



**TAKE NOTICE THAT A REGULAR MEETING  
OF THE BOARD OF COMMISSIONERS  
OF THE CITY OF PHARR, TEXAS  
WILL BE HELD AT CITY HALL, COMMISSIONERS' ROOM,  
118 S. CAGE BLVD., 2<sup>ND</sup> FLOOR, PHARR, TEXAS  
COMMENCING AT 4:00 PM ON  
MONDAY, APRIL 16, 2018**

*The City of Pharr has called this meeting as allowed pursuant to Texas law, city charter, and Ordinance O-2015-28. The governing body may recess from day to day when it does not complete consideration of a particularly long subject as authorized by law. All persons desiring to address the governing body must register with the presiding city clerk prior to the scheduled meeting.*

**1. CALL TO ORDER:**

A) Roll call and possible action on the excusing of any absent member of the governing body.

B) Pledge of Allegiance/Invocation

**2. PUBLIC COMMENTS/PUBLIC HEARINGS:**

**A) PUBLIC COMMENTS:** *(Ordinance No. O-2015-28) A registered speaker may speak on several items or topics of public concern; however, a speaker may not exceed three (3) minutes as a whole when addressing the board. A registered speaker may not donate time to another speaker. No more than five (5) registered persons may speak at a scheduled meeting. A sign-in form must be filled out prior to the meeting to allow the registered speaker to address the governing body.*

**B) PUBLIC HEARING ON DEVELOPMENT SERVICES CASES:** *(Ordinance No. O-2015-28). A registered speaker during the public hearing may not exceed three (3) minutes when addressing the board. A sign-in form for participation in public a hearing shall be promulgated by the city clerk and be made available at the city clerk's office. The public hearing sign-in form shall include the person or entity's name, address, telephone number, other contact information, organization if applicable, and other notices, authorizations, and acknowledgements as may be allowed by law from time to time. No registered speaker may be allowed to address the governing body once the public hearing has closed.*

**3. CITY MANAGER'S REPORTS:** *(City Manager's Administrative Reports and discussion, if any, with governing body. The City Manager may also assign a designated spokesperson for any particular listed topic)*

A) Submission of April 2018 Sales Tax Report.

B) Submission of March 2018 Tax Collection Report.

C) City Events of Interest.

**4. CONSENT AGENDA:** *(All items listed under consent Agenda are considered to be routine and non-controversial by the Governing Body and will be enacted by one motion. Any Commissioner may remove items from the consent agenda by making such request prior to a motion and vote on the Consent Agenda)*

A) Approval of Minutes for April 2, 2018 Regular Called Meeting.  
(ADMINISTRATION)

B) Consideration and action on renewal of Bi-Annual Weight Enforcement Memorandum of Understanding with the Texas Department of Public Safety (DPS). (POLICE)

C) Consideration and action on contract with The LAMAR Companies for Billboard Advertising/Rental Services (Project No. 1718-70-510-IPQ007-001).  
(BRIDGE)

D) Consideration and action, if any, on Personal Services Proposal from Erika Sciaraffa, Business Consultant, to enhance the experience of new employees during the onboarding and orientation process. (HR)

E) Consideration and action on request from Hidalgo County Elections Department to use the Pharr Memorial Library as polling location for the upcoming Primary Runoff Election on May 14-18, 2018 and May 22, 2018 and the General Election on October 22, 2018 to November 2, 2018 and November 6, 2018. (ADMINISTRATION)

F) Consideration and action on request from Valley Initiative for Development and Advancement (V.I.D.A) for the usage of the Development Research Center Meeting Room on Saturday, May 12, 2018 to host an orientation event. (PARKS)

G) Consideration and action on request from PSJA ISD to waive rental fees of the Pharr Events Center on Monday, April 30, 2018 for the Tri-City Honor Choir Concert from 8:30 am - 9:00 pm. (EVENTS CENTER)

H) Consideration and action on street closure for the 2018 Shattered Dreams presentation at Buell Central High School. (POLICE)

I) Consideration and action on Development Services Cases:

1. Pappas Restaurants, Inc., d/b/a Pappadeaux Seafood Kitchen, is requesting for renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C). The property is legally described as Lot 2, Pappas Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1610 West Expressway 83. **CUP#100103**

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2. Sandra L. Gomez, d/b/a Desperados Saloon II, is requesting renewal of the Conditional Use Permit and Late Hours Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C). The property is legally described as being Lots 14 and 15, La Quinta Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 5826 South Cage Boulevard. **CUP#160208**

3. Sebastian A. Sobczak, dba La Ofrenda, LLC, is requesting renewal of the Conditional Use Permit and Late Hours Permit to allow the sale of alcoholic beverages for on-premise consumption in a Limited Industrial District (L-I). The property is legally described as Lot A, Re-Plat of Lots 9 & 10, Steel Horse Industrial Park Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 5704 North Gumwood. **CUP#130109**

4. Lady B. Segundo, d/b/a The Alley Cabana Bar & Grill, has filed with the Planning and Zoning Commission a request for Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C). The property is legally described as being all of Lots 4 & 5, La Quinta Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 5808 South Cage Boulevard. **CUP#180210**

### PLATS:

1. CDSmuery Engineers, representing, Todd Ireland, Real Estate Management Manager for AEP Texas central company is requesting preliminary plat approval of the proposed AEP North Pharr Subdivision. The property is legally described as being a 20.836 acre tract of land lying in Porcion 69, Juan Jose Hinojosa Survey, Abstract 40, same being a portion of Lot 93, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 200 block of E. Minnesota Road. **SUB#180105**

## REGULAR AGENDA - OPEN SESSION:

### 5. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Ordinance relating to On-Site Queuing Requirements. **(1st Reading)** (DEVELOPMENT SERVICES)

B) Consideration and action, if any, on Ordinance amending Ordinance No.O-2016-39 (Purchasing Manual). **(1st Reading)** (PURCHASING)

C) Consideration and action, if any, on Resolution concerning AEP Distribution Cost Recover Factors (DCRF) application to increase distribution rates. (ADMINISTRATION)

D) Consideration and action, if any, on Resolution declaring computer equipment as surplus to be donated to PEDC. (INNOVATION & TECHNOLOGY)

E) Consideration and action, if any, on Resolution appointing one (1) member to an unexpired term on the Parks and Recreation Advisory Board. (PARKS)

**6. ADMINISTRATIVE:**

A) Presentation of the 2018 City of Pharr Performance Review Survey. (HR)

B) Presentation of Election Equipment by Election Systems & Software (ES&S). (ADMINISTRATION)

C) Consideration and action, if any, on selecting various Engineering Firms to be part of a list of qualified firms to provide Professional Engineering Services for Projects requiring General Civil Engineering, Traffic Engineering, Construction Engineering Inspection, Structural Engineering, MEP, and Electrical Engineering based on the Statement of Qualifications (Project No. 1718-01-528-S002-289). **(TABLED)** (ENGINEERING)

D) Consideration and action, if any, on selecting various Engineering Firms to be part of a list of qualified firms to provide Professional Engineering Services for Water and Wastewater Improvement Projects based on the Statement of Qualifications (Project No. 1718-01-528-S001-362). **(TABLED)** (ENGINEERING)

E) Consideration and action, if any, on selecting a Design-Build Team for the Design and Construction of a Skate Park at Victor Garcia Park based on the Statement of Qualifications (Project No. 1718-40-510-S003-020). (ENGINEERING)

F) Consideration and action, if any, on Change Order No. 1 and Final Reconciliation of Quantities for the Civic Center Asbestos Abatement Project (TIPS Account No. 161201) (Project No. 1718-39-10-C001-001). (ENGINEERING)

G) Consideration and action, if any, on Change Order No. 1 and Final Acceptance of the Waste Water Treatment Plant Clarifier No. 2 Rehabilitation Project (Bid Number 1516-02-582-0037). (ENGINEERING)

H) Consideration and action, if any, on acceptance of the City of Pharr Lift Station No. 25 and 16-inch Forcemain Project (Bid Number 1516-02-582-0028). (ENGINEERING)

**7. PURCHASING:**

A) Consideration and action, if any, on the purchase of real property legally described as Pharr Original Townsite Lots 11-16, Block 50, Pharr, Hidalgo County, Texas. (DEVELOPMENT SERVICES)

## 8. CONTRACTS/AGREEMENTS:

A) Consideration and action, if any, authorizing City Manager to enter into a Subscription based Service Contract for the use of Procurement Software (Project No. 1718-01-513-IPQ006-003). (PURCHASING)

B) Consideration and action, if any, authorizing City Manager to enter into a contract with SmartCom Solution for internet services at the Pharr Memorial Library and Development and Research Center. (LIBRARY)

C) Consideration and action, if any, on Project Auto. (PEDC II)

**9. CLOSED SESSION:** *In accordance with Chapter 551 of the Texas Gov't. Code, the Pharr Board of Commissioners hereby gives notice that it may meet in a closed (non-public) executive session to discuss the items listed on the public portion of the meeting agenda in accordance with the following below:*

Pursuant to Section 551.071, the City may convene in a closed, non-public meeting with its attorney and discuss any matters related to **legal advice on pending or contemplated litigation, settlement offer, and/or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.072, the City may convene in a closed, non-public meeting to discuss any matters related to **real property and deliberate the purchase, exchange, lease, or value of real property as such would be detrimental to negotiations between the City and a third party in an open meeting.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.074, the City may convene in a closed, non-public meeting to discuss any matters related to **appointment, employment, evaluation, reassignment, duties and discipline or dismissal of a public officer or employee and to hear any complaints or charges against an officer or employee.** The City and its attorney may also discuss such issues with the appropriate staff including members so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.076, the City may convene in a closed, non-public meeting to discuss any matters on the **deployment, or specific occasions for implementation, of security personnel or devices.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.084, the City may convene in a closed, non-public meeting to discuss any matters involving an **investigation and may exclude a witness from hearing during the examination of another witness in the investigation.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

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Pursuant to Section 551.087, the City may convene in a closed, non-public meeting to discuss any matters regarding **economic development issues**. The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

**10. RECONVENE:** *into Regular Session, and consider action, if necessary on any items(s) discussed in closed session.*

### 11. ADJOURNMENT:

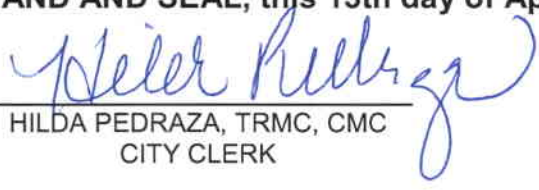
#### NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

City Hall is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Clerk's Office at 956/402-4100 ext. 1003/1007 or FAX 956/702-5313 or E-mail [hilda.pedraza@pharr-tx.gov](mailto:hilda.pedraza@pharr-tx.gov) or [imelda.barrera@pharr-tx.gov](mailto:imelda.barrera@pharr-tx.gov) for further information. Braille is not available.

I, the undersigned authority, do hereby certify that the above notice of said Regular Meeting of the City Commission of the City of Pharr was posted on the bulletin board at City Hall and on the City's web page at [www.pharr-tx.gov](http://www.pharr-tx.gov). This Notice was posted on the 13th day of April, 2018 at 3:30 p.m. and will remain posted continuously for at least 72 hours preceding the scheduled time of said Meeting, in compliance with Chapter 551 of the Government Code, Vernon's Texas Codes, Annotated (Open Meetings Act).



**WITNESS MY HAND AND SEAL, this 13th day of April, 2018.**

  
HILDA PEDRAZA, TRMC, CMC  
CITY CLERK

I certify that the attached notice and agenda of items to be considered by the City Commission was removed from the bulletin board of City Hall on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ by,

\_\_\_\_\_  
Title: \_\_\_\_\_