



**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, MARCH 15, 2021**

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.

In accordance with social distancing guidelines, public meetings will be held in a manner intended to separate, to the maximum practical extent, audience and presenters from personal contact with members of community, city staff, and city council. The meeting will be held via videoconference and broadcast at <http://www.pharr-tx.gov>

1. CALL TO ORDER:

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

B) Pledge of Allegiance/Invocation

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

3. PUBLIC HEARINGS: (Ordinance No. O-2019-31). A registered speaker during the public hearing may not exceed 1.5 minutes when addressing the board. A sign-in form for participation in public a hearing shall be promulgated by the presiding clerk and be made available at the city clerk's office. The public hearing sign-in form shall include the person or entity's name, address, telephone number, other contact information, organization if applicable, and other notices, authorizations, and acknowledgements as may be allowed by law from time to time. No registered speaker may be allowed to address the governing body once the public hearing has closed.

A) Public Hearing on Development Services Cases.

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

A) Submission of Sales Tax Collection Report for March 2021.

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 March 1, 2021 Regular Called Meeting.
(ADMINISTRATION)

B) Consideration and action authorizing the City Manager to advertise for request for qualifications for the Pharr Land Port of Entry Operations Master Planning. (ENGINEERING)

C) Consideration and action authorizing City Manager to advertise for bids for the PSJA Tri-City Pedestrian Safety Improvements Project Phase I (CSJ: 0921-02-391) (ENGINEERING)

D) Consideration and action on renewal of vendor agreement with County of Hidalgo Community Service Agency and City of Pharr for Bravo Zulu Grant to assist veterans in need with their water bill. (FINANCE)

E) Consideration and action on Resolution authorizing the Pharr Police Department to submit a grant application to the Office of the Governor, Homeland Security Grants Division for the Local Border Star Program (LBSP 22) Project. (POLICE)

F) Consideration and action on Resolution authorizing the Pharr Police Department to submit a grant application to the Office of the Governor - Criminal Justice Division for Domestic Violence Coordinator Project. (POLICE)

G) Consideration and action on Resolution authorizing the Pharr Police Department to submit a grant application to the Office of the Governor - Criminal Justice Division for Crime Victim's Liaison Project. (POLICE)

H) Consideration and action on Resolution authorizing the Pharr Police Department to submit a grant application to the Office of the Governor - Criminal Justice Division for Human Trafficking Liaison Project. (POLICE)

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I) Consideration and action on Resolution authorizing the Pharr Police Department to submit a grant application to the Office of the Governor - Criminal Justice Division for the First Responder Mental Health & Wellness Program. (POLICE)

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

1. Oscar Garza, representing Queenstown Park L.L.C., owner, has filed with the Planning and Zoning Commission a request for 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 26.375-acre tract of land, more or less, out of Lot 352, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is physically located within the 8200-8400 Block of South Veterans Boulevard. **COZ#210110** (DEVELOPMENT SERVICES)

2. TGO Dahlia 21, L.P. an affiliate of Texas Grey Oaks, L.L.C., representing ESE Properties, LTD, owners, has filed with the Planning and Zoning Commission a request for a Change of Zone from Office Professional District (O-P) to Residential Multi-Family High Density District (R-MFHD). The property is legally described as being a 4.77-acre tract of land, more or less, (includes access easement), out of Lot 187, Kelly Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is physically located within the 400-600 Block of West Sam Houston Avenue. **COZ#210212** (DEVELOPMENT SERVICES)

3. Marta's Bar is requesting renewal of the Conditional Use Permit and Late Hours Permit to allow the sale of alcoholic beverages for on-premise consumption in a Business District (C-2). The property is legally described as being all of Lots 13-16, and the W10' out of Lot 12, Block 32, Pharr Original Townsite, Pharr, Hidalgo County, Texas. The property is physically located at 410 West State Street, Suite D. **CUP#160737** (DEVELOPMENT SERVICES)

4. Shots Main Event, LLC, d/b/a Main Event Entertainment, 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 a 1.34 acre tract of land more or less, out of Lot 4A, Replat of vacated Car-Mel Subdivision, vacated El Centro Mall No. 3 & 4 Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 500 North Jackson Road, Suite C. **CUP#140101** (DEVELOPMENT SERVICES)

5. Cadena and Sons, L.L.C. d/b/a Tejas Restaurant and Sports Bar, is requesting renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C). The property is legally described as Lot 11, Maco Industrial Park Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1308 Maco Drive. **CUP#161261** (DEVELOPMENT SERVICES)

REGULAR AGENDA - OPEN SESSION:

6. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Ordinance amending Ordinance No. O-2021-04 calling the City of Pharr General Municipal Election for May 1, 2021, for election of City Commissioners Places 2, 3, and 4 and designating Election Precincts and Polling Places. (Consideración y acción, enmendando Ordenanza No. O-2021-04 para ordenar la Elección Municipal General de la Ciudad de Pharr el 1 de mayo de 2021, para elegir Comisionados Lugares 2, 3, y 4, y la designación de Distritos Electorales y Centros de Votación) **(Adoption on 1st Reading) (TABLED)** (ADMINISTRATION)

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B) Consideration and action, if any, on Ordinance appointing Judges, Alternate Judges, and Early Voting Ballot Board Judge for the General Municipal Election to be held on Saturday, May 1, 2021. **(Adoption on 1st Reading)** (ADMINISTRATION)

C) Consideration and action, if any, on Ordinance amending Ordinance No. O-82-13 Appendix A, Zoning Ordinance. **(2nd Reading)** (DEVELOPMENT SERVICES)

D) Consideration and action, if any, on Ordinance amending Ordinance O-2020-38 relating to the number of authorized civil service positions within the Fire and Police Departments. **(2nd Reading)** (HR)

E) Consideration and action, if any, on Resolution executing an Advance Funding Agreement (AFA) with the Texas Department of Transportation (TxDOT) for I Road, from Rancho Blanco Road to Military Highway (US 281), CSJ 0921-02-363. (ENGINEERING)

F) Consideration and action, if any, on Resolution authorizing Affordable Homes of South Texas Inc. to administer a CARES Act Rental and Mortgage Assistance Program, for the City of Pharr. (GMCD)

7. ADMINISTRATIVE:

A) Consideration and action, if any, on Change Order No. 2 in the amount of \$114,00.00 of the Annual Supply Contract for the City Wide Ditch Excavation Hauling Services Project with Saenz Brothers Construction, LLC (ENGINEERING)

B) Submission of 2020 Racial Profiling Report. (POLICE)

C) Consideration and action, if any, accepting the City of Pharr Audited Financial Statements for FY 2019-2020. (FINANCE)

8. PURCHASING:

A) Consideration and action, if any, on the purchase of audio and video equipment from AISYS Consulting, LLC out of McAllen, TX using BuyBoard # 573-18 and 579-19 for a total price of \$187,357.06 for the Northside Wellness & Innovation Center. (IT)

9. CONTRACTS/AGREEMENTS:

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A) Consideration and action, if any, on Interlocal Agreement between City of Pharr, The Lower Rio Grande Valley Development Council and The Rio Grande Valley Metropolitan Planning Organization regarding implementing of the RGV Bicycle Pedestrian Counter Data Program. (ADMINISTRATION)

B) Consideration and action, if any, on renewal of Golf Cart Lease Agreement with Yamaha Motor Finance Corporation for the Tierra Del Sol Municipal Golf Course. (PARKS)

C) Consideration and action, if any, on contract with Pyro Shows of Texas for live fireworks display for City of Pharr Independence Day Celebration on Sunday, July 4, 2021 with a Rain-Date of Monday, July 5, 2021. (ADMINISTRATION)

10. LEGAL:

A) Consultation with the Board of Commissioners on Operation Takeover (ADMINISTRATION)

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:*

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**

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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.

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

13. ADJOURNMENT:

NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

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

I, the undersigned authority, do hereby certify that the above notice of said Regular Meeting of the City Commission of the City of Pharr was posted on the bulletin board at City Hall and on the City's web page at www.pharr-tx.gov. This Notice was posted on the 12th day of March 2021 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 12th day of March 2021.

HILDA PEDRAZA, TRMC, CMC
CITY CLERK

I hereby 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: _____