
Fund balance at October 1, 2023	<u>4,892</u>	<u>4,892</u>	<u>4,892</u>	<u>-</u>
Fund balance at September 30, 2024	<u><u>\$ 14,992</u></u>	<u><u>\$ 4,992</u></u>	<u><u>\$ 9,605</u></u>	<u><u>\$ 4,613</u></u>

CITY OF PORT ARANSAS, TEXAS

**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES –
BUDGET AND ACTUAL – NATURE PRESERVE FUND**

From inception and for the year ended September 30, 2024

	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Intergovernmental	\$ 1,669,000	\$ 1,669,000	\$ 159,636	\$ (1,509,364)
Interest	500	500	4,172	3,672
Miscellaneous	-	-	-	-
Total revenues	<u>1,669,500</u>	<u>1,669,500</u>	<u>163,808</u>	<u>(1,505,692)</u>
Expenditures:				
Current				
Culture and recreation	2,422,775	2,422,775	480,803	1,941,972
Capital outlay				
Capital outlay	<u>320,000</u>	<u>320,000</u>	<u>158,437</u>	<u>161,563</u>
Total expenditures	<u>2,742,775</u>	<u>2,742,775</u>	<u>639,240</u>	<u>2,103,535</u>
Excess (deficiency) of revenues over (under) expenditures	(1,073,275)	(1,073,275)	(475,432)	597,843
Other financing sources (uses):				
Transfers in	<u>1,073,275</u>	<u>1,073,275</u>	<u>403,746</u>	<u>(669,529)</u>
Total other financing sources (uses)	<u>1,073,275</u>	<u>1,073,275</u>	<u>403,746</u>	<u>(669,529)</u>
Net change in fund balances	-	-	(71,686)	(71,686)
Fund balance at October 1, 2023	<u>251,573</u>	<u>251,573</u>	<u>251,573</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ 251,573</u>	<u>\$ 251,573</u>	<u>\$ 179,887</u>	<u>\$ (71,686)</u>

CITY OF PORT ARANSAS, TEXAS

**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES –
BUDGET AND ACTUAL – PARK DEDICATION FUND**

For the year ended September 30, 2024

	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Charges for services	\$ 108,000	\$ 108,000	\$ 81,626	\$ (26,374)
Interest	25,000	25,000	43,156	18,156
Total revenues	<u>133,000</u>	<u>133,000</u>	<u>124,782</u>	<u>(8,218)</u>
Expenditures:				
Current:	-	-	-	-
Total expenditures	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Net change in fund balances	133,000	133,000	124,782	(8,218)
Fund balance at October 1, 2023	<u>689,820</u>	<u>689,820</u>	<u>689,820</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ 822,820</u>	<u>\$ 822,820</u>	<u>\$ 814,602</u>	<u>\$ (8,218)</u>

CITY OF PORT ARANSAS, TEXAS

**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES –
BUDGET AND ACTUAL – RECREATIONAL DEVELOPMENT FUND**

For the year ended September 30, 2024

	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Taxes				
Sales	\$ -	\$ 1,265,350	\$ 1,295,052	\$ 29,702
Interest	65,000	65,000	70,515	5,515
Intergovernmental	265,650	265,650	-	(265,650)
Miscellaneous	131,500	131,500	37,517	(93,983)
Total revenues	<u>462,150</u>	<u>1,727,500</u>	<u>1,403,084</u>	<u>(324,416)</u>
Expenditures:				
Current				
Culture and recreation	1,457,610	1,457,610	1,096,196	361,414
Capital outlay	4,933,650	4,933,650	1,114,508	3,819,142
Debt service:				
Principal	-	-	8,984	(8,984)
Interest	-	-	767	(767)
Total expenditures	<u>6,391,260</u>	<u>6,391,260</u>	<u>2,220,455</u>	<u>4,170,805</u>
Excess (deficiency) of revenues over (under) expenditures	(5,929,110)	(4,663,760)	(817,371)	3,846,389
Other financing sources (uses):				
Proceeds from right to use leases/subscriptic	-	-	72,311	72,311
Transfer in	(4,663,760)	(4,663,760)	945,071	5,608,831
Total other financing sources (uses)	<u>(4,663,760)</u>	<u>(4,663,760)</u>	<u>1,017,382</u>	<u>5,681,142</u>
Net change in fund balances	(10,592,870)	(9,327,520)	200,011	9,527,531
Fund balance at October 1, 2023	<u>1,374,038</u>	<u>1,374,038</u>	<u>1,374,038</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ (9,218,832)</u>	<u>\$ (7,953,482)</u>	<u>\$ 1,574,049</u>	<u>\$ 9,527,531</u>

CITY OF PORT ARANSAS, TEXAS

**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES –
BUDGET AND ACTUAL – STREET MAINTENANCE FUND**

For the year ended September 30, 2024

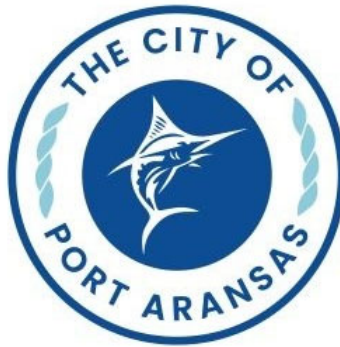
	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Interest	\$ 20,000	\$ 20,000	\$ 42,227	\$ 22,227
Total revenues	<u>20,000</u>	<u>20,000</u>	<u>42,227</u>	<u>22,227</u>
Expenditures:				
Current				
Public transportation	<u>131,000</u>	<u>131,000</u>	<u>29,220</u>	<u>101,780</u>
Total expenditures	<u>131,000</u>	<u>131,000</u>	<u>29,220</u>	<u>101,780</u>
Excess (deficiency) of revenues over (under) expenditures	(111,000)	(111,000)	13,007	124,007
Other financing sources (uses):				
Transfers in	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Total other financing sources (uses)	<u>-</u>	<u>-</u>	<u>-</u>	<u>-</u>
Net change in fund balances	(111,000)	(111,000)	13,007	124,007
Fund balance at October 1, 2023	<u>821,231</u>	<u>821,231</u>	<u>821,231</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ 710,231</u>	<u>\$ 710,231</u>	<u>\$ 834,238</u>	<u>\$ 124,007</u>

CITY OF PORT ARANSAS, TEXAS

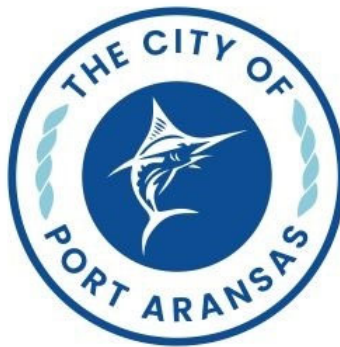
**SCHEDULE OF REVENUES, EXPENDITURES, AND CHANGES IN FUND BALANCES –
BUDGET AND ACTUAL – DEBT SERVICE FUND**

For the year ended September 30, 2024

	Original Budgeted Amounts	Final Budgeted Amounts	Actual Amounts	Variance With Final Budget
Revenues:				
Taxes				
Property	\$ 4,332,420	\$ 4,332,420	\$ 4,302,108	\$ (30,312)
Interest	<u>200,000</u>	<u>200,000</u>	<u>32,602</u>	<u>(167,398)</u>
Total revenues	<u>4,532,420</u>	<u>4,532,420</u>	<u>4,334,710</u>	<u>(197,710)</u>
Expenditures:				
Debt service				
Principal retirement	3,400,000	3,400,000	4,470,000	(1,070,000)
Interest retirement	<u>2,342,923</u>	<u>2,342,923</u>	<u>1,375,315</u>	<u>967,608</u>
Total expenditures	<u>5,742,923</u>	<u>5,742,923</u>	<u>5,845,315</u>	<u>(102,392)</u>
Excess (deficiency) of revenues over (under) expenditures	(1,210,503)	(1,210,503)	(1,510,605)	(300,102)
Other financing sources (uses):				
Transfers in	<u>1,408,087</u>	<u>1,408,087</u>	<u>1,408,087</u>	<u>-</u>
Total other financing sources (uses)	<u>1,408,087</u>	<u>1,408,087</u>	<u>1,408,087</u>	<u>-</u>
Net change in fund balances	197,584	197,584	(102,518)	(300,102)
Fund balance at October 1, 2023	<u>385,744</u>	<u>385,744</u>	<u>385,744</u>	<u>-</u>
Fund balance at September 30, 2024	<u>\$ 583,328</u>	<u>\$ 583,328</u>	<u>\$ 283,226</u>	<u>\$ (300,102)</u>



COMPLIANCE SECTION



INDEPENDENT AUDITOR'S REPORT ON INTERNAL CONTROL OVER FINANCIAL REPORTING
AND ON COMPLIANCE AND OTHER MATTERS BASED ON AN AUDIT OF FINANCIAL STATEMENTS
PERFORMED IN ACCORDANCE WITH *GOVERNMENT AUDITING STANDARDS*

To the Honorable Mayor and
Members of City Council
City of Port Aransas, Texas

We have audited, in accordance with auditing standards generally accepted in the United States of America and the standards applicable to financial audits contained in *Government Auditing Standards* issued by the Comptroller General of the United States, the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information of the City of Port Aransas, Texas (the City) as of and for the year ended September 30, 2024, and the related notes to the financial statements, which collectively comprise the City's basic financial statements, and have issued our report thereon dated June 19, 2025.

Report on Internal Control over Financial Reporting

In planning and performing our audit of the financial statements, we considered the City's internal control over financial reporting (internal control) as a basis for designing audit procedures that are appropriate in the circumstances for the purpose of expressing our opinions on the financial statements, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control. Accordingly, we do not express an opinion on the effectiveness of the City's internal control.

A deficiency in internal control exists when the design or operation of a control does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, misstatements on a timely basis. A *material weakness* is a deficiency, or combination of deficiencies, in internal control, such that there is a reasonable possibility that a material misstatement of the City's financial statements will not be prevented, or detected and corrected on timely basis. A *significant deficiency* is a deficiency, or a combination of deficiencies, in internal control that is less severe than a material weakness, yet important enough to merit attention by those charged with governance.

Our consideration of internal control was for the limited purpose described in the first paragraph of this section and was not designed to identify all deficiencies in internal control that might be material weaknesses or significant deficiencies. Given these limitations, during our audit we did not identify any deficiencies in internal control that we consider to be material weaknesses. However, material weaknesses may exist that have not been identified.

Report on Compliance and Other Matters

As part of obtaining reasonable assurance about whether the City's financial statements are free from material misstatement, we performed tests of its compliance with certain provisions of laws, regulations, contracts and grant agreements, noncompliance with which could have a direct and material effect on the financial statements. However, providing an opinion on compliance with those provisions was not an objective of our audit, and accordingly, we do not express such an opinion. The results of our tests disclosed no instances of noncompliance or other matters that are required to be reported under *Government Auditing Standards*.

Purpose of this Report

The purpose of this report is solely to describe the scope of our testing of internal control and compliance and the results of that testing, and not to provide an opinion on the effectiveness of the entity's internal control or on compliance. This report is an integral part of an audit performed in accordance with *Government Auditing Standards* in considering the City's internal control and compliance. Accordingly, this communication is not suitable for any other purpose.

San Antonio, Texas

June 19, 2025

INDEPENDENT AUDITOR'S REPORT ON COMPLIANCE FOR EACH MAJOR
FEDERAL AND STATE PROGRAM AND ON INTERNAL CONTROL OVER COMPLIANCE
REQUIRED BY THE UNIFORM GUIDANCE AND THE STATE OF TEXAS SINGLE AUDIT CIRCULAR

To the Honorable Mayor and
Members of City Council
City of Port Aransas, Texas

Report on Compliance for Each Major Federal and State Program

Opinion on Each Major Federal and State Program

We have audited the City of Port Aransas, Texas' (the City) compliance with the types of compliance requirements identified as subject to audit in the OMB *Compliance Supplement* and the *State of Texas Single Audit Circular* that could have a direct and material effect on each of the City's major federal and state programs for the year ended September 30, 2024. The City's major federal and state programs are identified in the summary of auditor's results section of the accompanying schedule of findings and questioned costs.

In our opinion, the City complied, in all material respects, with the types of compliance requirements referred to above that could have a direct and material effect on each of its major federal and state programs for the year ended September 30, 2024.

Basis for Opinion on Each Major Federal and State Program

We conducted our audit of compliance in accordance with auditing standards generally accepted in the United States of America; the standards applicable to financial audits contained in *Government Auditing Standards*, issued by the Comptroller General of the United States, the audit requirements of Title 2 U.S. *Code of Federal Regulations Part 200, Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance), and the *State of Texas Single Audit Circular*. Our responsibilities under those standards, the Uniform Guidance and the *State of Texas Single Audit Circular*, are further described in the Auditor's Responsibilities for the Audit of Compliance section of our report.

We are required to be independent of the City and to meet our other ethical responsibilities, in accordance with relevant ethical requirements relating to our audit. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion on compliance for each major federal and state program. Our audit does not provide a legal determination of the City's compliance with the compliance requirements referred to above.

Responsibilities of Management for Compliance

Management is responsible for compliance with the requirements referred to above and for the design, implementation, and maintenance of effective internal control over compliance with the requirements of laws, statutes, regulations, rules, and provisions of contracts or grant agreements applicable to the City's federal and state programs.

Auditor's Responsibilities for the Audit of Compliance

Our objectives are to obtain reasonable assurance about whether material noncompliance with the compliance requirements referred to above occurred, whether due to fraud or error, and express an opinion on the City's compliance based on our audit. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with generally accepted auditing standards, *Government Auditing Standards*, the Uniform Guidance, and the *State of Texas Single Audit Circular*, will always detect material noncompliance when it exists. The risk of not detecting material noncompliance resulting from fraud is higher than for that resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control. Noncompliance with the compliance requirements referred to above is considered material if there is a substantial likelihood that, individually or in the aggregate, it would influence the judgment made by a reasonable user of the report on compliance about the City's compliance with the requirements of each major federal and state program as a whole.

In performing an audit in accordance with generally accepted auditing standards, *Government Auditing Standards*, the Uniform Guidance, and the *State of Texas Single Audit Circular*, we:

- Exercise professional judgment and maintain professional skepticism throughout the audit.
- Identify and assess the risks of material noncompliance, whether due to fraud or error, and design and perform audit procedures responsive to those risks. Such procedures include examining, on a test basis, evidence regarding the City's compliance with the compliance requirements referred to above and performing such other procedures as we considered necessary in the circumstances.
- Obtain an understanding of the City's internal control over compliance relevant to the audit in order to design audit procedures that are appropriate in the circumstances and to test and report on internal control over compliance in accordance with the Uniform Guidance and the *State of Texas Single Audit Circular*, but not for the purpose of expressing an opinion on the effectiveness of the City's internal control over compliance. Accordingly, no such opinion is expressed.

We are required to communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and any significant deficiencies and material weaknesses in internal control over compliance that we identified during the audit.

Report on Internal Control over Compliance

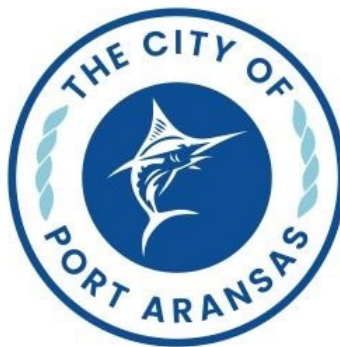
A *deficiency in internal control over compliance* exists when the design or operation of a control over compliance does not allow management or employees, in the normal course of performing their assigned functions, to prevent, or detect and correct, noncompliance with a type of compliance requirement of a federal or state program on a timely basis. A *material weakness in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance, such that there is a reasonable possibility that material noncompliance with a type of compliance requirement of a federal or state program will not be prevented, or detected and corrected, on a timely basis. A *significant deficiency in internal control over compliance* is a deficiency, or a combination of deficiencies, in internal control over compliance with a type of compliance requirement of a federal or state program that is less severe than a material weakness in internal control over compliance, yet important enough to merit attention by those charged with governance.

Our consideration of internal control over compliance was for the limited purpose described in the Auditor's Responsibilities for the Audit of Compliance section above and was not designed to identify all deficiencies in internal control over compliance that might be material weaknesses or significant deficiencies in internal control over compliance. Given these limitations, during our audit we did not identify any deficiencies in internal control over compliance that we consider to be material weaknesses, as defined above. However, material weaknesses or significant deficiencies in internal control over compliance may exist that were not identified.

Our audit was not designed for the purpose of expressing an opinion on the effectiveness of internal control over compliance. Accordingly, no such opinion is expressed.

The purpose of this report on internal control over compliance is solely to describe the scope of our testing of internal control over compliance and the results of that testing based on the requirements of the Uniform Guidance and the *State of Texas Single Audit Circular*. Accordingly, this report is not suitable for any other purpose.

San Antonio, Texas
June 19, 2025



SCHEDULE OF FINDINGS AND QUESTIONED COSTS

For the year ended September 30, 2024

SECTION 1 – SUMMARY OF AUDITOR’S RESULTS

Financial Statements

Type of auditor’s report issued:Unmodified

Internal control over financial reporting:

- Material weakness(es) identified?

Yes

X

No
- Significant deficiency(ies) identified not considered to be material weaknesses?

Yes

X

None Reported

Noncompliance material to financial statements noted?

Yes

X

No

Federal and State Awards

Internal control over major programs:

- Material weakness(es) identified?

Yes

X

No
- Significant deficiency(ies) identified not considered to be material weaknesses?

Yes

X

None Reported

Type of auditor’s report issued on compliance for major programs:Unmodified

Any audit findings disclosed that are required to be reported in accordance with 2 CFR Section 200.516(a) and State of Texas Audit Circular?

Yes

X

No

Identification of Major Programs

Federal Assistance Listing Number(s)	Name of Federal/State Program or Cluster
97.036	Disaster Grants – Public Assistance
14.228	Community Development Block Grant
State Assistance	
N/A	Disaster Grants – Public Assistance

Dollar threshold used to distinguish between Type A and Type B federal and state programs:

\$750,000

Auditee qualified as low-risk auditee?

X

YesNo

SECTION II - FINANCIAL STATEMENT FINDINGS

There were no financial statement findings required to be reported in accordance with *Government Auditing Standards*.

SECTION III - FEDERAL AND STATE AWARD FINDINGS AND QUESTIONED COSTS

None

CITY OF PORT ARANSAS, TEXAS

SUMMARY SCHEDULE OF PRIOR AUDIT FINDINGS

For the year ended September 30, 2024

There were no prior audit findings reported.

CITY OF PORT ARANSAS, TEXAS

FINAL DRAFT

SCHEDULE OF EXPENDITURES OF FEDERAL AND STATE AWARDS

For the year ended September 30, 2024

FEDERAL GRANTOR/PASS-THROUGH GRANTOR/PROGRAM TITLE	FEDERAL ASSISTANCE LISTING NUMBER	GRANTOR'S PASS-THROUGH NUMBER	FEDERAL EXPENDITURES	STATE EXPENDITURES
<u>U.S. DEPARTMENT OF HOMELAND SECURITY</u>				
Direct Grants				
Disaster Grants - Public Assistance (Presidentially Declared Disasters)	97.036			
Temporary Facility - Jail/Public Safety Building		42615	\$ 158,299	\$ 13,192
Fire Station		6237	1,713,468	142,789
Public Works Garage (DPW Garage)		16966	203,064	16,922
Gas System		3141	6,076,653	506,388
Port Aransas DAC		65826	349,294	29,108
Library Contents		36768	18,840	1,570
Charlie's Pasture Shoreline Bulkhead		46842	2,076,449	173,037
Robert's Point Park		35875	872	73
Nature Preserve		36926	1,726,133	143,844
Public Safety Building		3139	4,560,373	380,031
Total Disaster grants (Direct)			<u>16,883,445</u>	<u>1,406,954</u>
Passed through the Texas Water Development Board				
Disaster Grants - Public Assistance (Presidentially Declared Disasters)	97.036	NONE	50,989	-
Total ALN 97.036			<u>16,934,434</u>	<u>1,406,954</u>
Direct Grants				
Hazard Mitigation Grant	97.039	NONE	<u>556,456</u>	-
Total U.S. Department of Homeland Security			<u>17,490,890</u>	<u>1,406,954</u>
<u>U.S. GULF COAST ECOSYSTEM RESTORATION COUNCIL</u>				
Passed through the Texas Commission of Environmental Quality				
Restore Grant	87.052	NONE	<u>110,315</u>	-
Total U.S. Gulf Coast Ecosystem Restoration Council			<u>110,315</u>	-
<u>U.S. DEPARTMENT OF THE INTERIOR</u>				
Direct Grants				
Coastal Program Grants	15.630			
CBBEP Habitat Living Resources		NONE	<u>35,751</u>	-
Total U.S. Department of the Interior			<u>35,751</u>	-
<u>U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT</u>				
Direct Grants				
Community Development Block Grant	14.228			
CDBG Disaster Recovery Program Infrastructure Projects				
Harvey Round 1 Funding		NONE	<u>3,720,031</u>	-
Total U.S. Department of Housing and Urban Development			<u>3,720,031</u>	-
TOTAL EXPENDITURES OF FEDERAL AND STATE AWARDS			<u>\$ 21,356,987</u>	<u>\$ 1,406,954</u>

CITY OF PORT ARANSAS, TEXAS

NOTES TO THE SCHEDULE OF EXPENDITURES OF FEDERAL AND STATE AWARDS

For the year ended September 30, 2024

(1) Basis of presentation

The accompanying schedule of expenditures of federal and state awards includes the federal and state grant activity of the City of Port Aransas under programs of the federal and state government for the year ended September 30, 2024. The information in this schedule is presented in accordance with the requirements of Title 2 U.S. *Code of Federal Regulations* Part 200, *Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards* (Uniform Guidance) and the *State of Texas Single Audit Circular*. Because the schedule presents only a selected portion of the operations of the City, it is not intended to and does not present the financial position, changes in net position, or cash flows of the City.

(2) Summary of significant accounting policies

Expenditures reported on the schedule of expenditures of federal and state awards are reported on the modified accrual basis of accounting. Such expenditures are recognized following the cost principles contained in the Uniform Guidance and the standards applicable to financial audits contained in Uniform Grant Management Standards promulgated by the Office of the Governor under 34 TAC part 1, Chapter 20, Subchapter 1 - Comptroller.

(3) The City has elected not to use the 10% de minimis indirect cost rate as allowed under the Uniform Guidance.

(4) The City did not pass through any grants to subrecipients.



City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council

Subject: Discuss and take action on a Resolution Authorizing a Venue Project Pursuant to Chapter 334, Texas Local Government Code, as amended; Designating Methods of Financing for the Project, Subject to Voter Approval; and other matters in connection therewith.

Meeting: City Council Regular Meeting - Jun 19 2025

Department: Administration

Staff Contact: David Parsons, City Manager

BACKGROUND INFORMATION:

The City Council asked that staff contact SAMCO Capital Markets regarding the process needed to move forward with a venue project tax. Mark M. McLiney, Senior Managing Director - SAMCO Capital Markets, Inc. and Stephanie Leibe, Partner - Norton Rose Fulbright US LLP have provided a resolution to submit to the State Comptrollers for an imposition of an additional hotel occupancy tax at a rate not to exceed two percent (2%).

If approved an election will be held in the City on November 4, 2025. This Venue Project is described in summary form as follows: The planning, acquisition, establishment, development, construction, financing, and renovation of a venue project of the type described and defined in Chapter 334, as amended, Texas Local Government Code (the Act), including the maintenance and operations thereof, and described generally to consist of an arena, coliseum, stadium, or other type of area or facility, adjacent support facilities, including parking facilities, and any related infrastructure (i) that is used or is planned for use for one or more professional or amateur sports events, community events, or other 297334660.5 2 sports events, including competitive gymnastics, cheerleading, basketball, and volleyball tournaments, promotional events, and other civic or charitable events; and (ii) for which a fee for admission to the events is charged or is planned to be charged.

Additional information will be provided by the city's Financial Advisor and Staff at the meeting.

FINANCIAL IMPACT:

None.

POLICY IMPLICATIONS:

Chapter 334.022, Texas Local Government Code, as amended (the Act), requires that the City, before calling a venue tax election, send a copy of this Resolution to the Comptroller of Public Accounts for the State of Texas to perform an analysis to determine if approval and implementation of this Resolution will have a significant negative fiscal impact on State revenue. The Council is authorized by Section 334.024 of the Act to order an election on the question of approving and implementing this Resolution after receipt of the Comptroller's fiscal analysis and approving the Venue Project, including Related Infrastructure, and the method of financing the Venue Project.

8.D.

RECOMMENDATION:

Port Aransas City Council motion to approve a Resolution Authorizing a Venue Project Pursuant to Chapter 334, Texas Local Government Code, as amended; Designating Methods of Financing for the Project, Subject to Voter Approval; and other matters in connection therewith.

ATTACHMENTS:

[Draft Resolution 2025-R - Venue Project](#)

RESOLUTION 2025-R__

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF PORT ARANSAS, TEXAS AUTHORIZING A VENUE PROJECT PURSUANT TO CHAPTER 334, TEXAS LOCAL GOVERNMENT CODE, AS AMENDED; DESIGNATING METHODS OF FINANCING FOR THE PROJECT, SUBJECT TO VOTER APPROVAL; AND OTHER MATTERS IN CONNECTION THEREWITH

WHEREAS, if approved at an election by a majority of the qualified voters of the City of Port Aransas, Texas (the *City*) voting at an election, the City Council (the *Council*) of the City desires to provide for the planning, acquisition, establishment, development, construction, renovation, and financing of a Venue Project (as defined and designated herein), including related infrastructure, under the authority and subject to the provisions of Chapter 334, Texas Local Government Code, as amended (the *Act*); and

WHEREAS, Section 334.022 of the Act requires that the City, before calling such an election, send a copy of this Resolution to the Comptroller of Public Accounts (the *Comptroller*) for the State of Texas (the *State*) to perform an analysis to determine if approval and implementation of this Resolution will have a significant negative fiscal impact on State revenue; and

WHEREAS, the Council desires by this Resolution to designate the method of financing the Venue Project as authorized by the Act; and

WHEREAS, this Resolution is adopted pursuant to the requirements of and in conformity with Section 334.021 of the Act; and

WHEREAS, the Council is authorized by Section 334.024 of the Act to order an election on the question of approving and implementing this Resolution after receipt of the Comptroller's fiscal analysis and approving the Venue Project, including related infrastructure, and the method of financing the Venue Project;

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PORT ARANSAS, TEXAS THAT:

SECTION 1. The Council designates, and, subject to approval at an election to be held in the City on November 4, 2025, authorizes a Venue Project of the type described and defined in Section 334.001(4)(A)(i) and as otherwise permitted by the Act. This Venue Project is described in summary form as follows:

The planning, acquisition, establishment, development, construction, financing, and renovation of a venue project of the type described and defined in Chapter 334, as amended, Texas Local Government Code (the *Act*), including the maintenance and operations thereof, and described generally to consist of an arena, coliseum, stadium, or other type of area or facility, adjacent support facilities, including parking facilities, and any related infrastructure (i) that is used or is planned for use for one or more professional or amateur sports events, community events, or other

sports events, including competitive gymnastics, cheerleading, basketball, and volleyball tournaments, promotional events, and other civic or charitable events; and (ii) for which a fee for admission to the events is charged or is planned to be charged.

The foregoing arena, coliseum, stadium, or other type of area or facility, adjacent support facilities, including parking facilities, and any related infrastructure are hereby designated as the City's "Venue Project" and known for the purposes of this Resolution as the "City of Port Aransas Venue Project".

SECTION 2. The Council designates the following method of financing (the *Venue Tax*) as the method it desires to use to finance the City of Port Aransas Venue Project:

The imposition of an additional hotel occupancy tax at a rate not to exceed two percent (2%) as and to the extent authorized by Subchapter H of the Act.

The use an amount not to exceed [5%] of the revenue derived from the City's property tax, in addition to the hotel occupancy tax and any other applicable taxes as and to the extent authorized by Section 334.0421 of the Act.

SECTION 3. The Council hereby determines that the City of Port Aransas Venue Project financed wholly or partly with revenue from the Venue Project is not, or will not be, primarily used for community, civic, and charitable events that are attended only by residents of the community, in compliance with Section 334.001(4)(A)(i) of the Act.

SECTION 4. Unless specifically approved by voters, no ad valorem property tax revenues will be required or used to fund the City of Port Aransas Venue Project pursuant to the provisions of Section 334.041(f) of the Act.

SECTION 5. The City Manager or his designee is authorized and directed to send a copy of this Resolution to the State Comptroller, together with other information as may be requested by the Comptroller, for a determination regarding whether the implementation of this Resolution will have a significant negative fiscal impact on State revenue. Subject to the City's right to appeal an adverse decision by the Comptroller, upon receipt of a favorable written report by the Comptroller, the Council will call an election concerning the approval of this Resolution and pursuant to Section 334.024 of the Act, with respect to the City of Port Aransas Venue Project.

SECTION 6. The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Resolution for all purposes and are adopted as a part of the judgment and findings of the Council.

SECTION 7. All ordinances and resolutions, or parts thereof, which are in conflict or inconsistent with any provision of this Resolution are hereby repealed to the extent of such conflict, and the provisions of this Resolution shall be and remain controlling as to the matters resolved herein.

SECTION 8. This Resolution shall be construed and enforced in accordance with the laws of the State of Texas and the United States of America.

SECTION 9. If any provision of this Resolution or the application thereof to any person or circumstance shall be held to be invalid, the remainder of this Resolution and the application of such provision to other persons and circumstances shall nevertheless be valid, and this Council hereby declares that this Resolution would have been enacted without such invalid provision.

SECTION 10. It is officially found, determined, and declared that the meeting at which this Resolution is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Resolution, was given, all as required by Chapter 551, as amended, Texas Government Code.

SECTION 11. This Resolution shall be in force and effect from and after the date of its adoption, and it is so resolved.

* * *

8.D.

PASSED AND APPROVED, this the 19th day of June, 2025.

CITY OF PORT ARANSAS, TEXAS

Mayor

ATTEST:

City Secretary

(CITY SEAL)

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council

Subject: Discuss and take action on a Resolution accepting the Planning and Zoning Commission's Final Report on PLAN 25-14, Zoning Change Request for the Cinnamon Shore Major PUD Amendment.

Meeting: City Council Regular Meeting - Jun 19 2025

Department: City Council

Staff Contact: Nicole Boyer, Development Services Director

BACKGROUND INFORMATION:

Port Aransas Code of Ordinances requires the Planning and Zoning Commission to provide a final report for Zoning Change Requests. Attached is the final report from P&Z.

FINANCIAL IMPACT:

none

POLICY IMPLICATIONS:

none

RECOMMENDATION:

Port Aransas City Council approve a Resolution accepting the Planning and Zoning Commission's Final Report on PLAN 25-14 Cinnamon Shore Major PUD Amendment as presented.

ATTACHMENTS:

[Resolution 2025 Cinnamon Shore PUD Amendment](#)

[Exhibit 1 Planning and Zoning Commission Final Report to City Council](#)

RESOLUTION NO. 2025-

A RESOLUTION OF THE CITY OF PORT ARANSAS ACCEPTING THE PLANNING AND ZONING COMMISSIONS FINAL REPORT ON ZONING CHANGE REQUEST PLAN 25-14 CINNAMON SHORE PUD, MAJOR AMENDMENT SUBMITTED BY MILP, LP.

WHEREAS, an application was received in the office of Development Services, Port Aransas, Texas described as Zoning Change Request PLAN 25-14 to include combining the Cinnamon Shore NUD with the current Cinnamon Shore PUD as well as annexing adjacent portions of land; and

WHEREAS, the Planning and Zoning Commission addressed this request at their May 28, 2025 Meeting and a Public Hearing was scheduled for June 19, 2025 before the City Council; and

WHEREAS, the Planning and Zoning Commission is required by the Port Aransas Code of Ordinances to provide a final report to the City Council regarding any proposed change of the zoning district designation of a particular property.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PORT ARANSAS, NUECES COUNTY, TEXAS:

Section 1. At the Thursday, June 19th, 2025 Regular City Council Meeting, the Planning and Zoning Commission presented a final report on PLAN 25-14, attached hereto as EXHIBIT 1.

Section 2. That the Port Aransas City Council accepts the Planning and Zoning Commission final report for PLAN 25-14.

Section 3. It is hereby officially found and determined that the meeting at which this resolution is passed is open to the public as required by law, and that public notice of the time, place and purpose of said meeting was given as required.

PASSED and APPROVED by the Port Aransas City Council, County of Nueces, State of Texas, on this **19th** day of **June** 2025.

CITY OF PORT ARANSAS, TEXAS

Wendy Moore, Mayor

ATTEST:

Francisca Nixon, City Secretary

**CITY OF PORT ARANSAS
PLANNING AND ZONING COMMISSION
FINAL REPORT TO CITY COUNCIL
June 13, 2025
ON PLAN-25-14: MAJOR AMENDMENT TO CINNAMON SHORE PUD**

Prepared by:

City of Port Aransas Staff
Nicole Boyer, Director of Development Services
710 West Avenue A
Port Aransas, TX 78373

Subject: Major Amendment to Cinnamon Shore PUD (5000 Block of Hwy 361)

Report – Recommendations

At its regular meeting on **May 28, 2025**, the Planning & Zoning Commission (Commission) reviewed Plan-25-14, a major amendment to the Cinnamon Shore Planned Unit Development (PUD), submitted by Daniel Mazoch on behalf of M.I.L.P., L.P.

The proposal seeks to unify the existing Cinnamon Shore PUD and Cinnamon Shore Neighborhood Unit Development (NUD), annex an adjacent strip of land created by a relocated beach access road, and reformat the PUD into a more modern, visual format consistent with documents used in newer developments such as Cinnamon Shore South and Palmilla.

Staff opened the item by reviewing the site's amendment history and explaining the need to align older PUD documentation with updated standards. The applicant's representatives explained that the revised document simplifies interpretation through the use of transect zones, visual aids, and clearer land use definitions as has become the standard in PUD documentation.

The Planning & Zoning Commission recommends City Council adopt the major amendment to the Cinnamon Shore PUD, subject to the following conditions:

- **Annexation and Unification:** Approval of the annexation of adjacent land and unification of the Cinnamon Shore PUD and NUD under one consolidated PUD.

- **Document Format:** Acceptance of the updated visual and transect-based format for improved usability and consistency across developments.
- **Land Use and Setbacks:** Approval of clarified land use allowances and setbacks.
- **Mobile Vending:** Mobile vending will be allowed within designated private rights-of-way to alleviate seasonal restaurant capacity issues. Vending zones must not obstruct emergency access and fire code requirements.
- **Golf Cart Parking:** Allowance of up to **10%** of non-residential and on-street parking for golf carts by right; up to **20%** allowed with staff approval; and amounts exceeding that threshold subject to the City's formal Alternative Parking Plan process.
- **Off-Site Parking:** Clarification and approval of provisions for off-site parking within the PUD boundaries, in line with practices in other PUDs.

Additional Notes

The Commission noted that the revised PUD document includes many smaller changes and formatting updates. Staff encourages City Council to review the full document in detail and be prepared to discuss any specific provisions or concerns during the upcoming meeting.

Recommendation

The Planning and Zoning Commission recommends that City Council **approve the major amendment to the Cinnamon Shore PUD as outlined above** and incorporate the updated document into the City's official zoning records.

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council

Subject: Discuss and take action on the 1st Reading of an Ordinance Approving PLAN 25-14 Major Amendment to Cinnamon Shore Planned Unit Development; Accepting the Planning and Zoning Commission's Final Report on PLAN 25-14; Providing For the Validity of Said Ordinance; Repealing All Prior Ordinances in Conflict Herewith; And Providing for Severance, Reading, And Effective Date.

Meeting: City Council Regular Meeting - Jun 19 2025

Department: P&Z

Staff Contact: Nicole Boyer, Development Services Director

BACKGROUND INFORMATION:

Cinnamon Shore (North) currently consists of two technically separate areas: the Cinnamon Shore NUD (Neighborhood Unit Development) and the Cinnamon Shore PUD (Planned Unit Development). The NUD was established in 2005, with the final plat filed in 2007. The PUD followed shortly thereafter, adopted later in 2007.

Minor amendments to the PUD were approved administratively in accordance with ordinance requirements in 2008, 2010, and 2015.

Following the recent realignment of the beach access road further south, a strip of land was left between the Cinnamon Shore NUD and the new roadway. This Major Amendment proposes to incorporate that strip, as well as the entirety of the Cinnamon Shore NUD, into the existing Cinnamon Shore PUD.

In the years since the original adoption of the Cinnamon Shore PUD, the format and structure of PUD documentation has evolved. Earlier PUDs were typically submitted in narrative or letter format and served as both application and approval documentation. The current standard, however, is a more formalized and user-friendly format: an 11x17 horizontal, book-style document that consolidates all relevant information into clearly labeled sections and exhibits.

This updated format improves accessibility for City staff and administrators by offering quick reference to application components and zoning details. It also enhances document maintenance, allowing for clear tracking and replacement of amended exhibits while preserving an organized and concise record of the development's entitlement history.

In addition to the proposed annexation and formatting updates, there are other substantive changes (many minor) throughout the document. Staff encourages Council to review the marked changes in the amended PUD thoroughly for a full discussion during the meeting.

8.F.

FINANCIAL IMPACT:

None.

POLICY IMPLICATIONS:

None.

RECOMMENDATION:

Port Aransas City Council motion to approve/deny the 1st Reading of an Ordinance Approving PLAN 25-14 Major Amendment to Cinnamon Shore Planned Unit Development; Accepting the Planning and Zoning Commission's Final Report on ZCR PLAN 25-14; Providing For the Validity of Said Ordinance; Repealing All Prior Ordinances in Conflict Herewith; And Providing for Severance, Reading, And Effective Date.

ATTACHMENTS:

[Cinnamon Shore North PUD Amendment Ordinance 2025](#)

[Zoning Change Application](#)

[Map](#)

[Summary of Changes](#)

[Owner's Responses as of 6.13.25](#)

ORDINANCE NO. 2025-__

AN ORDINANCE APPROVING ZONING CHANGE REQUEST PLAN 25-14 CINNAMON SHORE PUD TO INCLUDE COMBINING THE CINNAMON SHORE NUD WITH THE CURRENT CINNAMON SHORE PUD AS WELL AS ANNEXING ADJACENT PORTIONS OF LAND; PROVIDING FOR THE VALIDITY OF SAID ORDINANCE; REPEALING ALL PRIOR ORDINANCES IN CONFLICT HERewith; AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, an application was received in the office of Development Services, Port Aransas, Texas for Zoning Change Request # PLAN 25-14, Amending Cinnamon Shore, P.U.D.; and

WHEREAS, the Planning & Zoning Commission notified property owners within two hundred (200') feet of the subject property of their Public Hearing which was conducted on Wednesday, May 28, 2025, at 3:00 pm. After discussion, the Commission voted to recommend the zoning change request to the City Council; and

WHEREAS, on the 2nd day of June, 2025 notice was posted on the bulletin board at Port Aransas City Hall, 710 W. Avenue A, Port Aransas, Texas and on the City's webpage at www.cityofportaransas.org advising the public of the public hearing to be conducted by the City Council on Thursday, June 19, 2025. In addition, said Public Hearing Notice was published in *The South Jetty* in the Thursday, June 5, 2025 Edition in accordance with the Port Aransas Zoning Ordinance.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF PORT ARANSAS, NUECES COUNTY, STATE OF TEXAS

SECTION 1. AMENDMENT

That the Port Aransas City Council approves Zoning Change Request #PLAN 25-14 Amending Cinnamon Shore, P.U.D to now include Cinnamon Shore NUD and the portion of land between Cinnamon Shore NUD and the new beach access road, with said Cinnamon Shore PUD Plan as outlined in Exhibit "A" and attached hereto shall comply with City of Port Aransas Code of Ordinances in place upon the date of PUD approval through the end of development under this plan.

SECTION 2. REPEALER

Any previous adopted ordinances, and any subsequent amendments to them, which are in conflict with this ordinance, are hereby repealed.

SECTION 3. SEVERABILITY

It is the intention of the City Council of the City of Port Aransas that if any phrase, sentence, section or paragraph of this ordinance shall be declared unconstitutional or otherwise invalid by final judgment of a court of competent jurisdiction such unconstitutionality or invalidity shall not

affect any of the remainder of this ordinance since the same would have been enacted by the City Council without the incorporation of the unconstitutional or invalid phrase, sentence, section or paragraph.

SECTION 4. EFFECTIVE DATE

This Ordinance shall become effective immediately upon adoption by third and final reading.

PASSED, ORDAINED, APPROVED and ADOPTED this the ____ day of _____, **2025**.

CITY OF PORT ARANSAS, TEXAS

Wendy Moore, Mayor

ATTEST:

Francisca Nixon, City Secretary

First Reading: June 19th, 2025

Second Reading:

Third Reading:



CITY OF PORT ARANSAS
 710 W. AVENUE A
 PORT ARANSAS, TEXAS 78373-4128
 361-749-4111
 FAX 361-749-4723
www.cityofportaransas.org

APPLICATION FOR ZONING CHANGE REQUEST

Date of Application: 4/24/25 City Fee: \$350.00 + \$25.00 (Admin)
 City Fee Paid: \$375.00
 Name of Applicant: M.I.L.P. L.P.
 Address: 1023 SH 361, Suite C # 218
 Phone #: (361) 548-4138 Fax #: _____
 Legal Description of applicant's property: Lot(s): SEE ATTACHED Block: _____
 Subdivision/Addition: FOR PROPERTY DESCRIPTION
 Zoning Change From: Cinnamon Shore NUD/PUD To: Cinnamon Shore PUD
 Applicant signature: Daniel Mayo

(OFFICE USE ONLY)

Letters sent to property owners within 200' of requested change: _____

P&Z Hearing Notice Publication (All notices shall be posted 15 days PRIOR to meeting) e-mail Notice: _____

Publicized: _____ Public Hearing Date & Time: _____

Council Hearing: Publicized: _____ Public Hearing Date & Time: _____

Letters Sent to Applicant

Notice of placement on Planning & Zoning Agenda

Notice of Planning & Zoning action and placement on City Council Agenda

Notice of City Council action

1st reading of Ordinance

2nd reading of Ordinance

3rd reading of Ordinance

Date

Planning & Zoning Commission Action

Date

Approved _____

Disapproved _____

Tabled _____

Reason _____

City Council Action

1st reading of Ordinance: _____

2nd reading of Ordinance: _____

3rd reading of Ordinance: _____

Lots 5R, 5K1 and 5K2, Block 9, Cinnamon Shore, P.U.D. Northwest Corner, Vol. 68, Pg. 874-875, M.R.N.C.T.

Lots 5L through 5U, Block 9, Cinnamon Shore, P.U.D. Vol. 68, Pg. 876-877, M.R.N.C.T.

Lots 5A, 5C through 5G, 5I, 5J and 5L, Block 9, Cinnamon Shore, P.U.D. Northwest Corner, Vol. 68, Pg. 682-683, M.R.N.C.T.

Lots 1 through 3 and Lot 12, Block 6; Lots 1 through 4, Block 7; and Lots 7 through 11, Block 9, Cinnamon Shore, P.U.D. Unit 3B, Vol. 68, Pg. 263-264, M.R.N.C.T.

Lots 12A and 13A, Block 9; and Lots 1B and 1C, Block 11, Cinnamon Shore, P.U.D. Unit 3A, Vol. 69, Pg. 321-322, M.R.N.C.T.

Lots 7A, 8A and 8B, Block 6, Cinnamon Shore, P.U.D. Unit 3A, Vol. 67, Pg. 56-57, M.R.N.C.T.

Lots 5, 6, 9, 10 and 11, Block 6; Lot 4, Block 9; and Lot 1, Block 12, Cinnamon Shore, P.U.D. Unit 3A, Vol. 67, Pg. 516-517, M.R.N.C.T.

Cinnamon Shore, P.U.D. Unit 2E, Vol. 68, Pg. 261-262, M.R.N.C.T.

Cinnamon Shore, P.U.D. Unit 2D, Vol. 68, Pg. 165, M.R.N.C.T.

Lot 4A, Block 6, Cinnamon Shore, P.U.D. Unit 2B, Vol. 67, Pg. 354, M.R.N.C.T.

Cinnamon Shore, P.U.D. Unit 2C, Vol. 67, Pg. 515, M.R.N.C.T.

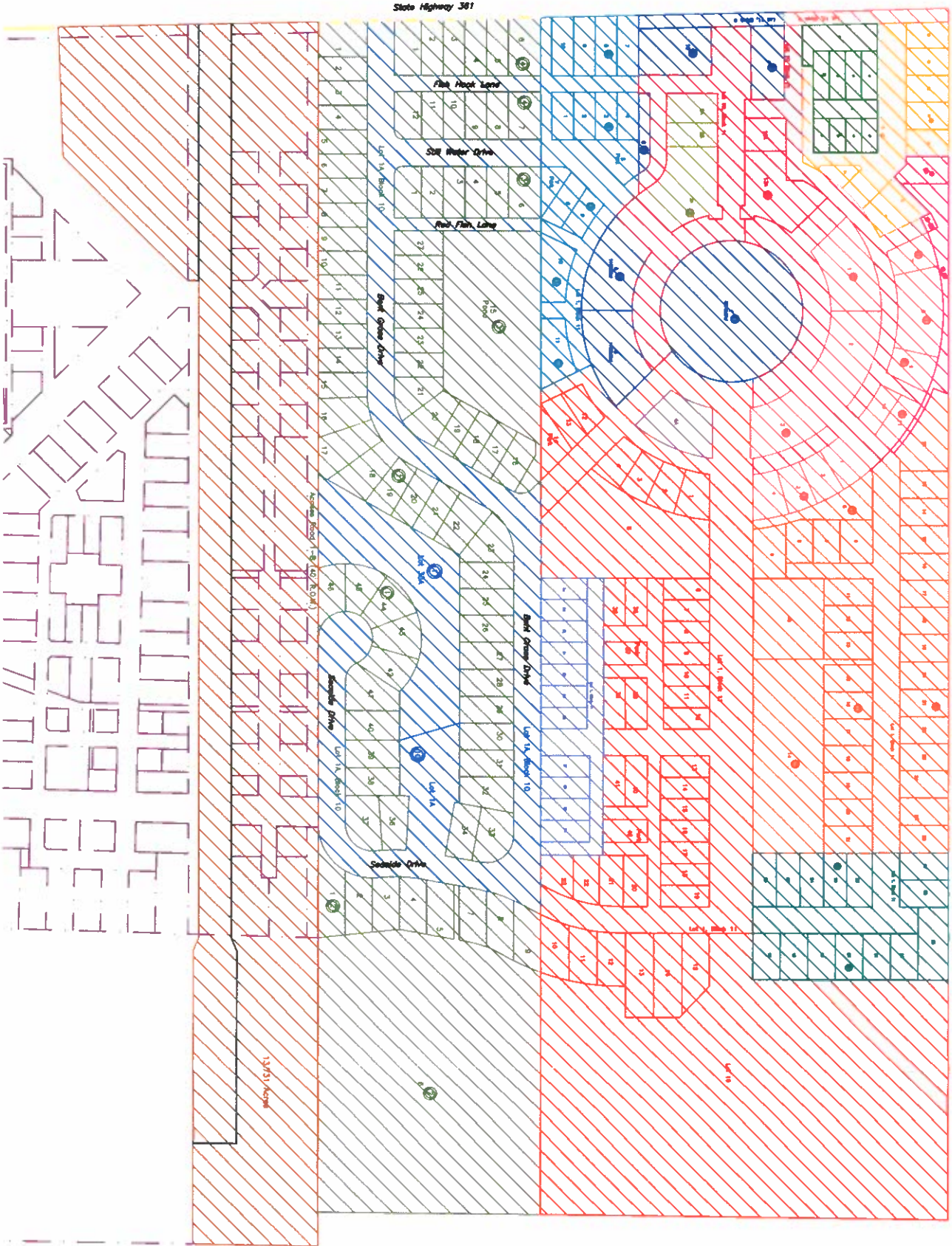
Cinnamon Shore, P.U.D. Unit 2B (save and except Lot 4, Block 6), Vol. 67, Pgs. 291-292, M.R.N.C.T.

Cinnamon Shore, P.U.D. Unit 2A, Vol. 67, Pg. 289-290, M.R.N.C.T.

Lot 35A, Block 1 and Lot 1A, Block 10, Amending Plat of Cinnamon Shore, N.U.D. Unit 1, Vol. 67, Pg. 231, M.R.N.C.T.

Cinnamon Shore, N.U.D. Unit 1 (save and except Lot 35, Block 1 and 1, Block 10) Vol. 66, Pgs. 108-109, M.R.N.C.T.

13.731 Acres out of the Samuel Ward Survey 590, Land Script 194, Abstract 407, Mustang Island State Land Surveys (this includes the acreage for the new access road location)



- Cinnamon Shore, P.U.D.
Northwest Corner
Block 9, Lots 5H, 5K1 and 5K2
Vol. 68, Pg. 874-875, M.R.N.C.T.
Cinnamon Shore, P.U.D.
Block 9, Lots 5L through 5U
Vol. 68, Pg. 876-877, M.R.N.C.T.
- Cinnamon Shore, P.U.D.
Northwest Corner
Vol. 68, Pg. 682-683, M.R.N.C.T.
Cinnamon Shore, P.U.D. Unit 3B
Vol. 68, Pg. 263-264, M.R.N.C.T.
Cinnamon Shore, P.U.D. Unit 3A
Block 11, Lots 1B and 1C
and Block 9, Lots 12A and 13A
Vol. 69, Pg. 321-322, M.R.N.C.T.
Cinnamon Shore, P.U.D. Unit 3A
Lots 7A, 8A, 8B, Block 6 and Lot
1A, Block 11
Vol. 67, Pg. 56-57, M.R.N.C.T.
- Cinnamon Shore, P.U.D. Unit 3A
Vol. 67, Pg. 516-517, M.R.N.C.T.
- Cinnamon Shore, P.U.D. Unit 2E
Vol. 68, Pg. 261-262, M.R.N.C.T.
- Cinnamon Shore, P.U.D. Unit 2D
Vol. 68, Pg. 165, M.R.N.C.T.
- Amending Plat of Lot 4A, Block 6
Cinnamon Shore, P.U.D. Unit 2B
Vol. 67, Pg. 354, M.R.N.C.T.
- Cinnamon Shore, P.U.D. Unit 2C
Vol. 67, Pg. 515, M.R.N.C.T.
- Cinnamon Shore, P.U.D. Unit 2B
Vol. 67, Pg. 291-292, M.R.N.C.T.
- Cinnamon Shore, P.U.D. Unit 2A
Vol. 67, Pg. 289-290, M.R.N.C.T.
- Amending Plat of Cinnamon Shore, N.U.D. Unit 1
Lot 35A, Block 1 and Lot 1A, Block 10
Vol. 67, Pg. 231, M.R.N.C.T.
- Cinnamon Shore, N.U.D. Unit 1
Vol. 66, Pgs. 108-109, M.R.N.C.T.
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194, Abstract 407, Mustang Island State Land Surveys
- Lots 5R, 5K1 and 5K2, Block 9, Cinnamon Shore, P.U.D. Northwest
Corner, Vol. 68, Pg. 874-875, M.R.N.C.T.
- Lots 5L through 5U, Block 9, Cinnamon Shore, P.U.D. Vol. 68, Pg.
876-877, M.R.N.C.T.
- Lots 5A, 5C through 5G, 5I, 5J and 5L, Block 9, Cinnamon Shore,
P.U.D. Northwest Corner, Vol. 68, Pg. 682-683, M.R.N.C.T.
Lots 1 through 3 and Lot 12, Block 6; Lots 1 through 4, Block 7,
and Lots 7 through 11, Block 9, Cinnamon Shore, P.U.D. Unit 3B,
Vol. 68, Pg. 263-264, M.R.N.C.T.
- Lots 12A and 13A, Block 9, and Lots 1B and 1C, Block 11, Cinnamon
Shore, P.U.D. Unit 3A, Vol. 69, Pg. 321-322, M.R.N.C.T.
- Lots 7A, 8A and 8B, Block 6, Cinnamon Shore, P.U.D. Unit 3A,
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- Lots 5, 6, 9, 10 and 11, Block 6; Lot 4, Block 9, and Lot 1, Block 12
Cinnamon Shore, P.U.D. Unit 3A, Vol. 67, Pg. 516-517, M.R.N.C.T.
- Cinnamon Shore, P.U.D. Unit 2E, Vol. 68, Pg. 261-262, M.R.N.C.T.
- Cinnamon Shore, P.U.D. Unit 2D, Vol. 68, Pg. 165, M.R.N.C.T.
- Lot 4A, Block 6, Cinnamon Shore, P.U.D. Unit 2B, Vol. 67, Pg. 354, M.R.N.C.T.
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- Cinnamon Shore, P.U.D. Unit 2B (save and except Lot 4, Block 6),
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Shore, N.U.D. Unit 1, Vol. 67, Pg. 231, M.R.N.C.T.
- Cinnamon Shore, N.U.D. Unit 1 (save and except Lot 35, Block 1
and 1, Block 10) Vol. 66, Pgs. 108-109, M.R.N.C.T.

May 1, 2025

Mrs. Nicole Boyer, Planning Director
City of Port Aransas
710 West Avenue A
Port Aransas, TX 78737

Subject: Cinnamon Shore P.U.D. Major Amendment

Dear Nicole:

On Behalf of MILP, L.P. (declarant for Cinnamon Shore PUD and NUD) please find our application and associated attachments for a major amendment to the Cinnamon Shore N.U.D and P.U.D. originally approved in 2005 and 2007, respectively, in accordance with Section 25-256 of the Port Aransas City Code.

Due to numerous improvements in best practices regarding PUD documentation, formatting, amendment documentation, and other improvements which have lead to easier quick reference documentation and more streamlined administration of PUDs, we have proposed a full revamp and replacement of existing documentation to bring the Cinnamon Shore PUD and NUD (documents governing the zoning of the original Cinnamon Shore phases, commonly referred to as the "North" community) to these modernized standards which are used by other newer adopted PUDs, such as the Cinnamon Shore II PUD (which governs the newer "South" community).

Due to the extensive overhaul, it's a bit difficult to fully explain the breadth of the changes in reference to the North PUD, but we have done our best to summarize what we believe to be key and notable differences organized by relevant section.

General:

1. Documentation style – rather than a letter format PUD Application serving as the PUD document itself, the new norm is to create a standalone 11x17 horizontal document which like a bound book, serves as a quickly referenceable document by City administrators. By sorting the required application criteria into various reference sections and well labeled exhibits (now also including color coding) it makes finding information easier. This also improves the ability to maintain a clear and concise document even after multiple amendments through the removal of prior and replacement with updated sheets/maps.
2. Land Use Map – the land uses present with the prior map have been expanded from two types (simple residential or mixed use classifications, + preserve and recreational civic uses) have been expanded and relabeled conform to the T1 through T6 Transect Zone terminology utilized in New Urban Planning, including the Cinnamon Shore II PUD.

3. Parking Standards and Map – no doubt administering the parking requirements within a mixed use community employing both on lot and off lot parking is a challenge. The best practice currently in place and recognized by City staff and the developer as working well is to include in the PUD a Parking Standards table, defining the minimums, and then update the maps and available/remaining parking counts according when new businesses, buildings and units come online with the shared parking/retail district. This ends up being a sort of living amendment to the PUD which reflects the current number of required parking spaces by each various retailer, restaurant, condo or other business within the shared parking district, and compares that to the agreed number presently constructed and available.
4. Design Code - the inclusion of the “Design Code” document (itself over 150 pages) which regulates the communities architectural and standards is no longer included in it’s entirety within the PUD. Relevant information as it pertains to setbacks, building height, and types of use, are still included with Section C – Urban Standards of the PUD Document.

Section B – PUD Boundary (Annexation)

1. This amendment merges Cinnamon Shore NUD, and PUD lands, as well as Annexes land reclaimed from the vacated Beach Access Rd 1B easement, as well as portions of land previously within the Newport Beach PUD.

Section C - Urban Standards

1. Attachments C-1 and C-2 in the P.U.D are new illustrative sheets depicting types of use, general architectural massing, and site plan examples of transect zones to give a better feel for how they fit together in the context of the community. This section also documents and thus protects certain existing and new precedence;
 - a. Use of private streets and right of ways for events - the communities’ ability to periodically close and utilize it’s streets for event programing has already been common for portions of Market Street, or Grand Blvd.
 - b. The use of unimproved or undeveloped property by the developer for operational support of the community. This dates back to maintenance yard operations on lots behind Town Centers 8 and 9, now the site of Fountain Plaza Cottages.
2. Attachment C-3 Transect Zones Overview goes over the permissible lot dimensions, setbacks and height restrictions of each transect.
 - a. New to this submission is the inclusion of uniform color coding for each transect, so that it can be cross referenced easily between the maps and tables.
 - b. Additionally, provisions have been added to clarify the removal of additional setbacks/height restrictions relating to PUD boundaries. This is intended to make it easier to remove said additional restriction with written permission of adjacent property owner, or have it automatically removed if adjacent property is annexed into this or another Cinnamon Shore PUD.

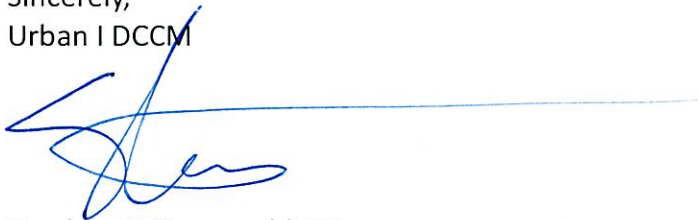
3. Attachment C-4 indicates the permissible uses of transects within the community. These are consistent with the allowances already in use within Cinnamon Shore II PUD, however a few areas new for the North Community, notably,
 - a. Retail Definition – premises available for the commercial sale of merchandise, prepared foods, alcoholic beverages, mobile vending, and services, but including manufacturing.
 - i. Mobile vending is a new and desired inclusion for Cinnamon Shore North. We believe mobile vending to be an important inclusion in a community's ability to scale seasonally, and to keep wait times manageable in peak season.
 - ii. Services – services were added simply because it was a bit unclear where else it fits within the document and we just want to ensure it's clear that the offering of services in retail areas is permitted, i.e. nail salon, photography studio, etc.
4. Attachment C-5 provides clarification on Design Code entitlements including height restrictions, improved attic allowances, and architectural embellishment provisions outlined with the PUD.
5. Attachment C-6 Urban Standards Setbacks, Overhangs and Side Yards is a new sheet in this section which describes several scenarios that other P.U.D.s have incorporated recently that are also desirable in the Cinnamon Shore P.U.D. including:
 - a. Side yard homes which incorporate a 0' side yard setback on one side of the lot and a 10' side yard setback on the other side to create more desirable and usable space on the lot. This concept is already utilized in the Cinnamon shore North community and desirable in the South and Bay communities as well.
 - b. Enclosed or Unenclosed cantilevered spaces and overhangs above the first floor that would be able to extend into the setback area up to 5' from the property line adjacent to park lots, lake lots, walkway lots or dune lots.
 - c. Column supported unenclosed or cantilevered unenclosed extensions into the private street ROW lot a maximum distance of 5'. This was initially allowed in the Sunflower Beach P.U.D. along streets where the extensions into the private street ROW did not negatively impact utility corridors or reduce travel-way widths to less than 20'.
6. Attachment C-7 Community Signage provides allowances for permissible temporary and permanent signage regulation within the community. These operate in place of the City's typical sign standards; except they don't replace the need for construction related permitting where applicable.
7. Attachment C-8 Parking Standards provides minimums for all applicable parking types, as well as allowances for shared parking, golf cart parking, etc.
 - a. New to this version does not present in Cinnamon Shore South is the clarification that for long term cart storage, the minimum size of the parking spot shall be defined as the size of the carts being stored rather than some other minimum.

- b. The all transects amount of golf cart parking that may be substituted for regular car parking is increased from 10% to 20%, which is consistent with recent precedence in alternative parking plans approved by City of Port Aransas.

Section D1 Regulatory Plan

1. The regulatory plan (Transect Zone Plan) has been adjusted to reflect the appropriate zone types for existing uses with the developed areas of the community.
 - a. Areas previously labeled as Mixed-Use, side yard homes, detached homesite cottages, homes non-confirming to the T4 designation, and select amenity lots with food and beverage operations (or which may receive such operations in the future) are given a T5 designation.
 - b. Areas previously labeled as Residential are labeled as T4, unless circumstances warranted, they be labeled as T5 were indicated above.
 - c. The plan has also been updated to include the proposed Transect Zones for the proposed expansion (next phase addition) onto the North community (Boundary illustrated as Phase 3 on sheet B2)
 - i. The area of T6 south of the new beach access road adjacent to HWY 361 is planned as a new maintenance and operations site for the Community. While it's mostly envisioned to support the beach cart, and beach service operations, it may also be utilized for and support other aspects of the community operation, such as Community Association, Housekeeping, Development Team, Food and Beverage, etc.

Sincerely,
Urban | DCCM



Stephen P. Grunewald, P.E.
Senior Project Manager



**CITY OF PORT ARANSAS
PLANNING AND ZONING COMMISSION**
710 W. AVENUE A
PORT ARANSAS, TEXAS 78373-4128
361-749-4111
FAX 361-749-1645
www.cityofportaransas.org

PUBLIC HEARING NOTICE

**WILLIAMSBURG APARTMENT HOMES
INC & JAMESTOWN REAL ESTATE INC**
614 7th St
Marble Falls, TX 78654-5819

May 15, 2025

The City of Port Aransas Planning and Zoning Commission will consider the following change of zoning application #PLAN 25-14, Cinnamon Shore PUD Amendment.

Applicant: MILP, LP
1023 Hwy 361, Suite C #218
Port Aransas, TX 78373

Current Zoning Status: Cinnamon Shore NUD/Cinnamon Shore PUD (underlying zoning TR-3)
Requested Zoning Change: Cinnamon Shore PUD (2025 Amendment)

Major Amendment for Cinnamon Shore NUD/PUD to include combining the Cinnamon Shore NUD with the current Cinnamon Shore PUD as well as annexing adjacent portions of land.

Planning and Zoning Public Hearing Date: Wednesday, May 28, 2025, at 3:00 p.m., in Council Chambers at City Hall, 710 West Avenue A, Port Aransas, Nueces County, Texas.

As an interested property owner, you are invited to attend the public hearing and express your views with respect to this matter. If you are unable to attend, please mail your comments to the City of Port Aransas, Planning and Zoning Commission in time to reach us prior to the date of the public hearing. Additional materials maybe available for review upon request from **Nicole Boyer** (nicole.boyer@cityofportaransas.org) in the Development Services Department located at City Hall. Also the City Council will consider the application and the first reading of an ordinance at its **June 19, 2025 meeting at 5pm**. The City Council will receive a copy of any and all comments received by the Planning and Zoning Commission.

If written protest is filed by owners of twenty (20) percent or more of the area of land covered by the proposed change, an amendment or change shall not become effective except by favorable vote of at least three-fourths (3/4) of all members of the City Council.

In Favor: ✓
In Opposition:

(Give reasons for your views)

Signature: *[Signature]* Date: 5/29/2025



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PORT ARANSAS, TEXAS 78373-4128
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www.cityofportaransas.org

PUBLIC HEARING NOTICE

GULF TIDES REALTY-I LLC
213 Marly Way
Austin, TX 78733-3290

May 15, 2025

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In Favor: YES
In Opposition: _____

(Give reasons for your views)

Signature: [Signature] Date: 6-1-25



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PORT ARANSAS, TEXAS 78373-4128
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www.cityofportaransas.org

PUBLIC HEARING NOTICE

CREWS INTERESTS LLC
4240 Prescott Ave, Apt 1A
Dallas, TX 75219-2377

May 15, 2025

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Applicant: MILP, LP
1023 Hwy 361, Suite C #218
Port Aransas, TX 78373

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In Favor: ✓
In Opposition: _____

(Give reasons for your views)

Signature: Kyle Crews Date: 5-23-25



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PORT ARANSAS, TEXAS 78373-4128
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PUBLIC HEARING NOTICE

CINNAMON SHORE COMMUNITY ASSOCIATION INC
PO Box 939
Rockport, TX 78381-0939

May 15, 2025

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Applicant: MILP, LP
1023 Hwy 361, Suite C #218
Port Aransas, TX 78373

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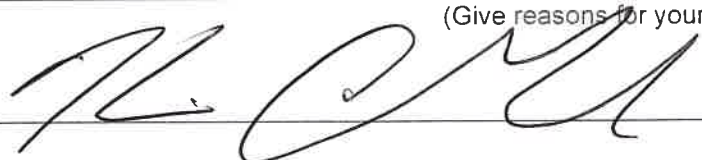
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In Favor: X
In Opposition:

(Give reasons for your views)

Signature:  Date: 5/19/25

710 W. AVENUE A
PORT ARANSAS, TEXAS 78373-4128
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CINNAMON SHORE LLC
PO Box 939
ROCKPORT, TX 78381-0939

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In Favor: X
In Opposition: _____

(Give reasons for your views)

Signature: [Signature] Date: 5-19-23

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In Favor: _____
In Opposition: _____

(Give reasons for your views)

Signature: FLC Me Date: 5-19-25

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Page 18 of 22



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Planning and Zoning Public Hearing Date: Wednesday, May 28, 2025, at 3:00 p.m., in Council Chambers at City Hall, 710 West Avenue A, Port Aransas, Nueces County, Texas.

As an interested property owner, you are invited to attend the public hearing and express your views with respect to this matter. If you are unable to attend, please mail your comments to the City of Port Aransas, Planning and Zoning Commission in time to reach us prior to the date of the public hearing. Additional materials maybe available for review upon request from **Nicole Boyer** (nicole.boyer@cityofportaransas.org) in the Development Services Department located at City Hall. Also the City Council will consider the application and the first reading of an ordinance at its **June 19, 2025 meeting at 5pm**. The City Council will receive a copy of any and all comments received by the Planning and Zoning Commission.

If written protest is filed by owners of twenty (20) percent or more of the area of land covered by the proposed change, an amendment or change shall not become effective except by favorable vote of at least three-fourths (3/4) of all members of the City Council.

In Favor: X
In Opposition:

(Give reasons for your views)

Signature:  Date: 5-19-25



**CITY OF PORT ARANSAS
PLANNING AND ZONING COMMISSION**
710 W. AVENUE A
PORT ARANSAS, TEXAS 78373-4128
361-749-4111
FAX 361-749-1645
www.cityofportaransas.org

PUBLIC HEARING NOTICE

DOLAN TRUST
1932 NW 56th St
Oklahoma City, OK 73118-1406

May 15, 2025

The City of Port Aransas Planning and Zoning Commission will consider the following change of zoning application #PLAN 25-14, Cinnamon Shore PUD Amendment.

Applicant: MILP, LP
1023 Hwy 361, Suite C #218
Port Aransas, TX 78373

Current Zoning Status: Cinnamon Shore NUD/Cinnamon Shore PUD (underlying zoning TR-3)
Requested Zoning Change: Cinnamon Shore PUD (2025 Amendment)

Major Amendment for Cinnamon Shore NUD/PUD to include combining the Cinnamon Shore NUD with the current Cinnamon Shore PUD as well as annexing adjacent portions of land.

Planning and Zoning Public Hearing Date: Wednesday, May 28, 2025, at 3:00 p.m., in Council Chambers at City Hall, 710 West Avenue A, Port Aransas, Nueces County, Texas.

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In Favor: X
In Opposition: _____

Cinnamon Shore is a valuable asset to the community and takes great care and planning always hoping their improvements will benefit all within the Port Aransas community.

(Give reasons for your views)

Signature: Dee Ann DeBor Date: 5-22-25

**CITY OF PORT ARANSAS
PLANNING AND ZONING COMMISSION**
710 W. AVENUE A
PORT ARANSAS, TEXAS 78373-4128
361-749-4111
FAX 361-749-1645

PUBLIC HEARING NOTICE

MITCHELL KENNETH W AND WFE JANET F
SHAUN A AND WFE OLGA MALONEY
8109 DANFORTH COVE
AUSTIN, TX 78748

May 15, 2025

The City of Port Aransas Planning and Zoning Commission will consider the following change of zoning application #PLAN 25-14, Cinnamon Shore PUD Amendment.

Applicant: MILP, LP
1023 Hwy 361, Suite C #218
Port Aransas, TX 78373

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If written protest is filed by owners of twenty (20) percent or more of the area of land covered by the proposed change, an amendment or change shall not become effective except by favorable vote of at least three-fourths (3/4) of all members of the City Council.

In Favor: _____

In Opposition: ☒ _____

Each time the developer adds land, it extends out the timeline for a transition of the CCA (HQA) to the owners. There has been little to no home owner representation for years. The Board is controlled by employees of the developer. This has been a very contentious issue in the community.

(Give reasons for your views)

Signature: _____

Ken Dintchev

Date: _____

5.28.25



**CITY OF PORT ARANSAS
PLANNING AND ZONING COMMISSION**
710 W. AVENUE A
PORT ARANSAS, TEXAS 78373-4128
361-749-4111
FAX 361-749-1645
www.cityofportaransas.org

PUBLIC HEARING NOTICE

R G ROLAND PROPERTIES LLC
306 SKYLINE DR
WABASHA, MN 55981

May 15, 2025

The City of Port Aransas Planning and Zoning Commission will consider the following change of zoning application #PLAN 25-14, Cinnamon Shore PUD Amendment.

Applicant: MILP, LP
1023 Hwy 361, Suite C #218
Port Aransas, TX 78373

Current Zoning Status: Cinnamon Shore NUD/Cinnamon Shore PUD (underlying zoning TR-3)
Requested Zoning Change: Cinnamon Shore PUD (2025 Amendment)

Major Amendment for Cinnamon Shore NUD/PUD to include combining the Cinnamon Shore NUD with the current Cinnamon Shore PUD as well as annexing adjacent portions of land.

Planning and Zoning Public Hearing Date: Wednesday, May 28, 2025, at 3:00 p.m., in Council Chambers at City Hall, 710 West Avenue A, Port Aransas, Nueces County, Texas.

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If written protest is filed by owners of twenty (20) percent or more of the area of land covered by the proposed change, an amendment or change shall not become effective except by favorable vote of at least three-fourths (3/4) of all members of the City Council.

In Favor: _____
In Opposition: X

There is so much building that this corporation does. When we have been to our condo the beach is so busy you can't find a spot to put your chair. The peaceful get away is gone.
(Give reasons for your views)

Signature: R G Roland Properties Date: 5/27/25
Lanya Graves
Roland Graves

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council

Subject: Discuss and take appropriate action to confirm that the Amended Beach Front Dune Protection Permit (PLAN 24-12) is consistent with the City's Coastal Management Plan. The applicant proposes to construct a public beach access road. Applicant: City of Port Aransas. Property Location: 5100 blk of Hwy 361.

Meeting: City Council Regular Meeting - Jun 19 2025

Department: P&Z

Staff Contact: Nicole Boyer, Development Services Director

BACKGROUND INFORMATION:

As outlined in the City of Port Aransas Coastal Management Plan, a portion of the new beach access road falls seaward of the 1000' Dune Protection Line. Therefore, a dune permit must be in place prior to any major construction.

The applicant is proposing to build a public beach access road. The proposed construction will permanently impact ~~2011.56~~ 2039.38 cubic yards of critical dunes. Mitigation in the amount of ~~2015.07~~ 2042.20 cubic yards is also proposed.

This was previously approved at the February 2025 meeting, but an additional impact of approximately 27 cubic yards is necessary.

City of Port Aransas Coastal Management Plan:

https://cityofportaransas.org/wp-content/uploads/2019/12/Coastal_Mgmt.pdf

FINANCIAL IMPACT:

none

POLICY IMPLICATIONS:

none

RECOMMENDATION:

City Staff recommends approval.

ATTACHMENTS:

[Amended Application](#)

[GLO Review of Amended Application](#)

8.G.

ACCESS ROAD 1B

For

The City of Port Aransas

710 W Ave A
Port Aransas, TX 78373

Dune Protection Permit

Prepared By: Chloe Norton, G.E.

Job No. 731

January 2025



2725 SWANTNER DR.
CORPUS CHRISTI, TEXAS 78404

TPELS E-145 S-10032400

TABLE OF CONTENTS

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- 2. Permit & Certificate Application Requirements
- 3. Dune Protection Permit
- 4. Beachfront Construction Certificate Application
- 5. Beachfront Construction Certificate

Attachments

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Attachment #2	Site Map
Attachment #3	Topographic Survey
Attachment #4	Impacts and Mitigation
Attachment #5	Site Photo Keymap
Attachment #5a	Site Photos
Attachment #6	Mitigation Procedures
Attachment #7	Access Road Easement
Attachment #8	Landowner Mitigation Approval Letter

1. Introduction

The property subject to the proposed Dune Permit is a portion of the Samuel Ward Survey 590, Land Script 194, Abstract 407, Mustang Island State Land Surveys, Nueces County, Texas. The proposed construction will allow for the construction of a public beach access road. The proposed construction will permanently impact **2,039.38** cubic yards of critical dunes. The impacts will be mitigated for in the amount of **2,042.20** cubic yards.

The following information has been provided in response to the requirements outlined in the "Port Aransas Coastal Management Plan" as adopted by the City Council on 2/15/95. The information has been provided in the same order as required under Chapter IV, Section H of the plan.

2. PERMIT AND CERTIFICATE APPLICATION REQUIREMENTS

1. For all proposed construction (large and small scale), the applicant shall submit the following items and information.

- a. The name, address, phone number, and if applicable, fax number of the applicant, and the name of the property owner, if different from the applicant:

Applicant: ***Chloe Norton***
Urban Engineering
2725 Swantner Street.
Corpus Christi, TX 78404
(361)854-3101

On behalf of:
The City of Port Aransas
City Council

Property Owner: ***SEA OATS INVESTMENTS II, LLC,***
a Delaware limited liability company

- b. The number of structures and whether the structures are amenities or habitable structures:

The proposed permit will allow the construction of a beach access road and utilities as shown on Attachment #2 and 4.

- c. The number of parking spaces:

N/A

- d. The approximate percentage of existing and finished open space:

The existing open space within the dune protected area is 100%. The resulting open space after the proposed construction of all improvements will be 100%.

- e. The elevation of lowest habitable floor of all habitable structures and the finished floor elevation of all other structures:

There are no habitable structures proposed.

- f. The approximate duration of construction:

The construction will be completed within 3 years of receiving a dune permit.

- g. A drawing showing configuration and location (any existing or proposed walkways or dune walkovers on the tract).

Attachment #4 shows the Plan and Profile configuration for proposed Access Road 1B.

- h. A grading layout (referenced to the National Oceanographic and Atmospheric Administration or NGVD datum, having a contour interval of 2 feet or less), showing existing contours for the project area and proposed final grading:

Attachment #3 shows the elevations of the tract based on the NGVD datum and data from the field.

- i. Photographs of the site which clearly show the current location of the vegetation line and the existing dunes on the tract:

See Attachment #5 and 5a.

- k. An accurate map or plat of the site identifying:
 - (1) An accurate map or plat of the site identifying;
its size in acres or square feet: ***see Attachment #7***
 - (2) The site by its legal description, including, where applicable, the subdivision, block, and lot: ***see Attachment #7***
 - (3) The location of the property lines and a notation of the legal description of adjoining tracts: ***see Attachment #7***
 - (4) The location of structures, the footprint or perimeter of the proposed construction on the tract: ***refer to Attachment #2 and #3***
 - (5) Proposed roadways and driveways and proposed landscaping activities on the tract: ***see Attachment #3***
 - (6) The location of any seawall or other erosion response structures on the tract and on the properties immediately adjacent to the tract:

N/A
 - (7) If known, the location and extent of any manmade vegetated mounds, restored dunes, fill activities, or any other preexisting human modifications on the tract:

Mitigation will be placed on property owned by Sea Oats Investments II, LLC. A letter indicating landowner approval of the proposed mitigation has been included as Attachment #8. The access road will be located in a dedicated easement through this property.

Mitigation property information:

Address: 1023 SH 361, Building C, Suite 218, Port Aransas, TX 78373

Property Owner: SEA OATS INVESTMENTS II, LLC, a Delaware limited liability company

Phone Number: 361-443-3216 (Bev Mower)

- l. The effects of the proposed activity on the beach/dune system which cannot be avoided should the proposed activity be permitted, including, but not limited to, damages to dune vegetation, alteration of dune size and shape, and changes in dune hydrology:

The impacts to the dunes and dune vegetation where the proposed Access Road is located will be permanent. This construction will require mitigation as shown on Attachment #4. Other than the area indicated on Attachment #4, no other areas will be permanently impacted.

- m. A comprehensive mitigation plan which includes a detailed description of the methods which will be used to avoid, minimize, mitigate and or compensate for any adverse effects on dune or dune vegetation:

See Attachment #4 for impacts and mitigation, attachment #6 for mitigation procedures, and attachment #8 for offsite mitigation approval by the landowner.

2. For all proposed large-scale construction, the City of Port Aransas shall require applicant to submit the following items and information:

- a. If the tract is located in a subdivision and the applicant is the owner or developer of the subdivision, a certified copy of the recorded plat of the subdivision, or, if not a recorded subdivision, a plat of the subdivision certified by a licensed surveyor, and a statement of the total area of the subdivision in acres or square feet:

See Attachment #7 for a copy of existing plat.

- b. In the case of multiple-unit dwellings, the number of units proposed:
N/A

- c. Alternatives to the proposed location of construction on the tract or to the proposed methods of construction which would cause less impairment of beach access or cause fewer or no adverse effects on critical dunes and critical dune vegetation:

The proposed construction is limited to the Right of Way that the city of Port Aransas is able to obtain. The purpose of the road is to provide public beach access. there is no alternative location or layout to obtain public access to the beach.

- d. The proposed activity's impact on the natural drainage pattern of the site and the adjacent lots:

The proposed construction will not adversely affect the natural drainage pattern of the surrounding dune area.

3. For all proposed construction (large and small scale), if the applicant already has the following items and information, local governments shall require them to be submitted in addition to the other information required:

- a. A copy of a blueprint of the proposed work:

See Attachment #2 & 3

- b. A copy of a topographical survey of the site:

See Attachment #2

- c. The activity's potential impacts on coastal erosion:

Based on ninety years of data provided by the U.T. Bureau of Economic Geology, the area seaward of this property is subject to an erosion rate of -4.70 to -4.10 ft/yr (refer to Attachment #2).

- d. A copy of FEMA "ELEVATION CERTIFICATE" for any existing structure located on the site:

N/A

4. Applicant's assertions:

The applicant must include in the application the following positive assertions;

- a. The proposed activity was designed to avoid adverse effects on critical dunes in accordance with subsection VI.F, "Requirements for Avoidance of Adverse Effects";
- b. The proposed activity is not one of the prohibited activities listed under subsection VI.D, "Prohibited activities", of the "Port Aransas Coastal Management Plan";
- c. The activity will not result in runoff or drainage patterns that aggravate erosion on or off the site;
- d. The activity will not result in significant changes to dune hydrology;
- e. The activity will not disturb unique flora or fauna;
- f. The activity shall not significantly increase the potential for washovers or blowouts to occur;
- g. The activity will not result in significant adverse effects to dune complexes or dune vegetation.

Applicant: David Parsons, City Manager

DATE: _____

3. DUNE PROTECTION PERMIT

For construction requiring a Dune Protection Permit the following items must be accomplished. Check box to indicate completion of item OR statement is true.

SECTION 1 - To be filled out by Planning and Zoning Commission.

The Planning and Zoning Commission has reviewed the application and has made the following recommendations:

Recommend Approval ☐

Recommend Disapproval ☐

Signed: _____ Date: _____
Chairman, Planning & Zoning Commission

SECTION 2 - To be filled out by City Council.

☐ The proposed activity is not a prohibited activity as defined in subsection VI.D "Prohibited Activities" of the Port Aransas Coastal Management Plan.

☐ The proposed activity will not materially weaken critical dunes or materially damage critical dune vegetation based on the application of technical standards under subsection VI.E, "Technical Standards for Determination of Material Weakening" of the Port Aransas Coastal Management Plan.

☐ The design of the proposed activity has incorporated the provisions for avoidance in accordance with subsection VI.F, "Requirements for Avoidance of Adverse Effects" of the Port Aransas Coastal Management Plan.

☐ The applicant's mitigation plan will adequately minimize, mitigate, and/or compensate for any unavoidable adverse effects, as provided in subsection VI.G, "Mitigation" of the Port Aransas Coastal Management Plan.

I, _____ as the Mayor of Port Aransas herein certify that the City has reviewed the information presented above and any other information necessary to establish that the proposed construction is consistent with the City of Port Aransas Coastal Management Plan.

Signed: _____ Date: _____
Mayor

Permit # _____ Port Aransas Beach Access Road 1-B

4. BEACHFRONT CONSTRUCTION CERTIFICATE APPLICATION

A. General Information:

Name City of Port Aransas City Council
Address 710 W Ave A, Port Aransas State TX Zip 78373
Phone Number (361) 749-4111 Fax No. N/A

Legal Description: Portion of the Samuel Ward Survey 590, Land Script 194,
Abstract 407, Mustang Island State Land Surveys, Nueces
County, Texas.

B. Proposed Construction:

Provide as an attachment to this application, all information required under the
appropriate sub-sections of Section IV H (pages 10, 11 & 12) of this plan.

Applicant: David Parsons, City Manager Date:

5. BEACHFRONT CONSTRUCTION CERTIFICATE

FOR CONSTRUCTION SEAWARD OF THE 60 YEAR EROSION LINE OR WITHIN 200' LANDWARD OF THE LINE OF VEGETATION.

The following items must be accomplished. Check box to indicate completion of item or that the statement is true.

SECTION 1 - TO BE FILLED OUT BY PLANNING & ZONING COMMISSION

The Planning & Zoning Commission has reviewed the Application and has made the following recommendation:

Recommend Approval _____ Recommend Disapproval _____

Signed: Chairman of Planning & Zoning Commission _____ Date _____

SECTION 2 - TO BE FILLED OUT BY CITY COUNCIL

☐ The project has been located on a copy of Attachment #2 of the Coastal Management Plan and the location of the construction is not on an existing or future access easement. A drawing is herein attached.

☐ The construction does not functionally support or depend on, or otherwise relate to, proposed or existing structures that encroach on the public beach.

☐ The construction, if within 200 feet landward of the line of vegetation, does not include a retaining wall or improved surfaces.

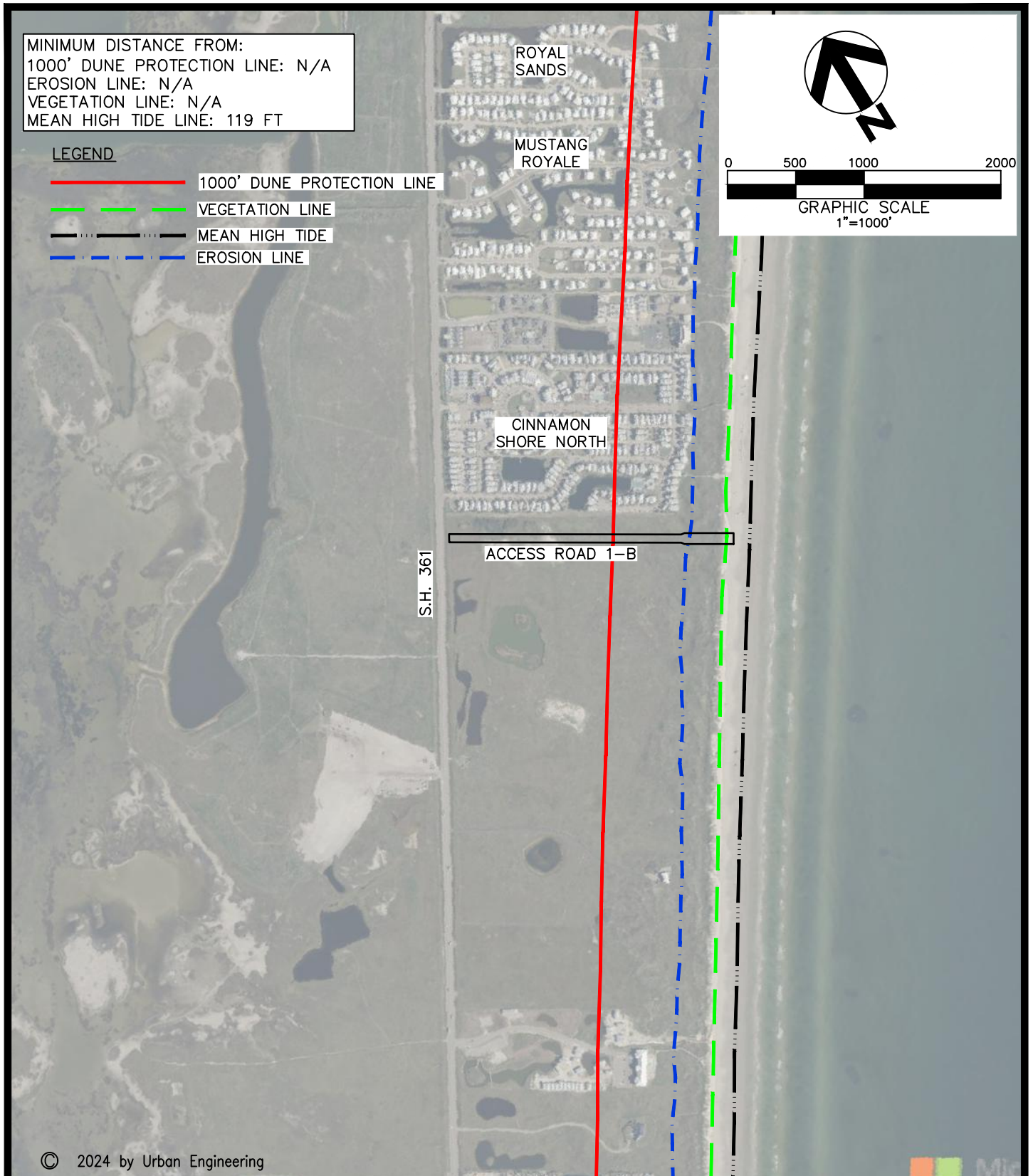
☐ The construction is seaward of the 60 year erosion line as depicted in Attachment #2 of the Port Aransas Coastal Management Plan.

☐ The applicant has been informed of the need to obtain a dune permit if the construction is within 1000 feet from mean high tide.

I, _____ as the Mayor of Port Aransas, herein certify that the City has reviewed the information presented above and any other information necessary to establish that the proposed construction is consistent with the City of Port Aransas Coastal Management Plan and that the proposed construction will not adversely affect the public access to and from the public beach.

Signed: _____ Date: _____
Port Aransas Mayor

Certificate # _____ Expiration Date: _____



ATTACHMENT 1 - LOCATION MAP BEACH ACCESS ROAD 1-B DPP

PORT ARANSAS, TEXAS

URBAN **DCCM**
 ENGINEERING

TBPELS FIRM NUMBERS: ENGINEERING 145 | SURVEYING 10032400
 2725 SWANTNER DR, CORPUS CHRISTI, TX 78404
 PHONE: 361.854.3101 WWW.URBANENG.COM

JOB NO. 00731
 DATE: 08/13/2024 BY: JCE
 Page 232 of 395

SH 361

DISTANCE FROM:
1000' DUNE PROTECTION LINE: N/A
EROSION LINE: N/A
VEGETATION LINE: N/A FT
MEAN HIGH TIDE LINE: 119 FT

LEGEND

1000' DUNE PROTECTION LINE

EROSION LINE

VEGETATION LINE

MEAN HIGH TIDE LINE

X -4.90

EROSION RATES

PROP. CONC. SIDEWALK

The diagram shows a plan view of Beach Access Road 1-B. Key features include:

- Property Lines:** Indicated by solid black lines on both sides of the road.
- Easements:** 10' Landscape Easements are shown on both sides of the road.
- Centerlines:** Centerline of Roadway and Centerline of ROW Easement are marked.
- Dimensions:** Various widths are specified, including 37' B-B, 18.5', 3.25', 26' B-B, 13', 60' R.O.W., and 8' Wide Sidewalk.
- Surrounding Area:** The map shows adjacent streets including Fish Hook Ln., Still Water Dr., Red Fish Ln., Bent Grass Dr., Seaside Dr., Hummingbird Ln., and Monarch Ln. A large body of water is visible to the left.

A north arrow pointing towards the top right and a graphic scale bar indicating 0, 40, 80, and 160 feet. Below the scale bar, it reads "GRAPHIC SCALE 1\"=80'".

An elevation profile along the right side of the road. It shows a series of black bars representing the ground surface, with pink 'X' marks indicating specific elevation points. The elevations are: -4.90, -4.70, -4.80, -4.50, -4.20, -4.10, and -4.30.

ATTACHMENT 2 - SITE MAP		SCALE: AS NOTED	REV. BY	DATE	DESCRIPTION	APPROV. BY
Urban DECM TBPELS FIRM NUMBERS: ENGINEERING 145 SURVEYING 10032400 2024 COUNTY OF PORT ARANSAS PHONE: 361.854.3101 URBAN@DCM.COM		DRAWN: LAR CHECKED: CN DATE: OCT. 2024				
ATTACHEMENT 2		JOB NO. 00731				

BEACH ACCESS ROAD 1-B DPP
PORT ARANSAS, TEXAS

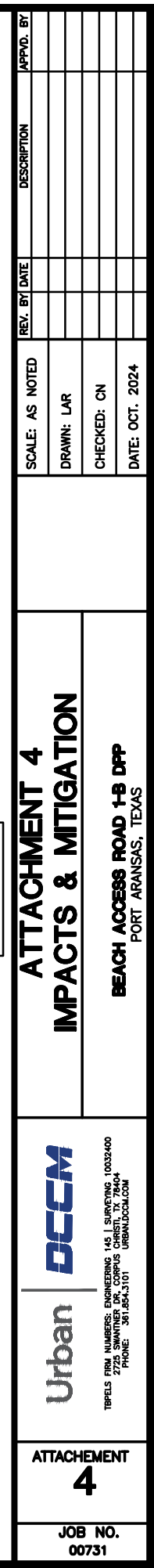
86.

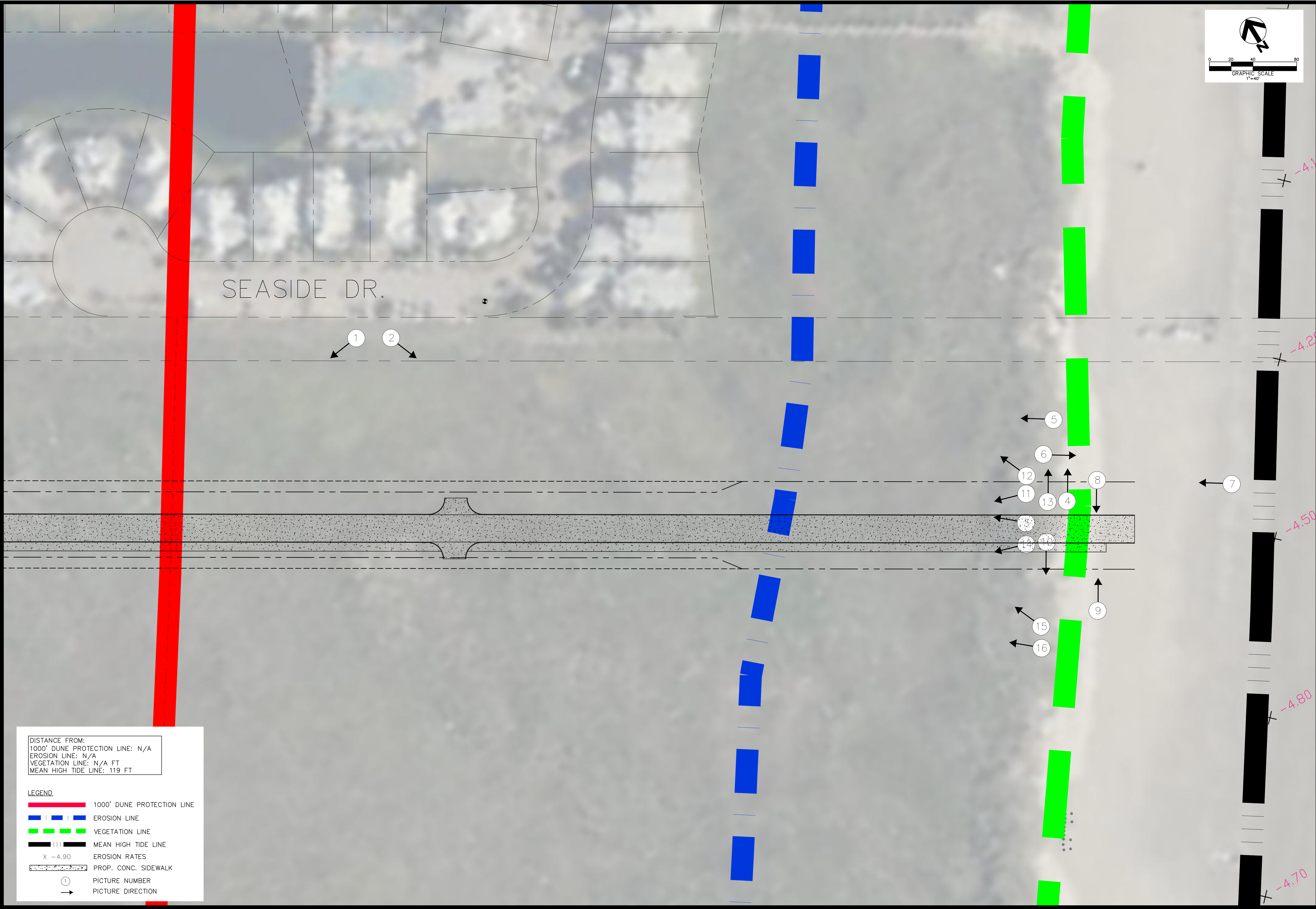


DISTANCE FROM:
1000' DUNE PROTECTION LINE: N/A
EROSION LINE: N/A
VEGETATION LINE: N/A FT
MEAN HIGH TIDE LINE: 119 FT

- LEGEND
- 1000' DUNE PROTECTION LINE
 - EROSION LINE
 - VEGETATION LINE
 - MEAN HIGH TIDE LINE
 - EROSION RATES
 - PROP. CONC. SIDEWALK

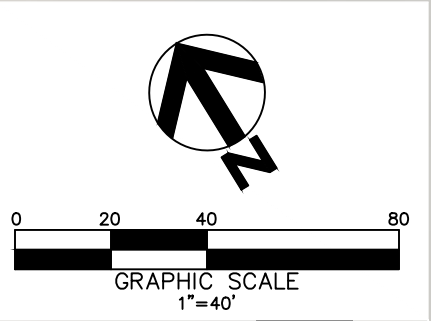
ATTACHMENT 3 TOPOGRAPHIC SURVEY		SCALE: AS NOTED	REV. BY	DATE	DESCRIPTION	APPROV. BY
BEACH ACCESS ROAD 1-B DPP PORT ARANSAS, TEXAS		DRAWN: LAR				
		CHECKED: CN				
		DATE: OCT. 2024				
Urban DCCM		TBPCLS FIRM NUMBERS: ENGINEERING 145 SURVEYING 10032400 2700 UNIVERSITY BLVD., SUITE 100 PORT ARANSAS, TEXAS 78373 PHONE: 361.854.3101 URBAN.DCCM.COM				
ATTACHEMENT 3		JOB NO. 00731				





DISTANCE FROM:
1000' DUNE PROTECTION LINE: N/A
EROSION LINE: N/A
VEGETATION LINE: N/A FT
MEAN HIGH TIDE LINE: 119 FT

- LEGEND
- 1000' DUNE PROTECTION LINE
 - EROSION LINE
 - VEGETATION LINE
 - MEAN HIGH TIDE LINE
 - EROSION RATES
 - PROP. CONC. SIDEWALK
 - PICTURE NUMBER
 - PICTURE DIRECTION



ATTACHMENT 5 - PHOTO KEYMAP

Urban

BEACH ACCESS ROAD 1-B DPP

PORT ARANSAS, TEXAS

SCALE: AS NOTED	REV. BY DATE	DESCRIPTION	APPROV. BY
DRAWN: LAR			
CHECKED: CN			
DATE: OCT. 2024			

ATTACHEMENT

5

JOB NO.
00731

Urban

Urban

TECHNICAL SURVEYING

145 E. UNIVERSITY BLVD.

PORT ARANSAS, TEXAS 78373

PHONE: 361.854.3101

URBAN.DCCM.COM



Photo 1- View West from Cinnamon Shore North - April 2022



Photo 2- View SE from Cinnamon Shore North - April 2022



Photo 3 – View NNW towards Cinnamon Shore North - April 2022



Photo 4 – View NNE- April 2022

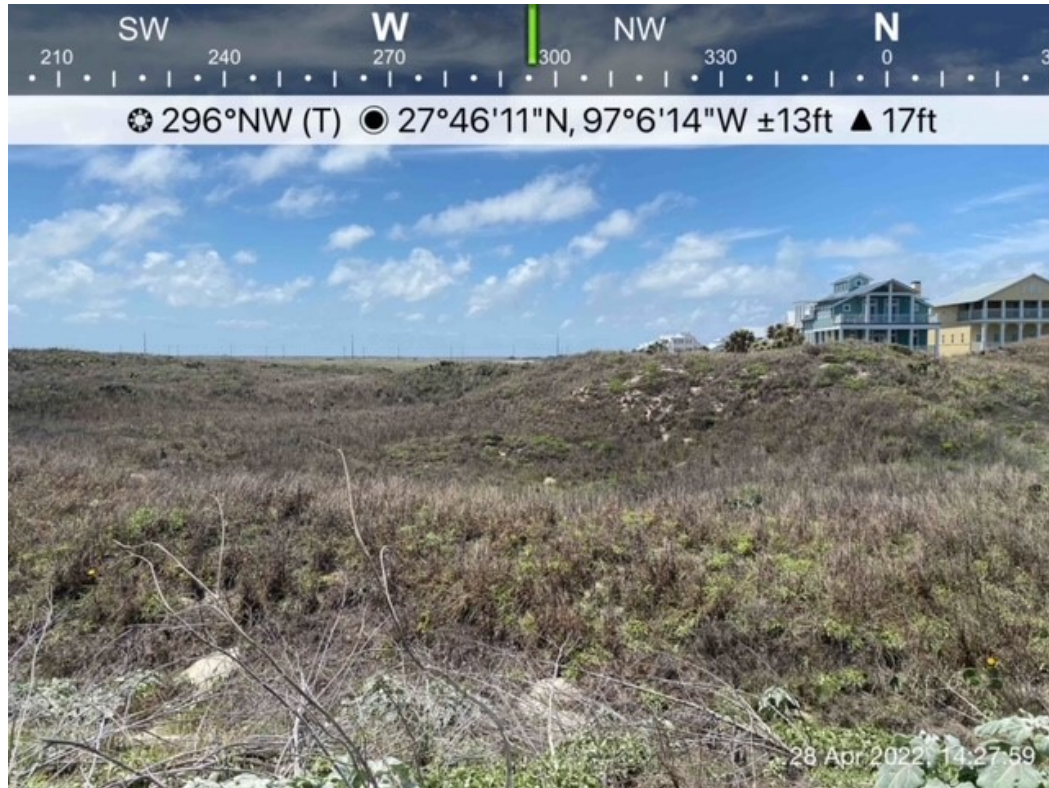


Photo 5 – View W at proposed location of Access Road 1-B- April 2022



Photo 6 – View SE to Beach Entrance of Access Road 1-B- April 2022



Photo 7- View NW at proposed Access Road 1-B beach entrance. - April 2022



Photo 8 – View SW along dune vegetation line - April 2022



Photo 9 – View NE along dune vegetation line - April 2022

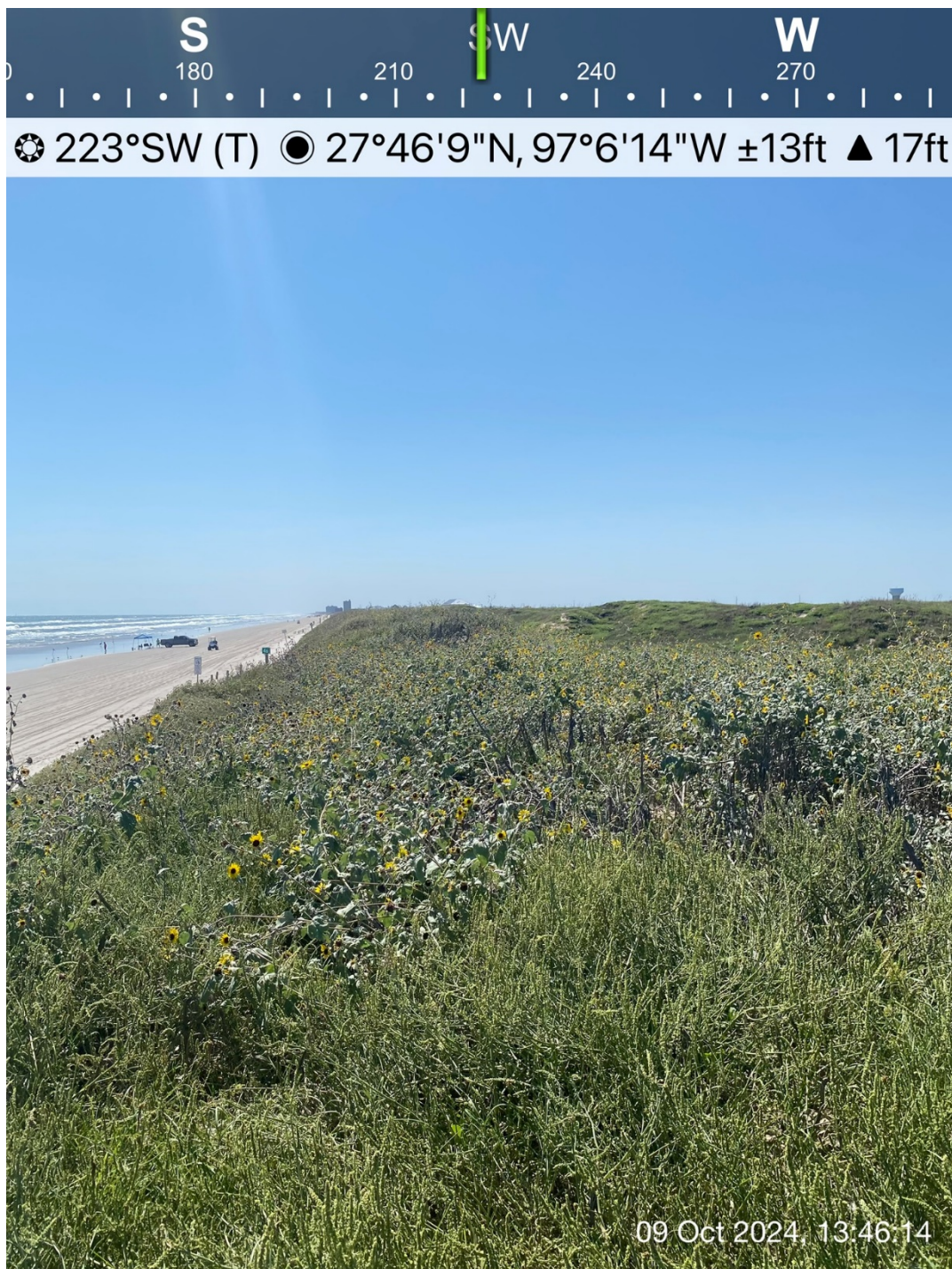


Photo 10 – View SW– Oct. 2024

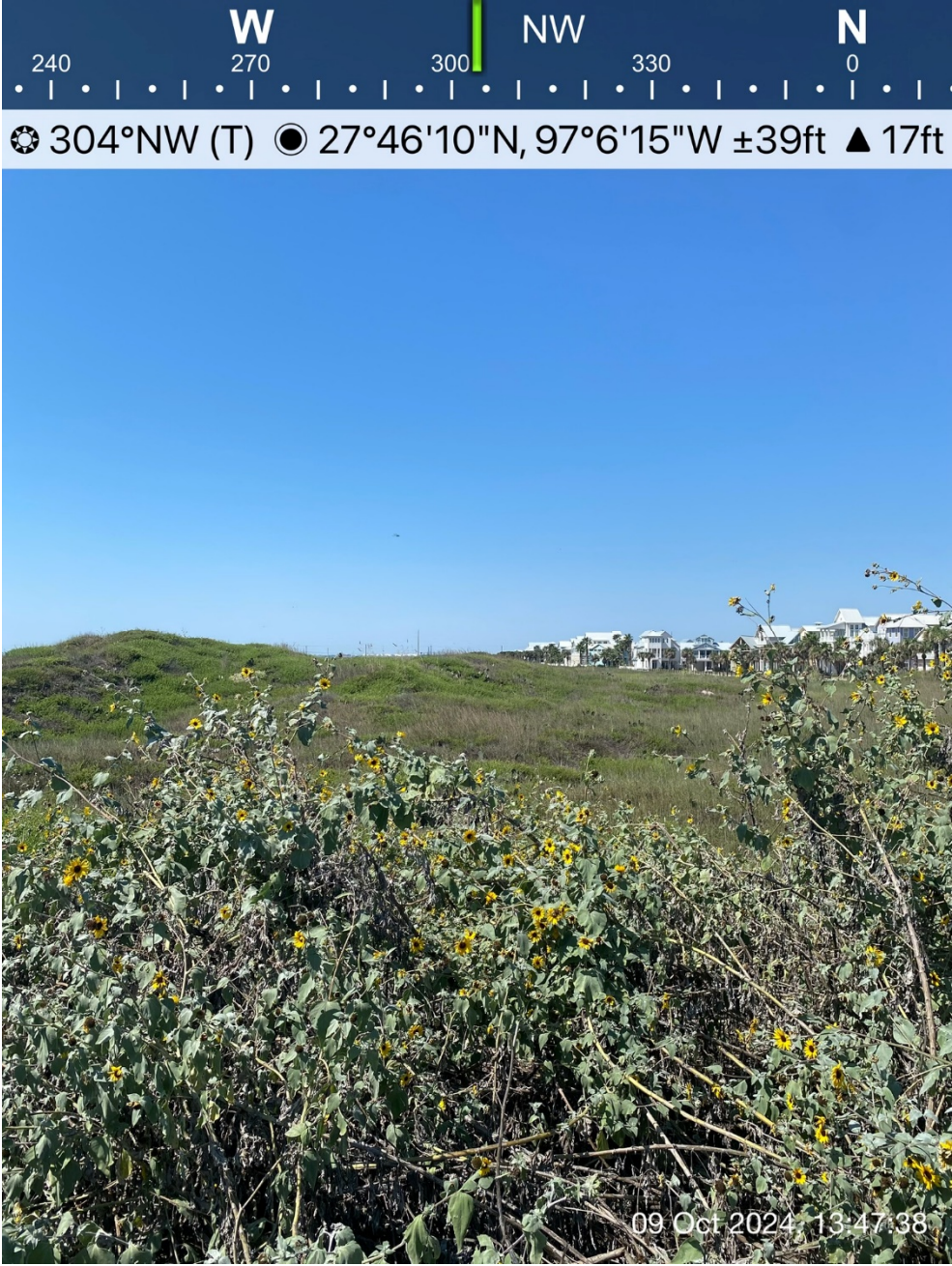


Photo 11 – View NW – Oct. 2024



Photo 12 – View N – Oct. 2024

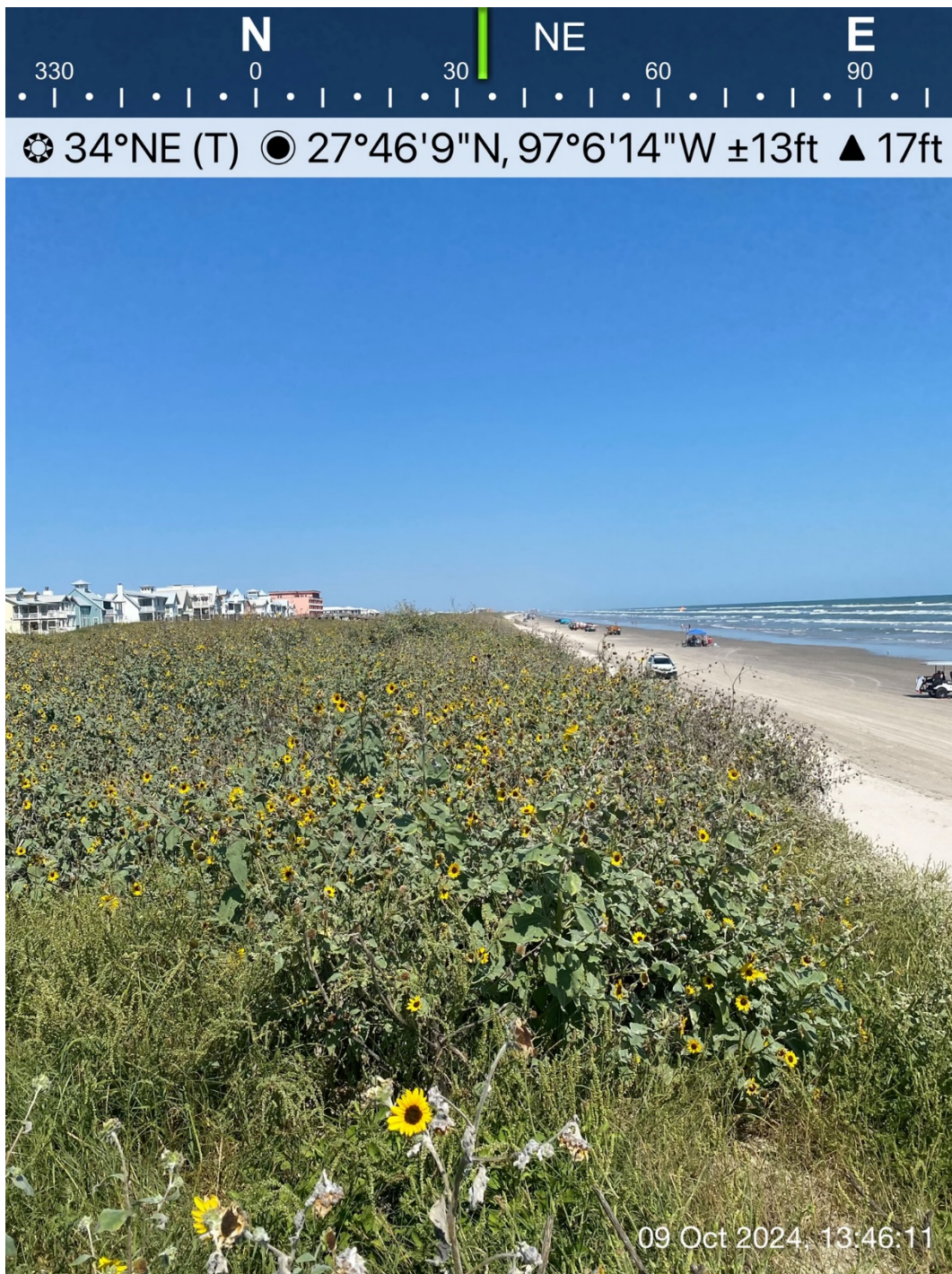


Photo 13 – View NE – Oct. 2024



Photo 14 – View NW – Oct. 2024



Photo 15 – View N – Sep. 2024

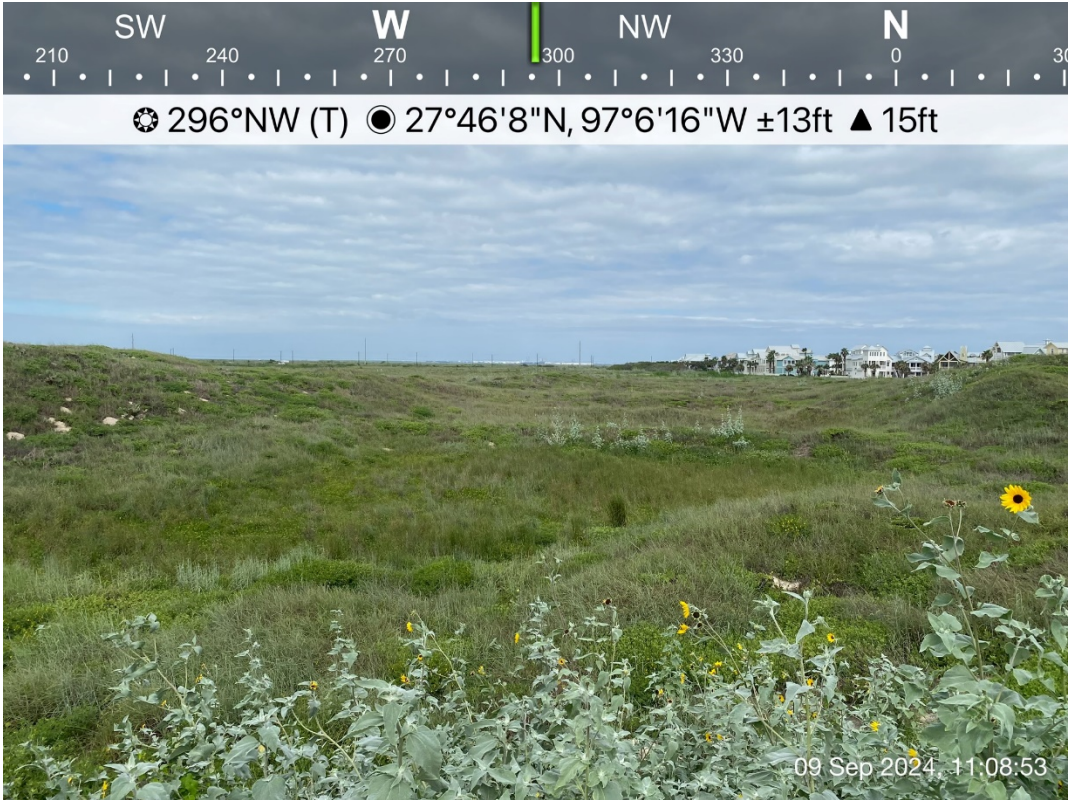


Photo 16 – View WNW– Sep. 2024

Attachment #6 MITIGATION PROCEDURES:

1. The native vegetation will remain on site during the site clearing and construction process for this project. Equipment used to construct the proposed access road will remain within the dedicated Right of Way (ROW). All temporary impacts within the ROW will be fully re-vegetated once construction is complete. All fill material will be sand of similar grain size and mineralogy as found in the surrounding areas.
2. The existing vegetation which will be impacted will be stripped and stored on-site within the dedicated ROW. The material will be replaced where vegetation is mitigated or where temporary impacts have occurred within the ROW.
3. The required volume fill shall be transported to the mitigation site and used to supplement the existing dunes as directed. This material with similar grain size and mineralogy as the existing sand will be the best for providing adequate fill. The fill will be sourced on Mustang Island.
4. The Contractor shall use care not to damage any existing critical dunes or dune vegetation outside of the ROW. Any critical dunes or dune vegetation that are altered during the clearing and construction efforts shall be repaired to a level that at least matches the original state using the guidelines identified in items 1 and 2 above.
5. Watering will be conducted as deemed necessary to achieve revegetation within the three-year time period. Watering will be performed per the contractor's means and methods such as the use of water trucks and sprinklers.
6. The dune fill site will be monitored and maintained until the vegetative cover matches or exceeds the level of vegetation on the surrounding naturally formed dunes.
7. Exhibit #4 depicts the critical dunes, critical dune impacts, and mitigation sites.
8. The applicant will notify the city once mitigation efforts are completed.



Job No. 06100.C2.03
February 21, 2024
Revised: July 17, 2024

Exhibit A
Right-of-Way Dedication

STATE OF TEXAS
COUNTY OF NUECES

Metes and bounds description for a Right-of-Way dedication out of the Samuel Ward Survey 590, Land Script 194, Abstract 407, Mustang Island State Land Surveys, Nueces County, Texas and being out of a called 99.621-Acre Tract of Land, described as Tract II in a Special Warranty Deed from PA Waterfront, L.P., a Georgia limited partnership to Sea Oats Investments II, LLC, a Delaware limited liability company recorded in Document No. 2020054904, Official Public Records of Nueces County, Texas; said Right-of-Way dedication being more particularly described as follows;

Commencing, at a TxDOT Type II Monument Found on the Southeast Right-of-Way line of State Highway 361 (a 120 Foot wide public roadway), being the West corner of Access Road 1-B (a 40-Foot wide public roadway) and North corner of said 99.621-Acre Tract;

Thence, South 30°19'00" West, a distance of 120.11 Feet, to a 5/8 Inch Iron Rod with red plastic cap stamped "URBAN ENGR CCTX" Set, on said Southeast Right-of-Way line, for the North corner of this Tract;

Thence over and across said 99.621-Acre Tract and with the Northeast boundary of this Tract, the following courses:

- South 58°20'33" East, a distance of 1698.19 Feet, to a 5/8 Inch Iron Rod with red plastic cap stamped "URBAN ENGR CCTX" Set, for a corner of this Tract;
- South 80°49'24" East, a distance of 26.15 Feet, to a 5/8 Inch Iron Rod with red plastic cap stamped "URBAN ENGR CCTX" Set, for a corner of this Tract;
- South 58°20'33" East, a distance of 359.35 Feet, to the Southeast boundary line (no monument found or set) of said 99.621-Acre Tract;

Thence, with said Southeast boundary line, South 31°39'27" West, a distance of 80.00 Feet, for the South corner (no monument found or set) of this Tract;

Thence, North 58°20'33" West, a distance of 359.35 Feet, to a 5/8 Inch Iron Rod with red plastic cap stamped "URBAN ENGR CCTX" Set, for a corner of this Tract;

Thence, North 35°51'43" West, a distance of 26.15 Feet, to a 5/8 Inch Iron Rod with red plastic cap stamped "URBAN ENGR CCTX" Set, for a corner of this Tract;

Thence, North 58°20'33" West, a distance of 1696.79 Feet, to a 5/8 Inch Iron Rod with red plastic cap stamped "URBAN ENGR CCTX" Set, on said Southeast Right-of-Way line of State Highway 361, for the West corner of this Tract;

Thence, with said Southwest Right-of-Way line, North 30°19'00" East, a distance of 60.02 Feet, to the **Point of Beginning**, containing 132,289 Square Feet (3.037 Acres) of Land.

Grid Bearings shown hereon are referenced to the Texas State-Plane Coordinate System of 1983, South Zone 4205, based on the North American Datum of 1983 (2011) Epoch 2010.00.

Unless this fieldnotes description, including preamble, seal and signature, appears in its entirety, in its original form, surveyor assumes no responsibility for its accuracy.

Also reference accompanying sketch of tract described herein.

URBAN ENGINEERING

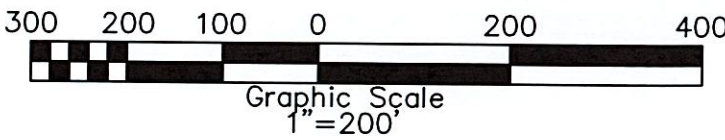


Saul V. Castillo 07/17/2024

Saul V. Castillo, R.P.L.S.

License No. 6192

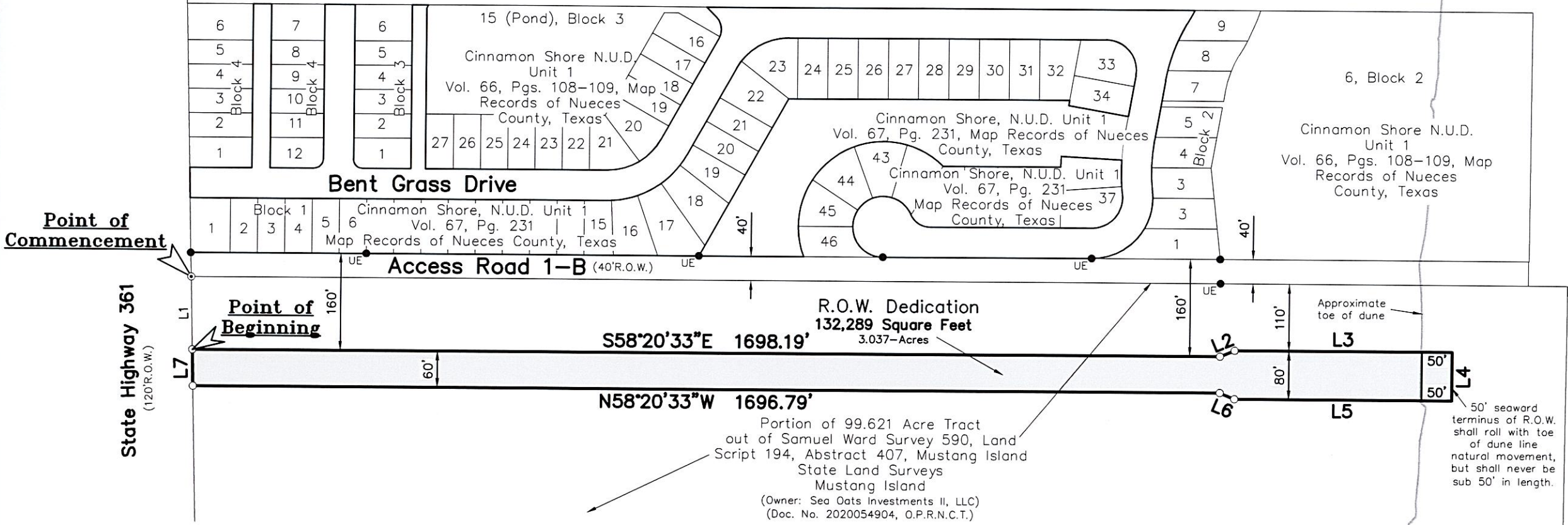
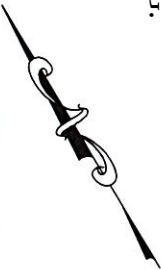
ATTACHMENT #7 - ACCESS ROAD EASEMENT



Legend:

- 5/8 Inch Iron Rod Found
- UE ● 5/8 Inch Iron Rod with red plastic cap stamped "URBAN ENGR CCTX" Set
- 5/8" I.R. with red plastic cap stamped "URBAN ENGR CCTX" Found
- ⊙ TxDOT Type II Monuments Found

LINE	BEARING	DISTANCE
L1	S30°19'00"W	120.11'
L2	S80°49'24"E	26.15'
L3	S58°20'33"E	359.35'
L4	S31°39'27"W	80.00'
L5	N58°20'33"W	359.35'
L6	N35°51'43"W	26.15'
L7	N30°19'00"E	60.02'



Accompanying Sketch to

Metes and bounds description for a Right-of-Way dedication out of the Samuel Ward Survey 590, Land Script 194, Abstract 407, Mustang Island State Land Surveys, Nueces County, Texas and being out of a called 99.621-Acre Tract of Land, described as Tract II in a Special Warranty Deed from PA Waterfront, L.P., a Georgia limited partnership to Sea Oats Investments II, LLC, a Delaware limited liability company recorded in Document No. 2020054904, Official Public Records of Nueces County, Texas.

Exhibit B

REV: JULY 17, 2024
DATE: FEB. 21, 2024
SCALE: 1"=200'
JOB NO.: 6100.C2.03
SHEET: 1 OF 1
DRAWN BY: XG
usurveying@urbaneng.com
©2024 by Urban Engineering



TBPELS FIRM NUMBERS: ENGINEERING 145 | SURVEYING 10032400
2725 SWANTNER DR, CORPUS CHRISTI, TX 78404
PHONE: 361.854.3101 WWW.URBANENG.COM

General Notes:
3.037-Acre Tract is located within the City limits of Port Aransas, Texas and a subdivision based on this sketch/description may be in violation of the current City of Port Aransas subdivision ordinance.



October 24, 2024

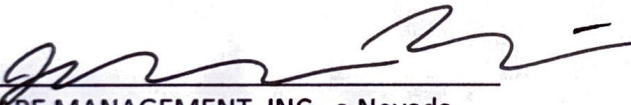
Sea Oats Investments II, LP
1023 State Hwy 361, Suite C, #218
Port Aransas, TX 78373

To Whom it May Concern,

Sea Oats Investments II, LP intends to receive dune mitigation in the areas indicated from the construction of the adjacent Beach Access Road 1-B in conjunction with the dune permit.

Regards,

SEA OATS INVESTMENTS II, LP, a Delaware Limited Partnership

By: 
AGAPE MANAGEMENT, INC., a Nevada
Corporation and the General Partner

Name: Jeffrey B. Lamkin

Title: President

Date: October 24, 2024



TEXAS GENERAL LAND OFFICE
COMMISSIONER DAWN BUCKINGHAM, M.D.

May 9, 2025

Via Electronic Mail

Nicole Boyer
Director of Development Services
City of Port Aransas
710 W. Avenue A
Port Aransas, Texas 78373-4128

Dune Protection Permit and Beachfront Construction Certificate in the City of Port Aransas

Legal Description: Portion of Samuel Ward Survey 99.621 Acs Out Sur 591 LS 194 & WM Little Sur 592 LS 324 ICL

Lot Applicant: Urban Engineering c/o The City of Port Aransas

City ID No.: PLAN 24-12

GLO ID No.: BDPARA-24-0232a

Dear Ms. Boyer:

The General Land Office (GLO) has reviewed the amended application materials for a large-scale beachfront construction certificate and dune protection permit for the above-referenced location. The City of Port Aransas (City) proposes to construct a new public beach access road. The City originally proposed to adversely impact 2,011 cubic yards of dunes and 19,234 square feet of dune vegetation and to compensate for the impacts in an on-site compensation area with 2,015 cubic yards of dunes and 19,246 square feet of dune vegetation. The City also proposed in-place mitigation for adverse impacts to dune vegetation within a 95-foot-wide construction corridor. The City now proposes an amendment to adversely impact an additional 28 cubic yards of dunes and 800 square feet of dune vegetation. The City now proposes to adversely impact a total of 2,039 cubic yards of dunes and 20,034 square feet of dune vegetation and to compensate for the impacts in an on-site compensation area with 2,042 cubic yards of dunes and 20,046 square feet of dune vegetation. According to the Bureau of Economic Geology, the area is eroding at a rate of two to three feet per year.

Based on the information provided to our office for review, we have the following comments:

- All previous comments in GLO comment letter BDPARA-24-0232 still apply and are enforceable under law.

In the event of a material change to the site conditions or the proposed construction, a new or amended beachfront construction certificate and dune protection permit is required.¹ If you have any questions, please contact me at (512) 463-1278 or at michelle.leslie@glo.texas.gov.

¹ 31 Tex. Admin. Code § 15.3(t)(5).

8.G. Ms. Boyer
May 9, 2025
Page 2 of 2

Sincerely,

A handwritten signature in cursive script that reads "Michelle Leslie".

Michelle Leslie
Beach Access & Dune Protection Program
Coastal Resources Division
Texas General Land Office

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council

Subject: Discuss and Take Action on a Resolution Reviewing and Approving Value Engineering Costs for the New Recreation Center; Awarding the Request for Proposal (RFP) for Construction of the New Recreation Center; Authorizing a Future Budget Amendment for FY 2024–2025; and Designating the City Manager as the Authorized Representative for All Matters Related to the Bid Award.

Meeting: City Council Regular Meeting - Jun 19 2025

Department: Administration

Staff Contact: David Parsons, City Manager

BACKGROUND INFORMATION:

The City advertised the for bids for the New Recreation Center, which were due on April 10th at 2:00 p.m. at which time they were publicly open and acknowledged in the City Council Chamber.

The scope of the project includes a New Recreation Center. In addition to the new construction, the project includes new sitework, parking, sidewalks, landscape and irrigation, etc.

The City Council awarded the general contracting services to Fulton Coastcon General Contracts to provide value engineering for this project and have the final construction cost presented in June. City staff and architect have provide this information for review.

FINANCIAL IMPACT:

N/A.

POLICY IMPLICATIONS:

A contract for goods and services subject to the competitive bidding requirements must be awarded to the lowest responsible bidder or to the bidder who provides goods and services at the best value for the City. The City's Purchasing Policy requires a formal request for bids for purchases greater than \$50,000.

RECOMMENDATION:

Port Aransas City Council Motion to approve a Resolution Regarding Value Engineering Costs for the New Recreation Center; Awarding the Request for Proposal (RFP) for Construction of the New Recreation Center; Authorizing a Future Budget Amendment for FY 2024–2025; and Designating the City Manager as the Authorized Representative for All Matters Related to the Bid Award.

ATTACHMENTS:

[Draft Resolution 2025-R19 - RFP New Rec. Center](#)
[23.39 Recreation Center - City of Port Aransas_6.11.25_4](#)

8.H.

[Port A Rec Center - FCC Total with Accepted VE Items_6.12.25
Fulton Qualifications](#)

RESOLUTION NO. 2025-R

A RESOLUTION OF THE PORT ARANSAS CITY COUNCIL OF THE CITY OF PORT ARANSAS, TEXAS, APPROVING VALUE ENGINEERING COSTS FOR THE NEW RECREATION CENTER; AWARDING THE REQUEST FOR PROPOSAL (RFP) FOR CONSTRUCTION OF THE NEW RECREATION CENTER; AUTHORIZING A FUTURE BUDGET AMENDMENT FOR FISCAL YEAR 2024–2025; AND DESIGNATING THE CITY MANAGER AS THE AUTHORIZED REPRESENTATIVE TO ACT ON BEHALF OF THE CITY IN ALL MATTERS RELATED TO THE BID AWARD.

WHEREAS, at the Tuesday, May 13, 2025 City Meeting the City Council awarded the RFQ for the New Recreation Center to Fulton Coastcon General Contactors and directed staff and the project architect to proceed with value engineering; and

WHEREAS, the RFQ and the Request for Proposal (RFP) for construction services were properly posted on March 6, 2025, on the official bulletin board at Port Aransas City Hall, 710 W. Avenue A, Port Aransas, Texas, on the City’s website www.cityofportaransas.org, and published in The South Jetty newspaper in its March 6 and March 13, 2025, editions; and

WHEREAS, submitted proposals were reviewed and evaluated by a selection committee comprised of City Manager David Parsons, Assistant City Manager Darla Honea, Parks and Recreation Director Colleen Simpson, and Planning and Development Director Nicole Boyer to determine the most qualified and responsive contractor; and

WHEREAS, value engineering efforts have been conducted to ensure the project remains within financial parameters while maintaining the integrity and quality of the facility; and

WHEREAS, t the City Council recognizes the value and necessity of the New Recreation Center for community benefit and public services, and desires to award the RFP to move the project forward.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PORT ARANSAS, NUECES COUNTY, TEXAS:

Section 1. The City Council hereby approves the value engineering costs associated with the construction of the new Recreation Center.

Section 2. The construction contract for the new Recreation Center is hereby awarded to _____, as recommended through the RFP process, in an amount not to exceed \$ _____.

Section 3. A future amendment to the Fiscal Year 2024–2025 budget is hereby authorized to provide funding for the construction of the Recreation Center.

Section 4. The City Manager is hereby designated as the authorized representative to execute all documents and take all actions necessary to carry out the intent of this resolution, including but not limited to the execution of contracts and agreements related to the project.

Section 5. It is hereby officially found and determined that the meeting at which this resolution is passed is open to the public as required by law, and that public notice of the time, place and purpose of said meeting was given as required.

PASSED and **APPROVED** by the Port Aransas City Council, County of Nueces, State of Texas, on this **19th** day of **JUNE**, 2025.

CITY OF PORT ARANSAS, TEXAS

Wendy Moore, Mayor

ATTEST:

Francisca Nixon, City Secretary



**RECREATION CENTER
OF
PORT ARANSAS**



Design updates - 6.11.25



EXTERIOR FINISHES

AS SPECIFIED
Smooth Limestone



COST SAVING
Light Grey Brick



“RECOMMEND-

COST SAVING
Plaster Stucco



WHITE



BLUE



GREY



SAND COLOR



DESIGN AS SPECIFIED

- 1. STONE WALL
- 2. BUILT IN BENCH



DESIGN COST REDUCTIONS

1. **STONE WALL - PLASTER / STUCCO**
2. **BUILT IN BENCH - SINGLE PRECAST BENCH**

RECREATION CENTER OF PORT ARANSAS | 4





DESIGN AS SPECIFIED **1. STONE WALL**
2. BUILT IN BENCH



DESIGN COST REDUCTIONS

- 1. STONE WALL - PLASTER / STUCCO
- 2. BUILT IN BENCH - SINGLE PRECAST BENCH





DESIGN AS SPECIFIED 1. LONG OVERHANGS
2. BUILT IN PLANTERS





DESIGN COST REDUCTIONS

1. LONG OVERHANGS - **SHORT OVERHANGS**
2. BUILT IN BENCH - **SINGLE PRECAST BENCH**

RECREATION CENTER OF PORT ARANSAS | 8

8.H.





DESIGN AS SPECIFIED **1. LONG OVERHANG**
2. WOOD WALL MATERIAL



DESIGN COST REDUCTIONS

1. LONG OVERHANG - SHORT OVERHANG
2. WOOD WALL MATERIAL - PLASTER/STUCCO WALL FINISH



1. PARAPET REDUCTION AT PERIMETER HEIGHT
2. CORRIDOR CLEAR STORY DESIGN COST REDUCTION



DESIGN AS SPECIFIED

1. CORRIDOR CLEAR STORY



DESIGN COST REDUCTIONS **1. CORRIDOR CLEAR STORY - REMOVE CLEAR STORY “NOT RECOMMENDED”**

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INTERNAL STAIR HANDRAIL

GLASS HANDRAIL



VERTICAL STEEL RODS “NOT RECOMMENDED”





Port Aransas - Rec. Center
PROPOSED COST SAVINGS

Base Bid VE/Cost Savings Items			
Item No	VE/Cost Savings Description	VE/Cost Savings Values	Recommended by Staff
1	Relocate Concession Building to Kitchen Area and Eliminate Grease Trap/Oil Separator and Re-Route Associated Piping	(\$110,000)	Not Recommended
2	Omit Grease Trap and Sample Well for Concession Building	(\$8,000)	(\$8,000)
3	Reduce Size of Canopies at Front Entrance, West Entrance and Pool Entrances Per Drawing A-401 RCP-VE-053025 from Gignac.	(\$150,000)	(\$150,000)
4	Use Tilt Up Concrete Sandwich panels instead of 12" CMU walls at the gymnasium.	(\$50,000)	(\$50,000)
5	Revise Glass Railing and In-ground Planters Per New Detail from GA - S2.5 Foundation Details - VE - 053025	(\$105,000)	(\$105,000)
6	Omit clerestory along corridor	(\$113,000)	Not Recommended
7	Use 3 5/8" metal studs for N1 and P1 walls at showers	(\$30,000)	(\$30,000)
8	Lower parapet height and eliminate associated tube steel and metal studs (this items is for the tall parapets at main entrance ref: 2/A317 & A320)	(\$30,000)	Not Recommended
9	Substitute Tremco roofing system with an alternate manufacturer. (John Mansville)	(\$180,000)	(\$180,000)
10	Omit batt insulation at exterior walls.	(\$15,000)	(\$15,000)
11	Use fabric duct (duct sock) at gymnasium.	(\$12,700)	Not Recommended
12	Delete lightning protection	(\$55,000)	Not Recommended
13	Delete all Nema 4X items in lieu of N3R- not a good thing for Port A usually	(\$3,500)	Not Recommended
14	Omit ornamental fencing and use existing chain-link fence per plan from GA AS-100M & AS-101M-VE on 6/9/2025	(\$50,000)	(\$50,000)
15	Omit Hardi plank siding at the pool equipment room.	(\$9,500)	(\$9,500)
16	Omit bird-friendly glass coating - Can be installed by Owner with FFE/Operation Funds	(\$40,000)	Not Recommended
17	Remove Buy American requirement for plumbing components.	(\$40,000)	(\$40,000)
18	Replace PVC and RCP underground piping with HDPE.	(\$20,000)	(\$20,000)
19	Use alternate fire alarm subcontractor.	(\$20,000)	(\$20,000)
20	Delete Note 3 (x20) on data plan.	(\$12,000)	(\$12,000)
21	Add subpanel near the fitness area north wall; reroute circuits locally.	(\$1,700)	Not Recommended
22	Add panel in the multipurpose room; reroute circuits accordingly.	(\$1,500)	Not Recommended
23	Remove receptacles in the gymnasium if code permits.	(\$1,500)	Not Recommended
24	Reduce testing allowance.	(\$80,000)	(\$80,000)
25	Change AJ Brauer Stone Veneer to Brick or Plaster - Select one Option from below:		
25a	Stone Veneer Option #1 - Replace AJ Brauer natural stone veneer with plaster finish.	(\$70,000)	(\$70,000)
25b	Stone Veneer Option #2 - Replace AJ Brauer natural stone veneer with modular brick.	(\$18,900)	
26	Mechanical VE Option - Select one Option from below:		
26a	Mechanical VE Option #1 - Use alternate AHUs that meet performance requirements, though not original specifications.	(\$150,000)	(\$150,000)
26b	Mechanical VE Option #2 - Maintain AHUs as designed but implement the following adjustments:	(\$42,000)	
	Remove chiller compressor sound blankets.		
	Remove BRD sound mitigation.		
	Delete annual maintenance/service by Daikin representatives.		
	Remove perforated panels from AHU fan discharge.		
	Use galvanized casing in lieu of stainless steel.		
	Remove filter gauges.		
27	Ceramic Tile VE - Select one Option from below:		
27a	Amalfi Tile Option #1 - Replace specified tile (Amalfi Stone Series) with Fiorano tile.	(\$29,920)	(\$29,920)
27b	Amalfi Tile Option #2 - Use Dal Tile Fabric Art Modern Linear or Modern Textile 12"x24" tile instead of Amalfi Stone Fabric series.	(\$4,500)	
28	Use Pederson Precast Concrete Benches In Lieu of Landscape & Forms	(\$13,000)	(\$13,000)
		VE Subtotal	(1,032,420)
		Contractors Fee	(36,135)
		Staff Recommended VE Total	(1,068,555)

Bid Amount for Base Bid	\$ 23,950,000
Staff Recommended VE Total for Base Bid	(\$1,068,555)
Total for Base Bid With Recommended VE/Cost Savings	\$22,881,445

Alternate #1: Mezzanine Track at Gym VE/Cost Savings Items			
Item No	VE/Cost Savings Description	VE/Cost Savings Values	Recommended by Staff
A1.1	Structural Clarifications on Alternate #1 - Alternate Erection Number, Clarification on Scope Items from Addenda	(\$100,000)	(\$100,000)
A1.2	Reduce Capacity to 2,500 Lbs	(\$4,500)	(\$4,500)
		VE Subtotal	(104,500)
		Contractors Fee	(3,658)
		Staff Recommended VE Total	(108,158)

Bid Amount for Alternate #1: Mezzanine Track at Gym	\$ 1,120,000
Staff Recommended VE Total For Alternate #1	(\$108,158)
Total For Alternate #1 With Recommended VE/Cost Savings	\$ 1,011,842

Alternate #2: Additional Parking VE/Cost Savings Items			
Item No	VE/Cost Savings Description	VE/Cost Savings Values	Recommended by Staff
		VE Subtotal	0
		Contractors Fee	0
		Revised Total with VE	0

Bid Amount for Alternate #2: Additional Parking	\$ 100,000
Staff Recommended VE Total For Alternate #2	\$0
Total For Alternate #2 With Recommended VE/Cost Savings	\$100,000

Total Project Cost With Recommended VE/Cost Savings			
	Base Bid Total		\$22,881,445
	Alternate #1: Mezzanine Track at Gym Total	\$	1,011,842
	Alternate #2: Additional Parking Total		\$100,000
	Revised Total With Accepted VE and Alternates	\$	22,773,287



CSP Response for: The Port Aransas Recreation Center

May 01, 2025

SUBMITTED BY





POST OFFICE BOX 9486
CORPUS CHRISTI, TEXAS 78469
OFFICE (361) 993-5200
FAX (361) 993-8005

David Parsons
City Manager
City of Port Aransas
Council Chambers
710 West Avenue A,
Port Aransas, Texas 78373

May 01, 2025

RE: Request for Proposals for the City of Port Aransas Recreation Center

Dear Mr. Parsons,

We are pleased to submit this letter expressing our keen interest in providing General Contractor Construction Services as outlined in the RFP dated March 06, 2025, prepared by Gignac Architects the construction of your New Recreation Center. As a reputable general contractor with over 50 years of industry experience and a proven track record of successful project completions, we are confident in our ability to deliver exceptional results for your organization.

At Fulton*Coastcon (FCC) General Contractors, we understand the critical importance of effective project management and the pivotal role it plays in the overall success of any construction endeavor. We have carefully reviewed the Documents and are impressed by the vision and scope of the City's Bond project. We believe our extensive expertise and commitment to delivering high-quality work align perfectly with the goals and objectives for The City of Port Aransas.

In addition to our strong qualifications, FCC has a long-standing and successful history of collaboration with Gignac & Associates, the design architect for this project. Since 2004, we have partnered on numerous public projects, delivering exceptional results for a variety of clients. Together, we have completed major developments including the New Veterans Memorial High School (\$93M), New Mary Carroll High School (\$142M), and multiple elementary and middle schools such as New Gibson Elementary, New Southeast Elementary, and New Cunningham Middle School at Southpark. Our partnership has consistently produced high-quality facilities like the American Bank Center Arena and Waters Edge Park, underscoring our shared commitment to excellence in public construction projects. This proven track record of collaboration ensures a seamless and efficient construction process for the new Port Aransas Recreation Center.

We are excited about the prospect of partnering with your esteemed organization and contributing to the successful realization of the New Recreation Center for the City of Port Aransas. We assure you that if selected, we will bring our unwavering dedication, technical expertise, and resourcefulness to exceed your expectations.

Thank you for considering our proposal. Please find enclosed the required documentation and information as outlined in the Construction Documents.

Should you have any questions or require additional information, please do not hesitate to contact me directly at (361) 993-5200 or Mlip@fultonconst.com. We are available at your convenience to schedule a meeting or address any queries you may have.

Once again, thank you for the opportunity to express our interest in the project. We look forward to the opportunity to discuss the project further and present our comprehensive plan for the successful delivery of your projects.

Yours sincerely,


Mike Lippincott
Vice President

Fulton*Coastcon General Contractors





Table of Contents

Contractors Qualification Statement

Tab 1 – Organization

- i. Our Company
- ii. Financial Background
- iii. Franchise Tax Account Status
- iv. Project Leadership Team
 - Project Manager
 - Superintendent

Tab 2 – Project References - Most Recently Completed

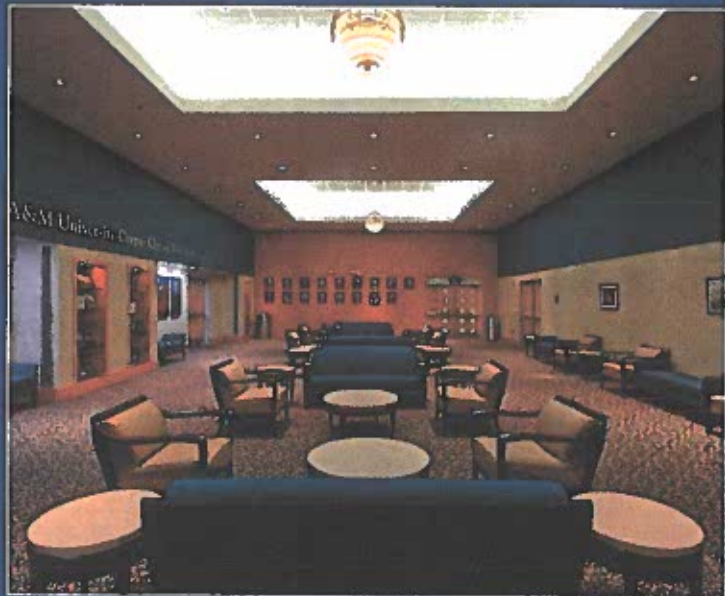
Tab 3 – References – Current Projects

Tab 4 – Bid Form/ Sub List/ Schedule

Tab 5 – Additional Documents

- i. Conflict of Interest Questionnaire
- ii. Non-Collusion Statement

COMPANY INFORMATION





Our Company

Here are a few key reasons why we believe FCC is the ideal partner for your construction project:

Support Services: Our company stands out with our exceptional support services staff, consisting of seasoned industry professionals. With their deep knowledge and expertise, they provide unparalleled assistance to our clients. From prompt issue resolution to personalized guidance, their wealth of experience ensures that our customers receive top-notch support. Their invaluable insights and problem-solving abilities enable us to deliver superior solutions, enhancing customer satisfaction and sets us apart from other Contractors.

Experience: With a team of highly skilled professionals, including architects, engineers, project managers, and skilled craftsmen, we have successfully executed a wide range of construction projects across the Coastal Bend. Our experience encompasses the recently completed New Mary Carroll High School, Cabaniss Natatorium Renovations and Sports Fields Upgrades, The New All-Purpose Sports Facility for G-P ISD and a multitude of public bond projects.

Collaborative Approach: We firmly believe in fostering strong relationships with our clients, consultants, subcontractors, and other stakeholders. We emphasize open communication and collaboration throughout the construction process to ensure that the project stays on schedule, within budget, and meets the desired quality standards. Our list of projects included in this proposal demonstrates a commitment to quality and customer service through dozens of repeat clients.

Risk Management: As a service provider, we are well-versed in the unique challenges and risks associated with construction projects. We adopt a proactive approach to risk management, employing industry best practices to identify potential issues and implement mitigation strategies to minimize disruptions and delays.

Value Engineering: We recognize the importance of delivering value to our clients. Through our comprehensive value engineering processes, we constantly seek opportunities to optimize project costs, enhance constructability, and maximize the return on your investment.

Commitment to Safety: The well-being of our workforce, subcontractors, and all project stakeholders is our top priority. We maintain strict adherence to industry safety standards and implement robust safety programs to create a secure work environment, ensuring that all project activities are carried out with the highest level of care and caution.



FINANCIAL BACKGROUND

Fulton*Coastcon is a privately held company and as a standard practice does not disclose confidential financial information.

We are fully committed to providing you with the necessary assurance of our financial stability and capability. To accommodate your request for financial information, we propose a confidential meeting between our Chief Financial Officer, CPA Firm- Fields & Nemic and City of Port Aransas's financial representative. During this meeting, we will be prepared to provide a comprehensive overview of our financial health, discuss our financial stability, and address any specific concerns or questions you may have.

We are confident that the information provided during this meeting will demonstrate our financial strength and commitment to the success of the New Recreation Center for the City of Port Aransas.

Provide name, address, phone for bank reference.

Philip J Ritley
American Bank
Senior Lending Officer
P.O. Box 6469, Corpus Christi, TX
(361) 992-9900

Mathew Guzman
Frost Bank
Senior Lending Officer
501 S. Shoreline Blvd., Corpus Christi, TX
(361) 461-1710

Surety: Name of bonding company, name and address of agent. State total bonding capacity and total current bonding obligations with and without this project.

Higginbotham/Swantner & Gordon
Robert Harris
500 N. Shoreline Blvd. Suite 1200 Corpus Christi, TX 78401
(361) 779-3821

See attached bid bond.

FRANCHISE TAX ACCOUNT STATUS

This record as of April 28, 2025 at 08:15:15

FULTON CONSTRUCTION/COASTCON CORP A JOINT VENTURE

Texas Taxpayer
Number: 17422387161

Mailing Address: PO BOX 9486
CORPUS CHRISTI, TX 78469 - 9486

Right to Transact
Business in Texas: ACTIVE

State of Formation: TX

SOS Registration
Status: NOT REGISTERED

(SOS status updated
each business day):

Effective SOS
Registration Date: NOT REGISTERED

Texas SOS File
Number: NOT REGISTERED

Registered Agent
Name: Not on File

Registered Office
Street Address:

Public Information Report

Title	Name and Address
Report not on File	



Project Leadership Team

We are pleased to present the qualifications of our proposed project leadership team, whose experience and capabilities are critical to the successful execution of this project. Leading our team are Clay Provence, Project Manager, and Cody Poole, Project Superintendent. Together, they bring a proven track record of delivering complex, schedule-driven projects on time and within budget. Their complementary skill sets—Clay Provence's expertise in cost control, coordination, and client communication, paired with Cody Poole's hands-on field leadership and commitment to quality and safety—form the foundation of a collaborative, results-oriented approach. Their leadership ensures clear communication, proactive problem solving, and seamless project execution from preconstruction through closeout.



Clay Provence

Project Manager
LEED AP BD+C

Responsibilities

- Project Cost Control
- Project Coordination
- Scheduling
- Monthly Owner Billing
- Project Start-up and Close-out
- Safety
- Quality Control

Industry Experience

- CCISD New Southeast Middle School
- CCISD New Southeast Elementary School
- Driscoll Children's Hospital – North Pavilion Expansion – Corpus Christi, Texas.
- Calk Wilson Elementary – Corpus Christi, Texas
- Texas A&M University - Corpus Christi - University Center Expansion
- Chevron Towers Renovation - Houston, Texas
- ExxonMobil Global Data Center Expansion & Equipment Yard - Dallas, Texas
- ExxonMobil Global Data Center Expansion - Houston, Texas
- Eldridge Oaks Class A Office Building - Houston, Texas
- One Park Place Residential High Rise - Houston, Texas
- Texas A&M University Office of the Texas State Chemist Laboratory and Office Complex
- Texas A&M University General Services Complex

Years Experience

- 20 – Industry Experience
- 15 – Fulton*Coastcon

Areas of Expertise

- Project Management
- Estimating - Cost Analysis
- LEED Program Management

Education

- 2005 – 2007 Texas A&M University B.S. in Building Construction
- LEED Accredited Professional (BD+C)
- OSHA 30 Hour Certified
- AIC Level 1 Certified Professional Contractor

Past Experience

- 2010 – Present - Fulton Construction Project Management, Preconstruction
- 2007 – 2010 - D.E. Harvey Builders Project Management
- 2005 – 2007 - Vaughn Construction

Clay Provence - Project Manager Experience and References

No	Project Name, Description and Location	Date of Completion or Ongoing %	Total Construction Cost	Capacity Served	Reference Contact Information
<u>1</u>	CCISD New Southeast Middle School This project is a new 152,00 square foot Middle School for the Corpus Christi Independent School District. The school was built on a green site adjacent to the Creekside Elementary School with similar conditions from the real estate developer to provide roads and utilities for the building. Using construction technology like Pix 4D and drone flyovers we were able to layout the building, site and utility connections that tie into the new Elementary School.	April 2024	\$ 34,717,600	Project Manager	Raymond Gignac (361) 884-2661
<u>2</u>	CCISD New Creekside Elementary School This project is a new 92,000 square foot Elementary School for the Corpus Christi Independent School District. The school was built on a green site with conditions from the real estate developer to provide roads and utilities for the building. In the case of any delays from the developer, we used construction technology like Pix 4D and drone flyovers to layout and construct the building without relying on the developer to install their portion of the work.	April 2024	\$ 34,717,600	Project Manager	Raymond Gignac (361) 884-2661
<u>3</u>	North Pavilion Expansion - Driscoll Children's Hospital Corpus Christi The Driscoll Children's Hospital North Pavilion Expansion is a 169,198 SF project and a new home for Pediatric Intensive Care Unit (PICU) and outpatient surgery. In addition, the space vacated in the existing hospital will allow room for a new Post Anesthesia Care Unit (PACU), two new Operation Rooms, and Patient Holding Rooms.	June 2020	\$ 58,357,330	Project Manager	Shane Casady (361) 694-6523
<u>4</u>	New Calk/Wilson Elementary School - CCISD This project consists of an 84,000 SF prototype elementary school campus for CCISD.	August 2017	\$ 21,582,012	Project Manager	Raymond Gignac (361) 884-2661
<u>5</u>	University Center Expansion and Renovations - Texas A&M Corpus Christi Expansion of the existing University Center (Student Center) included approximately 19,000 SF of ballroom and event pre-function space, approximately 8,000 SF kitchen and restaurant space expansion and remodel which included a build out for Panda Express, Pizza Hut and Chick-Fil-A. Also, a build out of approximately 10,000 SF for Barnes & Noble plus various office and lounge space build outs and a remodel of the existing building.	April 2015	\$ 23,978,608	Project Manager	Chris Majors (361) 658-2110

Cody Poole

Superintendent

Responsibilities

- Assist project manager and control all construction activities
- Schedule and supervise all self-performed work
- Conduct inspections to maintain quality and safety
- Coordinates with subcontractors to maintain schedule

Industry Experience

- CCISD New Southeast Middle School
- CCISD New Southeast Elementary School
- CCISD New Mary Carroll High School
- CCISD Baker Middle School
- Flint Hills Field Services Admin Building
- RTFC New Fire Station and Administration Building
- Nueces Electric Service Center
- CCISD Zachary Kolda Elementary School
- CCISD Gloria Hicks Elementary School
- Driscoll Children's Hospital-McAllen
- First Community Bank
- Corpus Christi Athletic Club Renovations
- Moody High School Renovations
- Valero Administration Complex
- American Bank Center Arena
- Gregory-Portland High School

Years Experience

- 21 - Industry
- 21 - Fulton*Coastcon

Areas of Expertise

- Scheduling
- Organizational Skills
- Project Coordination
- Quality Control
- Project Safety

Education

- Carroll High School – 1997
- Texas Tech University - Construction Engineering 2003

Cody Poole - Project Superintendent Experience and References

No	Project Name, Description and Location	Date of Completion or Ongoing %	Total Construction Cost		Capacity Served	Reference Contact Information
			Current Market Value (CMV)			
1	CCISD New Southeast Middle School This project is a new 152,00 square foot Middle School for the Corpus Christi Independent School District. The school was built on a green site adjacent to the Creekside Elementary School with similar conditions from the real estate developer to provide roads and utilities for the building. Using construction technology like Pix 4D and drone flyovers we were able to layout the building, site and utility connections that tie into the new Elementary School.	April 2024	\$	34,717,600	Project Manager	Raymond Gignac (361) 884-2661
2	CCISD New Creekside Elementary School This project is a new 92,000 square foot Elementary School for the Corpus Christi Independent School District. The school was built on a green site with conditions from the real estate developer to provide roads and utilities for the building. In the case of any delays from the developer, we used construction technology like Pix 4D and drone flyovers to layout and construct the building without relying on the developer to install their portion of the work.	April 2024	\$	34,717,600	Project Manager	Raymond Gignac (361) 884-2661
3	New Mary Carroll High School The New Carroll High School is a 411,000 SF campus facility situated on 50 acres. The school consists of a 3-story classroom wing with chemistry, biology, and computer labs. In addition, this state-of-the-art installation includes a 1,500-seat competition gymnasium/ auditorium, a 540-seat auxiliary gymnasium, ancillary support facilities such as fine arts, athletics, media center, administration, commercial kitchen, central plant, sports fields, track, and tennis courts.	July 2022	\$	142,225,000	Superintendent	John Dibala (361) 945-4272
4	New CCISD Baker Middle School The New CCISD Baker Middle School project is a New 150,000 square foot middle school with a 50,000 SF classroom wing of 36 classrooms and nine science labs, 40,000 SF athletic space of competition and auxiliary gymnasiums, locker rooms, and showers, 50,000 square foot cafeteria & auditorium space with a full-service kitchen and music rooms, and a 10,000 square foot media & library space. The project has a complete mechanical system with a VAV distribution system with chillers, boilers, and air handlers. Athletic fields include football, baseball, track & field, basketball, and tennis courts.	August 2019	\$	43,638,255	Superintendent	John Dibala (361) 945-4272
5	Flint Hills Resources Field Services Admin Building This project is a new 177,000 SF office building to accommodate all of the Flint Hills field services support staff. The building consisted of a state of the art lighting controls systems with control capabilities through iPhone/tablet and or computer. This building also had an intensive security and data system with advance smartphone capabilities and system software upgrades.	October 2017	\$	34,529,481	Superintendent	Jennifer Winkler (361) 242-0844

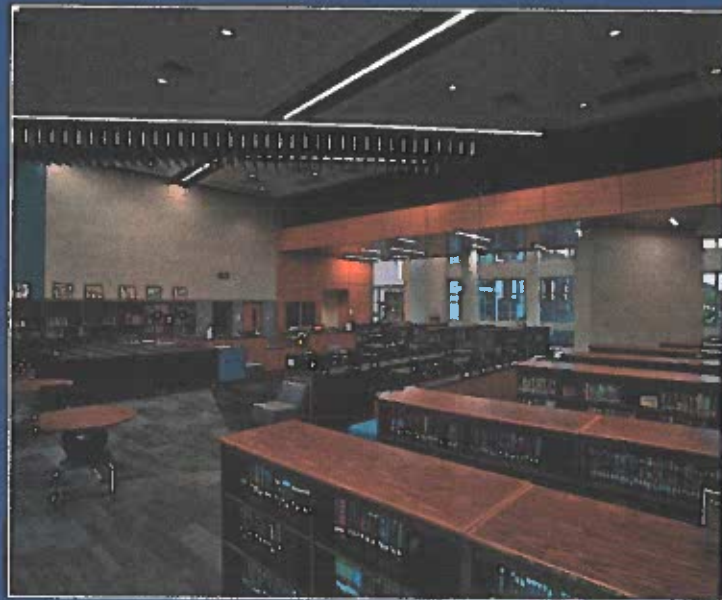
Cody Poole - Project Superintendent Experience and References

No	Page	Project Name, Description and Location	Date of Completion or Ongoing %	Total Construction Cost		Capacity Served	Reference Contact Information
				Current Market Value (CMV)			
32	Of 55	Refinery Terminal Fire Company Fire Station The Refinery Terminal Fire Company Headquarters project includes relocating the company to this new Administration and Operations facility. The new facility is inclusive of a 12,000 sf. Administration Building and a 39,000-sf. new fire station. This facility will be the base operations for a fleet of industrial firefighting trucks equipped to fight major fire and rescue events that may occur on the Port of Corpus Christi. We have a long-standing relationship with Regional Terminal Fire Company as we built their Fire Training Academy.	June 2015	\$	11,883,980	Superintendent	Mr. Lonnie K. Bartlett (361) 438-2790
7		Nueces Electric Cooperative - Corpus Christi The facility is the cooperatives new headquarters. The 40 acre campus includes a 3,000 square foot administration building, 20,000 square foot warehouse, and 15,000 vehicle maintenance and shop building. The administration building includes a central control area that is designed to withstand a Category 5 hurricane. It is occupied 24 hours a day to monitor the electrical grid and respond to the customers' needs.	September 2015	\$	11,996,625	Superintendent	Mr. Avan Varzavand (361) 387-2581
8		CCISD Zachary Kolda Elementary School Zachary Kolda Elementary School is an 81,000 sf. facility on the Southside. This school is a prototype constructed of structural load bearing masonry and structural steel. The teams, CCISD, Gignac & Associates and Fulton*Coastcon worked prior to construction to reduce cost by over \$800,000. This project is to be LEED certified.	October 2019	\$	10,699,437	Superintendent	Roland Hernandez (361) 695-7350
9		CCISD Gloria Hicks Elementary Gloria Hicks Elementary School is an 81,000 sf. Facility built to replace two existing schools. This project was constructed after the original school was demolished. At the request of the Architect, Fulton*Coastcon worked with the testing lab and the structural engineer to redesign the foundation resulting in substantial savings to the district.	June 2010	\$	11,948,000	Superintendent	Roland Hernandez (361) 695-7350
10		Moody HS Electrical Shop Renovation This project consisted of converting annex space into classrooms, offices and lab/training space. The space serves as a training facility for electricians.	July 2006	\$	203,170	Superintendent	Roland Hernandez (361) 695-7350
12		Valero Administration & Lab Complex This project is the construction of a new Administration Building, Control Room, Laboratory Building, and a Maintenance Shop/Warehouse, all adjacent to the existing Corpus Christi Refinery between the East and West plants. The total square footage is approximately 307,000 square foot. The laboratory was for testing all Valero products and contaminants and included extensive mechanical, fire protection, and exhaust systems.	September 2005	\$	37,591,607	Superintendent	Rehler Vaughn & Koone, Inc. David Bomersbach (210) 733-3535
12		American Bank Center The 343,000 square foot American Bank Center Arena is a multi-purpose arena serving multiple venues, including the Corpus Christi Buc Days Rodeo, Minor League Hockey, the NCAA Division I Texas A&M - Corpus Christi Islanders, Arena Football, varying concerts and ice entertainment. This Arena seats 10,000 and is attached to the Corpus Christi Convention Center. The project included extensive mechanical & electrical systems as well as an ice chiller system to accommodate the ice floor.	December 2004	\$	39,638,387	Superintendent	Kevin Stowers (361) 595-1021

Cody Poole - Project Superintendent Experience and References

Project Name, Description and Location	Date of Completion or Ongoing %	Total Construction		Capacity Served	Reference Contact Information
		Cost	Current Market Value (CMV)		
Gregory Portland High School This 300,000 square foot high school consists of classrooms, Performing Arts, athletic and cafeteria areas. The first floor is 190,000 square foot and the second floor is 95,000 square foot. Building includes drilled piers foundation, concrete and steel structural frame and exterior skin backed up by metal stud and gyp sheathing. Veneer is concrete masonry units, brick and plaster. Interior finishes include terrazzo, tile, and carpet at the floors with the interior partitions being painted concrete masonry units and painted drywall. This project included a major scope increase of a security system, fiber optics infrastructure, and telecommunications that were initially to be handled by the owner. This project was performed on an accelerated schedule and crews worked the majority of weekends in order to assure occupancy for August 2002.	August 2002	\$ 26,146,912		Superintendent	Pfluger & Associates/WKM Sean Conner (512) 476-4040

PROJECT REFERENCES (MOST RECENTLY COMPLETED)




**FULTON
COASTCON**
GENERAL CONTRACTORS



REFERENCES - MOST RECENTLY COMPLETED PROJECTS

New Recreation Center and Associated Site Work City of Port Aransas
700 Clark Parkway, Port Aransas, TX 78373

Proposer must submit three (3) most recently completed project references similar in size, scope and cost giving the names and location of project, contract amount, change orders and completion date. Include name of Owner and Architect and their contact person with phone number. Failure to provide requested references shall cause proposal to be deemed non-responsive.

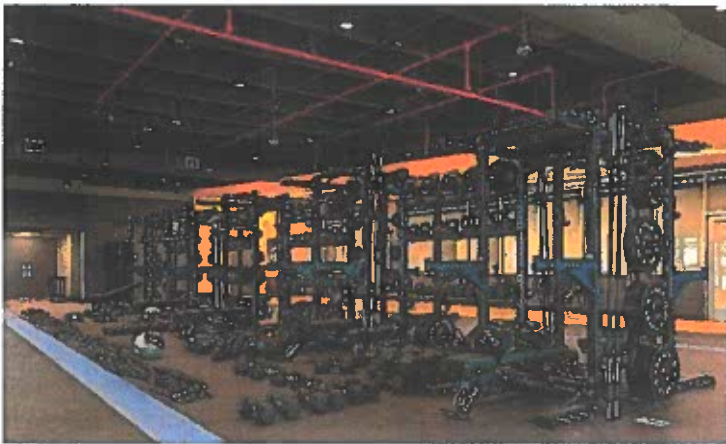
1	Name & Location:	Corpus Christi Police Training Academy
	Contract Amount:	\$21,154,706.00
	Completion Date:	August 2024
	Owner Point of Contact:	Joseph Johnson (361) 288-9112
	Architect Point of Contact:	Brian Bienek (830) 477-7274

2	Name & Location:	CCISD – New Gibson Elementary School
	Contract Amount:	\$25,990,619.00
	Completion Date:	July 2023
	Owner Point of Contact:	John Dibala (361) 945-4272
	Architect Point of Contact:	Raymond Gignac (361) 884-2661

3	Name & Location:	CCISD – New Creekside Elementary School
	Contract Amount:	\$34,717,600.00
	Completion Date:	April 2024
	Owner Point of Contact:	John Dibala (361) 945-4272
	Architect Point of Contact:	Raymond Gignac (361) 884-2661

The Proposer authorizes the Owner or Architect to contact the references listed above.

Proposer Company Name/Signature: _____



CCPD POLICE TRAINING ACADEMY

AUGUST 2024
Corpus Christi, TX

Description: This state-of-the-art, two-story facility spans 32,000 SF and features high-bay sections designed to accommodate a variety of specialized training functions.

Key components of the academy include spacious training classrooms, administrative offices, a resource room, research library, breakroom, armory, and dedicated physical training areas. The site will also feature an outdoor running track and secure parking for patrol vehicles.

Owner: City of Corpus Christi

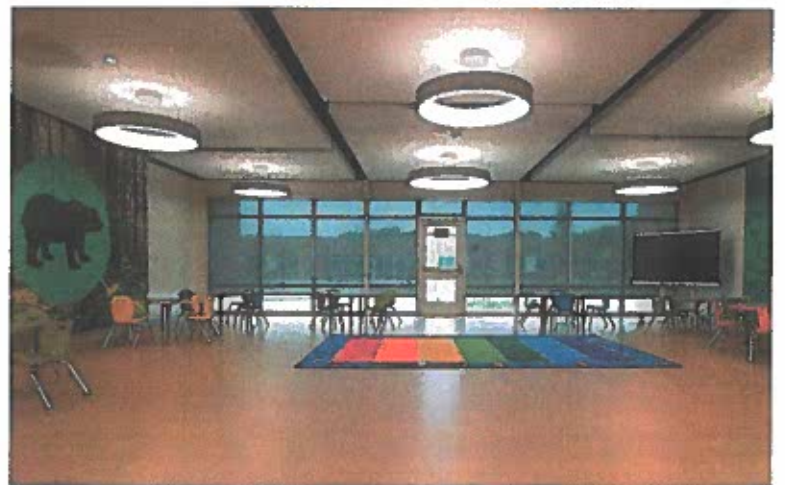
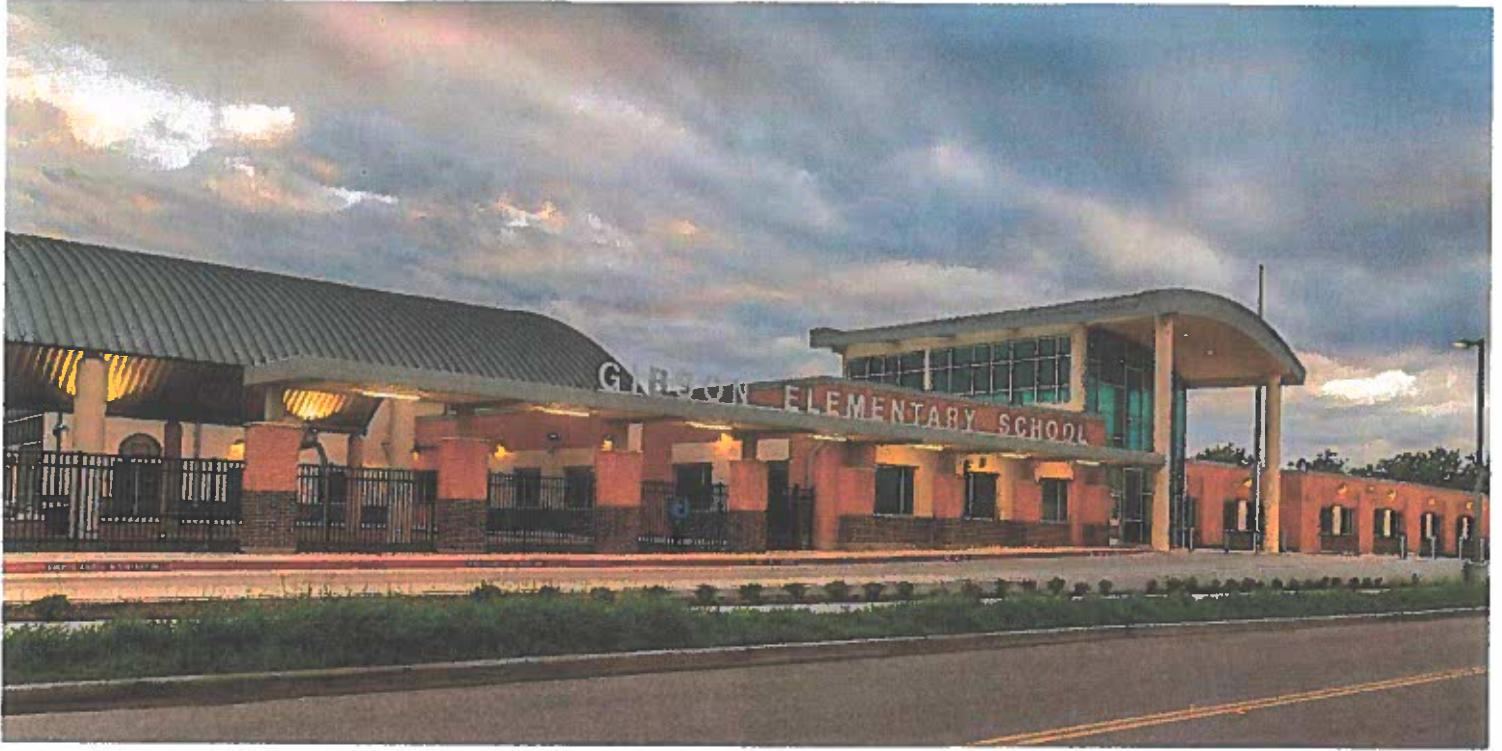
Contract Amount: \$21,154,706

Project Area: 32,000 SF

Architect: Turner | Ramirez

Procurement Method: CSP





CCISD – NEW GIBSON ELEMENTARY

JULY 2023
Corpus Christi, TX

Description: This project involved the construction of a new facility to replace the original Gibson Elementary School, which was originally built in 1951. The new school was constructed on the same footprint as the existing building, presenting significant site constraints and logistical challenges. Despite the limited space, our team maintained a strong focus on safety and coordination, implementing consistent communication and providing weekly schedule updates to ensure minimal disruption to students, faculty, and parents. The project was successfully completed on time, and the demolition of the original building commenced shortly after the ribbon-cutting ceremony.

Owner: Corpus Christi ISD

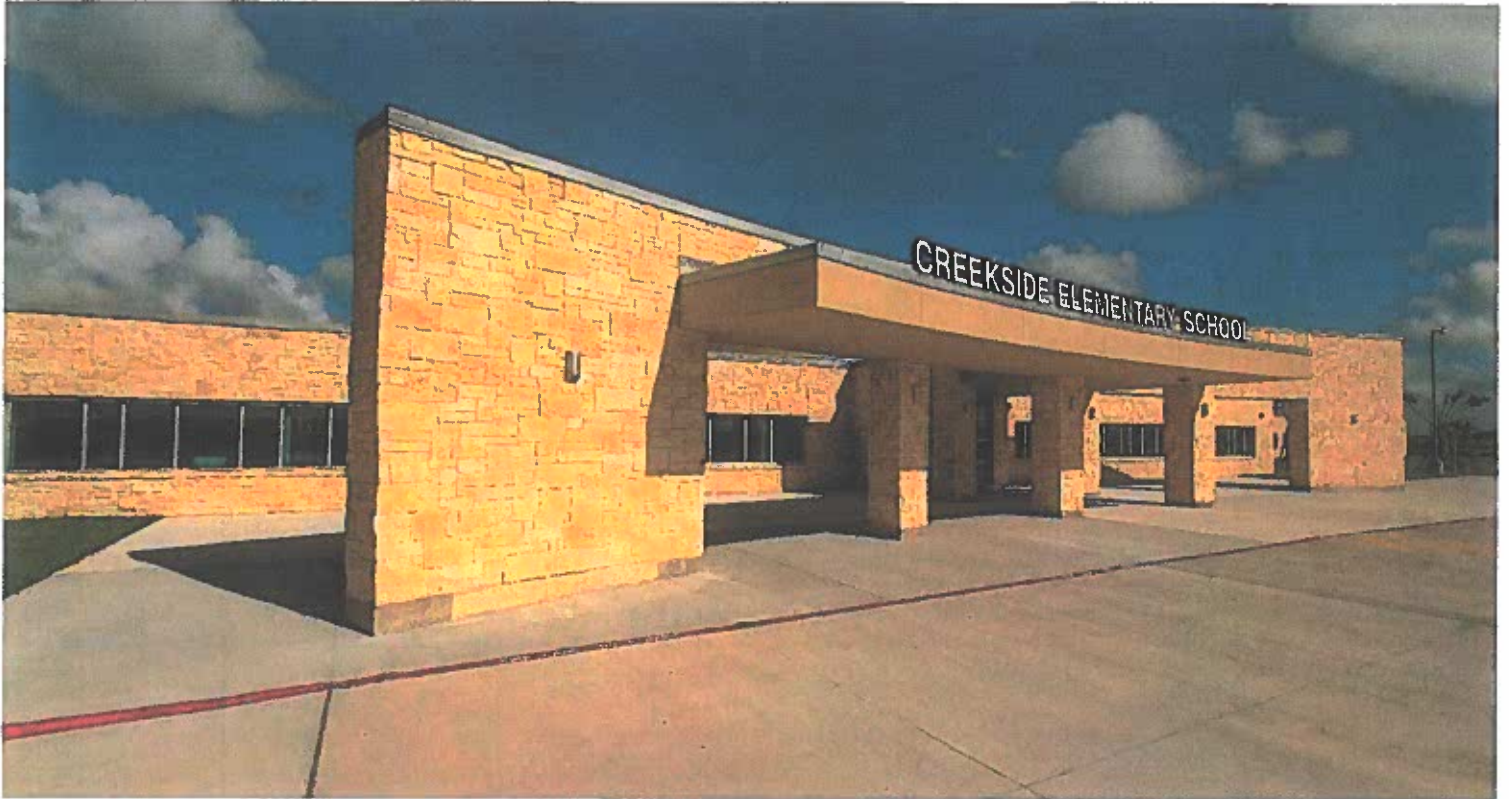
Contract Amount: \$25,990,619

Project Area: 67,510 SF

Architect: Gignac Architects

Procurement Method: CSP





CCISD – NEW CREEKSIDE ELEMENTARY

APRIL 2024
Corpus Christi, TX

Description: New 92,000 SF Elementary School for the Corpus Christi Independent School District. The school was built on a green site with conditions from the real estate developer to provide roads and utilities for the building. In the case of any delays from the developer, we used construction technology like Pix 4D and drone flyovers to layout and construct the building without relying on the developer to install their portion of the work.

Owner: Corpus Christi ISD

Contract Amount: \$34,717,600

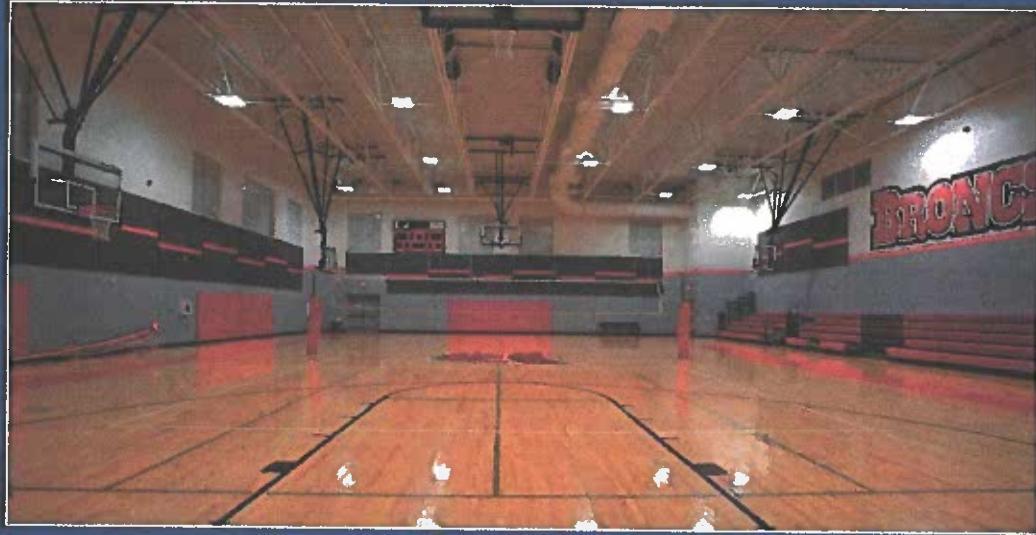
Project Area: 92,000 SF

Architect: Gignac Architects

Procurement Method: CSP



REFERENCES (CURRENT PROJECTS)




**FULTON
COASTCON**
GENERAL CONTRACTORS



REFERENCES - CURRENT PROJECTS

New Recreation Center and Associated Site Work City of Port Aransas
700 Clark Parkway, Port Aransas, TX 78373

Proposer must submit three (3) current project references your organization has in progress, giving the names and location of project, contract amount, percent complete and scheduled completion date. Include name of Owner and Architect and their contact person with phone number. Failure to provide requested references shall cause proposal to be deemed non-responsive.

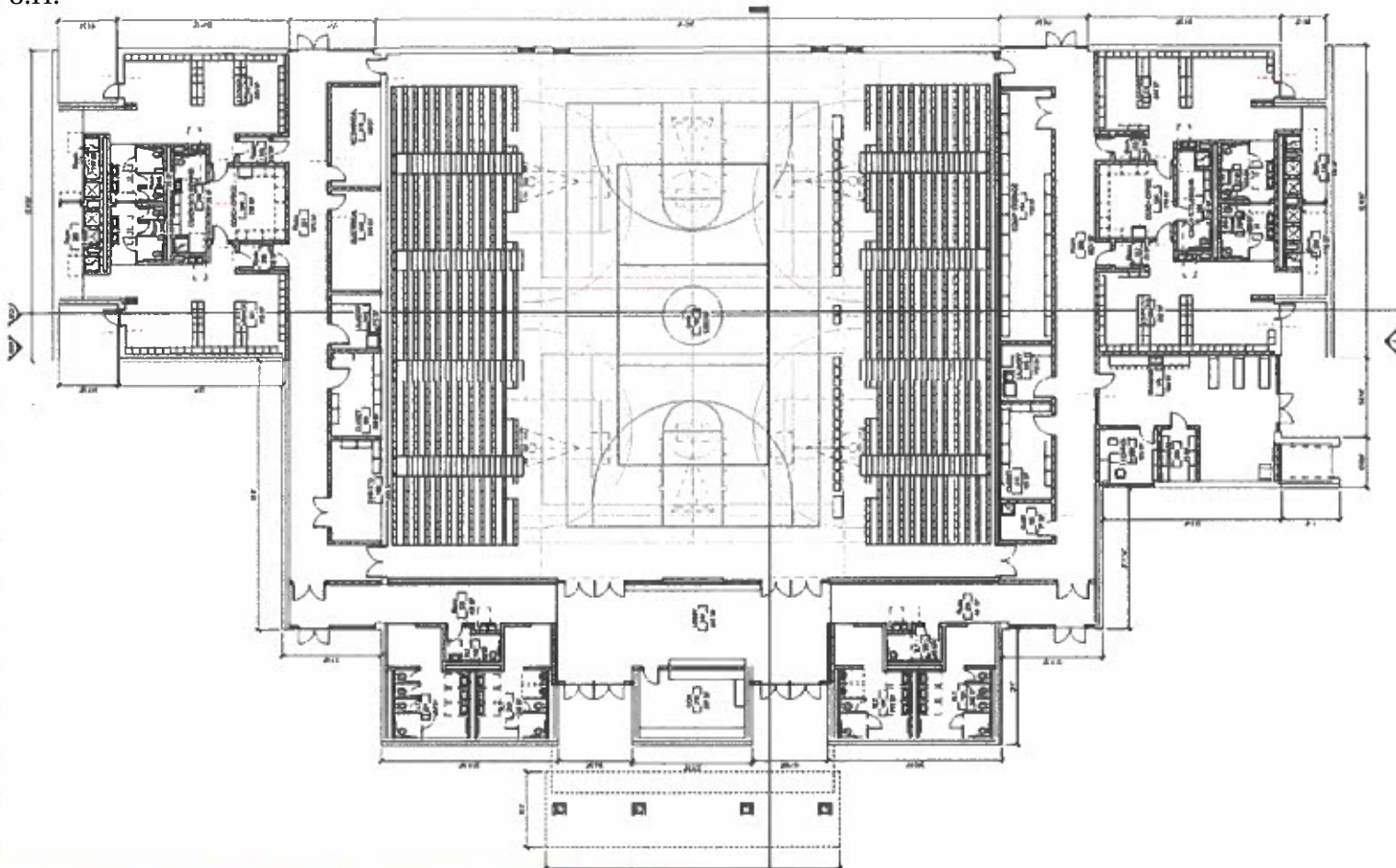
1	Name & Location:	Odem Edroy ISD – New Field House with Indoor Gymnasium
	Contract Amount:	\$12,733,566
	Percent Complete	30%
	Schedule Completion Date:	December 2025
	Owner Point of Contact:	Yolanda Carr (361) 368-8121
	Architect Point of Contact:	Sean Connor (512) 961-9098

2	Name & Location:	CCISD – New Hamlin Middle School
	Contract Amount:	\$72,851,651.00
	Percent Complete	81.43%
	Schedule Completion Date:	June 2025
	Owner Point of Contact:	Trent Wagner (361) 649-9146
	Architect Point of Contact:	Raymond Gignac (361) 884-2661

3	Name & Location:	Gregory-Portland ISD All Purpose Practice Facility
	Contract Amount:	\$64,580,238.00
	Percent Complete	76.21%
	Schedule Completion Date:	August 2025
	Owner Point of Contact:	Brian Bieneck (830) 477-7274
	Architect Point of Contact:	Brian Bieneck (830) 477-7274

The Proposer authorizes the Owner or Architect to contact the references listed above.

Proposer Company Name/Signature: _____



ODEM EDROY ISD – NEW FIELDHOUSE

DECEMBER 2025
Odem Edroy, TX

Description: New 17,000 SF fieldhouse featuring an indoor competition gym with retractable bleachers, conference rooms, locker rooms, and restrooms for home and visiting teams. Constructed with site-cast tilt-up concrete exterior walls and CMU interior partitions. Interior finishes include tile and polished concrete flooring, acoustical lay-in ceilings, and fabric wall panels. The facility is equipped with integrated telecom and data systems connected to the main campus security network, providing emergency alert capabilities.

Owner: Odem Edroy ISD

Contract Amount: \$12,733,566

Project Area: 17,000 SF

Architect: Pfluger Architects

Procurement Method: CMaR





CCISD – NEW HAMLIN MIDDLE SCHOOL

JUNE 2025
Corpus Christi, TX

Description: This project replaced the existing Hamlin Middle School on a highly constrained site, with part of the new building overlapping the original footprint. Using advanced construction layout technology, we precisely identified the sections requiring early demolition. In collaboration with the design team and school administration, we provided temporary classrooms and ensured a smooth transition for students during construction.

Owner: Corpus Christi ISD

Contract Amount: \$72,851,651

Project Area: 152,230 SF

Architect: Gignac Architects

Procurement Method: CSP





G-P ISD – ALL PURPOSE PRACTICE

AUGUST 2025
Gregory, TX

Description: This project is a state-of-the-art mega sports facility that will house all Athletics for the Gregory Portland High School Wildcats. The facility includes a full-length indoor football field, indoor baseball/softball/track fields, and a University Division-1 Level weightroom. This facility will be the largest of its kind for a Texas High School.

Owner: Gregory Portland ISD

Contract Amount: \$64,580,238

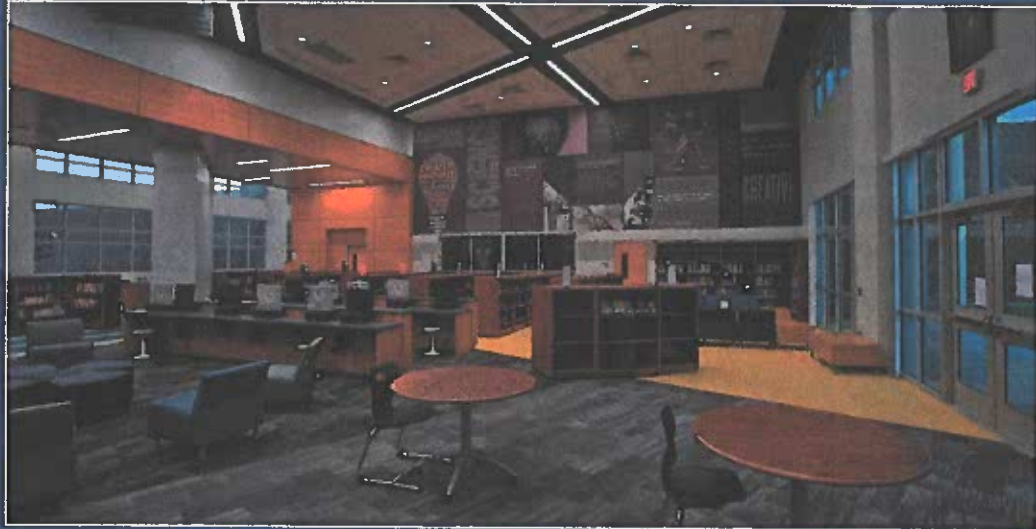
Project Area: 167,000 SF

Architect: Turner | Ramirez Architects

Procurement Method: CSP



BID FORM/SUB LIST/SCHEDULE




**FULTON
COASTCON**
GENERAL CONTRACTORS

PART 1 - Bid Form - Stipulated Sum (Single-Prime Contract)

1.1 PROPOSAL INFORMATION

Proposer: Fulton*Coastcon General Contractors
 Project Name: Port Aransas Recreation Center
 Owner: City of Port Aransas.
 Architect: Gignac Architects.
 Architect Project Number: 23.39

1.2 CERTIFICATIONS AND BASE BID

Base Proposal, Single-Prime (All Trades) Contract: The undersigned Proposer, having carefully examined the Procurement and Contracting Requirements, Conditions of the Contract, Drawings, Specifications, and all subsequent Addenda, as prepared by Gignac & Associates and Architect's consultants, having visited the site, and being familiar with all conditions and requirements of the Work, hereby agrees to furnish all material, labor, equipment and services, including all scheduled allowances, necessary to complete the construction of the above-named project, according to the requirements of the Procurement and Contracting Documents, for the stipulated sum of:

See Separate Envelope "Bid Form" Dollars
 (\$ _____).

The above amount may be modified by amounts indicated by the Proposer on the "ALTERNATES" section below.

1.3 TIME OF COMPLETION

The undersigned Proposer proposes and agrees hereby to commence the Work of the Contract Documents on a date specified in a written Notice to Proceed to be issued by Architect and shall fully complete the Work within _____ calendar days including anticipated inclement weather days and muddy ground conditions days.

The above amount of days may be modified by amounts indicated by the Proposer in the ALTERNATES section of this form.

To work _____ working days per week.

To start work 0 days after notice of award of contract.

1.4 ALTERNATES

The undersigned Proposer proposes the amount below be added to or deducted from the Base Proposal if particular alternates are accepted by Owner. Amounts listed for each alternate include costs of related coordination, modification, or adjustment.

If the alternate does not affect the Contract Sum, the Proposer shall indicate "NO CHANGE."

The Proposer shall be responsible for determining from the Contract Documents the effects of each alternate on the Contract Time and the Contract Sum.

Owner reserves the right to accept or reject any alternate, in any order, and to award or amend the Contract accordingly within 60 days of the Notice of Award unless otherwise indicated in the Contract Documents.

Acceptance or non-acceptance of any alternates by the Owner shall have no effect on the Contract Time unless the "Schedule of Alternates" Article below provides a formatted space for the adjustment of the Contract Time.

1.5 SCHEDULE OF ALTERNATES

A. Alternate No. 1: Running Track:

ADD _____ DEDUCT _____ NO CHANGE _____ NOT APPLICABLE _____.
 _____ Dollars (\$ _____).

ADD _____ DEDUCT _____, _____ calendar days to adjust the Contract Time for this alternate.

B. Alternate No. 2: Additional Row of Parking:

ADD _____ DEDUCT _____ NO CHANGE _____ NOT APPLICABLE _____.
 _____ Dollars (\$ _____).

ADD _____ DEDUCT _____, _____ calendar days to adjust the Contract Time for this alternate.

ALLOWANCES

The undersigned Bidder certifies that Base Bid proposal submission includes those allowances described in the Contract Documents and scheduled in Section 012100 "Allowances."

ACKNOWLEDGEMENT OF ADDENDA

The undersigned Proposer acknowledges receipt of and use of the following Addenda in the preparation of this Proposal:

1. Addendum No. 1, dated 03/28/2025.
2. Addendum No. 2, dated 04/04/2025.
3. Addendum No. 3, dated 04/08/2025.
4. Addendum No. 4, dated 04/28/2025.
5. Addendum No. 5, dated 04/29/2025.
6. **Addendum No. 6**, dated 04/29/2025.
7. **Addendum No. 7**, dated 04/30/2025.

PROPOSAL SUPPLEMENTS

The following supplements are a part of this Bid Form and are attached hereto.

1. Proposal Form Supplement - Bid Bond Form (AIA Document A310).

CONTRACTOR'S LICENSE

The undersigned further states that it is a duly licensed contractor, for the type of work proposed, in City of Port Aransas, Aransas County, Texas, and that all fees, permits, etc., pursuant to submitting this bid have been paid in full.

SUBMISSION OF PROPOSAL

Respectfully submitted this 1 day of May, 2025.

Submitted By: Fulton*Coastcon General Contractors (Name of bidding firm or corporation).

Authorized Signature:  (Handwritten signature).

Signed By: Mike Lippincott (Type or print name).

Title: Vice President (Owner/Partner/President/Vice President).

Street Address: 1102 2nd Street.

City, State, Zip: Corpus Christi, TX 78404.



LIST OF SUBCONTRACTORS

Project: New Recreation Center and Associated Site Work

Owner: City of Port Aransas

Architect: Gignac Architects

Architect Project

No.:23.39

Contractor:

Date:

Address:

Address:

List Subcontractors and others proposed to be employed on the above Project as required by the proposal documents.

(To be filled out the Contractor and returned to the Architect)

Work/Firm	Address	Phone	Representative
See Attached Subcontractor List			

(Provide additional sheets as required) END OF DOCUMENT

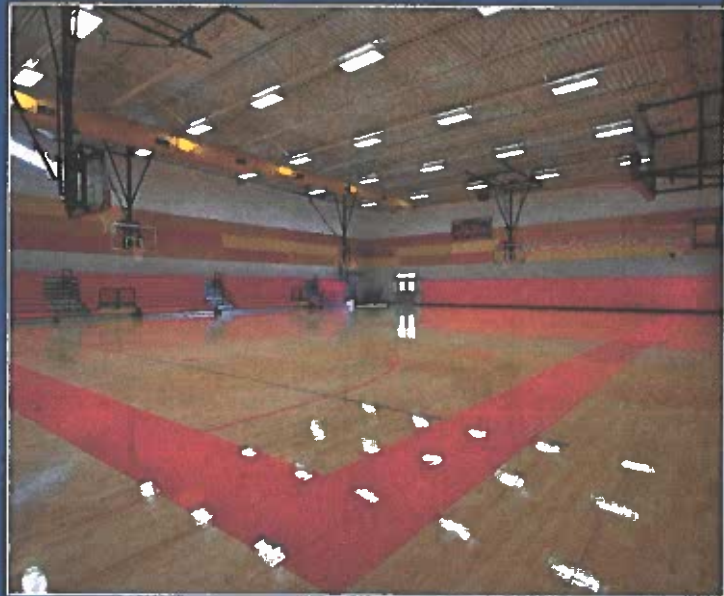
Specialty	Company Name	City	State
00 - Plan Rooms	AGC - Waco	Waco	TX
00 - Plan Rooms	AGC of Amarillo	Amarillo	TX
00 - Plan Rooms	AGC of South Texas	Corpus Christi	TX
00 - Plan Rooms	AGC South Texas	Corpus Christi	TX
00 - Plan Rooms	Austin AGC	Austin	TX
00 - Plan Rooms	Construct Connect	Corpus Christi	TX
00 - Plan Rooms	ConstructConnect - Content	Cincinnati	OH
00 - Plan Rooms	Dodge Data & Analytics	Arlington	TX
00 - Plan Rooms	Dodge Data & Analytics	Irving	TX
00 - Plan Rooms	VBX	San Antonio	TX
0240 - Demolition	Camacho Demolition LLC	Corpus Christi	TX
0240 - Demolition	EA DEMO, LLC	San Antonio	TX
0240 - Demolition	Element Remediation	Houston	TX
0240 - Demolition	KMAC	San Antonio	TX
0240 - Demolition	KMAC	San Antonio	TX
0300 - Concrete & Forms	A. Z. Rebar Construction, Inc.	Corpus Christi	TX
0300 - Concrete & Forms	Ambrose Construction, Ltd	Corpus Christi	TX
0300 - Concrete & Forms	Greco Structures, LLC	Houston	TX
0300 - Concrete & Forms	Leineweber Concrete	San Marcos	TX
0400 - Masonry	Brazos Masonry, Inc	Waco	TX
0400 - Masonry	LIMON MASONRY	Pharr	TX
0400 - Masonry	Precision Masonry	Corpus Christi	TX
0400 - Masonry	Smith & Sons Masonry, INC.	Corpus Christi	TX
0400 - Masonry	TM Workzone, LLC.	San Antonio	TX
0400 - Masonry	Camarata Masonry Systems	Houston	TX
0400 - Masonry	Brazos Masonry, Inc.	Waco	TX
0510 - Structural & Misc. Steel	ATS Industrial	Corpus Christi	
0510 - Structural & Misc. Steel	Basden Steel Corporation	Burleson	TX
0510 - Structural & Misc. Steel	Berger Iron Works	Houston	TX
0510 - Structural & Misc. Steel	Best Structural Fabrication	Corpus Christi	TX
0510 - Structural & Misc. Steel	Deem Steel Erectors, LLC	Longview	TX
0510 - Structural & Misc. Steel	Empire Steel Erectors	Humble	TX
0510 - Structural & Misc. Steel	Fast Track Erectors	Georgetown	TX
0510 - Structural & Misc. Steel	Schultz Industries Inc dba Sturdisteel Company	Hewitt	TX
0570 - Architectural Railings, Panels & Stairs	Berger Iron Works	Houston	TX
0570 - Architectural Railings, Panels & Stairs	Listro	Sugar Land	TX
0610 - Rough Carpentry	Kiesel Construction	Corpus Christi	TX
0620 - Millwork, Finish Carpentry	Arls Designs	Corpus Christi	TX
0620 - Millwork, Finish Carpentry	Coastal Kitchens	Corpus Christi Tx.	TX
0620 - Millwork, Finish Carpentry	The Hoffman Company	Corpus Christi	TX
0700 - Roofing, WP, SM, Thermal Insulation	Alpha Insulation & Waterproofing, Inc.	San Antonio	TX
0700 - Roofing, WP, SM, Thermal Insulation	Chamberlin Roofing & Waterproofing	Buda	TX
0700 - Roofing, WP, SM, Thermal Insulation	Haeber Roofing Company	Corpus Christi	TX
0700 - Roofing, WP, SM, Thermal Insulation	Haeber Roofing Company	Corpus Christi	TX
0700 - Roofing, WP, SM, Thermal Insulation	JJ Flores Roofing	Laredo	TX
0700 - Roofing, WP, SM, Thermal Insulation	Port Enterprises, Ltd	Corpus Christi	TX
0720 - Spray Foam Insulation	Alpha Insulation & Waterproofing, Inc	Universal City	TX
0720 - Spray Foam Insulation	Bay Area Spray Foam Specialist	Corpus Christi	TX
0720 - Spray Foam Insulation	Payless Insulation, Inc.	Houston	TX
0720 - Spray Foam Insulation	Payless Insulation, Inc.	Houston	TX
0720 - Spray Foam Insulation	Commercial Fireproofing & Insulation	Dallas	TX
0720 - Spray Foam Insulation	Toman Brothers, Inc.	San Antonio	TX
0720 - Spray Foam Insulation	Toman Brothers, Inc.	San Antonio	TX
0720 - Spray Foam Insulation	Certified Fireproofing, Inc.	Houston	TX
074213 - Metal Wall Panels	Abrams Architectural	Austell	TX
074213 - Metal Wall Panels	Alpha Insulation & Waterproofing, Inc.	San Antonio	TX
074213 - Metal Wall Panels	Bay Area Spray Foam Specialist	Corpus Christi	TX
074213 - Metal Wall Panels	DEA Specialties	San Antonio	TX
074213 - Metal Wall Panels	Bowman Distributing Co.	San Benito	TX
0790 - Joint Protection	Alpha Insulation & Waterproofing, Inc	Universal City	TX
0790 - Joint Protection	Chamberlin	San Antonio	TX
0810 - Doors/Frames/Hardware	CCBH Inc	Corpus Christi	TX
0810 - Doors/Frames/Hardware	H&H Door	Victoria	TX
0810 - Doors/Frames/Hardware	Triple F Construction Resources	Corpus Christi	TX
0830 - Overhead Coiling Doors	Hub City Overhead Door Co., Inc.	Corpus Christi	TX
0840 - Entrances, Storefronts, and Curtain Walls	Binswanger Glass	Houston	TX

Specialty	Company Name	City	State
0840 - Entrances, Storefronts, and Curtain Walls	CONTRACTORS GLASS PRODUCTS	corpus christi	TX
0840 - Entrances, Storefronts, and Curtain Walls	Evins Glass	Corpus Christi	TX
0840 - Entrances, Storefronts, and Curtain Walls	Haley-Greer Inc	Dallas	TX
0840 - Entrances, Storefronts, and Curtain Walls	Mo Glass	Corpus Christi	
0840 - Entrances, Storefronts, and Curtain Walls	Sharp Glass	San Antonio	TX
0840 - Entrances, Storefronts, and Curtain Walls	Sharp Glass	San Antonio	TX
0890 - Louvers and Vents	Texas Air Products	San Antonio	TX
0910 - Plaster	Hampton Plastering	Corpus Christi	TX
0920 - Gypsum Assemblies	American Interiors, Inc	San Antonio	TX
0920 - Gypsum Assemblies	Baker Drywall San Antonio LTD	San Antonio	TX
0920 - Gypsum Assemblies	Baker Triangle	San Antonio	TX
0920 - Gypsum Assemblies	Complete Construction Services	Corpus Christi	TX
0920 - Gypsum Assemblies	Drywall Systems, Inc.	Belton	TX
0920 - Gypsum Assemblies	Kelly Painting & Drywall LLC	Victoria	TX
0920 - Gypsum Assemblies	MK Marlow	San Antonio	TX
0920 - Gypsum Assemblies	RK Webb LLC	Corpus Christi	TX
0920 - Gypsum Assemblies	Strauss Interior Systems, Inc.	Corpus Christi	TX
0920 - Gypsum Assemblies	Drywall Systems, Inc.	Belton	TX
0930 - Ceramic Tile/Panels	INTERTECH FLOORING	San Antonio	TX
0930 - Ceramic Tile/Panels	Jung Tile Services, Inc.	Victoria	TX
0930 - Ceramic Tile/Panels	Majek Tile	Corpus Christi	TX
0930 - Ceramic Tile/Panels	Reyes Floor Services	Corpus Christi	TX
0950 - Acoustical Ceilings	Coastal ADS Inc.	Corpus Christi	TX
0950 - Acoustical Ceilings	RK Webb LLC	Corpus Christi	TX
0950 - Acoustical Ceilings	Strauss Interior Systems, Inc.	Corpus Christi	TX
0960 - Flooring - VCT/Carpet	Allison Flooring America	Corpus Christi	TX
0960 - Flooring - VCT/Carpet	INTERTECH FLOORING	San Antonio	TX
0960 - Flooring - VCT/Carpet	MJD Flooring	Corpus Christi	TX
0960 - Flooring - VCT/Carpet	Reyes Floor Services	San Antonio	TX
0960 - Flooring - VCT/Carpet	Reyes Floor Services L.L.C.	San Antonio	TX
0960 - Flooring - VCT/Carpet	Covington Flooring Co., Inc.	Birmingham	AL
0990 - Painting/ VWC	Jarco Inc	Corpus Christi	TX
0990 - Painting/ VWC	Jarco Inc	Corpus Christi	TX
0990 - Painting/ VWC	Kelly Painting & Drywall LLC	Victoria	TX
0990 - Painting/ VWC	RGS Painting INC. dba Quality Drywall	Corpus Christi	
0990 - Painting/ VWC	RGS Painting INC. dba Quality Drywall	Corpus Christi	TX
0990 - Painting/ VWC	RGS Painting INC. dba Quality Drywall	Corpus Christi	
1000 - Wall and Door Protection	InPro Corporation	Houston	TX
1011 - Visual Display Boards/ Markerboards	Claridge Products	Scottsdale	AZ
1014 - Signage	Corpus Christi Stamp Works CCS	Corpus Christi	TX
1014 - Signage	Sign International	Beaumont	TX
1019 - Toilet Partitions	Coastal ADS Inc.	Corpus Christi	TX
1019 - Toilet Partitions	Griesenbeck Architectural Products Inc.	Houston	TX
1024 - Operable Partitions	TRW Modernfold Company Inc	Houston	TX
1028 - Toilet Accessories	ASI West	Tecate	BC
1028 - Toilet Accessories	CCBH Inc	Corpus Christi	TX
1028 - Toilet Accessories	Coastal ADS Inc.	Corpus Christi	TX
1028 - Toilet Accessories	Griesenbeck Architectural Products Inc.	Houston	TX
1028 - Toilet Accessories	SDI	Schertz	TX
1040 - Fire Protection Specialties	CS Gulf Coast	Houston	TX
1040 - Fire Protection Specialties	DEA Specialties	San Antonio	TX
1040 - Safety/ Fire Protection Specialties	ASI West	Tecate	BC
1040 - Safety/ Fire Protection Specialties	CCBH Inc	Corpus Christi	TX
1040 - Safety/ Fire Protection Specialties	Coastal ADS Inc.	Corpus Christi	TX
1040 - Safety/ Fire Protection Specialties	Griesenbeck Architectural Products Inc.	Houston	TX
1040 - Safety/ Fire Protection Specialties	SDI	Schertz	TX
1040 - Safety/ Fire Protection Specialties	T.H. Willis	San Antonio	TX
1040 - Safety/ Fire Protection Specialties	T.H. Willis Co., Inc.	San Antonio	TX
1073 - Canopies and Awnings	Avadek	Houston	TX
1075 - Flagpoles	Ameritex Flag & Flagpole	SAN ANTONIO	TX
1075 - Flagpoles	Dixie Flag Manufacturing Company	San Antonio	TX
1075 - Flagpoles	Eder Flag	Oak Creek	TX
1075 - Flagpoles	Pole-Tech Co., Inc.	East Setauket	NY
1140 - Foodservice Equipment	11400 Inc	Lancaster	PA
1140 - Foodservice Equipment	Edward Don & Company	San Angelo	TX
1140 - Foodservice Equipment	Jean's Restaurant Supply	Corpus Christi	TX

Specialty	Company Name	City	State
1140 - Foodservice Equipment	Mission Restaurant Supply	Corpus Christi	TX
1220 - Window Treatments	Eastcreek Designs	Dripping Springs	TX
1220 - Window Treatments	LONGHORN BLINDS OF AUSTIN	Austin	TX
1220 - Window Treatments	Service Shade Shop	San Antonio	TX
1220 - Window Treatments	Capitol Blinds	Austin	TX
1400 - Elevators	ThyssenKrupp	San Antonio	TX
1420 - Elevators	TK Elevator Corp (formally Thyssen Krup)	SAN ANTONIO	TX
2100 - Fire Suppression Systems	1988	McAllen	TX
2100 - Fire Suppression Systems	1st Fire Protection Services	McAllen	TX
2100 - Fire Suppression Systems	American Fire Protection Group, Inc		TX
2100 - Fire Suppression Systems	Firetrol Protection Systems	Corpus Christi	TX
2100 - Fire Suppression Systems	Firetrol Protection Systems	Corpus Christi	TX
2100 - Fire Suppression Systems	Gentry Company	Corpus Christi	TX
2100 - Fire Suppression Systems	Koetter Fire Protection	Corpus Christi	TX
2100 - Fire Suppression Systems	Koetter Fire Protection	Corpus Christi	TX
2100 - Fire Suppression Systems	Fire Systems of Texas, LLC.	Edinburg	TX
2200 - Plumbing	Gentry Company	Corpus Christi	TX
2200 - Plumbing	Gentry Company	Corpus Christi	TX
2200 - Plumbing	Gentry Company	Corpus Christi	TX
2200 - Plumbing	Malek Inc.	Corpus Christi	TX
2200 - Plumbing	Malek Inc.	Corpus Christi	TX
2200 - Plumbing	TL Plumbing	Corpus Christi	TX
2200 - Plumbing	TICO Insulation Company	corpus christi	TX
2300 - Heating, Ventilating, and Air Conditioning (HVAC)	Berger Engineering Co.	DLS	TX
2300 - Heating, Ventilating, and Air Conditioning (HVAC)	HTX Industrial, LLC	Houston	TX
2300 - Heating, Ventilating, and Air Conditioning (HVAC)	Malek Inc.	Corpus Christi	TX
2300 - Heating, Ventilating, and Air Conditioning (HVAC)	Malek Inc.	Corpus Christi	TX
2300 - Heating, Ventilating, and Air Conditioning (HVAC)	Malek Inc.	Corpus Christi	TX
2300 - Heating, Ventilating, and Air Conditioning (HVAC)	Pro Tech Mechanical	Corpus Christi	TX
2300 - Heating, Ventilating, and Air Conditioning (HVAC)	TL Mechanical	Corpus Christi	TX
2300 - Heating, Ventilating, and Air Conditioning (HVAC)	Victoria Air	Victoria	TX
2300 - HVAC	Pro Tech Mechanical	Corpus Christi	TX
2600 - Electrical	Big State Electric	Corpus Christi	TX
2600 - Electrical	BIG STATE ELECTRIC, LTD	San Antonio	TX
2600 - Electrical	Big State Electrical	San Antonio	TX
2600 - Electrical	Big State Electrical	San Antonio	TX
2600 - Electrical	FSG Electric	Corpus Christi	TX
2600 - Electrical	FSG Electric	Corpus Christi	TX
2600 - Electrical	FSG Electric	Corpus Christi	TX
2600 - Electrical	Rosendin Electric, Inc.	manor	TX
2600 - Electrical	Scott Electric Company	Corpus Christi	TX
2600 - Electrical	TL Electric	Corpus Christi	TX
2600 - Electrical	FSG Electric - Corpus Christ Texas	Corpus Christi	TX
2600 - Electrical	Scott Electric	corpus christi	TX
2600 - Electrical	Scott Electric Co.	Corpus Christi	TX
2700 - Communications	Advanced Connections	Carrollton	TX
2700 - Communications	Network Cabling Services	Corpus Christi	TX
2700 - Communications	Telepro	Mission	TX
2800 - Security, Surveillance and Access Controls	Network Cabling Services	Corpus Christi	TX
2800 - Security, Surveillance and Access Controls	Telepro	Mission	TX
2800 - Security, Surveillance and Access Controls	Circle Industries Inc.	Corpus Christi	TX
3100 - Sitework - Earthwork	ATS Industrial	Corpus Christi	TX
3100 - Sitework - Earthwork	Haas-Anderson	Corpus Christi	TX
3100 - Sitework - Earthwork	Kaye & Sons Site Development	Georgetown	TX
3100 - Sitework - Earthwork	Kocurek Land Improvement	Banquete	TX
3100 - Sitework - Earthwork	L.G. Barcus & Sons, Inc.	Beaumont	TX
3100 - Sitework - Earthwork	Mako Contracting, LLC	Corpus Christi	TX
3100 - Sitework - Earthwork	R.S. Parker Construction LLC	Corpus Christi	TX
3100 - Sitework - Earthwork	R.S. Parker Construction LLC	Corpus Christi	TX
3100 - Sitework - Earthwork	R.S. Parker Construction LLC	Corpus Christi	TX
3100 - Sitework - Earthwork	Viper Support Systems LLC	Corpus Christi	TX
3231 - Fences and Gates	D&C Fence Co., Inc	Corpus Christi	TX
3231 - Fences and Gates	S&J Fence Co	Corpus Christi	TX
3280 - Irrigation	Cutrite Landscaping	San Antonio	TX
3280 - Irrigation	Hebert Irrigation	Corpus Christi	TX
3280 - Irrigation	Hebert Irrigation Inc.	Corpus Christi	TX

Specialty	Company Name	City	State
3280 - Irrigation	Southern Landscapes and Construction	Corpus Christi	TX
3290 - Landscaping	Choate USA	San Antonio	TX
3290 - Landscaping	Choate USA	San Antonio	TX
3290 - Landscaping	Cutrite Landscaping	San Antonio	TX
3290 - Landscaping	Gill Garden Center + Landscape Co.	Corpus Christi	TX
3290 - Landscaping	org_kathyhubner	Corpus Christi	
3290 - Landscaping	Southern Landscapes	McAllen	TX
3290 - Landscaping	Southern Landscapes	Rancho Viejo	TX
3290 - Landscaping	Southern Landscapes and Construction	Corpus Christi	TX
3300 - Utilities	Gentry Company	Corpus Christi	TX
3300 - Utilities	R.S. Parker Construction LLC	Corpus Christi	TX
3300 - Utilities	R.S. Parker Construction LLC	Corpus Christi	TX
3300 - Utilities	R.S. Parker Construction LLC	Corpus Christi	TX
Unassigned	220 Concrete Staining of Texas	Shepherd	TX
Unassigned	A WAVELL FLAGPOLE LLC	Corpus Christi	TX
Unassigned	A.Bargas And Associates, Llc.	San Antonio	TX

ADDITIONAL DOCUMENTS




**FULTON
COASTCON**
GENERAL CONTRACTORS



A CONFLICT OF INTEREST QUESTIONNAIRE, FORM CIQ, is required to be completed and signed. The completed conflict of interest questionnaire must be filed with the appropriate records administrator not later than the seventh business day after the later of:

(1) the date that the vendor:

- (A) begins discussions or negotiations to enter into a contract with the local governmental entity; or
- (B) submits to the local governmental entity an application, response to a request for proposals or bids, correspondence, or another writing related to a potential contract with the local governmental entity; or

(2) the date the vendor becomes aware:

- (A) of an employment or other business relationship with a local government officer, or a family member of the officer, described by Subsection (a);
- (B) that the vendor has given one or more gifts described by Subsection (a); or
- (C) of a family relationship with a local

government officer.

Texas Local Government Code §176.006.

All related costs including background checks/fingerprinting shall be at the contractor's expense.



CONFLICT OF INTEREST QUESTIONNAIRE For vendor doing business with local governmental entity

FORM CIQ

This questionnaire reflects changes made to the law by H.B. 22, 84th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code, by a vendor who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the vendor meets requirements under Section 176.006(p).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the vendor becomes aware of facts that require the statement to be filed. See Section 176.006(a-1), Local Government Code.

A vendor commits an offense if the vendor knowingly violates Section 176.006, Local Government Code. An offense under this section is a misdemeanor.

OFFICE USE ONLY

Date Received

1 Name of vendor who has a business relationship with local governmental entity.

2 ☐ Check this box if you are filing an update to a previously filed questionnaire. (The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date on which you became aware that the originally filed questionnaire was incomplete or inaccurate.)

3 Name of local government officer about whom the information is being disclosed.

Name of Officer

4 Describe each employment or other business relationship with the local government officer, or a family member of the officer, as described by Section 176.003(a)(2)(A). Also describe any family relationship with the local government officer. Complete subparts A and B for each employment or business relationship described. Attach additional pages to this Form CIQ as necessary.

A. Is the local government officer or a family member of the officer receiving or likely to receive taxable income, other than investment income, from the vendor?

☐ Yes

☐ No

B. Is the vendor receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer or a family member of the officer AND the taxable income is not received from the local governmental entity?

☐ Yes

☐ No

5 Describe each employment or business relationship that the vendor named in Section 1 maintains with a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership interest of one percent or more.

6 ☐ Check this box if the vendor has given the local government officer or a family member of the officer one or more gifts as described in Section 176.003(a)(2)(B), excluding gifts described in Section 176.003(a-1).

7

Signature of vendor doing business with the governmental entity

Date

**NON-COLLUSION STATEMENT
NON-COLLUSION STATEMENT &
SIGNATURE SHEET**

The undersigned affirms that he/she is duly authorized to execute this contract, that this company, corporation, firm, partnership or individual has not prepared this proposal in collusion with any other Offeror, and that the contents of this proposal as to prices, terms or conditions of said proposal have not been communicated by the undersigned nor by any employee or agent to any other person engaged in this type of business prior to the official opening of this proposal.

Further, I affirm that prior to or after the opening of this proposal, I (or any representative of my company) will not discuss the contents of this proposal with any person affiliated with the City of Port Aransas, other than the City Manager or his City of Port Aransas Designee prior to the awarding of this proposal. I understand that failure to observe this procedure may cause my proposal to be rejected.

I also affirm that no officer or stockholder of the offeror (bidder) is a member of the staff, or related to any employee or City of Port Aransas **except** as noted herein N/A

By signing this proposal, vendor makes the assurance that vendor has not been debarred or suspended from conducting business with the U. S. Government according to Executive Order 12549 entitled "Debarment and Suspension."

I, Mike Lippincott, (Print/Type Name of Company Officer) have read the standard terms and conditions and insurance and bonding requirements, I fully understand them, and will fully execute them if I am awarded this Proposal.

I have represented the truth concerning the felony conviction notification. I have checked off one of the three statements on the attached felony conviction notification form. I have also signed the form.

I fully understand the proposal (project) specifications.

COMPANY Fulton Coastcon General Contractors EMPLOYER I. D. No. 17422387161

ADDRESS 1102 2nd Street

CITY, STATE, ZIP CODE Corpus Christi, TX 78404

TELEPHONE/FAX (361)993-5200 / _____ EMAIL ADDRESS Mlip@Fultonconst.com RMellado@Fultonconst.com

 _____ SIGNATURE	Vice President _____ TITLE	05/01/2025 _____ DATE
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City Council Regular Meeting

AGENDA ITEM REPORT



To: Francisca Nixon

Subject: RESOLUTION - Authorizing purchase of two UV Filters for Splash Pad and Pool for a total cost of \$63,999 from R&K Commercial Aquatic Services through the TX BuyBoard: Funding from FY25 Budget Capital Outlay RDC Accounts (Splash Pad 225-58316) and (Pool 225-58340) and authorizing City Manager to sign all documents associated with said purchase.

Meeting: City Council Regular Meeting - Jun 19 2025

Department: Parks and Recreation

Staff Contact: Colleen Simpson, Parks & Recreation Director

BACKGROUND INFORMATION:

Community Pool underwent audit from Consilman Hunsaker as part of the planning process for the new recreation center. Audit recommended installing low-pressure UV systems to provide compliant secondary sanitization.

2021 International Swimming Pool and Spa Code (ISPSC) requires a minimum single pass, 3-log reduction (for *Cryptosporidium*) from the secondary disinfectant whole labeled and listed to NSF 50 (Section 612.5.4).

Texas Administrative Code, Title 25

§265.189. Disinfectant Equipment and Chemical Feeders.

(c) Secondary disinfection systems. Secondary disinfection systems may be installed and used on a pool or spa and must be certified, listed, and labeled to NSF Standard 50.

(1) Secondary disinfection systems must achieve a minimum 2-log (99%) reduction in the number of infective *Cryptosporidium parvum* oocysts per pass through the treatment system; and

(2) must be located in the treatment system so that the 2-log reduction is obtained.

FINANCIAL IMPACT:

Filters cost \$63,999 from R&K Commercial Aquatic Services through the TX BuyBoard: Funding from FY25 Budget Capital Outlay RDC Accounts (Splash Pad 225-58316) and (Pool 225-58340)

POLICY IMPLICATIONS:

Purchase will make pool in compliance with ISPSC and Texas Administrative Code, Title 25 requirements.

RECOMMENDATION:

Staff recommends approval

ATTACHMENTS:

8.I.

[Draft Resolution 2025-R - UV Filters for Pool](#)

[Estimate CPA5225 from RK Commercial Aquatic Services \(2\)](#)

[SpecSht_SAG_Stainless_steel_CR_series](#)

[SpecSht_SAG-APVC-CR-Series](#)

RESOLUTION NO. 2025-R

A RESOLUTION OF THE PORT ARANSAS CITY COUNCIL OF THE CITY OF PORT ARANSAS, TEXAS, AUTHORIZING THE PURCHASE OF TWO (2) UV FILTERS FOR THE SPLASH PAD AND POOL FROM R&K COMMERCIAL AQUATIC SERVICES THROUGH THE TEXAS BUYBOARD COOPERATIVE PURCHASING PROGRAM FOR A TOTAL COST OF \$63,999; AUTHORIZING FUNDING FROM THE FY 2024–2025 CAPITAL OUTLAY RDC ACCOUNTS #225-58316 AND #225-58340; AND AUTHORIZING THE CITY MANAGER TO EXECUTE ALL DOCUMENTS NECESSARY TO COMPLETE THE PURCHASE.

WHEREAS, the City Council of the City of Port Aransas, Texas finds it necessary to enhance public safety and water quality at the City’s aquatic facilities through the purchase and installation of ultraviolet (UV) filtration systems; and

WHEREAS, R&K Commercial Aquatic Services has been identified as the vendor for the equipment purchase through the Texas BuyBoard Cooperative Purchasing Program, ensuring compliance with procurement requirements and best value for the City; and

WHEREAS, funding for this purchase is allocated in the Fiscal Year 2024–2025 Budget under Capital Outlay RDC Accounts for the Splash Pad (225-58316) and Pool (225-58340).

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PORT ARANSAS, NUECES COUNTY, TEXAS:

Section 1. The City Council hereby authorizes the purchase of two UV filters for the City’s Splash Pad and Pool from R&K Commercial Aquatic Services for a total cost not to exceed \$63,999 through the Texas BuyBoard Cooperative Purchasing Program.

Section 2. Funding for this purchase shall be made available from the FY2024–2025 Capital Outlay RDC Accounts: Splash Pad (225-58316) and Pool (225-58340).

Section 3. The City Manager is hereby authorized to execute all necessary documents and take all actions required to complete the purchase.

Section 4. It is hereby officially found and determined that the meeting at which this resolution is passed is open to the public as required by law, and that public notice of the time, place and purpose of said meeting was given as required.

PASSED and APPROVED by the Port Aransas City Council, County of Nueces, State of Texas, on this 19th day of JUNE, 2025.

CITY OF PORT ARANSAS, TEXAS

Wendy Moore, Mayor

ATTEST:

Francisca Nixon, City Secretary

8.I.

**R&K Commercial Aquatic
Services**

P.O. Box 130508
 Spring, TX 77393
 rkcaservices@gmail.com
 www.rkaquatics.com

**ADDRESS**

City of Port Aransas
 700 Clark Parkway
 Port Aransas, TX 78373

SHIP TO

City of Port Aransas
 700 Clark Parkway
 Port Aransas, TX 78373

Proposal CPA5225**DATE** 05/02/2025**EXPIRATION DATE** 07/31/2025**P.O. NUMBER**

UV/Controller Pricing

ACTIVITY	QTY	RATE	AMOUNT
Sentry SAG 960 -A-CR 960 watt high output amalgam with 316L stainless chamber - 6" - 770gpm CRYPTO CERTIFIED	1	25,600.00	25,600.00
Sentry SAG 480A-PVC-CR 480 watt high output amalgam with schedule 80PVC housing and 306L stainless interior - 4" - 333gpm CRYPTO CERTIFIED	1	13,975.00	13,975.00
Installation & Set up Pricing for installation of Pool UV. Includes 6" SCHD40 PVC pipe and fittings, stainless steel bolts, 3 valves to create service bypass, install all sleeves, bulbs, flow switch, mount and calibrate control box.	1	5,044.00	5,044.00
Installation & Set up Pricing for installation of SPLASH PAD UV. Includes 4" SCHD80 PVC pipe and fittings, Stainless steel bolts, 3 valves to create service bypass, install all sleeves, bulbs, flow switch, mount and calibrate control box. Horizontal mount in storage container.	1	4,350.00	4,350.00
BECSys 5 Controller BECSys5 Water Chemistry controller. Includes PPM, ORP,pH and Temperature sensors. 1 Gbit Ethernet with EZConnect for remote communications on phone, computer etc. Lighted flow cell with built in safety flow switch, preassembled on back panel. This controller will have a lot of room for more capabilities if wanted when you redo your pump room.	2	7,265.00	14,530.00
Installation & Set up For Controllers at same time as UV installs	2	250.00	500.00
Buy Board Contract 701-23			

Thank you for the opportunity to quote this for you. Pricing does not reflect orders paid for with credit card, 4% charges will be added to credit card orders.

SUBTOTAL 63,999.00
TAX 0.00

TOTAL **\$63,999.00**

Thank you for your business!

Page 314 of 395

8.I.

Accepted By

Accepted Date

SAG A-CR SERIES

-SENTRY AQUA GUARD- HIGH OUTPUT AMALGAM UV SYSTEMS FOR COMMERCIAL POOLS AND SPA'S



ChlorKing's Sentry Aqua Guard stainless steel CR ultraviolet light systems are leading the way to better, safer water. Their unique, forward-thinking design employs high output amalgam technology for better chloramine control and inactivation of chlorine resistant bacteria. Sentry Aqua Guard systems are designed for commercial pools and spa's, and they pay for themselves through lower cost of operation and a longer lasting system.

Custom high output amalgam lamps used in the SAG series are proven to be the most effective lamps used in the aquatic industry. Low heat generation allows these UV system to operate in a variety of aquatic facilities and not destroy free chlorine, while still reducing chloramines for indoor air quality enhancement.

LONGEST LAMP LIFE

Our 13,000 hour amalgam lamps sets the standard for the aquatic industry, with cost effective, easy to replace lamps.

SECONDARY DISINFECTION

SAG systems have been third party validated by NSF to confirm a minimum inactivation equivalent of 3 log (99.9%) cryptosporidium parvum in accordance with NSF 50 and the US EPA UV DGM.

SAG systems have also met the requirements of NSF/ANSI 50, Annex H.1 Disinfection efficacy for a minimum of a 3 log (99.9%) reduction of enterococcus faecium and pseudomonas aeruginosa.

CONSTRUCTION FOR STAINLESS-CR SERIES

- 316L stainless steel electropolished
- 316L stainless steel removable top with lamp bosses.
- 316L stainless steel quick disconnect clamps for easy quartz sleeve removal.

FEATURES OF THE STAINLESS STEEL CR SERIES

- High output amalgam lamps for chloramine reduction
- 254 & 185nm wave length lamps
- 13,000 hour lamps and sleeves
- Ozone generated in sleeves for hydroxyl radical production
- Protection against cryptosporidium and other pathogens
- Vertical or horizontal installation
- 5 models available with flow rates from 46 - 1,141 GPM

MICROPROCESSOR CONTROLS

- Graphic display with touch controls for menu selection
- W / m2 or mW / cm2 UV intensity display
- mJ / cm2 UV dose display
- Flow meter or flow switch input with flow display
- Flow rate actual reading capability (with flow meter)
- Safety cover monitoring
- Individual lamp and ballast monitoring with alarm
- Vessel water temperature monitoring
- Additional dry contact or low voltage DC output for additional alarm functions

SAG A-CR SERIES SPECIFICATIONS & DIMENSIONS

Model	# of Lamps	Max flow rate @ 91% UVT (GPM)	Port size	Amps @ 120VAC	Max PSI	Enclosure dimensions (W x H x D)
SAG 120A-CR	1	46	2" flanges	1.2	50	13" x 17" x 6.5"
SAG 240A-CR	2	119	3" flanges	2.4	50	13" x 17" x 6.5"
SAG 480A-CR	4	352	4" flanges	4.8	50	17" x 21" x 6.5"
SAG 720A-CR	6	620	6" flanges	7.2	50	17" x 21" x 6.5"
SAG 960A-CR	8	770	6" flanges	9.6	50	25" x 25" x 8.5"
SAG 1200A-CR	10	1141	8 or 10" flanges	12	50	25" x 25" x 8.5"

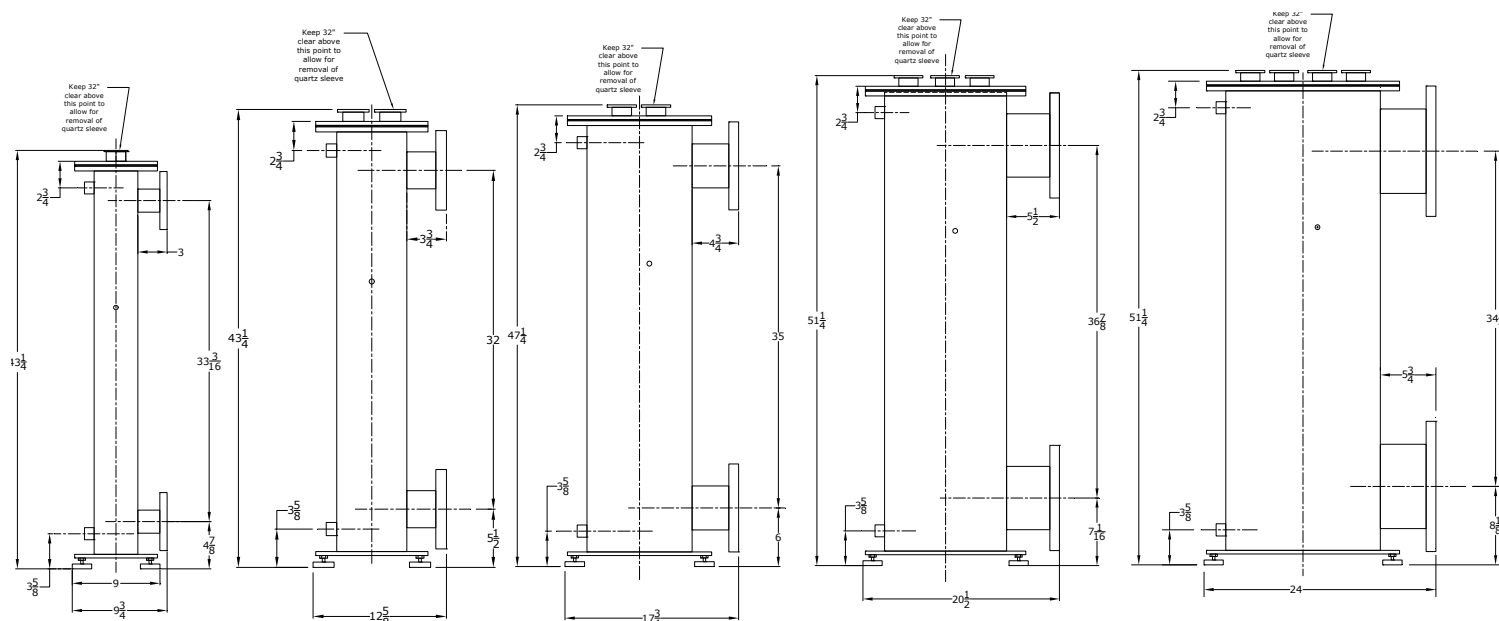
SAG 120-CR

SAG 240A-CR

SAG 480A-CR

SAG 720 & 960A-CR

SAG 1200A-CR



ChlorKing pioneered on-site chlorine generating technology in the 1970's. Realizing the potential for swimming pools and commercial applications, the company began generating "ultimate water" with simple, yet highly advanced technology. Today, ChlorKing® leads the way in commercial saline chlorination and is consistently seeking new frontiers in sanitizing solutions including ultraviolet light technology and their NEXGEN® pH on-site chlorine generators. These environmentally friendly solutions are changing the way we treat H₂O.



Safer water through smarter technology.

Salt Chlorination Systems • Ultraviolet Light Systems • Hypochlorous Acid Generators

ChlorKing Inc. 2935 Northeast Parkway, Atlanta, GA 30360 sales@chlorking.com 800.536.8180 chlorKing.com

SAG APVC-CR series

-SENTRY AQUA GUARD- High output amalgam UV systems for commercial pools and spa's



Certified to
NSF/ANSI Standard 55



Intertek



ChlorKing's Sentry Aqua Guard PVC-CR ultraviolet light systems are leading the way to better, safer water. Their unique, forward-thinking design employs high output amalgam technology for better chloramine control and inactivation of chlorine resistant bacteria. Sentry Aqua Guard systems are designed for commercial pools and spa's, and they pay for themselves through lower cost of operation and a longer lasting system.

Custom high output amalgam lamps used in the SAG PVC series are proven to be the most effective lamps used in the aquatic industry. Low heat generation allows these UV system to operate in a variety of aquatic facilities and not destroy free chlorine, while still reducing chloramines for indoor air quality enhancement.

LONGEST LAMP LIFE

Our 13,000 hour amalgam lamps sets the standard for the aquatic industry, with cost effective, easy to replace lamps.

SECONDARY DISINFECTION

SAG systems have been third party validated by NSF to confirm a minimum inactivation equivalent of 3 log (99.9%) cryptosporidium parvum in accordance with NSF 50 and the US EPA UV DGM.

SAG systems have also met the requirements of NSF/ANSI 50, Annex H.1 Disinfection efficacy for a minimum of a 3 log (99.9%) reduction of enterococcus faecium and pseudomonas aeruginosa.

VESSEL CONSTRUCTION FOR PVC-CR SERIES

- Schedule 80 PVC with 316L stainless steel interior.
- 316L stainless steel removable top with lamp boss.
- 316L stainless steel quick disconnect clamps for easy quartz sleeve removal.

FEATURES OF THE PVC-CR SERIES

- High output amalgam lamps for chloramine reduction
- 254 & 185nm wave length lamps
- 13,000 hour lamps and sleeves
- Ozone in sleeves for hydroxyl radical production
- Protection against cryptosporidium and other pathogens
- Vertical or horizontal installation
- 3 models available with flow rates from 61 - 352 GPM

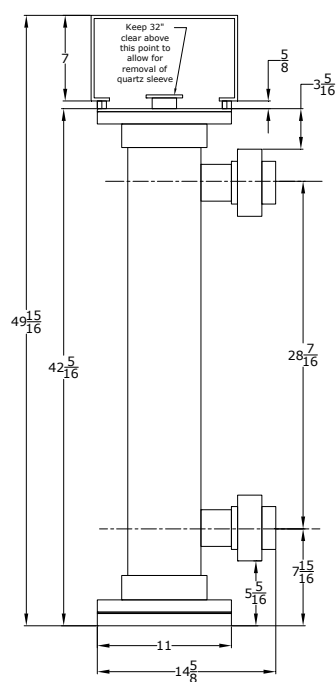
MICROPROCESSOR CONTROLS

- Graphic display with touch controls for menu selection
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- Vessel water temperature monitoring
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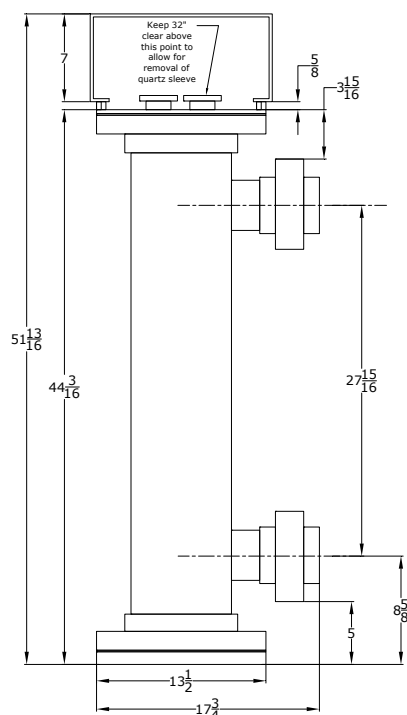
SAG APVC-CR Series specifications & dimensions

Model	Lamps	Max flow rate @ 91% UVT (GPM)	Port size	Amps @ 120VAC	Max PSI	Enclosure dimensions (W x H x D)
SAG 120APVC-CR	1	61	2" unions	1.2	50	13" x 17" x 6.5"
SAG 240APVC-CR	2	133	3" unions	2.4	50	13" x 17" x 6.5"
SAG 480APVC-CR	4	352	4" flanges	4.8	50	17" x 21" x 6.5"

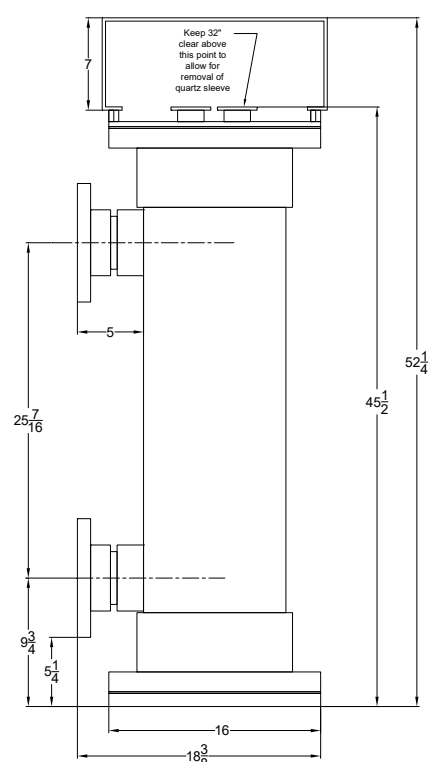
SAG 120APVC-CR



SAG 240APVC-CR



SAG 480APVC-CR



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Saferwaterthroughsmartertechnology.

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council
Subject: Presentation from Broaddus and Associates/Del Sol Consulting on Hurricane Harvey Recovery.
Meeting: City Council Regular Meeting - Jun 19 2025
Department: Administration
Staff Contact: David Parsons, City Manager

BACKGROUND INFORMATION:

Broaddus and Associates and Del Sol will provide an update on hurricane related repairs. A report has been provided for review.

FINANCIAL IMPACT:

None.

POLICY IMPLICATIONS:

None.

RECOMMENDATION:

No action - update/informational only.

ATTACHMENTS:

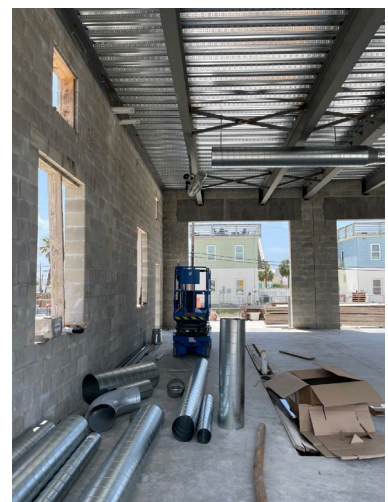
[Port Aransas Projects Status Update 6-19-25 for Council](#)

Port Aransas Projects Status Update 6-19-2025

- 1) **Public Safety** –kitchen floor and tiles being completed, front entrance ceiling was completed along with air flow and balance testing. Mezzanine floor and mechanical room floors have been sealed, patrol room lockers being installed, and exterior parking lot lights have been installed. The metal Gas Department building has been erected, temporary doors installed, electrical rough-in, plumbing rough-in and framing has been completed. Inspection this week.



- 2) **Fire Station** –steel beams and second floor decking being installed along with exhaust system. First floor electrical overhead conduit installation continues. Second floor concrete pour scheduled for June 18th.



- 3) **Gas System** a work directive was issued to Equix and work continues under that directive with daily monitoring reports being completed.
- 4) **Public Works Garage** –building pad is completed and underground utilities are at 85%. Work will continue on the foundation throughout June with concrete pouring scheduled July 2nd.



- 5) **Projects Completed to date** – 34 projects with 14 projects ongoing (3 temporary facilities being used, 7 for contents, 1 DAC, Fire Station, DPW Garage, and PSB).
- 6) **Payments Approved to Date** -- \$ 84,255,727.34 this includes TDEM match payments

2017	\$ 2,936,946.36
2018	\$ 1,772,557.97
2019	\$ 13,304,821.84
2020	\$ 10,597,810.11
2021	\$ 10,192,587.09
2022	\$ 17,879,087.91
2023	\$ 11,238,406.71
2024	\$ 13,201,781.97
2025	\$ 3,131,727.38

\$ 84,255,727.34

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council

Subject: Discuss and take action on a Resolution Approving Amendment No. 2 to the FEMA Professional Services Agreement with Urban | DCCM Engineering; Authorizing a One-Year Extension to the Master Engineering Services Agreement for FEMA Projects Through May 1, 2026; And Authorizing the City Manager to Sign All Documents Associated with Said Agreement.

Meeting: City Council Regular Meeting - Jun 19 2025

Department: Administration

Staff Contact: David Parsons, City Manager

BACKGROUND INFORMATION:

Urban | DCCM Engineering has submitted a request to extend the original master agreement dated May 16, 2018 for one-year.

Staff has reviewed the extension and recommends approval.

FINANCIAL IMPACT:

N/A.

POLICY IMPLICATIONS:

The City Council must review and approve the extension of the contract as it is required by FEMA.

RECOMMENDATION:

Port Aransas City Council motion to approve a Resolution Approving A One-Year Extension of The Master Engineering Services Agreement with Urban | DCCM Engineering, Ending May 1, 2026; And Authorizing the City Manager to Sign All Documents Associated with Said Agreement.

ATTACHMENTS:

[Resolution 2025-R - Urban Engineering - Rate Increase](#)
[Urban 25' Rate increase Rec. Letter \(2\)](#)

RESOLUTION NO. 2025-R

A RESOLUTION OF THE PORT ARANSAS CITY COUNCIL OF THE CITY OF PORT ARANSAS, TEXAS APPROVING A ONE-YEAR EXTENSION OF THE MASTER ENGINEERING SERVICES AGREEMENT WITH URBAN | DCCM ENGINEERING, ENDING MAY 1, 2026; ACCEPTING THE 2025 FEE SCHEDULE RATE INCREASE; AND AUTHORIZING THE CITY MANAGER TO SIGN ALL DOCUMENTS ASSOCIATED WITH SAID AGREEMENT.

WHEREAS, the City of Port Aransas City Council approved Resolution 2018-R40 to enter into a Master Engineering Services Agreement with Urban Engineering for city-owned properties damaged by Hurricane Harvey; and

WHEREAS, the City Council approved Amendment #1 extending the Master Agreement from May 16, 2021 to May 1, 2025; and

WHEREAS, Urban | DCCM Engineering has submitted a request for Amendment #2, proposing to extend the agreement term through May 1, 2026, and to implement an updated 2025 Schedule of Rates.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PORT ARANSAS, NUECES COUNTY, TEXAS:

Section 1. The City Council has reviewed and hereby accepts Amendment #2 to the Master Engineering Services Agreement, as attached hereto as ***Exhibit A.***

Section 2. The City Council approves the one-year extension of the Master Agreement with Urban | DCCM Engineering, extending the term through May 1, 2026.

Section 3. The City Council accepts the 2025 Schedule of Rates as proposed by Urban | DCCM Engineering.

Section 4. The City Manager is hereby authorized to execute all documents with this agreement and its amendments.

Section 5. It is hereby officially found and determined that the meeting at which this resolution is passed is open to the public as required by law, and that public notice of the time, place and purpose of said meeting was given as required.

PASSED and APPROVED by the Port Aransas City Council, County of Nueces, State of Texas, on this 19th day of JUNE, 2025.

CITY OF PORT ARANSAS, TEXAS

Wendy Moore, Mayor

ATTEST:

Francisca Nixon, City Secretary



June 13, 2025

City of Port Aransas
David Parsons
710 W Ave A
Port Aransas, Tx 78373

**RE: Recommendation Letter for Acceptance of
Urban | DCCM Engineering Master Agreement
Amendment #2 for 2025 Rate Increases**

Dear Mr. Parsons:

Please accept this letter as recommendation for the City Council to approve Urban | DCCM Engineering for 2025 rate increase and time extension for the Master agreement originally dated May 16, 2018.

If you have any questions or concerns, please feel free to give me a call.

Sincerely,

A handwritten signature in blue ink, appearing to read "M.T. Dorris, Jr." with a stylized flourish at the end.

Michael T. Dorris, Jr.
Program Manager

April 25, 2025

David Parsons
City Manager
City of Port Aransas
710 West Avenue A
Port Aransas, Texas 78383

Subject: Amendment No. 2 to FEMA Professional Services Agreement

Mr. Parsons:

This letter shall serve as our proposal for Amendment No. 2 to the engineering agreement between the City of Port Aransas and Urban Engineering dated May 16, 2018 (AGREEMENT BETWEEN OWNER AND ENGINEER FOR PROFESSIONAL SERVICES)

Pursuant to Article 3, Section 3.01 (B), we are requesting a contract extension to perform duties consistent with those identified in the Services Agreement for a term beyond the contracted schedule. Amendment No. 1 extended the contract from May 16, 2021 to May 1, 2025. Amendment No. 2 will extend the current contract termination date of May 1, 2025 to May 1, 2026. All terms and conditions in the Services Agreement remain in effect during the term of this extension.

If the terms of Amendment No. 2 are acceptable, you may execute this document.

IN WITNESSETH WHEREOF, the parties executed this Amendment No. 2 by causing the same to be signed on the day and year first above written.

BY:

(Local City/County Official)

David Parsons

(Printed Name)

City Manager

(Title)

BY:


(Firm/Contractor's Authorized Representative)

D. Scott Jones, P.E.

(Printed Name)

President

(Title)

February 7, 2025

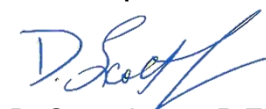
Michael Dorris
1260 Rue Beauvais
Mandeville, LA 70471

Subject: Task Order 16 Amendment 2

Mr. Dorris:

We are nearing the end of the project duration established in the Construction Contract for the City of Port Aransas City-Wide Gas project. Currently, there are change orders in process that will extend the project duration by 9 to 12 months. As such, we are requesting approval of Contract Amendment No. 2 to our contract with the City of Port Aransas to add additional funds to *ADDITIONAL SERVICE 2.a Surveying Hourly Allowance* and to create a new phase *2.f Additional Construction Phase Services (Hourly)*. We are requesting that \$150,000 be added to *ADDITIONAL SERVICE 2.a* to provide funds for the additional efforts required of our GIS Specialist. He spends an average of \$25,000 per month performing GIS duties and construction observations. There are sufficient funds remaining in the contract to cover those services for the remaining two (2) months of the original contract construction duration plus five (5) more months. The \$150,000 will provide funds for an additional six (6) months of service taking us to nine (9) months beyond original contract. We are requesting \$250,000 be allocated to the new phase *ADDITIONAL SERVICE 2.f Additional Construction Phase Services (Hourly)* to provide funds to cover required efforts of our project management for the remaining two (2) months of the original contract duration plus nine (9) months. Typical monthly efforts for project management are between \$20,000 and \$25,000. \$250,000 over 11 months results in an average monthly expense of \$23,000. For Contract Amendment No. 2, we propose a zero-dollar amendment by reallocating \$400,000 from *ADDITIONAL SERVICE 2.c Construction Staking*, which has a current remaining balance of \$426,264. Construction staking efforts are not anticipated as necessary for the remainder of the project. See below for the reallocation of existing approved funds.

TASK ORDER 16 – Hurricane Harvey Damage to Gas System			
TASK NO.	DISCRIPTION OF SERVICES	ORIGINAL CONTRACT TOTAL	CONTRACT CHANGES
ADDITIONAL SERVICES			
2.a	Surveying Hourly Allowance	\$985,639.00	\$150,000.00
2.c	Construction Staking	\$492,819.00	(\$400,000.00)
2.f	Add'l Construction Phase Services (Hourly)	\$0.00	\$250,000.00
		REVISED ALLOWANCE	
2.a	Surveying Hourly allowance	\$1,135,639.00	
2.c	Construction Staking	\$92,819.00	
2.f	Add'l Construction Phase Services (Hourly)	\$250,000.00	

Sincerely,
URBAN | DCCM

D. Scott Jones, P.E.
President

Attachment: Task Order 16 Amendment 2

This is Amendment # 2 Task
Order No. 16,
consisting of 8 pages.

Task Order 16 Amendment 2

In accordance with Paragraph 1.01 of the Agreement Between Owner and Engineer for Professional Services – Task Order Edition, dated May 16, 2018 ("Agreement"), Owner and Engineer agree as follows:

1. Background Data

- a. Effective Date of Task Order: February 7, 2025
- b. Owner: The City of Port Aransas
- c. Engineer: Urban Engineering
- d. Specific Project (title): Hurricane Harvey Port Aransas Gas System Damages
- e. Specific Project (description): The project will consist of the design of the gas system in Port Aransas.

2. Services of Engineer

- A. The services contemplated herein are associated with a project that the funding is dependent on approval by FEMA. The services listed in 3A below represent the total fees anticipated for the project. No compensation may be sought from the city under this task order until an item or items have been specifically authorized by the City in writing. The specific services to be provided or furnished by Engineer under this Task Order are:

A1.01 Preliminary Design Phase

- A. As Basic Services, Engineer shall:
 - 1. Prepare Preliminary Design Phase documents consisting of final design criteria, preliminary drawings, outline specifications, and written descriptions of the Specific Project.
 - 2. Establish a scope of the facilities to be replaced.
 - 3. Determine the type of material to be used during construction.
 - 4. Determine the proposed location of the new facilities.
 - 5. Provide system design sufficient enough to determine gas line sizing.

6. Determine the need for a U.S. Army Corps of Engineers wetland delineation, and permitting.
7. Determine the need for any Right-of-way acquisitions
8. Apply for all applicable Texas Department of Transportation permits.
9. Update the engineers estimate and establish a construction sequence and schedule.
10. Visit the Site as needed to prepare the Preliminary Design Phase documents.
11. Advise Owner, or owner's representative, if additional reports, data, information, or services of the types described in Exhibit B are necessary and assist Owner, or owner's representative, in obtaining such reports, data, information, or services.

A1.02 *Final Design Phase*

A. As Basic Services, Engineer shall:

1. Prepare final Drawings and Specifications indicating the scope, extent, and character of the Work to be performed and furnished by Contractor.
2. Visit the Site as needed to assist in preparing the final Drawings and Specifications.
3. Provide technical criteria, written descriptions, and design data for Owner's or representative's use in filing applications for permits from or approvals of governmental authorities having jurisdiction to review or approve the final design; assist Owner, or owner's representative, in consultations with such authorities; and revise the Drawings and Specifications in response to directives from such authorities, as appropriate.
4. Advise Owner, or owner's representative, of any recommended adjustments to the opinion of probable Construction Cost.
5. Prepare or assemble draft bidding-related documents (or requests for proposals or other construction procurement documents), based on the specific bidding or procurement-related instructions and forms, text, or content received from Owner, or owner's representative.

A1.03 *Bidding or Negotiating Phase*

A. As Basic Services, Engineer shall:

1. Assist Owner, or owner's representative, in advertising for and obtaining bids or proposals for the Work, assist Owner, or owner's representative, in issuing assembled design, contract, and bidding-related documents (or requests for proposals or other construction procurement documents) to prospective contractors, and, where applicable, maintain a record of prospective contractors to which documents have been issued, attend pre-bid conferences, if any, and receive and process contractor deposits or charges for the issued documents.

2. Prepare and issue Addenda as appropriate to clarify, correct, or change the issued documents.
3. Provide information or assistance needed by Owner, or owner's representative, in the course of any review of proposals or negotiations with prospective contractors.
4. Consult with Owner, or owner's representative, as to the qualifications of prospective contractors.
5. Consult with Owner, or owner's representative, as to the qualifications of Subcontractors, suppliers, and other individuals and entities proposed by prospective contractors, for those portions of the Work as to which review of qualifications is required by the issued documents.
6. Attend the bid opening, prepare bid tabulation sheets to meet Owner's, or owner's representative's, schedule, and assist Owner, or owner's representative, in evaluating bids or proposals, assembling final contracts for the Work for execution by Owner and Contractor, and in issuing notices of award of such contracts.
7. If Owner engages in negotiations with bidders or proposers, assist Owner, or owner's representative, with respect to technical and engineering issues that arise during the negotiations.

A1.04 *Construction Phase*

A. As Basic Services, Engineer shall:

1. *General Administration of Construction Contract:* Consult with Owner, or owner's representative, and act as Owner's representative as provided in the Construction Contract. The extent and limitations of the duties, responsibilities, and authority of Engineer shall be as assigned in EJCDC® C-700, Standard General Conditions of the Construction Contract (2013 Edition), prepared by the Engineers Joint Contract Documents Committee, or other construction general conditions specified in the Agreement. If Owner, or Owner and Contractor, modify the duties, responsibilities, and authority of Engineer in the Construction Contract, or modify other terms of the Construction Contract having a direct bearing on Engineer, then Owner, or owner's representative, shall compensate Engineer for any related increases in the cost to provide Construction Phase services. Engineer shall not be required to furnish or perform services contrary to Engineer's responsibilities as a licensed professional. All of Owner's, or owner's representative's, instructions to Contractor will be issued through Engineer, which shall have authority to act on behalf of Owner in dealings with Contractor to the extent provided in this Agreement and the Construction Contract except as otherwise provided in writing.
2. *Pre-Construction Conference:* Participate in a pre-construction conference prior to commencement of Work at the Site.
3. *Schedules:* Receive, review, and determine the acceptability of any and all schedules that Contractor is required to submit to Engineer, including the Progress Schedule, Schedule of Submittals, and Schedule of Values.

4. *Baselines and Benchmarks:* As appropriate, establish baselines and benchmarks for locating the Work which in Engineer's judgment are necessary to enable Contractor to proceed.
5. *Visits to Site and Observation of Construction:* In connection with observations of Contractor's Work while it is in progress:
 - a. Make visits to the Site at intervals appropriate to the various stages of construction, as Engineer deems necessary, to observe as an experienced and qualified design professional the progress of Contractor's executed Work. Such visits and observations by Engineer, and the Resident Project Representative, if any, are not intended to be exhaustive or to extend to every aspect of the Work or to involve detailed inspections of the Work beyond the responsibilities specifically assigned to Engineer in the Agreement, this Task Order, and the Construction Contract Documents, but rather are to be limited to spot checking, selective sampling, and similar methods of general observation of the Work based on Engineer's exercise of professional judgment, as assisted by the Resident Project Representative, if any. Based on information obtained during such visits and observations, Engineer will determine in general if the Work is proceeding in accordance with the Construction Contract Documents, and Engineer shall keep Owner, and owner's representative, informed of the progress of the Work.
6. *Defective Work:* Reject Work if, on the basis of Engineer's observations, Engineer believes that such Work is defective under the terms and standards set forth in the Construction Contract Documents. Provide recommendations to Owner, or owner's representative, regarding whether Contractor should correct such Work or remove and replace such Work, or whether Owner should consider accepting such Work as provided in the Construction Contract Documents.
7. *Compatibility with Design Concept:* If Engineer has express knowledge that a specific part of the Work that is not defective under the terms and standards set forth in the Construction Contract Documents is nonetheless not compatible with the design concept of the completed Project as a functioning whole, then inform Owner, or owner's representative, of such incompatibility, and provide recommendations for addressing such Work.
8. *Clarifications and Interpretations:* Accept from Contractor and Owner submittal of all matters in question concerning the requirements of the Construction Contract Documents (sometimes referred to as requests for information or interpretation—RFIs), or relating to the acceptability of the Work under the Construction Contract Documents. With reasonable promptness, render a written clarification, interpretation, or decision on the issue submitted, or initiate an amendment or supplement to the Construction Contract Documents.
9. *Field Orders:* Subject to any limitations in the Construction Contract Documents, Engineer may prepare and issue Field Orders requiring minor changes in the Work.
10. *Change Orders and Work Change Directives:* Recommend Change Orders and Work Change Directives to Owner, or owner's representative, as appropriate, and prepare Change Orders and Work Change Directives as required.

11. *Differing Site Conditions:* Respond to any notice from Contractor of differing site conditions, including conditions relating to underground facilities such as utilities, and hazardous environmental conditions. Promptly conduct reviews, obtain information, and prepare findings, conclusions, and recommendations for Owner's use, subject to the limitations and responsibilities under the Agreement and the Construction Contract.
12. *Applications for Payment:* Based on Engineer's observations as an experienced and qualified design professional and on review of Applications for Payment and accompanying supporting documentation:
 - a. Determine the amounts that Engineer recommends Contractor be paid. Recommend reductions in payment (set-offs) based on the provisions for set-offs stated in the Construction Contract. Such recommendations of payment will be in writing and will constitute Engineer's representation to Owner, based on such observations and review, that, to the best of Engineer's knowledge, information and belief, Contractor's Work has progressed to the point indicated, the Work is generally in accordance with the Construction Contract Documents (subject to an evaluation of the Work as a functioning whole prior to or upon Substantial Completion, to the results of any subsequent tests called for in the Construction Contract Documents, and to any other qualifications stated in the recommendation), and the conditions precedent to Contractor's being entitled to such payment appear to have been fulfilled in so far as it is Engineer's responsibility to observe the Work. In the case of unit price work, Engineer's recommendations of payment will include final determinations of quantities and classifications of the Work (subject to any subsequent adjustments allowed by the Construction Contract Documents).
 - b. By recommending payment, Engineer shall not thereby be deemed to have represented that observations made by Engineer to check the quality or quantity of Contractor's Work as it is performed and furnished have been exhaustive, extended to every aspect of Contractor's Work in progress, or involved detailed inspections of the Work beyond the responsibilities specifically assigned to Engineer in the Agreement or this Task Order. Neither Engineer's review of Contractor's Work for the purposes of recommending payments nor Engineer's recommendation of any payment including final payment will impose on Engineer responsibility to supervise, direct, or control the Work, or for the means, methods, techniques, sequences, or procedures of construction or safety precautions or programs incident thereto, or Contractor's compliance with Laws and Regulations applicable to Contractor's furnishing and performing the Work. It will also not impose responsibility on Engineer to make any examination to ascertain how or for what purposes Contractor has used the money paid to Contractor by Owner; to determine that title to any portion of the Work, including materials or equipment, has passed to Owner free and clear of any liens, claims, security interests, or encumbrances; or that there may not be other matters at issue between Owner and Contractor that might affect the amount that should be paid.
13. *Contractor's Completion Documents:* Receive from Contractor, review, and transmit to Owner, or owner's representative, maintenance and operating instructions, schedules, guarantees, bonds, certificates or other evidence of insurance required by the Construction Contract Documents, certificates of inspection, tests and approvals, and Shop Drawings, Samples, and other data approved as provided under Paragraph

A1.05.A.17. Receive from Contractor, review, and transmit to Owner, or owner's representative, the annotated record documents which are to be assembled by Contractor in accordance with the Construction Contract Documents to obtain final payment. The extent of Engineer's review of record documents shall be to check that Contractor has submitted all pages.

14. *Substantial Completion:* Promptly after notice from Contractor that Contractor considers the entire Work ready for its intended use, in company with Owner and Contractor, visit the Site to review the Work and determine the status of completion. Follow the procedures in the Construction Contract regarding the preliminary certificate of Substantial Completion, punch list of items to be completed, Owner's objections, notice to Contractor, and issuance of a final certificate of Substantial Completion. Assist Owner, or owner's representative, regarding any remaining engineering or technical matters affecting Owner's use or occupancy of the Work following Substantial Completion.
15. *Final Notice of Acceptability of the Work:* Conduct a final visit to the specific Project to determine if the Work is complete and acceptable so that Engineer may recommend, in writing, final payment to Contractor. Accompanying the recommendation for final payment, Engineer shall also provide a notice to Owner, or owner's representative, and Contractor in the form attached hereto as Exhibit E ("Notice of Acceptability of Work") (also available as a construction form, EJCDC® C-626 (2013)) that the Work is acceptable (subject to the provisions of the Notice and Paragraph A1.05.A.21.b) to the best of Engineer's knowledge, information, and belief, and based on the extent of the services provided by Engineer under the Agreement and this Task Order.

Additional Services

- A. Additional Services that may be authorized or necessary under this Task Order are as follows:
 1. Engineer will provide survey control for construction on an hourly basis as required to complete the project.
 2. Engineer will require surveying for the final design of the gas lines.
 3. Surveying with Aerial Topography (Lidar) for final design use.
 4. Any surveying necessary for Right-of-way acquisitions.
 5. Preparation of Easement documents
 6. Performance of a Wetland Delineation for U.S. Army Corps of Engineers determination.
 7. Acquisition of a U.S. Army Corps of Engineers Nation Wide Permit.
 8. Construction Staking during the construction process.

Responsibilities

Owner shall have those responsibilities set forth in Article 2 of the Agreement.

3. Payments to Engineer

A. Owner shall pay Engineer for services rendered under this Task Order as follows:

Authorize to Begin	Description of Service	Amount	Schedule*	Basis of Compensation**
	1. Basic Services			
	a. Preliminary Phase (15%)	\$313,175.00	180	C2.01.B.3: Fixed Fee (Based on FEMA fee Curve)
	b. Final Design (60%)			
	i. Gas Distribution	\$751,619.00	330	C2.01.B.3: Fixed Fee (Based on FEMA fee Curve)
	ii. High Pressure line	\$501,079.00	240	C2.01.B.3: Fixed Fee (Based on FEMA fee Curve)
	c. Bidding and Negotiating Phase (5%)			
	i. Gas Distribution	\$62,635.00	365	C2.01.B.3: Fixed Fee (Based on FEMA fee Curve)
	ii. High Pressure line	\$41,756.00	270	C2.01.B.3: Fixed Fee (Based on FEMA fee Curve)
	d. Construction Phase (20%)			
	i. Gas Distribution	\$250,540.00	695	C2.01.B.3: Fixed Fee (Based on FEMA fee Curve)
	ii. High Pressure Line	\$167,026.00	540	C2.01.B.3: Fixed Fee (Based on FEMA fee Curve)
	TOTAL COMPENSATION (lines 1.a-d)	\$2,087,830.00		
	2. Additional Services			
	a. Surveying hourly allowance not to exceed (Preliminary Phase)	\$1,135,639.00****	-	C2.01.B.2: Standard Hourly Rates
	b. Aerial Topography hourly allowance not to exceed(Lidar)	\$350,000.00	-	C2.01.B.2: Standard Hourly Rates
	c. Construction Staking hourly allowance not to exceed	\$92,819.00 ****	-	C2.01.B.2: Standard Hourly Rates
	d. Wetland Delineation hourly allowance not to exceed	\$180,000.00***	-	C2.01.B.2: Standard Hourly Rates
	e. USACOE/T.X.D.OT. Permitting Hourly not to exceed	\$245,000.00***	-	C2.01.B.2: Standard Hourly Rates
	f. Additional Construction Phase Services (Hourly)	\$250,000 ****	-	C2.01.B.2: Standard Hourly Rates
	TOTAL COMPENSATION (lines 2.a-f)	\$2,253,458.00		

*Days from Authorization.

**Basis of Compensation from Exhibit C, Article 2, of the Agreement.

***Amendment 1 deducts \$70,000 from the 2.d budget and adds \$70,000 to the 2.e budget.

**** Amendment 2 deducts \$400,000 from 2.c budget and adds \$150,000 to 2.a and adds 2.f Additional Construction Phase Services (Hourly) \$250,000.

There is no change to the overall task order amount.

4. Terms and Conditions

Execution of this Task Order by Owner and Engineer shall make it subject to the terms and conditions of the Agreement (as modified above), which Agreement is incorporated by this reference. Engineer is authorized to begin performance upon its receipt of a copy of this Task Order signed by Owner.

The Effective Date of this Task Order is July 24, 2024

OWNER:

By: _____

Print Name: _____

Title: _____

ENGINEER:

By:  _____

Print Name: D. Scott Jones, P.E,

Title: President

SCHEDULE OF RATES - 2025

Engineering	Hourly Rates	Surveying	Hourly Rates
Engineering Tech I	\$ 75.00	Survey Tech I	\$ 80.00
Engineering Tech II	\$ 95.00	Survey Tech II	\$ 100.00
Engineering Tech III	\$ 125.00	Survey Tech III	\$ 130.00
Engineering Design Tech I	\$ 135.00	GIS Specialist	\$ 130.00
Engineering Design Tech II	\$ 145.00	Platting Specialist	\$ 145.00
Engineering Design Tech III	\$ 160.00		
Engineer I	\$ 130.00	Surveyor I (SIT)	\$ 105.00
Engineer II	\$ 140.00	Surveyor II (SIT)	\$ 130.00
Engineer III	\$ 155.00	Surveyor III (RPLS)	\$ 150.00
Engineer IV	\$ 170.00	Surveyor IV (RPLS)	\$ 260.00
Engineer V	\$ 215.00		
Engineer VI	\$ 250.00	Survey Operations Manager	\$ 155.00
Engineer VII	\$ 285.00	1-Men Field Crew *	\$ 105.00
Engineer VIII	\$ 295.00	2-Men Field Crew *	\$ 185.00
Principal/Engineer	\$ 300.00	3-Men Field Crew *	\$ 265.00
Sr. Administrative Asst	\$ 125.00	Utility Vehicle/ATV	\$ 150.00 Per day
Survey Administrative Asst	\$ 110.00		
Administrative Asst	\$ 105.00		
Print Clerk	\$ 65.00		
Resident Inspector	\$ 140.00		

E.I.T. - Engineer in Training

P.E. - Registered Professional Engineer

S.I.T. - Surveyor in Training

R.P.L.S - Registered Professional Land Surveyor

• When Robotics are used on projects, it will be billed as an additional crew member.

For services in court providing expert testimony, depositions or courtroom testimony, time spent will be billed at 150% of hourly rate plus travel and per diem as applicable.

EXPENSES:

Travel Expenses - mileage (other than rental car beyond a 30-mile radius from office) at applicable IRS standard mileage rate. In-house Reproduction - at prevailing commercial rates

Outside consultants and technical services - at cost

All other expenses - at cost

When it becomes necessary for an employee to remain overnight the following fees will apply:

- Lodging will be billed to the client at cost
- Applicable per day per diem fees

BILLINGS/PAYMENTS

Invoices for UE's services shall be submitted, at UE option, either upon completion of such services or on a monthly basis. Invoices shall be payable upon receipt and are considered late 30 days after the invoice date. When Clients have multiple open invoices, payments will be applied to the oldest invoice(s) first. If the invoice is not paid within 30 days, UE may, without waiving any claim or right against the Client, and without liability whatsoever to the Client, terminate the performance of the service. Retainers shall be credited on the final invoice.

These rates are subject to periodic review and change. Proper notification will be given of any rate schedule changes as they may become necessary. Rates are typically adjusted annually.

City of Port Aransas City-Wide Gas Project CA & Survey support services for Installation of approximately 600 services and 60 tie-ins Hourly Breakdown for Task Order 16, Contract Amendment No. 2						
June 13, 2025 Urban Project No.: 6100-B9-01 / 10215 Douglas H. Lawrence, PE						
Items	Scope Item / Classification	Engineer VII	Engineer IV	GIS Specialist	Administrative Assistant	Line Hours
	ADDITIONAL CONSTRUCTION PHASE SERVICES (Approximate 10-Month Duration)					
1	Project Management and Engineering Support	315	885		80	1280
3	SURVEYING HOURLY ALLOWANCE (Approximate 10-Month Duration)					
4	GIS Mapping / Construction Observation			1150		1150
	Sub-Total Classification Hours	315	885	1150	80	2430
	Billing Rates	\$ 285.00	\$ 170.00	\$ 130.00	\$ 125.00	
	Sub-Total Fees	\$ 89,775.00	\$ 150,450.00	\$ 149,500.00	\$ 10,000.00	\$ 399,725.00
NOTES:						
1	Project Manager's oversight and staff direction, final review and approval of submittals, pay applications, and RFI's. Assistance with conflict resolution through the RFI process. Scheduled site visits as required. Administrative support for document preparation.					
2	Construction Manager's coordination of scheduled meetings and agenda preparation, submittal & RFI responses, pay application verification, permit verification & coordination. Site visits for installation verification, conflict resolution, and field inspection support					
3	Field Inspector's observation of installed works for compliance with contract documents, daily & weekly field reports, material quantity verification, coordination support					
4	As built documentation, coordination with Field Inspector for site surveying and GIS mapping services					

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council

Subject: Discuss and take action on a Resolution Authorizing The Submission of a Texas General Land Office Grant Application for State Assistance in Cleaning and Maintaining 35,237 Linear Feet of Public Beaches Abutting the Gulf of Mexico and Located Within the City's Jurisdiction for Fiscal Year 2026; Approve Equipment List and Rate Sheet for Fiscal Year 2026; And Authorizing the City Manager to Act as The Executive Officer and Authorized Representative in All Matters Pertaining to The Participation in Said Grant Program.

Meeting: City Council Regular Meeting - Jun 19 2025

Department: Administration

Staff Contact: Darla Honea, Finance Director

BACKGROUND INFORMATION:

The City has participated in the grant program through the General Land Office for many years. It is required for the City Council to approve the hourly equipment rates the City will utilize to bill the grant program.

FINANCIAL IMPACT:

The City receives approximately \$133,000 annually from this grant to assist us with cleaning and maintaining the Beach.

POLICY IMPLICATIONS:

None.

RECOMMENDATION:

Port Aransas City Council motion to approve a Resolution Authorizing The Submission of a Texas General Land Office Grant Application for State Assistance in Cleaning and Maintaining 35,237 Linear Feet of Public Beaches Abutting the Gulf of Mexico and Located Within the City's Jurisdiction for Fiscal Year 2026; Approve Equipment List and Rate Sheet for Fiscal Year 2026 And Authorizing the City Manager to Act as The Executive Officer and Authorized Representative in All Matters Pertaining to The Participation in Said Grant Program.

ATTACHMENTS:

[FY 2026 GLO BMR Resolution](#)
[FY26 BMR Equipment List - Approved](#)

RESOLUTION NO. 2025-R

RESOLUTION OF THE PORT ARANSAS CITY COUNCIL AUTHORIZING THE SUBMISSION OF A TEXAS GENERAL LAND OFFICE GRANT APPLICATION FOR STATE ASSISTANCE IN CLEANING AND MAINTAINING 35,237 LINEAR FEET OF PUBLIC BEACHES ABUTTING THE GULF OF MEXICO AND LOCATED WITHIN THE CITY'S JURISDICTION FOR FISCAL YEAR 2026; APPROVE EQUIPMENT LIST AND RATE SHEET FOR FISCAL YEAR 2026; AND AUTHORIZING THE CITY MANAGER TO ACT AS THE EXECUTIVE OFFICER AND AUTHORIZED REPRESENTATIVE IN ALL MATTERS PERTAINING TO THE PARTICIPATION IN SAID GRANT PROGRAM.

WHEREAS, the Texas General Land Office recognizes that citizens throughout the community and state enjoy the benefits of beach access. Through the Beach Maintenance Reimbursement Fund Program, the Land Office and local governments share in the management responsibility for our state's beaches; and

WHEREAS, this program provides state financial assistance to qualified city and county governments for the purpose of cleaning and maintaining public beaches. The availability of funds for this program is contingent upon appropriations; and

WHEREAS, the Open Beaches Act provides that wherever the public has an easement over private beachfront property, the local government has the duty and responsibility to clean the public beach. Within a city, it is the duty of the city government to clean the beach. Outside the cities, it is the duty of the county. Park land is to be cleaned by the jurisdiction running the park. Local communities are assisted financially by the state through the Beach Maintenance Fund Reimbursement Program; and

WHEREAS, any city or county that borders on the seaward shoreline of the Gulf of Mexico may apply for state assistance for beach cleaning and maintenance. Funds are reimbursed based on actual expenses.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF PORT ARANSAS, TEXAS:

Section 1: The City Manager is hereby authorized to submit application to the General Land Office of the State of Texas for inclusion of the City of Port Aransas in the Beach Cleaning Program attached hereto as "Exhibit I".

Section 2: The City Council authorizes the city manager, to sign all documents associated with said contract agreement.

Section 3: That the City Manager is hereby authorized to receive all payments from the State of Texas under this program and to safeguard such funds.

Section 4: That the City will not commingle the beach user fee revenues with any other City funds and shall be maintained in a separate account referred to as the Beach Maintenance Fund.

Section 5: That the City shall maintain and account for the beach user fee revenues, so that fees collected may be directly traced to expenditures on beach-related services.

Section 6: That the City will supply an adequate number of garbage and litter receptacles for the area of beach receiving State Funding.

Section 7: It is hereby officially found and determined that the meeting at which this resolution is passed is open to the public as required by law, and that public notice of the time, place and purpose of said meeting was given as required.

PASSED and **APPROVED** by the Port Aransas City Council, County of Nueces, State of Texas, on this the 19th day of **JUNE**, 2025.

CITY OF PORT ARANSAS, TEXAS

Wendy Moore, Mayor

ATTEST:

Francisca Nixon, City Secretary

8.L.

BMR Equipment List										
FISCAL YEAR	INVENTORY#	YEAR	MAKE	SPECIFICATION	LIST USED	CODE	LIST DESCRIPTION	RATE	UNIT	IS THE OPERATOR INCLUDED
FY2026	204	2000	Big Tex	Trailer, Utility, 8' Single Axle	TXDOT	3E+05	Trailer, Flat bed utility	\$ 14.25	Hourly	No
FY2026	241	2006	International	Truck, Water, Dump Conversion, 210 HP, GVWR 5100	FEMA	8781	Truck, Water	\$ 61.16	Hourly	No
FY2026	301	2010	N/A	Trailer, Platform, 18' Single Axle/Large	TXDOT	3E+05	TRAILER, TRANSPORT, PLATFORM	\$ 15.75	Hourly	No
FY2026	313	2012	Ford	Truck, Pickup, F-150, 1/2 Ton, 4WD, SS Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	314	2014	Centex	Trailer, Utility- Equipment, Flat Bed, 14', Police	TXDOT	3E+05	Trailer, Flat bed utility	\$ 14.25	Hourly	No
FY2026	323	2013	Ford	Truck, Dump, F-750, 280 HP, 8yd, GVWR 33000	FEMA	8720	Truck, Dump	\$ 55.98	Hourly	No
FY2026	350	2015	John Deere	Tractor, JD-644K, 232 HP, 4.5 CY, 4WD, With Cab, With Front-End Loader	FEMA	8394	Loader, Wheel	\$ 95.09	Hourly	No
FY2026	358	2015	Yamaha	ATV, Golf Cart, 357 CC, Code Enforcement	FEMA	8755	Golf Cart	\$ 4.71	Hourly	No
FY2026	369	2016	Chevrolet	Truck, Pickup, Silverado 1500, 1/2 Ton, 2WD, Reg Cab, GVWR 6200	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	373	2013	BeachTech	Rake, 2800, Beach Cleaner	FEMA	8638	Rake	\$ 19.55	Hourly	No
FY2026	375	2016	Dodge	Truck, Police, SUV, Durango, 1/2 Ton, 4WD, GVWR 7100, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	376	2016	EZ-GO	ATV, Golf Cart, 357 CC, PD	FEMA	8755	Golf Cart	\$ 4.71	Hourly	No
FY2026	386	2017	Chevrolet	Truck, Pickup, Silverado 1500, 1/2 Ton, 2WD, Reg Cab, GVWR 6200	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	388	2017	John Deere	Tractor, JD-644K, 232 HP, 4.5 CY, 4WD, With Cab, With Front-End Loader	FEMA	8394	Loader, Wheel	\$ 95.09	Hourly	No
FY2026	417	2017	Kubota	Loader, Skid-Steer, SSV75, 74.3 HP, With Cage, With Front-End Debris Grapple Ag GRD82	FEMA	8542	Loader, Skid-Steer	\$ 78.88	Hourly	No
FY2026	421	2018	Chevrolet	Tahoe, SUV, 4WD, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	422	2018	Ford	Truck, Vacuum, F-550, 288 HP, 2WD, GVWR 19,500	FEMA	8717	Truck, Vacuum	\$ 95.06	Hourly	No
FY2026	440	2018	Ford	SUV, Police, Explorer AMD, 1/2 Ton, 4x2, Full Police Package	FEMA	8074	Automobile, Police	\$ 22.91	Hourly	No
FY2026	441	2018	Ford	Truck, Pickup, F-350, 1 Ton, 4WD, Crewcab, GVWR 14000	FEMA	8808	Truck, Pickup	\$ 31.81	Hourly	No
FY2026	443	2018	Chevrolet	Truck, Pickup, Silverado 1500, 1/2 Ton, 4WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	444	2018	Chevrolet	Truck, Pickup, Silverado 1500, 1/2 Ton, 4WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	447	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Super Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 19.89	Hourly	No
FY2026	448	2018	Ford	Truck, Police, Pickup, F-150, 1/2 Ton, 4WD, Crew Cab, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	449	2018	Ford	Truck, Police, Pickup, F-150, 1/2 Ton, 4WD, Crew Cab, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	450	2018	Ford	Truck, Pickup, F-250, 3/4 Ton, 4WD, GVWR 8800	FEMA	8807	Truck, Pickup	\$ 27.78	Hourly	No
FY2026	451	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	452	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	453	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	454	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	455	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	456	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	457	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	458	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	459	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	460	2018	Ford	Truck, Pickup, F-150, 1/2 Ton, 2WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	466	2018	Ford	Truck, Dump, F-350, 1 Ton, 350 HP, 8 CY, GVWR 33000	FEMA	8720	Truck, Dump	\$ 55.98	Hourly	No
FY2026	471	2019	John Deere	Grader, Motor, JD-672GP, 185 HP, 16' Blade	FEMA	8332	Grader	#####	Hourly	No
FY2026	472	2019	John Deere	Tractor, JD 310SL, Backhoe with Cab, 4WD Ext	FEMA	8573	Backhoe	\$ 98.35	Hourly	No
FY2026	473	2019	Ford	SUV, Police, Explorer AMD, 1/2 Ton, AWD, Full Police Package	FEMA	8074	Automobile, Police	\$ 22.91	Hourly	No
FY2026	474	2019	John Deere	Tractor, JD-624L, 186 HP, 3.5 CY, 4WD, With Cab, With Front-End Loader	FEMA	8393	Loader, Wheel	\$ 76.62	Hourly	No
FY2026	476	2019	Ford	SUV, Police, Explorer AMD, 1/2 Ton, AWD, Full Police Package	FEMA	8074	Automobile, Police	\$ 22.91	Hourly	No
FY2026	479	2019	Kubota	Tractor, L390HST, 36 HP, Diesel Tractor, 4WD, Hydrostatic Transmission	FEMA	8401	Loader, Tractor, Wheel	\$ 62.62	Hourly	No
FY2026	480	2019	John Deere	Tractor, JD 310SL, Backhoe with Cab, 4WD Ext	FEMA	8573	Backhoe	\$ 98.35	Hourly	No
FY2026	481	2019	John Deere	Grader, Motor, JD-672G, 185 HP, 16' Blade	FEMA	8332	Grader	#####	Hourly	No
FY2026	482	2019	John Deere	Tractor, JD-624L, 232 HP, 4.75 CY, 4WD, With Cab, With Front-End Loader	FEMA	8394	Loader, Wheel	\$ 95.09	Hourly	No
FY2026	483	2019	John Deere	Tractor, JD-624L, 232 HP, 4.75 CY, 4WD, With Cab, With Front-End Loader	FEMA	8394	Loader, Wheel	\$ 95.09	Hourly	No
FY2026	484	2019	John Deere	Tractor, JD-624L, 232 HP, 4.75 CY, 4WD, With Cab, With Front-End Loader	FEMA	8394	Loader, Wheel	\$ 95.09	Hourly	No
FY2026	486	2020	Freightliner	Truck, Dump, 250 HP, 8yd, GVWR 33000	FEMA	8720	Truck, Dump	\$ 55.98	Hourly	No
FY2026	487	2020	Freightliner	Truck, Dump, 250 HP, 8yd, GVWR 33000	FEMA	8720	Truck, Dump	\$ 55.98	Hourly	No
FY2026	491	2020	Freightliner	Truck, Dump, 250 HP, 8yd, GVWR 33000	FEMA	8720	Truck, Dump	\$ 55.98	Hourly	No
FY2026	492	2020	Freightliner	Truck, Dump, 250 HP, 8yd, GVWR 33000	FEMA	8720	Truck, Dump	\$ 55.98	Hourly	No
FY2026	495	2020	Freightliner	Truck, Garbage, 108SD, 330 HP, AutoSide Loader, 4WD, 22 CY, GVWR 43500	FEMA	8730	Garbage Truck	\$ 61.69	Hourly	No
FY2026	502	2020	Ford	Truck, Pickup, F-150, 1/2 Ton, 4WD, Super Cab, GVWR 6800	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	503	2020	Ford	Truck, Pickup, F-150, 1/2 Ton, 4WD, Super Cab, GVWR 6800	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	504	2020	Ford	Truck, Pickup, F-150, 1/2 Ton, 4WD, Ext Cab, GVWR 6800	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	508	2020	Freightliner	Truck, Water, Dump Conversion, 250 HP, M2106	FEMA	8781	Truck, Water	\$ 61.16	Hourly	No
FY2026	513	2020	Ford	Truck, Pickup, F-150, 1/2 Ton, 4WD, Reg Cab, GVWR 6800	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	514	2020	Ford	Truck, Pickup, F-150, 1/2 Ton, 4WD, Reg Cab, GVWR 6800	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	515	2021	Ford	SUV, Police, Explorer AMD, 1/2 Ton, AWD, Full Police Package	FEMA	8074	Automobile, Police	\$ 22.91	Hourly	No

BMR Equipment List										
FISCAL YEAR	INVENTORY#	YEAR	MAKE	SPECIFICATION	LIST USED	CODE	LIST DESCRIPTION	RATE	UNIT	IS THE OPERATOR INCLUDED
FY2026	533	2022	Chevrolet	Tahoe, SUV, 4WD, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	534	2022	Chevrolet	Tahoe, SUV, 4WD, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	535	2022	Falcon	Trailer, Platform, 20' Dual Axle/Large	TXDOT	3E+05	Trailer, Flat bed utility	\$ 14.25	Hourly	No
FY2026	536	2022	Chevrolet	Tahoe, SUV, 4WD, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	546	2021	Harley D	Harley Davidson, Police Motorcycle	FEMA	8075	Motorcycle, Police	\$ 0.66	Hourly	No
FY2026	550	2023	Chevrolet	Tahoe, SUV, 4WD, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	564	2023	Fischer	Trailer, Platform, 20' Dual Axle/Large	TXDOT	3E+05	Trailer, Flat bed utility	\$ 14.25	Hourly	No
FY2026	565	2024	Chevrolet	Truck, Pickup, 1500, 1/2 Ton, 4WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	566	2024	Chevrolet	Truck, Pickup, 1500, 1/2 Ton, 4WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	567	2024	Chevrolet	Truck, Pickup, 1500, 1/2 Ton, 4WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	568	2024	Chevrolet	Truck, Pickup, 1500, 1/2 Ton, 4WD, Reg Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	573	2024	Chevrolet	Truck, Pickup, 1500, 1/2 Ton, 4WD, Crew Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	575	2024	Dodge	Truck, Pickup, 2500, 3/4 Ton, 4WD	FEMA	8807	Truck, Pickup	\$ 27.78	Hourly	No
FY2026	577	2023	Chevrolet	Tahoe, SUV, 4WD, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	578	2023	Chevrolet	Tahoe, SUV, 4WD, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	579	2023	Chevrolet	Tahoe, SUV, 4WD, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	580	2023	Chevrolet	Tahoe, SUV, 4WD, Full Police Package	FEMA	8073	Automobile, Police	\$ 19.89	Hourly	No
FY2026	593	2024	Chevrolet	Truck, Pickup, 1500, 1/2 Ton, 4WD, Crew Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	594	2024	Chevrolet	Truck, Pickup, 1500, 1/2 Ton, 4WD, Crew Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	595	2024	Chevrolet	Truck, Pickup, 1500, 1/2 Ton, 4WD, Crew Cab, GVWR 6800	FEMA	8801	Truck, Pickup	\$ 16.68	Hourly	No
FY2026	601	2024	Dodge	Truck, Pickup, 2500, 3/4 Ton, 4WD	FEMA	8807	Truck, Pickup	\$ 27.78	Hourly	No
FY2026	603	2023	Falcon	Trailer, Platform, 20' Dual Axle/Large	TXDOT	3E+05	Trailer, Flat bed utility	\$ 14.25	Hourly	No
FY2026	606	2025	Freightliner	Truck, Dump, 300 HP, 10yd, GVWR 33000	FEMA	8721	Truck, Dump	\$ 74.83	Hourly	No
FY2026	608	2025	Falcon	Trailer, Equipment, Tilt Bed/Utility, 14,000 lb Capacity	TXDOT	3E+05	Trailer, Equipment, Tilt Bed/Utility	\$ 14.25	Hourly	No
FY2026	610	2025	John Deere	Tractor, JD-624P, 203 HP, 4.5 CY, 4WD, With Cab, With Front-End Loader	FEMA	8394	Loader, Wheel	\$ 95.09	Hourly	No

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City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council
Subject: Discussion on Hotel Motel Occupancy Tax Audits of Various Taxpayers.
Meeting: City Council Regular Meeting - Jun 19 2025
Department: Administration
Staff Contact: Darla Honea, Finance Director

BACKGROUND INFORMATION:

We have contacted our software company to inquire about them performing audits of various properties. They are still compiling information and I will have some information on costs at meeting. We can perform audits in house as we have the authority to do this. It will just take staff time and resources. Staff is looking for direction from council.

FINANCIAL IMPACT:

Possible cost to the City but also possible revenue recoup

POLICY IMPLICATIONS:

None.

RECOMMENDATION:

Port Aransas City Council give staff direction on Hotel Motel Occupancy Tax Audits.

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council

Subject: Presentation of Finance Monthly Report

Meeting: City Council Regular Meeting - Jun 19 2025

Department: Administration

Staff Contact: Darla Honea, Finance Director

BACKGROUND INFORMATION:

None.

FINANCIAL IMPACT:

None.

POLICY IMPLICATIONS:

None.

RECOMMENDATION:

Presentation of Monthly Report

ATTACHMENTS:

[May 2025 Financials](#)

050-GENERAL FUND

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
TAXES	7,689,273.18	7,241,587.29	(447,685.89)	(5.82)	9,270,700.00	(2,029,112.71)
LICENSES AND PERMITS	1,546,830.75	1,645,389.79	98,559.04	6.37	1,979,500.00	(334,110.21)
INTERGOVERNMENTAL	326,841.55	345,681.96	18,840.41	5.76	610,950.00	(284,108.04)
CHARGES FOR SERVICES	300,721.35	287,504.35	(13,217.00)	(4.40)	452,000.00	(151,278.65)
FINES AND FOREITURES	257,190.75	258,108.74	917.99	0.36	467,000.00	(209,809.25)
OTHER REVENUES	851,353.20	396,642.48	(454,710.72)	(53.41)	1,103,900.00	(252,546.80)
REIMBURSEMENTS	953,600.02	445,934.91	(507,665.11)	(53.24)	1,350,000.00	(396,065.09)
TOTAL REVENUES	11,925,810.80	10,620,849.52	(1,304,961.28)	(10.94)	15,234,050.00	(4,613,200.48)
EXPENDITURES:						
CURRENT:						
CENTRAL OPERATING	862,508.00	635,786.79	(226,721.21)	(26.29)	1,493,575.00	(630,866.21)
MAYOR AND COUNCIL	79,801.58	43,727.00	(36,074.58)	(45.21)	101,000.00	(21,198.42)
MUNICIPAL COURT	130,346.47	147,891.19	17,544.72	13.46	232,750.00	(102,403.53)
CITY ATTORNEY	96,341.76	49,176.34	(47,165.42)	(48.96)	150,500.00	(53,323.66)
ADMINISTRATION	337,812.94	359,072.07	21,259.13	6.29	551,075.00	(213,262.06)
CITY SECRETARY	231,139.95	202,374.99	(28,764.96)	(12.44)	446,610.00	(215,470.05)
FINANCE DEPARTMENT	277,413.66	323,684.43	46,270.77	16.68	478,250.00	(150,835.34)
PARKS & RECREATION	515,002.53	530,005.18	15,002.65	2.91	938,295.00	(423,292.82)
POLICE DEPARTMENT	3,466,972.98	3,704,002.74	237,029.76	6.84	7,025,060.00	(3,558,087.02)
FIRE DEPARTMENT	300,579.98	750,439.91	449,859.93	149.66	1,243,300.00	(492,860.09)
EMERGENCY MEDICAL	1,056,906.70	1,231,935.24	175,028.54	16.56	2,124,165.00	(1,067,258.30)
PUBLIC WORKS	644,087.02	780,612.76	136,525.74	21.20	2,038,550.00	(1,394,462.28)
INSPECTIONS	437,913.88	177,377.88	(260,536.00)	(59.49)	354,600.00	(83,313.88)
LIBRARY	240,244.79	250,806.01	10,561.22	4.40	392,525.00	(152,278.21)
PUBLIC BUILDINGS	388,041.00	504,940.34	116,899.34	30.13	4,756,080.00	(4,367,039.00)
REGIONAL TRANSIT	140,732.04	154,247.56	13,515.52	9.60	311,450.00	(160,712.44)
PLANNING DEPARTMENT	290,760.19	272,168.34	(18,591.85)	(6.39)	426,525.00	(135,756.66)
INFORMATION TECHNOLOGY	456,606.24	423,924.05	(32,682.19)	(7.16)	831,775.00	(374,870.95)
OPERATING TRANSFERS	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL EXPENDITURES	9,953,211.71	10,542,172.82	588,961.11	5.92	23,896,085.00	(13,353,912.18)
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	1,972,599.09	78,676.70	(1,893,922.39)	(96.01)	(8,662,035.00)	(8,740,711.70)
BEGINNING FUND BALANCE	18,246,069.52	14,651,067.53				
FUND BALANCE	20,218,668.61	14,729,744.23				

040-DEBT SERVICE FUND
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024 Y-T-D ACTUAL	2024-2025 Y-T-D ACTUAL	INCREASE/ (DECREASE)	PERCENT CHANGE	CURRENT BUDGET	BUDGET VARIANCE
REVENUES:						
Tax Notes	4,226,766.18	5,434,977.16	1,208,210.98	28.58	5,220,400.00	214,577.16
Other Revenue	31,012.59	18,330.24	(12,682.35)	(40.89)	50,000.00	(31,669.76)
Transfers	<u>830,212.00</u>	<u>0.00</u>	<u>(830,212.00)</u>	<u>(100.00)</u>	<u>1,143,575.00</u>	<u>(1,143,575.00)</u>
TOTAL REVENUES	<u>5,087,990.77</u>	<u>5,453,307.40</u>	<u>365,316.63</u>	<u>7.18</u>	<u>6,413,975.00</u>	<u>(960,667.60)</u>
EXPENDITURES:						
CURRENT:						
MUNICIPAL DEBT SERVICE	<u>5,117,215.36</u>	<u>5,724,499.64</u>	<u>607,284.28</u>	<u>11.87</u>	<u>6,365,780.00</u>	<u>(641,280.36)</u>
TOTAL EXPENDITURES	<u>5,117,215.36</u>	<u>5,724,499.64</u>	<u>607,284.28</u>	<u>11.87</u>	<u>6,365,780.00</u>	<u>(641,280.36)</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>(29,224.59)</u>	<u>(271,192.24)</u>	<u>(241,967.65)</u>	<u>827.96</u>	<u>48,195.00</u>	<u>(319,387.24)</u>
BEGINNING FUND BALANCE	<u>385,744.38</u>	<u>283,226.00</u>				
FUND BALANCE	<u>356,519.79</u>	<u>12,033.76</u>				
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055-COURT TECHNOLOGY
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
FINES & FORFEITURES	7,452.54	6,556.81	(895.73)	(12.02)	14,500.00	(7,943.19)
INTEREST REVENUE	<u>770.25</u>	<u>610.47</u>	(159.78)	(20.74)	<u>750.00</u>	(139.53)
TOTAL REVENUES	<u>8,222.79</u>	<u>7,167.28</u>	(1,055.51)	(12.84)	<u>15,250.00</u>	(8,082.72)
EXPENDITURES:						
CURRENT:						
Municipal Court	<u>6,992.97</u>	<u>4,880.14</u>	(2,112.83)	(30.21)	<u>43,200.00</u>	(38,319.86)
TOTAL EXPENDITURES	<u>6,992.97</u>	<u>4,880.14</u>	(2,112.83)	(30.21)	<u>43,200.00</u>	(38,319.86)
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>1,229.82</u>	<u>2,287.14</u>	<u>1,057.32</u>	85.97 (	<u>27,950.00)</u>	<u>30,237.14</u>
BEGINNING FUND BALANCE	<u>23,650.49</u>	<u>30,157.75</u>				
FUND BALANCE	24,880.31	32,444.89				
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056-COURT SECURITY
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
FINES & FORFEITURES	8,895.14	7,619.93	(1,275.21)	(14.34)	15,000.00	(7,380.07)
INTEREST REVENUE	<u>1,640.38</u>	<u>1,240.73</u>	(399.65)	(24.36)	<u>2,000.00</u>	(759.27)
TOTAL REVENUES	<u>10,535.52</u>	<u>8,860.66</u>	(1,674.86)	(15.90)	<u>17,000.00</u>	(8,139.34)
EXPENDITURES:						
CURRENT:						
Municipal Court	<u>2,290.00</u>	<u>2,495.80</u>	<u>205.80</u>	<u>8.99</u>	<u>55,825.00</u>	(53,329.20)
TOTAL EXPENDITURES	<u>2,290.00</u>	<u>2,495.80</u>	<u>205.80</u>	<u>8.99</u>	<u>55,825.00</u>	(53,329.20)
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>8,245.52</u>	<u>6,364.86</u>	(1,880.66)	(22.81)	<u>38,825.00</u>	<u>45,189.86</u>
BEGINNING FUND BALANCE	<u>39,635.50</u>	<u>55,522.90</u>				
FUND BALANCE	<u>47,881.02</u>	<u>61,887.76</u>				
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057-YOUTH DIVERSION FUND
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
TOTAL REVENUES	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
EXPENDITURES:						
CURRENT:						
TOTAL EXPENDITURES	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
BEGINNING FUND BALANCE	<u>0.00</u>	<u>0.00</u>				
FUND BALANCE	<u>0.00</u>	<u>0.00</u>				
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075-NATURE PRESERVE PROJECT
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
Tax Notes	0.00	0.00	0.00	0.00	0.00	0.00
Grants	111,628.19	56,357.83	(55,270.36)	(49.51)	1,559,000.00	(1,502,642.17)
Donations	5,000.00	5,371.00	371.00	7.42	0.00	5,371.00
Other Revenue	2,240.79	532.56	(1,708.23)	(76.23)	500.00	32.56
Miscellaneous Revenue	<u>288,941.98</u>	<u>243,255.67</u>	<u>(45,686.31)</u>	<u>(15.81)</u>	<u>1,244,385.00</u>	<u>(1,001,129.33)</u>
TOTAL REVENUES	<u>407,810.96</u>	<u>305,517.06</u>	<u>(102,293.90)</u>	<u>(25.08)</u>	<u>2,803,885.00</u>	<u>(2,498,367.94)</u>
EXPENDITURES:						
CURRENT:						
Supplies & Services	291,643.88	414,799.04	123,155.16	42.23	912,935.00	(498,135.96)
	0.00	0.00	0.00	0.00	0.00	0.00
Grants	<u>123,282.24</u>	<u>308,652.24</u>	<u>185,370.00</u>	<u>150.36</u>	<u>1,890,950.00</u>	<u>(1,582,297.76)</u>
TOTAL EXPENDITURES	<u>414,926.12</u>	<u>723,451.28</u>	<u>308,525.16</u>	<u>74.36</u>	<u>2,803,885.00</u>	<u>(2,080,433.72)</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	<u>(7,115.16)</u>	<u>(417,934.22)</u>	<u>(410,819.06)</u>	<u>5,773.86</u>	<u>0.00</u>	<u>(417,934.22)</u>
BEGINNING FUND BALANCE	<u>251,572.68</u>	<u>179,886.70</u>				
FUND BALANCE	<u>244,457.52</u>	<u>(238,047.52)</u>				
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100-HOTEL MOTEL

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
HOTEL MOTEL TAXES	1,516,556.43	1,670,711.24	154,154.81	10.16	4,656,310.00	(2,985,598.76)
OTHER REVENUE	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL REVENUES	<u>1,516,556.43</u>	<u>1,670,711.24</u>	<u>154,154.81</u>	<u>10.16</u>	<u>4,656,310.00</u>	<u>(2,985,598.76)</u>
EXPENDITURES:						
CURRENT:						
Chamber	<u>1,404,292.38</u>	<u>1,381,758.02</u>	<u>(22,534.36)</u>	<u>(1.60)</u>	<u>4,656,310.00</u>	<u>(3,274,551.98)</u>
TOTAL EXPENDITURES	<u>1,404,292.38</u>	<u>1,381,758.02</u>	<u>(22,534.36)</u>	<u>(1.60)</u>	<u>4,656,310.00</u>	<u>(3,274,551.98)</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	<u>112,264.05</u>	<u>288,953.22</u>	<u>176,689.17</u>	<u>157.39</u>	<u>0.00</u>	<u>288,953.22</u>
BEGINNING FUND BALANCE	<u>131,811.80</u>	<u>59.69</u>				
FUND BALANCE	<u>244,075.85</u>	<u>289,012.91</u>				
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110-HOTEL/MOTEL SPECIAL REV.
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
HOTEL MOTEL TAXES	1,777,775.27	1,670,711.23	(107,064.04)	(6.02)	4,656,330.00	(2,985,618.77)
OTHER REVENUE	<u>503,553.00</u>	<u>240,713.35</u>	(262,839.65)	(52.20)	<u>300,000.00</u>	(59,286.65)
TOTAL REVENUES	<u>2,281,328.27</u>	<u>1,911,424.58</u>	(369,903.69)	(16.21)	<u>4,956,330.00</u>	(3,044,905.42)
EXPENDITURES:						
CURRENT:						
Supplies and Services	1,322,882.60	639,559.02	(683,323.58)	(51.65)	3,263,265.00	(2,623,705.98)
Transfer to Proposed Pro	3,040,273.98	243,255.67	(2,797,018.31)	(92.00)	9,587,885.00	(9,344,629.33)
TAX NOTE PAYMENT	<u>227,600.00</u>	<u>0.00</u>	(227,600.00)	(100.00)	<u>231,200.00</u>	(231,200.00)
TOTAL EXPENDITURES	<u>4,590,756.58</u>	<u>882,814.69</u>	(3,707,941.89)	(80.77)	<u>13,082,350.00</u>	(12,199,535.31)
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	(2,309,428.31)	<u>1,028,609.89</u>	<u>3,338,038.20</u>	(144.54)	(8,126,020.00)	<u>9,154,629.89</u>
BEGINNING FUND BALANCE	<u>12,195,505.47</u>	<u>9,636,905.03</u>				
FUND BALANCE	<u>9,886,077.16</u>	<u>10,665,514.92</u>				
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115-FACILITY FUND

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
Hotel Motel Tax	253,225.16	257,032.49	3,807.33	1.50	716,360.00	(459,327.51)
Interest	93,478.81	54,600.76	(38,878.05)	(41.59)	90,000.00	(35,399.24)
Transfers	0.00	0.00	0.00	0.00	3,700,000.00	(3,700,000.00)
TOTAL REVENUES	<u>346,703.97</u>	<u>311,633.25</u>	<u>(35,070.72)</u>	<u>(10.12)</u>	<u>4,506,360.00</u>	<u>(4,194,726.75)</u>
EXPENDITURES:						
CURRENT:						
Tourist Facility Maint	<u>309,659.39</u>	<u>757,489.60</u>	<u>447,830.21</u>	<u>144.62</u>	<u>6,632,100.00</u>	<u>(5,874,610.40)</u>
TOTAL EXPENDITURES	<u>309,659.39</u>	<u>757,489.60</u>	<u>447,830.21</u>	<u>144.62</u>	<u>6,632,100.00</u>	<u>(5,874,610.40)</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>37,044.58</u>	<u>(445,856.35)</u>	<u>(482,900.93)</u>	<u>(1,303.57)</u>	<u>(2,125,740.00)</u>	<u>1,679,883.65</u>
BEGINNING FUND BALANCE	<u>2,019,326.57</u>	<u>2,149,395.46</u>				
FUND BALANCE	<u>2,056,371.15</u>	<u>1,703,539.11</u>				
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10.

150-BEACH FUND

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
HOTEL MOTEL TAXES	1,126,681.67	1,180,290.59	53,608.92	4.76	2,900,000.00	(1,719,709.41)
BEACH PARKING PERMITS	288,357.93	228,914.65	(59,443.28)	(20.61)	1,300,000.00	(1,071,085.35)
INTERGOVERNMENTAL	163,448.09	121,031.57	(42,416.52)	(25.95)	329,000.00	(207,968.43)
OTHER REVENUE	315,314.02	176,858.78	(138,455.24)	(43.91)	200,000.00	(23,141.22)
TRANSFERS	0.00	0.00	0.00	0.00	879,500.00	(879,500.00)
TOTAL REVENUES	<u>1,893,801.71</u>	<u>1,707,095.59</u>	<u>(186,706.12)</u>	<u>(9.86)</u>	<u>5,608,500.00</u>	<u>(3,901,404.41)</u>
EXPENDITURES:						
CURRENT:						
LIFEGUARDS & PERMITS	406,155.51	671,735.58	265,580.07	65.39	2,480,725.00	(1,808,989.42)
PARKING ENFORCEMENT	10,280.38	10,747.28	466.90	4.54	109,215.00	(98,467.72)
BEACH PUBLIC WORKS	1,043,328.51	1,775,015.87	731,687.36	70.13	5,114,621.00	(3,339,605.13)
TRANSFERS TO GEN FD	953,600.02	445,934.91	(507,665.11)	(53.24)	1,350,000.00	(904,065.09)
TRANSFERS TO SANITATION	0.00	0.00	0.00	0.00	60,000.00	(60,000.00)
TOTAL EXPENDITURES	<u>2,413,364.42</u>	<u>2,903,433.64</u>	<u>490,069.22</u>	<u>20.31</u>	<u>9,114,561.00</u>	<u>(6,211,127.36)</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	<u>(519,562.71)</u>	<u>(1,196,338.05)</u>	<u>(676,775.34)</u>	<u>130.26</u>	<u>(3,506,061.00)</u>	<u>2,309,722.95</u>
BEGINNING FUND BALANCE	<u>7,440,480.57</u>	<u>8,286,821.87</u>				
FUND BALANCE	<u>6,920,917.86</u>	<u>7,090,483.82</u>				
	<u>222 288 127 228 282 222 222 222 228 228</u>	<u>222 228 228 228 228 228 228 228 228 228 228</u>				

10.

175-HARBOR FUND

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
HARBOR FEES	0.07	0.21	0.14	200.00	0.00	0.21
HARBOR FEES	896,970.00	866,097.70	(30,872.30)	(3.44)	1,238,450.00	(372,352.30)
OTHER REVENUE	6,249.00	18,311.08	12,062.08	193.02	15,750.00	2,561.08
TRANSFERS	2,751,332.00	0.00	(2,751,332.00)	(100.00)	0.00	0.00
GRANTS	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL REVENUES	<u>3,654,551.07</u>	<u>884,408.99</u>	<u>(2,770,142.08)</u>	<u>(75.80)</u>	<u>1,254,200.00</u>	<u>(369,791.01)</u>
EXPENDITURES:						
CURRENT:						
	1,540,804.39	558,326.64	(982,477.75)	(63.76)	1,279,845.00	(721,518.36)
TRANS TO PROJECTE PROJ	<u>2,776,170.82</u>	<u>50,609.88</u>	<u>(2,725,560.94)</u>	<u>(98.18)</u>	<u>12,650.00</u>	<u>37,959.88</u>
TOTAL EXPENDITURES	<u>4,316,975.21</u>	<u>608,936.52</u>	<u>(3,708,038.69)</u>	<u>(85.89)</u>	<u>1,292,495.00</u>	<u>(683,558.48)</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	<u>(662,424.14)</u>	<u>275,472.47</u>	<u>937,896.61</u>	<u>(141.59)</u>	<u>38,295.00)</u>	<u>313,767.47</u>
BEGINNING FUND BALANCE	<u>13,130,293.03</u>	<u>15,312,125.54</u>				
FUND BALANCE	<u>12,467,868.89</u>	<u>15,587,598.01</u>				
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200-CONSTRUCTION FUND

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
BOND PROCEEDS	14,100,000.00	8,840,000.00	(5,260,000.00)	(37.30)	0.00	8,840,000.00
GRANT PROCEEDS	1,850,536.78	357,717.61	(1,492,819.17)	(80.67)	1,131,756.11	(774,038.50)
OTHER REVENUE	<u>705,420.97</u>	<u>1,120,690.79</u>	<u>415,269.82</u>	<u>58.87</u>	<u>100,000.00</u>	<u>1,020,690.79</u>
TOTAL REVENUES	<u>16,655,957.75</u>	<u>10,318,408.40</u>	<u>(6,337,549.35)</u>	<u>(38.05)</u>	<u>1,231,756.11</u>	<u>9,086,652.29</u>
EXPENDITURES:						
CURRENT:						
BOND FEES	0.00	0.00	0.00	0.00	0.00	0.00
BUILDING PROJECT	18,500.00	2,545,869.00	2,527,369.00	3,661.45	14,000,000.00	(11,454,131.00)
BUILDING PROJECT	0.00	0.00	0.00	0.00	3,434,980.00	(3,434,980.00)
BONDED EQUIPMENT	0.00	0.00	0.00	0.00	0.00	0.00
PROJECTED PROJECTS	4,059,533.50	1,325,123.58	(2,734,409.92)	(67.36)	8,064,306.11	(6,739,182.53)
OPERATING TRANSFERS	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>879,500.00</u>	<u>(879,500.00)</u>
TOTAL EXPENDITURES	<u>4,078,033.50</u>	<u>3,870,992.58</u>	<u>(207,040.92)</u>	<u>(5.08)</u>	<u>26,378,786.11</u>	<u>(22,507,793.53)</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	<u>12,577,924.25</u>	<u>6,447,415.82</u>	<u>(6,130,508.43)</u>	<u>(48.74)</u>	<u>(25,147,030.00)</u>	<u>31,594,445.82</u>
BEGINNING FUND BALANCE	<u>17,016,316.09</u>	<u>28,725,096.63</u>				
FUND BALANCE	<u>29,594,240.34</u>	<u>35,172,512.45</u>				
	<u>29,594,240.34</u>	<u>35,172,512.45</u>				

202-DRAINAGE IMPACT FEES

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
LICENSES AND PERMITS	0.00	46,527.60	46,527.60	0.00	10,000.00	36,527.60
OTHER REVENUE	52.95	781.61	728.66	1,376.13	100.00	681.61
TRANSFERS	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL REVENUES	<u>52.95</u>	<u>47,309.21</u>	<u>47,256.26</u>	<u>9,246.95</u>	<u>10,100.00</u>	<u>37,209.21</u>
EXPENDITURES:						
CURRENT:						
PROJECTED PROJECTS	2,799.14	0.00	(2,799.14)	(100.00)	0.00	0.00
TRANSFERS	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL EXPENDITURES	<u>2,799.14</u>	<u>0.00</u>	<u>(2,799.14)</u>	<u>(100.00)</u>	<u>0.00</u>	<u>0.00</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	(<u>2,746.19</u>)	<u>47,309.21</u>	<u>50,055.40</u>	<u>(1,822.72)</u>	<u>10,100.00</u>	<u>37,209.21</u>
BEGINNING FUND BALANCE	<u>4,892.45</u>	<u>9,605.22</u>				
FUND BALANCE	<u>2,146.26</u>	<u>56,914.43</u>				
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YEAR TO DATE COMPARISON

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207-IMPACT FEES ZONE 2
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
LICENSES AND PERMITS	58,557.06	139,272.76	80,715.70	137.84	75,000.00	64,272.76
OTHER REVENUE	<u>6,202.44</u>	<u>5,948.91</u>	(253.53)	(4.09)	<u>7,500.00</u>	(1,551.09)
TOTAL REVENUES	<u>64,759.50</u>	<u>145,221.67</u>	<u>80,462.17</u>	<u>124.25</u>	<u>82,500.00</u>	<u>62,721.67</u>
EXPENDITURES:						
CURRENT:						
PROJECTED PROJECTS	6,041.81	0.00	(6,041.81)	(100.00)	0.00	0.00
TRANSFERS	<u>69,600.00</u>	<u>0.00</u>	(69,600.00)	(100.00)	<u>72,700.00</u>	(72,700.00)
TOTAL EXPENDITURES	<u>75,641.81</u>	<u>0.00</u>	(75,641.81)	(100.00)	<u>72,700.00</u>	(72,700.00)
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	(10,882.31)	<u>145,221.67</u>	<u>156,103.98</u>	<u>(1,434.47)</u>	<u>9,800.00</u>	<u>135,421.67</u>
BEGINNING FUND BALANCE	<u>158,460.40</u>	<u>200,041.36</u>				
FUND BALANCE	<u>147,578.09</u>	<u>345,263.03</u>				
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210-PARK DEDICATION FEES

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
LICENSES AND PERMITS	37,896.40	73,482.74	35,586.34	93.90	45,000.00	28,482.74
OTHER REVENUE	<u>32,704.82</u>	<u>18,396.27</u>	(14,308.55)	(43.75)	<u>20,000.00</u>	(1,603.73)
TOTAL REVENUES	<u>70,601.22</u>	<u>91,879.01</u>	<u>21,277.79</u>	<u>30.14</u>	<u>65,000.00</u>	<u>26,879.01</u>
EXPENDITURES:						
CURRENT:						
PROJECTED PROJECTS	0.00	0.00	0.00	0.00	0.00	0.00
TRANSFERS	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>780,000.00</u>	(780,000.00)
TOTAL EXPENDITURES	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>780,000.00</u>	(780,000.00)
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	<u>70,601.22</u>	<u>91,879.01</u>	<u>21,277.79</u>	<u>30.14</u>	(715,000.00)	<u>806,879.01</u>
BEGINNING FUND BALANCE	<u>689,819.76</u>	<u>814,601.95</u>				
FUND BALANCE	<u>760,420.98</u>	<u>906,480.96</u>				

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215-STREET MAINTENANCE FUND
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
OTHER REVENUE	31,238.31	17,200.09	(14,038.22)	(44.94)	25,000.00	(7,799.91)
TRANSFERS & REIMBURSEMENT	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL REVENUES	<u>31,238.31</u>	<u>17,200.09</u>	<u>(14,038.22)</u>	<u>(44.94)</u>	<u>25,000.00</u>	<u>(7,799.91)</u>
EXPENDITURES:						
CURRENT:						
PROJECTED PROJECTS	26,692.14	81,319.32	54,627.18	204.66	659,000.00	(577,660.68)
TRANSFERS	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL EXPENDITURES	<u>26,692.14</u>	<u>81,319.32</u>	<u>54,627.18</u>	<u>204.66</u>	<u>659,000.00</u>	<u>(577,660.68)</u>
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	<u>4,546.17</u>	<u>(64,119.23)</u>	<u>(68,665.40)</u>	<u>(1,510.40)</u>	<u>(634,000.00)</u>	<u>569,880.77</u>
BEGINNING FUND BALANCE	<u>821,231.66</u>	<u>834,238.49</u>				
FUND BALANCE	<u>825,777.83</u>	<u>770,119.26</u>				
	<u>22 82 828 828 828 828 828 828 828 828</u>	<u>22 82 828 828 828 828 828 828 828 828</u>				

225-RECREATIONAL DEVELOPMENT
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
TAX REVENUE	607,058.91	625,442.12	18,383.21	3.03	1,313,600.00	(688,157.88)
INTERGOVERNMENTAL	0.00	35,000.00	35,000.00	0.00	263,600.00	(228,600.00)
OTHER REVENUE	73,112.65	70,874.97	(2,237.68)	(3.06)	97,250.00	(26,375.03)
TRANSFERS & REIMBURSEMENT	0.00	0.00	0.00	0.00	4,744,500.00	(4,744,500.00)
TOTAL REVENUES	<u>680,171.56</u>	<u>731,317.09</u>	<u>51,145.53</u>	<u>7.52</u>	<u>6,418,950.00</u>	<u>(5,687,632.91)</u>
EXPENDITURES:						
CURRENT:						
	857,400.98	2,931,936.74	2,074,535.76	241.96	6,511,210.00	(3,579,273.26)
	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
TOTAL EXPENDITURES	<u>857,400.98</u>	<u>2,931,936.74</u>	<u>2,074,535.76</u>	<u>241.96</u>	<u>6,511,210.00</u>	<u>(3,579,273.26)</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	(177,229.42)	(2,200,619.65)	(2,023,390.23)	1,141.68	(92,260.00)	(2,108,359.65)
BEGINNING FUND BALANCE	<u>1,374,039.24</u>	<u>1,574,048.91</u>				
FUND BALANCE	1,196,809.82	(626,570.74)				
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250-GAS UTILITY FUND

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
GRANTS	144.18	182.70	38.52	26.72	0.00	182.70
NATURAL GAS SALES	1,147,071.69	1,279,776.19	132,704.50	11.57	1,565,500.00	(285,723.81)
OTHER REVENUES	32,929.61	9,207.57	(23,722.04)	(72.04)	42,000.00	(32,792.43)
TRANSFERS	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL REVENUES	<u>1,180,145.48</u>	<u>1,289,166.46</u>	<u>109,020.98</u>	<u>9.24</u>	<u>1,607,500.00</u>	<u>(318,333.54)</u>
EXPENDITURES:						
CURRENT:						
GAS DEPARTMENT	816,689.06	1,721,123.22	904,434.16	110.74	4,720,600.00	(2,999,476.78)
TRANSFERS	0.00	0.00	0.00	0.00	0.00	0.00
GAS PURCHASE	<u>304,337.21</u>	<u>431,428.98</u>	<u>127,091.77</u>	<u>41.76</u>	<u>439,000.00</u>	<u>(7,571.02)</u>
TOTAL EXPENDITURES	<u>1,121,026.27</u>	<u>2,152,552.20</u>	<u>1,031,525.93</u>	<u>92.02</u>	<u>5,159,600.00</u>	<u>(3,007,047.80)</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	<u>59,119.21</u>	<u>(863,385.74)</u>	<u>(922,504.95)</u>	<u>(1,560.41)</u>	<u>(3,552,100.00)</u>	<u>2,688,714.26</u>
BEGINNING FUND BALANCE	<u>18,523,020.85</u>	<u>25,270,674.46</u>				
FUND BALANCE	<u>18,582,140.06</u>	<u>24,407,288.72</u>				
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255-SANITATION FUND

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
GRANTS	307.96	418.91	110.95	36.03	0.00	418.91
UTILITY ACCOUNTS	1,098,052.68	1,213,483.98	115,431.30	10.51	2,868,750.00	(1,655,266.02)
OTHER REVENUES	6,748.82	733.61	(6,015.21)	(89.13)	5,000.00	(4,266.39)
TRANSFERS	0.00	0.00	0.00	0.00	60,000.00	(60,000.00)
TOTAL REVENUES	<u>1,105,109.46</u>	<u>1,214,636.50</u>	<u>109,527.04</u>	<u>9.91</u>	<u>2,933,750.00</u>	<u>(1,719,113.50)</u>
EXPENDITURES:						
CURRENT:						
SANITATION DEPARTMENT	952,873.74	1,189,356.63	236,482.89	24.82	3,009,775.00	(1,820,418.37)
TRANSFERS	0.00	0.00	0.00	0.00	0.00	0.00
DEPRECIATION	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL EXPENDITURES	<u>952,873.74</u>	<u>1,189,356.63</u>	<u>236,482.89</u>	<u>24.82</u>	<u>3,009,775.00</u>	<u>(1,820,418.37)</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	<u>152,235.72</u>	<u>25,279.87</u>	<u>(126,955.85)</u>	<u>(83.39)</u>	<u>(76,025.00)</u>	<u>101,304.87</u>
BEGINNING FUND BALANCE	<u>276,161.44</u>	<u>422,662.00</u>				
FUND BALANCE	<u>428,397.16</u>	<u>447,941.87</u>				
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997-COVID - 19

YEAR TO DATE COMPARISON

MAY 31ST, 2025

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
Grants	0.00	0.00	0.00	0.00	0.00	0.00
Grants	0.00	0.00	0.00	0.00	0.00	0.00
Interest	9,021.84	6,742.75	(2,279.09)	(25.26)	0.00	6,742.75
TOTAL REVENUES	9,021.84	6,742.75	(2,279.09)	(25.26)	0.00	6,742.75
EXPENDITURES:						
CURRENT:						
BEACH SERVICES	0.00	0.00	0.00	0.00	0.00	0.00
CENTRAL OPERATING	0.00	0.00	0.00	0.00	0.00	0.00
MAYOR AND COUNCIL	0.00	0.00	0.00	0.00	0.00	0.00
CITY SECRETARY	0.00	0.00	0.00	0.00	0.00	0.00
FINANCE DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00
PARKS & RECREATION	0.00	0.00	0.00	0.00	0.00	0.00
POLICE DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00
EMERGENCY MEDICAL	0.00	0.00	0.00	0.00	0.00	0.00
PUBLIC WORKS	0.00	0.00	0.00	0.00	0.00	0.00
GAS UTILITY DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL EXPENDITURES	0.00	0.00	0.00	0.00	0.00	0.00
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	9,021.84	6,742.75	(2,279.09)	(25.26)	0.00	6,742.75
BEGINNING FUND BALANCE	300,389.06	313,547.45				
FUND BALANCE	309,410.90	320,290.20				

998-WINTER STORM URI
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
Grants	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL REVENUES	0.00	0.00	0.00	0.00	0.00	0.00
EXPENDITURES:						
CURRENT:						
BEACH SERVICES	0.00	3,055.00	3,055.00	0.00	0.00	3,055.00
CENTRAL OPERATING	0.00	0.00	0.00	0.00	0.00	0.00
PARKS & RECREATION	0.00	0.00	0.00	0.00	0.00	0.00
POLICE DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00
PUBLIC WORKS	0.00	0.00	0.00	0.00	0.00	0.00
PUBLIC BUILDINGS	0.00	0.00	0.00	0.00	0.00	0.00
GAS UTILITY DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL EXPENDITURES	0.00	3,055.00	3,055.00	0.00	0.00	3,055.00
EXCESS OF REVENUES OVER (UNDER) EXPENDITURES	0.00	(3,055.00)	(3,055.00)	0.00	0.00	(3,055.00)
BEGINNING FUND BALANCE	2,458.72	(63,116.64)				
FUND BALANCE	2,458.72	(66,171.64)				
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999-HURRICANE HARVEY
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
REVENUES:						
Insurance - Fleet	0.00	0.00	0.00	0.00	0.00	0.00
Grants	2,261,552.75	2,457,417.26	195,864.51	8.66	0.00	2,457,417.26
Grants	4,926.55	0.00	(4,926.55)	(100.00)	0.00	0.00
Grants	0.00	0.00	0.00	0.00	0.00	0.00
Interest Earned	1,922,838.40	754,051.11	(1,168,787.29)	(60.78)	0.00	754,051.11
Insurance - Buildings	0.00	0.00	0.00	0.00	0.00	0.00
Grants HMGP	0.00	0.00	0.00	0.00	0.00	0.00
Transfers	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL REVENUES	<u>4,189,317.70</u>	<u>3,211,468.37</u>	<u>(977,849.33)</u>	<u>(23.34)</u>	<u>0.00</u>	<u>3,211,468.37</u>
EXPENDITURES:						
CURRENT:						
EMERGENCY PROTECTIVE	184,786.15	172,809.79	(11,976.36)	(6.48)	0.00	172,809.79
CENTRAL OPERATING	0.00	0.00	0.00	0.00	0.00	0.00
STREETS	0.00	0.00	0.00	0.00	0.00	0.00
DEBRIS MANAGEMENT	0.00	0.00	0.00	0.00	0.00	0.00
CITY ATTORNEY	0.00	0.00	0.00	0.00	0.00	0.00
CITY SECRETARY	0.00	0.00	0.00	0.00	0.00	0.00
FINANCE DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00
PARKS & RECREATION	45,785.95	684,957.78	639,171.83	1,396.00	0.00	684,957.78
POLICE DEPARTMENT	4,569,739.15	1,812,152.28	(2,757,586.87)	(60.34)	0.00	1,812,152.28
FIRE DEPARTMENT	646,463.36	2,695,837.31	2,049,373.95	317.01	0.00	2,695,837.31
EMERGENCY MEDICAL	0.00	0.00	0.00	0.00	0.00	0.00
PUBLIC WORKS	17,375.00	374,057.45	356,682.45	2,052.85	0.00	374,057.45
LIBRARY	0.00	0.00	0.00	0.00	0.00	0.00
MUNICIPAL HARBOR	7,520.00	968.20	(6,551.80)	(87.13)	0.00	968.20
PUBLIC BUILDINGS	0.00	0.00	0.00	0.00	0.00	0.00
GAS UTILITY DEPARTMENT	4,427,999.20	923,772.84	(3,504,226.36)	(79.14)	0.00	923,772.84
PLANNING DEPARTMENT	0.00	0.00	0.00	0.00	0.00	0.00
DEBT SERVICE	0.00	0.00	0.00	0.00	0.00	0.00
INFORMATION TECHNOLOGY	0.00	0.00	0.00	0.00	0.00	0.00
ROADS	0.00	0.00	0.00	0.00	0.00	0.00
ANCEL BRUNDRETTE	0.00	0.00	0.00	0.00	0.00	0.00
AIRPORT	0.00	0.00	0.00	0.00	0.00	0.00
GAS	0.00	0.00	0.00	0.00	0.00	0.00
ROADS	0.00	0.00	0.00	0.00	0.00	0.00
BULKHEAD PROJECTS	1,961,113.12	77,333.75	(1,883,779.37)	(96.06)	0.00	77,333.75
HMGP	691,795.00	0.00	(691,795.00)	(100.00)	0.00	0.00
CHAMBER OF COMMERCE	0.00	0.00	0.00	0.00	0.00	0.00
CDBG	0.00	0.00	0.00	0.00	0.00	0.00
DAC	228,174.34	182,074.82	(46,099.52)	(20.20)	0.00	182,074.82
TRANSFERS	0.00	0.00	0.00	0.00	0.00	0.00
TOTAL EXPENDITURES	<u>12,780,751.27</u>	<u>6,923,964.22</u>	<u>(5,856,787.05)</u>	<u>(45.83)</u>	<u>0.00</u>	<u>6,923,964.22</u>
EXCESS OF REVENUES OVER						
(UNDER) EXPENDITURES	<u>(8,591,433.57)</u>	<u>(3,712,495.85)</u>	<u>4,878,937.72</u>	<u>(56.79)</u>	<u>0.00</u>	<u>(3,712,495.85)</u>
BEGINNING FUND BALANCE						
	<u>1,612,471.30</u>	<u>(1,416,245.84)</u>				

999-HURRICANE HARVEY
MAY 31ST, 2025

YEAR TO DATE COMPARISON

	2023-2024	2024-2025				
	Y-T-D	Y-T-D	INCREASE/	PERCENT	CURRENT	BUDGET
	ACTUAL	ACTUAL	(DECREASE)	CHANGE	BUDGET	VARIANCE
FUND BALANCE	(6,978,962.27)	(5,128,741.69)				
	=====	=====				

POOLED CASH REPORT
AS OF: MAY 31ST, 2025

FUND	ACCOUNT#	ACCOUNT NAME	BEGINNING BALANCE	CURRENT ACTIVITY	CURRENT BALANCE
CLAIM ON CASH					

040-DEBT SERVICE FUND	10110	Claim on Cash	(36,455.56)	65,889.32	29,433.76
050-GENERAL FUND	10110	Claim on Cash	16,123,220.41	(677,040.03)	15,446,180.38
055-COURT TECHNOLOGY	10110	Claim on Cash	31,020.88	1,424.01	32,444.89
056-COURT SECURITY	10110	Claim on Cash	60,460.54	1,427.22	61,887.76
075-NATURE PRESERVE PROJECT	10110	Claim on Cash	(71,077.16)	(186,360.02)	(257,437.18)
100-HOTEL MOTEL	10110	Claim On Cash	444,622.06	(155,987.84)	288,634.22
110-HOTEL/MOTEL SPECIAL REV.	10110	Claim On Cash	10,475,053.77	292,304.04	10,767,357.81
115-FACILITY FUND	10110	Claim on Cash	2,087,681.45	(19,749.62)	2,067,931.83
125-AIRPORT FUND	10110	Claim on Cash	(208,333.41)	9,846.15	(198,487.26)
150-BEACH FUND	10110	Claim On Cash	7,060,407.30	64,028.57	7,124,435.87
175-HARBOR FUND	10110	Claim On Cash	(1,267,312.12)	(9,995.97)	(1,277,308.09)
200-CONSTRUCTION FUND	10110	Claim On Cash	35,028,911.75	150,103.70	35,179,015.45
202-DRAINAGE IMPACT FEES	10110	Claim on Cash	55,787.46	1,126.97	56,914.43
205-IMPACT FEES ZONE 1	10110	Claim on Cash	780,234.75	9,059.45	789,294.20
207-IMPACT FEES ZONE 2	10110	Claim on Cash	341,661.73	3,601.30	345,263.03
210-PARK DEDICATION FEES	10110	Claim on Cash	901,316.21	5,164.75	906,480.96
215-STREET MAINTENANCE FUND	10110	Claim on Cash	785,668.14	(15,548.88)	770,119.26
225-RECREATIONAL DEVELOPMENT	10110	Claim On Cash	(480,000.19)	8,404.88	(471,595.31)
250-GAS UTILITY FUND	10110	Claim On Cash	87,464.06	(213,091.76)	(125,627.70)
255-SANITATION FUND	10110	Claim on Cash	51,218.66	(1,372.70)	49,845.96
997-COVID - 19	10110	Claim on Cash	319,578.55	711.65	320,290.20
998-WINTER STORM URI	10110	Claim on Cash	(66,171.64)	0.00	(66,171.64)
999-HURRICANE HARVEY	10110	Claim on Cash	(4,709,545.42)	(400,166.12)	(5,109,711.54)
TOTAL CLAIM ON CASH			67,795,412.22	(1,066,220.93)	66,729,191.29
			=====	=====	=====

CASH IN BANK - POOLED CASH

010	10110	Pooled Cash - Value Bank	34,778.33	0.00	34,778.33
010	10111	Pooled Cash - American Bank	1,767,368.46	(1,099,197.94)	668,170.52
010	10200	Pooled Texas Class	6,162,393.44	23,112.47	6,185,505.91
010	10210	Logic - 2024 T.A.N.	12,808,580.63	(20,394.92)	12,788,185.71
010	10211	Logic - 2025 C.O.	8,057,548.49	30,263.33	8,087,811.82
010	10321	Pooled Texpool	11,875,179.18	(93,970.02)	11,781,209.16
010	10322	Nature Preserve Project	0.00	0.00	0.00
010	10323	Hotel Motel Fund	13,626,490.27	49,853.44	13,676,343.71
010	10324	Beach Fund - Texpool	2,598,760.07	9,507.73	2,608,267.80
010	10325	Construction Projects	2,182,040.01	7,983.20	2,190,023.21
010	10326	Nature Preserve Investments	0.00	0.00	0.00
010	10327	Hotel Motel Investments	0.00	0.00	0.00
010	10328	Debt Service Fund	7,276,555.72	26,621.78	7,303,177.50
010	10350	CD's & Money Market Fund	1,405,717.62	0.00	1,405,717.62
010	10355	CD's Construction Fund	0.00	0.00	0.00
010	14040	Debt Service Fund	400.00	(400.00)	0.00

POOLED CASH REPORT

AS OF: MAY 31ST, 2025

FUND	ACCOUNT#	ACCOUNT NAME	BEGINNING BALANCE	CURRENT ACTIVITY	CURRENT BALANCE
010	15100	CD Interest Receivable	0.00	0.00	0.00
010	10113	Cash Dep Agreement Sea Oats	0.00	0.00	0.00
SUBTOTAL CASH IN BANK - POOLED CASH			67,795,812.22	(1,066,620.93)	66,729,191.29
WAGES PAYABLE					

010	20400	Wages Payable	0.00	0.00	0.00
SUBTOTAL WAGES PAYABLE			0.00	0.00	0.00
TOTAL CASH IN BANK - POOLED CASH			67,795,812.22	(1,066,620.93)	66,729,191.29
			=====	=====	=====
DUE TO OTHER FUNDS - POOLED CASH					

010	20000	Due to Other Funds	67,795,412.22	(1,066,220.93)	66,729,191.29
TOTAL DUE TO OTHER FUNDS			67,795,412.22	(1,066,220.93)	66,729,191.29
			=====	=====	=====

POOLED CASH REPORT
AS OF: MAY 31ST, 2025

FUND	ACCOUNT#	ACCOUNT NAME	BEGINNING BALANCE	CURRENT ACTIVITY	CURRENT BALANCE
DUE TO POOLED CASH					
040	20300	Accounts Payable (Pending)	400.00	(400.00)	0.00
050	20300	Accounts Payable (Pending)	205,141.37	234,856.35	439,997.72
055	20300	Accounts Payable	0.00	0.00	0.00
056	20300	Accounts Payable	0.00	0.00	0.00
075	20300	Accounts Payable (Pending)	5,329.36	1,798.01	7,127.37
100	20300	Accounts Payable (Pending)	0.00	0.00	0.00
110	20300	Accounts Payable	5,388.73	(3,558.08)	1,830.65
115	20300	Accounts Payable (Pending)	34,040.21	322,279.82	356,320.03
125	20300	Accounts Payable (Pending)	124.30	762.31	886.61
150	20300	Accounts Payable	173,593.81	(128,611.51)	44,982.30
175	20300	Accounts Payable (Pending)	10,397.35	3,529.82	13,927.17
200	20300	Accounts Payable (Pending)	0.00	6,503.00	6,503.00
202	20300	Accounts Payable	0.00	0.00	0.00
205	20300	Accounts Payable	0.00	0.00	0.00
207	20300	Accounts Payable	0.00	0.00	0.00
210	20300	Accounts Payable	0.00	0.00	0.00
215	20300	Accounts Payable	12,012.00	(12,012.00)	0.00
225	20300	Accounts Payable (Pending)	14,743.07	5,034.40	19,777.47
250	20300	Accounts Payable (Pending)	48,877.07	(15,951.00)	32,926.07
255	20300	Accounts Payable	993.06	467.07	1,460.13
397	20300	Accounts Payable (Pending)	0.00	0.00	0.00
398	20300	Accounts Payable (Pending)	0.00	0.00	0.00
399	20300	Accounts Payable (Pending)	86,854.16	(67,824.01)	19,030.15
TOTAL DUE TO POOLED CASH			597,894.49	346,874.18	944,768.67

DUE FROM OTHER FUNDS

010	14040	Debt Service Fund	400.00	(400.00)	0.00
010	14050	General Fund	205,141.37	234,856.35	439,997.72
010	14055	Court Technology Fund	0.00	0.00	0.00
010	14056	Court Security Fund	0.00	0.00	0.00
010	14075	Special Revenue Fund	5,329.36	1,798.01	7,127.37
010	14100	Hotel Motel Fund	0.00	0.00	0.00
010	14110	Hotel Motel Special Tax Fund	5,388.73	(3,558.08)	1,830.65
010	14115	Facility Fund	34,040.21	322,279.82	356,320.03
010	14125	Airport Fund	124.30	762.31	886.61
010	14150	Beach Permit Fund	173,593.81	(128,611.51)	44,982.30
010	14175	Municipal Harbor Fund	10,397.35	3,529.82	13,927.17
010	14200	Construction Fund	0.00	6,503.00	6,503.00
010	14202	Drainage Impact Fee	0.00	0.00	0.00
010	14205	Impact Fees Zone 1	0.00	0.00	0.00
010	14207	Impact Fees Zone 2	0.00	0.00	0.00

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POOLED CASH REPORT

AS OF: MAY 31ST, 2025

FUND	ACCOUNT#	ACCOUNT NAME	BEGINNING BALANCE	CURRENT ACTIVITY	CURRENT BALANCE
010	14210	Park Dedication Fees	0.00	0.00	0.00
010	14215	Street Maintenance Fund	12,012.00	(12,012.00)	0.00
010	14225	Recreational Developement Fund	14,743.07	5,034.40	19,777.47
010	14250	Gas Utility Fund	48,877.07	(15,951.00)	32,926.07
010	14255	Sanitation Fund	993.06	467.07	1,460.13
010	14997	COVID - 19	0.00	0.00	0.00
010	14998	Hurricane Hanna	0.00	0.00	0.00
010	14999	Hurricane Recovery Fund	86,854.16	(67,824.01)	19,030.15

TOTAL DUE FROM OTHER FUNDS			597,894.49	346,874.18	944,768.67
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ACCOUNTS PAYABLE - POOLED CASH

010	20300	Accounts Payable Account	597,894.49	346,874.18	944,768.67
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TOTAL ACCOUNTS PAYABLE POOLED CASH			597,894.49	346,874.18	944,768.67
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*** END OF REPORT ***

OCCUPANCY TAX COLLECTIONS

PERCENT OF CHANGE

FY 2025 TO FY 2024

FY2025		FY2024		MONTH		YTD		FY2023		FY2022		FY2021		FY2020		FY2019	
OCT 24	630,515.76	OCT 23	794,950.60	-20.69%	-20.69%	OCT 22	732,051.89	OCT 21	751,504.84	OCT 20	659,512.15	OCT 19	296,610.13	OCT 18	374,615.68		
NOV 24	495,211.72	NOV 23	590,453.34	-16.13%	-18.74%	NOV 22	586,001.93	NOV 21	534,944.68	NOV 20	408,846.94	NOV 19	212,426.76	NOV 18	136,967.99		
DEC 24	308,329.61	DEC 23	286,522.90	7.61%	-14.23%	DEC 22	340,035.60	DEC 21	287,026.88	DEC 20	426,508.61	DEC 19	162,922.22	DEC 18	205,036.46		
JAN 25	250,934.34	JAN 24	188,733.66	50.50%	-8.36%	JAN 23	280,529.80	JAN 22	341,103.07	JAN 21	209,046.68	JAN 20	149,981.97	JAN 19	100,526.36		
FEB 25	132,992.99	FEB 24	181,111.96	-17.64%	-9.11%	FEB 23	546,576.64	FEB 22	140,828.39	FEB 21	128,285.92	FEB 20	77,163.14	FEB 19	141,007.71		
MAR 25	200,075.18	MAR 24	180,267.10	10.99%	-7.44%	MAR 23	201,627.07	MAR 22	162,856.83	MAR 21	181,341.71	MAR 20	85,321.49	MAR 19	79,411.85		
APR 25	958,334.59	APR 24	844,590.18	13.47%	-1.60%	APR 23	765,129.51	APR 22	454,608.60	APR 21	722,007.18	APR 20	210,185.76	APR 19	317,338.48		
MAY 25	622,360.77	MAY 24	522,927.12	19.01%	1.43%	MAY 23	576,257.53	MAY 22	695,178.40	MAY 21	477,846.62	MAY 20	120,765.10	MAY 19	278,935.68		
JUN 25	0.00	JUN 24	1,079,020.41	-100.00%	-22.22%	JUN 23	933,254.46	JUN 22	517,884.52	JUN 21	921,439.82	JUN 20	664,295.71	JUN 19	488,262.92		
JUL 25	0.00	JUL 24	2,012,705.32	-100.00%	-45.80%	JUL 23	1,977,315.79	JUL 22	1,474,911.37	JUL 21	1,277,119.38	JUL 20	1,188,067.61	JUL 19	906,689.13		
AUG 25	0.00	AUG 24	2,296,991.99	-100.00%	-59.73%	AUG 23	2,447,703.67	AUG 22	2,762,040.28	AUG 21	1,993,044.23	AUG 20	1,329,026.29	AUG 19	1,139,599.98		
SEP 25	0.00	SEP 24	1,221,223.92	-100.00%	-64.57%	SEP 23	1,141,223.70	SEP 22	1,469,036.87	SEP 21	1,697,213.45	SEP 20	859,168.61	SEP 19	726,456.37		
	<u>3,598,454.96</u>		<u>10,157,498.50</u>		<u>-64.57%</u>		<u>10,527,707.59</u>		<u>9,591,924.73</u>		<u>9,102,214.69</u>		<u>5,365,954.79</u>		<u>4,894,851.61</u>		

The figures have a one month lag in reporting, for example October's taxes are not collected until November, November's taxes are not collected until December etc.

GENERAL FUND SALES TAX COMPARISON

DATE OF SALE	STATE PMT TO CITY	FY 2025	FY 2024	CHANGE	YTD	FY 2023	FY 2022	FY 2021	FY 2020	FY 2019	FY 2018	FY 2017	FY 2016
SEPT 24	NOV 24	202,680.21	234,738.43	-13.66%	-13.66%	222,864.79	202,496.00	182,342.65	136,245.99	235,852.54	78,834.52	119,865.33	137,150.90
OCT 24	DEC 24	184,518.49	164,666.93	12.06%	-3.06%	194,492.59	176,058.66	150,664.66	113,857.31	119,341.39	67,130.99	91,829.65	82,559.65
NOV 24	JAN 25	136,822.26	132,905.37	2.19%	-1.75%	122,746.98	132,141.52	114,816.95	87,821.85	113,973.95	95,167.30	83,100.33	66,701.35
DEC 24	FEB 25	181,066.96	144,891.05	24.97%	3.97%	152,117.61	172,023.82	129,865.35	105,193.33	180,581.97	71,941.17	87,370.63	95,072.01
JAN 25	MARCH 25	121,581.35	130,123.51	-6.56%	2.27%	131,602.89	121,024.65	110,002.10	106,239.28	138,544.88	65,011.86	77,567.08	71,821.67
FEB 25	APRIL 25	160,198.88	167,809.07	-4.54%	1.10%	131,108.82	125,998.96	107,204.90	97,657.82	157,090.27	83,245.37	84,384.66	79,511.47
MARCH 25	MAY 25	261,217.84	238,985.26	9.30%	2.72%	219,616.71	217,036.74	225,469.44	121,583.76	141,440.67	137,321.72	131,658.56	128,949.56
APRIL 25	JUNE 25	236,511.82	211,499.00	11.35%	4.00%	179,204.99	204,263.35	171,494.94	82,194.06	118,281.63	108,213.58	115,875.23	103,075.23
MAY 25	JULY 25	0.00	228,233.61	-100.00%	-10.35%	230,277.37	229,739.70	209,842.17	189,407.18	137,499.74	144,475.56	125,775.33	121,638.75
JUNE 25	AUG 25	0.00	341,451.48	-100.00%	-25.70%	355,567.87	371,889.86	308,912.91	271,085.96	207,391.13	169,941.46	182,498.48	171,419.39
JULY 25	SEPT 25	0.00	349,061.22	-100.00%	-36.76%	367,137.79	333,313.55	297,702.02	217,242.47	221,025.62	193,593.46	199,258.67	177,650.57
AUG 25	OCT 25	0.00	239,028.54	-100.00%	-42.61%	286,996.97	250,731.71	216,208.03	202,086.50	154,774.62	151,777.12	101,113.53	143,938.85
TOTAL		1,482,597.82	2,583,393.47			2,573,735.38	2,536,728.52	2,224,526.12	1,732,615.51	1,925,798.41	1,366,654.11	1,400,297.48	1,379,489.40

Month of sale two months earlier than payment to City by State. (If \$ received from State in October, actual sale of goods occurred in August)

Oct. Jan. April and July include quarterly reports.

Jan. also includes annual reports.

SALES TAX COLLECTIONS

	FY 2025 TOTAL	G.F.	FY 2025 RDC	FY 2024 TOTAL	INCREASE (DECREASE)	FY 2023 TOTAL	FY 2022 TOTAL	FY 2021 TOTAL	FY 2020 TOTAL	FY 2019 TOTAL	FY 2018 TOTAL	FY 2017 TOTAL
OCT 24	304,020.32	202,680.21	101,340.11	352,107.65	-48,087.33	334,287.19	301,300.07	273,513.98	203,195.81	353,778.80	116,519.82	179,798.00
NOV 24	276,777.74	184,518.49	92,259.25	247,000.40	29,777.34	291,738.89	283,911.80	221,098.65	166,669.12	181,263.62	100,807.10	137,744.47
DEC 24	203,733.39	135,822.26	67,911.13	199,358.05	4,375.34	184,120.47	197,703.36	174,783.48	129,475.63	164,433.80	141,740.70	124,650.49
JAN 25	271,600.44	181,066.96	90,533.48	217,336.57	54,263.87	228,176.42	261,165.71	194,798.02	155,425.53	270,355.10	107,870.98	131,055.95
FEB 25	182,372.03	121,561.35	60,790.68	195,185.26	-12,813.23	197,404.34	181,536.97	161,980.21	156,949.82	207,685.85	97,198.69	116,350.62
MARCH 25	240,298.32	160,198.88	80,099.44	251,713.61	-11,415.29	196,863.23	185,389.46	158,332.00	144,011.38	238,060.77	124,898.26	126,576.89
APRIL 25	391,826.76	261,217.84	130,608.92	358,477.89	33,348.87	329,425.07	325,163.13	334,919.88	179,753.81	212,454.63	206,146.08	197,467.84
MAY 25	353,267.73	235,511.82	117,755.91	317,248.50	36,019.23	268,807.48	306,794.01	254,151.95	121,072.52	179,648.36	162,346.29	173,812.84
JUNE 25	0.00	0.00	0.00	342,350.42	-342,350.42	345,416.06	344,913.59	312,031.17	281,910.16	206,248.61	216,768.94	188,662.99
JULY 25	0.00	0.00	0.00	512,177.22	-512,177.22	533,351.81	554,730.56	460,740.73	402,115.09	311,086.69	254,924.74	273,747.72
AUG 25	0.00	0.00	0.00	523,591.83	-523,591.83	550,706.66	498,970.33	443,871.61	325,863.70	331,538.43	292,215.69	298,888.01
SEPT 25	0.00	0.00	0.00	358,542.81	-358,542.81	400,495.46	376,097.56	321,829.07	300,864.06	232,161.93	227,665.68	151,670.30
TOTAL	2,223,896.73	1,482,597.82	741,298.91	3,875,090.21	-1,651,193.48	3,860,603.10	3,798,686.55	3,312,030.75	2,567,306.63	2,888,697.59	2,049,103.97	2,100,446.22

HARBOR SLIP RENTAL

FY2025 MONTHLY RENTALS		FY2024 MONTHLY RENTALS		PERCENT OF CHANGE	
				MONTH	YTD
OCT 24	273,730.21	OCT 23	266,892.17	2.56%	2.56%
NOV 24	17,040.86	NOV 23	11,180.51	52.42%	4.57%
DEC 24	-29,107.73	DEC 23	9,152.16	-418.04%	-8.90%
JAN 25	255,871.45	JAN 24	262,738.79	-2.61%	-5.90%
FEB 25	7,528.81	FEB 24	6,299.52	19.51%	-5.61%
MAR 25	7,587.57	MARCH 24	8,552.10	-11.28%	-5.69%
APR 25	258,012.47	APRIL 24	262,895.03	-1.86%	-4.48%
MAY 25	14,304.81	MAY 24	15,874.86	-9.89%	-4.58%
JUN 25	0.00	JUNE 24	10,633.53	-100.00%	-5.77%
JUL 25	0.00	JULY 24	265,861.08	-100.00%	-28.13%
AUG 25	0.00	AUG 24	8,819.23	-100.00%	-28.69%
SEP 25	0.00	SEP 24	16,646.49	-100.00%	-29.73%
<u>804,968.45</u>		<u>1,145,545.47</u>			

FY2025 TRANSIENT RENTALS		FY2024 TRANSIENT RENTALS		PERCENT OF CHANGE	
				MONTH	YTD
OCT 24	6,928.78	OCT 23	7,870.20	-11.96%	-11.96%
NOV 24	9,556.08	NOV 23	14,714.60	-35.06%	-27.01%
DEC 24	1,624.50	DEC 23	1,958.40	-17.05%	-26.21%
JAN 25	1,084.50	JAN 24	1,977.00	-45.14%	-27.63%
FEB 25	1,153.20	FEB 24	420.00	174.57%	-24.47%
MAR 25	3,663.88	MARCH 24	3,420.00	7.13%	-20.91%
APR 25	4,810.80	APRIL 24	3,033.20	58.60%	-13.69%
MAY 25	7,723.79	MAY 24	7,349.60	5.09%	-10.30%
JUN 25	0.00	JUNE 24	6,657.65	-100.00%	-22.90%
JUL 25	0.00	JULY 24	14,921.09	-100.00%	-41.36%
AUG 25	0.00	AUG 24	8,353.39	-100.00%	-48.29%
SEP 25	0.00	SEP 24	3,987.25	-100.00%	-51.05%
<u>36,545.53</u>		<u>74,662.38</u>			

GOLF CART PLATE SALES THRU MAY

YEAR OF SALE	# PLATES	VANITY	TOTAL LICENSES	FISCAL YTD
2025	4405	1025	5430	5430
2024	5140	1049	6189	5107
2023	5135	1032	6167	4978
2022	4958	942	5900	4748
2021	4533	820	5352	4141
2020	3800	749	4548	3472
2019	3426	573	3999	3156
2018	2951	506	3457	2666

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council
Subject: Development Services Monthly Report
Meeting: City Council Regular Meeting - Jun 19 2025
Department: Development Services
Staff Contact: Nicole Boyer, Development Services Director

BACKGROUND INFORMATION:

Nicole Boyer will present the Development Services Department summary report for May

FINANCIAL IMPACT:

N/A

POLICY IMPLICATIONS:

N/A

RECOMMENDATION:

N/A

ALTERNATIVES:

N/A

ATTACHMENTS:

[Development Services Report--May 2025.docx](#)



Building Permits and Development Activity

- **New Residential Building Permits (Year-to-Date):**
 - 2025: 56 issued, with 4 under review or awaiting revision
 - 2024: 45
 - 2023: 97
 - 2022: 151
 - 2021: 89
 - 2020: 42
- **New Commercial Permits (Year-to-Date): 11**
 - Notable projects include:
 - Renovation of **Port Aransas City Hall (it's LOUD!)**
 - Renovation of the **PAISD (moving quickly!)**
 - Avenue G–**Kacie's Carts**
 - Oleander at Ave A– **Surf Shack**
 - Renovation **Alister Square Inn**
 - Expansion of **The Texan**
 - Ongoing commercial projects include:
 - **Port Aransas Community Center**
 - **Blue Marlin RV Resort**
 - **Beach Break RV Resort**
 - **City–FireStation, PD, Public Works, Gas Dept**

Code Enforcement Activity

- **Cases Opened in May: 54**

- **Active: 21**
- **Closed: 33**

Citations Issued: 26 total

- Working without a permit – 4
- Failure to register as a contractor – 3
- Trash totes left out – 16
- Noise – 2
- High grass and weeds – 1

Vehicles Tagged for Removal:

- **9** vehicles were tagged due to expired registrations and/or inoperable condition.

Ongoing Property Cases:

- **Beachlodge:** Mediation efforts appeared to be successful.
- **528 Brumley:** The Board of Adjustment ordered the property to be fenced and boarded by April 2 and repaired or removed by May 5. The owners did not comply, so the City began abating the property. Staff is now working to remove the homestead exemption in order to proceed with demolition.
- **Las Brisas:** Staff hopes to move forward with abatement soon.
- **Substandard Structures:** Two active substandard structure cases are currently being worked for Board of Adjustment consideration.

Additional Support:

- Code Enforcement continues to assist with auditing short-term rentals for required placards.

Short-Term Rental (STR) Program Update

- **Total Active STRs Registered:** 3,160
- **STR Inspections Completed:** 28

STR Complaints Received in May: 5

- **Noise (4):** Three of the four complaints were for the same unregistered property involving loud music. Staff is working directly with the property management company to bring the property into compliance.
- **Parking (1):** Involved too many vehicles in the driveway, with one parked on the grass. **(not a violation)**

Compliance & Enforcement:

- **16** self-managed properties that were either unregistered or behind on occupancy taxes have now come into compliance.
- **5** of those properties are currently on payment plans to resolve outstanding balances.
(This does not include properties managed by local property management companies, which are typically handled through direct communication.)
- **14** additional properties are actively being brought into compliance. Letters have been sent, or staff is awaiting back tax totals to proceed with registration and payment.
- **2** citations were issued in May for non-compliant STRs; both are now in compliance.

Signage Compliance:

- **1,520** properties have been inspected for required STR placards.

10.

- Staff is compiling a full list of properties missing/incorrect signage. Once complete, owners and/or managers will be notified of issues that must be addressed.

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council
Subject: EMS Monthly Report.

Meeting: City Council Regular Meeting - Jun 19 2025
Department: EMS
Staff Contact: Daniel Johnson, EMS Director

BACKGROUND INFORMATION:

EMS report for May 2025.

FINANCIAL IMPACT:

N/A

POLICY IMPLICATIONS:

N/A

RECOMMENDATION:

No Action - Informational only.

ATTACHMENTS:

[May report](#)



Port Aransas Emergency Medical Services

EMS Chief – Daniel Johnson

Date: June 1st, 2025
To: David Parsons, Francisca Nixon
From: Daniel Johnson, EMS Chief
Ref: EMS Department Report

The following is a summary of EMS Department activity for the month of **May 2025**.

	Month	YTD 2025	YTD 2024	2024	2023
Dispatched EMS calls:	124	0508	0526	(123)	(112)
Requested Mutual Aid:	0				
Average Response Time:	4 min 48 sec	4 min 38sec	4 min 52sec	4 min 34sec	

EMS Operational Summary

Transport Total	53	41-Bay Area, 3-South, 2-Shoreline, 2-Portland er, 1- Dr. Regional,1-Rockport, 3-Drisoll
Treated/Assessed Non-Transport	59	
Cancelled/False Alarm	11	
Standby/Operational Support	0	
Public Assist	2	
Mutual Aid – Out of Area	0	10-YTD

April highlight

- *EMS Conference
- *Health fair at the High School
- *Beach Run at the Pier
- *We have started our peak truck on the weekends

10.

Custom May 1, 2025 - May 31, 2025

04:48

MM:SS

Average Response Time

08:29

MM:SS

90th Percentile Response Time

31

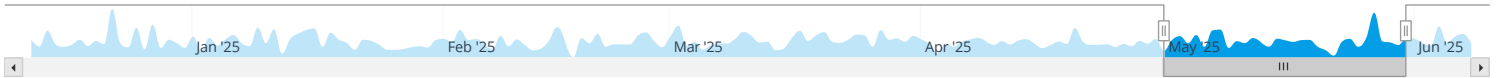
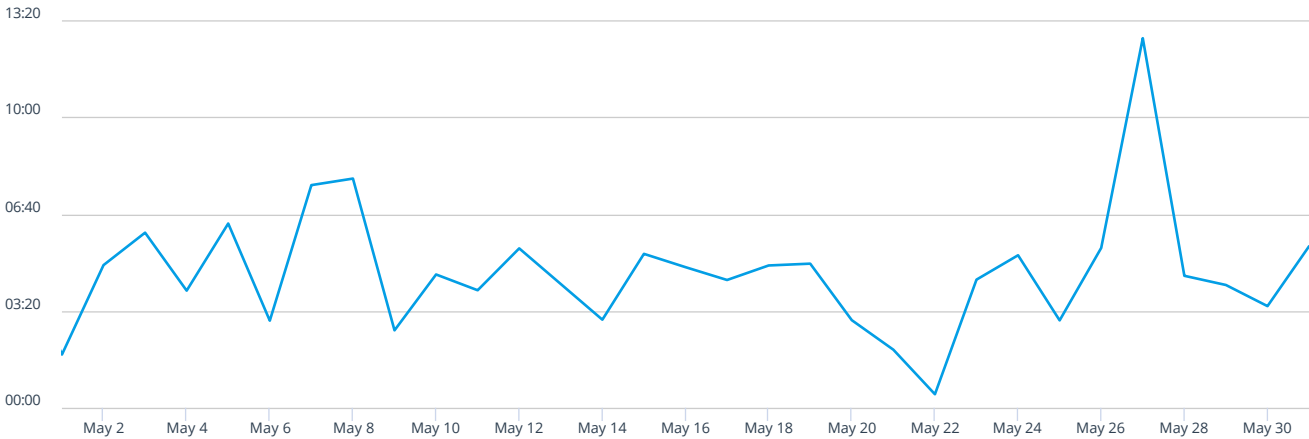
DAYS

In Selected Time Slice

116

UNIT RESPONSES

In Selected Time Slice



Counts % Rows % Columns % All

Week Ending	5/4/25	5/11/25	5/18/25	5/25/25	6/1/25	6/8/25	6/15/25	6/22/25	6/29/25	7/6/25	7/13/25	7/20/25	7/27/25	Total
00:00 - 04:59	10	9	13	18	11									61
05:00 - 07:59	3	7	9	11	8									38
08:00 - 08:59	1	3	3	2	1									10
09:00 - 09:59		1	1											2
10:00 - 11:59	1		2			1	All Hwy calls							4
12:00 - 14:59														
15:00 - 16:59														
17:00 - 17:59														
18:00 - 19:59														
20:00 - 29:59						1	Pole 61.5 call cancelled no pt found							1
30:00 - 59:59														
Total	15	20	28	31	22									116
Exceptions														4

10.

Custom ▾

May 1, 2025 - May 31, 2025 ▾

53

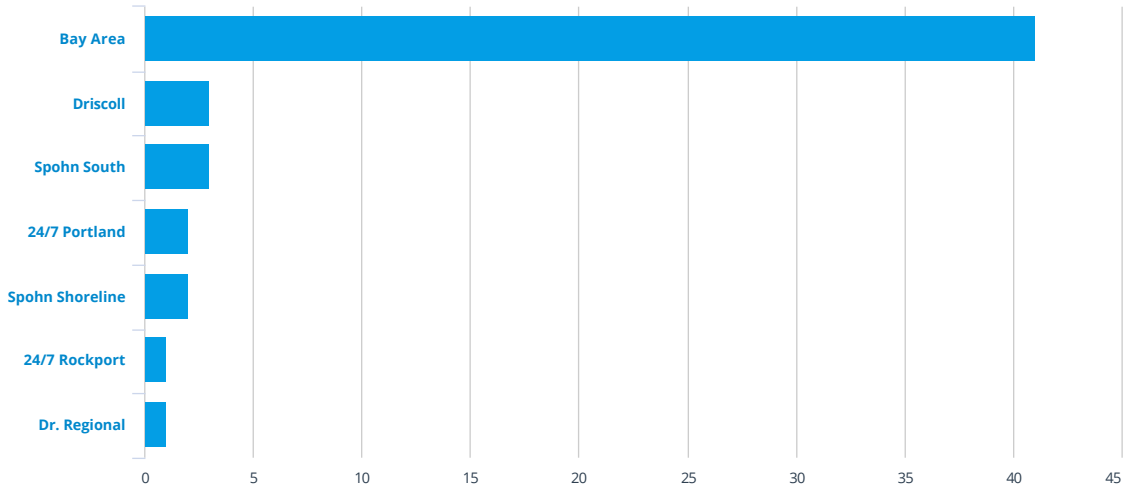
RECORDS

In Selected Time Slice

31

DAYS

In Selected Time Slice



Counts

% Rows

% Columns

% All

Week Ending	5/4/25	5/11/25	5/18/25	5/25/25	6/1/25	6/8/25	6/15/25	6/22/25	6/29/25	7/6/25	7/13/25	7/20/25	7/27/25	Total
24/7 Portland	1	1												2
24/7 Rockport				1										1
Bay Area	5	8	10	9	9									41
Dr. Regional			1											1
Driscoll			2	1										3
Spohn Shoreline	1			1										2
Spohn South			1	2										3
Total	7	9	14	14	9									53

City Council Regular Meeting

AGENDA ITEM REPORT



To: City Council
Subject: PD May Summary Report
Meeting: City Council Regular Meeting - Jun 19 2025
Department: Police
Staff Contact: James Stokes, Chief of Police

BACKGROUND INFORMATION:
Chief Stokes will present the Police Department summary report for May

FINANCIAL IMPACT:
N/A

POLICY IMPLICATIONS:
N/A

RECOMMENDATION:
N/A

ALTERNATIVES:
N/A

ATTACHMENTS:
[May 2025](#)
[May-2025](#)



Port Aransas Police Department

James Stokes, Chief of Police

Inter-Departmental Memorandum

Date: June 6, 2025

To: David Parsons, City Manager

From: James Stokes, Chief of Police

RE: May 2025 Summary Report

The following is a summary of all activities for the Port Aransas Police Department during the month of May 2025.

Total incidents: 2,239

The Port Aransas Dispatch Center answered 904 911 calls. They dispatched 2,239 calls for the Police department. 47 calls for animal control, 70 for Pct. 4 Nueces County Constable Office, 121 calls for Port Aransas EMS, 14 calls for the Port Aransas Fire Department, 7 calls for the Game Wardens, 44 calls for lifeguards, 26 calls for a wrecker and 20 utility calls.

Municipal Citations (including all charges filed by the court): 675

Total Arrests: 55

Arrests

The Port Aransas Police Department arrested 55 people during the month of May 2025. A total of 57 charges were filed against those arrested. 6 people were arrested on warrants. 32 charges were for alcohol-related offenses, including one intoxication manslaughter 2, DWI and 5 MIP. 2 individuals were charged with assault offenses. There were three drug-related charges. Additional charges included fraud by possessing identifying information of an elderly person, unauthorized use of a motor vehicle, and hindering the apprehension of a known felon.

Traffic Citations (Summary of traffic charges filed through the Municipal Court by police department)

See attached court report.

Minors charged with alcohol/tobacco/and/or drug related violations – 5

Golf cart related citations – 38

Significant Events

The month of May was a tragic and emotionally challenging time for the Port Aransas community, marked by the loss of two local residents. Despite these heartbreaking events, the city also experienced significant activity with high school graduation celebrations, Memorial Day weekend, and

the start of the summer season, all of which brought large crowds to the area and increased demands on police services.

On May 11, 2025, Port Aransas Police responded to a major crash involving a vehicle and a golf cart on the beach near pole K. Upon arrival, officers found the golf cart split in half and a female victim unresponsive nearby. EMS confirmed the victim had no pulse and she was later pronounced deceased on scene. Witnesses reported that a pickup truck entered the beach at high speed, crossed into oncoming traffic, and struck the golf cart head-on. The driver of the truck appeared impaired and was arrested. The vehicle and golf cart were impounded, and the investigation is ongoing with assistance from Texas DPS.

On May 18, 2025, at approximately 8:56 AM, the Port Aransas Police Department was alerted by the FLOCK license plate recognition system of a stolen vehicle entering the city. The vehicle, a gold 1997 Ford F350 dually, was observed traveling northbound on Highway 361.

Responding officers located the vehicle and conducted a felony traffic stop near 3501 Highway 361 (Stripes Convenience Store). The driver was detained without incident and taken into custody after the stolen vehicle alert was confirmed by dispatch. The suspect was transported to the police department for booking, and the vehicle was impounded by a local wrecker service.

On May 20, 2025, Port Aransas Police assisted the U.S. Marshals Fugitive Task Force in locating and apprehending a wanted fugitive. A vehicle linked to the case was found parked at a local store, and a female associate of the fugitive was detained and later arrested for hindering apprehension. The vehicle was impounded, and police supported the Marshals in securing the condo where the fugitive was believed to be hiding.

On May 31, 2025, Port Aransas Police responded to a fatal single-vehicle crash involving a truck that left the roadway and struck a residence near Cotter Street. The driver, a young male, was found deceased at the scene. Evidence suggested the vehicle was traveling at a high rate of speed before the crash. Surveillance footage confirmed the incident occurred around 4:00 AM. The Medical Examiner and Fire Department assisted with extraction, and the investigation determined speed and inexperience were contributing factors.

These tragic events also highlight the critical importance of mental health support for our first responders. The officers, firefighters, EMS personnel, and dispatchers involved in responding to these traumatic incidents continued their duties, often working the remainder of their shifts despite the emotional toll. Ensuring that our public safety professionals have access to the resources and support they need is vital to maintaining their well-being and the effectiveness of our emergency response services.

	2025		2024	Total
1100 ASSAULT BY CONTACT	2	100 %	0	2
1140 FAILURE TO APPEAR/BAIL JUMPING	70	40 %	50	120
1220 PUBLIC INTOXICATION	22	214 %	7	29
1221 PUBLIC INTOXICATION - SUBSEQUENT	1	100 %	0	1
2022 ORD- ILLEGAL RV PARKING	0	100-%	1	1
2100 POSSESSION OF DRUG PARAPHERNALIA	4	50-%	8	12
3001 SPEEDING	36	24 %	29	65
3002 UNSAFE SPEED/TOO FAST FOR CONDITIONS	0	100-%	1	1
3006 RAN STOP SIGN	5	150 %	2	7
3007 RAN RED LIGHT	2	100 %	1	3
3009 CHANGED LANE WHEN UNSAFE	2	100 %	0	2
3010 USING CELL PHONE IN SCHOOL ZONE	0	100-%	1	1
3014 IMPROPER TURN	1	100 %	0	1
3015 WRONG SIDE,4 OR MORE LANE, TWO-WAY ROADW	1	100 %	0	1
3030 UNRESTRAINED CHILD - SAFETY SEAT VIOLATI	1	100 %	0	1
3031 UNRESTRAINED CHILD UNDER 4 YEARS OF AGE	0	100-%	2	2
3032 NO SEAT BELT - DRIVER	9	350 %	2	11
3033 NO SEAT BELT - PASSENGER	6	100 %	0	6
3034 CHILD NOT SECURED BY SEAT BELT	1	100 %	0	1
3049 FAIL TO MAINTAIN FINANCIAL RESPONSIBILIT	14	56 %	9	23
3060 FAILED TO STOP AT DESIGNATED POINT -STOP	3	100 %	0	3
3080 TURNED WHEN UNSAFE	1	100 %	0	1
3089 DROVE CENTER LANE	6	500 %	1	7
3090 DROVE WRONG WAY IN DESIGNATED LANE	1	100 %	0	1
3092 CUT IN AFTER PASSING	1	100 %	0	1
3096 FAILED TO SIGNAL TURN / LANE CHANGE	1	100 %	0	1
3101 DRIVING WHILE LICENSE SUS/INVALID UNDERP	5	150 %	2	7
3103 NO DRIVER'S LICENSE	15	36 %	11	26
3106 VIOLATE DL RESTRICTION	5	100 %	0	5
3123 RECKLESS DRIVING	1	100 %	0	1
3167 DEFECTIVE TAIL LAMP(S)	1	0 %	1	2
3198 DROVE WITHOUT LIGHTS (WHEN REQUIRED)	1	100 %	0	1
3259 EXPIRED OPERATOR'S LICENSE	9	800 %	1	10
3263 FAIL TO DISPLAY DRIVER'S LICENSE	0	100-%	2	2
3264 FAIL TO REPORT CHANGE OF ADDRESS OR NAME	3	100 %	0	3
3315 DROVE ON SIDEWALK	1	100 %	0	1
3323 OPEN CONTAINER IN MOTOR VEHICLE - PASSEN	0	100-%	1	1
3364 ALLOWING UNLICENSED DRIVER TO DRIVE - PA	3	100 %	0	3
3365 ALLOWING UNLICENSED DRIVER TO DRIVE - NO	1	50-%	2	3
3552 PARK/STAND IN FRONT OF PUBLIC/PRIVATE DR	1	100 %	0	1
3553 PARKED IN RESTRICTED/PROHIBITED AREA	26	19-%	32	58
3554 PARKED IN HANDICAP ZONE	0	100-%	6	6
3556 PARKING/STOPPING/STANDING ON A SIDEWALK	0	100-%	1	1
3561 PARKED FACING TRAFFIC	2	100 %	0	2
3656 EXPIRED REGISTRATION	13	0 %	13	26
3657 DISPLAY INCORRECT/FICTIOUS PLATES AND/OR	1	100 %	0	1
3659 OPERATING GOLF CART ON HIGHWAY	31	343 %	7	38
3667 OPERATE MOTOR VEHICLE W/O LICENSE PLATES	1	100 %	0	1
3668 OPERATE UNREGISTERED MOTOR VEHICLE	1	0 %	1	2
3800 MINOR IN POSSESSION OF ALCOHOL	2	100 %	0	2
3803 CONSUMPTION OF ALCOHOL BY MINOR	3	100 %	0	3
3805 PUBLIC INTOXICATION BY MINOR	1	100 %	0	1
3806 DRIVING UNDER THE INFLUENCE - MINOR	0	100-%	1	1
5000 WILLFUL & WANTON DISREGARD FOR PUBLIC SA	5	0 %	5	10
5004 ALLOWING PASSENGER TO CLING TO MOTOR VEH	0	100-%	2	2

Age: All May

Statistical Report of Violations for 2025 - and 1 prior year(s) by Citation Date

10.

	2025		2024	Total
5006 NO BEACH PARKING PERMIT VIOLATION	328	27 %	258	586
5017 GLASS CONTAINER ON THE BEACH	0	100-%	1	1
5033 VIOLATE HEALTH, SAFETY, AND SANITATION -	1	100 %	0	1
6013 FAIL TO REGISTER SHORT TERM RENTAL	2	100 %	0	2
7000 OPERATE BUSINESS OUT OF NON-PERMANENT ST	0	100-%	6	6
7002 BLDG PERMIT REQ/WORKING IN CITY LIMITS W	1	100 %	0	1
3019A DISREGARDED NO PASSING ZONE	1	100 %	0	1
3020A UNSAFE PASSING (PASSING ON THE LEFT)	4	100 %	0	4
3213E DEFECTIVE BRAKES LIGHTS	0	100-%	1	1
3263A FAIL TO DISPLAY VEHICLE REGISTRATION	0	100-%	1	1
3315A DROVE GOLF CART ON SIDEWALK	2	0 %	2	4
3553A PARKING NOT TO OBSTRUCT TRAFFIC	3	100 %	0	3
3569A PARKED IN A FIRE LANE	0	100-%	2	2
3656B NO L/P DISPLAYED	0	100-%	1	1
3659A OPERATING GOLF CART W/ TOO MANY PASSENGE	5	100 %	0	5
3800B MINOR IN CONSUMPTION OF ALCOHOL	0	100-%	1	1
5018A DOUBLE PARKING - BEACH ORD	1	100 %	0	1
6016A FAIL TO PAY HOTEL/MOTEL TAX	1	100 %	0	1
7002A PERFORMING WORK WITHOUT CITY PERMIT	2	100 %	0	2
7002B FAILED TO REGISTER AS A CONTRACTOR	2	100 %	0	2
1100FV ASSAULT FAMILY VIOLENCE	0	100-%	3	3
3001SZ SPEEDING IN SCHOOL ZONE	0	100-%	1	1
** Report Total:	**	675 41 %	479	1154

Age: All May

Statistical Report of Violations for 2025 - and 1 prior year(s) by Citation Date

10.

Year: 2025
Month: May
Type of Date: Citation Date
Offense Type: All
Specify Offenses: All
Prior Years: 1
Age Selection: All
Agency: All
Entered By: Include: All