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 5, 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:

A) PUBLIC HEARING ON DEVELOPMENT SERVICES CASES: *(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 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.*

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) City Engineer's Report.

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 September 8, 2020 Special Called Meeting; September 8, 2020 Regular Called Meeting; September 14, 2020 Special Called Meeting; and September 21, 2020 Regular Called Meeting. (ADMINISTRATION)

B) Consideration and action on Development Services Cases:

1. Olly's Drive Thru 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 0.04-acre tract of land, more or less, out of Lots 27 and 28, La Quinta Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 5850 South Cage Boulevard. **CUP#200836** (DEVELOPMENT SERVICES)

2. Tropical Island is requesting renewal of the Conditional Use 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 B-1, Northpoint Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1911 North Veterans Boulevard. **CUP#180858** (DEVELOPMENT SERVICES)

3. LEM Group, LLC., d/b/a The Bridge Bar & Grill, 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 0.06-acre tract of land, more or less, out of Lot 2, Luvil, L.L.C. Estates Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 508 West IH-2, Suite 13. **CUP#150747 (**DEVELOPMENT SERVICES)

C) PLATS:

1. CDSmuery Engineers, representing, Todd Ireland, Real Estate Management Manager for AEP Texas Central Company is requesting final plat approval of the proposed AEP Young Subdivision Lots 1 & 2, Block 1. The property is legally described as being a 5.150 acre and 3.143-acre tracts of land lying in the south 10 acres of Lot 7, Block 5 of the A.J. McColl Subdivision. The property is located within the 2900 Block of N. Johnson Street. **SUB#190202** (DEVELOPMENT SERVICES)

2. CDSmuery Engineers, representing, Todd Ireland, Real Estate Management Manager for AEP Texas central company is requesting final 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** (DEVELOPMENT SERVICES)

REGULAR AGENDA - OPEN SESSION:

6. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Ordinance regulating electioneering in city owned or city-controlled property. ***(3rd and Final Reading)*** (ADMINISTRATION)

B) Consideration and action, if any, on Ordinance amending Ordinance O-2020-36 relating to the number of authorized civil service positions within the Fire and Police Departments. ***(1st Reading)*** (ADMINISTRATION)

C) Consideration and action, if any, on Resolution appointing/re-appointing two (2) members to the Parks and Recreation Advisory Board. (PARKS)

D) Consideration and action, if any, on Resolution appointing/re-appointing four (4) members to the Pharr Economic Development Corporation II Board of Directors. (PEDC II)

7. ADMINISTRATIVE:

A) Consideration and action, authorizing the City of Pharr to accept the Fiscal Year (FY) 2019 Staffing for Adequate Fire and Emergency Response (SAFER) Grant in the amount of $1,475,883.99 for the hiring of nine (9) firefighters. (FIRE)

B) Update on City Wide Drainage Master Plan. (ENGINEERING)

8. PURCHASING:

9. CONTRACTS/AGREEMENTS:

A) Consideration and action, if any, authorizing City Manager to extend the Supply Contract with Lhoist North America of Texas, Ltd. for Type B Lime Slurry. (PURCHASING)

B) Consideration and action, if any, authorizing City Manager to amend contract with The Warren Group, Inc. in the amount of $23,173 for additional Professional Architectural Services for the Northside Community Center Project. (ENGINEERING)

C) Consideration and action, if any, authorizing City Manager to negotiate and enter into a contract with Cobb, Fendly & Associates, Inc for Preliminary Engineering Services for City Wide Fiber Optic Installation Project. (ENGINEERING)

D) Consideration and action, if any, authorizing City Manager to enter into an agreement with The Lion Strategy Group for consulting services for the Pharr Police Department. (POLICE)

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 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.

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.

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 2nd day of October 2020 at 3:45 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 2nd day of October 2020.

CITY OF PHARR TEXAS

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: ________________________

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 3.A.
DATE SUBMITTED: October 2, 2020
MEETING DATE: October 5, 2020

FROM: Hilda Pedraza, City Clerk

DEPARTMENT: Administration

DIRECTOR:

Agenda Item: Public Hearing on Development Services Cases

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue:

Financial Consideration:

Staff Recommendation:

Alternatives:

ROUTING:

Hilda Pedraza Created/Initiated - 10/2/2020

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 4.A.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Omar Anzaldua, City Engineer

DEPARTMENT: Engineering

DIRECTOR:

Agenda Item: City Engineer's Report

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue: City Engineer's Report

Financial Consideration:

Staff Recommendation:

Alternatives:

ROUTING:

Omar Anzaldua	Created/Initiated - 9/30/2020
Omar Anzaldua	Approved - 10/2/2020
City Management Office	Final Approval - 10/2/2020

Construction Phase

- ❑ **Renovations of Jose "Pepe" Salinas Civic Center**
- ❑ **City Hall Remodeling**
- ❑ **City of Pharr Downtown Park**
- ❑ **Pharr Bridge Office Expansion**
- ❑ **Aquatic Facility**
- ❑ **City Wide Drainage Ditch Widening**

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 5.A.
DATE SUBMITTED: October 2, 2020
MEETING DATE: October 5, 2020

FROM: Hilda Pedraza, City Clerk

DEPARTMENT: Administration

DIRECTOR:

Agenda Item: Approval of Minutes for September 8, 2020 Special Called Meeting; September 8, 2020 Regular Called Meeting; September 14, 2020 Special Called Meeting; and September 21, 2020 Regular Called Meeting.

Classification: Consent

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue:

Financial Consideration:

Staff Recommendation:

Alternatives:

ROUTING:

Hilda Pedraza	Created/Initiated - 10/2/2020
City Management Office	Final Approval - 10/2/2020

MINUTES
BOARD OF COMMISSIONERS
SPECIAL CALLED MEETING
TUESDAY, SEPTEMBER 8, 2020
118 SOUTH CAGE 2nd FLOOR

The Board of Commissioners of the City of Pharr, Texas, met in a Special Called Meeting on Tuesday, September 8, 2020 and following is the record of attendance.

BOARD OF COMMISSIONERS PRESENT:	Mayor Ambrosio Hernandez Comm. Eleazar Guajardo Mayor Pro Tem Roberto “Bobby” Carrillo Comm. Ramiro Caballero Comm. Daniel Chavez Comm. Ricardo Medina Comm. Itza Flores
BOARD OF COMMISSIONERS ABSENT:	None
STAFF PRESENT:	Edward Wylie, Interim City Manager Anali Alanis, Assistant City Manager Hilda Pedraza, ACM/City Clerk Karla Saavedra, Finance Director Daniel Ramirez, Communications Director
CITY ATTORNEY	Patricia Rigney, City Attorney

ITEM 1. CALL TO ORDER

A) ROLL CALL AND POSSIBLE ACTION ON THE EXCUSING OF ANY ABSENT MEMBER OF THE GOVERNING BOARD

Mayor Hernandez called the meeting to order at 4:00 p.m. Roll call established a quorum.

ITEM 2. PUBLIC TESTIMONY

There were no comments from the public.

ITEM 3. PUBLIC HEARING

A) PUBLIC HEARING: SOLICITATION OF COMMENTS FROM THE GENERAL PUBLIC ON THE 2020 TAX YEAR PROPOSED PROPERTY TAX RATE FOR THE CITY OF PHARR (FINANCE)

Mayor Hernandez opened the public hearing. There being no comments from the public, the public hearing was closed.

Mayor Hernandez informed the public the City of Pharr was not raising taxes. Ed Wylie, Interim City Manager, briefly stated property taxes were based on the appraised value of the property which was set by Hidalgo County Appraisal District.

B) PUBLIC HEARING: SOLICITATION OF COMMENTS FROM THE GENERAL PUBLIC ON BUDGET FISCAL YEAR 2020-2021 (FINANCE)

Mayor Hernandez opened the public hearing. There being no comments from the public, the public hearing was closed.

ITEM 4. CLOSED SESSION

None

ITEM 5. RECONVENE

None

ITEM 6. ADJOURNMENT

There being no other business to come before the board, Comm. Guajardo **moved** to adjourn. Comm. Chavez seconded the motion and when put to a vote, the motion carried unanimously. Meeting adjourned at 4:02 p.m.

CITY OF PHARR

AMBROSIO HERNANDEZ
MAYOR

STATE OF TEXAS
COUNTY OF HIDALGO
CITY OF PHARR

ON THIS THE 8th DAY OF SEPTEMBER 2020 the Board of Commissioners of the City of Pharr, Texas convened in a **SPECIAL CALLED MEETING** at the Commissioner's Room located at 118 S. Cage, 2nd Floor, Pharr, Texas. The meeting being open to the public and notice of said meeting, giving the date, place, subject, hereof, having been posted in accordance with Chapter 551, Texas Government Code (Open Meetings Act) and there being present a quorum, I, **HILDA PEDRAZA, CITY CLERK**, of the City of Pharr, Texas, certify that this is a true and correct copy of the minutes.

ATTEST:

____
HILDA PEDRAZA, CITY CLERK

APPROVED:

MINUTES
BOARD OF COMMISSIONERS
REGULAR CALLED MEETING
TUESDAY, SEPTEMBER 8, 2020
118 SOUTH CAGE 2nd FLOOR

The Board of Commissioners of the City of Pharr, Texas, met in a Regular Called Meeting on Tuesday, September 8, 2020 and following is the record of attendance.

BOARD OF COMMISSIONERS PRESENT:	Mayor Ambrosio Hernandez Comm. Eleazar Guajardo Mayor Pro Tem Roberto "Bobby" Carrillo Comm. Ramiro Caballero Comm. Daniel Chavez Comm. Ricardo Medina Comm. Itza Flores
BOARD OF COMMISSIONERS ABSENT:	None
STAFF PRESENT:	Edward Wylie, Interim City Manager Anali Alanis, Assistant City Manager Hilda Pedraza, ACM/City Clerk Omar Anzaldua, City Engineer Karla Saavedra, Finance Director Veronica Ramirez, HR Director Gary Rodriguez, Events Center Director Andrew Harvey Jr., Police Chief Leonardo Perez, Fire Chief Melanie Cano, Development Services Dir. Pilar Rodriguez, Interim Public Works Dir. Ruben Rosales, Public Utilities Dir. Sergio Alanis, Parks & Rec. Director Raul Garza, CDBG Director Mike Singleterry, Library Jose Pena, I.T. Director Luis Bazan, Bridge Director Victor Perez. PEDC Director Ignacio Amezcua, Purchasing Director Daniel Ramirez, Communications Director Karina Lopez, Interim Chamber President
CITY ATTORNEY	Patricia Rigney, City Attorney

ITEM 1. CALL TO ORDER

A) ROLL CALL AND POSSIBLE ACTION ON THE EXCUSING OF ANY ABSENT MEMBER OF THE GOVERNING BOARD

Mayor Hernandez called the meeting to order at 5:31 p.m. Roll call established a quorum.

B) PLEDGE OF ALLEGIANCE/INVOCATION.

Luis Bazan, Bridge Director, led in the pledge of allegiance and said the invocation.

At this time, Ed Wylie, Interim City Manager, stated they would deviate from the agenda and go to item 5(B). There was no objection.

ITEM 5. CITY MANAGER'S REPORTS

B) CITY EVENTS OF INTEREST

Andy Harvey, Police Chief, presented Officer Gerardo Gonzalez Jr. with a Hero Award and recognized him for saving a George West Police Officer’s life while off duty.

Senator Lucio and State Representative Sergio Munoz Jr. honored the courage and bravery of Officer Gonzalez. They presented him with a State Resolution and State Flag. They also recognized and commended his selfishness he demonstrated by assisting a fellow police officer while off duty.

Mayor Hernandez thanked both, Senator Lucio and State Representative Munoz for being here and expressed his heartfelt condolences to State Representative Munoz for the loss of his father Sergio Munoz Sr.

Mayor Hernandez and City Commission thanked Officer Gonzalez for going beyond the call of duty and for his heroic act in making a difference in someone’s life.

At this time, Andy Harvey, Police Chief, introduced two (2) new police officers Osvaldo Mateo and Officer Luis Martinez. Officer Mateo and Luis Martinez stated they were both honored to serve the City of Pharr and thanked the Commission for the opportunity to serve the City of Pharr community and citizens.

ITEM 2. PROCLAMATIONS

A) PROCLAMATION PROCLAIMING NATIONAL DAY OF REMEMBRANCE FOR MURDER VICTIMS

Mayor Hernandez read proclamation proclaiming September 25, 2020 as National Day of Remembrance for Murder Victims.

Robert Garcia received proclamation and thanked the Commission for their continued support on remembering murdering victims.

B) PROCLAMATION PROCLAIMING TROPICAL SMOOTHIE CAFE DAY

Mayor Hernandez read proclamation proclaiming September 8, 2020 as Tropical Smoothie Café Day.

Jose Perez, General Manager, received proclamation and thanked the Commission for the recognition. He stated Tropical Café was an establishment that inspires a healthier lifestyle by offering healthier eating options.

ITEM 3. PUBLIC TESTIMONY

There were no comments from the public.

ITEM 4. PUBLIC HEARINGS

A) PUBLIC HEARING ON DEVELOPMENT SERVICES CASES

Ed Wylie, Interim City Manager, opened the public hearing. There being no comments from the public, the public hearing was closed.

ITEM 5. CITY MANAGER'S REPORTS

A) CITY ENGINEER'S REPORT

Ed Wylie, Interim City Manager, introduced the item. He stated projects were on track and stated questions could be entertained at this time.

B) CITY EVENTS OF INTEREST

Ed Wylie, Interim City Manager, reported on Census 2020 Pharr-B-Q Round Up events taking place in the month of September and stated this was to encourage residents to fill out their census form.

ITEM 6. CONSENT AGENDA

A) APPROVAL OF MINUTES FOR AUGUST 17, 2020 REGULAR CALLED MEETING (ADMINISTRATION)

B) CONSIDERATION AND ACTION ON THE ECONOMICALLY DISADVANTAGED COUNTIES (EDC) PROGRAM APPLICATION FOR THE HI-LINE ROAD, FROM JACKSON ROAD TO CAGE BOULEVARD (CSJ# 0921-02-376) (ENGINEERING)

C) CONSIDERATION AND ACTION AUTHORIZING CITY MANAGER TO ADVERTISE BIDS FOR THE CITY-WIDE LAWN AND LANDSCAPING SERVICES (PROJECT NO. 1920-01-522-S051-288) (PURCHASING)

D) CONSIDERATION AND ACTION AUTHORIZING CITY MANAGER TO ADVERTISE FOR BIDS FOR THE CHLORINE DIOXIDE, SODIUM CHLORITE AND SERVICE EQUIPMENT FOR THE WATER TREATMENT PLANT (PROJECT NO. 1920-60-582-SP006-054) (PUBLIC UTILITIES)

E) CONSIDERATION AND ACTION AUTHORIZING CITY MANAGER TO ADVERTISE FOR REQUEST FOR PROPOSALS FOR THE CITY OF PHARR EXTERNAL FINANCIAL AUDITORS (PROJECT NO. 1920-01-511-S053-171) (FINANCE)

F) CONSIDERATION AND ACTION AUTHORIZING CITY MANAGER TO ADVERTISE FOR COMPETITIVE SEALED PROPOSALS FOR WEEDY LOT ABATEMENT AND MAINTENANCE SERVICES FOR THE CITY OF PHARR (PROJECT NO. 1920-01-527-S050-001) (DEVELOPMENT SERVICES)

G) CONSIDERATION AND ACTION ON DEVELOPMENT SERVICES CASES:

1. **MELDEN & HUNT, INC., REQUESTED A CHANGE OF ZONE FROM AGRICULTURAL AND/OR OPEN SPACE DISTRICT (A-O) TO SINGLE-FAMILY RESIDENTIAL DISTRICT (R-1). THE PROPERTY IS LEGALLY DESCRIBED AS BEING A 21.958 ACRES TRACT OF LAND, MORE OR LESS, OUT OF LOT 97, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS PHYSICALLY LOCATED WITHIN THE 4700-4900 BLOCK OF NORTH VETERANS BOULEVARD. COZ#200731**

2. **TERESA H. RIOS REQUESTED A CHANGE OF ZONE FROM SINGLE-FAMILY RESIDENTIAL DISTRICT (R-1) TO RESIDENTIAL MULTI-FAMILY DISTRICT (R-MF). THE PROPERTY IS LEGALLY DESCRIBED AS BEING LOT 1, RIOS ESTATE SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS PHYSICALLY LOCATED 407 NORTH IRIS STREET. COZ#200733**

3. **THE CITY OF PHARR, FOR THE BETTERMENT OF THE CITY, REQUESTED A CHANGE OF ZONE FROM AGRICULTURAL AND/OR OPEN SPACE DISTRICT (A-O) TO GENERAL BUSINESS DISTRICT (C) AND SINGLE-FAMILY RESIDENTIAL DISTRICT (R-1). THE PROPERTY PROPOSED FOR ZONING TO GENERAL BUSINESS DISTRICT (C) IS LEGALLY DESCRIBED AS BEING A 32.27-ACRE TRACT OF LAND, MORE OR LESS, OUT OF LOT 5 AND LOT 6, BLOCK 3, A.J. MCCOLL TRACT, PHARR, HIDALGO**

COUNTY, TEXAS. THE PROPERTY IS PHYSICALLY LOCATED WITHIN THE 5400-6100 BLOCK OF NORTH JACKSON ROAD. THE PROPERTY PROPOSED FOR ZONING TO SINGLE-FAMILY RESIDENTIAL DISTRICT (R-1) IS LEGALLY DESCRIBED AS BEING A 38.20-ACRE TRACT OF LAND, MORE OR LESS OUT OF LOT 5 AND LOT 6, BLOCK 3, A.J. MCCOLL TRACT AND A 24.62-ACRE TRACT OF LAND, MORE OR LESS, OUT OF LOT 73, KELLY-PHARR TRACT, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS PHYSICALLY LOCATED WITHIN THE 1300-1800 BLOCK OF WEST OWASSA ROAD. COZ#200734

4. **CITY OF PHARR, D/B/A TIERRA DEL SOL GOLF CLUB, REQUESTED RENEWAL OF THE CONDITIONAL USE PERMIT TO ALLOW THE SALE OF ALCOHOLIC BEVERAGES FOR ON-PREMISE CONSUMPTION IN A PLANNED UNIT DEVELOPMENT DISTRICT (PUD). THE PROPERTY IS LEGALLY DESCRIBED AS BEING A TRACT OF LAND CONTAINING 139.37 ACRES, MORE OR LESS, OUT OF LOTS 225, 226, 238, 239, 240, 241, 242 AND 243 AND ALL LAND COMPRISING OF THE GOLF COURSE, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS PHYSICALLY LOCATED AT 700 EAST HALL ACRES ROAD. CUP#160628**

5. **THE FRATERNAL ORDER OF EAGLES OF PHARR, TEXAS, REQUESTED 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 LOT 3, BLOCK 58, PHARR ORIGINAL TOWNSITE SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY'S PHYSICAL ADDRESS IS 305 SOUTH CAGE BOULEVARD. CUP#060312**

6. **O & C BAR B QUE, LLC, D/B/A BAR B CUTIE SMOKEHOUSE, REQUESTED 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. **MACUMBA PARADISE, LLC, D/B/A LA CABAÑA SINALOENSE, REQUESTED 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 0.102 ACRES, MORE OR LESS, OUT OF LOT 97, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS PHYSICALLY LOCATED AT 1209 EAST NOLANA LOOP. CUP#160736**

8. **SCALISI'S CHICAGO PIZZA & MORE, REQUESTED 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**

9. **RED ROBIN RESTAURANT REQUESTED 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, PARADISE COMMERCIAL PARK PHASE II SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY'S PHYSICAL ADDRESS IS 409 SOUTH JACKSON ROAD. CUP#030747

10. **LAS MARGARITAS RESTAURANT, INC., REQUESTED 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 BEING LOTS 7-10, BLOCK 28, PHARR ORIGINAL TOWNSITE, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY'S PHYSICAL ADDRESS IS 106 NORTH CAGE BOULEVARD. CUP#160630**

11. **BIG RIVER BREWERY, LLC, REQUESTED 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 0.37 ACRE TRACT OF LAND, MORE OR LESS, OUT OF THE E7.50AC-W20AC, LOT 107, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY'S PHYSICAL ADDRESS IS 505 WEST NOLANA LOOP. CUP#170314**

H) PLATS:

1. **NAIN ENGINEERING, L.L.C., REPRESENTING CIPRIANO GARZA BARAJAS, REQUESTED FINAL PLAT APPROVAL OF THE PROPOSED MAQUILA TRADES SUBDIVISION. THE PROPERTY IS LEGALLY DESCRIBED AS 8.53 ACRES OF LAND BEING A RE-PLAT OF LOT 3, P.E.D.C. SUBDIVISION #1, A RE-PLAT OF LOT 7, BONA TERRA SUBDIVISION AND ALSO, 3.86 ACRES OUT OF LOT 363, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS LOCATED WITHIN THE 700 BLOCK OF WEST ANAYA ROAD. SUB#170103**

2. **BARRERA INFRASTRUCTURE GROUP, INC., REPRESENTING ADOLFO CAMPERO, MANAGER FOR CAMPERO HOLDINGS COMPANY, LLC, OWNERS, REQUESTED PRELIMINARY PLAT APPROVAL OF THE PROPOSED MASTER SUBDIVISION PLAT OF PHARR LOGISTIC CENTER. THE PROPERTY IS LEGALLY DESCRIBED AS BEING A 31.31 ACRE GROSS (27.10 AC. NET) TRACT OF LAND, BEING 26.67 ACRES OUT OF LOT 359 AND 4.64 ACRES OUT OF LOT 358, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS LOCATED WITHIN THE 800-900 BLOCK OF WEST ANAYA ROAD. SUB#200312**

Ed Wylie, Interim City Manager, introduced the item and recommended approval of consent agenda.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

Ordinance Nos. O-2020-31 and O-2020-32 are filed with the City Clerk's Office.

REGULAR AGENDA - OPEN SESSION

ITEM 7. ORDINANCES AND RESOLUTIONS

A) CONSIDERATION AND ACTION, IF ANY, ON ORDINANCE REGULATING ELECTIONEERING IN CITY OWNED OR CITY CONTROLLED PROPERTY *(1ST READING)* (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item. He briefly stated municipalities cannot stop electioneering, but they can control it by setting reasonable regulations on time, place, and manner. He stated this would allow electioneering in an orderly and effective manner and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Caballero seconded the motion and when put to a vote, it carried unanimously.

B) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION REQUESTING AUTHORIZATION FROM THE TEXAS DEPARTMENT OF TRANSPORTATION TO CLOSE FM 3461 (NOLANA LOOP) FROM INTERSTATE 69 CENTRAL TO VETERANS BOULEVARD ON WEDNESDAY, NOVEMBER 11, 2020 FOR THE VETERAN'S DAY FIREWORKS DISPLAY (PUBLIC WORKS)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Medina **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

Resolution No. R-2020-45 is filed with the City Clerk's Office.

C) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION DECLARING COMPUTER EQUIPMENT AS SURPLUS FOR CITY OF PHARR FIRST RESPONDERS DRIVE THRU (IT)

Ed Wylie, Interim City Manager, introduced the item and stated no action would be taken.

D) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION ADOPTING PROCEDURES FOR THE PROCUREMENT, MANAGEMENT, AND ADMINISTRATION OF ENGINEERING AND DESIGN RELATED CONSULTANT SERVICES FOR FEDERALLY FUNDED HIGHWAY PROGRAMS (ENGINEERING)

Ed Wylie, Interim City Manager, introduced the item. He stated in order for the City of Pharr to retain eligibility to receive federal funds for transportation projects, the City must adopt and maintain an equitable qualifications-based selection procurement process. He further stated this would be incorporated into the City's Purchasing Manual and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

Resolution No. R-2020-46 is filed with the City Clerk's Office.

E) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION APPOINTING/REAPPOINTING TWO (2) MEMBERS TO THE PHARR MEMORIAL LIBRARY ADVISORY BOARD (LIBRARY)

Ed Wylie, Interim City Manager, introduced the item and stated members wished to continue serving.

Comm. Carrillo **moved** to reappoint Aida Escobar as Member and Comm. Guajardo as Ex-Officio Member to the Library Advisory Board. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

Resolution No. R-2020-47 is filed with the City Clerk's Office.

ITEM 8. ADMINISTRATIVE

A) CONSIDERATION AND APPROPRIATE ACTION TO RECOGNIZE THE PHARR POLICE OFFICERS ASSOCIATION (PPOA) AS THE MAJORITY BARGAINING AGENT FOR THE CITY OF PHARR LAW ENFORCEMENT OFFICERS PURSUANT TO SECTION 174.102, TEXAS LOCAL GOV'T CODE AND THE ELECTION OUTCOME CERTIFIED BY THE AMERICAN ARBITRATION ASSOCIATION (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item and stated the City recommended Pharr Police Officers Association be recognized as the winning bargaining agent.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

B) CONSIDERATION AND ACTION, IF ANY, ON STRATEGIC FRAMEWORK (MISSION, VISION, VALUES AND STRATEGIC GOALS) FOR THE CITY OF PHARR (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item and recommended to readopt the mission, vision, and strategic goals to ensure they were still in line with the City Commission overall direction.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

C) CONSIDERATION AND ACTION, IF ANY, ON ACCEPTANCE OF OFFICIAL CITY OF PHARR FLAG (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item and stated item would be discussed in closed session.

ITEM 9. PURCHASING

A) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO PURCHASE FOURTEEN (14) PURO LIGHTING, SENTRY DUAL LIGHT MOBILE UV LIGHTS, FOR EMERGENCY MANAGEMENT FROM GRAINGER THROUGH TXMAS PRICING IN THE AMOUNT OF $262,482.50 UTILIZING CARES FUNDING (PROJECT NO. 1920-33-510-P031-001) (EMERGENCY MANAGEMENT)

Ed Wylie, Interim City Manager, introduced the item. He stated this was part of the budget submitted for CARES funding and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Guajardo seconded the motion

Comm. Medina asked staff where lights would be placed and if there was a rotation schedule in place.

Ed Wylie, Interim City Manager, stated the lights were portable and would be moved within buildings. Daniel Ramirez, Communications Director, stated there was no schedule in place but every building would have one light. He added the lights were mobile and covered 280 square feet and would take 30 minutes to sanitize each room.

There being no further discussion, the motion was put to a vote and it carried unanimously.

ITEM 10. CONTRACTS/AGREEMENTS

A) CONSIDERATION AND ACTION, IF ANY, ON INTERLOCAL COOPERATIVE AGREEMENT WITH THE CITY OF WESLACO TO PROVIDE ANIMAL SHELTER SERVICES (PUBLIC WORKS)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Medina **moved** to approve as recommended. Comm. Guajardo seconded the motion and when put to a vote, it carried unanimously.

B) CONSIDERATION AND ACTION, IF ANY ON INTERLOCAL COOPERATION AGREEMENT BETWEEN HIDALGO COUNTY DRAINAGE DISTRICT NO. 1, HIDALGO COUNTY IRRIGATION DISTRICT NO. 2 AND THE CITY OF PHARR (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item and stated this was part of the bond project for drainage improvements in south Pharr. He stated the City needed to relocate some utility lines and recommended approval.

Comm. Guajardo **moved** to approve as recommended. Comm. Medina seconded the motion.

Mayor Hernandez asked on the status of the Pharr Drain. Omar Anzaldua, City Engineer, stated the City issued notice to proceed on August 10, 2020 and had been about a month of actual construction work. He stated the project was on schedule and all Pharr drains with excess right-of-way would be widened to increase capacity storage and increase the flow to mitigate any flooding.

There being no further discussion, the motion was put to a vote and it carried unanimously.

C) CONSIDERATION AND ACTION, IF ANY, ON CONTRACT WITH HOLLIS RUTLEDGE AND ASSOCIATES, INC. FOR LOBBYING SERVICES (PROJECT NO. 1718-01-510-S027-001) (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Medina **moved** to approve as recommended. Comm. Carrillo seconded the motion and when put to a vote, it carried unanimously.

D) CONSIDERATION AND ACTION, IF ANY, ON ADVERTISING WITH INBOUND LOGISTICS FOR $50,000 FOR 12 MONTHS (PROJECT NO. 1920-70-510-S054-001) (BRIDGE)

Ed Wylie, Interim City Manager, introduced the item. He stated this was a renewal contract as approved by the Bridge Board and recommended approval.

Comm. Guajardo **moved** to approve as recommended. Comm. Caballero seconded the motion and when put to a vote, it carried unanimously.

E) CONSIDERATION AND ACTION, IF ANY, ON AWARD OF CONTRACT FOR THE WASTEWATER TREATMENT PLANT OXIDATION DITCH NO. 2 AND ELECTRICAL IMPROVEMENTS PROJECT - PHASE 1 (PROJECT NO. 1920-61-587-C002-242) (ENGINEERING)

Ed Wylie, Interim City Manager, introduced the item and stated the project engineer recommended Ferguson Enterprises in the amount of $1,065,000.

Comm. Medina **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

F) CONSIDERATION AND ACTION, IF ANY, ON ACCEPTANCE OF THE HVAC BUILDING AUTOMATION SYSTEM CONTROLS FOR POLICE DEPARTMENT AND MEMORIAL LIBRARY AS COMPLETE AND AUTHORIZATION TO RELEASE RETAINAGE TO JOHNSON CONTROLS INC. (PROJECT NO. 1819-01-512-C013-001) (ENGINEERING)

Ed Wylie, Interim City Manager, introduced the item. He stated the project was complete and recommended release retainage in the amount of $23,794.50.

Comm. Carrillo **moved** to approve as recommended. Comm. Guajardo seconded the motion and when put to a vote, it carried by majority vote of six (6) ayes and one (1) abstention. Comm. Chavez abstained from voting.

G) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO EXTEND THE SUPPLY CONTRACT WITH MARTIN PRODUCT SALES DBA MARTIN ASPHALT CO. FOR THE PURCHASE AND DELIVERY OF PRIME COAT MC-30 AND R250 TACK COAT (PROJECT #1718-01-528-IPQ031-139) (PURCHASING)

Ed Wylie, Interim City Manager, introduced the item. He stated this was the 3^{rd} year of a 3-year renewal contract and recommended approval of an additional year with no increase to the original unit pricing.

Comm. Medina **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

H) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO EXTEND THE SUPPLY CONTRACT WITH CORE & MAIN LP (HD SUPPLY WATERWORKS, LTD.) FOR THE PURCHASE AND DELIVERY OF RCP, MANHOLES, AND INLETS (PROJECT #1718-01-528-IPQ033-2442) (PURCHASING)

Ed Wylie, Interim City Manager, introduced the item. He stated this was the 3rd year of a 3-year renewal contract and recommended approval of an additional year with no increase to the original unit pricing.

Comm. Chavez **moved** to approve as recommended. Comm. Guajardo seconded the motion and when put to a vote, it carried unanimously.

I) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND ENTER INTO A CONTRACT WITH GDJ ENGINEERING FOR TECHNICAL ASSISTANCE FOR THE RGVMPO FY 2021-2022 TRANSPORTATION ALTERNATIVES SET-ASIDE PROJECT APPLICATION (PROJECT NO. 1920-01-528-S013-001) (ENGINEERING)

Ed Wylie, Interim City Manager, introduced the item. He stated this for sidewalks and a small trail on Veterans Road and East Military Hwy. and recommended approval.

Comm. Medina **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

J) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING THE CITY MANAGER TO EXTEND THE MASTER SERVICE AGREEMENT FOR CONSTRUCTION MATERIAL TESTING (CMT) & GEOTECH SERVICES (PROJECT # 1718-01-528-S016-187) WITH THE GEOTECHNICAL FIRMS CURRENTLY ON THE CITY OF PHARR'S ROTATION LIST (ENGINEERING)

Ed Wylie, Interim City Manager, introduced the item. He briefly stated this would be for an additional two years at no increase to original unit prices and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

K) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO EXTEND THE SUPPLY CONTRACT WITH L&R PRECAST CONCRETE WORKS, INC. FOR THE PURCHASE AND DELIVERY OF RCP, MANHOLES, AND INLETS (PROJECT #1718-01-528-IPQ033-242) (PURCHASING)

Ed Wylie, Interim City Manager, introduced the item. He briefly stated the supply contract would be extended for an additional year with no increase to the original unit pricing and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

L) CONSIDERATION AND ACTION, IF ANY, ON AUTHORIZING CITY MANAGER TO AMEND THE CONSTRUCTION MANAGER AT RISK CONTRACT TO INCLUDE THE PHARR NORTH MULTI-USE FACILITY. (PROJECT NO. 1920-01-510-C012-001) (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item. He stated deadline for the project was April 2021 and recommended approval.

Comm. Chavez **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

ITEM 11. 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

The time being 6:22 p.m., Mayor Hernandez stated the commission would be entering into closed session in accordance with Chapter 551 of the Texas Govt. Code to discuss agenda items listed in the public portion of the agenda and Pursuant to Sections 551.071, 551.072, 551.074, 551.076, 551.084 and 551.087.

ITEM 12. RECONVENE

The time being 6:30p.m., Mayor Hernandez stated the commission would be resuming the open meeting.

ITEM 8. ADMINISTRATIVE

C) CONSIDERATION AND ACTION, IF ANY, ON ACCEPTANCE OF OFFICIAL CITY OF PHARR FLAG (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item. He presented flag number one as the new city flag and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

ITEM 13. ADJOURNMENT

There being no other business to come before the board, Comm. Guajardo **moved** to adjourn. Comm. Chavez seconded the motion and when put to a vote, the motion carried unanimously. Meeting adjourned at 6:31 p.m.

CITY OF PHARR

____
AMBROSIO HERNANDEZ
MAYOR

STATE OF TEXAS
COUNTY OF HIDALGO
CITY OF PHARR

ON THIS THE 8th DAY OF SEPTEMBER 2020 the Board of Commissioners of the City of Pharr, Texas convened in a **REGULAR CALLED MEETING** at the Commissioner's Room located at 118 S. Cage, 2nd Floor, Pharr, Texas. The meeting being open to the public and notice of said meeting, giving the date, place, subject, hereof, having been posted in accordance with Chapter 551, Texas Government Code (Open Meetings Act) and there being present a quorum, I, **HILDA PEDRAZA, CITY CLERK**, of the City of Pharr, Texas, certify that this is a true and correct copy of the minutes.

ATTEST:

____
HILDA PEDRAZA, CITY CLERK

APPROVED:

MINUTES
BOARD OF COMMISSIONERS
SPECIAL CALLED MEETING
MONDAY, SEPTEMBER 14, 2020
118 SOUTH CAGE 2nd FLOOR

The Board of Commissioners of the City of Pharr, Texas, met in a Special Called Meeting on Monday, September 14, 2020 and following is the record of attendance.

BOARD OF COMMISSIONERS PRESENT:	Comm. Eleazar Guajardo Mayor Pro Tem Roberto “Bobby” Carrillo Comm. Ramiro Caballero Comm. Daniel Chavez Comm. Ricardo Medina Comm. Itza Flores
BOARD OF COMMISSIONERS ABSENT:	Mayor Ambrosio Hernandez
STAFF PRESENT:	Edward Wylie, Interim City Manager Anali Alanis, Assistant City Manager Imelda Barrera, Assistant City Clerk Karla Saavedra, Finance Director Gary Rodriguez, Events Center Director Ruben Rosales, Public Utilities Dir. Raul Garza, CDBG Director Adolfo Garcia, Library Director Luis Bazan, Bridge Director
CITY ATTORNEY	Patricia Rigney, City Attorney

ITEM 1. CALL TO ORDER

A) ROLL CALL AND POSSIBLE ACTION ON THE EXCUSING OF ANY ABSENT MEMBER OF THE GOVERNING BOARD

Mayor Pro Tem Carrillo called the meeting to order at 4:05 p.m. Roll call established a quorum.

Comm. Guajardo **moved** to excuse the absent member. Comm. Medina seconded the motion and when put to a vote, it carried unanimously.

ITEM 2. PUBLIC TESTIMONY

There were no comments from the public.

ITEM 3. PUBLIC HEARING

A) <u>PUBLIC HEARING</u>: SOLICITATION OF COMMENTS FROM THE GENERAL PUBLIC ON THE 2020 TAX YEAR PROPOSED PROPERTY TAX RATE FOR THE CITY OF PHARR (FINANCE)

Ed Wylie, Interim City Manager, opened the public hearing. There being no comments from the public, the public hearing was closed.

REGULAR AGENDA - OPEN SESSION

ITEM 4. ORDINANCES AND RESOLUTIONS

A) CONSIDERATION AND ACTION, IF ANY, ON ORDINANCE ADOPTING TAX RATE FOR FY 2020-2021 *(ADOPTION ON 1ST READING)* (FINANCE)

Ed Wylie, Interim City Manager, introduced the item. He stated the tax rate was the same as last year and the increase was due to the valuation. Mr. Wylie further stated that in order to generate the same amount of tax collected, the rate should be at .70¢. But since the tax rate was at .7176¢ more money was generated although the tax rate remains the same.

Mayor Pro Tem Carrillo also stated the City of Pharr would not be increasing taxes and the tax rate would stay the same.

Comm. Guajardo **<u>moved</u>** to approve the proposed tax rate increase of .7176¢ which is a .49% increase in the tax rate; Comm. Carrillo **<u>moved</u>** to approve the proposed tax rate increase of .7176¢ which is a .49% increase in the tax rate; Comm. Caballero **<u>moved</u>** to approve the proposed tax rate increase of .7176¢ which is a .49% increase in the tax rate; Comm. Chavez **<u>moved</u>** to approve the proposed tax rate increase of .7176¢ which is a .49% increase in the tax rate; Comm. Medina **<u>moved</u>** to approve the proposed tax rate increase of .7176¢ which is a .49% increase in the tax rate; and Comm. Flores **<u>moved</u>** to approve the proposed tax rate increase of .7176¢ which is a .49% increase in the tax rate. The motion carried by majority vote.

ITEM 5. CLOSED SESSION

None

ITEM 6. RECONVENE

None

ITEM 7. ADJOURNMENT

There being no other business to come before the board, Comm. Guajardo **moved** to adjourn. Comm. Carrillo seconded the motion and when put to a vote, the motion carried unanimously. Meeting adjourned at 4:08 p.m.

CITY OF PHARR

____
ROBERTO "BOBBY" CARRILLO
MAYOR PRO TEM

STATE OF TEXAS
COUNTY OF HIDALGO
CITY OF PHARR

ON THIS THE 14th DAY OF SEPTEMBER 2020 the Board of Commissioners of the City of Pharr, Texas convened in a **SPECIAL CALLED MEETING** at the Commissioner's Room located at 118 S. Cage, 2nd Floor, Pharr, Texas. The meeting being open to the public and notice of said meeting, giving the date, place, subject, hereof, having been posted in accordance with Chapter 551, Texas Government Code (Open Meetings Act) and there being present a quorum, I, **HILDA PEDRAZA, CITY CLERK**, of the City of Pharr, Texas, certify that this is a true and correct copy of the minutes.

ATTEST:

____
HILDA PEDRAZA, CITY CLERK

APPROVED:

MINUTES
BOARD OF COMMISSIONERS
REGULAR CALLED MEETING
MONDAY, SEPTEMBER 21, 2020
118 SOUTH CAGE 2nd FLOOR

The Board of Commissioners of the City of Pharr, Texas, met in a Regular Called Meeting on Monday, September 21, 2020 and following is the record of attendance.

BOARD OF COMMISSIONERS PRESENT: Mayor Ambrosio Hernandez
Comm. Eleazar Guajardo
Mayor Pro Tem Roberto "Bobby" Carrillo
Comm. Daniel Chavez
Comm. Itza Flores

BOARD OF COMMISSIONERS ABSENT: Comm. Ramiro Caballero
Comm. Ricardo Medina

STAFF PRESENT: Edward Wylie, Interim City Manager
Anali Alanis, Assistant City Manager
Hilda Pedraza, ACM/City Clerk
Omar Anzaldua, City Engineer
Karla Saavedra, Finance Director
Veronica Ramirez, HR Director
Gary Rodriguez, Events Center Director
Criselda Rincon, Municipal Court Judge
Andrew Harvey Jr., Police Chief
Leonardo Perez, Fire Chief
Melanie Cano, Development Services Dir.
Pilar Rodriguez, Interim Public Works Dir.
Ruben Rosales, Public Utilities Dir.
Sergio Alanis, Parks & Rec. Director
Raul Garza, CDBG Director
Adolfo Garcia, Library Director
Jose Pena, I.T. Director
Luis Bazan, Bridge Director
Victor Perez. PEDC Director
Ignacio Amezcua, Purchasing Director
Daniel Ramirez, Communications Director
Lisa C. Salinas, Chamber President

CITY ATTORNEY Patricia Rigney, City Attorney

ITEM 1. CALL TO ORDER

A) ROLL CALL AND POSSIBLE ACTION ON THE EXCUSING OF ANY ABSENT MEMBER OF THE GOVERNING BOARD

Mayor Hernandez called the meeting to order at 4:00 p.m. Roll call established a quorum.

Comm. Guajardo **moved** to excuse the absent members. Comm. Carrillo seconded the motion and when put to a vote, it carried unanimously.

B) PLEDGE OF ALLEGIANCE/INVOCATION

Luis Bazan, Bridge Director, led in the pledge of allegiance and said the invocation.

ITEM 2. PUBLIC TESTIMONY

Pedro Garcia, Pharr Community Theatre, spoke on item 8.C and stated he would like to present plays at new city facilities.

Mayor Hernandez expressed interest in the continuation of theatre arts within the City and welcomed the use of various venues and locations throughout the City.

ITEM 3. PUBLIC HEARINGS

A) PUBLIC HEARING ON DEVELOPMENT SERVICES CASES

Ed Wylie, Interim City Manager, opened the public hearing. There being no comments from the public, the public hearing was closed.

ITEM 4. CITY MANAGER'S REPORTS

A) SUBMISSION OF TAX COLLECTION REPORT FOR AUGUST 2020 (FINANCE)

Ed Wylie, Interim City Manager, introduced the item and reported the City of Pharr was doing well showing a 95.67% collection rate.

B) SUBMISSION OF SALES TAX COLLECTION REPORT FOR SEPTEMBER 2020 (FINANCE)

Ed Wylie, Interim City Manager, introduced the item. He reported the City of Pharr was down by 2.29% for the month compared to last year and stated all cities were down this month. Mr. Wylie further stated the City of Pharr was 4^{th} place in the valley in sales tax and was still positive for the year by 2.68%

At this time, Ed Wylie, Interim City Manager, reported on the new Accela program. He stated building inspections would be done online and contractors would have access to check the status of their applications and permits. He further stated the new program would be live on November 1, 2020 and the website was www.buildingpharr.com.

Ed Wylie, Interim City Manager, also reported the Public Works Department would be spraying for mosquitos and would be doing pothole repairs due to the recent rains. He further encouraged the public to utilize the 311 App and submit any concerns.

Ed Wylie, Interim City Manager, introduced the new Pharr Chamber President, Mrs. Lisa Castillo Salinas. Mrs. Salinas gave a brief background of her work experience and thanked the Commission for the opportunity.

Ed Wylie, Interim City Manager, informed the Commission Gary Rodriguez, Events Center Director, would be retiring and thanked him for his dedication and service to the City of Pharr. Mr. Rodriguez thanked the Commission for their continued support during his employment.

At this time, Mayor Hernandez, stated they would deviate and go into closed session. There was no objection.

ITEM 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

The time being 4:11 p.m., Mayor Hernandez stated the commission would be entering into closed session in accordance with Chapter 551 of the Texas Govt. Code to discuss agenda items listed in the public portion of the agenda and Pursuant to Sections 551.071, 551.072, 551.074, 551.076, 551.084 and 551.087.

ITEM 11. RECONVENE

The time being 5:17 p.m., Mayor Hernandez stated the commission would be resuming the open meeting.

ITEM 5. CONSENT AGENDA

A) CONSIDERATION AND ACTION AUTHORIZING THE CITY MANAGER TO ADVERTISE FOR BIDS FOR CATASTROPHIC DEBRIS REMOVAL

SERVICES AND DEBRIS REMOVAL MONITORING SERVICES (PUBLIC WORKS)

B) CONSIDERATION AND ACTION ON DEVELOPMENT SERVICES CASES:

1. **CAMPERO HOLDINGS COMPANY, LLC., REQUESTED A CHANGE OF ZONE FROM AGRICULTURAL AND/OR OPEN SPACE DISTRICT (A-O) TO LIMITED INDUSTRIAL DISTRICT (L-I). THE PROPERTY IS LEGALLY DESCRIBED AS BEING A 6.95-ACRE TRACT OF LAND, MORE OR LESS, OUT OF LOT 359, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS.THE PROPERTY IS PHYSICALLY LOCATED WITHIN THE 800-900 BLOCK OF WEST ANAYA ROAD. COZ#200835**

2. **ANGEL VILLARREAL AND MARIA C. VILLARREAL, REPRESENTING VIGA RESTAURANTS, INC., D/B/A VILLA DEL MAR RESTAURANT, REQUESTED 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 A, PROVIDENCE SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY'S PHYSICAL ADDRESS IS 6400 SOUTH CAGE BOULEVARD, SUITES A & B. CUP#110757**

PLATS:

1. **SPOOR ENGINEERING CONSULTANTS, INC., REPRESENTING W.D. MOSCHEL, OWNER, REQUESTED FINAL PLAT APPROVAL OF THE PROPOSED FOX SUBDIVISION. THE PROPERTY IS LEGALLY DESCRIBED AS BEING A 3.32 ACRE TRACT OF LAND OUT OF THE NORTH 10.0 ACRES OF LOT 7, BLOCK 8, A.J. MCCOLL SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS LOCATED WITHIN THE 1500 BLOCK OF SOUTH JACKSON ROAD. SUB#190515**

2. **SPOOR ENGINEERING CONSULTANTS, INC., REPRESENTING WILLIAM SCHNAKENBURG, MEMBER OF EAST NOLANA PARTNERS, LLC, A TEXAS LIMITED LIABILITY COMPANY, REQUESTED FINAL PLAT APPROVAL OF THE PROPOSED VETERANS CENTRE SUBDIVISION. THE PROPERTY IS LEGALLY DESCRIBED AS BEING A 2.95 ACRE TRACT OF LAND OUT OF A 4.80 ACRE TRACT OF LAND OUT OF LOT 97, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS LOCATED WITHIN THE 1500 BLOCK OF EAST NOLANA LOOP. SUB#200927**

Ed Wylie, Interim City Manager, introduced the item and recommended approval of consent agenda.

Comm. Carrillo **moved** to approve as recommended. Comm. Guajardo seconded the motion and when put to a vote, it carried unanimously.

Ordinance No. O-2020-34 is filed with the City Clerk's Office.

REGULAR AGENDA - OPEN SESSION

ITEM 6. ORDINANCES AND RESOLUTIONS

A) CONSIDERATION AND ACTION, IF ANY, ON ORDINANCE ADOPTING AND APPROVING BUDGET FOR YEAR BEGINNING OCTOBER 1, 2020 ENDING SEPTEMBER 30, 2021 *(ADOPTION ON 1ST READING)* (FINANCE)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

Ordinance No. O-2020-35 is filed with the City Clerk's Office.

B) CONSIDERATION AND APPROPRIATE ACTION ON ORDINANCE TO AMEND THE FIRE AND POLICE CIVIL SERVICE CLASSIFICATION AND STRENGTH OF FORCE ORDINANCE (O-2020-20) TO CREATE TWO BUDGETED POSITIONS AT THE RANK OF "DEPUTY CHIEF" IN THE POLICE DEPARTMENT AND ONE (1) NEW ENTRY LEVEL FIREFIGHTER POSITION IN THE FIRE DEPARTMENT *(ADOPTION ON 1ST READING)* (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item. He briefly explained two (2) new Deputy Chief positions would be added and one (1) Assistant Police Chief position would be reduced in the Police Department. He further stated the one (1) Firefighter position would be increased in the Fire Department and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Guajardo seconded the motion and when put to a vote, it carried unanimously.

Ordinance No. O-2020-36 is filed with the City Clerk's Office.

C) CONSIDERATION AND ACTION, IF ANY, ON ORDINANCE REGULATING ELECTIONEERING IN CITY OWNED OR CITY CONTROLLED PROPERTY *(2ND READING)* (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve. Comm. Chavez seconded the motion.

Comm. Guajardo briefly explained the purpose for the ordinance was to allow the citizens of Pharr to have a better experience in the electoral process. He stated the City was trying to increase citizen participation and this ordinance would allow citizens not to feel intimidated when going out to vote.

Ed Wylie, Interim City Manager, stated the ordinance was created for the safety of the public due to some past experiences at several voting locations. He further stated campaign party workers would be limited to the sidewalk and not allowed in the parking lot of voting sites for passing-out political materials and safe zone would be properly marked at each voting site in the city.

Comm. Chavez echoed Comm. Guajardo's comments and translated the information in Spanish.

There being no further discussion, the motion was put to a vote and it carried unanimously.

D) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION APPOINTING/RE-APPOINTING ONE (1) MEMBER TO THE CIVIL SERVICE COMMISSION (HR)

Ed Wylie, Interim City Manager, introduced the item and stated member wished to be reappointed.

Comm. Carrillo **moved** to reappoint Dolores Rodriguez to the Civil Service Commission. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

Resolution No. R-2020-48 is filed with the City Clerk's Office.

E) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION REQUESTING AUTHORIZATION FROM THE TEXAS DEPARTMENT OF TRANSPORTATION TO CLOSE US 281 (CAGE BOULEVARD) FROM JAVELINA ROAD TO JUAN BALLI ROAD ON WEDNESDAY, NOVEMBER 11, 2020 FOR THE VETERAN'S DAY FIREWORK DISPLAY (PUBLIC WORKS)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

Resolution No. R-2020-49 is filed with the City Clerk's Office.

F) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION DETERMINING A PUBLIC NECESSITY TO ACQUIRE CERTAIN REAL PROPERTY; GIVING NOTICE OF AN OFFICIAL DETERMINATION TO ACQUIRE REAL PROPERTY FOR PUBLIC PURPOSE; ESTABLISHING PROCEDURES FOR THE ACQUISITION OF MARKET VALUE FOR THE PROPERTY TO BE

ACQUIRED; AND DIRECTING THE CITY MANAGER OR DESIGNEE TO COMMUNICATE OFFERS TO OWNERS FOR PURCHASE OF PROPERTY, APPROPRIATE FUNDS, AND AUTHORIZING CONDEMNATION PROCEEDING BY CITY ATTORNEY, CONTINGENT ON AVAILABLE FUNDING (DEVELOPMENT SERVICES)

Ed Wylie, Interim City Manager, introduced the item and recommended approval as discussed in closed session.

Comm. Carrillo **moved** to approve. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

Resolution No. R-2020-50 is filed with the City Clerk's Office.

G) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION RATIFYING AUTHORIZATION TO DONATE COMPUTER EQUIPMENT AT THE FIRST RESPONDERS EVENT (IT)

Ed Wylie, Interim City Manager, introduced the item. He briefly stated the City of Pharr donated twenty (20) laptop computers to students who participated in the raffle during the First Responders Drive Thru Event on August 7, 2020 and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

Resolution No. R-2020-51 is filed with the City Clerk's Office.

H) CONSIDERATION AND ACTION, IF ANY, ADOPTING RESOLUTION TO ACCEPT PETITIONS FOR VOLUNTARY ANNEXATION, SETTING DATE, TIME AND PLACE FOR PUBLIC HEARING, AUTHORIZING AND DIRECTING PUBLICATION OF THE NOTICE OF SUCH PUBLIC HEARING, AND DIRECTING THE CITY MANAGER TO PREPARE SERVICE PLAN FOR APPROXIMATELY 53 ACRES OF LAND, MORE OR LESS, LOCATED IN THE CITY OF PHARR'S ETJ, HIDALGO COUNTY, TEXAS (DEVELOPMENT SERVICES)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Guajardo seconded the motion and when put to a vote, it carried unanimously

Resolution No. R-2020-52 is filed with the City Clerk's Office.

I) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION ESTABLISHING CODE OF ETHICS FOR BOARDS AND COMMISSIONS (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item and stated staff had been working on the Baldrige award application and a code of ethics for elected and appointed officials was required. He further recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Guajardo seconded the motion and when put to a vote, it carried unanimously

Resolution No. R-2020-53 is filed with the City Clerk's Office.

ITEM 7. ADMINISTRATIVE

A) CONSIDERATION AND ACTION, IF ANY, ON ACCEPTANCE OF OFFER OR COUNTER OFFER FOR THE PROPERTY LEGALLY DESCRIBED AS BEING A 15.11 ACRE TRACT OF LAND, MORE OR LESS, OUT OF LOT 339 AND A 6.1 ACRE TRACT OF LAND, MORE OR LESS, OUT OF LOT 338, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS (DEVELOPMENT SERVICES)

Ed Wylie, Interim City Manager, introduced the item. He stated this property would be acquired for drainage improvement purposes and recommended approval as discussed in closed session.

Comm. Guajardo **moved** to approve as recommended. Comm. Carrillo seconded the motion and when put to a vote, it carried unanimously

B) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CAXCAN S.A. DE C.V. INGENIEROS CIVILES TO CONDUCT FIELD STUDIES AND CONCEPTUAL PLAN (PHASE III) FOR BRIDGE EXPANSION PROJECT (TWIN BRIDGE/SECOND SPAN) IN MEXICO (BRIDGE)

Ed Wylie, Interim City Manager, introduced the item. He briefly stated this was the designer/engineering firm that would be assisting with the second span in Mexico and recommended approval.

Comm. Guajardo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

C) CONSIDERATION AND ACTION, IF ANY, ON SELECTING VARIOUS ELECTRICAL FIRMS TO BE PART OF A ROTATION LIST TO PROVIDE CITY

WIDE ELECTRICAL ON-CALL AND MAINTENANCE SERVICE (PURCHASING)

Ed Wylie, Interim City Manager, introduced the item and briefly stated the City received a total of five (5) proposals but only two (2) were responsive. He further recommended approval of the responsive firms list.

Mayor Hernandez **moved** to approve as recommended. Comm. Carrillo seconded the motion and when put to a vote, it carried by majority vote of four (4) ayes and one (1) abstention. Comm. Chavez abstained from voting.

D) CONSIDERATION AND ACTION, IF ANY, ON SELECTING VARIOUS HVAC FIRMS TO BE PART OF A ROTATION LIST TO PROVIDE CITY WIDE HVAC ON-CALL AND MAINTENANCE SERVICE (PURCHASING)

Ed Wylie, Interim City Manager, introduced the item and briefly stated four (4) proposals were received but only two (2) were responsive. He further recommended approval of the responsive firms list.

Comm. Carrillo **moved** to approve as recommended. Comm. Flores seconded the motion and when put to a vote, it carried by majority vote of four (4) ayes and one (1) abstention. Comm. Chavez abstained from voting.

E) CONSIDERATION AND ACTION, IF ANY, TO AMEND THE PROFESSIONAL SERVICES ROTATION LISTS FOR WATER AND SEWER PROJECTS (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item and briefly stated this was a professional service and the City could accept new qualified applicants to the rotation list. He further recommended approval.

Comm. Chavez **moved** to approve as recommended. Comm. Carrillo seconded the motion and when put to a vote, it carried unanimously

F) CONSIDERATION AND ACTION, IF ANY, TO APPROVE A MEMORANDUM OF UNDERSTANDING BETWEEN THE CITY OF PHARR AND THE DULY RECOGNIZED MAJORITY BARGAINING AGENT FOR THE CITY OF PHARR LAW ENFORCEMENT OFFICERS TO SET THE MINIMUM QUALIFICATIONS, BASE PAY, AND OTHER CONDITIONS PERTAINING TO THE NEWLY CREATED RANK OF "DEPUTY CHIEF" BY SEPARATE ORDINANCE (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item. He briefly explained the City had a Collective Bargaining Agreement with both Police and Fire Departments and any changes to the agreement needed to be made by ordinance. He stated these changes include a Memorandum of Understanding signed by the association authorizing the City to do so and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

G) CONSIDERATION AND ACTION, IF ANY, APPROVING BUDGET FOR PHARR ECONOMIC DEVELOPMENT CORPORATION II FOR FY 2020-2021 (FINANCE)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

H) CONSIDERATION AND ACTION, IF ANY, APPROVING BUDGET FOR TAX INCREMENT REINVESTMENT ZONE NO. 1 FOR FY 2020-2021 (FINANCE)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

I) CONSIDERATION AND ACTION, IF ANY, APPROVING BUDGET FOR TAX INCREMENT REINVESTMENT ZONE NO. 2 FOR FY 2020-2021 (FINANCE)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

J) CONSIDERATION AND ACTION, IF ANY, APPROVING BUDGET FOR PHARR HOUSING FINANCE CORPORATION FOR FY 2020-2021 (FINANCE)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

K) CONSIDERATION AND ACTION, IF ANY, APPROVING BUDGET FOR PHARR HOUSING FINANCE CORPORATION JACKSON PLACE APARTMENTS FOR FY 2020-2021 (FINANCE)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

L) CONSIDERATION AND ACTION, IF ANY, APPROVING BUDGET FOR PHARR GREATER CHAMBER OF COMMERCE FOR FY 2020-2021 (FINANCE)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

ITEM 8. CONTRACTS/AGREEMENTS

A) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO EXTEND THE SUPPLY CONTRACT WITH RIO VALLEY PIPE, LLC DBA CAPA FOR THE PURCHASE AND DELIVERY OF RCP, MANHOLES, AND INLETS (PURCHASING)

Ed Wylie, Interim City Manager, introduced the item. He briefly stated this was a one (1) year extension with no increase to the original unit pricing and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

B) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO EXTEND THE SUPPLY CONTRACT WITH CHEMTRADE CHEMICALS, US, LLC FOR THE PURCHASE AND DELIVERY OF ALUMINUM SULFATE LIQUID POLYMER BLEND AND LIQUID AMMONIUM SULFATE (PURCHASING)

Ed Wylie, Interim City Manager, introduced the item. He briefly stated this was a one (1) year extension with no increase to the original unit pricing and recommended approval.

Comm. Guajardo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

C) CONSIDERATION AND ACTION, IF ANY, ON AGREEMENT BETWEEN CITY OF PHARR AND THE PHARR COMMUNITY THEATRE FY2020-2021 (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item and recommended approval of $35,000 annually for operations.

Comm. Guajardo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

D) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROJECT UTILITY ADJUSTMENT AGREEMENT (PUAA) WITH THE DESIGN-BUILD CONTRACTOR DRAGADOS-PULICE JOINT VENTURE FOR THE I2/I69 INTERCHANGE PROJECT (ENGINEERING)

Ed Wylie, Interim City Manager, introduced the item and briefly explained there were some utility conflicts in the new right-of-way. He stated the Texas Department of Transportation would doing the work and would be paying for the costs associated with the work. He further recommended approval.

Comm. Guajardo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

E) CONSIDERATION AND ACTION, IF ANY, ON FIRST AMENDMENT TO INTERLOCAL AGREEMENT WITH HIDALGO COUNTY IN RELATION TO CARES ACT FUNDS (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item. He briefly stated the original agreement expired on August 31, 2020 and the amendment would extend the agreement to October 31, 2020. He further recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

F) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY OF PHARR POLICE DEPARTMENT TO PROVIDE TRAFFIC CONTROL FOR THE I2-I69C INTERCHANGE PROJECT INVOLVING DRAGADOS USA, INC. AND PULICE CONSTRUCTION, INC. (POLICE)

Ed Wylie, Interim City Manager, introduced the item and stated this would authorize the Pharr Police Department to manage emergency and provide traffic control for the interchange improvements project. He further stated this would be for off-duty employment for police staff and Dragados USA, Inc. and Pulice Construction, Inc. would pay for work performed including required insurance coverage. He further recommended approval.

Comm. Guajardo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

G) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO SUBMIT APPLICATION FOR PRESIDENTIAL PERMIT FOR THE PHARR INTERNATIONAL BRIDGE EXPANSION PROJECT (BRIDGE)

Ed Wylie, Interim City Manager, introduced the item and recommended approval.

Comm. Carrillo **moved** to approve as recommended. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously

H) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO NEGOTIATE AND ENTER INTO A CONTRACT FOR PROJECT MANAGEMENT SERVICES FOR TEXAS WATER DEVELOPMENT BOARD FUNDED PROJECT (ADMINISTRATION)

Ed Wylie, Interim City Manager, introduced the item. He briefly stated the City would be using the rotation list to get a project manager utilizing the $38 Million from the Texas Water Development Board and recommended approval.

Comm. Chavez **moved** to approve as recommended. Comm. Guajardo seconded the motion and when put to a vote, it carried unanimously.

ITEM 9. LEGAL

A) CONSULTATION WITH CITY ATTORNEY REGARDING *JOSE LUENGO V. CITY OF PHARR*, C-2983-20-E, IN THE 275TH DISTRICT COURT HIDALGO COUNTY, TEXAS (LEGAL)

Ed Wylie, Interim City Manager, introduced the item and stated no action was necessary.

B) CONSULTATION AND ACTION, IF ANY, REGARDING POTENTIAL LITIGATION INVOLVING SUGAR RD. AND EGLY RD. IMPROVEMENT PROJECT (LEGAL)

Ed Wylie, Interim City Manager, introduced the item and recommended approval as discussed in closed session.

Comm. Guajardo **moved** to approve. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

ITEM 12. ADJOURNMENT

At this time, Mayor Hernandez congratulated Comm. Chavez for the Community Partner Excellence Award received from Region One Education Service Center.

There being no other business to come before the board, Comm. Carrillo **moved** to adjourn. Comm. Guajardo seconded the motion and when put to a vote, the motion carried unanimously. Meeting adjourned at 5:39 p.m.

CITY OF PHARR

____
AMBROSIO HERNANDEZ
MAYOR

STATE OF TEXAS
COUNTY OF HIDALGO
CITY OF PHARR

ON THIS THE 21st DAY OF SEPTEMBER 2020 the Board of Commissioners of the City of Pharr, Texas convened in a **REGULAR CALLED MEETING** at the Commissioner's Room located at 118 S. Cage, 2nd Floor, Pharr, Texas. The meeting being open to the public and notice of said meeting, giving the date, place, subject, hereof, having been posted in accordance with Chapter 551, Texas Government Code (Open Meetings Act) and there being present a quorum, I, **HILDA PEDRAZA, CITY CLERK**, of the City of Pharr, Texas, certify that this is a true and correct copy of the minutes.

ATTEST:

____
HILDA PEDRAZA, CITY CLERK

APPROVED:

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 5.B.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Hilda Pedraza, City Clerk

DEPARTMENT: Administration

DIRECTOR:

Agenda Item: Consideration and action on Development Services Cases:

Classification: Public Hearing

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue:

Financial Consideration:

Staff Recommendation:

Alternatives:

ROUTING:

Hilda Pedraza Created/Initiated - 9/30/2020

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 5.B.1.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Iris Mata, Secretary

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: Olly's Drive Thru 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 0.04 acre tract of land, more or less, out of Lots 27 and 28, La Quinta Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 5850 South Cage Boulevard. **CUP#200836**

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue: Olly's Drive Thru 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). **CUP#200836**

Financial Consideration:

Staff Recommendation: Development Services is recommending approval of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C) subject to applicant and site being in compliance with all City Ordinances and City Department requirements.

The Planning and Zoning Commission voted unanimously to approve the request for a Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C) subject to site being in compliance with all City Ordinances and City Departments requirements.

Alternatives:

ROUTING:

Iris Mata	Created/Initiated - 9/30/2020
Rita Galvan	Approved - 9/30/2020
Melanie Cano	Approved - 10/1/2020
City Management Office	Final Approval - 10/2/2020

Pharr
Development Services

MEMORANDUM

DATE: MONDAY, OCTOBER 5, 2020

TO: MAYOR AND CITY COMMISSION

FROM: MELANIE CANO, DIRECTOR OF DEVELOPMENT SERVICES

THROUGH: EDWARD WYLIE, INTERIM CITY MANAGER

SUBJECT: CONDITIONAL USE PERMIT FOR **ABC**
FILE NO. **CUP#200836 (OLLY'S DRIVE THRU)**

GENERAL INFORMATION:

APPLICANT: Olly's Drive Thru 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).

LEGAL DESCRIPTION: The property is legally described as being a 0.04 acre tract of land, more or less, out of Lots 27 and 28, La Quinta Subdivision, Pharr, Hidalgo County, Texas.

LOCATION: The property's physical address is 5850 South Cage Boulevard.

ZONING: The property is currently zoned General Business District (C). The surrounding area is zoned General Business District (C) to the north, south, and east and Single-Family Residential District (R-1) to the west. This area is generally designated for commercial in the Land Use Plan.

COMMENTS:

POLICE CHIEF: Recommends approval of the Conditional Use Permit.

FIRE DEPARTMENT: Pending Re-Inspection for the Conditional Use Permit.

CODE COMPLIANCE DIVISION: Recommends approval of the Conditional Use Permit.

HEALTH DIVISION:	Recommends approval of the Conditional Use Permit.
PLANNING DIVISION:	Recommends approval of the Conditional Use Permit.

HOURS OF OPERATION: Hours of operation will be Monday through Saturday from 10:00 a.m. to 12:00 a.m. and Sunday 12:00 p.m. to 12:00 a.m.

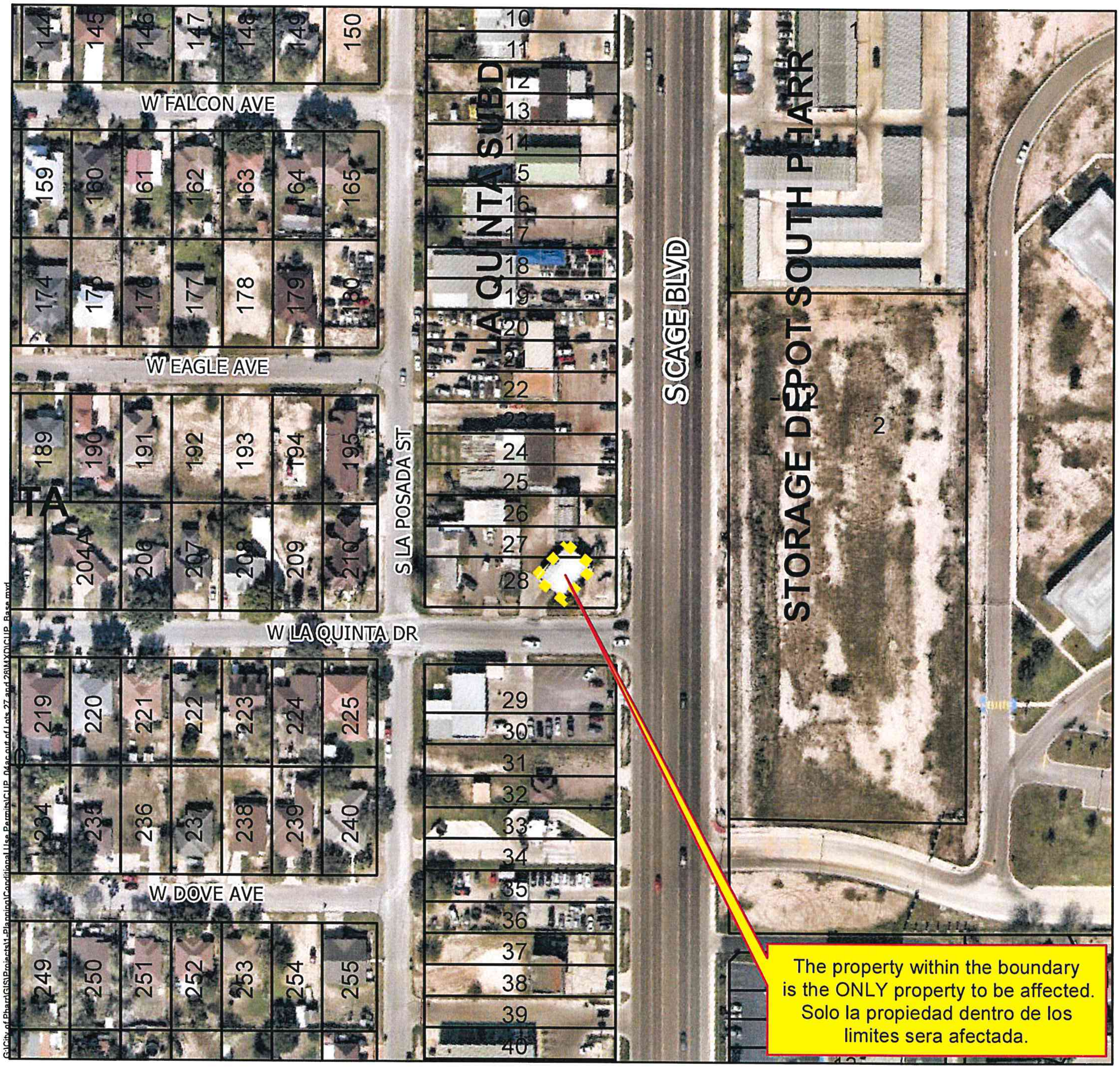
NOTIFICATION OF PUBLIC: Twenty-one (21) surrounding property owners were notified of the request by letter and a legal notice was published in the Advance News Journal. One (1) person signed up to speak at the public hearing.

DEVELOPMENT SERVICES RECOMMENDATIONS: Development Services is recommending **approval** of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C) subject to applicant and site being in compliance with all City Ordinances and City Department requirements.

PLANNING & ZONING COMMISSION: The Planning and Zoning Commission voted unanimously to approve the request for a Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C) subject to site being in compliance with all City Ordinances and City Departments requirements.

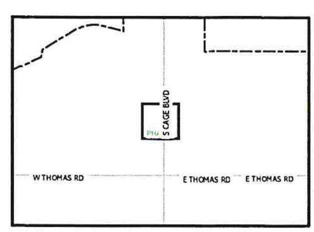
Proposed Conditional Use Permit
.04ac out of Lots 27 and 28 La Quinta Subdivision
Olly's Drive Thru

Pharr Engineering



- Agricultural Open Space
- Single Family
- Single Family Small Lot
- Residential Multi-Family
- Residential Multi-Family High Density
- Mobile Home
- Townhouse
- HUD Code
- Rail Road R.O.W
- Government Owned
- General Business
- Business District
- Drainage Easement
- Heavy Commercial
- Heavy Industrial
- Limited Industrial
- Neighborhood Commercial
- Office Professional
- PSJA ISD
- Hidalgo ISD
- Valley View ISD
- Planned Unit Development

All information displayed on this map is subject to verification by field survey or by the agency responsible for maintaining the information. This map is intended for general information only.



City of Pharr, Texas
Engineering Department
956.402.4242

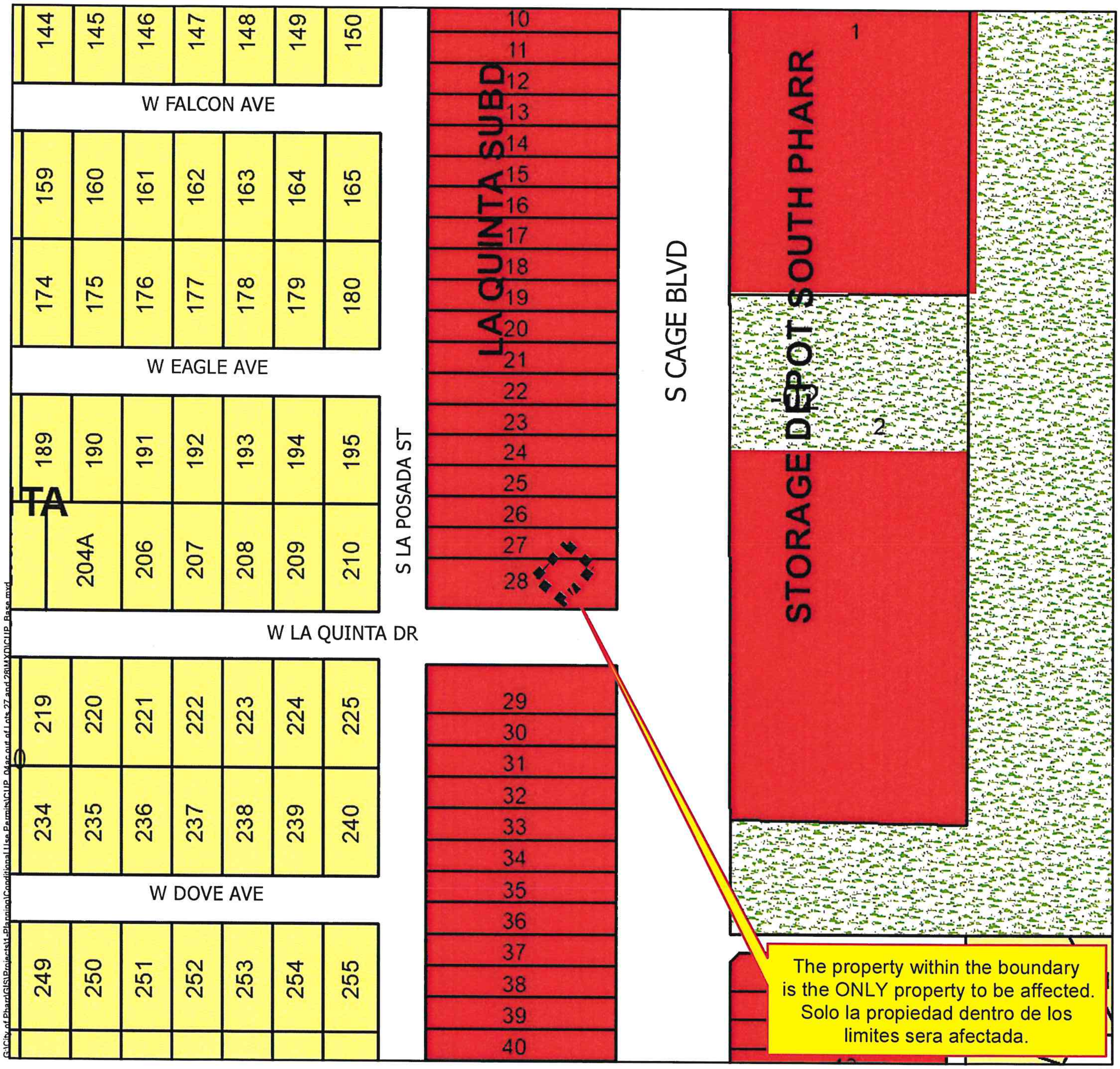
Scale: 1 inch = 150 feet

0 75 150 300 450 600 Feet

Date: 9/8/2020

Proposed Conditional Use Permit
.04ac out of Lots 27 and 28 La Quinta Subdivision
Olly's Drive Thru

Pharr Engineering



Agricultural Open Space
Single Family
Single Family Small Lot
Residential Multi-Family
Residential Multi-Family High Density
Mobile Home
Townhouse
HUD Code
Rail Road R.O.W
Government Owned
General Business
Business District
Drainage Easement
Heavy Commercial
Heavy Industrial
Limited Industrial
Neighborhood Commercial
Office Professional
PSJA ISD
Hidalgo ISD
Valley View ISD
Planned Unit Development

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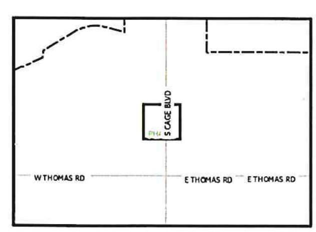
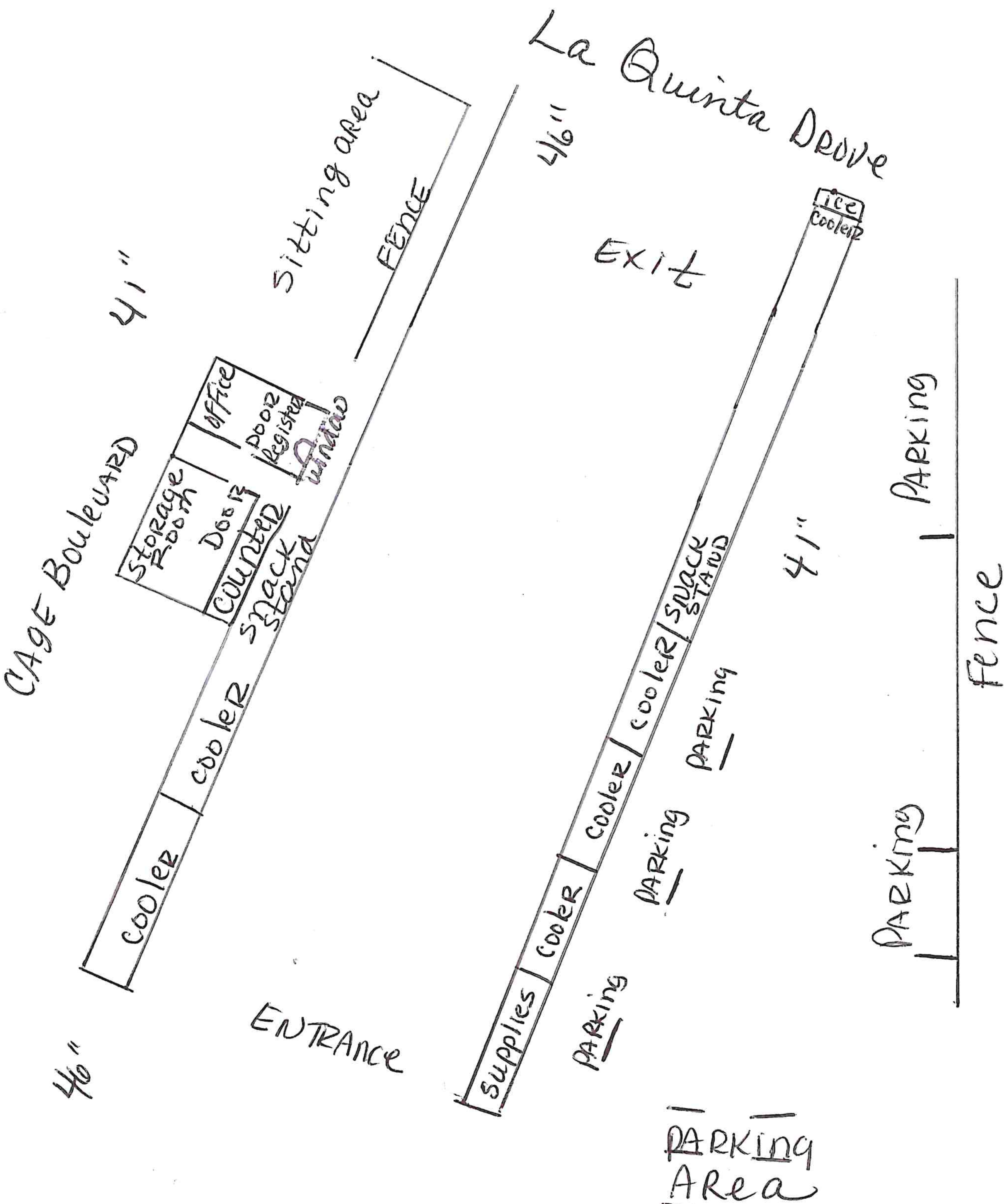


City of Pharr, Texas
Engineering Department
956.402.4242
Date: 9/8/2020

Scale: 1 inch = 150 feet

0 75 150 300 450 600 Feet



La Quinta Drove
4'6"
Ice Cooler
Exit
Sitting area
Fence
41"
Office
Door
Register
Window
Storage Room
Door
Counter
Snack Stand
Cage Boulevard
Cooler
Cooler
Cooler
41"
Snack Stand
Cooler
Cooler
Cooler
Cooler
Supplies
Parking
Parking
Parking
Parking
Parking
Fence
Entrance
40"
Parking Area

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 5.B.2.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Iris Mata, Secretary

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: Tropical Island is requesting renewal of the Conditional Use 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 B-1, Northpoint Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1911 North Veterans Boulevard. **CUP#180858**

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue: Tropical Island is requesting renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a Heavy Commercial District (H-C). **CUP#180858**

Financial Consideration:

Staff Recommendation: Development Services is recommending approval of the request for renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a Heavy Commercial District (H-C) subject to the site and applicant being in compliance with all City Ordinances and City Department requirements.

Alternatives:

ROUTING:

Iris Mata	Created/Initiated - 9/30/2020
Rita Galvan	Approved - 9/30/2020
Melanie Cano	Approved - 10/1/2020
City Management Office	Final Approval - 10/2/2020

Pharr

MAYOR Ambrosio Hernandez, MD

COMMISSIONERS Eleazar Guajardo I Roberto "Bobby" Carrillo I Ramiro Caballero, MD I Daniel Chavez I Ricardo Medina I Itza Flores

Executive Summary Letter

October 5, 2020

Conditional Use Permit **Renewal** for ABC – Tropical Island

Background:

Tropical Island is requesting renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption. This request constitutes the 2nd renewal for Tropical Island.

The property is located at 1911 North Veterans Boulevard. It is zoned Heavy Commercial District (H-C) and is in conformance with the Future Land Use Plan. All required inspections have been conducted and have passed.

Recommendations:

Staff recommends **approval** of the request for renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption subject to the site and applicant being in compliance with all City Ordinances and City Department requirements.

P:\Admin\MY FILES\CUPs\ABC\ABC_TROPICAL ISLAND_2018

Telephone (956) 402-4100 I Fax (956) 702-5313 I P.O. Box 1729 I 118 S. Cage I Pharr, Texas 78577

Pharr
Development Services

MEMORANDUM

DATE: MONDAY, OCTOBER 5, 2020

TO: MAYOR AND CITY COMMISSION

FROM: MELANIE CANO, DIRECTOR OF DEVELOPMENT SERVICES

THROUGH: ALEX MEADE, CITY MANAGER

SUBJECT: CONDITIONAL USE PERMIT **RENEWAL** FOR **ABC** – FILE NO. **CUP#180858** (TROPICAL ISLAND)

GENERAL INFORMATION:

APPLICANT: Tropical Island is requesting renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a Heavy Commercial District (H-C).

LEGAL DESCRIPTION: The property is legally described as being all of Lot B-1, Northpoint Subdivision, Pharr, Hidalgo County, Texas.

LOCATION: The property's physical address is 1911 North Veterans Boulevard.

ZONING: The property is currently zoned Heavy Commercial District (H-C). The surrounding area is zoned General Business District (C) to the north, south, Residential Multi-Family District (R-MF) to the west and City limits of Pharr lie to the east. The area is generally designated for single-family residential use in the Land Use Plan.

COMMENTS:

POLICE CHIEF: Recommends approval of the Conditional Use Permit.

FIRE DEPARTMENT: Recommends approval of the Conditional Use Permit.

CODE COMPLIANCE DIVISION:	Recommends approval of the Conditional Use Permit.
HEALTH DIVISION:	Recommends approval of the Conditional Use Permit.
PLANNING DIVISION:	Recommends approval of the Conditional Use Permit.

DEVELOPMENT SERVICES RECOMMENDATIONS: Development Services is recommending **approval** of the request for renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a Heavy Commercial District (H-C) subject to the site and applicant being in compliance with all City Ordinances and City Department requirements.

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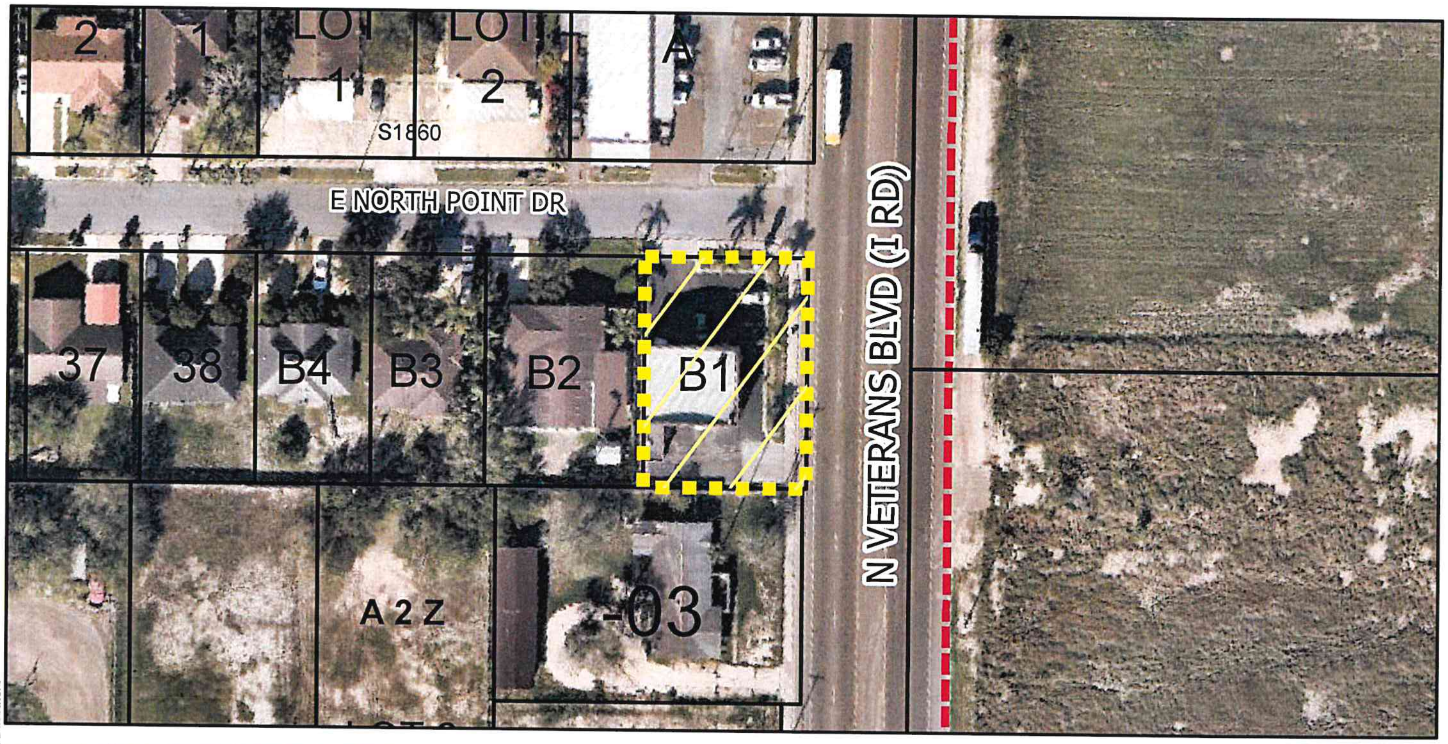
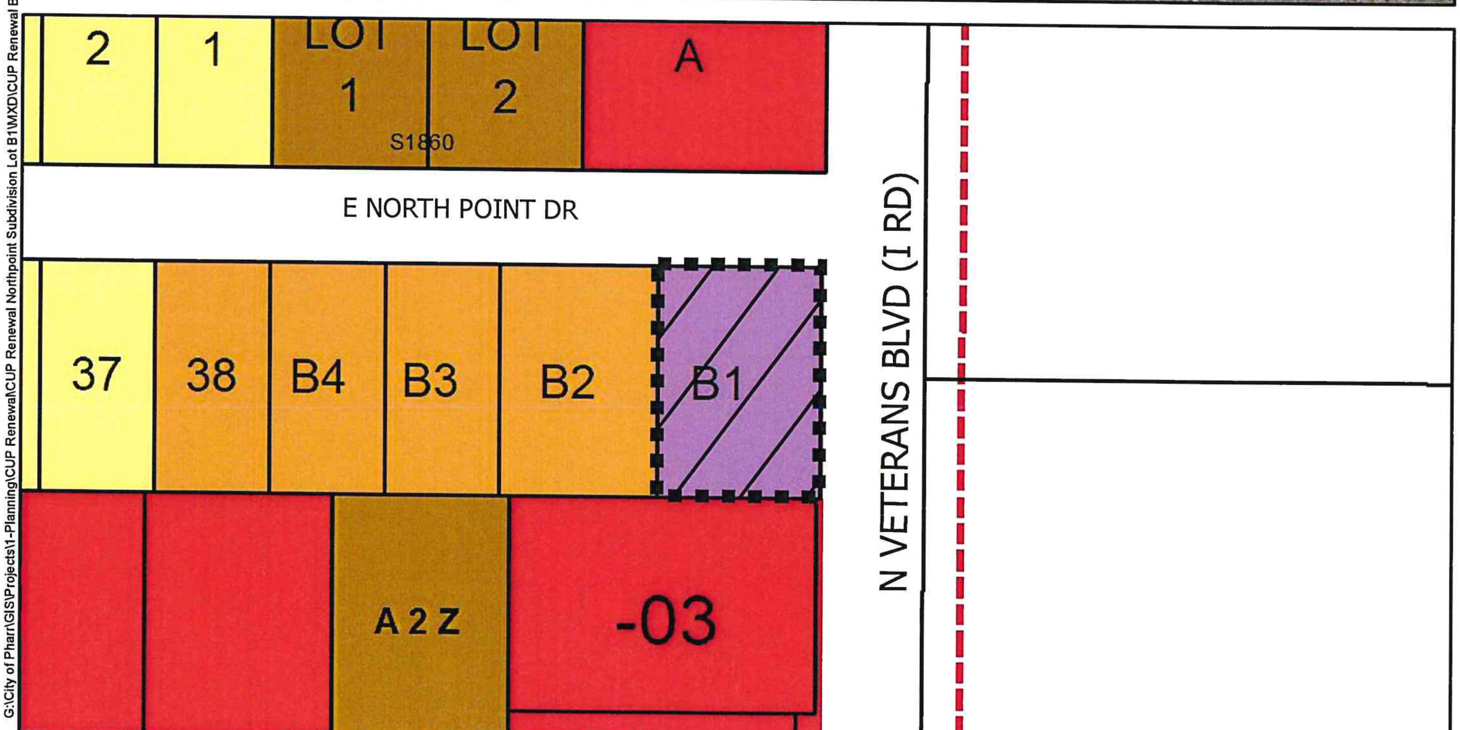
Conditional Use Permit Renewal
Northpoint Subdivision Lot B1
Tropical Island

Pharr All-America City 2006

City of Pharr Pharr Engineering





- Agricultural Open Space
- Single Family
- Single Family Small Lot
- Residential Multi-Family
- Residential Multi-Family High Density
- Mobile Home
- Townhouse
- HUD Code
- Rail Road R.O.W
- Government Owned
- General Business
- Business District
- Drainage Easement
- Heavy Commercial
- Heavy Industrial
- Limited Industrial
- Neighborhood Commercial
- Office Professional
- PSJA ISD
- Hidalgo ISD
- Valley View ISD
- Planned Unit Development

City of Pharr, Texas
Engineering Department
956.702.5355

Scale: 1 inch = 100 feet

0 50 100 200 300 400 Feet

N W E S

Date: 9/23/2020

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 5.B.3.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Iris Mata, Secretary

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: LEM Group, LLC., d/b/a The Bridge Bar & Grill, 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 0.06 acre tract of land, more or less, out of Lot 2, Luvil, L.L.C. Estates Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 508 West IH-2, Suite 13. **CUP#150747**

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue: LEM Group, LLC., d/b/a The Bridge Bar & Grill, 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). **CUP#150747**

Financial Consideration:

Staff Recommendation: Development Services is recommending approval of the 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) subject to site and applicant being in compliance with all City Ordinances and City Department requirements.

Alternatives:

ROUTING:

Iris Mata	Created/Initiated - 9/30/2020
Rita Galvan	Approved - 9/30/2020
Melanie Cano	Approved - 10/1/2020
City Management Office	Final Approval - 10/2/2020

Pharr

MAYOR Ambrosio Hernandez, MD

COMMISSIONERS Eleazar Guajardo I Roberto "Bobby" Carrillo I Ramiro Caballero, MD I Daniel Chavez I Ricardo Medina I Itza Flores

Executive Summary Letter

October 5, 2020

Conditional Use Permit **Renewal** for ABC – The Bridge Bar and Grill

Background:

LEM Group, LLC/Alma Leila Tueme and Mauricio David Duran, d/b/a The Bridge Bar & Grill, is requesting renewal of the Conditional Use Permit and Late Hours Permit to allow the sale of alcoholic beverages for on-premise consumption. This request constitutes the 5th renewal for The Bridge Bar and Grill.

The property is located at 508 West IH-2, Suite 13. It is zoned General Business District (C) and is in conformance with the Future Land Use Plan. All required inspections have been conducted and have passed.

Recommendations:

Staff recommends **approval** of the request for renewal of the Conditional Use Permit and Late Hours Permit to allow the sale of alcoholic beverage for on-premise consumption subject to the site and applicant being in compliance with all City Ordinances and City Department requirements.

P:\Admin\MY FILES\CUPs\ABC_The Bridge Bar & Grill_2015

Telephone (956) 402-4100 I Fax (956) 702-5313 I P.O. Box 1729 I 118 S. Cage I Pharr, Texas 78577

Pharr
Development Services

MEMORANDUM

DATE: MONDAY, OCTOBER 5, 2020

TO: MAYOR AND CITY COMMISSION

FROM: MELANIE CANO, DIRECTOR OF DEVELOPMENT SERVICES

THROUGH: EDWARD WYLIE, INTERIM CITY MANAGER

SUBJECT: CONDITIONAL USE PERMIT & LATE HOURS PERMIT **RENEWAL** FOR ABC – FILE NO. **CUP#150747** (THE BRIDGE BAR & GRILL)

GENERAL INFORMATION:

APPLICANT: LEM Group, LLC., d/b/a The Bridge Bar & Grill, 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).

LEGAL DESCRIPTION: The property is legally described as being 0.06 acre tract of land, more or less, out of Lot 2, Luvil, L.L.C. Estates Subdivision, Pharr, Hidalgo County, Texas.

LOCATION: The property's physical address is 508 West IH-2, Suite 13.

ZONING: The property is currently zoned General Business District (C). The surrounding area is zoned Agricultural and/or Open Space District (A-O) to the north and General Business District (C) to the east, south and west. The area is generally designated for commercial use in the Land Use Plan.

COMMENTS:

POLICE CHIEF: Recommends approval of the Conditional Use Permit.

FIRE DEPARTMENT: Recommends approval of the Conditional Use Permit.

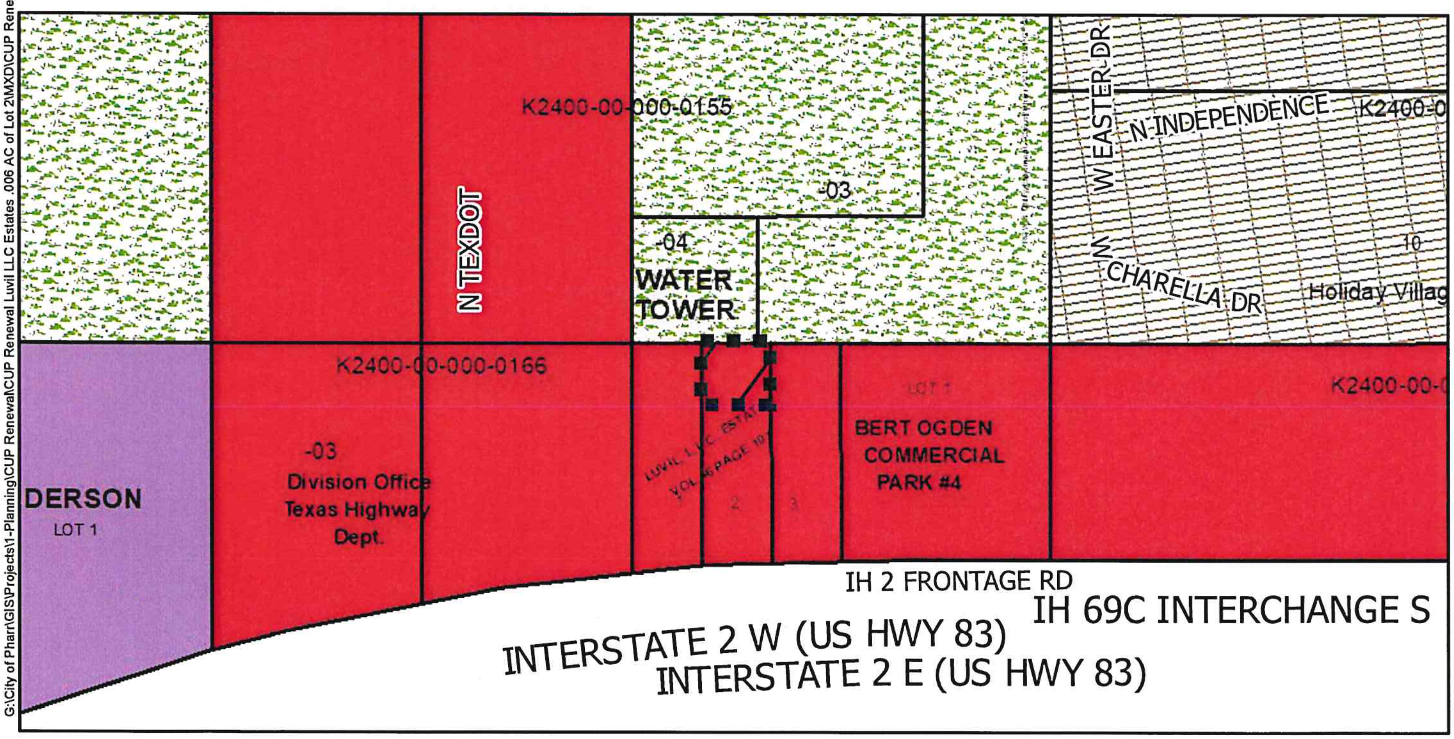
CODE COMPLIANCE DIVISION:	Recommends approval of the Conditional Use Permit.
HEALTH DIVISION:	Recommends approval of the Conditional Use Permit.
PLANNING DIVISION:	Recommends approval of the Conditional Use Permit.

DEVELOPMENT SERVICES RECOMMENDATIONS: Development Services is recommending **approval** of the 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) subject to site and applicant being in compliance with all City Ordinances and City Department requirements.

P:\Admin\MY FILES\CUPs\ABC_The Bridge Bar & Grill_2015

Conditional Use Permit Renewal
.006 Ac of Lot 2 Luvill LLC Subdivision
The Bridge Bar and Grill/ LEM Group LLC

Pharr Engineering



G:\City of Pharr\GIS\Projects\1-Planning\CUP Renewal\CUP Renewal Luvill LLC Estates .006 AC of Lot 2\MXD\CUP Renewal Base.mxd

Agricultural Open Space
Single Family
Single Family Small Lot
Two Family
Medium Density Multi-Family
High Density Multi-Family
Mobile Home
Townhouse
HUD Code
Rail Road R.O.W.
Government Owned
General Business
Business District
Drainage Easement
Heavy Commercial
Heavy Industrial
Limited Industrial
Neighborhood Commercial
Office Professional
PSJA ISD
Hidalgo ISD
Valley View ISD
Planned Unit Development

City of Pharr, Texas
Engineering Department
956.702.5355

Scale: 1 inch = 300 feet

0 150 300 600 900 1,200 Feet

Date: 8/19/2020

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 5.C.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Hilda Pedraza, City Clerk

DEPARTMENT: Administration

DIRECTOR:

Agenda Item: PLATS:

Classification: Consent

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue:

Financial Consideration:

Staff Recommendation:

Alternatives:

ROUTING:

Hilda Pedraza Created/Initiated - 9/30/2020

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 5.C.1.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Iris Mata, Secretary

DEPARTMENT: Development Services

DIRECTOR:

Agenda Item: CDSmuery Engineers, representing, Todd Ireland, Real Estate Management Manager for AEP Texas Central Company is requesting final plat approval of the proposed AEP Young Subdivision Lots 1 & 2, Block 1. The property is legally described as being a 5.150 acre and 3.143 acre tracts of land lying in the south 10 acres of Lot 7, Block 5 of the A.J. McColl Subdivision. The property is located within the 2900 Block of N. Johnson Street. **SUB#190202**

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue: CDSmuery Engineers, representing, Todd Ireland, Real Estate Management Manager for AEP Texas Central Company is requesting final plat approval of the proposed AEP Young Subdivision Lots 1 & 2, Block 1. **SUB#190202**

Financial Consideration:

Staff Recommendation: Development Services recommends final plat approval of the proposed AEP Young Subdivision Lots 1 & 2, Block 1, subject to the listed conditions.

The Planning and Zoning Commission voted unanimously to approve the final plat of the proposed AEP Young Subdivision Lots 1 & 2, Block 1.

Alternatives:

ROUTING:

Iris Mata	Created/Initiated - 9/30/2020
Rita Galvan	Approved - 9/30/2020
Melanie Cano	Approved - 10/1/2020
City Management Office	Final Approval - 10/2/2020

Pharr
Development Services

MEMORANDUM

DATE: MONDAY, OCTOBER 05, 2020

TO: MAYOR AND CITY COMMISSION

FROM: MELANIE CANO, DIRECTOR DEVELOPMENT SERVICES

THROUGH: EDWARD WYLIE, INTERIM CITY MANAGER

SUBJECT: AEP YOUNG SUBDIVISION LOTS 1 & 2, BLOCK 1
FILE NO. **SUB#190202**

GENERAL INFORMATION:

APPLICANT: CDSmuery Engineers, representing, Todd Ireland, Real Estate Management Manager for AEP Texas Central Company is requesting final plat approval of the proposed AEP Young Subdivision Lots 1 & 2, Block 1.

LEGAL DESCRIPTION: The property is legally described as being a 5.150 acre and 3.143 acre tracts of land lying in the south 10 acres of Lot 7, Block 5 of the A.J. McColl Subdivision.

LOCATION: The property is located within the 2900 Block of N. Johnson Street.

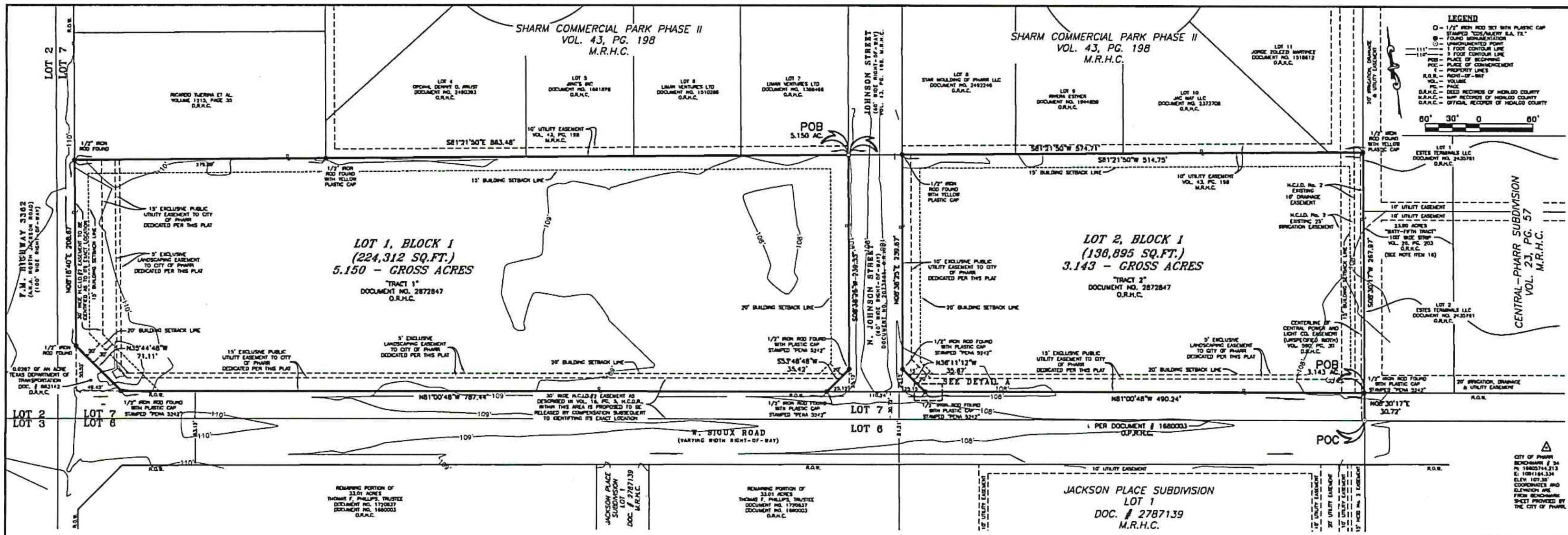
ZONING: The property is currently zoned Limited Industrial District (L-I). The adjacent zones are Heavy Commercial District (H-C) and Agricultural Open-Space District (A-O) to the north, Heavy Commercial District (H-C) to the east, General Business District (C), Limited Industrial District (L-I) and High Density Multi-Family Residential District (R-4) to the south and City limits to the west. The property is designated for industrial and commercial use in the land use plan.

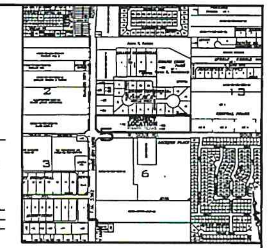
PROPERTY PROPOSED USE: Electrical substation.

VARIANCES: None requested.

RECOMMENDATIONS: Development Services recommends final plat approval of the proposed AEP Young Subdivision Lots 1 & 2, Block 1, subject to the following conditions:

STREETS, PAVING AND R.O.W.:	1. In compliance.
EASEMENTS:	1. In compliance.
SIDEWALK: ADA:	1. In compliance.
FIRE PROTECTION:	1. In compliance.
WATER:	1. In compliance.
SEWER:	1. In compliance.
DRAINAGE:	1. In compliance.
OTHER:	1. In compliance.
PLANNING AND ZONING COMMISSION:	The Planning and Zoning Commission voted unanimously to approve the final plat of the proposed AEP Young Subdivision Lots 1 & 2, Block 1.





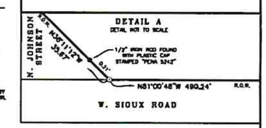
VICINITY MAP

SCALE - 1"=1,000'

SUBDIVISION PLAT OF

AEP YOUNG SUBDIVISION

BEING 5.150 acre and 3.143 acre tracts of land lying in the South 10 acres of Lot 7, Block 5 of the A.J. McCall Subdivision, Porcion 68, as described and recorded in volume 21, page 597, Deed Records of Hidalgo County, Texas, same being 5.150 and 3.143 acres described as "Tract 1 & 2" and recorded in document 2872847, Official Records of Hidalgo County, Texas.



STATE OF OHIO
COUNTY OF FRANKLIN

I (WE) THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS AEP YOUNG SUBDIVISION, LOTS 1 & 2, BLOCK 1, AN ADDITION TO THE CITY OF PHARR, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF THE PUBLIC ALL STREETS, ALLEYS, PARKS, SEWER LINES, WATER COURSES, STORM SEWERS, EASEMENTS, FIRE HYDRANTS, AND PUBLIC PLACES WHICH ARE INSTALLED OR WHICH I WILL CAUSE TO BE INSTALLED OR DEDICATED UNDER THE SUBDIVISION APPROVAL PROCESS OF THE CITY OF PHARR, ALL THE SAME FOR THE PURPOSES THEREIN EXPRESSED, EITHER ON THE PLAT OR ON THE OFFICIAL MINUTES OF THE APPLICABLE AUTHORITIES OF THE CITY OF PHARR.

______________ ______________
P. TODD IRELAND — DATE
REAL ESTATE MANAGEMENT MANAGER
AEP TEXAS CENTRAL COMPANY
1 RIVERSIDE PLAZA, 16TH FLOOR
COLUMBUS, OHIO 43215
PHONE: (614) 716-6830

STATE OF OHIO
COUNTY OF FRANKLIN

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, P. TODD IRELAND PERSONALLY APPEARED AND PROVED, THROUGH HIS DEPARTMENT OF PUBLIC SAFETY DRIVER'S LICENSE, TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, FURTHERMORE, AFTER BEING DULY SWORN BY ME, HE DECLARED THAT THE STATEMENTS CONTAINED THEREIN ARE TRUE AND CORRECT, AND ACKNOWLEDGED THAT HE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREBY EXPRESSED. ALL GIVEN UNDER MY HAND AND SEAL OF OFFICE. THIS THE ____ DAY OF __________, 2019 A.D.

NOTARY PUBLIC FOR THE STATE OF OHIO

MY COMMISSION EXPIRES ON: __________

I, THE UNDERSIGNED, THE MAYOR OF THE CITY OF PHARR, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

AMBROSIO HERNANDEZ,MAYOR — DATE
CITY OF PHARR

ATTEST: ______________ — DATE
CITY CLERK

APPROVED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION, CITY OF PHARR, TEXAS, THIS THE ____ DAY OF __________, 2019, BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF PHARR, TEXAS.

DANNY WYLIE, CHAIRMAN,
PLANNING & ZONING COMMISSION

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE 49.211(C). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFICE SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER AND HIS ENGINEER TO MAKE THESE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

RAUL E. SESIN, P.E., C.F.M. — DATE
GENERAL MANAGER

THIS PLAT APPROVED BY HIDALGO COUNTY IRRIGATION DISTRICT NO. 2, THIS THE ____ DAY OF __________, 2019 A.D. NO IMPROVEMENTS OF ANY KIND (INCLUDING WITHOUT LIMITATIONS, TREES, FENCES, AND BUILDINGS) SHALL BE PLACED ON HIDALGO COUNTY IRRIGATION DISTRICT NO. 2 RIGHT-OF-WAYS OR EASEMENTS.

PRESIDENT — ATTEST: __________ SECRETARY

FIELD NOTE DESCRIPTION
LOT 1, BLOCK 1 - 5.150 ACRES
HIDALGO COUNTY, TEXAS

BEING a 5.150 acre tract of land lying in the Gregorio Camacho Survey, Abstract 28, Hidalgo County, Texas, same being a portion of the South 10 acres of Lot 7, Block 5 of the A.J. McCall Subdivision, Porcion 68, as described and recorded in volume 21, page 597, Deed Records of Hidalgo County, Texas, same being 5.150 acres described as "Tract 1" and recorded in document 2872847, Official Records of Hidalgo County, Texas and more particularly described as follows:

COMMENCING at a point for the southeast corner of the aforementioned Lot 7 being within the right-of-way limits of West Sioux Road (varying width right-of-way);

THENCE along the east line of the aforementioned Lot 7 and the west line of the Central-Pharr Subdivision as described and recorded in volume 23, page 57, Map Records of Hidalgo County, Texas, N08°30'17"E at a distance of 30.72 feet, passing a 1/2" iron rod found with plastic cap stamped "Pena 5242" in the north apparent right-of-way line of said West Sioux Road, continuing a total distance of 298.68 feet for the southeast corner of Sharm Commercial Park Phase II as described and recorded in volume 43, page 198, Map Records of Hidalgo County, Texas;

THENCE leaving the east line of the aforementioned Lot 7 and the west line of the aforementioned Central-Pharr Subdivision along the south line of the aforementioned Sharm Commercial Park Phase II, N81°22'41"W a distance of 574.71 feet to a 1/2" iron rod set with a plastic cap stamped "CDS/MUERY S.A. TX." for the northeast corner of N. Johnson Street (60' wide right-of-way) as described and recorded in document no. 2073605, Official Records of Hidalgo County, Texas, the PLACE OF BEGINNING and the northeast corner of the herein described 5.150 acre tract;

THENCE along the west right-of-way line of the aforementioned N. Johnson Street, S08°38'25"W a distance of 239.33 feet to a 1/2" iron rod found with plastic cap stamped "Pena 5242" for an interior corner of said N. Jonhson Street and an angle corner of the herein described 5.150 acre tract;

THENCE continuing along the west right-of-way line of the aforementioned N. Johnson Street, S53°48'48"W a distance of 35.42 feet to a 1/2" iron rod found with plastic cap stamped "Pena 5242" at the intersection of said N. Johnson Street and the north apparent right-of-way line of the aforementioned West Sioux Road, for the southeast corner of the herein described 5.150 acre tract;

THENCE along the apparent north right-of-way line of the aforementioned West Sioux Road, N81°00'48"W a distance of 787.44 feet to a 1/2" iron rod found with plastic cap stamped "Pena 5242" for the east corner of a 0.0287 of an acre tract of land conveyed to the State of Texas as described and recorded in document no. 663142, Official Records of Hidalgo County, Texas, and the southwest corner of the herein described 5.150 acre tract;

THENCE continuing along the apparent north right-of-way line of the aforementioned West Sioux Road, N35°44'48"W a distance of 71.11 feet to a 1/2" iron rod found in the east right-of-way line of F.M. Highway 3362 (100' wide right-of-way) for the north corner of the aforementioned 0.0287 of an acre tract and an angle corner of the herein described 5.150 acre tract;

THENCE along the east right-of-way line of the aforementioned F.M. Highway 3362, N08°18'40"E a distance of 208.87 feet to a 1/2" iron rod found in the south line of a tract of land conveyed to Pedro Tijerina as described and recorded in volume 1215, page 35, Deed Records of Hidalgo County, Texas, and the northwest corner of the herein described 5.150 acre tract;

THENCE along the south line of the aforementioned Tijerina tract, S81°21'50"E, passing a 1/2" iron rod found with a yellow plastic cap for the southeast corner of the said Tijerina tract and the southwest corner of the aforementioned Sharm Commercial Park Phase II, at a distance of 279.89 feet continuing with the south line of said Sharm Commercial Park Phase II, a total distance of 863.48 feet to the PLACE OF BEGINNING and containing 5.150 gross acres of land.

FIELD NOTE DESCRIPTION
LOT 2, BLOCK 1 - 3.143 ACRES
HIDALGO COUNTY, TEXAS

BEING a 3.143 acre tract of land lying in the Gregorio Camacho Survey, Abstract 28, Hidalgo County, Texas, same being a portion of the South 10 acres of Lot 7, Block 5 of the A.J. McCall Subdivision, Porcion 68, as described and recorded in volume 21, page 597, Deed Records of Hidalgo County, Texas, same being 3.143 acres described as "Tract 2" and recorded in document 2872847, Official Records of Hidalgo County, Texas and more particularly described as follows:

COMMENCING at a point for the southeast corner of the aforementioned Lot 7 within the right-of-way limits of West Sioux Road (varying width right-of-way);

THENCE along the east line of the aforementioned Lot 7 and the west line of Central-Pharr Subdivision as described and recorded in volume 23, page 57, Map Records of Hidalgo County, Texas, N08°30'17"E a distance of 30.72 feet to a 1/2" iron rod found with plastic cap stamped "Pena 5242" in the apparent north right-of-way line of aforementioned West Sioux Road and the southwest corner of Lot 2 of the said Central-Pharr Subdivision, for the PLACE OF BEGINNING and the southeast corner of the herein described 3.143 acre tract;

THENCE along the apparent north right-of-way line of the aforementioned West Sioux Road, N81°00'48"W a distance of 490.24 feet to a point for the southeast corner of N. Johnson Street (60' wide right-of-way) as described and recorded in document no. 2073605, Official Records of Hidalgo County, Texas, and the southwest corner of the herein described 3.143 acre tract from which a 1/2" iron rod found with plastic cap stamped "Pena 5242" bears, N36°11'12"W 0.21 feet;

THENCE leaving the apparent north right-of-way line of the aforementioned West Sioux Road, along the east line of the aforementioned N. Johnson Street, N36°11'12"W a distance of 35.67 feet to a 1/2" iron rod found with plastic cap stamped "Pena 5242" for an interior corner of said N. Johnson Street, and an angle corner of the herein described 3.143 acre tract;

THENCE continuing along the east right-of-way line of the aforementioned N. Johnson Street, N08°38'25"E a distance of 239.67 feet to a 1/2" iron rod found with a yellow plastic cap in the south line of Sharm Commercial Park Phase II as described and recorded in volume 43, page 198, Map Records of Hidalgo County, Texas, for the northeast corner of said N. Johnson Street and the northwest corner of the herein described 3.143 acre tract;

THENCE along the south line of the aforementioned Sharm Commercial Park Phase II, S81°21'50"E a distance of 514.75 feet to a 1/2" iron rod found with a yellow plastic cap in the east line of the aforementioned Lot 7 and the west line of the aforementioned Central-Pharr Subdivision for the southeast corner of said Sharm Commercial Park Phase II and the northeast corner of the herein described 3.143 acre tract;

THENCE along the east line of the aforementioned Lot 7 and west line of the aforementioned Central-Pharr Subdivision, S08°30'17"W a distance of 287.97 feet to the PLACE OF BEGINNING and containing 3.143 gross acres of land.

I, DEREK SNOGA, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

DEREK SNOGA, R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR
No. 6511 - STATE OF TEXAS

I, JUAN A. LUDWIG, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

CDS Muery F-1733

JUAN A. LUDWIG, P.E.
REGISTERED PROFESSIONAL ENGINEER
NO. 99289 - STATE OF TEXAS

GENERAL NOTES:

1. THIS PROPERTY IS LOCATED IN ZONE "B" AS PER FLOOD INSURANCE RATE MAP - COMMUNITY PANEL No.480334-0425 C, REVISED NOVEMBER 16, 1982. ZONE "B" IS DEFINED AS AREAS BETWEEN LIMITS OF THE 100-YEAR FLOOD AND 500-YEAR FLOOD; OR CERTAIN AREAS SUBJECT TO 100-YEAR FLOODING WITH AVERAGE DEPTHS OF LESS THAN ONE FOOT OR WHERE THE CONTRIBUTING DRAINAGE AREA IS LESS THAN 1 SQUARE MILE OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD.
2. FINISHED FLOOR ELEVATION SHALL BE 18" ABOVE TOP OF CURB AS MEASURED FROM THE CENTER OF EACH LOT.
3. AN 8' OPAQUE BUFFER IS REQUIRED BETWEEN RESIDENTIAL ZONES AND COMMERCIAL ZONES.
4. STORM WATER DETENTION IS REQUIRED FOR THIS PROPERTY. A TOTAL OF 0.38 ACRE FEET (16,738 CUBIC FEET) OF STORM WATER DETENTION (50YR) IS REQUIRED FOR THIS SUBDIVISION. THIS IS AN ESTIMATE ONLY AND DETAILED ANALYSIS MAY REVEAL DIFFERENT REQUIREMENTS. NO BUILDING PERMIT SHALL BE ISSUED FOR THIS PLATTED PROPERTY UNTIL A STORM WATER DETENTION SYSTEM DESIGN HAS BEEN APPROVED BY THE CITY OF PHARR FOR THIS COMMERCIAL DEVELOPMENT.
5. OWNER TO MAINTAIN DETENTION/RETENTION AREAS WITHIN SUBDIVISION.
6. NO STRUCTURES SHALL BE CONSTRUCTED ON ANY EASEMENTS.
7. MINIMUM BUILDING SETBACKS SHALL BE AS PER CITY OF PHARR ORDINANCE.
8. A 5' WIDE SIDEWALK WITH A.D.A. COMPLIANT RAMPS AND LANDINGS SHALL BE REQUIRED ALONG INTERSECTION OF NORTH JACKSON ROAD AND NORTH SIDE OF W. SIOUX ROAD AT BUILDING PERMIT STAGE.
9. CITY OF PHARR BENCHMARK 54: N: 16605744.213, E: 1084164.334, ELEV: 107.35 COORDINATES BASED ON TEXAS STATE PLANE COORDINATES SOUTH ZONE, VERTICAL DATUM IS NVGD 1988 USING GEOID MODEL 1999. (ALL VALUES ARE TO GRID).
10. CDS MUERY BEARING BASIS FOR THIS PLAT: GRID NORTH, COORDINATE SYSTEM: TEXAS STATE PLANE, NAD83(2011), SOUTH ZONE. (ALL DISTANCES SHOWN ARE SURFACE.) COMBINED SCALE FACTOR = (GRID X 1.00002 = SURFACE)
11. LANDSCAPING REQUIREMENT SHALL BE AS PER CITY OF PHARR ORDINANCE.
12. A STORMWATER POLLUTION PREVENTION PLAN SHALL BE REQUIRED PRIOR TO CONSTRUCTION AND MUST COMPLY WITH THE CURRENT (TPDES) TEXAS POLLUTION DISCHARGE ELIMINATION SYSTEM.
13. ADDITIONAL FIRE PROTECTION MAY BE REQUIRED DURING THE PLAN REVIEW PHASE IN ORDER TO PROVIDE ANY ADDITIONAL FIRE PROTECTION REQUIREMENT.
14. ENFORCEMENT OF ALL PLAT NOTES AND DEDICATIONS SHALL BE THE RESPONSIBILITY OF THE AGENCY OR ENTITY TO WHOM THE DEDICATION IS GRANTED.
15. A VARIANCE FOR SANITARY SEWER UTILITIES FOR THIS DEVELOPMENT WAS GRANTED BY THE CITY OF PHARR. SANITARY SEWER UTILITIES WILL NEED TO BE INSTALLED, AT THE BUILDING PERMIT STAGE, IN THE EVENT THE PROPERTY IS TRANSFERRED AND NO LONGER UTILIZED AS AN ELECTRICAL SUBSTATION.
16. ANY EASEMENTS SHOWN HEREON THAT EXIST BY VIRTUE OF THOSE PLATS SHOW HEREON THAT LIE WITHIN THE 100 FOOT WIDE STRIP DEPICTED ON THIS MAP AND DESCRIBED AS 23.90 ACRES, "SIXTY-FIFTH TRACT", VOL. 26, PG. 203, DEED RECORDS OF HIDALGO COUNTY ARE EXPRESSLY NOT RECOGNIZED BY THE HIDALGO COUNTY IRRIGATION DISTRICT NUMBER TWO.

NO	DATE	REVISION	BY
-			

DESIGNED BY
DRAWN BY M. RINCON
CHECKED BY D. SNOGA
REVIEWED BY J. LUDWIG / J. M. RAMIREZ
DATE 03-19-2019

AEP TEXAS — An AEP Company — BOUNDLESS ENERGY

CDS muery — ENGINEERS • SURVEYORS

AEP YOUNG SUBDIVISION
LOTS 1 & 2, BLOCK 1

AEP TEXAS INC.

HIDALGO COUNTY, TEXAS

SHEET NO. 1 OF 1 SHEETS
FILE NO. 118208_PLAT.dwg

F:\2018\118208 AEP Young Substation\Exhibits\Maps\118208-Young Substation Plat.dwg

Proposed Subdivision
AEP Young Subdivision Lots 1&2 Block 1
CDS Muery Engineering

Pharr Engineering

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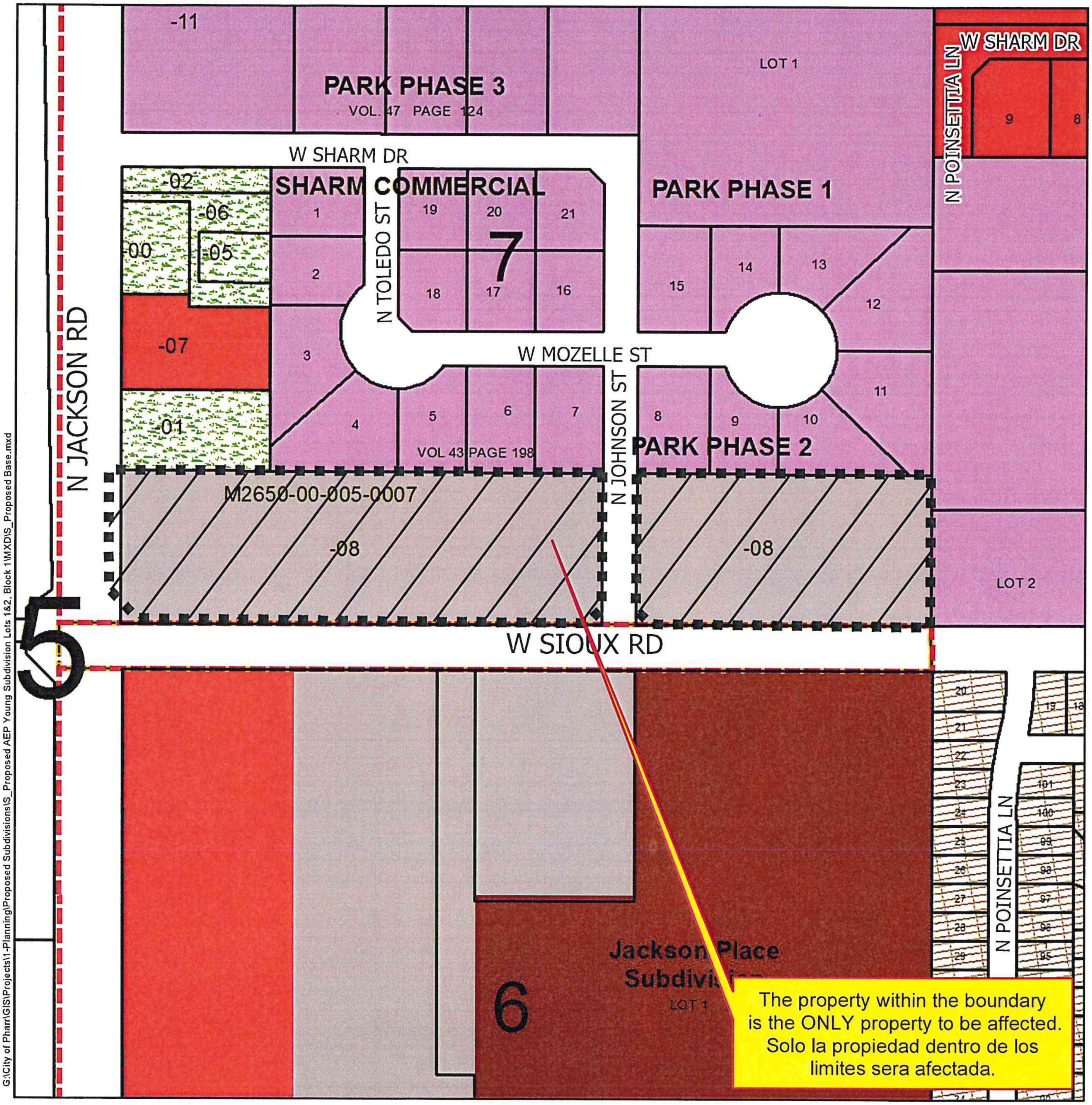

Agricultural Open Space
Single Family
Single Family Small Lot
Two Family
Medium Density Multi-Family
High Density Multi-Family
Mobile Home
Townhouse
HUD Code
Rail Road R.O.W.
Government Owned
General Business
Business District
Drainage Easement
Heavy Commercial
Heavy Industrial
Limited Industrial
Neighborhood Commercial
Office Professional
PSJA ISD
Hidalgo ISD
Valley View ISD
Planned Unit Development

Scale: 1 inch = 250 feet

0 125 250 500 750 1,000 Feet

N W E S

City of Pharr, Texas
Engineering Department
956.702.5355

Date: 3/19/2019

Proposed Subdivision
AEP Young Subdivision Lots 1&2 Block 1
CDS Muery Engineering

Pharr Engineering

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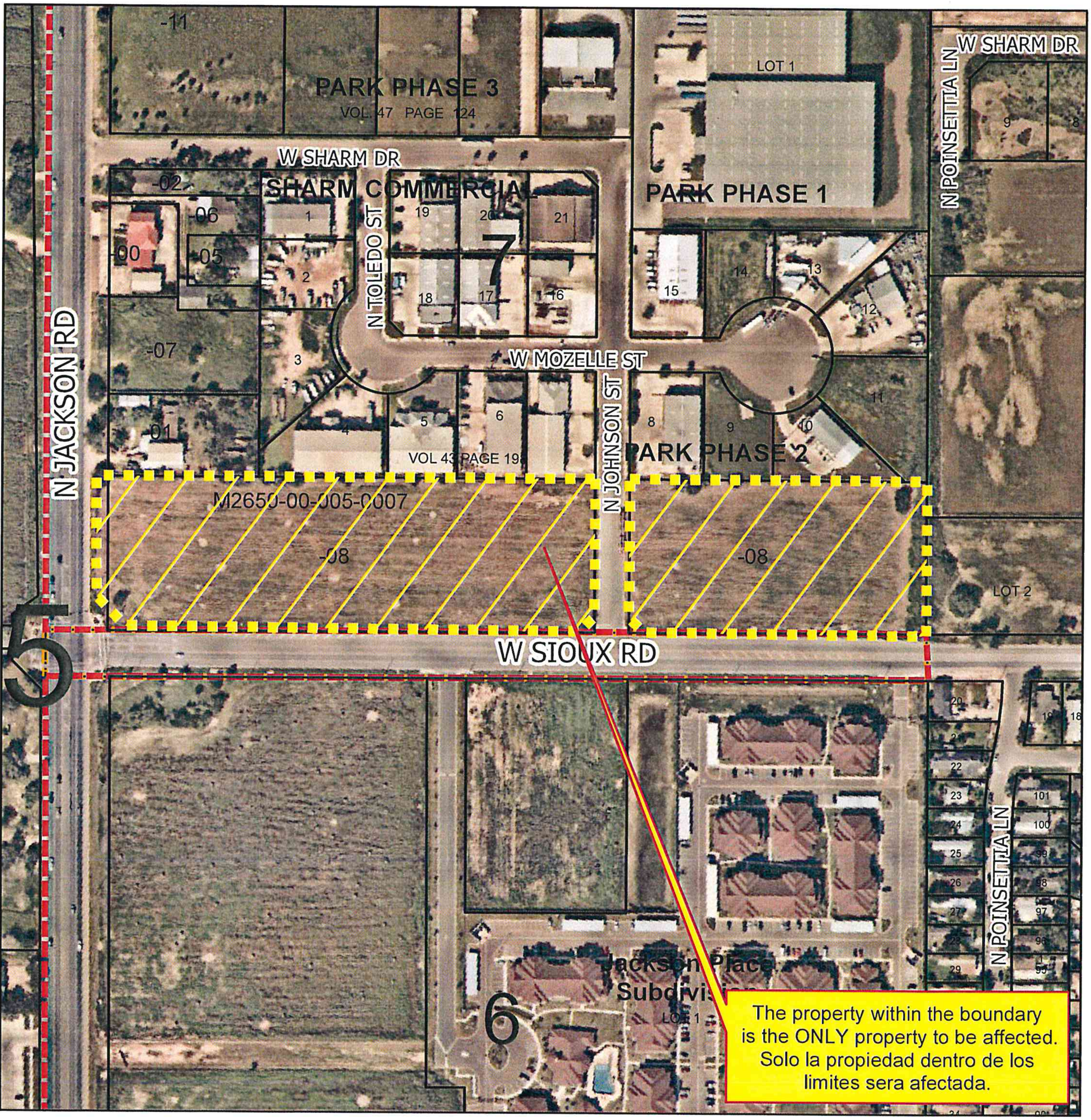

Agricultural Open Space
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Planned Unit Development

City of Pharr, Texas
Engineering Department
956.702.5355

Scale: 1 inch = 250 feet

0 125 250 500 750 1,000 Feet

Date: 3/19/2019

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 5.C.2.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Iris Mata, Secretary

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: CDSmuery Engineers, representing, Todd Ireland, Real Estate Management Manager for AEP Texas central company is requesting final 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**

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No

Reason:

Issue: CDSmuery Engineers, representing, Todd Ireland, Real Estate Management Manager for AEP Texas central company is requesting final plat approval of the proposed AEP North Pharr Subdivision. **SUB#180105**

Financial Consideration:

Staff Recommendation: Development Services recommends final plat approval of the proposed AEP North Pharr Subdivision subject to the listed conditions.

The Planning and Zoning Commission voted unanimously to approve the final plat of the proposed AEP North Pharr Subdivision.

Alternatives:

ROUTING:

Iris Mata	Created/Initiated - 9/30/2020
Rita Galvan	Approved - 9/30/2020
Melanie Cano	Approved - 10/1/2020
City Management Office	Final Approval - 10/2/2020

Pharr
Development Services

MEMORANDUM

DATE: MONDAY, OCTOBER 05, 2020

TO: MAYOR AND CITY COMMISSION

FROM: MELANIE CANO, DIRECTOR DEVELOPMENT SERVICES

THROUGH: EDWARD WYLIE, INTERIM CITY MANAGER

SUBJECT: AEP NORTH PHARR SUBDIVISION
FILE NO. **SUB#180105**

GENERAL INFORMATION:

APPLICANT: CDSmuery Engineers, representing, Todd Ireland, Real Estate Management Manager for AEP Texas central company is requesting final plat approval of the proposed AEP North Pharr Subdivision.

LEGAL DESCRIPTION: 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.

LOCATION: The property is located within the 200 block of E. Minnesota Road.

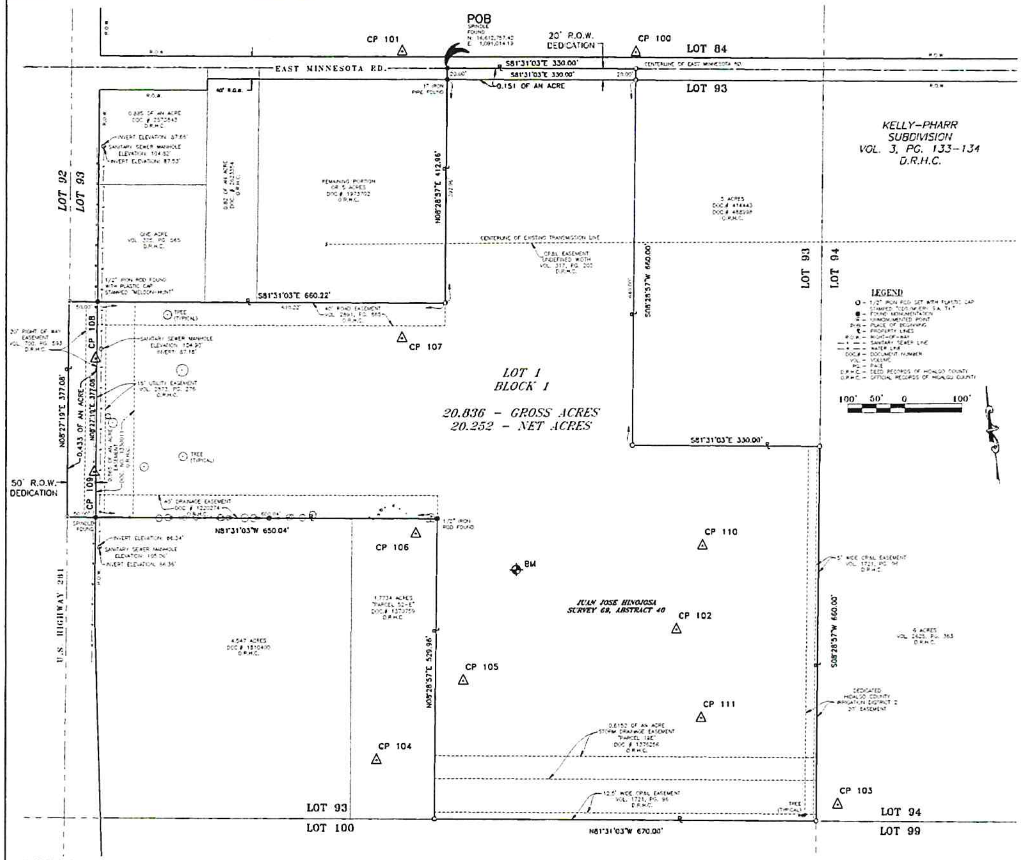
ZONING: The property is currently zoned Limited Industrial District (L-I). The adjacent zones are Limited Industrial District (L-I) to the north, south and west and Agricultural Open-Space District (A-O) and Limited Industrial District (L-I) to the east. The property is designated for industrial use in the land use plan.

PROPERTY PROPOSED USE: Electrical substation.

VARIANCES: None requested.

RECOMMENDATIONS: Development Services recommends final plat approval of the proposed AEP North Pharr Subdivision subject to the following conditions:

STREETS, PAVING AND R.O.W.:	1. In compliance.
EASEMENTS:	1. In compliance.
SIDEWALK: ADA:	1. In compliance.
FIRE PROTECTION:	1. In compliance.
WATER:	1. In compliance.
SEWER:	1. In compliance.
DRAINAGE:	1. In compliance.
OTHER:	1. In compliance.
PLANNING AND ZONING COMMISSION:	The Planning and Zoning Commission voted unanimously to approve the final plat of the proposed AEP North Pharr Subdivision.



GENERAL NOTES:

1. THIS PROPERTY IS LOCATED IN ZONE "B" AS PER FLOOD INSURANCE RATE MAP – COMMUNITY PANEL No.480334-0500 B, REVISED JANUARY 21, 1981. ZONE "B" IS DEFINED AS AREAS BETWEEN LIMITS OF THE 100-YEAR FLOOD AND 500-YEAR FLOOD; OR CERTAIN AREAS SUBJECT TO 100-YEAR FLOODING WITH AVERAGE DEPTHS OF LESS THAN ONE FOOT OR WHERE THE CONTRIBUTING DRAINAGE AREA IS LESS THAN 1 SQUARE MILE OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD.
2. FINISHED FLOOR ELEVATION SHALL BE 18" ABOVE TOP OF CURB AS MEASURED FROM THE CENTER OF EACH LOT.
3. AN 8' OPAQUE BUFFER IS REQUIRED BETWEEN RESIDENTIAL ZONES AND COMMERCIAL ZONES.
4. A TOTAL OF 1.25 ACRE FEET (54,450 CUBIC FEET) OF STORM WATER DETENTION (25YR) IS REQUIRED FOR THIS SUBDIVISION.
5. PERIMETER FENCING SHALL BE REQUIRED IN DETENTION AREAS GREATER THAN OR EQUAL TO THREE (3) FEET IN DEPTH.
6. LOT OWNER TO MAINTAIN DETENTION AREA WITHIN LOT 1.
7. NO STRUCTURES SHALL BE CONSTRUCTED ON ANY EASEMENTS.
8. MINIMUM BUILDING SETBACKS SHALL BE AS PER CITY OF PHARR ORDINANCE.
9. A 5' WIDE SIDEWALK WITH A.D.A. COMPLIANT RAMPS AND LANDINGS SHALL BE REQUIRED ON WEST SIDE ALONG U.S. HIGHWAY 281 AT BUILDING PERMIT STAGE.
10. BENCHMARK: ELEV.= 90.21 TOP OF STORM DRAIN MANHOLE LOCATED 20 FEET EAST AND 15 NORTH OF THE NORTHWEST CORNER OF THIS SUBDIVISION (CITY OF PHARR B.M. 6 ELEVATION = 95.72) LOCATED 1/2 MILE EAST OF S. JACKSON ROAD ON THE SOUTH SIDE OF HI-LINE ROAD. 30 FEET IN A NORTH EASTERLY DIRECTION FROM THE NORTH EDGE OF AN EXISTING DRAIN DITCH.
11. 1/2 INCH DIAMETER IRON RODS WITH PLASTIC CAP STAMPED "CDS MUERY S.A. TX" SET AT ALL LOT CORNERS.
12. LANDSCAPING REQUIREMENT SHALL BE AS PER CITY OF PHARR ORDINANCE.
13. A STORMWATER POLLUTION PREVENTION PLAN SHALL BE REQUIRED PRIOR TO CONSTRUCTION AND MUST COMPLY WITH TPDES.
14. ADDITIONAL FIRE PROTECTION MAY BE REQUIRED DURING THE PLAN REVIEW PHASE IN ORDER TO PROVIDE ANY ADDITIONAL FIRE PROTECTION REQUIREMENT.
15. ENFORCEMENT OF ALL PLAT NOTES AND DEDICATIONS SHALL BE THE RESPONSIBILITY OF THE AGENCY OR ENTITY TO WHOM THE DEDICATION IS GRANTED.
16. STORM WATER DETENTION IS REQUIRED FOR THIS PROPERTY. THE ENGINEER OF RECORD FOR THIS SUBDIVISION PLAT HAS ESTIMATED THAT AN AREA OF APPROXIMATELY 10.17 ACRES AND A VOLUME OF APPROXIMATELY 3.91 ACRE FEET WILL BE REQUIRED FOR USE. THIS IS AN ESTIMATE ONLY AND DETAILED ANALYSIS MAY REVEAL DIFFERENT REQUIREMENTS. NO BUILDING PERMIT SHALL BE ISSUED FOR THIS PLATTED PROPERTY UNTIL A STORM WATER DETENTION SYSTEM DESIGN HAS BEEN APPROVED BY THE CITY OF PHARR FOR THIS COMMERCIAL DEVELOPMENT.

METES AND BOUNDS
20.836 – GROSS ACRES
20.252 – NET ACRES

BEGINNING at a cotton spindle found in the center of East Minnesota Road (40.00 foot wide right-of-way) for the northeast corner of a 5 acre tract of land as described and recorded in document number 1973702, Official Records of Hidalgo County, Texas and the most northerly northwest corner of a 15.152 acre tract of land as described and recorded in document number 834409, Official Records of Hidalgo County, Texas and the herein described 20.836 acre tract;

THENCE along the centerline of the aforementioned East Minnesota Road and a north line of the aforementioned 15.152 acre tract, S81°31'03"E a distance of 330.00 feet to a mag nail set for the most northerly northeast corner of said 15.152 acre tract, the northwest line of a 5.0 acre tract of land as described and recorded in document number 414443 and 488998, Official Records of Hidalgo County, Texas and the most northerly northeast corner of the herein described 20.836 acre tract;

THENCE leaving the centerline of the aforementioned East Minnesota Road, along an east line of the aforementioned 15.152 acre tract and the west line of the aforementioned 5.0 acre tract, S08°28'57"W a distance of 660.00 feet to a 1/2" iron rod set with plastic cap stamped "CDS/MUERY S.A. TX." for an interior angle corner of said 15.152 acre tract, a southwest corner of said 5.0 acre tract and an angle corner of the herein described 20.836 acre tract;

THENCE along a north line of the aforementioned 15.152 acre tract and the south line of the aforementioned 5.0 acre tract, S81°31'03"E a distance of 330.00 feet to a 1/2" iron rod set with plastic cap stamped "CDS/MUERY S.A. TX." in the west line of a 6 acre tract of land as described and recorded in volume 2625, page 363, Deed Records of Hidalgo County, Texas, for an angle corner of said 15.152 acre tract, the southeast corner of said 5.0 acre tract and an angle corner of the herein described 20.836 acre tract;

THENCE along the east line of the aforementioned 15.152 acre tract and the west line of the aforementioned 6 acre tract, S08°28'57"W a distance of 660.00 feet to a 1/2" iron rod set with plastic cap stamped "CDS/MUERY S.A. TX." for the southeast corner of said 15.1523 acre tract, the southwest corner of said 6 acre tract and the southeast corner of the herein described 20.836 acre tract;

THENCE along the south line of the aforementioned 15.152 acre tract, N81°31'03"W a distance of 670.00 feet to a 1/2" iron rod set with plastic cap stamped "CDS/MUERY S.A. TX." for the southwest corner of said 15.152 acre tract, the southeast corner of a 1.7734 acre tract of land described as "Parcel 52-E" and recorded in document number 1370759, Official Records of Hidalgo County, Texas, for the most southerly southwest corner of the herein described 20.836 acre tract;

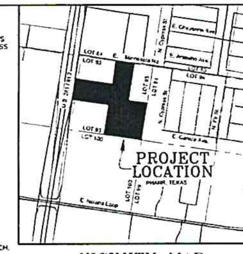
THENCE along a west line of the aforementioned 15.152 acre tract and the east line of the aforementioned 1.7737 acre tract, N08°28'57"E a distance of 529.95 feet to a 1/2" iron rod found in a west line of said 15.152 acre tract, for the northeast corner of said 1.7734 acre tract, the southeast corner of a 5.68 acre tract of land described as "Tract 1" and recorded in document number 1763567, Official Records of Hidalgo County, Texas and an interior angle corner of the herein described 20.836 acre tract;

THENCE leaving a west line of the aforementioned 15.152 acre tract, along the south line of the aforementioned 5.68 acre tract, N81°31'03"W, passing a cotton spindle found in the east right-of-way line of U.S. Highway 281 (varying width right-of-way) at a disatnce of 600.04 feet, continuing a total distance of 650.04 feet to a point for the southwest corner of said 5.68 acre tract and an angle corner of the herein described 20.836 acre tract;

THENCE along the west line of the aforementioned 5.68 acre tract, N08°27'19"E a distance of 377.08 feet to a point for the northwest corner of the said 5.68 acre tract and an angle corner of the herein described 20.836 acre tract;

THENCE along the north line of the aforementioned 5.68 acre tract, S81°31'03"E, passing a 1/2" iron rod found with plastic cap stamped "Meldon-Hunt" at a distance of 50.00 feet, continuing a total distance of 660.22 feet to a 1/2" iron rod set with plastic cap stamped "CDS/MUERY S.A. TX." in a west line of the aforementioned 15.152 acre tract, for the northwest corner of said 5.68 acre tract, the southwest corner of the aforementioned 5 acre tract and an interior angle corner of the herein described 20.836 acre tract;

THENCE along a west line of the aforementioned 15.152 acre tract and the east line of the aforementioned 5 acre tract, N08°28'57"E, passing a 1" iron pipe found in the south right-of-way line of the aforementioned East Minnesota Road at a distance of 392.96 feet, continuing a total distance of 412.96 feet to the **PLACE OF BEGINNING** containing 20.836 (Gross) and 20.252 (Net) acres of land.



VICINITY MAP
SCALE – 1"=1,000'

SUBDIVISION PLAT
OF
AEP NORTH PHARR SUBDIVISION
LOT 1, BLOCK 1

BEING a 20.836 acre tract of land lying in Porcion 69, Juan Jose Hinojosa Survey, Abstract 40, Hidalgo County, Texas, same being a portion of Lot 93 of the Kelly-Pharr Subdivision as recorded in volume 3, page 133-134, Map and Plat Records of Hidalgo County, Texas, same also being a portion of a 15.152 acre tract of land described as "Exhibit A" and recorded in document number 834409, Official Records of Hidalgo County, Texas, same also being a portion of a 5.68 acre tract of land described as "Tract 1" and recorded in document number 1763567, Official Records of Hidalgo County, Texas.

DATUM INFORMATION:

VERTICAL DATUM:
NORTH AMERICAN VERTICAL DATUM 1988
(OPUS G12A)

HORIZONTAL DATUM:
GRID NORTH, TEXAS STATE PLANE COORDINATE SYSTEM, NAD 1983(2011), SOUTH ZONE.

CP 100	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,612,737.21	EASTING: 1,091,344.49	ELEVATION: 103.76'
CP 101	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,612,798.02	EASTING: 1,092,929.99	ELEVATION: 103.99'
CP 102	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,611,723.53	EASTING: 1,091,275.29	ELEVATION: 103.64'
CP 103	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,611,377.33	EASTING: 1,091,513.50	ELEVATION: 104.64'
CP 104	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,611,570.17	EASTING: 1,090,723.24	ELEVATION: 104.50'
CP 105	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,611,687.24	EASTING: 1,090,893.11	ELEVATION: 104.91'
CP 106	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,611,956.57	EASTING: 1,090,846.71	ELEVATION: 105.05'
CP 107	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,612,229.25	EASTING: 1,090,870.12	ELEVATION: 104.15'
CP 108	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,612,341.70	EASTING: 1,090,332.13	ELEVATION: 103.83'
CP 109	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,612,145.49	EASTING: 1,093,302.56	ELEVATION: 104.31'
CP 110	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,612,259.25	EASTING: 1,090,870.12	ELEVATION: 104.15'
CP 111	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,612,341.70	EASTING: 1,090,332.13	ELEVATION: 103.83'
BENCHMARK	1/2" IRON ROD WITH PLASTIC CAP STAMPED "CDS/MUERY TRAV"	NORTHING: 16,611,868.18	EASTING: 1,091,012.00	ELEVATION: 107.15'

STATE OF OHIO
COUNTY OF FRANKLIN

I (WE) THE UNDERSIGNED OWNER OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS AEP NORTH PHARR SUBDIVISION, AN ADDITION TO THE CITY OF PHARR, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF THE PUBLIC ALL STREETS, ALLEYS, PARKS, SEWER LINES, WATER COURSES, STORM SEWERS, EASEMENTS, FIRE HYDRANTS, AND PUBLIC PLACES WHICH ARE INSTALLED OR WHICH I WILL CAUSE TO BE INSTALLED OR DEDICATED UNDER THE SUBDIVISION APPROVAL PROCESS OF THE CITY OF PHARR, ALL THE SAME FOR THE PURPOSES THEREIN EXPRESSED, EITHER ON THE PLAT OR ON THE OFFICIAL MINUTES OF THE APPLICABLE AUTHORITIES OF THE CITY OF PHARR.

_______________ _______________ DATE
P. TODD IRELAND
REAL ESTATE MANAGEMENT MANAGER
AEP TEXAS CENTRAL COMPANY

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ILSE A. VIDAURRI PERSONALLY APPEARED AND PROVED, THROUGH HER DEPARTMENT OF PUBLIC SAFETY DRIVER'S LICENSE, TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, FURTHERMORE, AFTER BEING DULY SWORN BY ME, SHE DECLARED THAT THE STATEMENTS CONTAINED THEREIN ARE TRUE AND CORRECT, AND ACKNOWLEDGED THAT SHE EXECUTED THE SAME FOR THE PURPOSE AND CONSIDERATION THEREBY EXPRESSED. ALL GIVEN UNDER MY HAND AND SEAL OF OFFICE. THIS THE ___ DAY OF __________, 2018 A.D.

____
NOTARY PUBLIC FOR THE STATE OF TEXAS

MY COMMISSION EXPIRES ON: __________

I, THE UNDERSIGNED, THE MAYOR OF THE CITY OF PHARR, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

_______________ _______________
AMBROSIO HERNANDEZ,MAYOR DATE
CITY OF PHARR

ATTEST: _______________ _______________
CITY CLERK DATE

APPROVED AND AUTHORIZED FOR RECORD BY THE PLANNING AND ZONING COMMISSION, CITY OF PHARR, TEXAS, THIS THE ___ DAY OF __________, 2018, BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF PHARR, TEXAS.

____
DANNY WYLIE, CHAIRMAN,
PLANNING & ZONING COMMISSION

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE 49.211(C). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFICE SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER AND HIS ENGINEER TO MAKE THESE DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

_______________ _______________
RAUL E. SESIN, P.E., C.F.M. DATE
GENERAL MANAGER

THIS PLAT APPROVED BY HIDALGO COUNTY IRRIGATION DISTRICT NO. 2, THIS THE ___ DAY OF __________, 2018 A.D. NO IMPROVEMENTS OF ANY KIND (INCLUDING WITHOUT LIMITATIONS, TREES, FENCES, AND BUILDINGS) SHALL BE PLACED ON HIDALGO COUNTY IRRIGATION DISTRICT NO. 2 RIGHT-OF-WAYS OR EASEMENTS.

_______________ ATTEST: _______________
PRESIDENT SECRETARY

I, DEREK SNOGA, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

____
DEREK SNOGA, R.P.L.S.
REGISTERED PROFESSIONAL LAND SURVEYOR
No. 6511 – STATE OF TEXAS

STATE OF TEXAS REGISTERED DEREK SNOGA 6511 PROFESSIONAL LAND SURVEYOR

I, JUAN A. LUDWIG, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

CDS Muery F-1733
JUAN A. LUDWIG 99289

____
JUAN A. LUDWIG, P.E.
REGISTERED PROFESSIONAL ENGINEER
NO. 99289 – STATE OF TEXAS

NO	DATE	REVISION	BY
–			

DESIGNED BY ______
DRAWN BY M. RINCON
CHECKED BY D. SNOGA
REVIEWED BY J. LUDWIG
DATE 02-15-2018

AEP TEXAS
A unit of American Electric Power

CDS muery
ENGINEERS • SURVEYORS

AEP NORTH PHARR SUBDIVISION
LOT 1, BLOCK 1
AEP TEXAS INC.
HIDALGO COUNTY, TEXAS

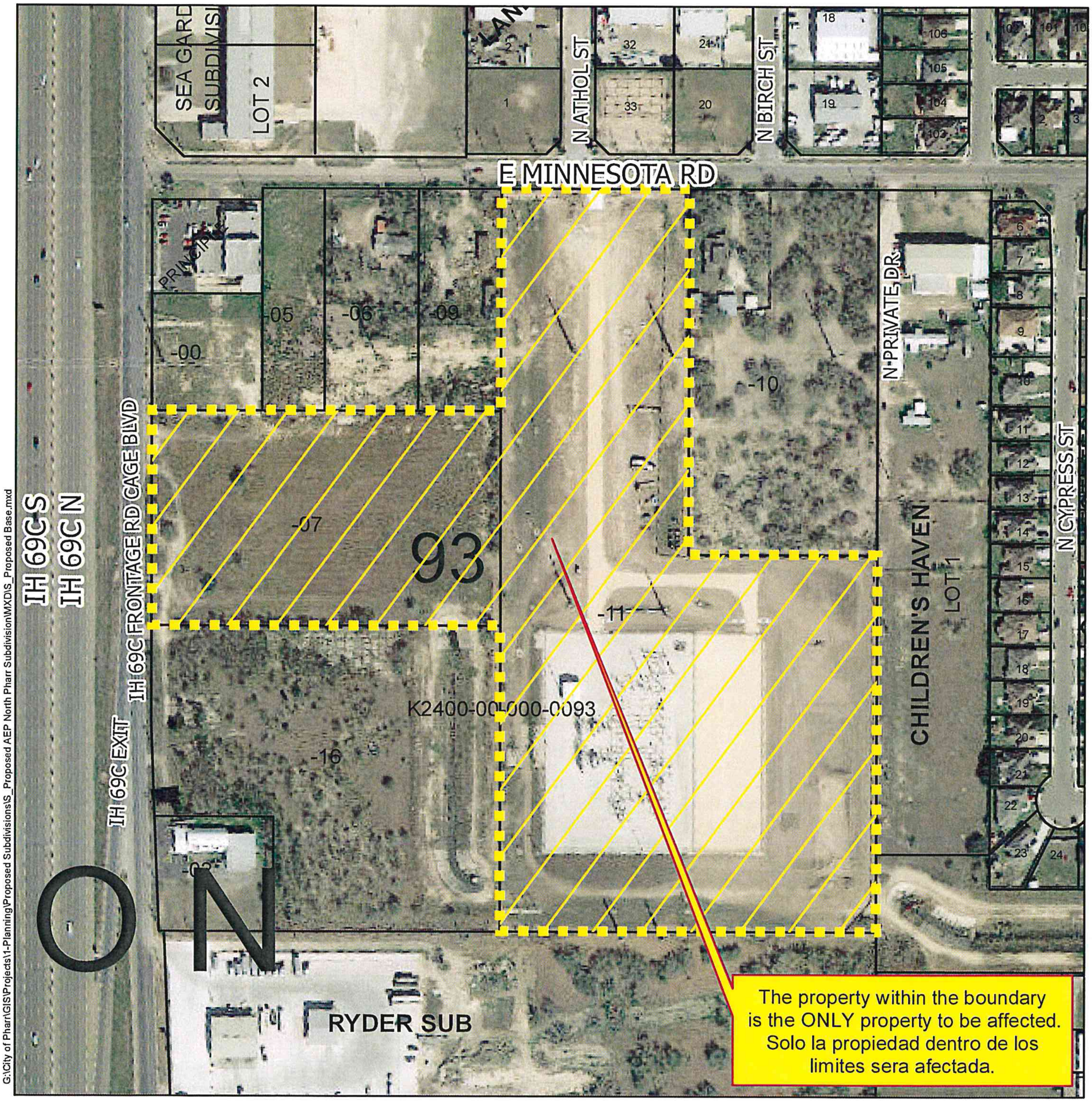
SHEET NO 1
OF 1 SHEETS
FILE NO 116021_PLAT.dwg

03-16-2018 A09:00

Proposed Subdivision
AEP North Pharr Subdivision
CDS Muery Engineering

Pharr All-America City 2006

Pharr Engineering



Agricultural Open Space	High Density Multi-Family	Government Owned	Heavy Industrial	Hidalgo ISD
Single Family	Mobile Home	General Business	Limited Industrial	Valley View ISD
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Two Family	HUD Code	Drainage Easement	Office Professional	
Medium Density Multi-Family	Rail Road R.O.W.	Heavy Commercial	PSJA ISD	

City of Pharr, Texas
Engineering Department
956.702.5355

Scale: 1 inch = 250 feet

0 125 250 500 750 1,000 Feet

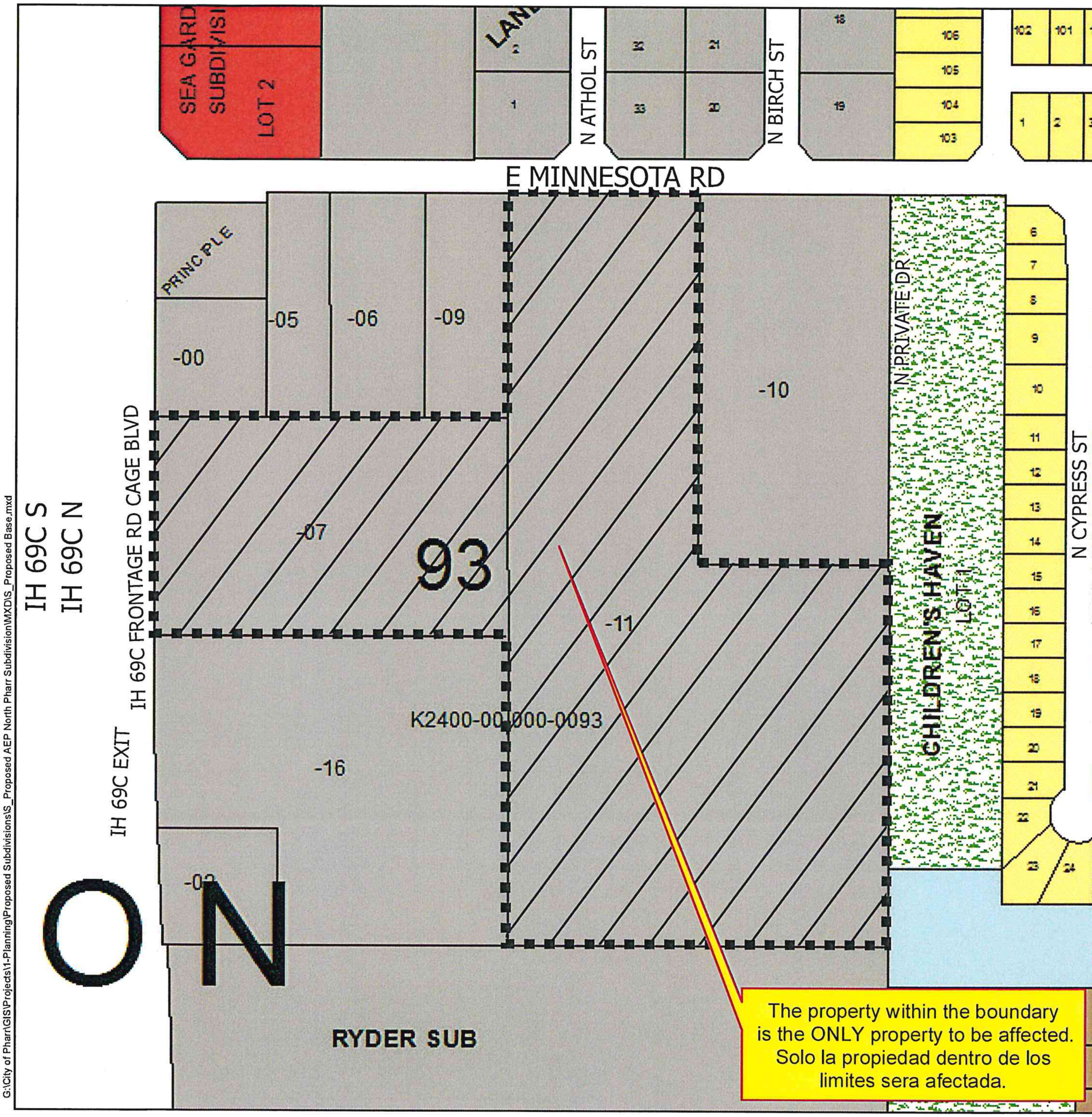
N W E S

Date: 4/9/2018

Proposed Subdivision
AEP North Pharr Subdivision
CDS Muery Engineering

Pharr All-America City 2006

Pharr Engineering



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Single Family
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Medium Density Multi-Family
High Density Multi-Family
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City of Pharr, Texas
Engineering Department
956.702.5355

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0 125 250 500 750 1,000 Feet

N W E S

Date: 4/9/2018

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.A.
DATE SUBMITTED: September 22, 2020
MEETING DATE: October 5, 2020

FROM: Hilda Pedraza, City Clerk

DEPARTMENT: Administration

DIRECTOR: Edward Wylie

Agenda Item: Consideration and action, if any, on Ordinance regulating electioneering in city owned or city controlled property. ***(3rd and Final Reading)***

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue:

Financial Consideration:

Staff Recommendation: Approval

Alternatives:

ROUTING:

Hilda Pedraza	Created/Initiated - 9/22/2020
Patricia Rigney	Approved - 9/22/2020
City Management Office	Final Approval - 10/2/2020

ORDINANCE NO. O-2020-___

AN ORDINANCE THE CITY COMMISSION OF THE CITY OF PHARR, TEXAS REGULATING ELECTIONEERING IN CITY OWNED OR CITY CONTROLLED PROPERTY; PROVIDING FOR COMPLIANCE; SETTING A FINE FOR VIOLATION THEREOF; PROVIDING SEVERABILITY CLAUSE AND PROVIDING AN EFFECTIVE DATE

WHEREAS, the 83rd Texas Legislature passed House Bill 259 in 2013, modifying Texas Election Code Sections 61.003 and 85.036 and requiring an entity that controls or owns a public building used as a polling location to allow electioneering on the premises subject to reasonable regulations on time, place, and matter; and

WHEREAS, recent legislative changes prohibit cities which own buildings used as polling place from restricting electioneering during early voting and election day including the posting, use of distribution of political signs or literature on municipal premises outside the 100' foot statutory election limit; and

WHEREAS, the City of Pharr recognizes the importance of a citizen's right to vote as guaranteed by the First Amendment of the United States Constitution and the Constitution of the State of Texas; and

WHEREAS, presently, the polling and voting locations in the City of Pharr include the Jose "Pepe" Salinas Recreation Center and Development and Research Center; however, these are subject to change and may include other City owned or City controlled properties, and any other public buildings used as polling locations in Pharr; and

WHEREAS, these facilities are simultaneously used for various other purposes and for which adequate and safe parking and access thereto must be maintained in order for those facilities to operate in a safe and effective manner; and

WHEREAS, electioneering includes the posting, use, or distribution of political signs or literature; and

WHEREAS, the City Commission of the City of Pharr, Texas hereby adopts the following electioneering regulations and finds that they are in the general public's best interests and promote public safety.

BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF THE CITY OF PHARR, TEXAS, THAT:

SECTION 1: **DEFINITIONS**

The following words, terms and phrases, when used in this Ordinance shall have the following meanings, except where the context clearly indicates a different meaning:

Canvassing shall mean where one person engages another person by a verbal exchange, provides literature or brochure to another person with a message that involves a political issue or material.

Electioneering shall mean the posting, use, or distribution of political signs or literature, including but not limited to the use of trailers, chairs, booths, tables, tents, and canopies or other furniture, structures, vehicles or devises to post, use or distribute political signs or literature.

Polling Place shall mean any property, building and grounds, wherein federal, state, or local election officials are conducting voting under the Texas Election Code and/or Home Rule Charter.

Public Property shall mean real property, streets, roadways, easements, alleys, parks, buildings and grounds owned or controlled by any public institution or taxing authority, including the City, School District, College Campus, Drainage or Irrigation District, or other governmental entity, or any property designated as a lawful polling place under the Texas Election Code.

Voting Period shall mean the advertised time certain when polls open until the polls close, or the last voter has voted, whichever is later, on Election Day, the Early Voting Period, and any Election Runoff period or day.

SECTION 2: PURPOSE

The purpose of this ordinance is to provide reasonable regulations for electioneering on city owned or controlled public property when such property is used as an election polling place. The regulations herein are to mitigate against any safety concerns, prevent damage to public property, and ensure that the property is sufficiently available for its patrons who use the facilities for activities other than election purposes.

SECTION 3: REGULATIONS AND EXCEPTIONS

(a) The following regulations applies to electioneering on the premises of City owned or City controlled used as a polling place during the voting period:

1. It is an offense for any person to engage in electioneering on the driveways, parking areas, on medians within parking areas, or driveways on the premises of a polling location. This restriction shall not apply to electioneering signs that are attached to vehicles that are lawfully parked at the premises of a polling location.

SECTION 4: The City Manager shall be authorized to identify the areas to which these regulations apply during elections.

SECTION 5: PENALTIES

Any person, firm, corporation or entity violating this Ordinance shall be subject to a fine not to exceed $500.00 per occurrence.

SECTION 6: PUBLICATION

That this ordinance be published in a newspaper of general circulation that serves the City of Pharr, Texas and shall be enforceable thereafter.

SECTION 7: SAVINGS CLAUSE

Except as hereby amended, any provision of the Code of Ordinances or directives of the City of Pharr, Texas, not in conflict with this ordinance shall remain in full force and effect, unimpaired hereby.

SECTION 8: SEVERABILITY CLAUSE

The invalidity of any section, clause, sentence or provision of this ordinance shall not affect the validity of any other part thereof. The effects of this Ordinance shall, at all times, be in compliance with state, federal, local and other guidelines as directed.

SECTION 9 EFFECTIVE DATE; PUBLICATION

The Ordinance shall take effect and be in force from and after its passage and approval on three (3) separate readings in accordance with Section 8, Article 3 of the Charter of the City of Pharr, Texas. Publication, if necessary, may also be in caption form as allowed under Section 9 of the Pharr City Charter.

SECTION 27 PROPER NOTICE AND MEETING

It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public and that public notice of the time, place and purpose of said meeting was given as required by the Open Meetings Act, Chapter 551 of the Texas Government Code.

PASSED AND APPROVED ON FIRST READING BY THE BOARD OF COMMISSIONERS OF THE CITY OF PHARR, TEXAS, ON THIS THE ____ DAY OF _______________, 2020.

CITY OF PHARR

____
AMBROSIO HERNANDEZ, MAYOR

ATTEST:

____
HILDA PEDRAZA, CITY CLERK

PASSED AND APPROVED ON SECOND READING BY THE BOARD OF COMMISSIONERS OF THE CITY OF PHARR, TEXAS, ON THIS THE ____ DAY OF ______________, 2020.

CITY OF PHARR

____
AMBROSIO HERNANDEZ, MAYOR

ATTEST:

____
HILDA PEDRAZA, CITY CLERK

PASSED AND APPROVED ON THIRD READING BY THE BOARD OF COMMISSIONERS OF THE CITY OF PHARR, TEXAS, ON THIS THE ____ DAY OF _______________, 2020.

CITY OF PHARR

____
AMBROSIO HERNANDEZ, MAYOR

ATTEST:

____
HILDA PEDRAZA, CITY CLERK

EFFECTIVE DATE; PUBLICATION

The importance of the subject matter hereof creates and an imperative public necessity requiring suspension of the rule that ordinances be read on three separate days, and such role is hereby suspended and said requirement is dispensed with by a vote of not less than a majority of all the members of the Board of Commissioners.

SECTION 10: PROPER NOTICE AND MEETING

It is hereby officially found and determined that the meeting at which this Ordinance was passed was open to the public and that public notice of the time, place and purpose of said meeting was given as required by the Open Meetings Act, Chapter 551 of the Texas Government Code.

PASSED AND APPROVED BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the _____day of ________, 2020.

CITY OF PHARR

____
AMBROSIO HERNANDEZ
MAYOR

ATTEST:

____
HILDA PEDRAZA, CITY CLERK

APPROVED AS TO FORM:

____
PATRICIA A. RIGNEY, CITY ATTORNEY

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.B.
DATE SUBMITTED: October 1, 2020
MEETING DATE: October 5, 2020

FROM: Anali Alanis, HR Director

DEPARTMENT: Administration

DIRECTOR: Anali Alanis

Agenda Item: Consideration and action, if any, on Ordinance amending Ordinance O-2020-36 relating to the number of authorized civil service positions within the Fire and Police Departments. ***(1st Reading)***

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue: It is necessary for the Board of Commission to make amendments to Article IX, Firefighters and Police Officers Civil Service Ordinance relating to the number of authorized civil service position in certain specified ranks to better serve the needs of the citizens of the City.

The City has been awarded the Staffing for Adequate Fire and Emergency Response (SAFER) Grant in the amount of $1,475,883.99. The grant will pay for the salary of 9 Firefighter positions for three years.

Financial Consideration: Grant will cover the cost of salary and benefits for the 9 positions for a period of 3 years.
($1,475,883.99)

Staff Recommendation: Staff recommends approval of updated Ordinance.

Alternatives:

ROUTING:

Anali Alanis	Created/Initiated - 10/1/2020
Anali Alanis	Approved - 10/1/2020
Patricia Rigney	Approved - 10/1/2020
Karla Saavedra	Approved - 10/2/2020
City Management Office	Final Approval - 10/2/2020

ORDINANCE NO.

AN ORDINANCE AMENDING THE CODE OF ORDINANCES NO. O- 2020-36 OF THE CITY OF PHARR BY PROVIDING FOR AMENDMENT TO ARTICLE IX, FIREFIGHTERS AND POLICE OFFICERS CIVIL SERVICE ORDINANCE BY INCREASING THE AUTHORIZED POSITIONS IN THE DIFFERENT CLASSIFICATIONS DECLARING ALL ORDINANCES IN CONFLICT NULL AND VOID; DECLARING AN EMERGENCY; AND PROVIDING FOR AN EFFECTIVE DATE

BE IT ORDAINED BY THE BOARD OF CITY COMMISSIONERS FOR THE CITY OF PHARR, TEXAS AS FOLLOWS:

SECTION 1: It is necessary for the Board of Commission to make amendments to Article IX, Firefighters and Police Officers Civil Service Ordinance relating to the number of authorized civil service position in certain specified ranks to better serve the needs of the citizens of the City.

SECTION 2: Therefore, the Code of Ordinance of the City of Pharr, Article IX, Firefighters and Police Officers Civil Service Ordinance is hereby amended to provide for the following modifications to the number of authorized and budgeted positions in the existing rank structure of the City Fire Department and City Police Department as follows:

1) an increase in the Police Department authorized strength, new total is as follows:

Police Department			
	Current Positions	**Increase By**	New Total
Police Officer	112	**0**	112
Sergeant	16	**0**	16
Lieutenant	7	**0**	7
Deputy Chief	2	**0**	2
Assistant Chief	1	**0**	1
Police Chief	1	**0**	1

2) an increase in the Fire Department authorized strength, new total is as follows:

Fire Department			
	Current Positions	**Increase By**	New Total
Firefighter	36	**9**	45
Engineer	18	**0**	18
Lieutenant/Asst. Fire Marshal	14	**0**	14
Deputy Chief/Fire Marshal	3	**0**	3
Assistant Chief	1	**0**	1
Fire Chief	1	**0**	1

3) any vacancies created are to be filled by civil service procedures. Deputy Chief positions within the Police Department shall be filled in accordance to Memorandum of Understanding executed on 09/18/2020.

SECTION 3: The foregoing modifications to the number of authorized positions are hereby made so as to better serve the interests of the department and public and in keeping with the fiscal and administrative efficiency of the City of Pharr, Texas.

SECTION 4: The foregoing modifications made to the number of authorized positions at the rank of Firefighter will be effective only **after** the new positions of Engineer and Lieutenant/Asst. Fire Marshal are filled.

SECTION 5: Provisions of any Ordinances in conflict herewith are hereby expressly repealed.

SECTION 6: Nothing in the Ordinance is intended to modify or create any additional statutory or contractual rights or obligations of the employees of the Fire or Police Departments.

SECTION 7: This Ordinance shall take effect upon receiving final approval by the governing body following three (3) readings of the Board of Commissioners.

PASSED AND APPROVED ON FIRST READING BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the _______ day of __________________, 2020.

CITY OF PHARR

ATTEST:

____
Ambrosio "Amos" Hernandez, Mayor

____
Hilda Pedraza, City Clerk

PASSED AND APPROVED ON SECOND READING BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the _______ day of __________________, 2020.

CITY OF PHARR

ATTEST:

____
Ambrosio "Amos" Hernandez, Mayor

____
Hilda Pedraza, City Clerk

PASSED AND APPROVED ON THIRD READING BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the _______ day of __________________, 2020.

CITY OF PHARR

ATTEST:

____
Ambrosio "Amos" Hernandez, Mayor

____
Hilda Pedraza, City Clerk

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.C.

DATE SUBMITTED: September 29, 2020

MEETING DATE: October 5, 2020

FROM: Elva Guajardo, Administrative Assistant

DEPARTMENT: Parks

DIRECTOR: Sergio Alanis

Agenda Item: Consideration and action, if any, on Resolution appointing/re-appointing two (2) members to the Parks and Recreation Advisory Board.

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No

Reason: N/A

Issue: The term of the following parks and recreation committee board members have expired on September 2020.

Mario Guajardo
Issac Smith

We have made personal contact with them and they have indicated their interest in continuing to serve.

Financial Consideration: N/A

Staff Recommendation: City commission approve the reappointment of the current board members.

Alternatives: N/A

ROUTING:

Elva Guajardo	Created/Initiated - 9/29/2020
Sergio Alanis	Approved - 10/2/2020
City Management Office	Final Approval - 10/2/2020

STATE OF TEXAS { }

COUNTY OF HIDALGO { } **R E S O L U T I O N**
NO: R-2020-____

CITY OF PHARR { }

WHEREAS, in accordance with city ordinance, Chapter 90, Article II, Section 90-32, has created and appointed a Parks and Recreation Committee composed of nine members who shall be residents of the City of Pharr and serve a term of two years. Any member of the Committee may be reappointed by the City Commission upon completion of a full term.

WHEREAS, the terms of Mario Guajardo and Isaac Smith expired on September 18, 2020; and

WHEREAS, appointment/re-appointment of two (2) members need to be made at this time; and such Board members shall perform duties as may be prescribed by ordinance or state law.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF PHARR, TEXAS, THAT:

The following persons are hereby appointed as members of the Parks and Recreation Committee of the City of Pharr

NAME:	LENGTH OF TERM
1.	3-Year Term (to expire on 9/18/23)
2.	2-Year Term (to expire on 9/18/22)

PASSED AND APPROVED BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR on this the 5th day of October, 2020.

CITY OF PHARR

____
AMBROSIO HERNANDEZ, MAYOR

ATTEST:

____
HILDA PEDRAZA, CITY CLERK

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.D.
DATE SUBMITTED: October 1, 2020
MEETING DATE: October 5, 2020

FROM: Maribel Garcia , Executive Administrative Assistant

DEPARTMENT: PEDC II

DIRECTOR:

Agenda Item: Consideration and action, if any, on Resolution appointing/re-appointing four (4) members to the Pharr Economic Development Corporation II Board of Directors.

Classification: Consent

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue:

Financial Consideration:

Staff Recommendation:

Alternatives:

ROUTING:

Maribel Garcia	Created/Initiated - 10/1/2020
Victor Perez	Approved - 10/1/2020
City Management Office	Final Approval - 10/2/2020

STATE OF TEXAS	**§**	**RESOLUTION**
COUNTY OF HIDALGO	**§**	**NO. R-2020-___**
CITY OF PHARR	§	

WHEREAS, Article 5190-V.T.C.S., the Development Corporation Act of 1979, Section 48, provides that the Economic Development Corporation II shall be governed by seven (7) Directors appointed by the governing body of the City who shall serve a two (2) year term or at the pleasure of such governing body; and

WHEREAS, the Pharr Economic Development Corporation, Inc., was created pursuant to Section 48 of Article 5190.6 V.T.C.S; and

WHEREAS, the terms of Comm. Eleazar Guajardo, Efrain Matamoros, Rey Perez, and Mario Lizcano expired on September 3, 2020; and appointment/re-appointment of members needs to be made at this time.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COMMISSIONERS OF THE CITY OF PHARR, TEXAS:

That the following persons are hereby appointed to the Board of Directors of the Pharr Economic Development Corporation, Inc.:

NAME:	**LENGTH OF TERM:**
1.	2 years (expiring 09-03-22)
2.	2 years (expiring 09-03-22)
3.	2 years (expiring 09-03-22)
4.	2 years (expiring 09-03-22)

Said Directors shall serve a two (2) year term or at the pleasure of the City Commission and shall assume the duties, responsibilities and powers provided by law and by the Articles of Incorporation and by-laws of the Pharr Economic Development Corporation II, Inc., immediately upon appointment.

APPROVED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the 5th day of October, 2020.

CITY OF PHARR

____
AMBROSIO HERNANDEZ
MAYOR

ATTEST:

____
HILDA PEDRAZA, CITY CLERK

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 7.A.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Leonardo Perez, Fire Chief

DEPARTMENT: Fire

DIRECTOR: Leonardo Perez

Agenda Item: Consideration and action, authorizing the City of Pharr to accept the Fiscal Year (FY) 2019 Staffing for Adequate Fire and Emergency Response (SAFER) Grant in the amount of $1,475,883.99 for the hiring of nine (9) firefighters.

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue: FEMA has awarded the City of Pharr a $1,475,883.99 grant for the hiring of 9 firefighters for the next 3 years through the 2019 Staffing for Adequate Fire and Emergency Response (SAFER) Grant program.

Financial Consideration: The grant will pay the salaries plus benefits at a rate of $54,662.37 for 9 firefighters for the next 3 years.

Staff Recommendation: Staff recommends that we accept this grant to allow the Department to better serve the Citizens of Pharr.

Alternatives:

ROUTING:

Leonardo Perez	Created/Initiated - 9/30/2020
Anali Alanis	Approved - 9/30/2020
Patricia Rigney	Approved - 10/1/2020
Karla Saavedra	Approved - 10/1/2020
City Management Office	Final Approval - 10/2/2020

Award Letter

U.S. Department of Homeland Security
Washington, D.C. 20472

FEMA

Effective date: 09/11/2020

Robert Garcia
PHARR, CITY OF
1900 S CAGE
PHARR, TX 78577

EMW-2019-FF-01465

Dear Robert Garcia,

Congratulations on behalf of the Department of Homeland Security. Your application submitted for the Fiscal Year (FY) 2019 Staffing for Adequate Fire and Emergency Response (SAFER) Grant funding opportunity has been approved in the amount of $1,475,883.99 in Federal funding.

FEMA has waived, in part or in full, one or more requirements for this grant award. See the Summary Award Memo for additional information about Economic Hardship Waivers.

Before you request and receive any of the Federal funds awarded to you, you must establish acceptance of the award through the FEMA Grants Outcomes (FEMA GO) system. By accepting this award, you acknowledge that the terms of the following documents are incorporated into the terms of your award:

- Summary Award Memo - included in this document
- Agreement Articles - included in this document
- Obligating Document - included in this document
- 2019 SAFER Notice of Funding Opportunity (NOFO) - incorporated by reference

Please make sure you read, understand, and maintain a copy of these documents in your official file for this award.

Sincerely,

Christopher Logan
Acting Assistant Administrator
Grant Programs Directorate

Summary Award Memo

Program: Fiscal Year 2019 Staffing for Adequate Fire and Emergency Response
Recipient: PHARR, CITY OF
DUNS number: 147286095
Award number: EMW-2019-FF-01465

Summary description of award

The purpose of the SAFER Grant Program is to provide funding directly to fire departments and volunteer firefighter interest organizations to assist in increasing the number of firefighters to help communities meet industry minimum standards and attain 24-hour staffing to provide adequate protection from fire and fire-related hazards, and to fulfill traditional missions of fire departments. After careful consideration, FEMA has determined that the recipient's project or projects submitted as part of the recipient's application and detailed in the project narrative as well as the request details section of the application — including budget information — was consistent with the SAFER Grant Program’s purpose and was worthy of award.

Except as otherwise approved as noted in this award, the information you provided in your application for FY2019 Staffing for Adequate Fire and Emergency Response (SAFER) funding is incorporated into the terms and conditions of this award. This includes any documents submitted as part of the application.

Approved Economic Hardship Waivers

Position cost limit waiver

FEMA has waived the position cost limit requirement for this grant award. Costs are limited to the approved budget per position.

Cost share waiver

FEMA has waived the cost share requirement for this grant award. You are not required to contribute non-Federal funds for this grant award. The recipient is responsible for any costs that exceed the Federal funding provided for this grant award.

Minimum budget waiver

FEMA has waived the minimum budget requirement for this award.

Non-supplanting waiver

FEMA has waived the non-supplanting requirement for this award. SAFER grant funds may be used to replace funds that would be available from State or local sources or from the Bureau of Indian Affairs.

Amount awarded

The amount of the award is detailed in the attached Obligating Document for Award.

The following are the total approved budgeted estimates for object classes for all funded firefighter positions for this award (including Federal share plus your cost share, if applicable, as applied to the estimated costs):

Object Class	First Year	Second Year	Third Year	Total
Personnel	$337,500.00	$337,500.00	$337,500.00	$1,012,500.00
Fringe benefits	$154,461.33	$154,461.33	$154,461.33	$463,383.99
Travel	$0.00	$0.00	$0.00	$0.00
Equipment	$0.00	$0.00	$0.00	$0.00
Supplies	$0.00	$0.00	$0.00	$0.00
Contractual	$0.00	$0.00	$0.00	$0.00
Construction	$0.00	$0.00	$0.00	$0.00
Other	$0.00	$0.00	$0.00	$0.00
Indirect charges	$0.00	$0.00	$0.00	$0.00
Federal	$491,961.33	$491,961.33	$491,961.33	$1,475,883.99
Non-federal	$0.00	$0.00	$0.00	$0.00
Total	$491,961.33	$491,961.33	$491,961.33	$1,475,883.99

Program Income	$0.00

Approved scope of work

After review of your application, FEMA has approved the below scope of work. Justifications are provided for any differences between the scope of work in the original application and the approved scope of work under this award. You must submit scope or budget revision requests for FEMA`s prior approval, via an amendment request, as appropriate per 2 C.F.R. § 200.308 and the FY2019 SAFER NOFO.

Approved request details:

Hiring of Firefighters

Firefighter Position

BENEFITS FUNDED

Annual Leave- $2163.46 Sick Leave- $2163.46 Retire- $3052.50 WC- $1635.00 Insurance- $5065.20 FICA- $2868.75 Life Insurance- $43.00 Unemployment- $171.00

NUMBER OF FIREFIGHTERS	ANNUAL SALARY PRICE	ANNUAL BENEFITS	TOTAL PER FIREFIGHTER
9	$37,500.00	$17,162.37	$54,662.37

3 YEAR TOTAL

$1,475,883.99

Agreement Articles

Program: Fiscal Year 2019 Staffing for Adequate Fire and Emergency Response
Recipient: PHARR, CITY OF
DUNS number: 147286095
Award number: EMW-2019-FF-01465

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Article 1	**Assurances, Administrative Requirements, Cost Principles, Representations and Certifications** DHS financial assistance recipients must complete either the Office of Management and Budget (OMB) Standard Form 424B Assurances – Non-Construction Programs, or OMB Standard Form 424D Assurances – Construction Programs, as applicable. Certain assurances in these documents may not be applicable to your program, and the DHS financial assistance office (DHS FAO) may require applicants to certify additional assurances. Applicants are required to fill out the assurances applicable to their program as instructed by the awarding agency. Please contact the DHS FAO if you have any questions. DHS financial assistance recipients are required to follow the applicable provisions of the Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards located at Title 2, Code of Federal Regulations (C.F.R.) Part 200, and adopted by DHS at 2 C.F.R. Part 3002.
Article 2	**DHS Specific Acknowledgements and Assurances** All recipients, subrecipients, successors, transferees, and assignees must acknowledge and agree to comply with applicable provisions governing DHS access to records, accounts, documents, information, facilities, and staff. 1. Recipients must cooperate with any compliance reviews or compliance investigations conducted by DHS. 2. Recipients must give DHS access to, and the right to examine and copy, records, accounts, and other documents and sources of information related to the federal financial assistance award and permit access to facilities, personnel, and other individuals and information as may be necessary, as required by DHS regulations and other applicable laws or program guidance. 3. Recipients must submit timely, complete, and accurate reports to the appropriate DHS officials and maintain appropriate backup documentation to support the reports. 4. Recipients must comply with all other special reporting, data collection, and evaluation requirements, as prescribed by law or detailed in program guidance. 5. Recipients of federal financial assistance from DHS must complete the DHS Civil Rights Evaluation Tool within thirty (30) days of receipt of the Notice of Award or, for State Administering Agencies, thirty (30) days from receipt of the DHS Civil Rights Evaluation Tool from DHS or its awarding component agency. Recipients are required to provide this information once every two (2) years, not every time an award is made. After the initial submission for the first award under which this term applies, recipients are only required to submit updates every two years, not every time a grant is awarded. Recipients should submit the completed tool, including supporting materials to CivilRightsEvaluation@hq.dhs.gov. This tool clarifies the civil rights obligations and related reporting requirements contained in the DHS Standard Terms and Conditions. Subrecipients are not required to complete and submit this tool to DHS. The evaluation tool can be found at https://www.dhs.gov/publication/dhs-civil-rights-evaluation-tool. 6. The DHS Office for Civil Rights and Civil Liberties will consider, in its discretion, granting an extension if the recipient identifies steps and a timeline for completing the tool. Recipients should request extensions by emailing the request to CivilRightsEvaluation@hq.dhs.gov prior to expiration of the 30-day deadline.
Article 3	**Acknowledgement of Federal Funding from DHS** Recipients must acknowledge their use of federal funding when issuing statements, press releases, requests for proposal, bid invitations, and other documents describing projects or programs funded in whole or in part with federal funds.
Article 4	**Activities Conducted Abroad** Recipients must ensure that project activities carried on outside the United States are coordinated as necessary with appropriate government authorities and that appropriate licenses, permits, or approvals are obtained.

Article 5	**Age Discrimination Act of 1975** Recipients must comply with the requirements of the Age Discrimination Act of 1975, Pub. L. No. 94-135 (1975) (codified as amended at Title 42, U.S. Code, § 6101 et seq.), which prohibits discrimination on the basis of age in any program or activity receiving federal financial assistance.
Article 6	**Americans with Disabilities Act of 1990** Recipients must comply with the requirements of Titles I, II, and III of the Americans with Disabilities Act, Pub. L. No. 101-336 (1990) (codified as amended at 42 U.S.C. §§ 12101–12213), which prohibits recipients from discriminating on the basis of disability in the operation of public entities, public and private transportation systems, places of public accommodation, and certain testing entities.
Article 7	**Best Practices for Collection and Use of Personally Identifiable Information (PII)** Recipients who collect PII are required to have a publicly available privacy policy that describes standards on the usage and maintenance of the PII they collect. DHS defines personally identifiable information (PII) as any information that permits the identity of an individual to be directly or indirectly inferred, including any information that is linked or linkable to that individual. Recipients may also find the DHS Privacy Impact Assessments: Privacy Guidance and Privacy Template as useful resources respectively.
Article 8	**Civil Rights Act of 1964 – Title VI** Recipients must comply with the requirements of Title VI of the Civil Rights Act of 1964 (codified as amended at 42 U.S.C. § 2000d et seq.), which provides that no person in the United States will, on the grounds of race, color, or national origin, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving federal financial assistance. DHS implementing regulations for the Act are found at 6 C.F.R. Part 21 and 44 C.F.R. Part 7.
Article 9	**Civil Rights Act of 1968** Recipients must comply with Title VIII of the Civil Rights Act of 1968, Pub. L. No. 90-284, as amended through Pub. L. 113-4, which prohibits recipients from discriminating in the sale, rental, financing, and advertising of dwellings, or in the provision of services in connection therewith, on the basis of race, color, national origin, religion, disability, familial status, and sex (see 42 U.S.C. § 3601 et seq.), as implemented by the U.S. Department of Housing and Urban Development at 24 C.F.R. Part 100. The prohibition on disability discrimination includes the requirement that new multifamily housing with four or more dwelling units—i.e., the public and common use areas and individual apartment units (all units in buildings with elevators and ground-floor units in buildings without elevators)—be designed and constructed with certain accessible features. (See 24 C.F.R. Part 100, Subpart D.)
Article 10	**Copyright** Recipients must affix the applicable copyright notices of 17 U.S.C. §§ 401 or 402 and an acknowledgement of U.S. Government sponsorship (including the award number) to any work first produced under federal financial assistance awards.

Article 11	**Debarment and Suspension** Recipients are subject to the non-procurement debarment and suspension regulations implementing Executive Orders (E.O.) 12549 and 12689, which are at 2 C.F.R. Part 180 as adopted by DHS at 2 C.F.R. Part 3000. These regulations restrict federal financial assistance awards, subawards, and contracts with certain parties that are debarred, suspended, or otherwise excluded from or ineligible for participation in federal assistance programs or activities.
Article 12	**Drug-Free Workplace Regulations** Recipients must comply with drug-free workplace requirements in Subpart B (or Subpart C, if the recipient is an individual) of 2 C.F.R. Part 3001, which adopts the Government-wide implementation (2 C.F.R. Part 182) of Sec. 5152-5158 of the Drug-Free Workplace Act of 1988 (41 U.S.C. §§ 8101-8106).
Article 13	**Duplication of Benefits** Any cost allocable to a particular federal financial assistance award provided for in 2 C.F.R. Part 200, Subpart E may not be charged to other federal financial assistance awards to overcome fund deficiencies; to avoid restrictions imposed by federal statutes, regulations, or federal financial assistance award terms and conditions; or for other reasons. However, these prohibitions would not preclude recipients from shifting costs that are allowable under two or more awards in accordance with existing federal statutes, regulations, or the federal financial assistance award terms and conditions.
Article 14	**Education Amendments of 1972 (Equal Opportunity in Education Act) – Title IX** Recipients must comply with the requirements of Title IX of the Education Amendments of 1972, Pub. L. No. 92-318 (1972) (codified as amended at 20 U.S.C. § 1681 et seq.), which provide that no person in the United States will, on the basis of sex, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any educational program or activity receiving federal financial assistance. DHS implementing regulations are codified at 6 C.F.R. Part 17 and 44 C.F.R. Part 19.
Article 15	**Energy Policy and Conservation Act** Recipients must comply with the requirements of the Energy Policy and Conservation Act, Pub. L. No. 94- 163 (1975) (codified as amended at 42 U.S.C. § 6201 et seq.), which contain policies relating to energy efficiency that are defined in the state energy conservation plan issued in compliance with this Act.
Article 16	**False Claims Act and Program Fraud Civil Remedies** Recipients must comply with the requirements of the False Claims Act, 31 U.S.C. §§ 3729-3733, which prohibits the submission of false or fraudulent claims for payment to the federal government. (See 31 U.S.C. §§ 3801-3812, which details the administrative remedies for false claims and statements made.)
Article 17	**Federal Debt Status** All recipients are required to be non-delinquent in their repayment of any federal debt. Examples of relevant debt include delinquent payroll and other taxes, audit disallowances, and benefit overpayments. (See OMB Circular A-129.)
Article 18	**Federal Leadership on Reducing Text Messaging while Driving** Recipients are encouraged to adopt and enforce policies that ban text messaging while driving as described in E.O. 13513, including conducting initiatives described in Section 3(a) of the Order when on official government business or when performing any work for or on behalf of the federal government.

Article 19	**Fly America Act of 1974** Recipients must comply with Preference for U.S. Flag Air Carriers (air carriers holding certificates under 49 U.S.C. § 41102) for international air transportation of people and property to the extent that such service is available, in accordance with the International Air Transportation Fair Competitive Practices Act of 1974, 49 U.S.C. § 40118, and the interpretative guidelines issued by the Comptroller General of the United States in the March 31, 1981, amendment to Comptroller General Decision B-138942.
Article 20	**Hotel and Motel Fire Safety Act of 1990** In accordance with Section 6 of the Hotel and Motel Fire Safety Act of 1990, 15 U.S.C. § 2225a, recipients must ensure that all conference, meeting, convention, or training space funded in whole or in part with federal funds complies with the fire prevention and control guidelines of the Federal Fire Prevention and Control Act of 1974, (codified as amended at 15 U.S.C. § 2225.)
Article 21	**Limited English Proficiency (Civil Rights Act of 1964, Title VI)** Recipients must comply with Title VI of the Civil Rights Act of 1964, (42 U.S.C. § 2000d et seq.) prohibition against discrimination on the basis of national origin, which requires that recipients of federal financial assistance take reasonable steps to provide meaningful access to persons with limited English proficiency (LEP) to their programs and services. For additional assistance and information regarding language access obligations, please refer to the DHS Recipient Guidance: https://www.dhs.gov/guidance- published-help-department- supported-organizations-provide-meaningful-access-people-limited and additional resources on http://www.lep.gov.
Article 22	**Lobbying Prohibitions** Recipients must comply with 31 U.S.C. § 1352, which provides that none of the funds provided under a federal financial assistance award may be expended by the recipient to pay any person to influence, or attempt to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with any federal action related to a federal award or contract, including any extension, continuation, renewal, amendment, or modification.
Article 23	**National Environmental Policy Act** Recipients must comply with the requirements of the National Environmental Policy Act of 1969 (NEPA), Pub. L. No. 91-190 (1970) (codified as amended at 42 U.S.C. § 4321 et seq.) and the Council on Environmental Quality (CEQ) Regulations for Implementing the Procedural Provisions of NEPA, which require recipients to use all practicable means within their authority, and consistent with other essential considerations of national policy, to create and maintain conditions under which people and nature can exist in productive harmony and fulfill the social, economic, and other needs of present and future generations of Americans.
Article 24	**Nondiscrimination in Matters Pertaining to Faith-Based Organizations** It is DHS policy to ensure the equal treatment of faith-based organizations in social service programs administered or supported by DHS or its component agencies, enabling those organizations to participate in providing important social services to beneficiaries. Recipients must comply with the equal treatment policies and requirements contained in 6 C.F.R. Part 19 and other applicable statues, regulations, and guidance governing the participations of faith-based organizations in individual DHS programs.

Article 25	**Non-supplanting Requirement** Recipients receiving federal financial assistance awards made under programs that prohibit supplanting by law must ensure that federal funds do not replace (supplant) funds that have been budgeted for the same purpose through non-federal sources.
Article 26	**Notice of Funding Opportunity Requirements** All the instructions, guidance, limitations, and other conditions set forth in the Notice of Funding Opportunity (NOFO) for this program are incorporated here by reference in the award terms and conditions. All recipients must comply with any such requirements set forth in the program NOFO.
Article 27	**Patents and Intellectual Property Rights** Recipients are subject to the Bayh-Dole Act, 35 U.S.C. § 200 et seq, unless otherwise provided by law. Recipients are subject to the specific requirements governing the development, reporting, and disposition of rights to inventions and patents resulting from federal financial assistance awards located at 37 C.F.R. Part 401 and the standard patent rights clause located at 37 C.F.R. § 401.14.
Article 28	**Procurement of Recovered Materials** States, political subdivisions of states, and their contractors must comply with Section 6002 of the Solid Waste Disposal Act, Pub. L. No. 89-272 (1965), (codified as amended by the Resource Conservation and Recovery Act, 42 U.S.C. § 6962.) The requirements of Section 6002 include procuring only items designated in guidelines of the Environmental Protection Agency (EPA) at 40 C.F.R. Part 247 that contain the highest percentage of recovered materials practicable, consistent with maintaining a satisfactory level of competition.
Article 29	**Rehabilitation Act of 1973** Recipients must comply with the requirements of Section 504 of the Rehabilitation Act of 1973, Pub. L. No. 93-112 (1973), (codified as amended at 29 U.S.C. § 794,) which provides that no otherwise qualified handicapped individuals in the United States will, solely by reason of the handicap, be excluded from participation in, be denied the benefits of, or be subjected to discrimination under any program or activity receiving federal financial assistance.
Article 30	**Reporting of Matters Related to Recipient Integrity and Performance** If the total value of any currently active grants, cooperative agreements, and procurement contracts from all federal awarding agencies exceeds $10,000,000 for any period of time during the period of performance of this federal award, then the recipients must comply with the requirements set forth in the government-wide Award Term and Condition for Recipient Integrity and Performance Matters located at 2 C.F.R. Part 200, Appendix XII, the full text of which is incorporated here by reference in the award terms and conditions.
Article 31	**Reporting Subawards and Executive Compensation** Recipients are required to comply with the requirements set forth in the government-wide award term on Reporting Subawards and Executive Compensation located at 2 C.F.R. Part 170, Appendix A, the full text of which is incorporated here by reference in the award terms and conditions.

Article 32	**SAFECOM** Recipients receiving federal financial assistance awards made under programs that provide emergency communication equipment and its related activities must comply with the SAFECOM Guidance for Emergency Communication Grants, including provisions on technical standards that ensure and enhance interoperable communications.
Article 33	**Terrorist Financing** Recipients must comply with E.O. 13224 and U.S. laws that prohibit transactions with, and the provisions of resources and support to, individuals and organizations associated with terrorism. Recipients are legally responsible to ensure compliance with the Order and laws.
Article 34	**Trafficking Victims Protection Act of 2000 (TVPA)** Recipients must comply with the requirements of the government-wide financial assistance award term which implements Section 106(g) of the Trafficking Victims Protection Act of 2000 (TVPA), codified as amended at 22 U.S.C. § 7104. The award term is located at 2 C.F.R. § 175.15, the full text of which is incorporated here by reference.
Article 35	**Universal Identifier and System of Award Management (SAM)** Recipients are required to comply with the requirements set forth in the government-wide financial assistance award term regarding the System for Award Management and Universal Identifier Requirements located at 2 C.F.R. Part 25, Appendix A, the full text of which is incorporated here by reference.
Article 36	**USA Patriot Act of 2001** Recipients must comply with requirements of Section 817 of the Uniting and Strengthening America by Providing Appropriate Tools Required to Intercept and Obstruct Terrorism Act of 2001 (USA PATRIOT Act), Pub. L. No. 107-56, which amends 18 U.S.C. §§ 175–175c.
Article 37	**Use of DHS Seal, Logo and Flags** Recipients must obtain permission from their DHS FAO prior to using the DHS seal(s), logos, crests or reproductions of flags or likenesses of DHS agency officials, including use of the United States Coast Guard seal, logo, crests or reproductions of flags or likenesses of Coast Guard officials.
Article 38	**Whistleblower Protection Act** Recipients must comply with the statutory requirements for whistleblower protections (if applicable) at 10 U.S.C § 2409, 41 U.S.C. § 4712, and 10 U.S.C. § 2324, 41 U.S.C. §§ 4304 and 4310.
Article 39	**Acceptance of Post Award Changes** In the event FEMA determines that changes are necessary to the award document after an award has been made, including changes to period of performance or terms and conditions, recipients will be notified of the changes in writing. Once notification has been made, any subsequent request for funds will indicate recipient acceptance of the changes to the award. Please call the FEMA/GMD Call Center at (866) 927-5646 or via e-mail to ASK-GMD@dhs.gov if you have any questions.

Article 40	**Prior Approval for Modification of Approved Budget** Before making any change to the DHS/FEMA approved budget for this award, you must request prior written approval from DHS/FEMA where required by 2 C.F.R. § 200.308. DHS/FEMA is also utilizing its discretion to impose an additional restriction under 2 C.F.R. § 200.308(e) regarding the transfer of funds among direct cost categories, programs, functions, or activities. Therefore, for awards with an approved budget where the Federal share is greater than the simplified acquisition threshold (currently $250,000), you may not transfer funds among direct cost categories, programs, functions, or activities without prior written approval from DHS/FEMA where the cumulative amount of such transfers exceeds or is expected to exceed ten percent (10%) of the total budget DHS/FEMA last approved. You must report any deviations from your DHS/FEMA approved budget in the first Federal Financial Report (SF-425) you submit following any budget deviation, regardless of whether the budget deviation requires prior written approval.
Article 41	**Disposition of Equipment Acquired Under the Federal Award** When original or replacement equipment acquired under this award by the recipient or its subrecipients is no longer needed for the original project or program or for other activities currently or previously supported by DHS/FEMA, you must request instructions from DHS/FEMA to make proper disposition of the equipment pursuant to 2 C.F.R. § 200.313.
Article 42	**Environmental Planning and Historic Preservation** DHS/FEMA funded activities that may require an EHP review are subject to FEMA's Environmental Planning and Historic Preservation (EHP) review process. This review does not address all Federal, state, and local requirements. Acceptance of Federal funding requires recipient to comply with all Federal, state and local laws. Failure to obtain all appropriate federal, state and local environmental permits and clearances may jeopardize Federal funding.DHS/FEMA is required to consider the potential impacts to natural and cultural resources of all projects funded by DHS/FEMA grant funds, through its EHP Review process, as mandated by the National Environmental Policy Act; National Historic Preservation Act of 1966, as amended; National Flood Insurance Program regulations; and, any other applicable laws and Executive Orders. To access the FEMA's Environmental and Historic Preservation (EHP) screening form and instructions go to the DHS/FEMA website at: https://www.fema.gov/media-library/assets/documents/90195. In order to initiate EHP review of your project(s), you must complete all relevant sections of this form and submit it to the Grant Programs Directorate (GPD) along with all other pertinent project information. Failure to provide requisite information could result in delays in the release of grant funds.If ground disturbing activities occur during construction, applicant will monitor ground disturbance, and if any potential archeological resources are discovered, applicant will immediately cease work in that area and notify the pass-through entity, if applicable, and DHS/FEMA.

Obligating document

1.Agreement No.	2. Amendment No.	3. Recipient No.	4. Type of Action	5. Control No.
EMW-2019-FF-01465	N/A	746001875	AWARD	WX02931N2020T

6. Recipient Name and Address	7. Issuing FEMA Office and Address	8. Payment Office and Address
PHARR, CITY OF 1900 S CAGE BLVD PHARR, TX 78577	Grant Programs Directorate 500 C Street, S.W. Washington DC, 20528-7000 1-866-927-5646	FEMA, Financial Services Branch 500 C Street, S.W., Room 723 Washington DC, 20742

9. Name of Recipient Project Officer	9a. Phone No.	10. Name of FEMA Project Coordinator	10a. Phone No.
Robert Garcia	9565662036	Staffing for Adequate Fire and Emergency Response (SAFER) Grant Program	1-866-274-0960

11. Effective Date of This Action	12. Method of Payment	13. Assistance Arrangement	14. Performance Period
09/11/2020	OTHER - FEMA GO	COST SHARING	03/10/2021 to 03/09/2024 **Budget Period** 03/10/2021 to 03/09/2024

15. Description of Action a. (Indicate funding data for awards or financial changes)

Program Name Abbreviation	Assistance Listings No.	Accounting Data(ACCS Code)	Prior Total Award	Amount Awarded This Action + or (-)	Current Total Award	Cumulative Non-Federal Commitment
SAFER	97.083	2020-F9-GF01 - P431-xxxx-4101-D	$0.00	$1,475,883.99	$1,475,883.99	$0.00
		Totals	$0.00	$1,475,883.99	$1,475,883.99	$0.00

b. To describe changes other than funding data or financial changes, attach schedule and check here:
N/A

~~**16.FOR NON-DISASTER PROGRAMS: RECIPIENT IS REQUIRED TO SIGN AND RETURN THREE (3) COPIES OF THIS DOCUMENT TO FEMA (See Block 7 for address)**~~
This field is not applicable for digitally signed grant agreements

17. RECIPIENT SIGNATORY OFFICIAL (Name and Title)	**DATE**
18. FEMA SIGNATORY OFFICAL (Name and Title) **Christopher Logan, Acting Assistant Administrator Grant Programs Directorate**	**DATE** **09/11/2020**

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 7.B.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Omar Anzaldua, City Engineer

DEPARTMENT: Engineering

DIRECTOR:

Agenda Item: Update on City Wide Drainage Master Plan.

Classification: Closed Session
(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue: Update of City Wide Drainage Master Plan

Financial Consideration:

Staff Recommendation:

Alternatives:

ROUTING:

Omar Anzaldua	Created/Initiated - 9/30/2020
Omar Anzaldua	Approved - 10/1/2020
Patricia Rigney	Approved - 10/1/2020
Karla Saavedra	Approved - 10/2/2020
City Management Office	Final Approval - 10/2/2020

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 9.A.

DATE SUBMITTED: September 29, 2020

MEETING DATE: October 5, 2020

FROM: Veronica Gutierrez, Purchasing Supervisor

DEPARTMENT: Purchasing

DIRECTOR: Ignacio Amezcua

Agenda Item: Consideration and action, if any, authorizing City Manager to extend the Supply Contract with Lhoist North America of Texas, Ltd. for Type B Lime Slurry.

Classification: Consent

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No

Reason:

Issue: Contract Extension with Lhoist North America of Texas, Ltd. for Type B Lime Slurry.
Project #1819-01-517-SP001-001
(Year 3 of 3)

Financial Consideration:

Staff Recommendation: Staff recommend approval to extend the supply contract with Lhoist North America of Texas, Ltd. from Chicago, IL, for an additional year with no increase to the original unit price of $187.06/ton. This will be the last year contract extension.

Alternatives:

ROUTING:

Veronica Gutierrez	Created/Initiated - 9/29/2020
Veronica Gutierrez	Approved - 9/29/2020
Ignacio Amezcua	Approved - 9/29/2020
Pilar Rodriguez	Approved - 9/29/2020
Karla Saavedra	Approved - 10/2/2020
Patricia Rigney	Approved - 10/2/2020

Anali Alanis	Approved - 10/2/2020
City Management Office	Final Approval - 10/2/2020

EXTENSION OF AGREEMENT
FOR THE PURCHASE OF TYPE B LIME SLURRY

THIS EXTENSION OF AGREEMENT FOR THE PURCHASE OF TYPE B LIME SLURRY, made and entered into the __________ day ______________, 20___ by and between the **City of Pharr** hereinafter referred to as "CITY" and having its principal place of business at 118 S. Cage, P.O. Box 1729, Pharr TX 78577 AND **Lhoist North America of Texas, Ltd.**, hereinafter referred to as "CONTRACTOR" and having its principal place of business at 5600 Clearfork Main Street, Suite 300, Fort Worth, TX 76109.

WITNESSETH:

WHEREAS, CITY and CONTRACTOR entered into an Agreement for the Purchase of Type B Lime Slurry dated, November 07, 2018 by which CONTRACTOR serves as the primary vendor to provide all Type B Lime Slurry needs to the CITY on an as-needed basis pursuant to Request for Proposals numbered; **Bid No: 1819-01-517-SP001-001** and

WHEREAS, CITY and CONTRACTOR desire to modify the Agreement so as to extend the term.

NOW, THEREFORE, IN CONSIDERATION OF THE FOREGOING AND THE MUTUAL COVENANTS CONTAINED HEREIN, IT IS AGREED AS FOLLOWS:

1. Term of the Agreement is hereby modified so as to extend the term thereof until day of September 30, 2021. As modified, said term shall terminate on the 30th day of September 2021.

IN WITNESS WHEREOF this extension of Agreement for the Purchase of Type B Lime Slurry has been signed and sealed, in duplicate, by the respective parties hereto.

DATED this ________ day of __________________, 20___ by the **CITY** of Pharr.

CITY OF PHARR

By: ________________________________
Ed Wylie, Interim City Manager

By: ______________________
Attest

DATED this 28 day of September, 2020 by **Lhoist North America of Texas, Ltd.**

LHOIST NORTH AMERICA OF TEXAS, LTD.

By: Jim Scholl

Senior Sales Manager

Title

Rebekah K Hagens

Witness

Becky Hagens

Print Name

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 9.B.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Omar Anzaldua, City Engineer

DEPARTMENT: Engineering

DIRECTOR: Omar Anzaldua

Agenda Item: Consideration and action, if any, authorizing City Manager to amend contract with The Warren Group, Inc. in the amount of $23,173 for additional Professional Architectural Services for the Northside Community Center Project.

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason: N/A

Issue: The City of Pharr is requesting the authorization from City Commission on approving the City Manager to amend the contract for Professional Architectural Services for the Additional Scope of work related to Following Items:

1. Topographic Survey
2. Subdivision Plat Developement
3. Change of Zone
4. Trip Generation Report

Project #1920-01-528-S015-001 (Rotation List)

Financial Consideration: Orignal Contract $525,234
Amendment No. 1 $23,173
Revised Contract Amount $548,407

Staff Recommendation: Staff recommends approval of Amendment No. 1 to the contract with The Warren Group, Inc. for additional Professional Architectural Services for theNorthside Community Center Project. Project in the amount of $23,173. Revised contract amount $548,407

Alternatives: N/A

ROUTING:

Omar Anzaldua	Created/Initiated - 9/30/2020
Omar Anzaldua	Approved - 10/1/2020
Patricia Rigney	Approved - 10/1/2020
Veronica Gutierrez	Approved - 10/1/2020
Karla Saavedra	Approved - 10/2/2020
City Management Office	Final Approval - 10/2/2020

THE WARREN GROUP ARCHITECTS INC.

1801 South 2nd Street, Ste. 330 McAllen, TX 78503

AMENDMENT 1

September 15, 2020

Mr. Edward M. Wylie
Interim City Manager
City of Pharr, Texas
118 South Cage Blvd.
Pharr, Texas 78577
Phone: 956.402-4100

Re: CITY OF PHARR – NORTH SIDE COMMUNITY CENTER
PROFESSIONAL DESIGN SERVICES PROPOSAL

Dear Mr. Wylie:

The Warren Group Team appreciates the continued opportunity to submit this additional services proposal as an Amendment to our Contract approved July 06, 2020. This proposal is based on the following;

| UNDERSTANDINGS AND ASSUMPTIONS:

This proposal includes additional fees from Melden & Hunt Inc. for added work outside the original scope of services and Architectural coordination as follows:

- **Boundary & Topo Survey**
- **Subdivision Plat Development**
- **Change of Zone**
- **Trip Generation Report**

TWG will coordinate with Engineers and Owner Representatives and incorporate all documents, as necessary.

▪ **STIPULATED SUM FEE OF AMENDMENT: $23,173.00**

| HOURLY FEE SCHEDULE:

Architectural services listed as hourly or requested in addition to the basic services listed above will be completed per our standard hourly fee schedule below or by separate proposal:

Principal	$200.00
Engineer and Associate	$150.00
Intern Architect	$95.00
Technical Assistant	$65.00
Clerical	

| REIMBURSABLE EXPENSES

All out of pocket expenses associated with the services provided will be reimbursed at cost plus ten percent. These fees may include travel expenses, mileage (.55/mile), printing and reproduction costs, delivery costs, and jurisdictional review fees, Texas Accessibility plan review and inspection fees, long distance phone costs, computer plots, postage, consulting engineer additional services, and special additional consultants. These reimbursable expenses are in addition to the architectural fees for services provided.

In House Plot/Print Rates:
Computer Plots

Large scale prints -	30"x42" Black & white laser copies	$ 7.00/each
	30"x42" Original color prints	$ 45.00/each
	24" x 36" Black & white laser copies	$ 5.00/each
	24" x 36" Original color prints	$ 30.00/each
	11"x17" Original color prints	$ 15.00/each
	11"x17" Black & white prints	$ 3.00/each

| LIMITATION OF LIABILITY

To the maximum extent permitted by law, the owner agrees to limit the Architect and Consultant's liability to their total sum of fees paid respectively. This limitation shall apply regardless of the cause of action legal theory pled or asserted.

| AGREEMENT

Our professional fees are valid through December 31, 2021. Our hourly fees are based on staff salaries and expenses, and are subject to adjustment on January 1st of each year. This proposal will serve as the agreement upon execution of signing below. Either party may void this contract within seven (7) days of written notice. The Warren Group Architects, Inc., will be compensated for all services, reimbursable expenses and additional services incurred up to and including the termination date. If the terms of this proposal meet with your approval, please return a signed original of this agreement to serve as authorization to proceed with services.

Submitted by:

Laura N. Warren, AIA
The Warren Group Architects, Inc.

September 15, 2020
Date

Accepted by:

Mr. Edward M. Wylie
Interim City Manager, City of Pharr, Texas

Date

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 9.C.
DATE SUBMITTED: September 30, 2020
MEETING DATE: October 5, 2020

FROM: Omar Anzaldua, City Engineer

DEPARTMENT: Engineering

DIRECTOR:

Agenda Item: Consideration and action, if any, authorizing City Manager to negotiate and enter into a contract with Cobb, Fendly & Associates, Inc for Preliminary Engineering Services for City Wide Fiber Optic Installation Project.

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue: City of Pharr is in planning process to assess the feasibility and cost of installing a fiber optic network throughout the City of Pharr.

Financial Consideration:

Staff Recommendation: Staff recommends authorizing the City Manager to negotiate and enter into a contract with Cobb, Fendly & Associates, Inc for Preliminary Engineering Services for City Wide Fiber Installation Project# 1920-01-528-S013-001 (Rotation List)

Alternatives:

ROUTING:

Omar Anzaldua	Created/Initiated - 9/30/2020
Omar Anzaldua	Approved - 9/30/2020
Jose Pena	Approved - 10/2/2020
Ignacio Amezcua	Approved - 10/2/2020
Patricia Rigney	Approved - 10/2/2020
Karla Saavedra	Approved - 10/2/2020
City Management Office	New -

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 9.D.
DATE SUBMITTED: October 1, 2020
MEETING DATE: October 5, 2020

FROM: Andrew Harvey, Chief

DEPARTMENT: Police

DIRECTOR: Andrew Harvey

Agenda Item: Consideration and action, if any, authorizing City Manager to enter into an agreement with The Lion Strategy Group for consulting services for the Pharr Police Department.

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Exclude Material from Public Packet? No
Reason:

Issue: Agreement with The Lion Strategy Group for consulting services for the Pharr Police Department. Project #2021-01-512-S001-001

Financial Consideration: This agreement will be paid in phases with the total of 180,000 to be paid for with Forfeit Assets Funds.

Staff Recommendation:

Alternatives:

ROUTING:

Andrew Harvey	Created/Initiated - 10/1/2020
Anali Alanis	Approved - 10/1/2020
Patricia Rigney	Approved - 10/1/2020
Karla Saavedra	Approved - 10/2/2020
City Management Office	Final Approval - 10/2/2020

LION Strategy Group.

SERVICE INVOICE

Mike Alexander
P.0. Box 1354
Round Rock Texas 78680

SOLD TO: City of Pharr Texas
Mr. Andy Harvey
Chief of Police/Chief Executive Officer
City of Pharr
118 S. Cage Blvd
Pharr, Texas 78577

SERVICED AT: South Texas Public Safety Complex
1900 South CageDrive
Pharr, Texas 78577

INVOICE # 3138			Invoice Date 9/17/2020	SERVICE DATE 9/21-25/2020

TRAINING & CONSULTING

QTY	DESCRIPTION	PRICE	AMOUNT
1	Managing Transition - Training & Consulting, Coaching, Assessments,	27,000.00	27,000.00
1	Meals		
1	Gas ()		
1	Gas ()		
1	Gas ()		
1	Gas		
1	Gas		
1	Hotel		
1			

SERVICE PERSON				AMOUNT
LSG				
Name	DATE	HOURS	RATE	
Culture/Social Contract	9/ 21 - 25/20			
PAYMENT DUE	09/25/20			$27,000.00

TOTAL $27,000.00

COMMENTS: □□Payment #1 □ Upon entering into agreement with the Lion Strategy Group for the services detailed Exe
Summary: 15% of total cost - $27,000 - Organization Restructuring - Create Culture Document - Social Contract - Executive Coaching

RVICE SUPERVISED BY

SIGNED

Mike Alexander

www.lionstrategy.group
512-784-6580

EXECUTIVE SUMMARY

Organizations today must contend with an environment of constant and accelerating change. Outstanding performance in such an environment demands healthy and effective leaders at every level within the organization. A core aspect of this leadership-development challenge for the City of Pharr is the appointment of the first external Chief of Police in over 50 years. This is a great opportunity for new vision and fresh ideas to fuel the Pharr Police Department to new heights in their delivery of law enforcement services. To succeed, Chief Harvey will need to get up to speed quickly. The value of effective management of the Leadership Transition cannot be overlooked.

The LION Strategy Group (LSG) has developed a practical framework that can be used to help transitioning leaders integrate seamlessly, be mutually assimilated with their new colleagues (superiors, peers, and direct reports), and add value quickly in their new positions. We will describe this framework, which provides an evidence-based and systematic application of best practices.

On August 3, 2020, LSG arrived at the Pharr Police Department to assess the organization. This assessment consisted of a review and identification of the organization's strengths and weaknesses, organizational structure, processes, and tools for personal and professional development of team members. Additionally, the assessment engaged external stakeholders to gauge levels of engagement between the Phar Police Department and the City of Pharr as a whole.

The methodologies utilized in this assessment consisted of a review of the Pharr Police Department's mission, vision, and values, a series of diagnostic meetings with internal and external stakeholders, and a system wide survey covering the following areas:

- Team Cohesion and Effectiveness
- Organizational Climate
- Leadership and Followership
- Ethical Climate

The feedback received during the on-site assessment was used to create this Leadership/ Organizational Action Plan. This plan will cover the following areas:

- Organizational Development
    - Leadership Transition Management
    - Executive Coaching/Advising
    - Policy Creation and Implementation
    - Leadership Processes and Tools
    - Recruitment and Selection
    - Promotional Processes

- Team Development
    - Group Development and Engagement
    - Implementation of a Mental Model of Resilient Leadership
- Individual Team Member Growth and Development
    - Life and Leadership Coaching (Personal and Professional)
    - Resilient Training Series
- Community Engagement
    - Crime Fighting Through Strategic Planning

Due to the complexity of the issues at hand all of the listed items are extremely high priority; however, we will address each of these in a descending order. As such, this project will be completed over the course of (4) four phases in the next (12) twelve months. We will begin with the Organizational Development and Team Development phases, which should take (4) four to (6) six months. As we begin our transition from Organizational and Team Development, we will implement a mid-year assessment of the entire organization as we enter into Individual Team Member Growth and Development. The last phase will be Community Engagement and it will be implemented in the last quarter of Fiscal Year 2021. At the completion, we will conduct a 12-month assessment of the organization, so that you can observe the impact on the overall health of your organization and return on your investment.

The total cost for all services listed, including travel, room and board is $180,000.00 paid out as follows:

- Payment #1 – Upon entering into agreement with the Lion Strategy Group for the services detailed above: 15% of total cost - $27,000
- The remaining payments will be remitted in (4) four equal installments of $38,250.00 at the end of each phase as detailed below.
    - Payment #2 – December 31, 2020
    - Payment #3 – March 31, 2021
    - Payment #4 – June 30, 2021
    - Payment #5 – September 30, 2021

LSG will provide any materials in a format compatible with City of Pharr software to accommodate the Police Department's needs (i.e., online, live, or a combination of training).

LSG has a wealth of experience with developing a variety of broad programs. Our comprehensive training curriculum is comprised of a hybrid of online and onsite training, including recorded videos, discussion forums, quizzes, and other state-of-the art resources that reinforce and solidify the learning in ways that contribute to group cohesion and vigorous adherence to the principles and precepts of the Organizational/Leadership Transition Plan.

PROJECT PHASES

<table>
<tr><th>PHASE/TASKS</th><th>TIME FRAME</th><th>Cost</th></tr>
<tr><td>PHASE I – Organizational Development

Leadership Transition Management
• Organizational Chart Restructure
• Creation of Culture Document and Social Contract

Executive Coaching/Advising
• Providing sounding board for senior management and executive staff
• Executive leadership coaching for Captains and Assistant Chief
• Prepare executive leadership for the psychological implications of managing the transition

Policy Creation and Implementation
• The appointment of an Accreditation Manager
• Coaching and Mentoring of the Manager on processes and systems relating to the CALEA program
• Assist Manager in creating CALEA compliant General Orders for the organization

Leadership Processes and Tools
• Establish workflows promoting transparency and efficiencies throughout the organization

Recruitment and Selection
• Partner to establish a standardized recruitment and selection program based upon National standards

Promotional Processes
• Implementation of a secure and authentic promotional process.</td><td>October 1 – December 31, 2020</td><td>$38,250.00

Due December 31, 2020</td></tr>
</table>

Phase II – **Team Development** **Group Development and Engagement** • **Building Resilient Teams** • **Communicating Through Conflict** **Implementation of a Mental Model of Resilient Leadership** • **Leadership Resilience Training** • **Psychological Transformation** • **Police Life Cycle**	November 15, 2021 – March 31, 202	$38,250.00 Due March 31, 2021
Phase III – **Individual Team Member Growth and Development** **Life and Leadership Coaching (Personal and Professional)** • **Work life balance** • **Over and under investment** **Resilient Training Series** • **Stress Management** • **Resilient Badge** • **Community Policing**	April 1 – June 30, 2021	$38,250.00 Due June 31, 2021
PHASE IV – **Community Engagement** **Crime through Strategic Planning** • Community Engagement • Criminal Justice in Schools • Partner with Social Services • Identifying and addressing Systemic Crime and Quality of Life Challenges • Leveraging Community Resources to Enhance Quality of Life	July 1 – September 30, 2021	$38,250.00 Due September 30, 20201