

**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, JUNE 15, 2020**

The City of Pharr has called this meeting as allowed pursuant to Texas law, city charter, and city ordinances. 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 board.

B) Pledge of Allegiance/Invocation.

2. PUBLIC TESTIMONY: (Ordinance No. O-2019-45). A person intending on addressing the governing body may speak at a scheduled meeting of the governing body following registration with the presiding clerk and prior to the scheduled meeting. A registered speaker may speak only on items on the agenda and may not exceed 1.5 minutes when addressing the board regarding an agenda item. A registered speaker may not donate time to another speaker. A sign-in form for public testimony shall be promulgated by the presiding clerk and be made available at the city clerk's office. A person may sign up for public testimony beginning at the time the agenda is posted for the meeting. A person may not sign up later than one hour before the posted meeting is scheduled to begin. No registered speaker may be allowed to speak regarding an item once the public testimony portion of the agenda has ended.

3. PUBLIC HEARINGS: (Ordinance No. O-2019-31). A registered speaker during the public hearing may not exceed 1.5 minutes when addressing the board. A sign-in form for participation in public a hearing shall be promulgated by the presiding 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.

A) Public Hearing on Development Services Cases

4. 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 Collection Report for June 2020.

B) Submission of Property Tax Collection Report for May 2020.

5. 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 June 1, 2020 Regular Called Meeting and June 1, 2020 Workshop Meeting. (ADMINISTRATION)

B) Consideration and action authorizing City Manager to extend the Supply Contract with Gold Star Petroleum for the Purchase and Delivery of Fuel. (Project #1718-01-517-SP002-59). (PURCHASING)

C) Consideration and action on Development Services Cases:

1. Jose Ruben Mendez, d/b/a 100% Antojitos Mexicanos, 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 a 0.04 acre tract of land out of Lot 1, Jackson Ridge Court Phase 2 Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1201 South Jackson Road, Suite 9. **CUP#140525**

2. Kans & Kegs #2 LLC. 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 a 0.035 acre tract of land, more or less, out of Lot 1, Block 2, Los Marineros Subdivision Phase 1, Pharr, Hidalgo County, Texas. The property's physical address is 2508 South Cage Boulevard. **CUP#200524**

3. Kans & Kegs #4 LLC. 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 30 and 31, Block 5, Evans Subdivision No. 3, Pharr, Hidalgo County, Texas. The property's physical address is 6804 South Cage Boulevard. **CUP#200525**

4. Maria Dolores Montenegro, d/b/a Pato's Place, is requesting renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a Business District (C-2). The property is legally described as the West 8.6 feet of Lot 29 and all of Lot 30, Block 30, Pharr Original Townsite Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 226 West State Avenue. **CUP#990583**

AGENDA REGULAR MEETING
June 15, 2020

D) PLATS:

1. M Garcia Engineering LLC, representing Ruben Fonseca, Vice President of EAT Fonseca, LLC., is requesting final plat approval of the proposed East Park Subdivision. The property is legally described as a tract of land containing 2.09 acres of land and being part or portion of Lots 13 and 14, L.R. Bell Development "E" Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 1700 Block of North Veterans Boulevard ("I" Road). **SUB#200618**

REGULAR AGENDA - OPEN SESSION:

6. ORDINANCES AND RESOLUTIONS:

- A) Consideration and action, if any, on Ordinance amending Ordinance No. O-2007-06 and adopting a new and updated ordinance known as "Substandard Structures." (**First Reading**) (DEVELOPMENT SERVICES)
- B) Consideration and action, if any, on Resolution appointing/reappointing six (6) members to the Pharr Memorial Library Advisory Board. (LIBRARY)

7. ADMINISTRATIVE:

- A) Presentation and discussion on the proposed Police Department Gun Range Relocation Project Schematic Design. (ENGINEERING)
- B) Consideration and action, if any, authorizing the City Manager to submit a Flood Infrastructure Fund (FIF) application to the Texas Water Development Board (TWDB) for various Drainage Improvement Projects for the current FY 2020 Funding Cycle. (ENGINEERING)

8. CONTRACTS/AGREEMENTS:

- A) Consideration and action, if any, on First Amendment to Lease Agreement between St. Jude Thaddeaus Church and City of Pharr. (ADMINISTRATION)
- B) Consideration and action, if any, on award of contract for the City Hall Overflow Parking Project. (Project No. 1920-40-510-C005-400) (ENGINEERING)
- C) Consideration and action, if any, authorizing City Manager to negotiate and enter into a Contract with Halff Associates for Professional Surveying Services related to the City-Wide Ditch Widening Project No. 1920-01-528-S020-001 (Rotation List) (ENGINEERING)

AGENDA REGULAR MEETING
June 15, 2020

D) Consideration and action, if any, authorizing City Manager to negotiate and enter into a Contract with Trimad Consultants, LLC for Professional Water and Wastewater Engineering Services related to the Expressway Elevated Storage Tank to Eldora Elevated Storage Tank Water Transmission Main Project No. 1920-60-583-S014-001 (Rotation List) (ENGINEERING)

E) Consideration and action, if any, authorizing and giving the City Manager authority to negotiate an additional scope of work, negotiate a price and amend the Construction Management Contract for Bridge FY 15 projects. (ADMINISTRATION)

F) Consideration and action, if any, on authorizing City Manager to negotiate and amend the Facility Assessment Agreement to add an additional scope of work to evaluate the city's sewer lift stations as well as a more in depth and intrusive HVAC and electrical assessment. (ADMINISTRATION)

G) Consideration and action, if any, on 380 Incentive Agreement for Project Sign. (ADMINISTRATION)

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 Board 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 Board 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 Board 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.

AGENDA REGULAR MEETING
June 15, 2020

Pursuant to Section 551.076, the Board 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 Board 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 Board 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:

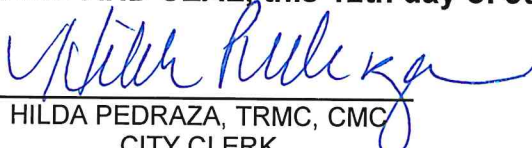
NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

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 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 12th day of June 2020 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 12th day of June 2020


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: _____