



City Council Meeting Minutes

Tuesday, December 09, 2025 at 6:00 PM

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

<https://cityoflosfresnos.com/meetings>

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

A. CALL MEETING TO ORDER

Mayor Flores Called the Meeting to order at 6:00 p. m.

PRESENT

Mayor Alejandro Flores
Place 1 Alberto Escobedo
Place 2 Andrew Gonzales
Place 3 Gabriela Fernandez
Place 4 Luis Gonzalez
Place 5 Leonel Casanova Jr.

B. INVOCATION AND PLEDGE OF ALLEGIANCE

Mayor Flores gave the invocation and led the audience in the Pledge of Allegiance.

C. VISITORS REMARKS

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

D. PRESENTATION

1. Presentation of Certificate of Achievement for Excellence Financial Reporting.

The City presented the Certificate of Achievement for Excellence in Financial Reporting, recognizing 17 years of strong financial management and transparency. The City Manager noted past financial challenges in the early 2000s and credited conservative budgeting and teamwork for restoring stability, thanking department heads, staff and the city council. Finance Director Pablo Garza and his team Edith Ramirez, Monica Palmero, Gracie Garcia, Jasmine Leal, Sandra Cantu, and Dora Yanez were honored for their role in maintaining compliance and accountability. The award reflects the City's commitment to sound financial practices that enable continued growth and service to residents.

2. Presentation by Southmost Regional Water Authority.

The Southmost Regional Water Authority (SRWA) provided an update to the City of Los Fresnos on its desalination plant operations and future plans. SRWA, which Los Fresnos owns 2.28% of, currently supplies about half of the city's water and previously provided 100% during a plant rehabilitation in 2023. The plant draws brackish water from deep underground and treats it through reverse osmosis, producing up to 7.5 million gallons per day, with optimization underway to reach 10 MGD. SRWA plans to double capacity to improve drought resiliency, but the combined cost of optimization and expansion is estimated at \$223 million, prompting efforts to secure federal and state funding rather than burden ratepayers. The authority emphasized its regional approach, environmental benefits, and collaboration with other entities, while inviting feedback from Los Fresnos on priorities and future water strategies.

E. PUBLIC HEARING

1. Public hearing to receive comments from residents concerning an appeal on the Planning and Zoning Commission's denial for a variance of the length of the cul-de-sacs within the proposed Falcons Landing Subdivision exceeding required maximum length of 600 ft.

Public hearing opened 6:35 pm

The City of Los Fresnos held a public hearing to receive comments on the Planning and Zoning Commission's denial of a variance request for cul-de-sac lengths exceeding the 600-foot maximum in the proposed Falcon Landing subdivision. Residents expressed concerns about traffic congestion and safety on Henderson Road, flooding risks, and maintaining neighborhood standards, while emphasizing support for city growth if infrastructure improvements accompany development. Others stressed the importance of upholding zoning ordinances to ensure fairness and prevent precedent for future exceptions. Supporters of the variance argued that longer cul-de-sacs fit the property design, enhance privacy, and align with past variances granted in nearby subdivisions, noting the project's potential to generate significant tax revenue, improve drainage, and fund road upgrades. The developer highlighted the gated community's private maintenance, strict HOA standards, and environmental features, requesting reconsideration of the variance to allow the project to proceed.

Public Hearing closed at 7:04 pm

F. CONSENT AGENDA

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

Mayor Flores asked the council if they had any consent agenda items they would like pull for further discussion there were none.

1. Consideration and ACTION to approve the minutes from meeting November 10, 2025 and special meeting on November 15, 2025.

Motion was made and seconded to approve the minutes from meeting November 10, 2025 and special meeting on November 15, 2025.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

2. Consideration and ACTION to approve budget amendments.

Motion was made and seconded to approve budget amendments.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

3. Consideration and ACTION to approve a Certificate of Resolution adopting the Section 125 Cafeteria Plan for city employees.

Motion was made and seconded to approve a Certificate of Resolution adopting the Section 125 Cafeteria Plan for city employees.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

4. Consideration and ACTION to approve Change Order No. 2 for the CDV23-0338 Street Improvement Project.

Motion was made and seconded to approve Change Order No. 2 for the CDV23-0338 Street Improvement Project.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

5. Consideration and ACTION to approve updates to the Employee Policy Manual: News Media and Community Relations

Motion was made and seconded to approve updates to the Employee Policy Manual: News Media and Community Relations

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

6. Consideration and ACTION to excuse the absence of Juan Munoz from the November 15, 2025 Special City Council meeting.

Motion was made and seconded to excuse the absence of Juan Munoz from the November 15, 2025 Special City Council meeting.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

7. Consideration and ACTION to excuse the absence of Anita Matta from November 17, 2025 Planning & Zoning meeting.

Motion was made and seconded to excuse the absence of Anita Matta from November 17, 2025 Planning & Zoning meeting.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

8. Consideration and ACTION to excuse the absence of Henry Bebon from November 17, 2025 Planning & Zoning meeting.

Motion was made and seconded to excuse the absence of Henry Bebon from November 17, 2025 Planning & Zoning meeting.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

G. ACTION ITEMS

1. Consideration and ACTION to approve an appeal on the Planning and Zoning Commission's denial for a variance of the length of the cul-de-sacs within the proposed Falcon's Landing Subdivision exceeding required maximum length of 600 ft..

The council listened to public comments as they raised concerns about traffic safety on Henderson Road, potential flooding, and neighborhood compatibility. The developer addressed these issues, citing traffic capacity studies, drainage improvements, and added amenities such as parks. Council members discussed emergency access, prior variances, and the benefits of the proposed design. After deliberation, a motion was made and seconded to approve the variance request.

Motion was made and seconded to approve an appeal on the Planning and Zoning Commission's denial for a variance of the length of the cul-de-sacs within the proposed Falcon's Landing Subdivision exceeding required maximum length of 600 ft.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

Voting Nay: Place 2 Gonzales

2. Consideration and ACTION to enter into an Estoppel Agreement for TIRZ #2.

The Council considered entering into an estoppel agreement for TIRZ No. 2. Mr. Milum noted this is the same agreement previously discussed and requires approval by both the TIRZ Board and the City Council. After brief discussion, a motion was made and seconded to approve the agreement.

Motion was made and seconded to enter into an Estoppel Agreement for TIRZ #2.

Motion made by Place 1 Escobedo, Seconded by Place 5 Casanova Jr..

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

3. Consideration and ACTION to approve the first amendment to the Development Agreement by and between City of Los Fresnos, Tax Increment Reinvestment Zone #2, City of Los Fresnos, and GF Development of Los Fresnos, LLC.

Mr. Milum explained this was the first amendment to the Development Agreement between the TIRZ No. 2, the City of Los Fresnos, and GF Development of Los Fresnos LLC. The amendment updates the agreement to reflect the developer's transition from an individual partnership to an LLC.

Motion was made and seconded to approve the first amendment to the Development Agreement by and between City of Los Fresnos, Tax Increment Reinvestment Zone #2, City of Los Fresnos, and GF Development of Los Fresnos, LLC.

Motion made by Place 2 Gonzales, Seconded by Place 4 Gonzalez.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

4. Consideration and ACTION to acknowledge the automatic resignation and hold over provision for Gabriela Fernandez, Council Member Place 3.

Mr. Milum explained the council would be acknowledging the automatic resignation and holdover status of Gabriella Fernandez, Council Member Place 3, as required by state law. He clarified that while the action is automatic under law, formal acknowledgment ensures clarity in the public record. A motion was made and seconded to acknowledge the resignation and holdover position.

Motion was made and seconded to acknowledge the automatic resignation and hold over provision for Gabriela Fernandez, Council Member Place 3.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

5. Consideration and ACTION to approve the Order of Election and Notice of Election for the January 27, 2026 City Special Election and authorize the City Secretary to make any necessary changes in locations, days, dates, and times that may be ordered by the Governor or the Cameron County Elections Office.

Motion was made and seconded to approve the Order of Election and Notice of Election for the January 27, 2026 City Special Election and authorize the City Secretary to make any necessary changes in locations, days, dates, and times that may be ordered by the Governor or the Cameron County Elections Office.

Motion made by Place 1 Escobedo, Seconded by Place 5 Casanova Jr..

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

6. Consideration and ACTION to approve a contract with Cameron County Election Administration to conduct the early voting and election day voting for January 27, 2026 City Special Election.

Motion was made and seconded to approve a contract with Cameron County Election Administration to conduct the early voting and election day voting for January 27, 2026 City Special Election.

Motion made by Place 5 Casanova Jr., Seconded by Place 4 Gonzalez.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

7. Consideration and ACTION on the selection of Mayor Pro-tem for a one-year term.

Mr. Mium explained he incorrectly listed Albert Escobedo as the current Mayor Pro-tem but it was actually Gabriela Fernandez. The Mayor recommended Councilman Escobedo for the position.

Motion was made and seconded to select Albert Escobedo as Mayor Pro-tem for a one-year term.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

8. Consideration and ACTION to appoint a member to the Park Advisory Board.

The council discussed the appointment of a new member to the Park Advisory Board, which currently has one vacant position. The board meets only as needed since most park-related matters are handled by the Community Development Corporation. No applicants were available at this time, so no action was taken. Members were encouraged to identify potential candidates and direct them to the secretary for an application. No action was taken.

9. Discussion and review of applications received for upcoming vacancies and current members in the following boards and positions: Los Fresnos Community Development Corporation: Place 1, Enrique Juarez, Place 2 Pedro Maldonado, Place 5, Gordon Cappon, Place 6 Claudia M. Villarreal.

Mr. Mium and the council reviewed upcoming vacancies and current members on the Los Fresnos Community Development Corporation (CDC) Board. All four current members expressed interest in continuing to serve and were noted as active contributors with diverse expertise. No action was taken at this meeting; appointments or reappointments will be considered at the next meeting.

10. Consideration and ACTION to choose an individual for 2025 Citizen of the Year Program.

Motion was made and seconded to choose an individual for 2025 Citizen of the Year Program.

Motion made by Place 1 Escobedo, Seconded by Place 5 Casanova Jr..

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

H. ACKNOWLEDGEMENT OF THE CITY MANAGER'S REPORT

1. City Manager Report
 - A. Wastewater Treatment Plant & Wastewater Collection System
 - B. Water Treatment Plant & Water Distribution System
 - C. Street Projects
 - D. Drainage
 - E. Whipple Road
 - F. Hike & Bike Trail
 - G. COVID 19 Funds

The City Manager addressed drainage concerns raised during public comments, clarifying that recent flooding issues were due to collapsed drainage infrastructure north of Henderson Road, which has since been repaired by Cameron County Drainage District No. 4. Additional improvements have been made to ensure proper drainage for new developments, with developers funding necessary upgrades.

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

Motion made by Place 3 Fernandez, Seconded by Place 2 Gonzales.

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

I. ACKNOWLEDGMENT OF DEPARTMENT REPORTS

Mayor Flores asked the council if they had any questions on the department head reports. Council member Luis Gonzalez asked about the stability of the poles near Subway, where rodeo banners are typically placed, following a violent windstorm about two months ago. The concern was whether the poles had been secured to prevent issues for the police department, which had previously stationed an officer there. It was confirmed that guidewires were installed and AEP handled the matter. There were no further questions or comments.

1. Financial Report October 2025 1. Monthly 2. Year to Date 3. Sales Tax

Motion was made and seconded to acknowledge Financial Report.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

2. Public Works Report October 2025 1. Water and Wastewater Activity 2. Calls for Service 3. Building Permits 4. Recycling 5. Waste Water Treatment Plant Discharge Monitoring Report

Motion was made and seconded to acknowledge Public Works Report.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

3. Police Department October 2025 1. Calls-By Type 2. Calls-By Date & Time 3. Incidents-By Violation 4. Arrests-By Type 5. Accidents-By Streets & Intersection 6. Magistrates 7. Index Crimes by Zone

Motion was made and seconded to acknowledge Police Department Report.

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

Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

4. Municipal Court October 2025 1. City Monthly Report 2. Linebarger Monthly Report September Motion was made and seconded to acknowledge Municipal Court Report.
Motion made by Place 3 Fernandez, Seconded by Place 1 Escobedo.
Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.
5. Library Report October 2025 1. Monthly Report
Motion was made and seconded to acknowledge Library Report.
Motion made by Place 3 Fernandez, Seconded by Place 1 Escobedo.
Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.
6. Fire Marshal's Report October 2025 1. Monthly Report
Motion was made and seconded to acknowledge Fire Marshal's Report.
Motion made by Place 3 Fernandez, Seconded by Place 1 Escobedo.
Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.
7. Fire Department Report October 2025 1. Monthly Report
Motion was made and seconded to acknowledge Fire Department Report.
Motion made by Place 3 Fernandez, Seconded by Place 1 Escobedo.
Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.
8. Community Development Corporation November 2025 1. Minutes 2. CDC Consultant Report
Motion was made and seconded to acknowledge Community Development Corporation.
Motion made by Place 3 Fernandez, Seconded by Place 1 Escobedo.
Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.
9. Planning & Zoning Commission Report October 2025 1. Minutes
Motion was made and seconded to acknowledge Planning & Zoning Commission Report.
Motion made by Place 3 Fernandez, Seconded by Place 1 Escobedo.
Voting Yea: Mayor Flores, Place 1 Escobedo, Place 2 Gonzales, Place 3 Fernandez, Place 4 Gonzalez, Place 5 Casanova Jr.

J. ADJOURNMENT

Mayor Flores adjourned the meeting at 7:49 p.m.

Alejandro Flores, Mayor

ATTEST:

Jacqueline Moya, City Secretary