



**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, OCTOBER 16, 2017**

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 October 2017 Sales Tax Report. (FINANCE)

B) Submission of September 2017 Tax Collection Report. (FINANCE)

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 October 2, 2017 Regular Called Meeting. (ADMINISTRATION)

B) Consideration and action, if any, authorizing City Manager to advertise for bids for the Single Machine Repaving Project Year 3. (ENGINEERING)

C) Consideration and action, if any, authorizing City Manager to advertise for RFP for executive recruitment services for the position of Police Chief. (HR)

D) Consideration and action, if any, on request from PJSA ISD for the use of the Jose "Pepe" Salinas Memorial Civic Center-Large Hall on Wednesday, November 1, 2017 for their Volunteer Swearing In Ceremony. (PARKS)

E) Consideration and action, if any, on Development Services Cases:

1. Chipotle Texas, LLC, 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 0.05 acres, more or less, out of El Centro Mall No. 4 Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 500 North Jackson Road, Suite N-1.

2. Gabriela's Heavenly Wings XXIII, LLC, d/b/a Wingstop Restaurant, has filed with the Planning and Zoning Commission a request for a Conditional Use 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 being 0.046 of an acre, more or less, out of Lot 1, Spamer Business Park Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 8001 South Jackson Road, Suite 6.

3. Hector Espino, owner, is requesting a change of zone from Single-Family Residential District (R-1) to Residential Townhouse District (R-TH). The subject property is located on the north side West Newcombe Avenue with the physical address of 628 West Newcombe Avenue (Park Avenue). The property is legally described as being the W46'-S100' out of Lots 18 & E22'-S100' out of Lot 19, Block 1, Eula Young Subdivision, Pharr, Hidalgo County, Texas.

4. Campero Legacy Properties, LLC is requesting a change of zone from Agricultural and/or Open Space District (A-O) to a Limited Industrial District (L-I). The subject property is located on the north side of West Anaya Road and is physically located between the 700 and 900 Block of West Anaya Road. The property is legally described as being 7.43 acres gross, more or less, out of Lots 358 & 359, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas.

5. Campero Holdings Company, LLC is requesting a change of zone from Agricultural and/or Open Space District (A-O) to a Limited Industrial District (L-I). The subject property is located on the north side of West Anaya Road and is physically located between the 1100 and 1200 Block of West Anaya Road. The property is legally described as being 9.27 acres gross, more or less, out of Lot 359, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas.

REGULAR AGENDA - OPEN SESSION:

5. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Ordinance adopting unanimous settlement agreement, setting rates and establishing tariffs for the provision of natural gas service by Texas Gas Service Company, a Division of one Gas, Inc., within the City of Pharr. **1st & Final Reading** (ADMINISTRATION)

B) Consideration and action, if any, on Ordinance amending Ordinance No. O-2017-37 (Rental of City Facilities). **1st Reading** (PARKS)

C) Consideration and action, if any, on Ordinance amending Ordinance O-87-40 (Floods). **1st Reading** (ENGINEERING)

D) Consideration and action, if any on Ordinance amending Zoning Ordinance No. O-82-13 by adding a new section titled Single Family Residential Estate District (R1-E). **1st Reading** (DEVELOPMENT SERVICES)

E) Consideration and action, if any, on Resolution appointing/re-appointing a Representative and an Alternate for Amigos Del Valle Board of Directors for Fiscal Year 2017-2018. (ADMINISTRATION)

F) Consider and action, if any, on Resolution appointing/re-appointing four (4) members to the Golf Course Advisory Board. (PARKS)

G) 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)

6. ADMINISTRATIVE:

A) Consideration and action, if any, on Change Order Number 1 for the Traffic Signal Improvements on Veterans Boulevard at Kelly Avenue and Eldora Road (Bid No. 1617-01-528-0035). (ENGINEERING)

B) Consideration and action, if any, on Change Order Number 1 and Final Reconciliation of Quantities for the Jackson Road and Cage Blvd. raised Medians Construction Project (Bid Number 1617-01-528-0027). (ENGINEERING)

7. CONTRACTS/AGREEMENTS:

A) Consideration and action if any, authorizing the Pharr Police Department and the State of Texas to implement the FY2018 (Grant #2018-PharrPD-S-1YG-0098) State and Community Highway Safety Grant Program. This grant concentrates on Commercial Motor Vehicle Enforcement. (POLICE)

B) Consideration and action, if any, authorizing City Manager to negotiate and enter into a contract with R. Gutierrez Engineering Corporation for

Professional Engineering Services for the West Thomas Road Intersection Widening Project. (ENGINEERING)

C) Consideration and action if any, authorizing City Manager to accept proposals from Superior Alarms for cabling of the internal network for the South Pharr Development and Research Center in the amount of \$40,688.24. (LIBRARY)

D) Consideration and action, if any, on License and Services Agreement with Tyler Technologies for the acquisition of new World Software for the Pharr Police Department. (POLICE)

E) Consideration and action, if any, amending contract with Waste Management. (FINANCE)

F) Consideration and actions if any, on service agreement between the City of Pharr and the Pharr Community Theater to provide education and cultural services for the citizens of Pharr. (LIBRARY)

G) Consideration and action, if any, amending agreement with The Wendorf Detective Agency for professional services. (HR)

H) Consideration and action, if any, on amending interlocal agreement with the P-SJ-A ISD. on the Pharr Aquatic Center. (PARKS)

8. 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.*

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

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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.

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.

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

10. 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 13th day of October, 2017 at 4:00 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).

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WITNESS MY HAND AND SEAL, this 13th day of October, 2017.


for HILDA PEDRAZA, TRMC
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: _____