



**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., 2ND FLOOR, PHARR, TEXAS
COMMENCING AT 4:00 PM ON
MONDAY, AUGUST 13, 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 Sales Tax Report for August 2018.

B) City Engineer's 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 July 16, 2018 Regular Called Meeting.
(ADMINISTRATION)

B) Consideration and action ratifying \$500 donation from City of Pharr to World Day Against Human Trafficking event on Thursday, July 26, 2018 at the Pharr Events Center. (EVENTS CENTER)

C) Consideration and action ratifying BuyBoard purchase for play structure installed at Jackson Place Apartments. (Project #1718-01-522-P021-001)
(PARKS)

D) Consideration and action on Memorandum of Understanding between the Texas A& M Engineering Extension Service and the City of Pharr to allow Pharr Firefighters to participate in Statewide deployment in Urban Search and Rescue activities. (FIRE)

E) Consideration and action on submission of a State of Plan Operation (SPO) with the Texas Law Enforcement Support Office (LESO). (POLICE)

F) Consideration and action authorizing City Manager to advertise for Request for Proposals for a third-party collection agency/law firm to collect municipal court fines for citations older than one year. (MUNICIPAL COURT)

G) Consideration and action authorizing City Manager to advertise for sealed bids for Sludge Management Services for the Water and Wastewater Treatment Plants. (PUBLIC UTILITIES)

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H) Consideration and action authorizing City Manager to solicit a scope and fee proposal from an engineering firm to perform a traffic study of Las Milpas Rd. (ENGINEERING)

I) Consideration and action on request from Hidalgo County Democratic Party Chairperson Norma Ramirez for waiving of rental fees for the Pharr Events Center on Friday, August 17, 2018 for a fundraiser for the Hidalgo County Democratic Party. (EVENTS CENTER)

J) Consideration and action on request from Food Bank RGV to waive Pharr Events Center rental fees for the 13th Annual Empty Bowls fundraiser on Tuesday, September 18, 2018 from 11:00 a.m to 1:30 p.m. (EVENTS CENTER)

K) Consideration and action on Transportation Intermediaries Association Membership for \$1,040. (BRIDGE)

L) Consideration and action on Development Services Cases:

1. Scalisi's Chicago Pizza & More is requesting 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 being 0.073 of an acre, more or less, out of Lot 2, Nolana Business Plaza Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 912 East Nolana Loop, Suites R, S and T. **CUP# 170637**

2. Rommel Organista, d/b/a Kurai Chinese & Sushi Restaurant, is requesting 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 being Lot 1, Jackson Ridge Court Phase II Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1201 South Jackson, Suite 1. **CUP# 120424**

3. Smokin' Moon, LLC. has filed with the Planning and Zoning Commission a request for Conditional Use Permit and Late Hours Permit to allow the sale of alcoholic beverages for on-premise consumption in a Heavy Commercial District (H-C). The property is legally described as being all of Lot 1-A, Albrad Unit No. 1 Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1617 West Polk Avenue. **CUP#180648**

4. The City of Pharr, d/b/a Pharr Events Center, has filed a request for 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 Lot 1, Tip-O-Texas Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 3000 North Cage Boulevard. **CUP# 160627**

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5. Marta's Bar 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 Business District (C-2). The property is legally described as being 0.064 acres, more or less, out of Lots 13-16, and the W10' out of Lot 12, Block 32, Pharr Original Townsite, Pharr, Hidalgo County, Texas. The property is physically located at 410 West State Street, Suite D. **CUP#160737**

6. O & C Bar B Que, LLC, d/b/a Bar B Cutie Smokehouse, is requesting 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 being Lot 2B, Pharr Commercial Park Phase II Subdivision, Pharr, Hidalgo County, Texas. The property is physically located at 1933 West Interstate 2. **CUP#160633**

7. Jose Alberto Hernandez, d/b/a Doc's Billiards & Sports Bar, 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 the S150' of Lots 17, 18 and 19, Block 1, San Patricia Acres Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 917 West Ferguson Avenue. **CUP#130630**

PLATS:

1. NAIN Engineering, L.L.C., representing Elign Xavier, owner, is requesting final plat approval of the proposed Las Canteras Plaza Subdivision. The property is legally described as 1.08 acres of land out of Lot 7, Block 5, A.J. McCOLL Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 3000 Block of North Jackson Road. **SUB#180413**

REGULAR AGENDA - OPEN SESSION:

5. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Resolution cancelling/re-scheduling the City Commission Regular Meeting of Monday, September 3, 2018 due to Labor Day holiday. (ADMINISTRATION)

B) Consideration and action, if any, on Resolution appointing/re-appointing one (1) member to the Civil Service Commission. (HR)

C) Consideration and action, if any, on Resolution for revised Action Plan 2018 budget for submission to the U. S. Department of Housing & Urban Development (HUD). (GMCD)

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D) Consideration and action, if any, on Resolution for Substantial Amendment to the city's five (5) year Consolidated Plan & Strategy (CPS) for submission to the U.S. Department of Housing & Urban Development (HUD). (GMCD)

E) Consideration and action, if any, on Resolution authorizing publication of Notice of intention to issue Certificates of Obligation in an aggregate principal amount not to exceed \$20,000,000. (FINANCE)

F) Consideration and action, if any, on Resolution of the Board of Commissioners of the City of Pharr, Texas approving (i) the Resolution of the board of directors of the Pharr Economic Development Corporation II approving the entering into a loan agreement, promissory note, new and amended sales tax pledge agreement; and agreement with Lone Star National Bank; (ii) a sales tax remittance agreement; and (iii) the authority of the mayor to execute a general certificate of the City and sales tax remittance agreement, to support economic development projects. (FINANCE)

G) Consideration and action, if any, on Resolution of the Board of Commissioners of the City of Pharr, Texas approving (i) the resolution of the board of directors of the Pharr economic development corporation II authorizing and approving certain amendments to the loan and loan documents with lone star national bank payable from the corporation's sales tax revenue, authorizing issuance of an amended and restated note, and approving the form and substance and authorizing the execution and delivery of amended and restated loan documents; and approving authority of the mayor to execute a general certificate of the city, and sales tax remittance agreement, to support economic development projects". (FINANCE)

6. ADMINISTRATIVE:

A) Submission of 2018 Certified Rolls. (FINANCE)

B) Consideration of Proposed Tax Rate for the 2018 . (FINANCE)

C) Schedule Public Hearings for adoption of Tax rate for 2018 if Proposed Tax Rate if higher than Effective Tax Rate. (FINANCE)

D) Certification for Estimated Collection Rate for the Year 2018 for Property Taxes. (FINANCE)

E) Consideration and action, if any, on Deduct Change Order Number 2 and acceptance of the Traffic Signal Improvements on Veterans Road at Kelly Avenue and Eldora Road as complete and authorization to release final payment and retainage in the amount of \$ 12,466.69 to D&G Energy Corp. (Bid Number 1617-01-528-0035) (ENGINEERING)

F) Discussion on Regulation of Rental Dwellings and Multi-Family Units. (DEVELOPMENT SERVICES)

7. PURCHASING:

A) Consideration and action, if any, authorizing City Manager to award a Supply Contract for the Purchase and Delivery of Firefighters Bunker Gear. (Project # 1718-01-515-SP005-067) (FIRE)

B) Consideration and action, if any, authorizing City Manager to award a Supply Contract for the Purchase and Delivery Stone Aggregate. (Project# 1718-40-510-SP006-073)
(PUBLIC WORKS)

C) Consideration and action, if any, authorizing City Manager to award Project 1 - Service Contract to Generate Chlorine Dioxide, Project 2 - Supply Contract for Purchase & Delivery of Sodium Chlorite, and Project 3 - Purchase & Installation of New Equipment. (Project #1718-60-582-S009-165)
(PUBLIC UTILITIES)

D) Consideration and action, if any, authorizing the City Manager to enter into a Purchase Contract utilizing the BuyBoard contract for the purchase of a hyper-converged server and storage solution from SHI Government Solutions for the upgrade of city operations servers. (Project #1718-01-518-P022-003)
(INNOVATION & TECHNOLOGY)

8. CONTRACTS/AGREEMENTS:

A) Consideration and action, if any, on Department of Public Safety Interlocal Cooperation Contract for General Stores supplies. (Project # 1718-01-512-IPQ038-001) (POLICE)

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B) Consideration and action, if any, on Memorandum of Understanding between the Pharr Police Department and Drug Enforcement Administration (DEA) for reimbursement of joint operations. (POLICE)

C) Consideration and action, if any, on Memorandum of Understanding between U.S. Immigration and Customs Enforcement and the Pharr Police Department for reimbursement of joint operations. (POLICE)

D) Consideration and action, if any, authorizing City Manager to execute a Product License and Support Services Agreement with Sergeant Labs for their Aristotle Insight Security Platform, (Project No. 1718-01-518-IPQ036-02) (INNOVATION & TECHNOLOGY)

E) Consideration and action, if any, authorizing City Manager to negotiate and enter into a contract with Garcia Infrastructure Consultants, LLC. for the construction management services of the Sanitary Sewer Utility Adjustments related to the Regional Linear Park Hike and Bike Trail, I-Road Tunnel Crossing conflict. (ENGINEERING)

F) Consideration and action, if any, authorizing City Manager to enter into a License Agreement through DIR Cooperative Contract #DIR-TSO-3899 for an IT Training platform. (Project #1718-01-518-IPQ037-001) (INNOVATION & TECHNOLOGY)

G) Consideration and action, if any, authorizing City Manager to amend contract with Alvarado Architects & Associates, Inc. for professional architectural services for the Parks and Recreation Dugouts for the Pharr Sports Complex and Witten Park Project. (PROJECT #C1718-01-528-0025) (ENGINEERING)

H) Consideration and action, if any, on award of contract for the Pharr Sports Complex and Witten Park Dugout Improvements Project (Project No. 1718-40-510-C008-161) (ENGINEERING)

I) Consideration and action, if any, on Preferred Provider Agreement for Emergency Air Medical Services with AirMethods for helicopter medical assistance for the Pharr Fire Department. (FIRE)

9. LEGAL:

A) Attorney consultation with Attorney Ricardo J. Navarro pursuant to Section 551.071(1), Texas Gov't Code, to receive a status report and legal briefing on all pending direct hire matters arising out of fire and police department civil service disciplinary matters. (LEGAL)

B) Attorney consultation with Attorney Ricardo J. Navarro pursuant to Section 551.071(2), Texas Gov't Code, to receive a status report and legal briefing regarding the City's rights, duties, privileges and obligations in connection with the collective bargaining labor agreement with the Pharr Police Officer's majority bargaining agent, and related legal matters. (LEGAL)

C) Consultation with counsel and action, if any, concerning status and representation concerning TML Claim No. 1300202438. (LEGAL)

10. 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.

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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.

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.

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

12. 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 or 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. This Notice was posted on the 10th day of August 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 10th day of August 2018.

Hilda Pedraza
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: _____