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, APRIL 5, 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. PROCLAMATIONS:

A) Proclamation proclaiming April 5-8, 2021 as CDBG Week.

B) Proclamation proclaiming April 4-10, 2021 as National Library Week 2021.

C) Proclamation proclaiming April 11-17, 2021 as National Public Safety Telecommunicators Week.

D) Proclamation proclaiming April 2021 as Fair Housing Month.

3. 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.*

4. 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.

5. 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

6. 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) Consideration and action, if any, ratifying Resolution No. R-2021-19. (ADMINISTRATION)

B) Consideration and action, if any, authorizing Public Works Department to advertise for a supply contract to purchase Safety Boots and Shoes. (PUBLIC WORKS)

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

1. Gilma T. Rivas 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 Residential Multi-Family District (R-MF). The property is legally described as being a 10.00-acre tract of land, more or less, out of Lot 119 Kelly Pharr Tract, Pharr, Hidalgo County, Texas. The property's physical address is 3800 North Sugar Road. **COZ#210214**

2. Telecom Stewardship, L.L.C., d/b/a Brandwood Wireless Inc, has filed with the Planning and Zoning Commission a request for a Life of the Use Conditional Use Permit to allow a new telecommunications tower in a General Business District (C). The property is legally described as being 0.01-acre tract of land, more or less, out of Lot 8, Johnstone Supply Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 971 West Sharm Drive. **CUP#210215**

3. Mauricio Jaramillo, d/b/a Regency Fiesta, 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 1, Regency Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1020 West Ferguson Avenue. **CUP#071271**

PLATS:

1. Pablo Soto, Jr., P.E., representing Ramon Guajardo, Jr., owner, is requesting final plat approval of the proposed Ferguson Plaza Subdivision. The property is legally described as being a 1.00-acre tract of land out of Lot 147, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 429 East Ferguson Avenue. **SUB#200824**

2. Linfield, Hunter & Junius Inc., representing Gordon & Catherine Jenkins Family LTD. Partnership are requesting final plat approval of the proposed Lopezville Meadows Subdivision. The property is legally described as being a 1.739 acre tract of land in the Antonio Velasco Survey, Abstract and being a portion of Lot 96, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 5200 Block of North Veterans Boulevard ("I" Road). **SUB#190101**

REGULAR AGENDA - OPEN SESSION:

7. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Ordinance amending Ordinance No. O-82-13 Appendix A, Zoning Ordinance. ***(3rd and Final Reading)*** (DEVELOPMENT SERVICES)

B) 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. ***(3rd and Final Reading)*** (HR)

C) Consideration and action, if any, on Ordinance creating an Emergency Medical Services Department within the City of Pharr ***(Adoption on 2nd Reading)***. (ADMINISTRATION)

D) Consideration and action, if any, on Ordinance Amending O-2017-13, Chapter 50, Article III of the City Code of Ordinances Regulating Ambulance Service in the City of Pharr; Declaring that the City of Pharr will be the Sole Primary Provider of Emergency Ambulance Service within the City ***(Adoption on 1st Reading)***. (ADMINISTRATION)

E) Consideration and action, if any, on Resolution authorizing emergency hiring in Parks and Recreation Department, Communications Department and Emergency Medical Services Department. (ADMINISTRATION)

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)

8. ADMINISTRATIVE:

A) Consideration and action, if any, authorizing City Manager to advertise for Competitive Sealed Proposal, and or Cooperative Contracts such as Texas DIR, TIP, Buyboard for the City Wide Fiber Optic Network Projects. (ENGINEERING)

B) Consideration and action, if any, amending the Professional Architect Rotation List for Architectural Projects (ADMINISTRATION)

C) Consideration and action, if any, authorizing City Manager to negotiate and enter into an agreement for Architectural Services for Project Advanced Learning. (ADMINISTRATION)

D) Consideration and action, if any on acceptance of the City Wide Ditch Excavation Hauling Services Project and release of final balance with retainage in the amount of $237,625.00 (ENGINEERING)

9. PURCHASING:

A) Consideration and action, if any, authorizing City Manager to purchase one (1) current model John Deere 310SL backhoe loader from Doggett Equipment out of San Juan, TX in the amount of $104,785.40 utilizing Buyboard Contract #597-19. (PUBLIC WORKS)

B) Consideration and action, if any, authorizing City Manager to award a Purchase of Ten (10) 2021-2022 City Vehicles through Caldwell Country Chevrolet from Caldwell, TX using Buyboard Contract #601-19. (PURCHASING)

C) Consideration and action, if any, authorizing City Manager to purchase one (1) Diamond Boom Mower - 30 Reach 50" Deck from John Deere out of Weslaco, TX in the amount of $186,641.31 utilizing Buyboard Contract #611-20. (PARKS)

10. CONTRACTS/AGREEMENTS:

A) Consideration and action, if any, on award of contract for Catastrophic Event Debris Removal Services (PUBLIC WORKS)

B) Consideration and action, if any, on award of contract for Debris Monitoring and Recovery Planning Services. (PUBLIC WORKS)

C) Consideration and action, if any, authorizing City Manager to extend the Supply Contract with Border Pacific Railroad Co. out of Rio Grande City, TX for the Purchase and Delivery of Stone Aggregate. (PURCHASING)

D) Consideration and action, if any, on engagement of PFM Financial Advisors, LLC out of Austin, TX for financial advisor services in connection with the issuance of $41,000,000 Combination Tax & Revenue Certificates of Obligation,

Series 2021 for Bridge Expansion. (FINANCE)

E) Consideration and action, if any, on Interlocal Agreement with Military Highway Water Supply Corporation (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 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 1st day of April 2021 at 6:30 p.m. and will remain posted continuously for at least 72 hours preceding the scheduled time of said Meeting, in compliance with Chapter 551 of the Government Code, Vernon's Texas Codes, Annotated (Open Meetings Act).

WITNESS MY HAND AND SEAL, this 1st day of April 2021.

IMELDA BARRERA TRMC
ASSISTANT 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: _____

Proclamation

WHEREAS, The City of Pharr is a participant in the Community Development Block Grant (CDBG) program which funds a myriad of social and public services, community projects and housing programs; and

WHEREAS, in the City and in communities throughout the nation, forty-seven years of Community Development Block Grant Program funding has developed a strong working network of relationships between this local government, residents of community development target neighborhoods and a number of nonprofit agencies which provide services and help make possible our commitment to those neighborhoods; and

WHEREAS, during National Community Development Week, the City of Pharr will give special thanks and recognition to all participants whose hard work and devotion to the neighborhoods and their low and moderate income residents help ensure the quality and effectiveness of the Community Development Block Grant Program.

NOW THEREFORE, I, Ambrosio Hernandez, Mayor of the City of Pharr, Texas, by the virtue of the authority vested in me and on behalf of the Commission do hereby proclaim the week of April 5, 2021 to April 9, 2021 as:

"National Community Development Week"

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Pharr to be affixed on this 5th day of April, 2021.

CITY OF PHARR

_____
Ambrosio Hernandez, Mayor

ATTEST:

_____
Hilda Pedraza, City Clerk

Proclamation

WHEREAS, libraries of all types are at the heart of their cities, towns, schools, and campuses, serving their communities; and

WHEREAS, libraries are accessible and inclusive places that foster a sense of belonging and community; and

WHEREAS, today's libraries and their services extend far beyond the four walls of a building and everyone is welcome to use their resources; and

WHEREAS, for people lacking broadband at home, libraries provide access to computers and wi-fi, even checking out internet hotspots and laptops; and

WHEREAS, libraries offer opportunities for everyone to explore new worlds and become their best selves through access to technology, multimedia content, and educational programs; and

WHEREAS, in times of crisis, libraries, librarians, and library workers play an invaluable role in supporting their communities both in person and virtually; and

WHEREAS, libraries have long served as trusted and treasured institutions for all members of the community regardless of race, ethnicity, creed, ability, sexual orientation, gender identity, or socio-economic status; and

WHEREAS, libraries, librarians, and library workers are joining library supporters and advocates across the nation to celebrate National Library Week and encourage all residents to visit their library to access resources and services.

NOW THEREFORE, I, Ambrosio Hernandez, Mayor of the City of Pharr, Texas by virtue of the authority vested in me and on behalf of the Mayor and the City Commission, do hereby proclaim the week of April 4-10, 2021 as:

"National Library Week 2021"

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Pharr to be affixed on this 5th day of April 2021.

CITY OF PHARR

_____

ATTEST:

Ambrosio Hernandez, Mayor

_____

Hilda Pedraza, City Clerk

Proclamation

WHEREAS, Public Safety Telecommunicators act as our "unseen first responders," but these men and women continually serve our communities and help save lives every day.; and

WHEREAS, these professionals, which include 9-1-1 operators, dispatchers, and other communications specialists, answer calls for help and use their high-quality communication and decision-making skills to address the needs of the caller according to the specific challenges raised by their emergency.; and

WHEREAS, not only do they maintain the calm, professional, and disciplined demeanor that handling a 9-1-1 call requires, but these first responders also think and respond rapidly to crisis situations, and often lend a supporting voice to reassure frightened, upset , and confused callers.; and

WHEREAS, we have faced the unprecedented challenges of the novel coronavirus pandemic, Public Safety Telecommunicators have remained unwavering in their dedication to providing essential services to the citizens of Pharr and surrounding communities in need during these difficult and distressing times.; and

WHEREAS, Public Safety Telecommunicators of the City of Pharr Public Safety Communications Department have contributed substantially to the apprehension of criminals, suppression of fires and treatment of patients, and each Telecommunicator has exhibited compassion, understanding, and professionalism during these unprecedented and trying times.; and

WHEREAS, we encourage all citizens of Pharr and the State of Texas learn more about the vital role these professionals play in our everyday lives and to extend their appreciation to public safety telecommunicators. Their strength and expertise in times of crisis ensures citizens receive the help they need when they need it most.

NOW THEREFORE, I, Ambrosio Hernandez, Mayor of the City of Pharr, Texas by virtue of the authority vested in me and on behalf of the Mayor and the City Commission, do hereby proclaim the week of April 11 – 17, 2021 as:

"National Public Safety Telecommunicators Week"

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Pharr to be affixed on this 5th day of April 2021.

CITY OF PHARR

_____
Ambrosio Hernandez, Mayor

ATTEST:

_____
Hilda Pedraza, City Clerk

Proclamation

WHEREAS, April is observed as Fair Housing Month across the country; and

WHEREAS, The Fair Housing Act recognizes, supports, and encourages the right of every person, regardless of race, color, creed, gender, national origin, family status, or disability to live in the housing of the individual's choice; and

WHEREAS, Fair Housing organizations and partners will observe the month of April with special activities and events in recognition of the Federal Fair Housing Act and the important role it plays in our community; and

WHEREAS, in Pharr, Texas we encourage all of our citizens to join in this national effort to assure housing opportunities for all Americans in all neighborhoods throughout the nation.

NOW THEREFORE, I, Ambrosio Hernandez, Mayor of the City of Pharr, Texas, by the virtue of the authority vested in me and on behalf of the Commission do hereby proclaim the month of April 2021 as:

"Fair Housing Month"

IN WITNESS WHEREOF, I have hereunto set my hand and caused the seal of the City of Pharr to be affixed on this 5th day of April, 2021.

CITY OF PHARR

_____
Ambrosio Hernandez, Mayor

ATTEST:

_____
Hilda Pedraza, City Clerk

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 4.A.
DATE SUBMITTED:
MEETING DATE: April 5, 2021

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.)

Issue:

Fiscal Consideration:

Staff Recommendation:

Alternatives:

Exclude Material from Public Packet? No
Reason:

ROUTING:

Hilda Pedraza
Karla Saavedra
Patricia Rigney
City Management Office

Created -

Construction Phase

- ❑ **WWTP Oxidation Ditch No. 2 & Electrical Improvements**
- ❑ **Pharr Bridge Office Expansion Phase II**
- ❑ **Aquatic Facility**
- ❑ **City Wide Drainage Ditch Widening**
- ❑ **Pharr/Reynosa International Bridge Northbound Lane Expansion & 2nd BSIF Exit**
- ❑ **Northside Event Center**
- ❑ **Expressway 83 Elevated Storage Tank Rehabilitation**
- ❑ **City Hall Remodeling**

Project Name:	WWTP Oxidation Ditch No. 2 & Electrical Improvements PH 1		
Engineer	Carollo Engineering		
Contractor	Ferguson Services Systems		
Contract Amount to Date	$1,065,000	**Contract Time (Days)**	365
Notice to Proceed	7/23/2020	**Contract Time Used:**	67.12%

Description: waste water treatment plant shall undergo improvements of oxidation

Status: Construction has not started**.** Backfill material has been brought in, lab has picked up a sample for a proctor.

Project Name:	Pharr Bridge Office Expansion Ph II		
Engineer	The Warren Group Architects Inc.		
Contractor	International Consulting Engineers (ICE)		
Contract Amount to Date	$1,316,952	**Contract Time (Days)**	240
Notice to Proceed	TBD	**Contract Time Used:**	#VALUE!

Description:

Status: Contract is being executed**.**

Picture: Contractor has commenced installing footing next to main building.

Project Name:	Aquatic Facility (Project No. 1819-35-510-C011-051)		
Architect	The Warren Group Architects		
Contractor	D. Wilson Construction		
Contract Amount to Date	$23,165,208.00	**Contract Time (Days)**	550
Notice to Proceed	11/1/2019	**Contract Time Used:**	92.73%

Description: The project is a fully enclosed Olympic natatorium and diving pool with support facilities. Building area is approximately 70,400 S.F.

Status: Construction is ongoing.

Pictures: Lime placement along the east side of the facility.

Project Name:	City Wide Ditch Widening Project		
Engineer	Sigler Winston Greenwood		
Contractor	Saenz Brothers		
Contract Amount to Date	$2,472,500.00	**Contract Time (Days)**	145
Notice to Proceed	9/10/2020	**Contract Time Used:**	135.17%

Description: City Wide Ditch Widening

Status: Construction is ongoing

Pictures: Ditch in between W. Nolana Loop and W. Minnesota Ave.

Project Name:	Pharr/Reynosa International Bridge Northbound Lane Expansion & 2nd BSIF Exit		
Engineer	TEDSI Infrastructure Group		
Contractor	Jimenez Engineering Solutions		
Contract Amount	$7,946,724.38	**Contract Time (Days)**	360
Notice to Proceed	9/8/2020	**Contract Time Used:**	55.00%

Description: The addition of a northbound truck lane, a super wide north roadway, and a new exit truck lane to the BSIF facility with new secondary inspection booths.

Status: Construction is ongoing

Pictures: Compaction of lifts have been completed on the northbound lane**.** Density test have been conducted for this lift.

Project Name:	Northside Community Center		
Architect	The Warren Group Architects		
Contractor	Davila Construction		
Contract Amount		**Contract Time (Days)**	
Notice to Proceed	9/8/2020	**Contract Time Used:**	#DIV/0!

Description: Construction of utilities have started with storm sewer line and the installation of a manhole at the entrance.

Status: Construction is ongoing

Pictures: Contractor has completed building pad and is currently working on amphitheater.

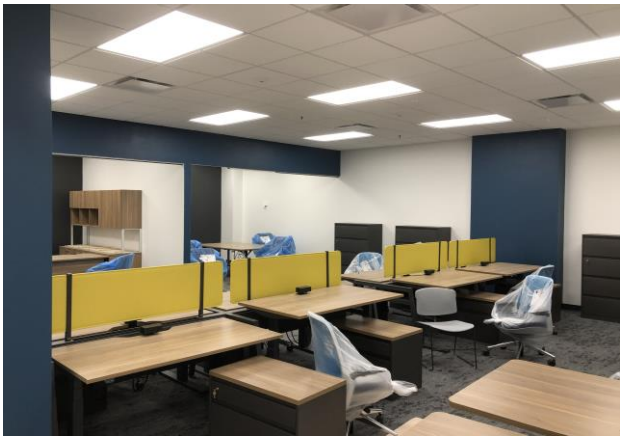
Project Name:	Expressway 83 Elevated Storage Tank Rehabilitation		
Engineer	Dunham Engineering		
Contractor	Viking Industrial Painting Company		
Contract Amount		**Contract Time (Days)**	
Notice to Proceed	9/8/2020	**Contract Time Used:**	#DIV/0!
Description: A complete rehabilitation of storage elevation tanks in the area and remedy all TCEQ violations.			
Status: Construction is ongoing			
Pictures: Contractor has covered and commenced priming storage tank.			

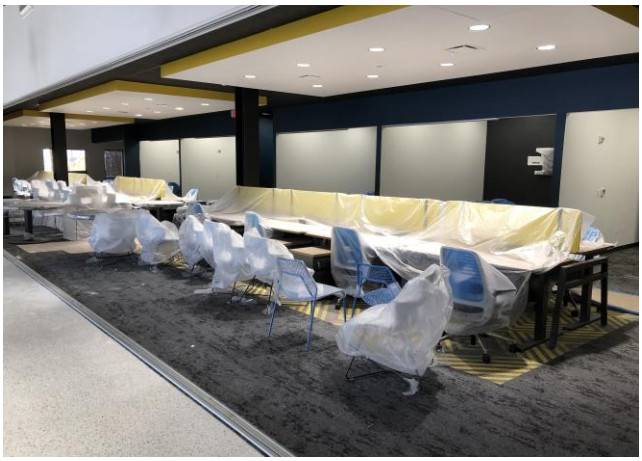
Project Name:	City Hall Remodeling		
Engineer	City of Pharr		
Contractor	NM Contracting		
Contract Amount to Date	$2,349,203	**Contract Time (Days)**	207
Notice to Proceed	7/23/2020	**Contract Time Used:**	118.36%

Description: A complete interior renovation of the first floor of City Hall.

Status: Substantial completion**.**

Pictures: Punchlist items remain.





AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.A.
DATE SUBMITTED: March 29, 2021
MEETING DATE: April 5, 2021

FROM: Hilda Pedraza, City Clerk

DEPARTMENT: Administration

DIRECTOR: Edward Wylie

Agenda Item: Consideration and action, if any, ratifying Resolution No. R-2021-19.

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

Issue: Purchase of assets from Hidalgo County Emergency Service Foundation.

Fiscal Consideration: $

Staff Recommendation: Staff recommends approval.

Alternatives: Not to purchase

Exclude Material from Public Packet? Yes
Reason: pending negotiations

ROUTING:

Hilda Pedraza	Created/Initiated - 3/29/2021
Karla Saavedra	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.B.
DATE SUBMITTED: March 16, 2021
MEETING DATE: April 5, 2021

FROM: Pilar Rodriguez, Director

DEPARTMENT: Public Works

DIRECTOR: Pilar Rodriguez

Agenda Item: Consideration and action, if any, authorizing Public Works Department to advertise for a supply contract to purchase Safety Boots and Shoes.

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

Issue: The Public Works Department is requesting authorization to advertise for a supply contract to purchase safety boots and shoes for staff. The department purchases one pair of safety boots or shoes for the employees annually to help prevent foot injuries due to the adverse conditions encountered during maintenance or construction activities. The department would like to establish a supply contract for the annual purchase of these items. The supply contract can also be utilized by the Parks and Utility Departments to outfit employees with the proper foot protection. (Project #2021-01-517-SP001-078)

Fiscal Consideration: This has no impact to the current budget for the Public Works Department.

Staff Recommendation: Staff recommends approval of authorization to advertise for a supply contract for the purchase of safety boots and shoes as presented.

Alternatives: Procure safety shoes and boots on an as needed basis.

Exclude Material from Public Packet? No
Reason: Not applicable

ROUTING:

Pilar Rodriguez	Created/Initiated - 3/16/2021
Pilar Rodriguez	Approved - 3/16/2021
Hilda Pedraza	Approved - 3/31/2021
Ignacio Amezcua	Approved - 4/1/2021
Karla Saavedra	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.C.
DATE SUBMITTED:
MEETING DATE: April 5, 2021

FROM: Hilda Pedraza, City Clerk

DEPARTMENT: Administration

DIRECTOR:

Agenda Item: Consideration and action, if any, on Development Services Cases:

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

Issue:

Fiscal Consideration:

Staff Recommendation:

Alternatives:

Exclude Material from Public Packet? No
Reason:

ROUTING:

Hilda Pedraza
Karla Saavedra
Patricia Rigney
City Management Office

Created -

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.C.1.
DATE SUBMITTED: March 30, 2021
MEETING DATE: April 5, 2021

FROM: Carolina Herrera, Secretary

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: Gilma T. Rivas 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 Residential Multi-Family District (R-MF). The property is legally described as being a 10.00-acre tract of land, more or less, out of Lot 119 Kelly Pharr Tract, Pharr, Hidalgo County, Texas. The property's physical address is 3800 North Sugar Road. **COZ#210214**

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

Issue: Gilma T. Rivas 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 Residential Multi-Family District (R-MF). **COZ#210214**

Fiscal Consideration: n/a

Staff Recommendation: Development Services is recommending **approval** of the request to re-zone from Agricultural and/or Open Space District (A-O) to Residential Multi-Family District (R-MF) as the property meets area requirements and has adequate ingress and egress. The property is not currently compatible with the future land use plan; however, the zoning will allow for reasonable use of the property and granting the request results in equal treatment of similarly situated properties. If approved, the owner must comply with all City Ordinances and City Department requirements.

The Planning and Zoning Commission unanimously voted to approve the rezoning request from Agricultural and/or Open Space District (A-O) to Residential Multi-Family District (R-MF) subject to staff's recommendations.

Alternatives: n/a

Exclude Material from Public Packet? No
Reason: n/a

ROUTING:

Carolina Herrera Created/Initiated - 3/30/2021

Roland Gomez	Approved - 3/30/2021
Melanie Cano	Approved - 3/31/2021
Patricia Rigney	Approved - 3/31/2021
City Management Office	Final Approval - 4/1/2021

Pharr
Development Services

STANDARDIZED RECOMMENDATION FORM

MEETING DATE: April 05, 2021

ROUTE TO BOARD:

☒ **CITY COMMISSION** **AGENDA ITEM:** COZ:#210214

☐ **PLANNING & ZONING COMMISSION** **DATE SUBMITTED:** February 15, 2021

1. **Applicant:** Gilma T. Rivas, owner.

2. **Requested Action:** Re-zoning request from Agricultural and/or Open Space District (A-O) to Residential Multi-Family District (R-MF).

3. **Nature / Intent of Request:** In order to develop and construct a 4 plex on each of the lots within a proposed 32 lot subdivision.

4. **Routing to Staff:**

	Initials	Date		
A. Melanie Cano, Director		3/24/2021	☒ Approval	☐ Denial
B. Planning Staff Recommendations		3-24-2021	☒ Approval	☐ Denial
C. Planning and Zoning Commission		03/22/2021	☒ Approval	☐ Denial
D. City Attorney			☐ Approval	☐ Denial
E. City Manager			☐ Approval	☐ Denial

Pharr
Development Services

MEMORANDUM

DATE: **MONDAY, APRIL 05, 2021**

TO: **MAYOR AND CITY COMMISSION**

FROM: **DEVELOPMENT SERVICES**

THROUGH: **EDWARD WYLIE, INTERIM CITY MANAGER**

SUBJECT: **Re-zoning Request: From Agricultural and/or Open Space District (A-O) to Residential Multi-Family District (R-MF): Being a 10.00-acre tract of land, more or less, out of Lot 119, Kelly Pharr Tract, Pharr, Hidalgo County, Texas. The property's physical address is 3800 North Sugar Road.**

Comprehensive zoning and rezoning regulations and ordinances should be adopted and designed to facilitate, as much as possible, the following items:

1. To lessen congestion;
2. Secure safety from fire, panic and other dangers;
3. To promote health and general welfare;
4. To provide adequate light and air;
5. To protect the overcrowding of land and abutting traffic ways;
6. Avoid undue concentration of population, and;
7. To facilitate the adequate provisions of transportation, water, sewage, schools, parks, and other public requirements as per Local Government Code, Sect. 211.004.

DESCRIPTION OF PROPERTY:

Gilma T. Rivas, 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 Residential Multi-Family District (R-MF) in order to develop and construct a 4 plex on each of the lots within a proposed 32 lot subdivision.

The subject site is located on the east side of North Sugar Road with the physical address of 3800 North Sugar Road. The property is legally described as being a 10.00-acre tract of land, more or less, out of Lot 119, Kelly Pharr Tract, Pharr, Hidalgo County, Texas.

The property fronts North Sugar Road, an 80' major collector that runs north and south with a posted speed limit of 30 miles or less per hour as identified in the City of Pharr's Thoroughfare Plan.

The property is currently zoned Agricultural and/or Open Space District (A-O). On September 04, 1990, the property to the east was zoned to Single-Family Residential District (R-1). On May 06, 2003, property to the south was zoned to Residential Multi-Family District (R-MF) and on January 20, 2004, the property to the north was also zoned to Residential Multi-Family District (R-MF). The property to the west is zoned Agricultural and/or Open Space District (A-O). There have been no other rezoning requests within the general vicinity of the subject property since that time. The property is generally designated for single-family residential use in the Land Use Plan.

The Residential Multi-Family District is established to provide adequate space and site diversification for low to medium density residential development where adequate streets and other community facilities are available for present and future needs. This district is established for duplex-fourplex development as low to medium-density use, and additional requirements for streets, water and fire protection, wastewater, drainage and adequate open space shall be met before zoning to such use. It is established to protect residential areas as far as possible against heavy traffic and zoned promote the most desirable use of land and direction of building development not in conflict with the city's comprehensive plan.

Seventy-six (76) letters were mailed out to the surrounding property owners and a legal notice was published in the Advance News Journal. Staff received one (1) telephone call for information only.

Development Services is recommending **approval** of the request to re-zone from Agricultural and/or Open Space District (A-O) to Residential Multi-Family District (R-MF) as the property meets area requirements and has adequate ingress and egress. The property is not currently compatible with the future land use plan; however, the zoning will allow for reasonable use of the property and granting the request results in equal treatment of similarly situated properties. If approved, the owner must comply with all City Ordinances and City Department requirements.

The Planning and Zoning Commission unanimously voted to approve the rezoning request from Agricultural and/or Open Space District (A-O) to Residential Multi-Family District (R-MF) subject to staff's recommendations.

CITY COMMISSION OPTIONS:

1. **Approve the rezoning request;**
2. **Table the item for:**
   - **a) consideration by the full board;**
   - **b) additional information;**
   - **c) additional time for applicant and adjacent property owners to meet;**
3. **Disapprove the request.**

Pharr
Development Services

REQUEST FOR CHANGE OF ZONE & AMENDMENT TO LAND USE PLAN

Gilma T. Rivas, owner
APPLICANT

Agricultural and/or Open Space District (A-O)
CURRENT ZONE

3800 North Sugar Road
ADDRESS

Residential Multi-Family District (R-MF)

		YES	NO
1	Does the property meet the minimum area requirements for the proposed zone?	X	
2	Does the property have adequate ingress and egress?	X	
3	Will the change of zone be compatible with surrounding properties? (Zoning and Land Use)	X	
4	Is the property located along a major thoroughfare?	X	
5	Will the property have adequate parking for the proposed use?	X	
6	Will the property have adequate landscaping as per City Ordinance?	X	
7	Will the zone change increase the volume of traffic?	X	
8	Will a buffer be required?	X	
9	Is the proposed change in line with the Future Land Use Plan?		X

STAFF RECOMMENDATIONS: **Approval**

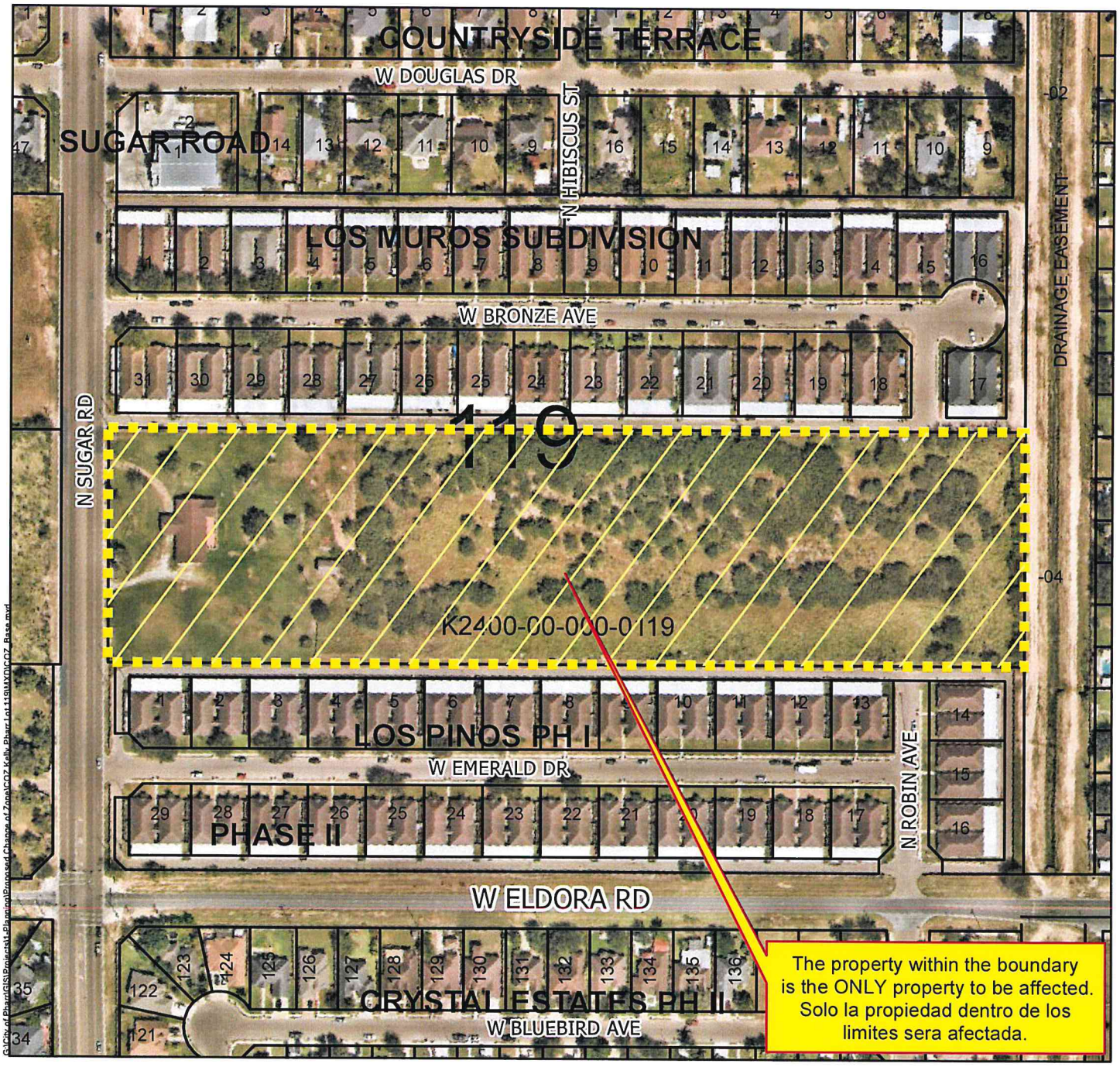
The property meets area requirements and has adequate ingress and egress. The property is not currently compatible with the future land use plan; however, the zoning will allow for reasonable use of the property and granting the request results in equal treatment of similarly situated properties. If approved, the owner must comply with all City Ordinances and City Department requirements.

Della Robles
PREPARED BY

March 3, 2021
DATE

Proposed Change of Zone
Kelly Pharr 2AC-N1/2-S1/2 Lot 119
Gilma T Rivas

Pharr Engineering



- Agricultural Open Space
- Single Family
- Single Family Small Lot
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- Residential Multi-Family High Density
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- Townhouse
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- Hidalgo ISD
- Valley View ISD
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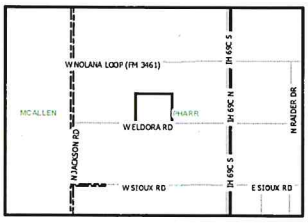


City of Pharr, Texas
Engineering Department
956.402.4242

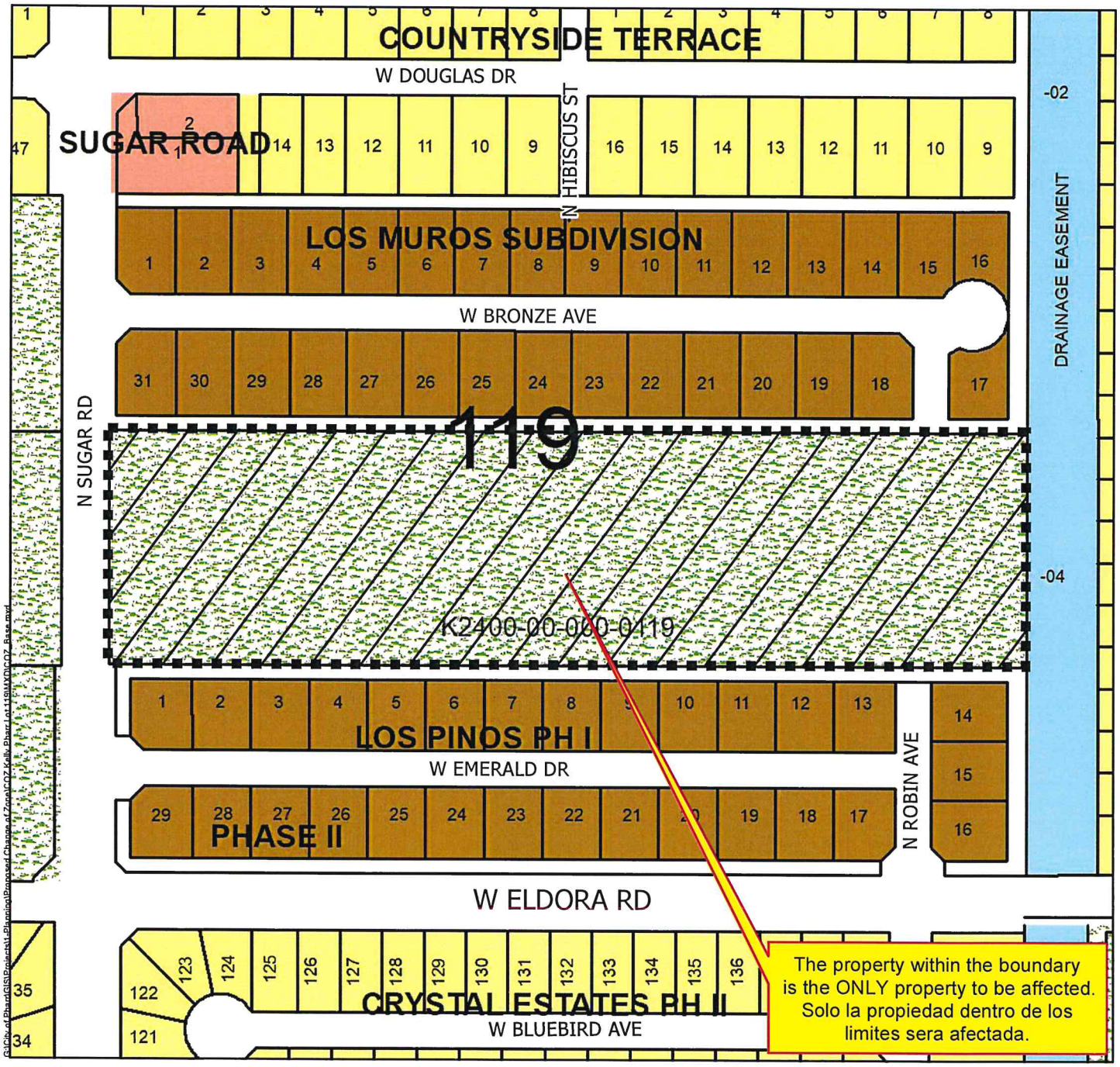
Scale: 1 inch = 200 feet

0 100 200 400 600 800 Feet

Date: 2/25/2021

Proposed Change of Zone
Kelly Pharr 2AC-N1/2-S1/2 Lot 119
Gilma T Rivas

Pharr Engineering



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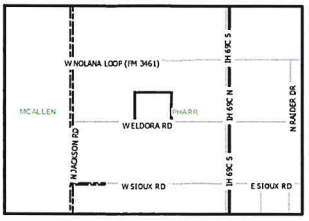

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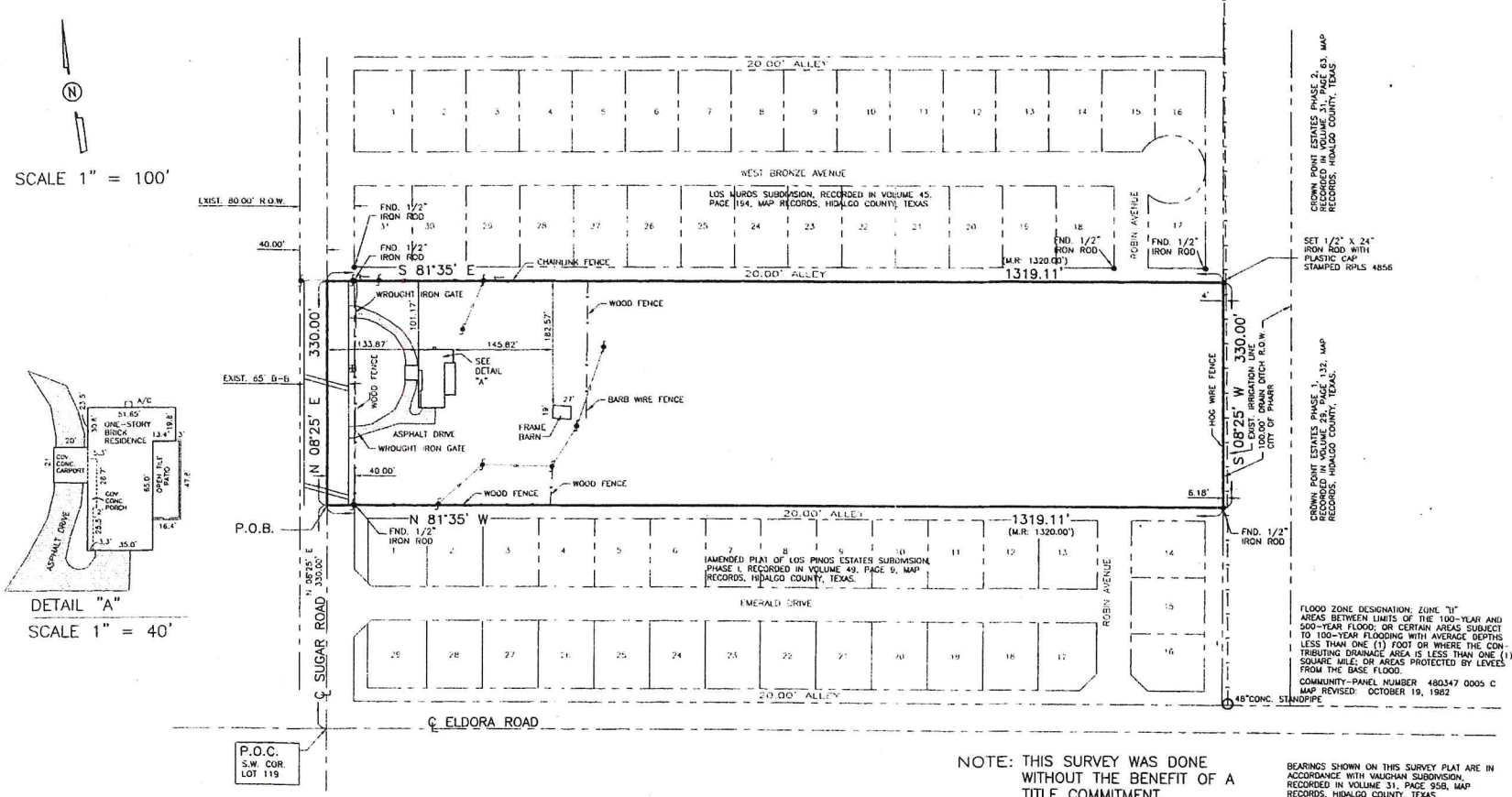


FLOOD ZONE DESIGNATION: ZONE "B" AREAS BETWEEN LIMITS OF THE 100-YEAR AND 500-YEAR FLOOD; OR CERTAIN AREAS SUBJECT TO 100-YEAR FLOODING WITH AVERAGE DEPTHS LESS THAN ONE (1) FOOT OR WHERE THE CONTRIBUTING DRAINAGE AREA IS LESS THAN ONE (1) SQUARE MILE; OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD.

COMMUNITY-PANEL NUMBER 480347 0005 C
MAP REVISED: OCTOBER 19, 1982

NOTE: THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A TITLE COMMITMENT.

BEARINGS SHOWN ON THIS SURVEY PLAT ARE IN ACCORDANCE WITH VAUGHAN SUBDIVISION, RECORDED IN VOLUME 31, PAGE 958, MAP RECORDS, HIDALGO COUNTY, TEXAS.

THE PROPERTY SHOWN ON THIS SURVEY PLAT MAY BE SUBJECT TO THE SUBDIVISION REGULATIONS OF THE COUNTY OF HIDALGO AND/OR ORDINANCES OR GOVERNMENTAL REGULATIONS OF THE CITY IN WHICH THE PROPERTY MAY BE LOCATED OR HOLDING EXTRA TERRITORIAL JURISDICTION.

I, ALFONSO QUINTANILLA, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THE FOREGOING PLAT TO BE A TRUE AND CORRECT REPRESENTATION OF THE LANDS SHOWN AS THE RESULT OF AN ACTUAL SURVEY DONE ON THE GROUND UNDER MY DIRECTION. THERE ARE NO VISIBLE DISCREPANCIES, CONFLICTS, OR SHORTAGES IN AREA ON BOUNDARY LINES, OR ANY VISIBLE ENCROACHMENTS, OR ANY VISIBLE OVERLAPPING OF IMPROVEMENTS EXCEPT AS SHOWN ON THIS PLAT.

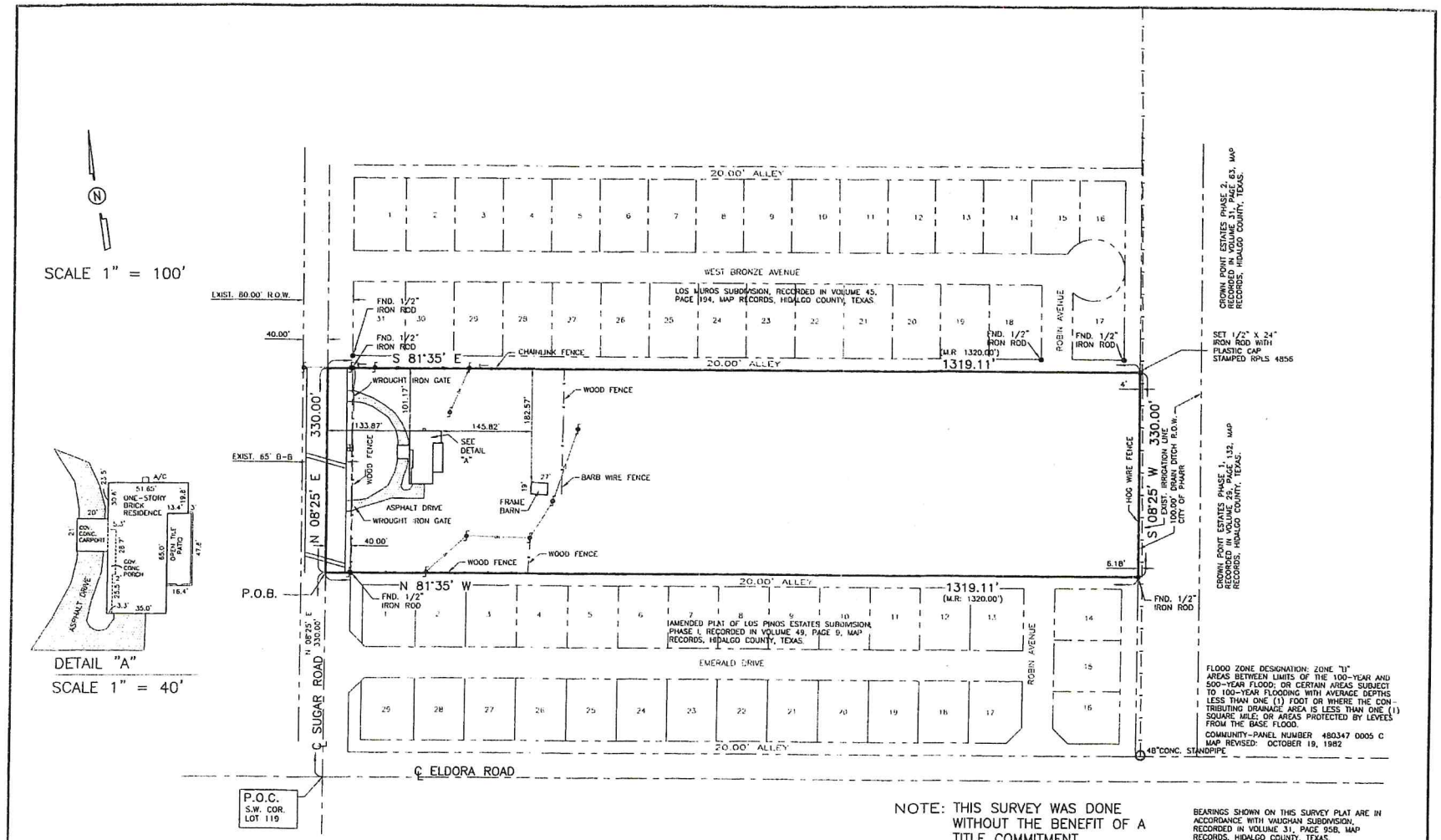
ALFONSO QUINTANILLA
REGISTERED PROFESSIONAL LAND SURVEYOR
No. 4856

PLAT SHOWING

A 10.00 ACRE TRACT OF LAND BEING THE NORTH HALF OF THE SOUTH HALF OF LOT 119, KELLY-PHARR SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 3, PAGES 133-134, DEED RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEED RECORDED IN VOLUME 1294, PAGE 69, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS.

VOL. 1 PAGES 133-134
SURVEYED MARCH 22, 2018
ADDRESS 3800 SUGAR ROAD
PHARR, TEXAS 78577
OWNER
JOB No.
BOOK No. PAGE
F:\DATA\SUR18\LT 119 KELLY PHARR

QUINTANILLA, HEADLEY AND ASSOCIATES, INC.
CONSULTING ENGINEERS · LAND SURVEYORS
124 E. STUBBS ST.
EDINBURG, TEXAS 78539
PHONE 956-381-6480
FAX 956-381-0527
OFFICE@QHAENGINEERING.COM
ENGINEERING REGISTRATION NUMBER F-1513
SURVEYING REGISTRATION NUMBER 100411-00



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AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.C.2.
DATE SUBMITTED: March 30, 2021
MEETING DATE: April 5, 2021

FROM: Carolina Herrera, Secretary

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: Telecom Stewardship, L.L.C., d/b/a Brandwood Wireless Inc, has filed with the Planning and Zoning Commission a request for a Life of the Use Conditional Use Permit to allow a new telecommunications tower in a General Business District (C). The property is legally described as being 0.01-acre tract of land, more or less, out of Lot 8, Johnstone Supply Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 971 West Sharm Drive. **CUP#210215**

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

Issue: Telecom Stewardship, L.L.C., d/b/a Brandwood Wireless Inc, has filed with the Planning and Zoning Commission a request for a Life of the Use Conditional Use Permit to allow a new telecommunications tower in a General Business District (C). **CUP#210215**

Fiscal Consideration: n/a

Staff Recommendation: Development Services is recommending **approval** of the request for a Life-of-the-Use Conditional Use Permit to allow a new telecommunications tower in a General Business District (C) subject to the listed conditions.

Planning and Zoning Commission voted unanimously to **approve** the request for a Life-of-the-Use Conditional Use Permit to allow a new telecommunications tower in a General Business District (C) subject to staff's recommendations.

Alternatives: n/a

Exclude Material from Public Packet? No
Reason: n/a

ROUTING:

Carolina Herrera	Created/Initiated - 3/30/2021
Roland Gomez	Approved - 3/30/2021
Melanie Cano	Approved - 3/31/2021
Patricia Rigney	Approved - 3/31/2021
City Management Office	Final Approval - 4/1/2021

Pharr
Development Services

MEMORANDUM

DATE: MONDAY, APRIL 5, 2021

TO: MAYOR AND CITY COMMISSION

FROM: MELANIE CANO, DEVELOPMENT SERVICES DIRECTOR

THROUGH: EDWARD WYLIE, CITY MANAGER

SUBJECT: LIFE-OF-THE-USE CONDITIONAL USE PERMIT FOR **TOWER**
FILE NO. **CUP#210215 (BRANDWOOD WIRELESS INC.)**

GENERAL INFORMATION:

APPLICANT: Telecom Stewardship, L.L.C., d/b/a Brandwood Wireless Inc, has filed with the Planning and Zoning Commission a request for a Life of the Use Conditional Use Permit to allow a new telecommunications tower in a General Business District (C).

LEGAL DESCRIPTION: The property is legally described as being 0.01-acre tract of land, more or less, out of Lot 8, Johnstone Supply Subdivision, Pharr, Hidalgo County, Texas.

LOCATION: The property's physical address is 971 West Sharm Drive.

ZONING: The property is currently zoned General Business District (C). The surrounding area is zoned General Business District (C) to the north, east and west and Heavy commercial District (H-C) to the south. This area is generally designated for commercial and public/semi-public use in the Land Use Plan.

NOTIFICATION OF PUBLIC: Six (6) surrounding property owners were notified of the request by letter and a legal notice was published in the Advance News Journal. Staff received no response to the letters or the legal notice.

DEVELOPMENT SERVICES RECOMMENDATIONS: Development Services is recommending **approval** of the request for a Life-of-the-Use Conditional Use Permit to allow a new telecommunications tower in a General Business District (C) subject to the following conditions:

1. The applicant shall comply with all City of Pharr Ordinance requirements. Any violation of City Ordinance will terminate this Conditional Use Permit;

2. Any request to revise, alter or amend the conditions or requirements shall require the applicant to apply for a new Conditional Use Permit;

3. Any change in location, change in ownership or business entity owning or carrying out its operation on the property shall terminate this Conditional Use Permit;

4. Applicant will be required to comply with the City of Pharr landscaping and screening/buffering requirements.

5. The telecommunication tower must continue to comply with all setback and height requirements.

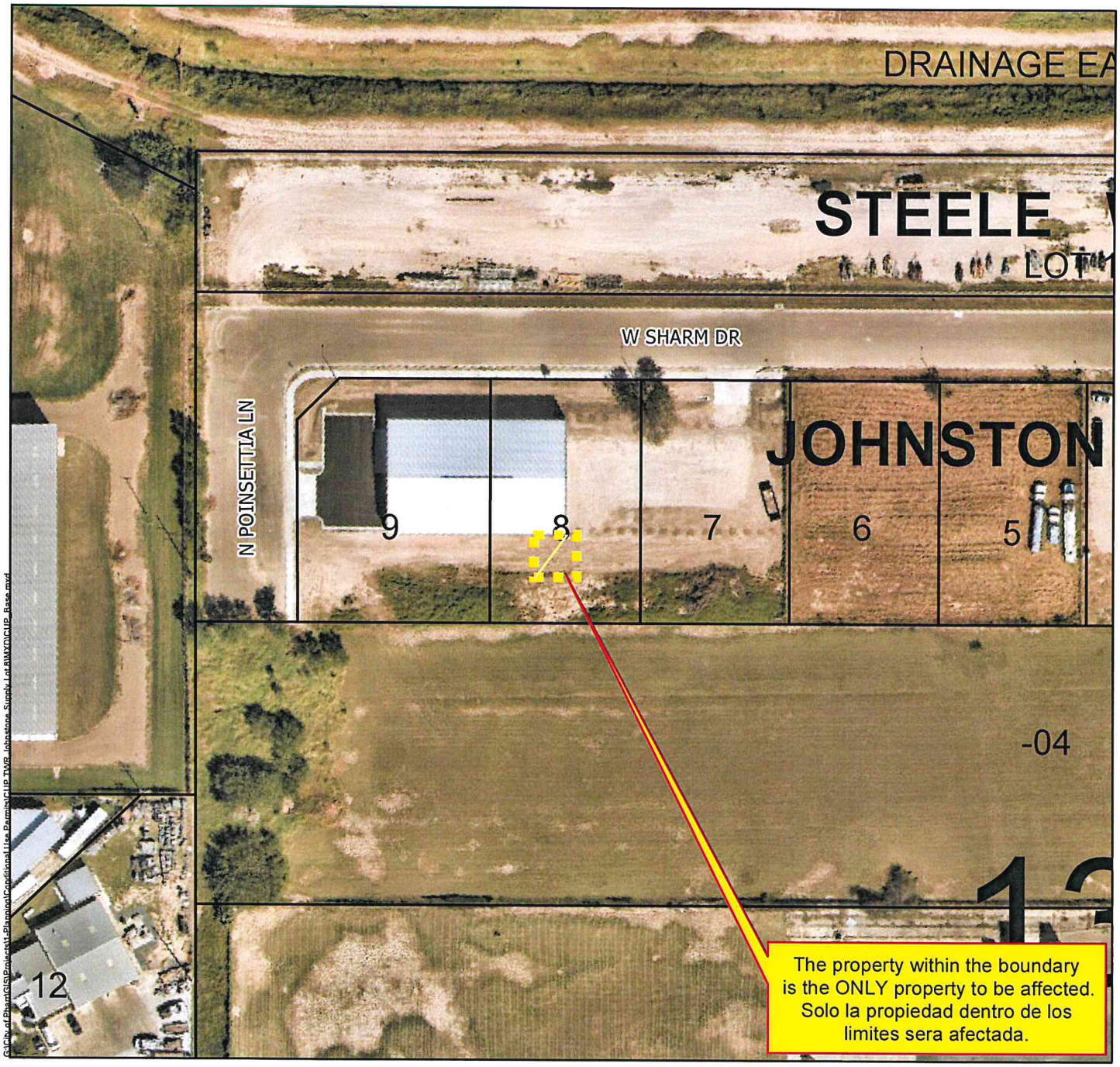
6. This Conditional Use Permit shall be issued for the Life-of-the-Use; and

7. The following shall be considered as grounds for the revocation of a Conditional Use Permit:

- Any change in use or change in extent of use, area or location being used.
- Failure to allow periodic inspections by representatives of the City of Pharr at any reasonable time.
- Conditional Use Permits that have been revoked may not be applied for again until a period of one year has lapsed from the date of revocation.

PLANNING & ZONING COMMISSION: Planning and Zoning Commission voted unanimously to **approve** the request for a Life-of-the-Use Conditional Use Permit to allow a new telecommunications tower in a General Business District (C) subject to staff's recommendations.

Proposed Conditional Use Permit (TWR)
Johnstone Supply Subdivision Lot 8
Telecom Stewardship LLC/ Othal E Brand III



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- Agricultural Open Space
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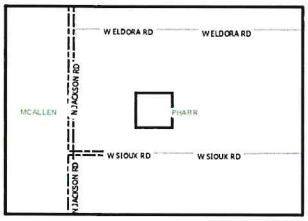

City of Pharr, Texas
Engineering Department
956.402.4242

Date: 2/25/2021

Scale: 1 inch = 100 feet

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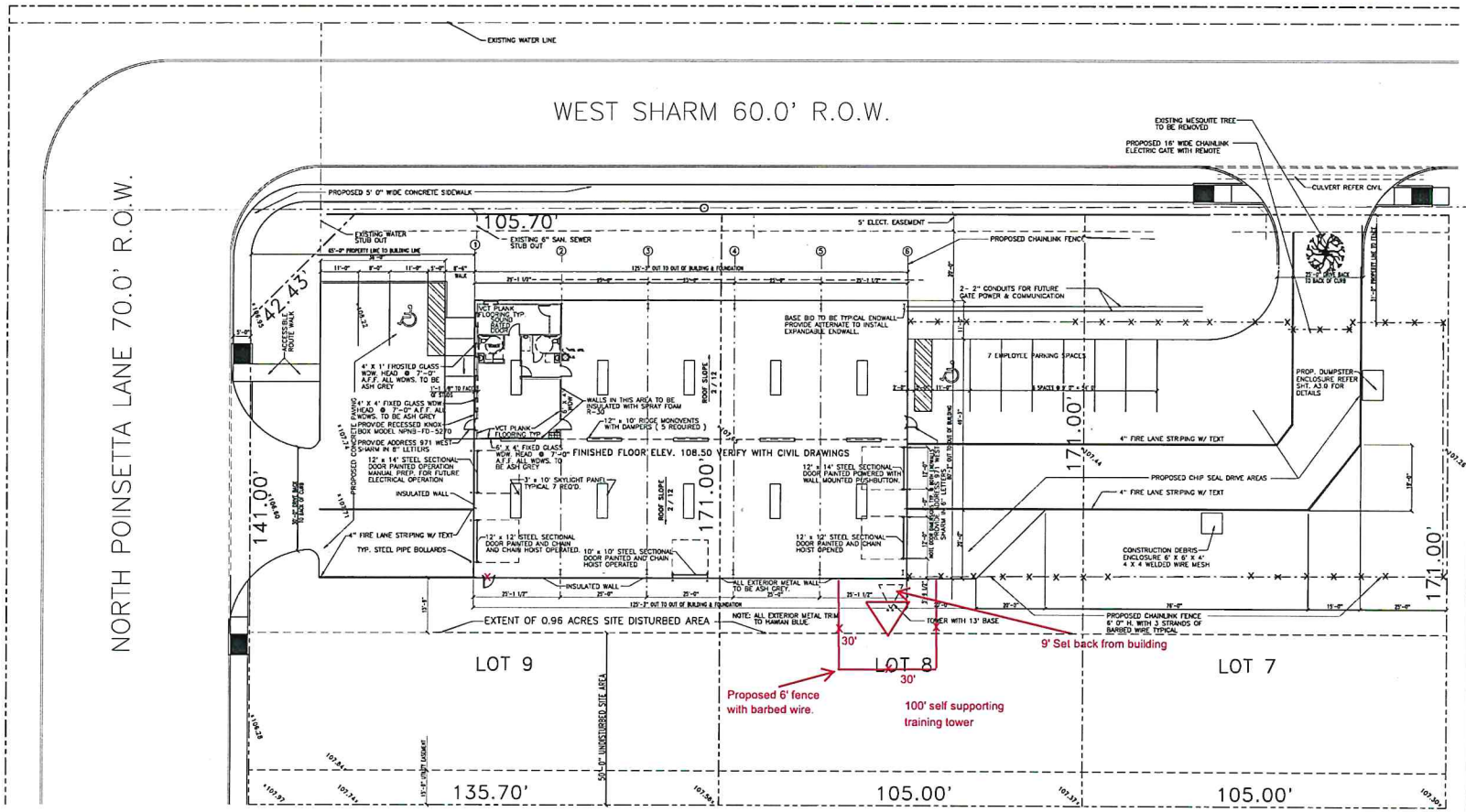


SITE PLAN

SCALE : 1" = 30' IF PRINTED ON 12" X 18" SHEET

JOHNSTONE SUPPLY SUBDIVISION

CITY OF PHARR, HIDALGO COUNTY TEXAS

STORED IREMS NOTE:

STEEL, STEEL CABLES AND DISTRIBUTION CABLES REQUIRED FOR ANTENNAS SAME AS WHAT IS TO BE INSTALLED ON THIS PROJECT IS WHAT WILL BE STORED IN THIS BUILDING.

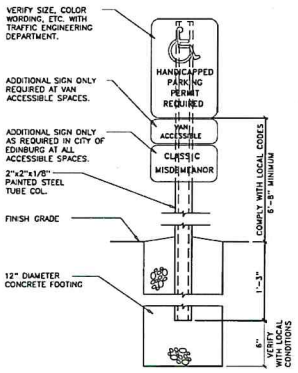
GENERAL NOTES:

1. INTERIOR WALLS TO BE PAINTED LATEX SEMI-GLOSS ENAMEL.
2. ALL FLOORING AS PER FLOOR PLAN WITH 4" VINYL COVE BASE.
3. OFFICE AREA CEILINGS TO BE GYP. BOARD @ 9' 0" A.F.F.
4. ALL LIGHTING TO BE LED.
5. ALL WINDOWS TO BE HIGH QUALITY ENERGY EFFICIENT VINYL

TOILET ACCESORIES			
GROUP	QUANTITY	ACCESORY NAME	DESCRIPTION & MODEL
Ⓐ	2	TOILET PAPER DISPENSER	SURFACE MOUNTED HIDE-A-ROLL 0030
Ⓑ	2 EA.	GRAB BAR 30" & 42"	3200 SERIES
Ⓒ	2	MIRROR	24" x 36" ANGLE FRAME 0600

1. ALL ACCESSORIES INDICATED ARE BY AMERICAN SPECIALTIES, INC. OR APPROVED EQUAL BY BOBRICK.
2. ALL ACCESSORIES INSTALLED BY GENERAL CONTRACTOR

Ⓓ SURFACE MOUNTED FIRE EXTINGUISHERS EQUAL TO LARSEN'S MP10 WITH STANDARD B17 BRACKETS. 6 REQUIRED THUS. EXTINGUISHERS TO BE MOUNTED WITH TOP @ 42" A.F.F. MAX.



ACCESSIBLE PARKING SIGN

SCALE: NTS TWO REQUIRED THUS ADAHCPS1

REVISIONS

SHEET DESCRIPTION: SITE PLAN AND DETAILS

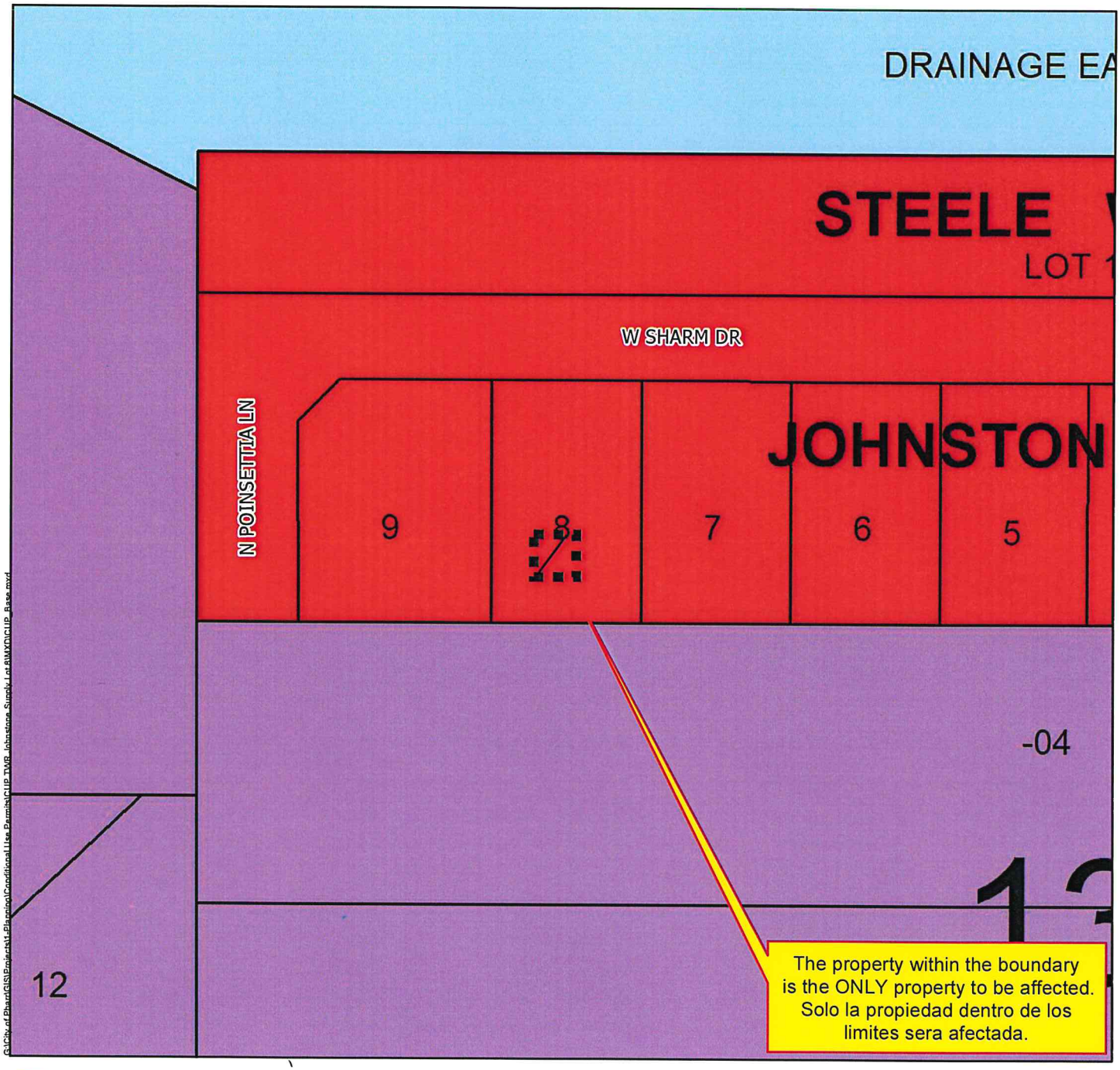
PROJECT TITLE: BUILDING FOR BRANDWOOD SHOP
971 WEST SHARM
JOHNSTONE SUPPLY SUBIVISION, PHARR, TEXAS

DATE: 04/ 06/ 2020
SCALE: SHOWN
ISSUE DATE: 07/ 01/ 2020

PERMITTING R16

A 1.0

Proposed Conditional Use Permit (TWR)
Johnstone Supply Subdivision Lot 8
Telecom Stewardship LLC/ Othal E Brand III



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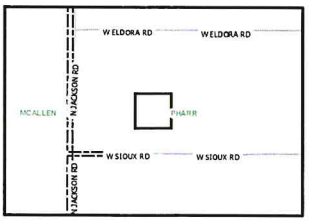

City of Pharr, Texas
Engineering Department
956.402.4242

Date: 2/25/2021

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AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.C.3.
DATE SUBMITTED: March 30, 2021
MEETING DATE: April 5, 2021

FROM: Carolina Herrera, Secretary

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: Mauricio Jaramillo, d/b/a Regency Fiesta, 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 1, Regency Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1020 West Ferguson Avenue. **CUP#071271**

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

Issue: Mauricio Jaramillo, d/b/a Regency Fiesta, 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). **CUP#071271**

Fiscal Consideration: n/a

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

Alternatives: n/a

Exclude Material from Public Packet? No
Reason: n/a

ROUTING:

Carolina Herrera	Created/Initiated - 3/30/2021
Roland Gomez	Approved - 3/30/2021
Melanie Cano	Approved - 3/31/2021
Patricia Rigney	Approved - 3/31/2021
City Management Office	Final Approval - 4/1/2021

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

April 05, 2021

Conditional Use Permit **Renewal** for ABC – Regency Fiesta

Background:

Mauricio Jaramillo, d/b/a Regency Fiesta, is requesting renewal of the Conditional Use Permit to allow the sale of alcoholic beverage for on-premise consumption. This request constitutes the 15th renewal for Regency Fiesta.

The property is located at 1020 W. Ferguson Avenue. 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 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\ABC_M JARAMILLO dba REGENCY FIESTA_2004

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

www.pharr-tx.gov

Pharr
Development Services

MEMORANDUM

DATE: MONDAY, APRIL 05, 2021

TO: MAYOR AND CITY COMMISSION

FROM: MELANIE CANO, DIRECTOR OF DEVELOPMENT SERVICES

THROUGH: EDWARD WYLIE, INTERIM CITY MANAGER

SUBJECT: CONDITIONAL USE PERMIT **RENEWAL** FOR ABC – FILE NO. **CUP#071271** (REGENCY FIESTA)

GENERAL INFORMATION:

APPLICANT: Mauricio Jaramillo, d/b/a Regency Fiesta, 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).

LEGAL DESCRIPTION: The property is legally described as Lot 1, Regency Subdivision, Pharr, Hidalgo County, Texas.

LOCATION: The property's physical address is 1020 West Ferguson Avenue.

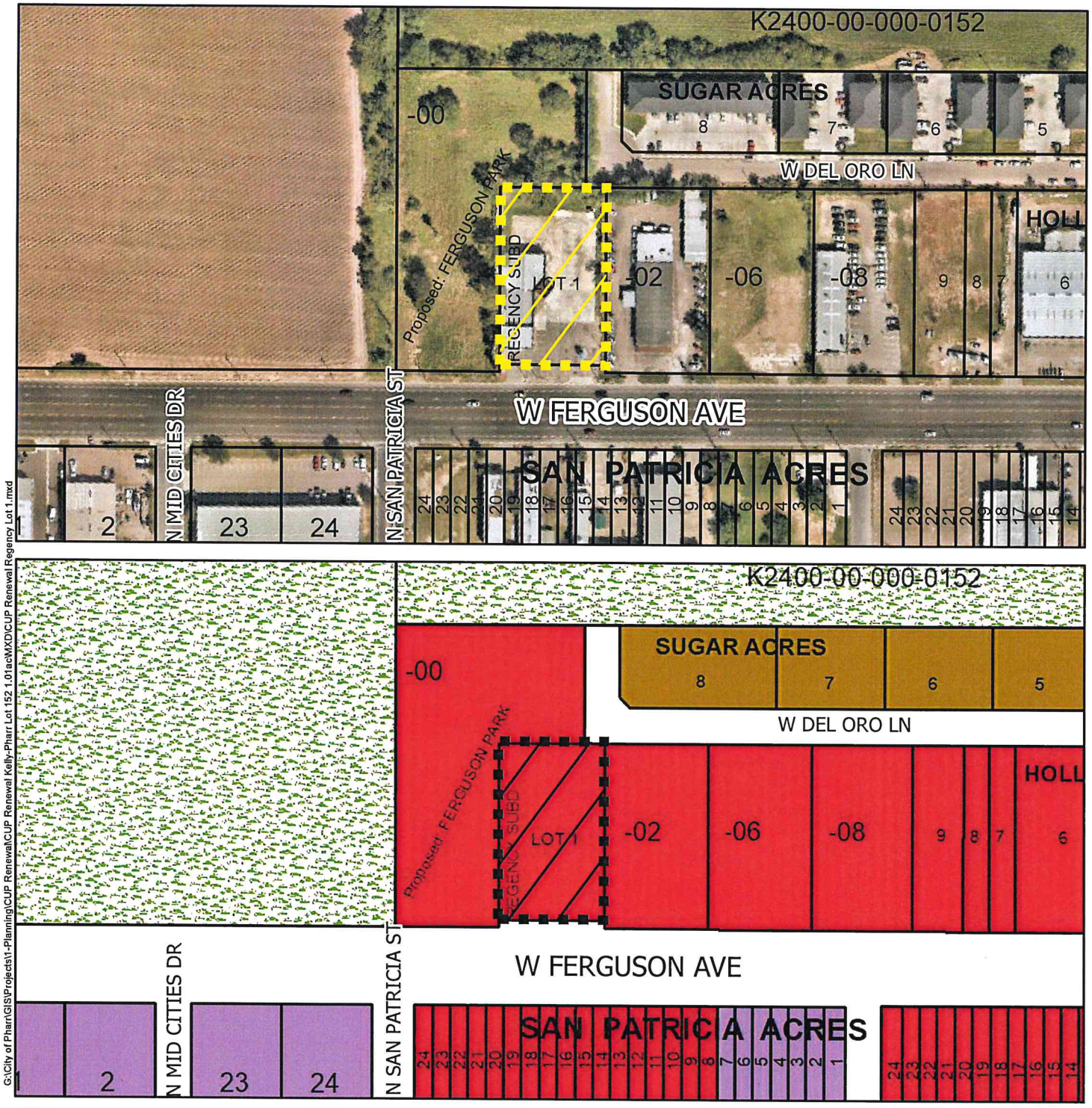
ZONING: The property is currently zoned General Business District (C). The adjacent zoning is General Business District (C) to the east, south and west and General Business District (C) and Agriculture and/or Open Space District (A-O) to the north. The area is generally designated for commercial use 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 DEPARTMENT:	Recommends approval of the Conditional Use Permit.

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

Conditional Use Permit Renewal
Regency Lot 1
Regency Fiesta / Mauricio Jaramillo



G:\City of Pharr\GIS\Projects\1-Planning\CUP Renewal\CUP Renewal Kelly-Pharr Lot 152 1.01ac\MXD\CUP Renewal Regency Lot 1.mxd

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 = 200 feet

0 100 200 400 600 800 Feet

N W E S

Date: 2/10/2021

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.D.
DATE SUBMITTED:
MEETING DATE: April 5, 2021

FROM: Hilda Pedraza, City Clerk

DEPARTMENT: Administration

DIRECTOR:

Agenda Item: PLATS:

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

Issue:

Fiscal Consideration:

Staff Recommendation:

Alternatives:

Exclude Material from Public Packet? No
Reason:

ROUTING:

Hilda Pedraza
Karla Saavedra
Patricia Rigney
City Management Office

Created -

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.D.1.
DATE SUBMITTED: March 30, 2021
MEETING DATE: April 5, 2021

FROM: Carolina Herrera, Secretary

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: Pablo Soto, Jr., P.E., representing Ramon Guajardo, Jr., owner, is requesting final plat approval of the proposed Ferguson Plaza Subdivision. The property is legally described as being a 1.00-acre tract of land out of Lot 147, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 429 East Ferguson Avenue. **SUB#200824**

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

Issue: Pablo Soto, Jr., P.E., representing Ramon Guajardo, Jr., owner, is requesting final plat approval of the proposed Ferguson Plaza Subdivision. **SUB#200824**

Fiscal Consideration: n/a

Staff Recommendation: Development Services recommends final plat approval of the proposed Ferguson Plaza Subdivision subject to the listed conditions.

The Planning and Zoning Commission voted unanimously to approve the final plat of the proposed Ferguson Plaza Subdivision.

Alternatives: n/a

Exclude Material from Public Packet? No
Reason: n/a

ROUTING:

Carolina Herrera	Created/Initiated - 3/30/2021
Roland Gomez	Approved - 3/30/2021
Melanie Cano	Approved - 3/31/2021
Patricia Rigney	Approved - 3/31/2021
City Management Office	Final Approval - 4/1/2021

Pharr
Development Services

MEMORANDUM

DATE: MONDAY, APRIL 05, 2021

TO: MAYOR AND CITY COMMISSION

FROM: MELANIE CANO, DIRECTOR DEVELOPMENT SERVICES

THROUGH: EDWARD WYLIE, INTERIM CITY MANAGER

SUBJECT: FERGUSON PLAZA SUBDIVISION
FILE NO. **SUB#200824**

GENERAL INFORMATION:

APPLICANT: Pablo Soto, Jr., P.E., representing Ramon Guajardo, Jr., owner, is requesting final plat approval of the proposed Ferguson Plaza Subdivision.

LEGAL DESCRIPTION: The property is legally described as being a 1.00-acre tract of land out of Lot 147, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas.

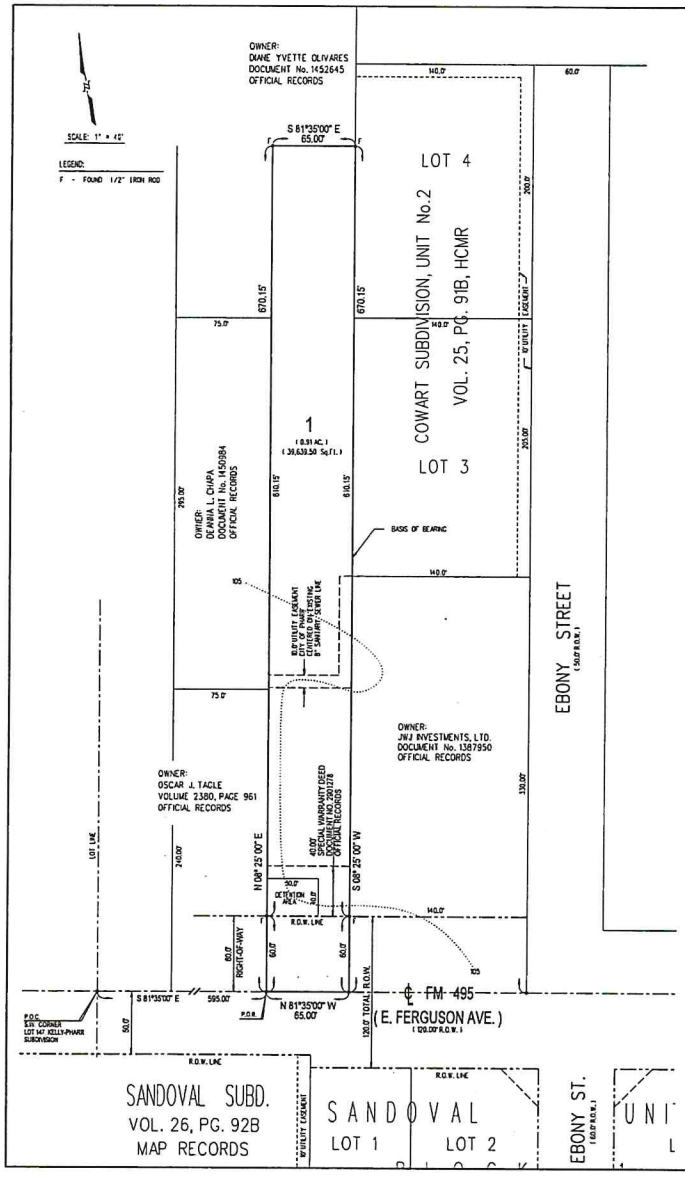
LOCATION: The property's physical address is 429 East Ferguson Avenue.

ZONING: The property is currently zoned General Business District (C). The adjacent zones are Agricultural and/or Open Space District (A-O) to the north, Heavy Commercial District (H-C) to the east and south and General Business District (C) and Agricultural and/or Open Space District (A-O) to the west. The property is designated for commercial and single-family use in the Land Use Plan.

PROPERTY PROPOSED USE: Insurance office.

VARIANCES: None requested.

RECOMMENDATIONS:	Development Services recommends final plat approval of the proposed Ferguson Plaza 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 Ferguson Plaza Subdivision.



PLAT OF
FERGUSON PLAZA

A 1.88 ACRE TRACT OF LAND OUT OF LOT 147, KELLY-PHARR SUBDIVISION, HIDALGO COUNTY, TEXAS, AS PER MAP RECORDED IN VOLUME 3, PAGES 130-134, DEED RECORDS OF HIDALGO COUNTY, TEXAS.

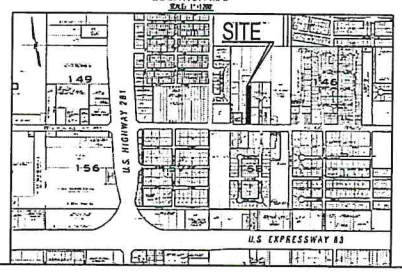
PREPARED BY: PABLO SOTO JR. P.E. DATE OF PREPARATION: JUNE 25, 2020

GENERAL SUBDIVISION PLAT NOTES:

1. FLOOD ZONE STATEMENT: FLOOD ZONE DESIGNATION ZONE "B" COMMUNITY-PANEL NO. 480347 0005 C MAP REVISED: OCTOBER 19, 1982. AREAS BETWEEN LIMITS OF THE 100-YEAR FLOOD AND 500-YEAR FLOOD; OR CERTAIN AREAS SUBJECT TO 100-YEAR FLOODING WITH AVERAGE DEPTHS LESS THAN ONE (1) FOOT OR WHERE THE CONTRIBUTING DRAINAGE AREA IS LESS THAN ONE SQUARE MILE; OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD. (MEDIUM SHADING).
2. MINIMUM BLDG. SETBACK: AS PER CITY OF PHARR ORDINANCE
3. MINIMUM FINISH FLOOR ELEVATION SHALL BE 18" ABOVE TOP OF CURB.
4. REFERENCE BENCHMARK: CITY OF PHARR BENCHMARK No. 58 NORTHING: 16682486.559 EASTING: 1888480.313 ELEVATION 106.65 LOCATED APPROXIMATELY 100 FT. WEST FROM THE SOUTHWEST CORNER OF EXPRESSWAY 281 AND FERGUSON BLVD. (FN 495 1.
5. DRAINAGE IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT No. 1 REQUIREMENTS. THE DEVELOPER WILL BE REQUIRED TO DETAIN A TOTAL OF 1953 CUBIC FEET (0.045 ACRE-FEET) OF STORM RUNOFF WITHIN SITE.
6. NO STRUCTURE OR BUILDING SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENT SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, SHEDS, SHRUBS TREES, AND OTHER PLANTINGS (EXCEPT LOW, LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
7. ALL LOT CORNERS ARE SET 1/2 INCH IRON RODS WITH YELLOW CAP STAMPED RPLS 4541, OR AS NOTED.
8. THE DEVELOPER SHALL BE RESPONSIBLE FOR DETAINING AND ACCOMMODATING MORE THAN THE DETAINED VOLUME SHOWN ON THIS PLAT IF IT IS DETERMINED, AT THE DEVELOPMENT PERMIT STAGE, THAT THE DETENTION REQUIREMENTS ARE GREATER THAN STATED IN THIS PLAT, DUE TO THE IMPERVIOUS ARE BEING GREATER THAN THE PLAT ENGINEER CONSIDERED IN THE HYDRALIC CALCULATIONS FOR THIS SUBDIVISION.
9. ALL CONSTRUCTION SHALL COMPLY WITH STORM WATER POLLUTION PREVENTION PLAN (SWPP)REQUIREMENTS REQUIRED BY TCEQ.
10. LOT OWNER TO MAINTAIN DETENTION/RETENTION AREA.
11. OWNER TO MAINTAIN R.O.W. AND PERIMETER OF SUBDIVISION.
12. LANDSCAPING AS PER CITY OF PHARR ORDINANCE.
13. NO STRUCTURE ALLOWED OVER ANY EASEMENT GRANTED BY THIS PLAT.
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 5.0' CONCRETE SIDEWALK WITH ADA RAMPS & LANDINGS SHALL BE REQUIRED ALONG NORTH SIDE OF EAST FERGUSON AVENUE AT THE TIME OF BUILDING PERMIT STAGE.
16. EROSION AND SEDIMENT CONTROL DURING CONSTRUCTION SHALL BE THE RESPONSIBILITY OF THE AGENCY OR ENTITY POLLUTION DISCHARGE ELIMINATION SYSTEM (TPDES)
17. ALL FIRE PROTECTION SHALL BE INSTALLED BY A LICENSED FIRE PROTECTION COMPANY.
18. ADDITIONAL FIRE PROTECTION MAY BE REQUIRED DURING THE PLAN PERMIT REVIEW PHASE IN ORDER TO PROVIDE ANY ADDITIONAL FIRE PROTECTION REQUIREMENT.

METES AND BOUNDS:

LOCATION MAP
SCALE: 1"=1200'



THE COUNTY OF HIDALGO TEXAS

FILED FOR RECORD IN HIDALGO COUNTY
ARTURO GUAJARDO, JR.
HIDALGO COUNTY CLERK

ON _____ AT _____ AM/PM
INSTRUMENT NUMBER
OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS

BY: _____ DEPUTY

THE STATE OF TEXAS
COUNTY OF HIDALGO

I, RAMON GUAJARDO JR., OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HERE AS FERGUSON PLAZA, SUBDIVISION AN ADDITION OF THE CITY OF PHARR, TEXAS AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF THE PUBLIC ALL STREET, ALLEYS, PARKS, WATERCOURSES, DRAINS, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE OF CONSIDERATION THEREIN EXPRESSED.

_____
RAMON GUAJARDO, JR.
912 E. SIOUX RD.
SAN JUAN, TEXAS 78589

THE STATE OF TEXAS - COUNTY OF HIDALGO
PUBLIC NOTARY CERTIFICATE

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ON THIS DAY PERSONALLY APPEARED RAMON GUAJARDO JR., PROVED TO ME THROUGH THEIR TEXAS DEPARTMENT OF PUBLIC SAFETY DRIVER LICENSES TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, WHO, BEING BY ME FIRST DULY SWORN, DECLARED THAT THE STATEMENTS THEREIN ARE TRUE AND CORRECT AND ACKNOWLEDGED THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS _____ DAY OF _____, 2020

_____ NOTARY PUBLIC _____ MY COMMISSION EXPIRES

HIDALGO COUNTY IRRIGATION DISTRICT No. 2 CERTIFICATE

THIS PLAT IS HEREBY APPROVED BY HIDALGO COUNTY IRRIGATION DISTRICT No. 2 ON THIS THE _____ DAY OF _____ 2020.

NO IMPROVEMENTS OF ANY KIND (INCLUDING WITHOUT LIMITATIONS, TREES, FENCES AND BUILDINGS) SHALL BE PLACED UPON HIDALGO COUNTY IRRIGATION DISTRICT No. 2 RIGHT OF WAY OR EASEMENTS.

_____ PRESIDENT ATTEST: _____ SECRETARY

THE STATE OF TEXAS - COUNTY OF HIDALGO
CITY OF PHARR PLAT APPROVAL CERTIFICATE

UNDER LOCAL GOVERNMENT CODE 212.011(b), WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF FERGUSON PLAZA WAS REVIEWED AND APPROVED BY THE CITY COMMISSION OF THE CITY OF PHARR.

_____ MAYOR, AMBROSIO HERNANDEZ _____ DATE ATTEST: _____ CITY SECRETARY, _____ DATE

APPROVAL BY PLANNING AND ZONING COMMISSION:

I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF PHARR, TEXAS, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THE CITY OF PHARR, TEXAS WHEREIN MY APPROVAL IS REQUIRED.

_____ CHAIRMAN PLANNING AND ZONING COMMISSION DANNY WILIE _____ DATE:

HIDALGO COUNTY
DRAINAGE DISTRICT No.1 CERTIFICATE

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 SECTION 49.211(c). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THESE DETERMINATIONS.

_____ HIDALGO COUNTY DRAINAGE DISTRICT No. ONE RAUL SESIN, P.E., C.F.M. (GENERAL MANAGER) _____ DATE

KNOW ALL MEN BY THESE PRESENTS :

I, THE UNDERSIGNED, PABLO SOTO JR, A REGISTERED PROFESSIONAL ENGINEER AND PUBLIC SURVEYOR, AN AUTHORIZED UNDER THE LAWS OF THE STATES OF TEXAS TO PRACTICE THE PROFESSIONS OF ENGINEERING AND SURVEYING, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE AND IS PREPARED FROM AN ACTUAL SURVEY ON THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND AND THAT THE CORNER MONUMENTS WITH PROPERLY PLACED UNDER MY SUPERVISION, AND CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THE PLAT, AND THAT ALL ASPECTS OF IT ARE IN ACCORDANCE WITH THE CITY OF PHARR SUBDIVISION ORDINANCE AND ALL STATE STATUTES GOVERNING SURVEY.

STATE OF TEXAS PABLO SOTO JR. 66278 LICENSED PROFESSIONAL ENGINEER

_____ REGISTERED PROFESSIONAL ENGINEER No. 66278

STATE OF TEXAS REGISTERED PABLO SOTO JR. 4541 PROFESSIONAL LAND SURVEYOR

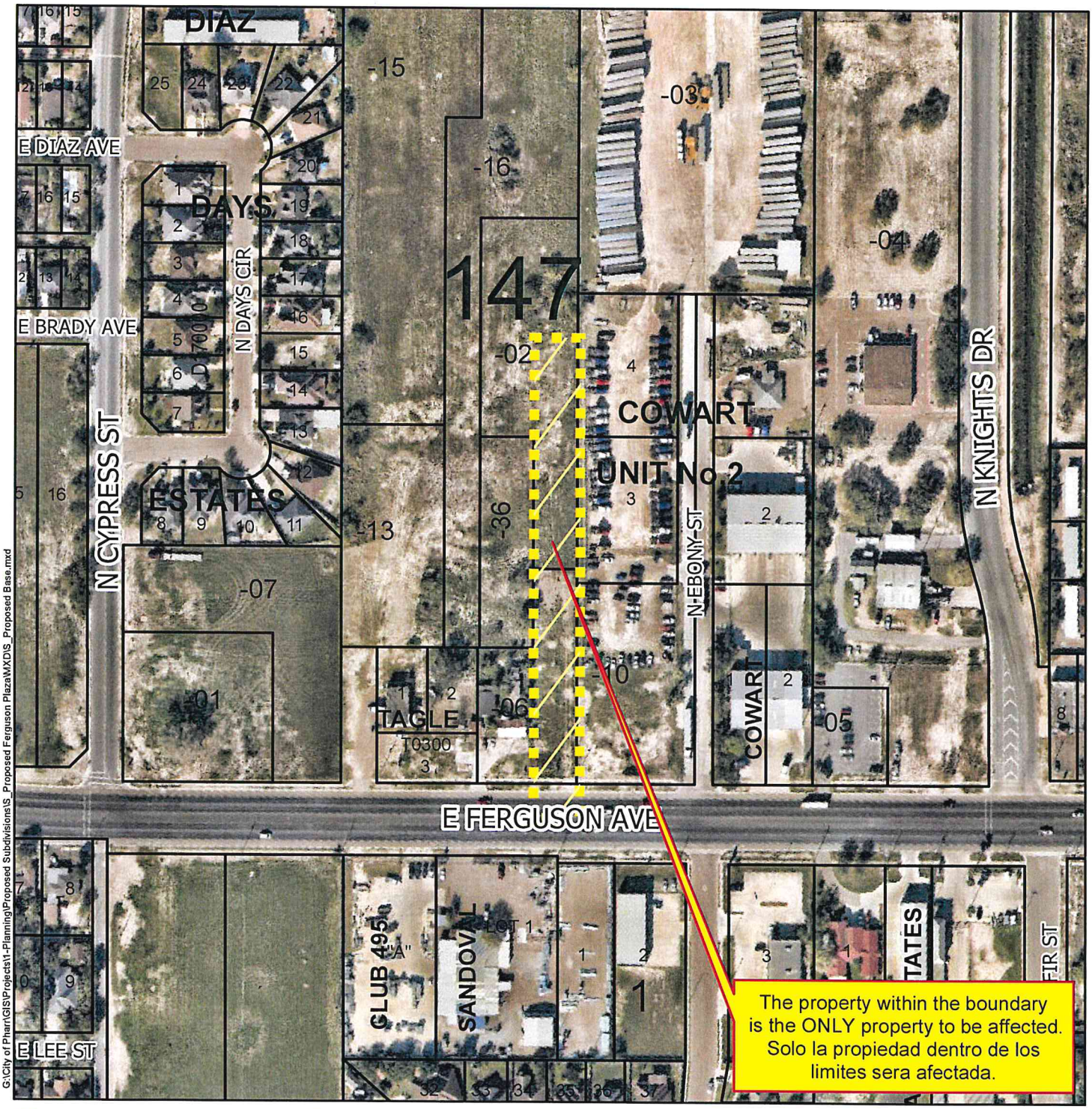
_____ REGISTERED PROFESSIONAL LAND SURVEYOR No. 4541

T.B.P.E. FIRM No. 20208

PABLO SOTO JR. P.E.
1288 S. IRONWOOD STREET(L) (956) 450-1685
PHARR, TEXAS 78577

Proposed Subdivision
Ferguson Plaza
Pablo Soto Jr., P.E

Pharr Engineering



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- 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

Scale: 1 inch = 200 feet

0 100 200 400 600 800 Feet

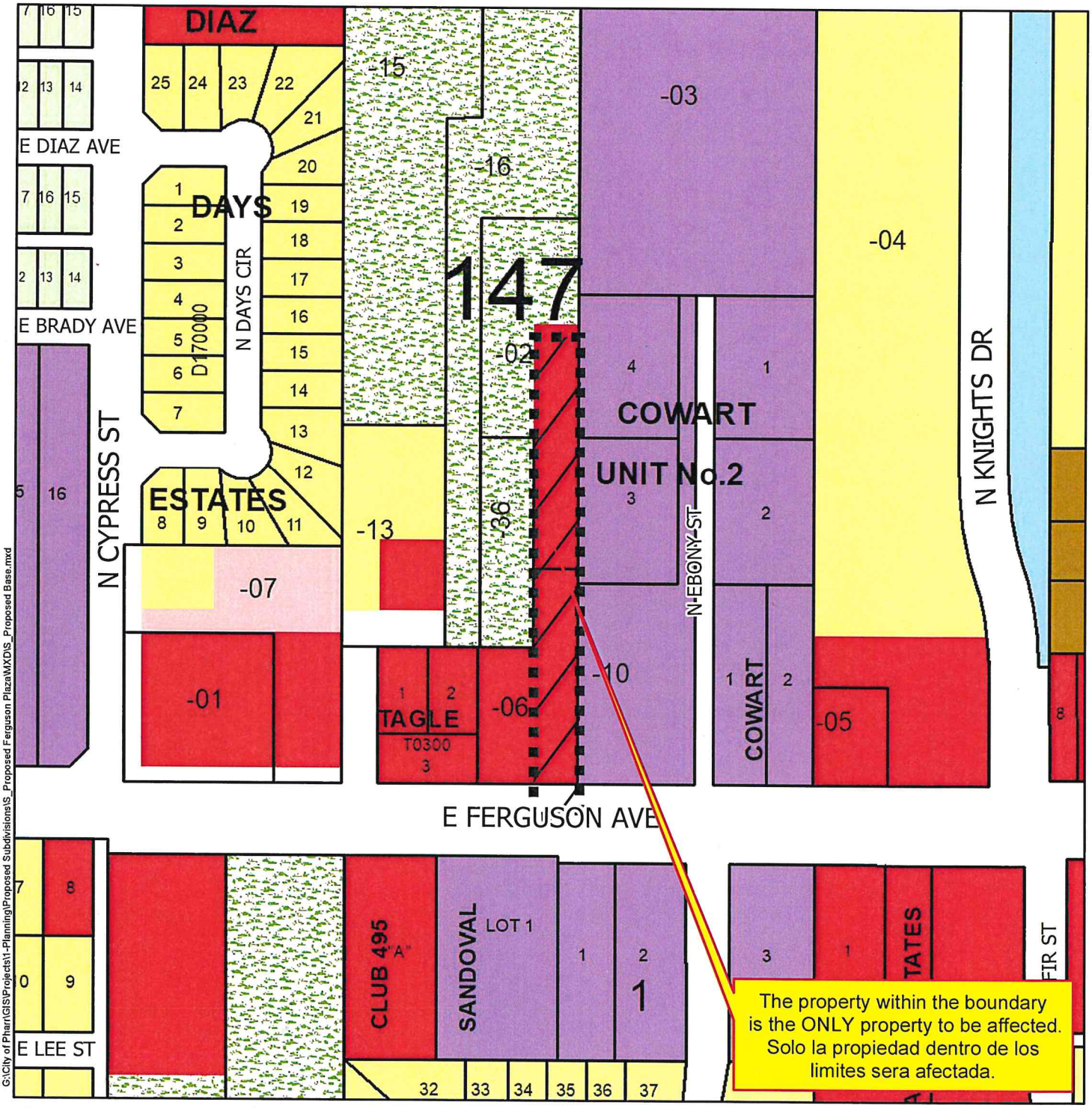
City of Pharr, Texas
Engineering Department
956.702.5355

N W E S

Date: 10/26/2020

Proposed Subdivision
Ferguson Plaza
Pablo Soto Jr., P.E

Pharr Engineering



G:\City of Pharr\GIS\Projects\1-Planning\Proposed Subdivisions\S_Proposed Ferguson Plaza\MXDS_Proposed Base.mxd

- 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
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- Heavy Commercial
- Heavy Industrial
- Limited Industrial
- Neighborhood Commercial
- Office Professional
- PSJA ISD
- Hidalgo ISD
- Valley View ISD
- Planned Unit Development

Scale: 1 inch = 200 feet

0 100 200 400 600 800 Feet

City of Pharr, Texas
Engineering Department
956.702.5355

N W E S

Date: 10/26/2020

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 6.D.2.
DATE SUBMITTED: March 30, 2021
MEETING DATE: April 5, 2021

FROM: Carolina Herrera, Secretary

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: Linfield, Hunter & Junius Inc., representing Gordon & Catherine Jenkins Family LTD. Partnership are requesting final plat approval of the proposed Lopezville Meadows Subdivision. The property is legally described as being a 1.739 acre tract of land in the Antonio Velasco Survey, Abstract and being a portion of Lot 96, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 5200 Block of North Veterans Boulevard ("I" Road). **SUB#190101**

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

Issue: Linfield, Hunter & Junius Inc., representing Gordon & Catherine Jenkins Family LTD. Partnership are requesting final plat approval of the proposed Lopezville Meadows Subdivision. **SUB#190101**

Fiscal Consideration: n/a

Staff Recommendation: Development Services recommends final plat approval of the proposed Lopezville Meadows Subdivision subject to the listed conditions.

The Planning and Zoning Commission voted unanimously to approve the final plat of the proposed Lopezville Meadows Subdivision.

Alternatives: n/a

Exclude Material from Public Packet? No
Reason: n/a

ROUTING:

Carolina Herrera	Created/Initiated - 3/30/2021
Roland Gomez	Approved - 3/30/2021
Melanie Cano	Approved - 3/31/2021
Patricia Rigney	Approved - 3/31/2021
City Management Office	Final Approval - 4/1/2021

Pharr
Development Services

MEMORANDUM

DATE: MONDAY, APRIL 05, 2021

TO: MAYOR AND CITY COMMISSION

FROM: MELANIE CANO, DIRECTOR DEVELOPMENT SERVICES

THROUGH: EDWARD WYLIE, INTERIM CITY MANAGER

SUBJECT: LOPEZVILLE MEADOWS SUBDIVISION
FILE NO. **SUB#190101**

GENERAL INFORMATION:

APPLICANT: Linfield, Hunter & Junius Inc., representing Gordon & Catherine Jenkins Family LTD. Partnership are requesting final plat approval of the proposed Lopezville Meadows Subdivision.

LEGAL DESCRIPTION: The property is legally described as being a 1.739 acre tract of land in the Antonio Velasco Survey, Abstract and being a portion of Lot 96, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas.

LOCATION: The property is located at the 5200 Block of North Veterans Boulevard ("I" Road).

ZONING: The property is currently zoned General Business District (C). The adjacent zones are City limits to the north and east and Agricultural Open Space District (A-O) to the south and west. The property is designated for commercial use in the Land Use Plan.

PROPERTY PROPOSED USE: Retail business.

VARIANCES: None requested.

RECOMMENDATIONS: Development Services recommends final plat approval of the proposed Lopezville Meadows Subdivision subject to the following conditions:

STREETS, PAVING AND R.O.W.:

1. Once spectrum/AT&T cables are relocated from power poles, magic valley will remove old power poles.
2. Street widening will commence after power poles are removed, all fees have been paid for the relocation since January 28, 2021.

EASEMENTS:

1. In compliance.

SIDEWALK:
ADA:

1. Follow City of Pharr Construction Standards Manual.

FIRE PROTECTION:

1. In compliance.

WATER:

1. North Alamo Water Supply Corporation (N.A.W.S.C.)

SEWER:

1. In compliance.
2. Follow City of Pharr Construction Standards Manual.

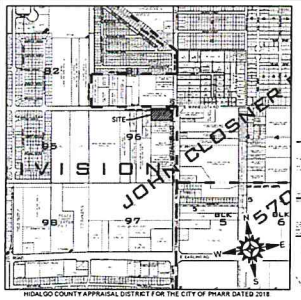
DRAINAGE:

1. In compliance.

OTHER:

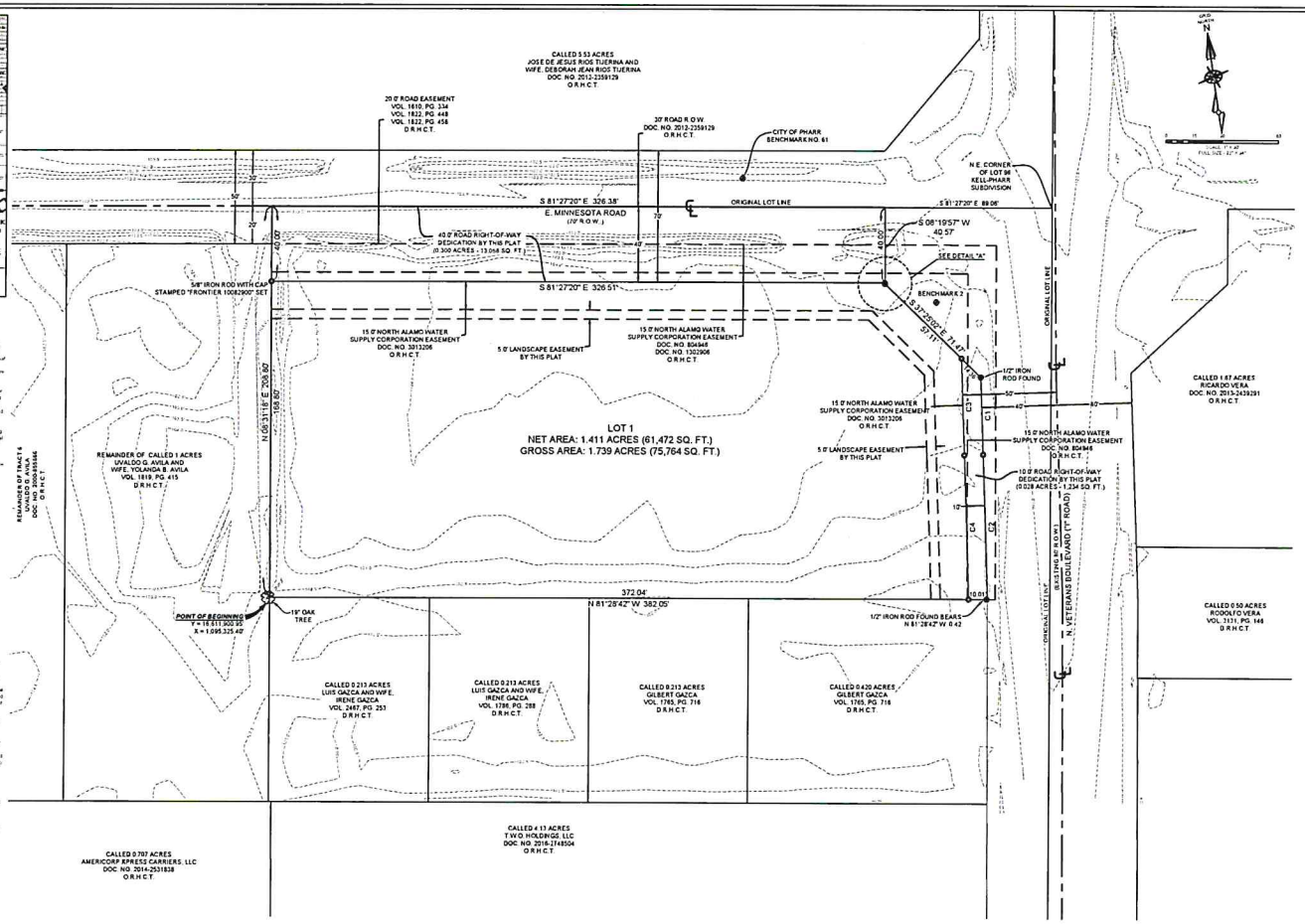
1. Update H.C.I.D. #2, signature block.

PLANNING AND ZONING COMMISSION: The Planning and Zoning Commission voted unanimously to approve the final plat of the proposed Lopezville Meadows Subdivision.



HIDALGO COUNTY APPRAISAL DISTRICT FOR THE CITY OF PHARR DATED 2018

VICINITY MAP
(1" = 1000')



METES AND BOUNDS DESCRIPTION

BEING a 1.739 acre tract of land situated in the Antonio Velasco Survey, Abstract No. 45, Hidalgo County, Texas, and being a portion of Lot 96, Kelly-Pharr Subdivision, Hidalgo County, Texas, according to the map recorded in Volume 3, Page 134, Deed Records of Hidalgo County, Texas, (O.R.H.C.T.), and being all that the remainder of that certain tract of land described as Tract VIII in deed to Gordon & Catherine Jenkins Family LTD. Partnership, as recorded in Document No. 2011-2268233, Official Records of Hidalgo County, Texas, (O.R.H.C.T.), and being more particularly described by metes and bounds, as follows:

BEGINNING at a point on a 19" oak tree found (Y = 18,611,900.95, X = 1,095,325.40) at the common corner of said remainder of Tract VIII and that certain called 0.213 acre tract of land as described in deed to Luis Gazca and wife, Irene Gazca, as recorded in Volume 2487, Page 253, O.R.H.C.T., being on the east line of the remainder of that certain called 1 acre tract of land as described in deed to Uvaldo G. Avila and wife, Yolanda B. Avila, as recorded in Volume 1819, Page 415, O.R.H.C.T.;

THENCE North 04°31'18" East, along the common line of said remainder of Tract VIII and said east line of said 1 acre tract, passing a 5/8 inch iron rod with cap stamped "FRONTIER 10082900" set at a distance of 198.80 feet and continuing a total distance of 208.80 feet to the common north corner of said tract, and being in E. Minnesota Road (a 70 foot wide right of way);

THENCE South 81°27'20" East, along said E. Minnesota Road, a distance of 326.38 feet to a point in the east line of said remainder of Tract VIII, and being in the right of way of said E. Minnesota Road;

THENCE the following four (4) courses and distances, along said east line:

1. South 08°19'57" West, passing a 5/8 inch iron rod with cap stamped "FRONTIER 10082900" set at a distance of 40.00 feet and continuing a total distance of 40.57 feet to a 5/8 inch iron rod found;
2. South 37°25'02" East, a distance of 21.47 feet to a 1/2 inch iron rod found marking the beginning of a non-tangent curve to the left having a radius of 15.00 feet;
3. Along said curve, an arc length of 41.00 feet, a delta angle of 00°02'25.91", a chord bearing and distance of South 06°24'37" West, 41.00 feet to a 5/8 inch iron rod with cap stamped "FRONTIER 10082900" set marking the beginning of a non-tangent curve to the right having a radius of 15.00 feet;
4. Along said curve, an arc length of 17.44 feet, a delta angle of 06°16'22", a chord bearing and distance of South 06°15'07" West, 17.44 feet to the common east corner of said remainder of Tract VIII and the remainder of that certain called 0.420 acre tract of land described as deed to Gilbert Gazca, as recorded in Volume 1765, Page 718, O.R.H.C.T., from which a 1/2 inch iron rod found bears North 81°28'42" West, a distance of 0.42 feet;

THENCE North 81°28'42" West, a distance of 382.05 feet to the **POINT OF BEGINNING** and containing 1.739 acres (75,764 square feet) of land, of which 0.150 acres lies within the right of way of Kelly Road, E. Minnesota Rd.

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, owners of the property shown on the plat thereof (our heirs, assigns, and their heirs), (hereinafter called "Grantor" whether one or more persons named), in consideration of one dollar ($1.00) and other good and valuable consideration paid by North Alamo Water Supply Corporation, (hereinafter called "Grantee"), the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, sell, transfer and convey to said Grantee, its successors and assigns, an exclusive perpetual easement with the right to erect, construct, install and thereafter use, operate, inspect, repair, maintain, replace and remove water distribution lines, and appurtenances over and across land shown on the plat, together with the right of ingress and egress over Grantor's adjacent lands of the purpose for which the above mentioned rights are granted. The easement hereby granted shall be in a width of 15 feet, and Grantee is hereby authorized to designate the course of the easement herein conveyed to such that when the premises (if any) shall hereafter be platted, shall be limited to a strip of land 15 feet in width, the centerline thereof being the pipeline installed.

In the event the easement hereby granted abuts on a public road and the City, County or State hereafter widens or relocates the public road, it is left to require the relocation of the easement herein, at a place Grantee further grants to Grantee an additional easement over an area, the land shown on the plat for the purpose of operations incident to said easement, as shall be necessary to place the pipeline, which easement hereby granted shall be limited to a strip of land 15 feet in width, the centerline thereof being the pipeline as installed.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantor by reason of the installation, maintenance, repair, replacement and relocation of the pipeline referred to herein. This agreement together with other provisions of the grant shall constitute and is a covenant for the benefit of the Grantee, its successors, and assigns. The Grantor covenants that it is the owner of the above described lands, and that said lands are free and clear of all encumbrances and liens, except the following:

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for as long as the easement continues to be used for the same or similar purposes for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the undersigned hereto has executed this instrument this the _____ day of _____, 2020.

DOGGPharr10032018, LLC
Jacob W. Stauffer, Manager — Date

I, Allen W. Kerley, a Registered Professional Land Surveyor of the State of Texas for Frontier Surveying Company, have prepared the foregoing map from a survey made on the ground under my direction and is true and correct to the best of my knowledge, information and belief, I have been engaged under contract to see all Lot and Block corners as shown herein and to complete such operations with due and reasonable diligence consistent with sound professional practice.

This the 27th day of August, 2020

STATE OF TEXAS — ALLEN W. KERLEY — 5427 — REGISTERED — PROFESSIONAL LAND SURVEYOR

Registered Professional Land Surveyor
Allen W. Kerley, R.P.L.S. No. 5427

I, Casey M. Genovese, a Registered Professional Engineer of the State of Texas for Linfield, Hunter & Junius, Inc., hereby certify that proper engineering consideration has been given to this plat.

This the 27th day of August, 2020

STATE OF TEXAS — CASEY M. GENOVESE — 112246 — LICENSED — PROFESSIONAL ENGINEER

Casey M. Genovese
Registered Professional Engineer No. 112246

PRINCIPAL CONTACTS

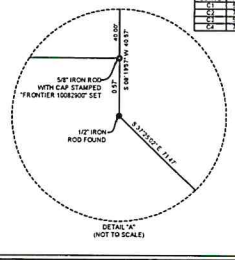
Owner	DOGGPharr10032018, LLC, Attn: Jacob W. Stauffer		
Surveyor	Allen W. Kerley, Frontier Surveying Company, TBPLS Firm No. 10082900	1901 East Battlefield, Springfield, MO 65804	PH: (417) 293-2333
		710 Buffalo St., Suite 700, Corpus Christi, TX 78401	PH: (361) 881-8044
Engineer	Casey M. Genovese, Linfield, Hunter & Junius, Inc., TBPE Firm No. 11654	5608 18th St., Suite 200, Metairie, Louisiana 70002	PH: (504) 833-5300

NOTES

1. Coordinates and bearings are based on City of Pharr Benchmark 61. All distances are U.S. Survey Feet (grid). Vertical datum for contours is NAVD88 (GEOID 12B). Contour interval equals 0.5 of one foot.
2. The subject property appear(s) to be within Zone "B" (shaded) as shown by Map No. 480334H0275C, dated November 16, 1982. Zone "B" (shaded) is defined as "Areas between limits of the 500-year flood and 500-year flood, or certain areas subject to 100-year flooding with average depths less than one (1) foot or where the contributing drainage area is less than one (square mile, or areas protected by levees from the base flood."
3. No structure shall be permitted over any easement.
4. Benchmarks:
   City of Pharr Benchmark No. 61:
   Found on the north side of E. Minnesota Road near the north east corner of the herein described subdivision.
   Northing (Y) = 18,612,545.349
   Easting (X) = 1,095,636.319
   Elevation (Z) = 101.47 (City of Pharr datum) (101.93 (NAVD88 GEOID 12B datum))
   Benchmark No. 2:
   5/8" iron rod with cap stamped "FRONTIER CONTROL" at the northeast corner cap of the herein described subdivision.
   Northing (Y) = 18,612,005.07
   Easting (X) = 1,095,636.88
   Elevation (Z) = 103.19 (City of Pharr datum) (103.65 (NAVD88 GEOID 12B datum))
5. Landscaping as per City of Pharr ordinance.
6. Proposed Zoning: "C-3" City of Pharr ordinance: General Business District C
   Minimum depth of front yard setback: 20 feet or equal to one third the sheet right-of-way width on which the property fronts, plus one-half the building height over 35 feet with a 50-foot minimum, whichever is greater
   Minimum width of side yard setback:
   a. Without interrupted wall: six feet plus half the building height over 35 feet, but in no case shall more than a 50-foot side setback be required
   b. With a non-interrupted wall: zero feet plus half the building height over 35 feet, but in no case shall more than a 50-foot side setback be required
   c. Abutting residentially zoned property on one side: six feet, plus ten feet at all the building height over 35 feet, but in no case shall more than a 50-foot side setback be required
   Minimum depth of rear setback:
   a. Abutting more residentially zoned property with the interrupted wall or alley separating: zero feet plus half the building height over 35 feet, but in no case shall more than a 50-foot rear setback be required
   b. Without the interrupted wall or alley or abutting residential property: ten feet plus half the building height over 35 feet, but in no case shall more than a 50-foot rear setback be required
7. Storm water detention is required for this property. The engineer responsible for this subdivision plat has estimated that a volume of approximately 27,610 cubic feet will be required for this use. This is an estimate only and defined requirements may vary at different requirements. No building permit shall be issued for lots platted properly until a storm water detention system design has been approved by the City of Pharr for that commercial development.
8. Owners are responsible for detention/retention areas.
9. Sidewalks with A.D.A. ramp(s) and drip(s) will be required to be constructed during building permit phase along the south side of E. Minnesota Rd. and the west side of N. Veterans Blvd.
10. Enforcement of plat notes and dedications shall be the responsibility of the agency or entity to whom the dedication is granted.
11. Erosion and sedimentation control during construction shall be in accordance with current Texas Pollution Discharge Elimination System (T.P.D.E.S.) guidelines.
12. Minimum finish floor elevation: 18" above top of curb at center of lot.
13. Additional fire protection may be required during the plan review phase in order to provide any additional fire protection requirements.
14. All fire protection shall be installed by a licensed fire protection company.
15. The developer shall be responsible for detaining and accommodating more than the detained volume shown on this plat if it is determined, at the development permit stage, that the detention requirements are greater than defined in this plat, due to the impervious area being greater than the plat engineer considered in the hydrologic calculations for this subdivision.
16. Contact for contact is A.D.W. at the perimeter of subdivision.

CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD DISTANCE
C1	1040.00'	41.00'	00°13'48"	S 06°24'37" W	41.00'
C2	1125.34'	77.48'	00°34'27"	S 06°31'58" W	77.48'
C3	1000.00'	51.19'	00°14'39"	S 06°23'07" W	51.19'
C4	1115.34'	77.07'	00°34'13"	S 06°31'04" W	77.07'



DETAIL "A"
(NOT TO SCALE)

Subdivision For Lopezville Meadows

Being a 1.739 acre tract of land situated in the Antonio Velasco Survey, Abstract No. 45, Hidalgo County, Texas, being a portion of Lot 96, Kelly-Pharr Subdivision, Hidalgo County, Texas, according to the map recorded in Volume 3, Page 134, Deed Records of Hidalgo County, Texas, being the remainder of that certain tract of land described as Tract VIII in deed to Gordon & Catherine Jenkins Family LTD. Partnership, as recorded in Document No. 2011-2268233, Official Records of Hidalgo County, Texas

On: _____ At _____ AM / PM
Instrument Number: _____
In the Map Records of Hidalgo County, Texas
By: _____
Deputy

OWNER'S DEDICATION, CERTIFICATION AND ATTESTATION

State of _____
County of _____

DOGGPharr10032018, LLC, the undersigned, owner of the land shown on this plat, and designated herein as Lopezville Meadows, subdivision to the City of Pharr and whose name is subscribed thereto, hereby dedicate to the use of the public all streets, alleys, parks, water courses, drains, easements, and public places thereon shown for the purposes and considerations therein expressed.

DOGGPharr10032018, LLC — Date
Jacob W. Stauffer, Manager
7400 Eastern Avenue, Springfield, MO 65804

State of _____
County of _____

Before me, the undersigned authority, on this day personally appeared _____ known to me to be the person(s) whose name(s) are subscribed to the foregoing instrument, and acknowledged to me that he/she (they) executed the same for purposes and considerations therein stated.

Given under my hand and seal of office this _____ day of _____, 2020

Notary Public

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 CERTIFICATION

State of Texas
County of Hidalgo:

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 structure described are appropriate for the specific 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

Ken E. Grulke, P.E., C.F.M — Date
General Manager

HIDALGO COUNTY IRRIGATION DISTRICT NO. 2 CERTIFICATION

State of Texas
County of Hidalgo:

This Plat is hereby approved by the Hidalgo County Irrigation District No. 2 on this the _____ day of _____, 20____.

Subject to rights of easements, as per record, in volume _____, page _____, volume _____, page _____, Map records volume 19, page 5, volume 19 page 10.

No improvements of any kind (including without limitation, trees, fences, and buildings) shall be placed upon Hidalgo County Irrigation District #2 rights of way or easements.

President — ATTEST: _____ Secretary

I, the undersigned, Chairman of the Planning & Zoning Commission of the City of Pharr, hereby certify that this subdivision plat conforms to all requirements of the subdivision regulations of the City, wherein my approval is required.

Approved this the _____ day of _____, 2020

Gaylon Wade, Chairman
Planning and Zoning Commission

I, the undersigned, Mayor of the City of Pharr, hereby certify that this subdivision plat conforms to all requirements of the subdivision regulations of the City, wherein my approval is required.

Ambrosio Hernandez — Date
Mayor, City of Pharr

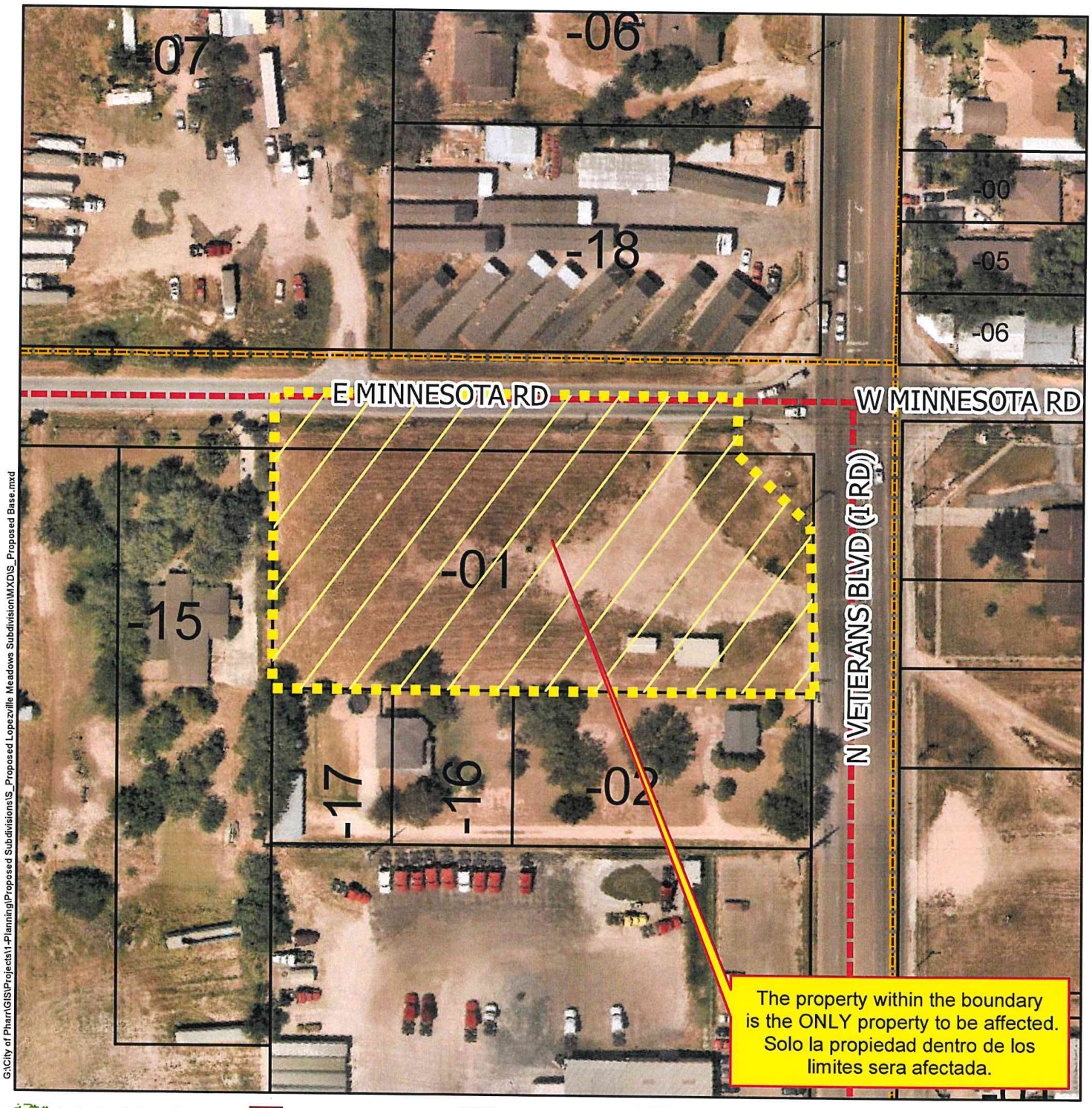
ATTEST
Clerk, City of Pharr — Date

PLOT DATE 8/27/2020

G:\Projects\DOGPHARR10004 - Overland Group - DG Pharr Headquarters\TO CLIENT\TUE08-25-2020\Lopezville Meadows CAD - 2020-08-26.dwg

Proposed Subdivison
Lopezville Meadows Subdivision
Linfield, Hunter & Junius Inc.

Pharr Engineering



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- Agricultural Open Space
- R1-E
- 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 = 100 feet

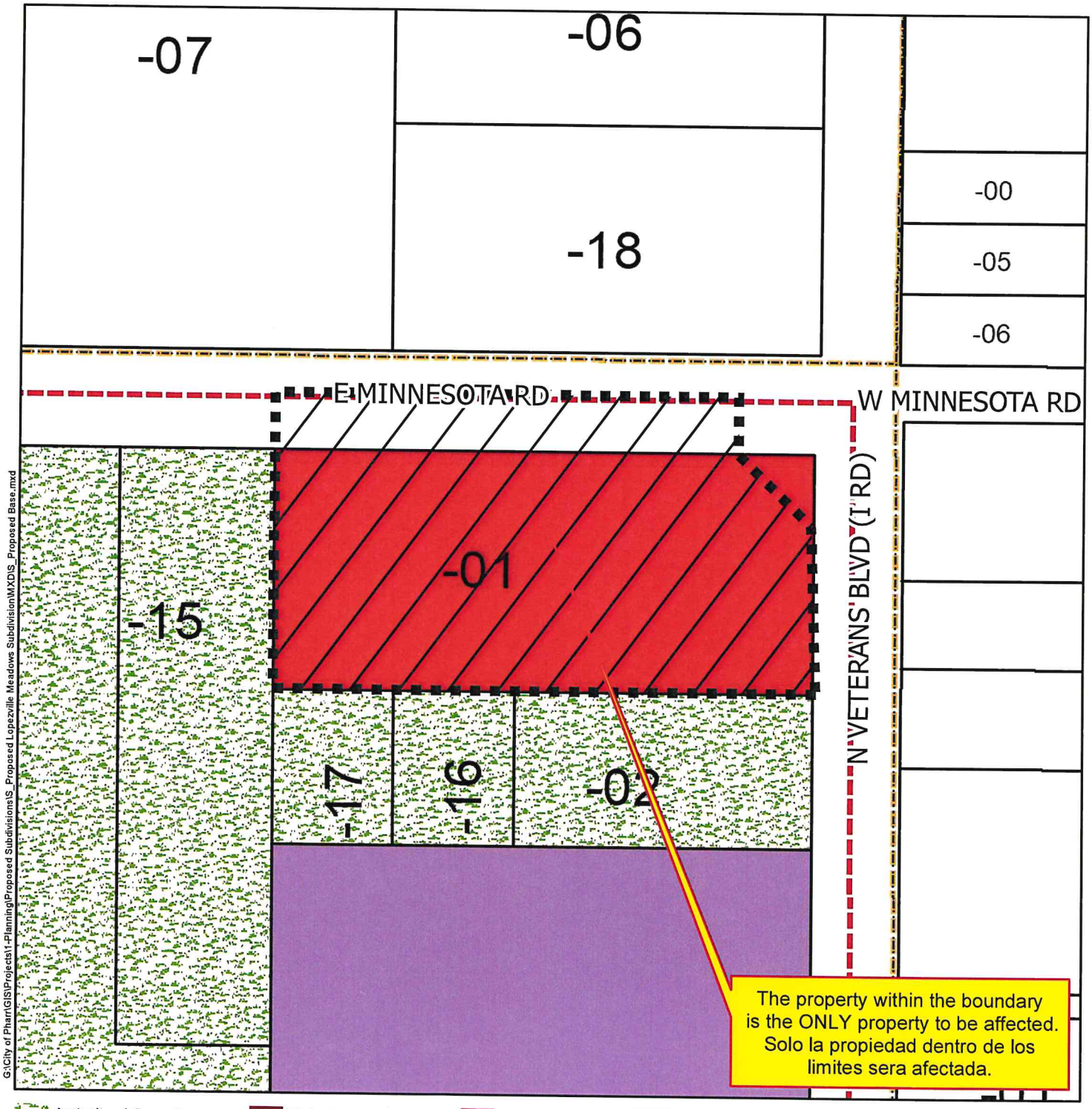
0 50 100 200 300 400 Feet

N W E S

Date: 9/5/2019

Proposed Subdivison
Lopezville Meadows Subdivision
Linfield, Hunter & Junius Inc.

Pharr Engineering



Agricultural Open Space
R1-E
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 = 100 feet

0 50 100 200 300 400 Feet

N W E S

Date: 9/5/2019

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 7.A.
DATE SUBMITTED: April 1, 2021
MEETING DATE: April 5, 2021

FROM: Hilda Pedraza, City Clerk

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: Consideration and action, if any, on Ordinance amending Ordinance No. O-82-13 Appendix A, Zoning Ordinance. ***(3rd and Final Reading)***

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

Issue: Development Services staff has given reasonable consideration in amending the zoning ordinance, more specifically to properly identify the character of the districts and to encourage the most appropriate use of land throughout the municipality. The proposed amendment to the Code of Ordinances, City of Pharr, Appendix A, Zoning, Article II by renaming Sec. 1.14 from (R-2) two family district to Residential - Multifamily District (R-MF) and combining Sec. 1.15 (R-3) medium-density multifamily residential district and Sec. 1.16 (R-4) high density multifamily residential district into one district known as Sec. 1.15 Residential - Multifamily District High Density (R-MFHD).

Fiscal Consideration: n/a

Staff Recommendation: Development Services recommends approval.

Alternatives: n/a

Exclude Material from Public Packet? No
Reason: n/a

ROUTING:

Hilda Pedraza	Created/Initiated - 4/1/2021
Melanie Cano	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

ORDINANCE NO. O-2021-___

AN ORDINANCE AMENDING THE ZONING ORDINANCE (O-82-13) OF THE CITY OF PHARR, TEXAS, AS ENACTED ON THE 30TH DAY OF MARCH, 1982, ENTITLED "AN ORDINANCE ESTABLISHING COMPREHENSIVE ZONING REGULATIONS FOR THE CITY OF PHARR BY THE PROVIDING ZONING DISTRICTS, AN OFFICIAL ZONING MAP, BY AMENDING SEC. 1.13, R-2 TWO-FAMILY RESIDENTIAL DISTRICT AND SEC. 1.14, R.3 MEDIUM-DENSITY MULTI-FAMILY RESIDENTIAL DISTRICT AND SEC. 1.15 R-4 HIGH-DENSITY MULTI-FAMILY RESIDENTIAL DISTRICT; PROVIDING FOR A SAVING CLAUSE, A SEVERABILITY CLAUSE; AN ORDER OF PUBLICATION, AND AN EFFECTIVE DATE."

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

SECTION 1: That the Zoning Ordinance of the City of Pharr, Texas as enacted on the 30th day of March, 1982, be amended, and the zoning map of the City of Pharr, Texas, be amended and they are hereby amended, all to conform with the comprehensive zoning designation(s).

SECTION 2: The Code of Ordinances, City of Pharr, Appendix A, Zoning, Article II., Use Districts and Conditional Uses is hereby amended by renaming Sec. 1.14 and combining Sec. 1.15 and Sec. 1.16 into one section known as Sec. 1.15.

SECTION 3: The Code of Ordinances, City of Pharr, Appendix A, Zoning, Article II., Use Districts and Conditional Uses is hereby amended by reserving Sec. 1.16 – 1.17

SECTION 4: Appendix A, Zoning, Article II, Sec 1.14 R-2 two-family residential district shall be renamed to Residential Multi-Family (R-MF) and amended as follows:

~~Sec. 1.14. - R-2 two-family residential district.~~

~~A. *Purpose:*~~

~~1. The two-family residential district is established to provide adequate space and site diversification for medium-density, duplex-type residential development with two dwelling units per lot, and almost twice the density of a typical single-family development, and to adjust the area requirements accordingly.~~

~~2. Duplex type development is a low- to medium-density use, and additional requirements for streets, water and fire protection, wastewater, drainage, and adequate open space shall be met before zoning to such use.~~

~~3. Duplex developments are not a buffer between single-family and commercial uses, and should be properly buffered from nonresidential uses, and protected from high volumes of nonsingle-family traffic, or from pollution and/or environmental hazards.~~

~~B. *Permitted uses:*~~

1. ~~One single-family detached dwelling and accessory uses, except guesthouses on a lot. Structures must meet the requirements of the R-1 district.~~

2. ~~One duplex on a lot.~~

3. ~~Two attached units (townhouses) each on an individual lot meeting the requirements of the R-TH district.~~

4. ~~One duplex (two units) condominium on a lot.~~

5. ~~Parking lots for multifamily residential use.~~

6. ~~Public and private directional signs, official signs, political signs, nameplates or real estate signs.~~

7. ~~Church and other permitted institutions may display signs showing names, activities and services therein provided.~~

8. ~~During construction of a building, one unilluminated sign advertising contractors or architects on such buildings, provided such sign is less than eight square feet in area, provided that signs shall recognize customary setback lines and be removed immediately after completion of such building.~~

9. ~~Portable buildings or storage buildings used as an accessory to the residential use and not for living quarters.~~

10. ~~Temporary real estate sales offices located on property being sold, or temporary on-site construction offices limited to the period of sale, construction or two years, whichever is less.~~

11. ~~Nurseries, greenhouses, and gardens where the products are not to be sold.~~

12. ~~Day care centers with less than six full-time children enrolled at any one time, except in townhouses.~~

13. ~~Paved automobile parking areas which are necessary to the uses permitted in this district.~~

C. ~~*Conditional uses* (require use permits, see article III):~~

1. ~~Institutional, including day care centers with six children or more enrolled, or in townhouses.~~

2. ~~Home occupations as defined in this ordinance.~~

3. ~~Associated recreation and/or community clubs.~~

4. ~~Guesthouses, or separate servants' quarters.~~

5. ~~A mobile home on an unsubdivided tract of five acres or more.~~

6. ~~Facilities for railroads, or those utilities holding a franchise under the city.~~

7. ~~Paved parking facilities for nonresidential uses that are not allowed in this district, if properly screened, buffered, and landscaped.~~

8. ~~Real estate sales offices and on-site construction offices for more than two years, or occupying mobile homes.~~

D. ~~*Prohibited uses:*~~

1. ~~Any building erected or land used for other than one or more of the preceding specified uses.~~

2. ~~The storage of equipment, material or vehicles, including abandoned vehicles, which are not necessary to the uses permitted in this district.~~

3. ~~On- and off-premises signs, portable signs, animated or illuminated signs.~~

4. ~~A driveway or crosswalk way, as distinct from a dedicated street, to provide access to premises in a commercial or industrial district.~~

5. ~~Any use of property that does not meet the required minimum lot size; front, side and rear yard dimension; and/or lot width; or exceeds the maximum height, building coverage, or density per gross acre as required.~~

~~E. *Area requirements:*~~

1. ~~Single-family detached units shall meet the area requirements of the R-1 district.~~

2. ~~Townhouses shall meet the area requirements of the R-TH district.~~

3. ~~Minimum lot area:~~

   ~~With sewer, 7,500 square feet. In areas without approved sewage treatment facilities, minimum lot size will be determined based on results of approved percolation tests.~~

4. ~~Maximum number of single-family detached dwelling units or residential structures per lot, one.~~

5. ~~Minimum lot frontage on a public street, 60 feet.~~

6. ~~Minimum lot depth, 100 feet.~~

7. ~~Minimum depth of front setback, 20 feet.~~

8. ~~Minimum depth of rear setback, 15 feet.~~

9. ~~Minimum width of side setback:~~

   a. ~~Internal lot, five feet or ten percent of the lot width, not to exceed 15 feet, whichever is greater.~~ [3]

   b. ~~Side yard setback abutting street, ten feet.~~

10. ~~Minimum distance between buildings on the same lot or parcel of land, ten feet.~~

11. ~~Minimum distance from the public right-of-way to the entrance to a garage or enclosed carport, unless otherwise specified by the planning and zoning commission, 18 feet.~~

12. ~~Maximum building coverage as a percentage of lot area, 50 percent of lot area.~~

13. ~~Minimum amount of permanent landscaped open space, ten percent of lot area.~~

14. ~~Maximum height of structures, 36 feet~~ [4] ~~or 2½ stories.~~

15. ~~Minimum number of paved parking spaces required for:~~

    1) ~~Each residential dwelling unit, two spaces.~~

    2) ~~All other uses, see "Off-Street Parking," article IV.~~

16. ~~See article VII, sections 1.70 through 1.73, for further clarification, and exceptions and modifications.~~

~~(Ord. No. O-93-22, § 1, 8-17-93; Ord. No. O-2017-49, §§ 2—4, 11-20-17; Ord. No. O-2019-19, §§ 9, 10, 6-17-19)~~

~~**Editor's note—** See the editor's note to § 1.12.~~

~~Footnotes:~~
~~--- (**3**) ---~~
~~Townhouses separated by firewalls meeting the requirements of the building code may build to the property line where such structures abut.~~

~~--- (**4**) ---~~
~~Where a structure exceeds 25 feet in height, each unit without a firewall shall be set back one additional foot for each foot above 25 feet.~~

Section 1.14. – Residential Multi-Family District (R-MF)

A. **[*Purpose:]*** The Residential Multi-Family district is established for the following purposes:

1. To provide adequate space and site diversification for low to medium-density residential development where adequate streets and other community facilities are available for present and future needs.
2. To establish duplex-fourplex development as low-to medium-density use, and additional requirements for streets, water and fire protection, wastewater, drainage and adequate open space shall be met before zoning to such use.
3. To protect residential areas against pollution, environmental hazards, and other objectionable influences.
4. To protect residential areas, as far as possible, against heavy traffic.
5. To manage the density of population and protect against congestion by providing for off-street parking spaces and by requiring the provision of open space in residential areas in order to open areas for rest and recreation and to break the monotony of continuous building bulk, thus providing a more desirable environment for urban living.
6. To provide for privacy and access of light and air to windows, as far as possible, through controls over the spacing and height of buildings and other structures.
7. To promote the most desirable use of land and direction of building development not in conflict with the City's comprehensive plan; to promote stability of residential development; to protect the character of the district; to conserve the value of land and buildings; and to protect the city's tax base.

B. ***Permitted uses:***

1. One single-family dwelling and accessory uses, except guesthouses on a lot. Structures must meet the requirements of the R-1 district.
2. One duplex, tri-plex or four-plex on a lot.
3. Two to four attached units (townhouses) each on an individual lot and which meet the requirements of the R-TH district.
4. One duplex, tri-plex or four-plex (two, three or four attached units) condominium on a lot.
5. Parking lots for multifamily residential use.

6. Public and private directional signs, official signs, political signs, nameplates or real estate signs.
7. Portable buildings or storage buildings used as an accessory to the residential use and not for living quarters.
8. Church and other permitted institutions may display signs showing names, activities and services therein provided.
9. During construction of a building, one unilluminated sign advertising contractors or architects on such buildings, provided such sign is less than eight square feet in area, provided that signs shall recognize customary setback lines and be removed immediately after completion of such building.
10. Temporary real estate sales offices located on property being sold, or temporary on-site construction offices limited to the period of sale, construction or two years, whichever is less.
11. Nurseries, greenhouses and gardens where the products are not to be sold.
12. Day care centers with less than six full-time children enrolled at any one time, except in townhouses.
13. Paved automobile parking areas which are necessary to the uses permitted in this district.

C. *Conditional uses* (require use permits, see article III):

1. Institutional, including day care centers with six children or more enrolled, or in townhouses.
2. Home occupations as defined in this ordinance.
3. Associated recreation or community clubs.
4. Guesthouses, garage apartments, or separate servant's quarters.
5. A mobile home on an unsubdivided tract of five acres or more.
6. Facilities for railroads or those utilities holding a franchise under the city.
7. Paved parking facilities for nonresidential uses that are not allowed in this district if properly screened, buffered and landscaped.

D. *Prohibited uses:*

1. Any building erected or land used for other than one or more of the preceding specified uses.
2. The storage of equipment, material or vehicles, including abandoned vehicles, which are not necessary to the uses permitted in this district.
3. On- and off-premises signs, portable signs, animated or illuminated signs.
4. A driveway or crosswalk way, as distinct from a dedicated street, to provide access to premises in a commercial or industrial district.
5. Any use of property that does not meet the required minimum lot size; front, side and rear yard dimension; and/or lot width; or exceeds the maximum height, building coverage or density per gross acre as required.

E. ***Area requirements:***

1. Single-family detached units shall meet the area requirements of the R-1 district.
2. Townhouses shall meet the area requirements of the R-TH district.
3. Minimum lot area: ~~7,500 square feet~~

   Duplex and Triplex Usage: 7,500 square feet

   Fourplex Usage: 8,000 square feet
4. Maximum number of multi-family residential structures per lot:

   Duplex and Triplex Usage: One (1)

   Fourplex Usage: Two (2)
5. Minimum lot frontage on a public street: 60 feet
6. Minimum lot depth: 100 feet.
7. Minimum depth of front setback: 20 feet
8. Minimum depth of rear setback: 10 feet or size of easement, whichever is greater.
9. Minimum width of side setback:
   (a) Internal lot: five feet or size of easement, whichever is greater, but not to exceed 15 feet.
   (b) Corner lot or abutting a street: ten feet or size of easement, whichever is greater.

*Townhouses separated by firewalls meeting the requirements of the building code may build to the property line where such structures abut.

10. Minimum distance between buildings on the same lot or parcel of land: 10 feet
11. Minimum distance from the public right-of-way to the entrance to a garage or enclosed carport, unless otherwise specified by the planning and zoning commission: 18 feet.
12. Maximum building coverage as a percentage of lot area: 50 percent of lot area.
13. Minimum amount of permanent landscaped open space: 10 percent of lot area.
14. Maximum height of structures: 36 feet or 2 ½ stories

*Where a structure exceeds 25 feet in height, each unit without firewall shall be setback one additional foot for each foot above 25 feet.

15. Minimum number of paved parking spaces required for:
    (a) Each residential dwelling unit: two spaces.
    (b) All other uses: see off-street parking, Article IV.
16. See article VII, sections 1.70 through 1.73, for further clarification, and exceptions and modifications.

<u>SECTION 5:</u> Appendix A, Zoning, Article II, Sec 1.15 R-3 medium-density multifamily residential district and Sec. 1.16 R-4 high-density multifamily residential district shall be

combined and renamed to Residential-Multi Family High Density R – MFHD and amended as follows:

~~Sec. 1.15. - R-3 medium-density multifamily residential district.~~

~~A. *Purpose:*~~

1. ~~The R-3 medium-density multifamily district is established to provide adequate space and site diversification for medium-density areas that are a mixture of single-family, duplex, and multifamily dwelling units of up to eight units per lot.~~
2. ~~This is a zone for transitional areas developed for single-family usage, but because of the need for rehabilitation, or changes in the character of the neighborhood, are now deemed suitable for some multifamily development.~~
3. ~~The area requirements in this district are based on multifamily dwelling units being built on smaller, individual lots and needing to coexist with single-family residences. Only one building will be allowed per lot, and the setbacks will be similar to that of the single-family district.~~
4. ~~This zone allows medium-density developments, and should be located where additional requirements for streets, water and fire protection, wastewater, drainage, and adequate open space are met. R-3 uses should not run traffic over long distances of single-family residential-sized streets, or through single-family neighborhoods, and should be located close to arterials or collectors capable of carrying the additional traffic.~~
5. ~~Multifamily developments are not a buffer between single-family and commercial uses, and should be properly buffered from nonresidential land uses and traffic, or from pollution and/or environmental hazards.~~

~~B. *Permitted uses:*~~

1. ~~One single-family, detached dwelling per lot, except guesthouses. Structures must meet the area requirements of the R-1 district.~~
2. ~~One building containing two to eight dwelling units. Duplexes must meet area requirements of the R-2 district.~~
3. ~~Condominiums containing two to eight dwelling units.~~
4. ~~One townhouse per lot. Structures must meet the area requirements of R-TH district.~~
5. ~~Paved parking lots for multifamily residential use.~~
6. ~~Public and private directional signs, official signs, political signs, nameplates or real estate signs.~~
7. ~~Church and other permitted institutions' signs showing names, activities, and service therein provided.~~
8. ~~During construction of a building, one unilluminated sign advertising contractors or architects on such buildings, provided such sign is less than eight square feet in area, provided that signs shall recognize customary setback lines and be removed immediately after completion of such building.~~
9. ~~Portable buildings or storage buildings used as an accessory to the residential use and not for living quarters.~~
10. ~~Temporary real estate sales offices located on property being sold, or temporary on-site construction offices, limited to the period of sale, construction, or two years, whichever is less.~~

~~11. Nurseries, greenhouses, and gardens where the products are not to be sold.~~

~~12. Day care centers with less than six children enrolled at any one time, except in townhouses.~~

~~13. Paved automobile parking areas which are necessary to the uses permitted in this district.~~

~~14. An accessory use customarily related to a principal use authorized in this district.~~

~~C. *Conditional uses* (require use permits, see article III):~~

~~1. Institutional, including day care centers with six children or more enrolled, or in townhouses.~~

~~2. Home occupations, as defined in this ordinance.~~

~~3. Associated recreation.~~

~~4. Guesthouses, or separate servants' quarters.~~

~~5. A mobile home on an unsubdivided tract of five acres or more.~~

~~6. Boardinghouses.~~

~~7. Facilities for railroads or those utilities holding a franchise under the City of Pharr.~~

~~8. Paved parking facilities for nonresidential uses.~~

~~9. Real estate sales offices and on-site construction offices for more than two years, or occupying mobile homes.~~

~~D. *Prohibited uses:*~~

~~1. Any building erected or land used for other than one or more of the preceding specified uses.~~

~~2. The storage of equipment, material or vehicles, including abandoned vehicles, which are not necessary to the uses permitted in this district.~~

~~3. On- and off-premises signs, portable signs, animated or illuminated signs.~~

~~4. A driveway or crosswalk way, as distinct from a dedicated street, to provide access to premises in a commercial or industrial district.~~

~~5. Any use of property that does not meet the required minimum lot size; front, side and rear yard dimension; and/or lot width; or exceeds the maximum height, building coverage or density per gross acre as required.~~

~~E. *Area requirements:*~~

~~1. Single-family dwelling units shall meet the requirements of the R-1 district. Only one single-family residential structure will be allowed per lot.~~

~~2. Townhouses shall meet the requirements of the R-TH district. Only one townhouse will be allowed per lot.~~

~~3. Duplexes shall meet the requirements of the R-2 district.~~

~~4. Minimum lot area:~~

~~a. Single-family usage: 6,000 square feet.~~

~~b. Duplex and tri-plex usage: 7,500 square feet.~~

~~c. Four-plex usage: 8,000 square feet.~~

d. Five thru eight apartments: 9,000 square feet.

5. Maximum number of residential buildings per lot, one.

6. Maximum number of dwelling units per lot:

a. Zero-, one- or two-bedroom or efficiency dwelling units, 1,500 square feet of lot area per unit.

b. Three- or more bedroom dwelling units, 1,750 square feet of lot area per unit.

To determine the permitted number of dwelling units in the R-3 district, divide the area of the parcel in question by the "minimum lot area per dwelling unit." The resulting quotient is the maximum number of dwelling units permitted.

i.e.:

90′ × 100′ lot = 9,000 square feet.

9,000 square feet of lot area ° 1,500 square feet = 6 efficiency apartments.

The maximum number on a 9,000-square foot lot = 6 efficiencies.

9,000 square feet of lot area: 1,500 square feet = 6 efficiency apartments, 6 one-bedroom apartments, or 6 two-bedroom apartments.

9,000 square feet of lot area: 1,750 square feet = 5 three-bedroom units.

7. Maximum density per acre:

a. Zero-, one- or two-bedroom or efficiency dwelling units, 29 dwelling units per net acre.

b. Three- or more bedroom dwelling units, 24 dwelling units per net acre.

8. Minimum lot frontage on a public street, 70 feet.

9. Minimum lot depth, 100 feet.

10. Minimum depth of front setback, 20 feet.

11. Minimum depth of rear setback, [5] 15 feet.

12. Minimum width of side setback:

a. Internal lot, seven feet or ten percent of the lot width, whichever is greater.

b. Side yard setback abutting street, 15 feet.

13. Minimum distance between buildings on the same lot or parcel of land, 14 feet.

14. Minimum distance from the public right-of-way to the entrance to a garage or enclosed carport, unless otherwise specified by the planning and zoning commission, 18 feet.

15. Maximum building coverage as a percentage of lot area, 50 percent.

16. Minimum amount of permanent, landscaped open space, ten percent.

17. Maximum height of structures, 36 feet or 2½ stories.

18. Minimum number of paved, striped, off-street parking spaces required for:

a. Zero-bedroom or efficiency dwelling unit, 1.0 spaces per unit.

b. One-bedroom dwelling units, 1.5 spaces per unit.

c. Two-bedroom dwelling units, 1.75 spaces per unit.

d. Three- or more bedroom dwelling units, 2.0 spaces per unit.

e. All other uses, see "Off-Street Parking," article IV.

19. Lots with more than five dwelling units that have a side or rear contiguous to an R-1, R-TH, R-2 district must be separated by a buffer as herein defined.

20. See article VII for modifications and exceptions.

(Ord. No. O-2004-10, § 1, 1-20-04; Ord. No. O-2017-49, §§ 2—4, 11-20-17; Ord. No. O-2019-19, §§ 11, 12, 6-17-19)

Editor's note— See the editor's note to § 1.12.

Footnotes:
--- (**5**) ---
Unenclosed carports may be built up to within five feet of any property line that abuts an alley in an R-3 district.

Sec. 1.16. - R-4 high-density multifamily residential district.

A. *Purpose:*

1. The R-4 high-density multifamily district is established to provide adequate space and site diversification for higher density apartment complexes, including high-rise apartments and complexes with a number of buildings on the same tract of land.

2. This is a zone for areas that have large unbroken tracts of land suitable for development as large complexes. It is not intended for areas already subdivided into lots, and it is anticipated that developments in this zone will have to plat the property as a whole as part of the development process.

3. Traditional area requirements are inappropriate for this district, so setbacks from lot lines are minimal and there are no restrictions as to the number of residential buildings that may be placed on a lot. Height limitations are also relaxed, except when abutting single-family uses. More reliance is placed on square footage per dwelling unit, lot coverage, open space and parking ratios to control density, thereby allowing more flexibility in the design of such projects.

4. This zone allows higher density developments and should be located where internal streets are wider than single-family sized streets, and where there is increased water capacity, fire protection, wastewater and drainage capacity. Adequate open space should be within walking distance (approximately one-fourth mile). Areas should not be zoned to this usage unless they are located on or close to arterials or collectors capable of carrying the additional traffic they will generate. The traffic generated by such uses should not travel through lower density residential areas.

5. Higher density multifamily developments are not a buffer between single-family and commercial uses, and should be properly buffered from nonresidential uses, and protected from high volumes of nonresidential traffic, or from pollution and/or environmental hazards.

~~B. *Permitted uses:*~~

1. ~~One single-family detached dwelling per lot, except guesthouses. Structures must meet the area requirements of the R-1 district.~~
2. ~~One building containing two to eight dwelling units per lot. Duplexes must meet the area requirements of the R-2 district.~~
3. ~~Apartments and condominiums.~~
4. ~~One townhouse per lot. Structures must meet the area requirements of the R-TH district.~~
5. ~~Paved parking lots for multifamily residential use, and other uses permitted in this district.~~
6. ~~Public and private directional signs, official signs, political signs, nameplates or real estate signs.~~
7. ~~Church and other permitted institutions' signs showing names, activities and services therein provided.~~
8. ~~During construction of a building, one unilluminated sign advertising contractors or architects on such buildings, provided such sign is less than eight square feet in area, provided that signs shall recognize customary setback lines and be removed immediately after completion of such building.~~
9. ~~Portable buildings or storage buildings used as an accessory to the residential use and not for living quarters.~~
10. ~~Temporary real estate sales offices located on property being sold, or temporary on-site construction offices limited to the period of sale, construction or two years, whichever is less.~~
11. ~~Nurseries, greenhouses, and gardens where the products are not to be sold.~~
12. ~~Day care centers with less than six children enrolled at any one time, except in townhouses.~~
13. ~~An accessory use customarily related to a principal use authorized in this district.~~

~~C. *Conditional uses* (require use permits, see article III):~~

1. ~~Institutional, including day care centers, with six children or more enrolled, or in townhouses.~~
2. ~~Home occupations as defined in this ordinance.~~
3. ~~Associated recreation and/or community clubs.~~
4. ~~Guesthouses, or separate servants' quarters.~~
5. ~~A mobile home on an unsubdivided tract of five acres or more.~~
6. ~~Facilities for railroads or those utilities holding a franchise under the city.~~
7. ~~Paved parking facilities for nonresidential uses.~~
8. ~~One zero lot line or patio home per lot.~~
9. ~~Real estate sales offices and on-site construction offices for more than two years, or occupying mobile homes.~~

~~D. *Prohibited uses:*~~

1. ~~Any building erected or land used for other than one or more of the preceding specified uses.~~

2. ~~The storage of equipment, material or vehicles, including abandoned vehicles which are not necessary to the uses permitted in this district.~~

3. ~~On- and off-premises signs, portable signs, animated or illuminated signs.~~

4. ~~A driveway or crosswalk way, as distinct from a dedicated street, to provide access to premises in a commercial or industrial district.~~

5. ~~Any use of property that does not meet the required minimum lot size; front, side and rear yard dimension; and/or lot width; or exceeds the maximum height, building coverage or density per gross acre as required.~~

E. ~~*Area requirements:*~~

1. ~~Single-family dwelling units shall meet the area requirements of the R-1 district. Only one single-family residential structure will be allowed per lot.~~

2. ~~Townhouses shall meet the area requirements of the R-TH district. Only one townhouse will be allowed per lot.~~

3. ~~Minimum lot area, 18,000 square feet. All lots in this district must have approved wastewater disposal systems.~~

4. ~~Maximum number of dwelling units per lot:~~

   a. ~~Zero-bedroom or efficiency dwelling units, 1,000 square feet of lot area per unit.~~

   b. ~~One-bedroom dwelling units, 1,250 square feet of lot per unit.~~

   c. ~~Two-bedroom dwelling units, 1,500 square feet of lot per unit.~~

   d. ~~Three- or more bedroom dwelling units, 1,750 square feet of lot area per unit.~~

   ~~To determine the permitted number of dwelling units in the R-4 district, divide the area of the parcel in question by the "minimum lot area per dwelling unit." The resulting quotient is the maximum number of dwelling units permitted.~~

   ~~i.e.:~~

   ~~150′ × 120′ lot = 18,000 square feet.~~

   ~~18,000 square feet of lot area ° 1,000 square feet = 18 efficiency apartments.~~

   ~~The maximum number on an 18,000-square foot lot = 18 efficiencies.~~

   ~~18,000 square feet of lot area ° 1,250 square feet = 14 one-bedroom apartments.~~

   ~~18,000 square feet of lot area ° 1,500 square feet = 12 two-bedroom apartments.~~

   ~~18,000 square feet of lot area ° 1,750 square feet = 10 three-bedroom apartments.~~

5. ~~Maximum density per acre:~~ [6]

   a. ~~Zero-bedroom or efficiency dwelling units, 43 dwelling units per net acre.~~

   b. ~~One-bedroom dwelling units, 34 dwelling units per net acre.~~

   c. ~~Two-bedroom dwelling units, 29 dwelling units per net acre.~~

   d. ~~Three- or more bedroom dwelling units, 24 dwelling units per net acre.~~

6. ~~Minimum lot frontage on a public street, 70 feet.~~

7. Minimum lot depth, 100 feet.

8. Minimum depth of front setback, 20 feet.

9. Minimum depth of rear setback, [7] 15 feet.

10. Minimum width of side setback:

    a. Internal lot, seven feet or ten percent of lot width, whichever is greater, but not to exceed 15 feet unless the property owner voluntarily wants to have more.

    b. Side yard setback abutting street, 15 feet.

11. Minimum distance between buildings on the same lot or parcel of land, 12 feet and an additional one foot for every two feet in height above 35 feet of either structure.

12. Minimum distance from the public right-of-way to the entrance to a garage or enclosed carport, unless otherwise specified by the planning and zoning commission, 18 feet.

13. Maximum building coverage as a percentage of lot area, 50 percent.

14. Minimum amount of permanent, landscaped open space, ten percent.

15. Maximum height of structures, where a structure exceeds 36 feet in height, it shall be set back one additional foot for every two feet above 36 feet.

16. Minimum number of paved, striped off-street parking spaces required for:

    a. Zero-bedroom or efficiency dwelling unit, 1.0 space per unit.

    b. One-bedroom dwelling units, 1.5 spaces per unit.

    c. Two-bedroom dwelling units, 1.75 spaces per unit.

    d. Three- or more bedroom dwelling units, 2.0 spaces per unit.

    e. All other uses, see "Off-Street Parking," article IV.

17. Lots with more than five dwelling units that have a side or rear contiguous to an R-1, R-TH, R-2 district, must be separated by a buffer as herein defined. Must also meet the requirements of article V.

18. See article VII for modifications and exceptions.

F. *Required conditions:*

1. Any owner, builder, or developer of a multiple-family, condominium or townhouse dwelling complex of eight units or more on a single lot or parcel or eight or more single-family townhouse attached units, shall submit to the planning and zoning commission for a review, the site and building plan for the proposed development. The contents of this site plan shall contain drawings to scale to indicate as needed:

    a. Location of all structures proposed and existing on the subject property and within 20 feet on adjoining property;

    b. Landscaping and/or fencing of yards and setback areas and proposed changes;

    c. Design of ingress and egress;

    d. Off-street parking and loading facilities;

    e. Height of all structures;

    f. Proposed uses; and

    g. Location and types of all signs, including lighting and heights.

2. ~~The purpose of the site plan review is:~~

   a. ~~To ensure compliance with the zoning ordinance, while allowing for design flexibility;~~

   b. ~~To assist in the orderly and harmonious development of the city;~~

   c. ~~To protect adjacent uses for obstructions to light, air, and visibility;~~

   d. ~~To provide protection from fire;~~

   e. ~~To avoid undue concentrations of population and overcrowding of land; and~~

   f. ~~To facilitate the adequate provision of transportation, water, sewage, draining and other public requirements.~~

3. ~~The planning and zoning commission shall approve an application for a multiple-family dwelling complex if the proposed development meets all the minimum standards established in this ordinance and other applicable ordinances, and if the commission finds that the proposed development will not be detrimental to the health, safety, or welfare of the surrounding neighborhood or its occupants, or be substantially or permanently injurious to neighboring property. It shall disapprove or conditionally approve any application which fails to meet the above criteria or is in conflict with the comprehensive plan or the adopted growth policies of the city.~~

4. ~~The site plan shall be submitted to the director of planning or his duly authorized representative ten working days prior to the submission to the planning and zoning commission for review. The director of planning or his designee shall review these plans as quickly as possible, but in no case shall he delay submission beyond one planning and zoning commission meeting.~~

5. ~~Appeals of the decision of the planning and zoning commission shall be in accordance with section 1.92, article XII.~~

~~(Ord. No. O-2017-49, §§ 2—4, 11-20-17; Ord. No. O-2019-19, §§ 13, 14, 6-17-19)~~

~~**Editor's note—** See the editor's note to § 1.12.~~

~~Footnotes:~~
~~--- (**6**) ---~~
~~For densities exceeding the maximum in this zone, a PUD, planned unit development, zoning will have to be obtained.~~

~~--- (**7**) ---~~
~~Unenclosed carports may be built up to within five feet of any property line that abuts an alley in an R-4 district.~~

Section 1.15. – Residential Multi-Family High Density (R-MFHD)

A. *Purpose:*

1. The R-MFHD multifamily district is established to provide adequate space and site diversification for medium to high density areas.

2. To manage the density of population and protect against congestion by providing for off-street parking spaces and by requiring the provision of open space in residential areas

in order to open areas for rest and recreation and to break the monotony of continuous building bulk, thus providing a more desirable environment for urban living.

3. This may be a zone for transitional areas developed for single-family usage, but because of the need for rehabilitation, or changes in the character of the neighborhood, are now deemed suitable for some multifamily development.
4. This zone allows medium to high density developments, and should be located where additional requirements for streets, water and fire protection, wastewater, drainage, and adequate open space are met. R-MFHD uses should not run traffic over long distances of single-family residential-sized streets, or through single-family neighborhoods, and should be located close to arterials or collectors capable of carrying the additional traffic.
5. Multifamily developments are not a buffer between single-family and commercial uses and should be properly buffered from nonresidential land uses and traffic, or from pollution and/or environmental hazards.

B. *Permitted uses:*

1. One single-family dwelling per lot. Structures must meet the requirements of the R-1 district.
2. One duplex, tri-plex or four-plex per lot. Structures must meet requirements of the R-MF district.
3. Apartments.
4. Condominiums.
5. One townhouse per lot. Structures must meet the area requirements of R-TH district.
6. Paved parking lots for multifamily residential use.
7. Public and private directional signs, official signs, political signs, nameplates or real estate signs.
8. Church and other permitted institutions' signs showing names, activities, and service therein provided.
9. During construction of a building, one unilluminated sign advertising contractors or architects on such buildings, provided such sign is less than eight square feet in area, provided that signs shall recognize customary setback lines and be removed immediately after completion of such building.
10. Portable buildings or storage buildings used as an accessory to the residential use and not for living quarters.
11. Temporary real estate sales offices located on property being sold, or temporary on-site construction offices, limited to the period of sale, construction, or two years, whichever is less.
12. Nurseries, greenhouses, and gardens where the products are not to be sold.
13. Day care centers with less than six children enrolled at any one time, except in townhouses.
14. Paved automobile parking areas which are necessary to the uses permitted in this district.
15. An accessory use customarily related to a principal use authorized in this district.

C. *Conditional uses* (require use permits, see article III):

1. Institutional, including day care centers with six children or more enrolled, or in townhouses
2. Home occupations as defined in this ordinance.
3. Associated recreation.
4. Guesthouses.
5. A mobile home on an unsubdivided tract five acres or more.
6. Boardinghouses.
7. Facilities for railroads or those utilities holding a franchise under the City of Pharr
8. Pave parking facilities for nonresidential uses.
9. Real estate sales offices or on-site construction offices for more than two years or occupying mobile homes.

D. *Prohibited uses:*

1. Any building erected or land used for other than one or more of the preceding specified uses.
2. The storage of equipment, material or vehicles, including abandoned vehicles, which are not necessary to the uses permitted in this district.
3. On- and off-premises signs, portable signs, animated or illuminated signs.
4. Any use of property that does not meet the required minimum lot size; front, side and rear yard dimension; and/or lot width; or exceeds the maximum height, building coverage or density per gross acre as required.

E. *Area requirements:*

1. Single-family dwelling units shall meet the requirements of the R-1 district. Only one single-family residential structure will be allowed per lot.
2. Townhouses shall meet the requirements of the R-TH district. Only one townhouse will be allowed per lot.
3. Duplex, Tri-Plex or Four-Plex shall meet the requirements of the R-MF district
4. Minimum lot area:

   5 or more residential dwelling units: 9,000 square feet

5. Maximum number of dwelling units per lot:
   (a) Zero-bedroom or efficiency dwelling units: 1,000 square feet of lot area per unit.
   (b) One-bedroom dwelling units: 1,250 square feet of lot area per unit.
   (c) Two-bedroom dwelling units: 1,500 square feet of lot area per unit.
   (d) Three- or more bedroom dwelling units: 1,750 square feet of lot area per unit.

To determine the permitted number of dwelling units in the R-3 district, divide the area of the parcel in question by the "minimum lot area per dwelling unit." The resulting quotient is the maximum number of dwelling units permitted.

i.e.: 90 feet × 100 feet lot = 9,000 feet.

9,000 square feet of lot area ÷ 1,000 square feet = 9 efficiency apartments. The maximum number on 9,000 square foot lot = 9 efficiencies.

9,000 square feet of lot area ÷ 1,250 square feet = 7 one-bedroom apartments.

9,000 square feet of lot area ÷ 1,500 square feet = 6 two-bedroom apartments.

9,000 square feet of lot area ÷ 1,750 square feet = 5 three-bedroom apartments.

6. Minimum lot frontage on a public street: 70 feet.
7. Minimum lot depth: 100 feet.
8. Minimum depth of front setback: 20 feet.
9. Minimum depth of rear setback*: 15 feet or easement whichever is greater.

*Unenclosed carports may be built up to within five feet of any property line that abuts an alley.

10. Minimum width of side setback:
    (a) Internal lot: 7 feet or 10% of lot width, but not to exceed 15 feet, unless voluntarily by owner
    (b) Side yard setback abutting street, 15 feet
11. Distance between buildings on same lot: 12 feet and an additional one foot for every 2 feet in height above 36 feet of either structure.
12. Minimum distance from the public right-of-way to the entrance to a garage or enclosed carport, unless otherwise approved by the zoning board of adjustments: 18 feet.
13. Maximum building coverage as a percentage of lot area: 50 percent.
14. Minimum amount of permanent, landscaped open space: 10 percent.
15. Maximum height of structures: Where a structure exceeds 36 feet in height, it shall be set back one additional foot for every two feet above 36 feet.
16. Minimum number of paved parking spaces required for:
    (a) Each residential dwelling unit: two spaces.
    (b) All other uses: see off-street parking, Article IV
17. See article VII, sections 1.70 through 1.73, for further clarification, and exceptions and modifications.

F. *Required conditions:*

a. Any owner, builder, or developer of a multiple-family, condominium or townhouse dwelling complex of five units or more on a single lot or parcel, or five or more single-family townhouse attached units, shall submit to the planning and zoning commission for a review, the site and building plan for the proposed development. The contents of this site plan shall contain drawings to scale to indicate as needed:

(1) Location of all structures proposed and existing on the subject property and within 20 feet on adjoining property;

(2) Landscaping and/or fencing of yards and setback areas and proposed changes;

(3) Design of ingress and egress;

(4) Off-street parking and loading facilities;

(5) Height of all structures;

(6) Proposed uses; and

(7) Location and types of all signs, including lighting and heights.

b. The purpose of the site plan review is:

(1) To ensure compliance with the zoning ordinance, while allowing for design flexibility;

(2) To assist in the orderly and harmonious development of the city;

(3) To protect adjacent uses from obstructions to light, air, and visibility;

(4) To provide protection from fire;

(5) To avoid undue concentrations of population and overcrowding of land; and

(6) To facilitate the adequate provision of transportation, water, sewage, drainage and other public requirements.

c. The planning and zoning commission shall approve an application for a multiple-family dwelling complex if the proposed development meets all the minimum standards established in this ordinance and other applicable ordinances, and if the commission finds that the proposed development will not be detrimental to the health, safety, or welfare of the surrounding neighborhood or its occupants, or be substantially or permanently injurious to neighboring property. It shall disapprove or conditionally approve any application which fails to meet the above criteria or is in conflict with the comprehensive plan or the adopted growth policies of the city.

d. The site plan shall be submitted to the city manager or his duly authorized representative ten working days prior to the submission to the planning and zoning commission for review. The city manager or his designee shall review these plans as quickly as possible, but in no case shall he delay submission beyond one planning and zoning commission meeting.

e. Appeals of the decision of the planning and zoning commission shall be in accordance with section 1.24 of article V.

Sec. 1.16-1.17 [Reserved]

SECTION 6 – SEVERABILITY

If any part or parts of this Ordinance are found to be invalid or unconstitutional by a court having competent jurisdiction, then such invalidity or unconstitutionality shall not affect the remaining parts hereof and such remaining parts shall remain in full force and effect, and to that extent this Ordinance is considered severable.

SECTION 7 – SAVINGS CLAUSE

Except as hereby amended, any provisions 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 – EFFECTIVE DATE; PUBLICATION

The Ordinance shall take effect 10 days 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 9 – REPEALING CLAUSE

All ordinances or parts of ordinances in conflict with this ordinance are hereby repealed.

SECTION 10 – CUMULATIVE

This ordinance shall be cumulative of all ordinances of the City of Pharr, Texas, and of all laws of the State of Texas.

SECTION 11 – 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 THE FIRST READING BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the _____ day of _____ ___, 2021.

CITY OF PHARR

_____
AMBROSIO HERNANDEZ
MAYOR

ATTEST:

_____
HILDA PEDRAZA, CITY CLERK

PASSED AND APPROVED ON THE SECOND READING BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the _____ day of _____ ___, 2021.

CITY OF PHARR

_____
AMBROSIO HERNANDEZ
MAYOR

ATTEST:

_____
HILDA PEDRAZA, CITY CLERK

PASSED AND APPROVED ON THE THIRD READING BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the _____ day of _____ ___, 2021.

CITY OF PHARR

_____
AMBROSIO HERNANDEZ
MAYOR

ATTEST:

_____
HILDA PEDRAZA, CITY CLERK

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 7.B.
DATE SUBMITTED: March 31, 2021
MEETING DATE: April 5, 2021

FROM: Hilda Pedraza, City Clerk

DEPARTMENT: HR

DIRECTOR: Veronica Ramirez

Agenda Item: 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. ***(3rd and Final Reading)***

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

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.

Fiscal Consideration: Difference of $10,500

Staff Recommendation: Staff recommends approval of updated Ordinance.

Alternatives: NA

Exclude Material from Public Packet? No
Reason: NA

ROUTING:

Hilda Pedraza	Created/Initiated - 3/31/2021
Anali Alanis	Approved - 4/1/2021
Karla Saavedra	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

ORDINANCE NO.

AN ORDINANCE AMENDING THE CODE OF ORDINANCES NO. O- 2020-38 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	45	**0**	45
Engineer	18	**1**	19
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 _____, 2021.

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 _____, 2021.

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 _____, 2021.

CITY OF PHARR

ATTEST:

_____
Ambrosio "Amos" Hernandez, Mayor

_____
Hilda Pedraza, City Clerk

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 7.C.
DATE SUBMITTED: April 1, 2021
MEETING DATE: April 5, 2021

FROM: Edward Wylie, City Manager

DEPARTMENT: Administration

DIRECTOR: Edward Wylie

Agenda Item: Consideration and action, if any, on Ordinance creating an Emergency Medical Services Department within the City of Pharr ***(Adoption on 2nd Reading)***.

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

Issue: This item will be discussed in executive session

Fiscal Consideration: TBD

Staff Recommendation: Approval

Alternatives: Disapproved

Exclude Material from Public Packet? Yes
Reason: On going negotiations

ROUTING:

Edward Wylie	Created/Initiated - 4/1/2021
Karla Saavedra	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

ORDINANCE NO: O-2021-

AN ORDINANCE ESTABLISHING AN EMERGENCY MEDICAL SERVICES DEPARTMENT; DUTIES; INCLUSION IN PHARR CODE OF ORDINANCES; ADOPTION OF RELATED LAWS; RATIFICATION OF PRIOR ACTS; REPEALING CONFLICTING ORDINANCES AND EFFECTIVE DATE

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

SECTION 1: DEPARTMENT ESTABLISHED.

The Emergency Medical Services Department shall be created pursuant to the City charter, municipal chain of authority and city employment policy. This Ordinance and provisions herewith shall be included in the Pharr Code of Ordinances. All acts occurring prior to the effective date of this Ordinance shall be ratified and adopted.

SECTION 2: AUTHORIZATION.

As matters related to procurement practices, public safety and welfare of the residents of the City of Pharr, the Emergency Medical Services Department shall be authorized to carry out any and all duties and responsibilities as directed by the City of Pharr and as allowed by law.

SECTION 3: CREATION AND DUTIES OF THE EMERGENCY MEDICAL SERVICES DEPARTMENT.

(A) The Emergency Medical Services Department is hereby created.

(B) The creation of the following positions is authorized:

1. An Emergency Medical Service Chief full time exempt position; and
2. An Assistant Emergency Medical Services Chief full time exempt position;
3. Three (3) Shift Captains full time hourly positions;
4. An Administrative Assistant full time hourly position;
5. Twelve (12) Emergency Medical Technician – Paramedics full time hourly positions;
6. Twelve (12) Emergency Medical Technician – Basic / Advanced full time hourly positions: and
7. Other positions may be authorized by the Board of Commissioners as the need arises.

(C) The department shall provide:

1. Emergency Medical Services response within the City;

2. Emergency Medical Services and/or Non-emergency Transport services with other governmental entities via an Inter-local agreement.
3. Non-emergency Transport services.

SECTION 4: CUMULATIVE.

This Ordinance shall be cumulative of all other ordinances dealing with the same subject and other ordinances in direct conflict with this Ordinance is herewith repealed and this Ordinance shall supersede and provisions in conflict herewith; all other provisions of the above-described ordinance shall remain in full force and effect.

SECTION 5: SEVERABILITY CLAUSE.

Any and all ordinances in conflict with this ordinance are repealed. 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, and other guidelines as directed.

SECTION 6: EFFECTIVE DATE; PUBLICATION.

This Ordinance shall take effect immediately upon passage by a vote of not less than a majority of all the members of the Board of Commissioners and executed by the Mayor and City Clerk following not less than two (2) readings of the ordinance in accordance with Texas Local Government Code Section 212.134(f), and also in caption form as allowed under Section 9 of the Pharr City Charter.

This Ordinance may be published, after passage, in one issue of the official paper.

SECTION 7: **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 THE FIRST READING BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the 5th day of April, 2021.

CITY OF PHARR

_____

AMBROSIO HERNANDEZ

ATTEST: MAYOR

_____
HILDA PEDRAZA, CITY CLERK

PASSED AND APPROVED ON THE SECOND AND FINAL READING BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the 19th day of April, 2021.

CITY OF PHARR

_____
AMBROSIO HERNANDEZ
MAYOR

ATTEST:

_____
HILDA PEDRAZA, CITY CLERK

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 7.D.
DATE SUBMITTED: April 1, 2021
MEETING DATE: April 5, 2021

FROM: Edward Wylie, City Manager

DEPARTMENT: Administration

DIRECTOR: Edward Wylie

Agenda Item: Consideration and action, if any, on Ordinance Amending O-2017-13, Chapter 50, Article III of the City Code of Ordinances Regulating Ambulance Service in the City of Pharr; Declaring that the City of Pharr will be the Sole Primary Provider of Emergency Ambulance Service within the City ***(Adoption on 1st Reading)***.

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

Issue: this ordinance will establish the daily operations and over functions of the EMS Department and set regulations for private ambulance service

Fiscal Consideration: N/A

Staff Recommendation: Approval

Alternatives: disapprove

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

ROUTING:

Edward Wylie	Created/Initiated - 4/1/2021
Karla Saavedra	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
City Management Office	New - 1/1/1900

ORDINANCE NO. O-2021-__

AN ORDINANCE OF THE CITY OF PHARR AMENDING O-2017-13, CHAPTER 50, ARTICLE III OF THE CITY CODE OF ORDINANCE REGULATING EMERGENCY AMBULANCE SERVICE IN THE CITY OF PHARR; DECLARING THAT THE CITY WILL BE SOLE PROVIDER OF EMERGENCY AMUBLANCE SERVICE WITHIN THE CITY, PROVIDING FOR PENALTY; REPEALING PRIOR ORDINANCES, PROVIDING FOR SEVERABILITY; PROVIDING FOR PUBLICATION; AND PROVIDING FOR AN EFFECTIVE DATE

WHEREAS, a privately owned and operated ambulance company had furnished public and emergency ambulance service to the Citizens of Pharr for many years; and

WHEREAS, such privately owned and operated ambulance company is on the verge of discontinuing such ambulance services in the City of Pharr in April of 2021; and

WHEREAS, the continuance of emergency and non-emergency ambulance services and emergency medical services to the citizens of Pharr is of utmost important to the health, safety, and welfare of the Citizens of Pharr, and

WHEREAS, the City Commission of the City of Pharr, Texas has investigated and determined that there is a public need for emergency and non-emergency ambulance services; and that the further regulation and provision of such ambulance services is intended to be a valid exercise of police power by the City; and

WHEREAS, the City Commission has decided to provide emergency ambulance services, as, in the judgment of the City Commission, are necessary and reasonable for the continuing health, safety, and welfare of the citizens of Pharr; and

WHEREAS, the City deems it in the best interest of the Citizens that it declare that the City of Pharr Emergency Medical Services Department ("City EMS") will be the sole provider of emergency ambulance services within the City of Pharr city limits; and

WHEREAS, in order to safely and effectively manage the number of private ambulances within the City, it is in the best interests of the citizens of the city to adopt regulations governing private ambulance service in the City; and

WHEREAS, the City Commission therefore desires to amend the City's Code of Ordinances, Chapter 50 Article III as set forth herein.

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

Findings Incorporated. The findings set forth above are incorporated into the body of this Ordinance as if fully set forth herein.

Purpose. The purpose of this Ordinance is to declare that the City of Pharr Emergency Medical Services Department is the sole provider of emergency ambulance response to emergency calls for service and to regulate private ambulance service within the City.

SEC. 50-86. DEFINITIONS. As used herein the following words shall have the meaning indicated:

(a) **ALS** means advanced life-support emergency medical service vehicle qualification. A vehicle qualifies as an advanced life-support emergency medical services vehicle if it:

(1) When response-ready or in-service, authorized EMS vehicles operating at the ALS level shall be staffed at a minimum with one EMT Basic and one AEMT or EMT- Intermediate

(2) has sufficient equipment and supplies for providing intravenous therapy and endotracheal or esophageal intubation; and

(3) has two-way radio communications.

(b) **Ambulance** means any vehicle equipped or used for transporting wounded, injured, or sick persons, but specifically excludes funeral coaches and vehicles used for patient transfers.

(c) ~~**Ambulance Call** means the act of responding with an ambulance to a request for transportation of a sick or injured person. **Not used in here.**~~

~~(d)~~ **Ambulance Personnel** means a person who has the duty of performing or assisting in the performance of an ambulance call, including ~~driving~~driving, or acting as an attendant on an ambulance.

(~~e~~d) **BLS** means basic life-support emergency medical services vehicle qualification. A vehicle qualifies as a basic life-support emergency medical services vehicle if it is designed for transporting the sick or injured and has sufficient equipment and supplies for providing basic life-support.

(~~f~~e) **City** means and refers to the City of Pharr, Texas, and its City limits.~~, including its extraterritorial jurisdiction. DO WE INCLUDE ETJ?~~

(~~g~~f) **Critical Care Transport** means the provision of medical care by a critical care transport team to a patient requiring critical care transport by a critical care transport agency such that the failure to initiate on an urgent basis or maintain during transport acute medical interventions, pharmacological interventions, or technologies would likely result in sudden, clinically significant or life threatening deterioration in the patient's condition.

(~~h~~g) ~~**Director** DO WE CHANGE THIS TO EMS CHIEF? means the director of the department designated by the City Manager to enforce and administer this article, or the director's authorized representative.~~

~~(i)~~ **Emergency ambulance** means an ambulance used, designed or redesigned for the purpose of transporting the sick or injured, providing basic life-support, advanced life-support, or mobile intensive care, the rendering of first aid, and/or assisting in rescue operations while the vehicle is being operated under emergency conditions.

(j~~h~~) ~~**Emergency Care** means care provided to the sick or injured during emergency transportation to a medical facility and includes any necessary stabilization of the sick or injured in connection with that transportation. **NOT USED IN HERE**~~

~~(k)~~ **Emergency/9-1-1 call** means a request for ambulance service in which the element of time in transporting the sick, injured or wounded for medical treatment is essential to the health or life of such person.

(~~l~~i) **Emergency circumstances** means the existence of circumstances in which the element of time in transporting the sick, injured or wounded for medical treatment is essential to the health or life of such person.

(j~~m~~) **Emergency medical service advisory designee (EMSAD*)*** means the individual (normally the EMS~~fire~~ ~~c~~Chief or his designee) authorized to oversee the operation of the ambulance service system~~ and the performance of the awarded company under the terms of the contract~~.

(~~n~~k) **Emergency patient** means a person in whom a sickness or injury may cause a significant risk to the person's life or limb. Such sickness or injury may include, but is not limited to, trauma (major injury to the body, head, or extremities), chest pain, abdominal pain, unconsciousness, delirium, imminent delivery of a child, and serious infection.

(~~o~~l) **Emergency run** means an emergency ambulance trip, that may require ~~requiring~~ the use of warning lights or sirens, to the place where an emergency exists or from the place of the emergency to a hospital, medical clinic or office, or other appropriate destination for the patient.

~~(i) **Emergency service** means the company that has been awarded the current emergency ambulance service contract and has been granted a license from the City of Pharr in conjunction of the execution of such contract.~~(m) **EMS Chief** means the director of the EMS Department designated by the City Manager to enforce and administer this Ordinance, or the Director's authorized representative.

~~(p) **Licensee** means the company that has been awarded the current emergency ambulance service contract and has been granted a license from the City of Pharr in conjunction of the execution of such contract.~~

~~(p) **Pharr Public Safety Communication Center** means the central communications center of the Pharr Police and Fire Department or EMC????~~

(~~q~~n) **MICU** means mobile intensive care unit. Emergency ambulance service that utilizes a vehicle designed and qualified as an advanced life-support emergency services vehicle as defined herein and has sufficient equipment and supplies to provide cardiac monitoring, defibrillation, cardioversion, drug therapy, and two-way radio communication, and ~~has qualified personnel to render such services~~ when

response-ready or in-service, authorized EMS vehicles operating at the MICU level shall be staffed at a minimum with one EMT Basic and one certified or licensed EMT-Paramedic.

(o~~r~~) **Neonate/Pediatric Transport Personnel** means a registered nurse, physician, or respiratory therapist specially trained in the emergency and transport care of newborn and pediatric patients.

(p~~s~~) **Operate** means to drive or to be in control of an ambulance.

(q~~t~~) **Operator** means the driver of an ambulance, the owner of an ambulance, or the holder of a private ambulance service license.

(r~~u~~) **Owner** means the person to whom state license plates for a vehicle were issued.

(s~~v~~) **Person** means any individual, corporation, business, trust, partnership, association, or other legal entity.

(t) **Pharr Public Safety Communication Center** means the central communications center of the City of Pharr.

(~~w~~u) **Private ambulance** means an ambulance constructed, equipped, and used for transporting sick, injured, or deceased persons under circumstances that do not constitute an emergency and have not been represented as an emergency.

(v~~x~~) **Private ambulance service** means the business of transporting, for compensation, sick, injured, or deceased persons under circumstances that do not constitute an emergency and have not been represented as an emergency. (BUT SEE DEFINITNION OF TRANSPORT SERVICE)

(w~~y~~) **Private Ambulance Service Registration** means a permit issued by the City to allow a private ambulance service to operate within the City. A private ambulance service becomes registered when it applies, meets the requirements specified in this Ordinance, and has been approved by the City.

(x~~z~~) **Registered Agency** means a person or entity authorized under this article to engage in private ambulance service. The term includes any owner, operator, driver, ambulance personnel, employee, or agent of the licensed business, but does not include a subcontractor.

(y~~aa~~) **Response time** means the total elapsed time between the moment the licensee's dispatch center personnel have received a request for services and patient location (i.e., "time call received") and the moment the licensee's responding unit arrives upon the scene of the emergency incident (i.e., "time unit arrived").

(z~~bb~~) **Special event** means any parade, sporting event, concert, or other event or gathering requiring on-site standby medical personnel.

(aa~~cc~~) **Specialized Emergency Medical Services Vehicle** means a vehicle that is designed for responding to and transporting sick or injured persons by any means of transportation other than by standard automotive ground ambulance or rotor or

fixed wing aircraft that has sufficient staffing, equipment, and supplies to provide for the specialized needs of the patient transported. This category includes, but is not limited to, watercraft, off-road vehicles, and specially designed, ~~configured~~configured, or equipped vehicles used for transporting special care patients such as critical care or burn patients.

(bb~~dd~~) **Street** means any street, alley, avenue, boulevard, drive, ~~highway~~highway, or other surface commonly used for the purpose of travel within the corporate City limits of the City. ~~ETJ??~~

(cc~~ee~~)**Transport Service** shall ~~include:.~~include:

1. ~~Shall include t~~The non-emergency pickup and delivery within the limits of the City ~~and its ETJ of sick,~~ of sick, injured, or wounded persons where the element of time in transporting said sick, injured, or wounded persons (patients to or from a hospital, rest home, or other health care facility) is not essential to the health or life of such patient. Such transport vehicles shall be at a BLS as a minimum during the transport of a patient. The transport service regulated hereby does not regulate the pickup of a patient outside the City.
2. Responding to an Emergency/ 9-1-1 Call~~(assisting the City contracted ambulance company)~~. Such transport vehicles shall have as a minimum of a MICU vehicle and a paramedic attendant, unless directed otherwise by City emergency personnel (~~i.e.~~i.e., major emergency situations with multiple injuries).

SEC. 50-87 AMBULANCE SERVICES PROVIDED BY CITY EMERGENCY MEDICAL SERVICES DEPARTMENT

A. The City Emergency Medical Services Department (City EMS) shall provide all emergency ambulance response to emergency calls for service within the City except as provided herein.
B. The City EMS department shall be the sole primary ~~also exclusively~~ provider of all ~~Transport Service and Special Event~~ emergency medical services upon the streets, alleys or any public way or place within the City; provided, however, the City EMS Department may authorize registered private ambulance services to provide transport service and special event services when City EMS Services are not available.
C. The City shall charge fees for non-emergency and emergency ambulance services in the City provided in response to all calls for service received by the City EMS Department ~~requesting the services~~.
D. The person receiving emergency ambulance service, whether transported by ambulance or treated without being transported by ambulance and any person contracting for the service shall be responsible for payment of all fees. In the case of service received by a minor, the parent or guardian of the minor shall be responsible for payment of all fees.

SEC. 50-88 ~~CITY LICENSE REQUIRED~~ PRIVATE AMBULANCE SERVICE REGISTRATION REQUIRED.

A. A person commits an offense if he operates a private ambulance service within the City without a valid private ambulance service registration issued by the City or operates or attempts to operate a private emergency ambulance service within the City in violation of this Ordinance. Proof of registration shall be prominently displayed on the rear driver side of the ambulance.

B. A person commits an offense if he advertises or causes to be advertised the operation of a private ambulance service that does not have a valid private ambulance service registration granted under this Ordinance when the advertisement is reasonably calculated to be seen by persons seeking private ambulance service in the City.

C. A person commits an offense if he~~y~~ transports or offers to transport, for compensation, a sick, injured, or deceased person by private ambulance from a location within the City to a location either inside or outside the City without holding or being employed by a person holding a valid private ambulance service registration issued under this Ordinance.

D. A person commits an offense if he hires or employs a private ambulance service to pick up a sick, injured, or deceased person in the City when he knows the private ambulance service does not have a valid private ambulance service registration under this Ordnance.

E. No person shall furnish, operate, conduct, maintain, ~~advertise~~advertise, or otherwise be engaged in the operation of medical transfer services upon the streets of the City without first having registered in accordance with the terms and provisions of this Ordinance.

F. An exception shall be made on emergency services furnished for calls originating outside the City.

G. Specialized Emergency Medical Services Vehicles are exempted from the registration requirements of this Ordinance.

~~It shall be unlawful for any person to engage in furnishing emergency or non-emergency service within the City by operating or driving or causing to be operated or driven an emergency or non-emergency ambulance upon the public streets of the City without first having obtained a license, which shall be prominently displayed on the rear driver side of the ambulance, as hereinafter provided. An exception shall be made on emergency services furnished for calls originating outside the City. Air ambulance companies are exempted from licensing requirements of this chapter.~~

~~It shall be an affirmative defense to any prosecution brought under this section that the emergency ambulance service in question was provided in response to a call~~

~~or request from a private citizen or specifically requested by an officer or employee of the City.~~~~do we want this exception?~~

SEC. 50.89 PRIVATE AMBULANCE REGISTRATION REQUIREMENTS ~~APPLICATION FO~~

~~R LICENSE.~~

~~T~~To obtain a private ambulance service registration, a person must make written application ~~Applications for licenses under this division shall be made~~ to the EMS Chief containing the following: ~~City Manager or his designee and shall contain the following~~:

(1) The name, telephone number, address, and e-mail address of the owner(s) of the ambulance service, the trade name under which applicant does business, and the street address and telephone number of the business establishment from which the private ambulance service will be operated.

(2) The form of business of the applicant and, if the business is a sole proprietorship, partnership, corporation, or association, a copy of the documents establishing the business and the name and address of each person with a direct interest in the business.

(3) A brief description of the experience and history of the ambulance service as well as a minimum of three references, one of which must be from a hospital located in Hidalgo County, with the name and business phone number of a contact person, capable of evaluating the ambulance service provider in a comprehensive manner.

(4) Proof of a registration from the Texas Department of State Health Services to operate as an emergency medical services provider.

(5) A brief description of the method by which emergency ambulance service is to be provided and coordinated with local hospitals, ~~police~~police, and fire departments, and 911 emergency service, as applicable, in the City.

(6) The location and description from which the ambulance(s) will operate within the service delivery districts.

(7) The number and description of the ambulance(s), including photos, the make, model, year of manufacture, Vehicle Identification Number, state license number for the current year, ~~motor and chassis number,~~ and a description of the equipment in each ambulance for providing emergency medical service.

(8) Identity of the persons who will operate the ambulance(s) and their certifications issued by the Texas Department of State Health Services. ~~, their social security number, list of training classes, date of issue and numbers of all E.M.S. certifications held by each of such persons pertaining to ambulance and emergency medical service required by the Texas Department of Health.~~

(9) A statement that the applicant agrees to comply with this Ordinance and all local, state, and federal laws. ~~[division and all laws and] Ordinances applicable to~~

~~ambulance or emergency ambulance service, and proof that the applicant has all required licenses and required equipment.~~

(10) A statement that the applicant will render satisfactory and efficient ambulance service in accordance with criteria and standards generally recognized in the emergency ambulance business.

(11) A certificate of insurance verifying insurance in the amounts set forth in this division for the full term of the proposed registration ~~license~~.

SEC 50-90~~89~~. REQUIREMENTS FOR ISSUANCE OF REGISTRATION ~~LICENSE.~~

(A) ~~T~~The ~~Fire Chief~~ EMS Chief or his/her designee may recommend the issuance of a registration ~~license t~~to the City Manager if he/she determines:

(1) That the applicant maintains a sufficient number of ambulances with adequate equipment to efficiently serve the general public in the City and that the granting of such license will promote the health, safety, and general welfare of the general public.

(2) That the applicant has filed with the ~~Fire Department~~ EMS Chief or his/her designee insurance policies providing insurance coverage for each vehicle owned or operated by the applicant for injury to or death of persons in accidents resulting from any cause for which the owner or operator of the vehicle would be liable on account of any liability imposed on such person by law, regardless of whether the ambulance was being driven by the owner or owner's employee, agent, agent, or lessee. Applicant shall provide coverage in all categories equivalent to the 911 contract provider:

(3) Liability for injury to any one person, $1,000,000

(a) Liability arising out of one occurrence, for injury to one or more persons arising out of one occurrence, $1,000,000.

(b) Property damage, per occurrence, $1,000,000.

(c) The applicant has provided a certificate of malpractice insurance of $1,000,000 for each claim. The applicant shall provide malpractice insurance on "occurrence" rather than a "claims made" basis. That is, as long as the incident occurred during the policy period, coverage shall be provided no matter when the claim is made, even if the claim is made several months or years after the actual event took place or after this contract or the insurance policy expires.

(d) The certificate of insurance shall show general liability coverage for the applicant in the amount of $1,000,000.00. If a license is issued, the licensee shall name the City as an additional insured on such policies.

(e) Insurance required under this section must include: (1) a cancellation provision in which the insurance company is required to

notify the City EMS Department in writing not fewer than ten (10) days before canceling, failing to renew, or making a material change to the insurance policy; and (2) a provision to cover all vehicles, whether or not owned by the registrant, operating under the private ambulance service registration.

(4) That the applicant and applicant's agents and employees hold all licenses required by state laws.

(5) That a satisfactory method of communication between ~~licensee~~ registrant and the City EMS Department ~~Fire Department and Police Department~~, including any agency within the City which may be tasked with enforcement of this chapter, has been agreed upon.

(6) All applicants shall make their ambulances available for an inspection at a time and date set by the City EMS Chief ~~Fire Chief~~ or his designee.

(7) As a condition of obtaining a registration ~~license~~, the applicant or its designated agent shall execute a hold harmless, defend and indemnification agreement with the City.

(B) The recommendation made by the City EMS Chief ~~Fire Chief~~ or his/her designee may be appealed to the City Manager.

(C) The City Manager shall make a final determination which shall be final and not appealable.

(D) Issuance of Registration ~~License~~.

(1) After receipt of an application for ~~a license~~ registration as required by this chapter, the City EMS Chief and/or his/her designee shall consider such application and shall review any information the applicant may wish to present.

(2) Upon receipt of a recommendation by the ~~Fire Chief~~ City EMS Chief or his/her designee a final determination shall be made by the City Manager, which shall be final and conclusive and without appeal.

(E) ~~License~~ Registration Issuance Requirements.

~~T~~The public convenience and necessity require the proposed ambulance or transport service for which the application has been submitted. In determining whether public convenience and necessity require the ~~licensing~~ registration of the proposed ambulance or transport service, the City Manager and/or his/her designee shall consider whether the public is, at the time, adequately served, the financial responsibility of the applicant, the number, kind and type of equipment, certification levels of personnel on units, the schedule of rates proposed to be charged, the increase traffic congestion upon the streets of the City, the demand for increased parking space upon the streets which will result, whether the safe use of the streets by the public, both vehicular and pedestrian, will be preserved, and such other facts as may be relevant to the above, including the services provided by the City EMS Department ~~Fire Department~~ at this time.

SEC. 50-91. - REQUIREMENTS FOR ~~LICENSEES~~ REGISTRANTS.

(a) Minimum equipment and facilities.

(1) ~~The City designated 911 provider shall provide and maintain in a safe and operational manner a minimum of five ambulances with licenses issued by the state department of health in accordance with V.T.C.A., Health and Safety Code §§ 773.001 et seq. and 774.001 et seq.~~

~~(2)~~ All persons operating such ambulances and rendering emergency service shall have all licenses and/or certificates required by state law and shall comply with all rules and regulations prescribed by the Texas ~~s~~State of State Health Services. ~~department of health. The primary ambulance(s) shall be type I or type III modules equipped with, at a minimum, advanced life-support capability. Except for time down for repairs, both units must be in service, or immediately available for service. If an ambulance is to be out of service for more than four hours, or if both units are out of service simultaneously, the licensee must obtain replacement units for the period of unavailability and must notify E.M.S.A.D. Units, equipment and supplies shall be maintained in sanitary conditions consistent with state department of health requirements. Each ambulance shall be identified by four-inch letters, numbers or a combination thereof prominently displayed on the sides, front and rear of each unit.~~

(~~3~~2) ~~All other non-emergency ambulance service providers (transport services) shall follow state guidelines on equipment, vehicles, and manpower requirements as set by state guidelines.~~

~~(4) The licensee registrant must demonstrate that a training facility of continuing education for licensee's registrant's staff, whether paid or volunteer, is readily available.~~ The registrant ~~licensee~~ shall maintain an office in Hidalgo County which is accessible to the public and staffed at least 30 hours per week during normal working hours.

(b) Personnel and Staffing Requirements.

(1) All ambulances of ~~the licensee~~ registrant shall be staffed with personnel in accordance with state department of health guidelines and Title 25, Texas Administrative Code.

(2) ~~Each member of the City's designated 911 provider's staff must have at least one year of EMS field experience.~~

~~(3)~~ One hundred percent of the ~~licensee's~~ registrant's emergency response staff shall possess current basic EMT or higher qualifications.

(4) The ~~licensee~~ registrant shall require that all personnel wear uniforms during the performance of their duties, which uniforms shall be adopted by registrant~~licensee~~ and which will allow the general public to readily identify such personnel as emergency ambulance personnel.

(5) When on duty, ~~licensee's~~ registrant's personnel shall carry on their person photo identification cards and certifications issued by the state department of health establishing their certification.

(c) Operation of Ambulances.

(1) No company, except as stated in Section 50-~~87~~ 88, shall operate any ~~emergency~~ ambulance upon the public streets in rendering ambulance ~~emergency~~ services in response to ~~emergency~~ calls unless holding a valid ~~license~~ registration from the City, and until such ambulance has been certified for such usage by the ~~Fire Chief~~ City EMS Chief or his/her designee, and the owner of such ambulance and the person operating same have complied with all rules and regulations prescribed by the City, and shall have complied with the statues of the state pertaining to the operation of ambulances and are the holders of valid permits and/or licenses for such purpose. ~~Only the designated 9-1-1 provider for the City is eligible to acquire the emergency license.~~

(2) No company shall operate any ambulance upon public streets in rendering of non-emergency services, such as transferring patients from hospitals, nursing homes, physicians' offices or other medical facilities or private residences, unless holding a valid ~~license~~ registration from the City and until such ambulance has been certified for such usage by the City EMS Chief ~~Fire Chief~~ or his/her designee, and the owner of such ambulance and the person operating same have complied with the rules and regulations prescribed by the City, and have complied with the statues of the state pertaining to the operation of ambulances and are holders of valid permits and/or licenses for such purposes. It shall be unlawful for any company to operate an ambulance within the City without displaying a valid City of Pharr private ambulance service registration license. ~~It is a defense to prosecution if the service originated outside the City.~~

(3) ~~License~~ Private ambulance service registrant's ~~holder's~~ facilities and ambulances are subject to random inspection for Ordinance compliance by applicable City staff. ~~License~~ Registrant holder shall also make records available for review to applicable City staff to determine Ordinance compliance.

(4) It shall be unlawful for the owner, operator, or any employee of an establishment or any person to knowingly hire or summons any ambulance in violation of this Ordinance.

SEC. 50-92. - TERM OF LICENSE; RENEWAL.

A private ambulance service registration expires one year from the date of issuance. ~~Any license granted shall be valid for a period of one year.~~ Furthermore, upon successful acquisition of a new ambulance service contract the ~~licensee~~ registrant will be required to prepay the fee in reference to the length of time of the contract and complete the renewal application for registration~~the license~~.

~~In the event of the termination of the ambulance service contract either by the City or the provider, any and all licenses granted in the fulfillment of the contract will become null and void and the licensee's fees paid for the license will be reimbursed on a per year basis only.~~ ~~What?~~

SEC. 50-93. ~~– LICENSE~~ REGISTRATION FEES.

(1) ~~*License*~~ *Registration Fees*. All registrations ~~licenses~~ issued under the terms hereof shall terminate one year from the date of issuance and may be renewed by filing a renewed application at least 30 days prior to such date. Prior to the issuance of an approved registration ~~license~~, the applicant shall pay a sum of $500.00 to the City, which sum is considered as the reasonable and necessary cost to administer this chapter and ~~licenses~~ registrations issued hereunder.

(2) *Inspection fees.* A successful applicant shall pay for such license the sum of $150.00 per every ten ambulances presented for inspection~~,~~. ~~which~~Said sum is considered as the reasonable and necessary cost to administer this chapter and ~~licenses~~ registrations issued hereafter. The registration ~~license~~ sticker must be displayed clearly on the left rear door of the ambulance. If the ambulance unit fails inspection, the company will be given 30 days to bring vehicle back for re-inspection, if the ambulance company is not in compliance within those 30 days, the ~~license~~ registration fee will not be refunded.

SEC. 50-94. – PRIVATE AMBULANCE SERVICE REGULATIONS ~~RESPONSE TO CITY-ORIGINATED EMERGENCY CALLS REQUIRED.~~

A. It shall be unlawful for any person, either as owner, agent or otherwise, other than a member of the City EMS Department, or any town, county, state or agency of the United States, or duly appointed representative of the City, to furnish, operate, conduct, maintain, advertise or otherwise be engaged in or profess to be engaged in the operation of emergency ambulance service, transport service, or special event EMS service, upon the streets, alleys or any public way or place within the City, for the purpose of treating and/or transporting patients within the City, except in the following circumstances:

1. A person shall operate an emergency ambulance within the City to render assistance during a catastrophe or major emergency, whether an emergency exists, if requested to do so by the City EMS Department, in writing via mutual aid agreement, ~~or Police Department,~~ when City EMS Department emergency ambulances are determined to be insufficient in number or inadequate for other reasons.
2. A registered agency may operate a private ambulance within the City as a backup emergency ambulance if requested to do so by the City EMS Department, in writing via mutual aid agreement, when City EMS Department emergency ambulances are not available for emergency calls, transport service, or special events.

~~3. A person may operate a private ambulance on an emergency run to a hospital within the City, if:~~

~~i. The emergency patient was picked up by the ambulance outside the City limits; and (ETJ??)~~

~~ii. The ambulance making the emergency run is licensed and operated in accordance with the Emergency Medical Services Act (Chapter 773, Texas Health and Safety Code), as amended.~~

~~4.~~3. A registered agency may operate a private ambulance on an emergency run if, upon providing transport within the City in response to transport that originated outside the City, the registered agency determines that an emergency exists requiring the sick or injured person to be transported with all practical speed to a hospital and notifies the City EMS Department of the emergency run.

~~5.~~4. A registered agency may operate a private ambulance on an emergency run if, while performing the service of maintaining a private ambulance at a particular location for a special event within the City, the registered agency determines that an emergency exists requiring ta sick or injured person to be transported with all practical speed to a hospital and notifies the City EMS Department of the emergency run.

~~6. A registered agency may operate a private ambulance on an emergency run to transport vital organs, including, but not limited to, hearts, lungs, kidneys and eyes, to or from a hospital within the City. We don't have a hospital here right now.~~

~~7. A registered agency may operate a private ambulance, critical care transport ambulance, or other specialized emergency medical service vehicle on an emergency run to transport a newborn, pediatric or other critical care patient from a lower-level skill facility to a higher-level skill facility if:~~

~~i. The patient's doctor has determined that an emergency exists; and~~

~~ii. The patient is accompanied by a neonate, pediatric or critical care transport personnel.~~

B. This prohibition does not apply to the operation of an air ambulance that is regulated and certified by the U.S. Federal Aviation Administration and that is operating in compliance with state licensing requirements.

C. Any person who operates a registered private ambulance on an emergency run under this section shall, if requested in writing by the City EMS Department, within 10 days of each emergency run, submit to the EMS Chief a report describing the circumstances requiring the emergency run.

D. In the event a patient dies while being transported from one place within the City to another place within or beyond its limits, the registrant of such ambulance shall:

1. Immediately notify the City EMS Department of such death, by two-way radio or telephone; and
2. Within twenty-four (24) hours of the incident, file a written report with the Chief of Police upon such forms as he may provide or prescribe, giving all

information therein required an any other relevant information which the Police Chief may require.

SEC. 50-95. INTENTIONALLY LEFT BLANK

~~Each person filing an application to operate a non-emergency ambulance or ambulance service within the City shall be deemed, by the filing of such application, to agree to respond to all emergency calls when requested to do so by originating from the City's EMS Department Fire Department or Police Department or contracted 9-1-1 provider and the acceptance of such calls, except for justifiable cause, to be determined by the Fire Chief EMS Chief and/or his designee and shall be a condition for the continuation of the license to operate such ambulance or ambulance service. Failure to comply may result in the revocation of the registration license. Provided, however, that only the City EMS Department 9-1-1 approved applicant may respond to emergency calls. It is an affirmative defense to prosecution if an ambulance operates in violation of this Ordinance and was summoned for emergency mutual aid by the City EMS Department Pharr 9-1-1 provider, Police and/or Fire Department.~~

~~SEC. 50-95. - CANCELLATION OF LICENSE REGISTRATION. WHY DO WE HAVE THIS SECTION IT'S SIMILAR TO THE PENALTY ONE~~

~~Should any registrant licensee fail to respond to an emergency call as herein provided for, without justifiable cause, or fail to transfer call, render satisfactory and efficient emergency ambulance service, or provide mutual aid when requested or fail to comply with any of the provisions of this chapter the City Manager shall have the right to cancel any such license upon recommendation from the Fire EMS Chief and/or his designee. The finding of the City Manager on such issue shall be final, conclusive and non-appealable. Any registrant license holder cancelled under this section may not reapply for a license registration for a period of six months.~~

SEC. 50-96. - ALLOWABLE CHARGES.

(a) Registrants ~~Licensees~~ are authorized to charge the rates prescribed and set forth in this division. The City will not guarantee payment of such fees, nor will it process billing for the registrant ~~licensee~~. Fees shall be paid by persons receiving the service directly to the registrant ~~licensee~~. ~~Licensees~~ Registrants shall not charge for equipment, medical supplies and/or services provided by the City. Licensees shall not charge more than 125 percent of the Medicare prevailing rate for the City of Pharr ~~and its E.T.J.~~ for transportation.

(b) The following rates shall be charged for emergency ambulance services in the City:

~~Airway maintenance: BVM $25.00~~

~~Airway maintenance: Combi/tube $125.00~~

Airway maintenance: ET tube/holder		$30.00
Airway maintenance: intubation		$125.00
Airway maintenance: oral airway	airway	$3.50
Base rate: ALS*		$600.00
Base Rate: BLS*		$500.00
Blood sugar: accuchek/glucometer		$5.00
Blood sugar: blood level strip		$5.00
Blood sugar: lancets		$1.00
Cardiac care: CPR		$150.00
Cardiac care: defib pads		$90.00
Cardiac care: defibrillation		$125.00
Cardiac care: EKG electrode		$2.00
Cardiac care: monitoring		$75.00
Gloves		$2.00
Hot pack/cold pack		$2.00
Immobilization: backboard		$60.00
Immobilization: cervical collar		$22.50
Immobilization: head blocks		$25.00
Immobilization: KED short board		$100.00
Immobilization: splints		$20.00
IV therapy: IO needle		$35.00
IV therapy: IV disposable supplies		$12.50
IV therapy: IV monitoring		$65.00
IV therapy: NaCl 500 ml		$1.50
IV therapy: saline lock disposable		$22.95
IV therapy: IV start/attempt		$125.00
Mileage: ALS (per mile)		$12.00

~~OB kit~~	~~$22.95~~
~~Oxygen: administration~~	~~$43.00~~
~~Oxygen: mask~~	~~$3.00~~
~~Oxygen: nebulizer~~	~~$3.00~~
~~Pharmaceuticals: Adenocard 6 mg~~	~~$115.75~~
~~Pharmaceuticals: Adenosine 6 mg~~	~~$115.75~~
~~Pharmaceuticals: Albuterol .083%/2.5 mg.~~	~~$4.35~~
~~Pharmaceuticals: Asprin~~	~~$1.00~~
~~Pharmaceuticals: Atropine sulfate 0.3 mg.~~	~~$12.50~~
~~Pharmaceuticals: Atrovent 0.18 mg~~	~~$15.00~~
~~Pharmaceuticals: Benadryl 50 mg~~	~~$5.00~~
~~Pharmaceuticals: Dextrose 50%~~	~~$15.00~~
~~Pharmaceuticals: Dopamine premix~~	~~$47.75~~
~~Pharmaceuticals: Epinephrine 1:10,000 1 mg~~	~~$12.50~~
~~Pharmaceuticals: Epinephrine 1:1,000 1 mg~~	~~$10.00~~
~~Pharmaceuticals: Lasix 20 mg~~	~~$10.00~~
~~Pharmaceuticals: Lidocaine~~	~~$13.50~~
~~Pharmaceuticals: Lidocaine drip~~	~~$30.00~~
~~Pharmaceuticals: Morphine sulfate 10 mg~~	~~$6.00~~
~~Pharmaceuticals: Narcan 1 mg~~	~~$30.00~~
~~Pharmaceuticals: Nitro spray~~	~~$25.00~~
~~Pharmaceuticals: Oral glucose~~	~~$10.00~~
~~Pharmaceuticals: Sodium bicarb 50 ml~~	~~$30.00~~
~~Pharmaceuticals: Thiamine 100 mg~~	~~$10.00~~
~~Pharmaceuticals: Lorazepam 2 mb~~	~~$12.45~~
~~Pulse oximetry~~	~~$27.00~~
~~Suctioning supplies~~	~~$21.75~~

~~Treatment on-scene, transport refused AMA $50.00~~

~~Unit sterilization/prep $25.00~~

~~Waiting time, unusual, over 30 minutes (per ½ hr) $37.50~~

~~Wound care/bleeding control $20.00~~

~~Wound care: burn sheet $12.50~~

~~Wound care: Kerlix $3.00~~

~~Wound care: sterile 4x4 $1.00~~

~~Wound care: sterile 5x9 ABD pad $1.00~~

~~Wound care: tape 1"—2" $1.50~~

~~Wound care: triangular bandage $2.00~~

ALS 2 AMBULANCE	Unit Price Amount	$1,050.00
14-24 GAUGE CATHETER	Unit Price Amount	$30.00
AIRWAY MAINTENANCE	Unit Price Amount	$100.00
ALCOHOL PREPS	Unit Price Amount	$2.20
ALS EMERGENCY AMBULANCE	Unit Price Amount	$850.00
ALS N-EMERGENCY AMBULANCE	Unit Price Amount	$850.00
ALS SUPPLIES	Unit Price Amount	$165.00
BAG VALVE MASK - ADULT	Unit Price Amount	$50.00
BAG VALVE MASK - CHILD	Unit Price Amount	$45.00
BANDAGES 5X9 / DRESSINGS	Unit Price Amount	$30.00
BETADINE PREP	Unit Price Amount	$2.00
BLEEDING CONTROL PROCEDURE	Unit Price Amount	$100.00
BLS EMERGENCY AMB	Unit Price Amount	$850.00
BLS NON-EMERG (3RD TRIP)	Unit Price Amount	$850.00

BLS NON-EMERGENCY TRANSPORT	Unit Price Amount	$850.00
BLS SUPPLIES	Unit Price Amount	$150.00
CARDIAC 12-LEAD/INTERPRETATION	Unit Price Amount	$100.00
CHEST DECOMPRESSION KIT	Unit Price Amount	$150.00
CHEST DECOMPRESSION PROCEDURE	Unit Price Amount	$150.00
CHEST TUBE MANAGEMENT	Unit Price Amount	$100.00
CLOTH TAPE - 2"	Unit Price Amount	$5.50
CLOTH TAPE 1"	Unit Price Amount	$5.50
COLD PACK / HOT PACK	Unit Price Amount	$45.00
CPAP - CONT AIRWAY PRESS VENT	Unit Price Amount	$150.00
CPAP CIRCUIT	Unit Price Amount	$100.00
CPR	Unit Price Amount	$150.00
DEFIB / CARDIOVERSION	Unit Price Amount	$200.00
DIPHENHYDRAMINE HCL INJ 50 MG	Unit Price Amount	$59.00
DISPOSABLE BLANKET	Unit Price Amount	$15.00
DRUG - ADENOSINE 1 MG	Unit Price Amount	$75.00
DRUG - DILTIAZEM 5MG VIA IV	Unit Price Amount	$75.00
DRUG - DOPAMINE HCL 40MG	Unit Price Amount	$75.00
DRUG - ORAL GLUCOSE	Unit Price Amount	$75.00
DRUG -METHYLPREDNISOLONE 125MG	Unit Price Amount	$75.00
DRUGS - ALBUTEROL 0.083% 3ML	Unit Price Amount	$30.00
DRUGS - ASPIRIN @ 81MG	Unit Price Amount	$4.00
DRUGS - ATROPINE @ 1MG 10ml	Unit Price Amount	$67.00

DRUGS - ATROVENT 0.5MG/2.5ML	Unit Price Amount	$75.00
DRUGS - BENADRYL 50 MG/ML 1ML1	Unit Price Amount	$75.00
DRUGS - DEXTROSE 50% 500ml	Unit Price Amount	$75.00
DRUGS - EPI 0.1 mg injectabl	Unit Price Amount	$75.00
DRUGS - EPI @ 1:10,000 1ml	Unit Price Amount	$75.00
DRUGS - FUROSEMIDE 20 MG	Unit Price Amount	$75.00
DRUGS - GLUCOSE 15G	Unit Price Amount	$75.00
DRUGS IV NORMAL SALINE 250CC	Unit Price Amount	$35.00
DRUGS - LABETALOL 10MG	Unit Price Amount	$75.00
DRUGS - LACTATE RINGERS 1000ML	Unit Price Amount	$75.00
DRUGS - LIDOCAINE 1% 10ML	Unit Price Amount	$75.00
DRUGS - MAGNESUIM SULFATE	Unit Price Amount	$100.00
DRUGS - MIDAZOLAM HCL 1 MG	Unit Price Amount	$75.00
DRUGS - MORPHINE SULFATE 2MG	Unit Price Amount	$75.00
DRUGS - NALOXONE 1 MG	Unit Price Amount	$75.00
DRUGS - Ondansetron HCl 1MG	Unit Price Amount	$75.00
DRUGS - PHENERGAN 25MG	Unit Price Amount	$75.00
DRUGS - SUCCINYLCHOLINE 20MG	Unit Price Amount	$75.00
DRUGS - THIAMINE 100 MG	Unit Price Amount	$39.80
DRUGS- Fentanyl citrate IV	Unit Price Amount	$75.00
DRUGS -NITROGLYCERIN TAB/SPRAY	Unit Price Amount	$35.00
DRUGS-SODIUM BICARB 8.4% 50mEq	Unit Price Amount	$75.00
EKG - ELECTRO PADS DISPOSABLES	Unit Price Amount	$28.00

EKG - PAPER STRIPS DISPOSABLES	Unit Price Amount	$3.00
EKG "UNILEAD" 12 LEAD ELECTROD	Unit Price Amount	$70.00
EMESIS BASIN / BAG	Unit Price Amount	$9.00
ENDTIDAL CO2 MONITOR-DETECTOR	Unit Price Amount	$75.00
ET STYLET - ADULT	Unit Price Amount	$11.00
ET STYLET - CHILD	Unit Price Amount	$11.00
ET TUBE	Unit Price Amount	$28.00
ET TUBE TAMER - ADULT	Unit Price Amount	$3.00
ET TUBE TAMER - CHILD	Unit Price Amount	$3.00
EXTRA ATTENDENT	Unit Price Amount	$75.00
GLOVES DISPOSABLES	Unit Price Amount	$7.00
GLUCOMETER	Unit Price Amount	$40.00
GLUCOSE MISC SUPPPLIES	Unit Price Amount	$29.00
IMMOBILIZATION - BACKBOARD SPL	Unit Price Amount	$100.00
IMMOBILIZATION - C-COLLAR	Unit Price Amount	$75.00
IMMOBILIZATION - HEAD BLOCKS	Unit Price Amount	$50.00
IMMOBILIZATION - SPIDER WEBING	Unit Price Amount	$25.00
IMMOBILIZATION PROCEDURE	Unit Price Amount	$150.00
INTRAOSSEOUS NEEDLE	Unit Price Amount	$150.00
INTUBATION	Unit Price Amount	$150.00
IV - 10 GTTS MACRO SET	Unit Price Amount	$30.00
IV - DRIP SET	Unit Price Amount	$30.00
IV - LACTATED RINGERS 1000ML	Unit Price Amount	$75.00

	Unit Price	
IV - SALINE FLUSH 10CC	Amount	$15.00
	Unit Price	
IV - START KIT	Amount	$75.00
	Unit Price	
IV - VENIGARD	Amount	$15.00
	Unit Price	
IV - VENIGUARD	Amount	$20.00
	Unit Price	
IV ADMIN SET	Amount	$49.50
	Unit Price	
IV PUMP	Amount	$75.00
	Unit Price	
IV SUPPLIES AND CATHETER	Amount	$175.00
	Unit Price	
KERLEX	Amount	$25.00
	Unit Price	
LEUR LOCK	Amount	$25.00
	Unit Price	
MAC/LARYNGOSCOPE BLADE-ALL SZS	Amount	$25.00
	Unit Price	
Midazolam hydrochloride 1MG	Amount	$75.00
	Unit Price	
NASAL INTUBATION KIT	Amount	$75.00
	Unit Price	
NEBULIZER	Amount	$28.50
	Unit Price	
NEBULIZER MASK	Amount	$40.00
	Unit Price	
NEEDLE 18G - 22G	Amount	$20.00
	Unit Price	
NON-REBREATHER MASK	Amount	$45.00
	Unit Price	
NON-REBREATHER MASK	Amount	$45.00
	Unit Price	
NPA (NASAL PHARIYNGAL AIRWAY)	Amount	$20.00
	Unit Price	
O2 TUBING	Amount	$8.00
	Unit Price	
ONDANSETRON HYDROCHLO INJ 1MG	Amount	$36.00
	Unit Price	
OPA (ORAL PHARIYNGAL AIRWAY)	Amount	$6.00
	Unit Price	
OXYGEN	Amount	$75.00
	Unit Price	
OXYGEN MASK/NASAL CANNULA	Amount	$50.00

PILLOW DISPOSABLES	Unit Price Amount	$10.00
PULSE OXIMETRY	Unit Price Amount	$30.00
RAPID SEQUENCE INDUCTION	Unit Price Amount	$150.00
RATE FLOW EXTENSION SET	Unit Price Amount	$75.00
SHEETS DISPOSABLES	Unit Price Amount	$16.50
SPECIALTY CARE TRANSPORT	Unit Price Amount	$1,050.00
STERILE - 4X4 OR 2 X 2	Unit Price Amount	$12.10
SUCTION - AIRWAY MAINT	Unit Price Amount	$30.00
SUPERGLOTIC AIRWAY	Unit Price Amount	$150.00
SYRINGE 1CC - 10CC	Unit Price Amount	$15.00
TRAUMA CONTROL PROCEDURE	Unit Price Amount	$150.00
TREATMENT / NO TRANSPORT	Unit Price Amount	$50.00
VACUTAINER HOLDER	Unit Price Amount	$5.50
VACUTAINER LUER ADAPT / NEEDLE	Unit Price Amount	$5.50
VENT - SINGLE USAGE CIRCUIT	Unit Price Amount	$50.00
VENTILATOR AIRWAY MAINTANCE	Unit Price Amount	$100.00
WAITING TIME 1/2 HR INCREMENTS	Unit Price Amount	$50.00

* If patient is pronounced dead at the scene of an incident after the ambulance is called, charges will be limited to base rate and any supplies used at the scene.

SEC. 50-97. -RECORDS REQUIRED.

~~The registrant licensee shall keep t~~True and accurate records of ~~its~~ activities in the City shall be kept as required by local, state, and federal law, ~~and its E.T.J.,~~ including the following:

(1) The number of emergency calls made;

(2) The name of the person requesting emergency service, and the location thereof;

(3) The time that the call was received, the time that the ambulance was dispatched and the time of arrival at the destination (the response time);

(4) The nature of the call; and

(5) The charges made for the call.

SEC. 50-98. - CITY'S RIGHT OF INSPECTION.

The City reserves the right to periodically inspect each and every registrant licensee, including inspection of all permits, licenses, certificates, records, and equipment of registrant licensees to ensure that all requirements of this division are being met, that the equipment provided meets all legal requirements, and to ensure that the personnel operating ambulances and rendering service hold current valid certifications issued by the state department of health and are properly trained in the operation of the ambulance, the use of all equipment and the performance of all required procedures.

SEC. 50-99. RESERVED RIGHTS OF CITY.

The City reserves the right to grant an exclusive contract, enter Interlocal Agreements and Mutual Aid Agreements, for emergency ambulance service for such period of time as it deems necessary to a qualified registrant licensee upon terms and conditions to be agreed upon between the parties, subject to the requirements and conditions of this division. If so designated, only the City EMS Department or its Designated 911 Pprovider shall respond to 911 emergency calls. The City also reserves the right to render emergency ambulance service with its own equipment and personnel.

SEC. 50-100. SUBSIDY BY CITY TO LICENSEE.

In the event the City enters into an exclusive contract for emergency ambulance service, the City may pay a subsidy to the ambulance service provider as part of such contract.

SEC. 50-1001. ASSUMPTION OF RISK, INDEMNITY OF CITY.

The registrant licensee, as a condition of the issuance of a registration license under this division, agrees to assume all risks incident to or in connection with the operation of an ambulance service within the City and its extraterritorial jurisdiction, and agrees to be solely responsible for all accidents, injuries, or damages of whatever nature to persons or property caused by or resulting from the registrant’s licensee's operation. The registrant licensee shall indemnify and hold harmless the City, its officers, agentsagents, and employees from any and all claims, suits, losses, damages, liens, or injuries to persons or property of whatever nature arising directly or indirectly from the registrant’s licensee's operation.

SEC. 50-101. UNLAWFUL OPERATIONS AND PROHIBITED ACTS.

It shall be unlawful for any person to intentionally or knowingly:

A. Follow any police car, ambulance or fire apparatus which is responding to an emergency call on the streets of the City.

B. Solicit on the streets of the City the business of transporting injured or sick persons.

C. Intercept any communication concerning emergency incidents within the City and divulge or publish the existence, contents, substance, purpose, effect or meaning of such intercepted communication and no such solicitor, owner or person, not being entitled thereto, shall receive or assist in receiving any such message emanating through the radio medium of the EMS, Police, or Fire Department for his own benefit or for the benefit of another solicitor, owner, operator, or person in the business of furnishing ambulance service.

D. Use on a vehicle a siren and/or emergency warning light(s) without prior authorization by the City EMS Chief, unless on an emergency run.

E. Use a uniform, insignia, badge, title, identification card, or vehicle marking for the purpose of identification to the public or others as an authorized provider of emergency medical services without prior approval from the City EMS Chief.

F. Operate or cause to be operated an ambulance on any street of the City or provide ambulance standby services at any location within the City without first having registered in accordance with this Ordinance or unless exempted therefrom by the provisions of this Ordinance.

G. Operate a private ambulance or use any equipment in providing private ambulance service that fails to comply with all minimum safety and equipment standards for a basic life support vehicle by the Emergency Medical Services Act (Chapter 773, Texas Health and Safety Code), as amended, or by any rule or regulation promulgated under that act.

H. Sell or attempt to sell any plan including subscription to provide any ground ambulance services within the City limits which are not allowed by this Ordinance or any applicable law. ~~What about ETJ??~~

I. Request the services of any ambulance which is not registered in accordance with the provisions of this Ordinance or exempted therefrom by the provisions of this Ordinance.

J. Give false information to induce the dispatch of an ambulance or helicopter rescue unit.

K. Give false information on applications for private ambulance registration.

SEC. 50-102. ENFORCEMENT; PENALTY FOR VIOLATION; INJUNCTION AND OTHER REMEDIES.

(1) Pharr Police Department Officers may assist in the enforcement of this Ordinance. A police officer, upon observing a violation of this Ordinance or the rules and

regulations established by this Ordinance, may take necessary enforcement action to ensure effective regulation of private ambulance service.

(2) Any person, company, ~~registrant~~registrant, or emergency service provider who violates any of the provisions of this Ordinance shall be guilty of a misdemeanor and each day the violation continues shall be a separate offense. Each offense shall be punishable by a fine not to exceed Five Hundred ($500.00) dollars.

(3) Any person, company, registrant, or emergency service provider who violates this Ordinance may have its registration cancelled by the City Manager on recommendation of the EMS Chief or his or her designee.

(4) The City Manager may enforce this Ordinance through injunctive relief and any other relief in a court of competent jurisdiction.

(5) This section shall not serve to limit any other remedies available to the City in law or equity.

~~(5)~~(6) Any registrant cancelled under this section may not reapply for registration for a period of six months.

~~Any person, company, registrant licensee or emergency service provider who knowingly violates any provision of this chapter may be fined no more than $1,000 per violation or have its license registration canceled by the City Manager on recommendation of the Fire EMS Chief or his or her designee. In addition to the above, the City may enforce this chapter through injunctive relief and any other relief in a court of competent jurisdiction.registrant~~

SEC. 50-103- MONTHLY REPORT REQUIRED

Registrants ~~Licensees~~ shall file a monthly written report to the EMS ~~Fire~~ Chief or his or her designee within ten days after the last day of each month, setting forth the date and time of each emergency call, the origin thereof, the address where such call was made, the place where such user was delivered, the elapsed time between receipt of call and completion of service.

SECTION 20: REPEAL OF CONFLICTING ORDINANCE

All Ordinances or parts of Ordinances in conflict with this Ordinance are hereby repealed.

SECTION 21: SEVERABILITY

The invalidity of any section, clause, sentence, or provision of this Ordinance shall not affect the validity of any other part thereof.

SECTION 22: PUBLICATION; EFFECTIVE DATE

The importance of the subject matter hereof creates an emergency and an imperative public necessity requiring the suspension of the rule that Ordinance be read on three separate days, and such rule 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. This Ordinance shall take effect upon its passage.~~on May 5, 2021.~~

PASSED AND APPROVED ON THE FIRST READING BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the _____ day of _____ , 20____.

CITY OF PHARR, TEXAS

_____
Ambrosio Hernandez
MAYOR

ATTEST:

_____
HILDA PEDRAZA, CITY CLERK

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 7.E.
DATE SUBMITTED: March 31, 2021
MEETING DATE: April 5, 2021

FROM: Elva Guajardo, Administrative Assistant

DEPARTMENT: Administration

DIRECTOR: Edward Wylie

Agenda Item: Consideration and action, if any, on Resolution authorizing emergency hiring in Parks and Recreation Department, Communications Department and Emergency Medical Services Department.

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

Issue: The Parks and Recreation department is requiring staffing for the seasonal summer recreation, athletic and aquatics programs. The Communications Department is hiring

Fiscal Consideration: N/A

Staff Recommendation: City Commission approve this item

Alternatives: N/A

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

ROUTING:

Elva Guajardo	Created/Initiated - 3/31/2021
Patricia Rigney	Approved - 4/1/2021
Sergio Alanis	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

STATE OF TEXAS **{}**

COUNTY OF HIDALGO **{}**

CITY OF PHARR **{}**

R E S O L U T I O N
NO: R-2021-____

WHEREAS, the City Charter prohibits increasing the personnel or payroll for any department of the city within sixty days before an election of Commissioners unless it be necessary to provide for an emergency first formally declared by resolution of the Board of Commissioners; and

WHEREAS, the City normally hires seasonal part-time summer staff for the Parks and Recreation Department. These positions are essential for the summer recreation athletic and aquatics programs; and

WHEREAS, the Pharr Parks and Recreation Department requires staffing and it would pose a deficiency on the quality of summer programs the City of Pharr Parks and Recreation Department offers the citizens of Pharr; and

WHEREAS, the City created the Emergency Medical Services department to provide emergency medical services, public safety and welfare of the residents of the city; and

WHEREAS, the Emergency Medical Services department shall be authorized to hire staff to carry out any and all duties and responsibilities that are necessary and essential for the protection of the health and life of the residents of the city.

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

1. An emergency exists in the Pharr Parks and Recreation Department for the quality of life of the citizens; the Pharr Parks and Recreation Department is therefore authorized to fill budgeted summer staff.
2. An emergency exists in the Emergency Medical Services department for the protection of the health and life of the residents of the city; the Emergency Medical Services is therefore authorized to fill up to seventy (70) positions.

PASSED AND APPROVED BY THE BOARD OF CITY COMMISSIONERS OF THE CITY OF PHARR, TEXAS, on this the 5th day of April, 2021.

CITY OF PHARR

_____
AMBROSIO HERNANDEZ, MAYOR

ATTEST:

_____
HILDA PEDRAZA, CITY CLERK

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 7.F.
DATE SUBMITTED: March 31, 2021
MEETING DATE: April 5, 2021

FROM: Carolina Herrera, Secretary

DEPARTMENT: Development Services

DIRECTOR: Melanie Cano

Agenda Item: 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.

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

Issue: The City of Pharr has determined that there is a need to acquire property for the furtherance of associated projects in South Pharr. The City has determined it is necessary to establish procedures for the parcels to be acquired.

Fiscal Consideration: n/a

Staff Recommendation: Development Services reccomends...

Alternatives: n/a

Exclude Material from Public Packet? No
Reason: n/a

ROUTING:

Carolina Herrera	Created/Initiated - 3/31/2021
Melanie Cano	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 8.A.
DATE SUBMITTED: March 31, 2021
MEETING DATE: April 5, 2021

FROM: Omar Anzaldua, City Engineer

DEPARTMENT: Engineering

DIRECTOR: Omar Anzaldua

Agenda Item: Consideration and action, if any, authorizing City Manager to advertise for Competitive Sealed Proposal, and or Cooperative Contracts such as Texas DIR, TIP, Buyboard for the City Wide Fiber Optic Network Projects.

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

Issue: City Wide Fiber Optic Network Project. Project # 2021-01-510-S018-001

Fiscal Consideration: $45M

Staff Recommendation: Staff recommends authorizing City Manager to advertise for Competitive Sealed Proposal, and or Cooperative Contracts such as Texas DIR, TIP, Buyboard for the City Wide Fiber Optic Network Projects

Alternatives: N/A

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

ROUTING:

Omar Anzaldua	Created/Initiated - 3/31/2021
Omar Anzaldua	Approved - 3/31/2021
Jose Pena	Approved - 3/31/2021
Ignacio Amezcua	Approved - 3/31/2021
Patricia Rigney	Approved - 3/31/2021
Karla Saavedra	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 8.B.
DATE SUBMITTED: March 31, 2021
MEETING DATE: April 5, 2021

FROM: Edward Wylie, City Manager

DEPARTMENT: Administration

DIRECTOR: Edward Wylie

Agenda Item: Consideration and action, if any, amending the Professional Architect Rotation List for Architectural Projects

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

Issue: Staff is requesting to amend the rotation list of for Professional Services by adding Gallegos Project Management - Gilbert O. Gallegos, AIA

Fiscal Consideration: N/A

Staff Recommendation: Approval

Alternatives: not amedn the rotation list

Exclude Material from Public Packet? No
Reason: None

ROUTING:

Edward Wylie	Created/Initiated - 3/31/2021
Karla Saavedra	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

Gilbert O. Gallegos, AIA
1100 E. Jasmine #102
McAllen, TX 78501
(512)297-7299 cell
gigrktek@aol.com

PROFESSIONAL DATA

Texas Registered Architect No. 12864
Board of Trustees, Del Valle Independent School District
Elected May 1995 - Two-Year Term
Planning Committee Chairman
Board of Director, University Federal Credit Union
Elected April 1996 Third Three-Year Term (exp. 2006)
Facilities Task Force Chairman
Design-Build Institute of America – Texas Chapter
Board of Director
Vice President (exp. 2002)
The University of Texas System Administration
Chancellor's Employee Excellence Award - December 1995
River Crossing Improvement Association
President (exp. 2002)
Chairman – Architectural Control Committee
California Office of Emergency Services
Safety Assessment Program (SAP) Certification (Disaster Second Responder)

EDUCATION

Texas A&M University, Fall 1977
Bachelor of Environmental Design

PROFESSIONAL EXPERIENCE

Gallegos Project Management
President
March 2010 – Present
Austin, Texas
Function – To provide design and turnkey solutions for owners and to provide architectural and supervisory skills in the planning, design and coordination of projects from conception to construction phase and completion. This includes providing financing solutions to Developers in order to execute project development.
Duties - Meet with clients to identify scope, prepare schematic designs and lead clients through all phases of the architectural process. Develop cost estimates and schedules to meet client anticipated goals and needs. Coordinate involvement of outside consultants and the firm's production staff for the preparation of construction documents through all phases. As architect of record, represented the owners' interests in bringing the projects to fruition and assuring conformance of the construction documents.
Management Experience - Coordinate documentation of construction documents, which included outside consulting engineers and staff production.

Broaddus & Associates
Sr. *Vice President*
February 2001 – Present
Austin, Texas
Function – To serve as the Owner's professional advisor and program manager for Capital Construction Programs. In all cases identified as Program or Project Executive to lead the entire process.
Duties – Perform executive leadership to lead project ad hoc committees, owner's representatives and governing boards through development process and project mission. Provide briefings, insure that

operations are efficient, assets are safeguarded, and budgets are confirmed and that all applicable laws, regulations, policies, guidelines, standards and procedures are followed. Provide leadership and guidance as required to lead high performance team from initial planning, though design, construction and commissioning of projects and through alternative project delivery methods. Provide customer interfacing to resolve issues, to provide guidance and insight, to address concerns if applicable and to be the primary contact for executive administration of the institution. Review documents for compliance with project requirements. Execute and oversee quality assurance program in order to protect interests of the owner. Implement construction industry best practice tools for all stages of project delivery in order to bring projects to fruition.

Management Experience - Supervise professionals to oversee their contract responsibilities. Coordinate staff and multifaceted team to meet project and owner objectives.

The University of Texas System

Office of Facilities Planning and Construction (OFPC)

Sr. Project Manager – South Texas

June 1998 – February 2001

Austin, Texas

Function – To provide leadership and management of the delivery of capital projects for the South Texas region of The University of Texas System.

Duties – Perform executive leadership to lead project management staff through development process and project mission. Interface with U. T. System Board of Regents and executive administration to provide briefings, insure that operations are efficient, assets are safeguarded, and budgets are confirmed and that all applicable laws, regulations, policies, guidelines, standards and procedures are followed. Provide leadership and guidance as required to lead high performance team from initial planning, though design, construction and commissioning of projects. Provide customer interfacing to resolve issues, to provide guidance and insight, to address concerns if applicable and to be the primary contact for executive administration of the institution. Review documents for compliance with project requirements and UT System guidelines. Manage OFPC staff including project managers and resident construction managers, outside architects, special consultants and establish job specific duties and responsibilities as required. Provide leadership required to guide all stakeholders through alternative project delivery methods. Execute and oversee quality assurance program in order to protect interests of the owner. Implement construction industry best practice tools for all stages of project delivery in order to bring projects to fruition.

Management Experience - Supervise OFPC staff, OFPC project managers, OFPC resident construction managers, OFPC construction inspectors and outside professionals to oversee their contract responsibilities. Coordinate staff and multifaceted team to meet project and institutional objectives.

The University of Texas System

Office of Facilities Planning and Construction (OFPC)

Architect/Project Manager

September 1993 – June 1998

Austin, Texas

Function - Professional management control and direction as principal OFPC contact on authorized and assigned projects from inception through design development, final plan preparation, bidding and construction award. To provide management direction in assisting component institutions through the architectural planning process.

Duties - Major responsibility for management of project in design stage through appropriate and timely actions with appointed architect, institutional officers and building users. Maintain and manage project budget, time schedule and design conferences. Provide leadership required leading high performance team members through development process and mission. Manage projects keeping mindful of different personalities involved. Review documents for compliance with project requirements and UT System guidelines. Manage outside architects and establish job specific duties and responsibilities. Participate in Total Quality Leadership Program and continuous improvement activities. Actively involved in quality initiative committees including constructability, design-build, etc.

Management Experience - Supervise outside professionals and manage their contract responsibilities. Coordinate staff and multifaceted team to meet project and institutional objectives.

The University of Texas at Austin

Architectural and Engineering Services

Project Manager, Architect III

February 1991 - September 1993

Austin, Texas

Function - To provide architectural and supervisory skills in the planning, design and coordination of large complex projects from conception to construction phase and completion.

Duties - Meet with colleges to identify scope, prepare cost estimates and time feasibility schedules. Coordinate involvement of professional team members for the preparation of University renovation projects and review/comment on new construction project plans submitted by outside A/E firms to The University. Assist the Director's Office in representing The University's interests for new construction projects from the initial program planning stage through final acceptance. Develop F&E budgets for upcoming projects, specify and procure F&E for completed projects, assist in building activation and department moves, track and coordinate owner responsible items including budgets, and conduct code reviews for code compliance.

Management Experience - Coordinate activities of six team members at a given time, which included engineers, CAD production, architects, interior designers and end users.

Cox/Croslin and Associates

Project Manager

September 1989 - February 1991

Austin, Texas

Function - To provide architectural and supervisory skills in the planning, design and coordination of large complex projects from conception to construction phase and completion.

Duties - Meet with clients to identify scope, prepare schematic designs and lead client through all phases of the architectural process. Develop cost estimates and schedules to meet client anticipated goals and needs. Coordinate involvement of outside consultants and the firm's production staff for the preparation of construction documents through all phases. As project manager, represented the owners' interests in bringing the project to fruition and assuring conformance of the construction documents.

Management Experience - Coordinate activities of ten team members at a given time, which included outside consulting engineers, CAD production and staff architects. Project types included education, health, detention and federal housing.

Self-employed

Architect

July 1988 - September 1989

Austin, Texas

Function - To provide architectural and space planning design assistance and site feasibility studies.

Duties - Meet with clients to identify scope, prepare schematic designs, prepare cost estimates and to be responsible for construction administration. Primarily provided space planning and architectural services for financial institution asset property managers.

Management Experience - As sole proprietor, acted as marketing coordinator, designer, construction administrator, document production and bookkeeper.

E.M. Sykes and Associates

Vice President - Architecture

October 1983 - July 1988

Austin, Texas

Function - To manage and be responsible for all-architectural related activities and administrative functions for local developer.

Duties - Responsible for providing architectural input for implementation into all phases of the development process including hard and soft cost decisions. Maintain staff in order to provide architectural assistance and respond to feasibility studies, marketing graphics, joint venture and governmental presentations, construction documents, shop drawing review, construction administration for in-house projects and coordination of outside construction contract projects. Evaluated sites throughout the State of Texas study the potential of development feasibility, verify the availability of utilities and research applicable municipal site and building zoning restrictions for development approval.

Management Experience - Managed and directed staff of fourteen including architects, production personnel, interior designers and coordinated activities of outside consultants. Responsible for all administrative functions within the department including hiring. Project types included office complexes, parking garages, health clinics, retirement facilities, historical renovations, adaptive re-use, multi-family and single family projects.

The Shiflet Group Architects

Associate/Project Manager
October 1980 - October 1983
Austin, Texas
Function - To provide architectural and supervisory skills in the planning, design and coordination of large complex project from conception to construction phase and completion.
Duties - Meet with clients to identify scope, prepare schematic designs and lead clients through all phases of the architectural process. Develop cost estimates and schedules to meet client anticipated goals and needs. Coordinate involvement of outside consultants and the firm's production staff for the preparation of construction documents through all phases. As project manager, represented the owners' interests in bringing the projects to fruition and assuring conformance of the construction documents.
Management Experience - Coordinate activities of eight team members at a given time, which included outside consulting engineers and staff production. Project types included office, health, service/warehouse, multi-family and single family residences.

Emerson Fehr Architects

Production Captain
January 1979 - October 1980
Austin, Texas
Function - To coordinate staff production of construction documents
Duties - Coordinate involvement of outside consultants and the firm's production staff schedules in the preparation of construction documents.
Management Experience - Coordinated activities of six team members at a given time including consulting engineers. Projects included education, financial and service/warehouse.

Charlie Bellah Architect and Engineer

Intern Architect
January 1978 - December 1978
Corpus Christi, Texas
Function - To provide production and design support.
Duties - Provide construction document production assistance.
Management Experience – None

Gallegos Project Management

Santa Lucia Luxury Apartments – 168 unit HUD project, Mission, Texas, $12,500,000
Jucar Apartments – 234 unit HUD project (pre-application), McAllen, Texas, $13,000,000
Greenpoint Apartments – 168 unit project, Edinburg, Texas, $11,200,000
Kingston Farmersville Apartments – 290 unit HUD project (concept), Farmersville, Texas $29,500,000
Village at Cornerstone – 144 unit 4% Tax Credit project, Rio Grande City, Texas $8,000,000
9494 Southwest Freeway – 134 unit, eight-story adaptive re-use office to housing concept
Amigos Del Valle Apartments – 132 senior restricted housing & corporate office, $15,000,000
Habitat Luxury Apartments – 141 unit development, $14,000,0000
Texas Tech Academic Building, $14,000,000
Hidalgo County Courthouse Master Plan (Sub-Consultant)

PROJECT EXPERIENCE (Construction Costs)

Broaddus & Associates

- Williamson County Criminal Justice Center (Jail & Courthouse), Georgetown, Texas, $60,000,000
- Bond Program - South Texas Community College, Lower Rio Grande Valley (LRGV), $100,450,000
  - Pecan Campus - General Classroom Building, Pecan Campus - Student Support Building
  - Pecan Campus - Thermal Energy Plant and Expansion, Pecan Campus - Performing Arts Center
  - Pecan Campus - Student Services Building, Pecan Campus - Informational Technology Building
  - Pecan Campus - HVAC and Roof Renovation
  - Technology Campus - Classroom Building and Interior Renovations
  - Mid-Valley Campus - Classroom Building, Mid-Valley Campus - Site and Thermal Energy Expansion, Mid-Valley Campus - Student Services Building, Mid-Valley Campus - New Library, Mid-Valley Campus - Workforce Development Building
  - Starr County Campus - Classroom Building, Starr County Campus - New Library, Starr County Campus - Student Support and Services Building, Starr County Campus - Workforce Development Building
  - Nursing and Allied Health Campus - Four story addition
- City of McAllen Convention Center - $50,000,000
- Peninsula Spa & Resort, South Padre Island, Texas - $20,000,000
- Blue Condominiums, Port Isabel, Texas - $25,000,000
- 2001 Bond Program - Texas Southmost College/ UT Brownsville, Brownsville, Texas, $68,000,000
  - Biomedical Research and Outreach Building
  - East Library Building, Large Classroom Building, Small Classroom Building
  - International, Technology, Education and Commerce Campus Exterior and Interior Renovations
  - Music Education and Fine Arts Building
  - Thermal Energy Plant Expansion
- 2008 Bond Program - Edinburg Consolidated Independent School District, $112,000,000
  - Two Middle Schools
  - Four Elementary Schools
  - Middle School Conversion into High School
  - Five Performing Arts Auditoriums
- Workforce Solutions, One-Stop Service Centers, Tri-County area of LRGV, $15,000,000
- Tropical Texas Behavioral Health
  - Harlingen Outpatient Clinic, $6,500,000
  - Weslaco Campus Expansion, $8,500,000
  - Edinburg Administration Expansion, $7,200,000
- 2013 Bond Program - South Texas Community College, Lower Rio Grande Valley (LRGV), $159,400,000
  - Pecan Campus - Student Services Building
  - Pecan Campus – North Academic Building
  - Pecan Campus – South Academic Building
  - Pecan Campus - STEM Building
  - Pecan Campus - Thermal Energy Plant and Expansion
  - Technology Campus - Classroom Building and Interior Renovations
  - Mid-Valley Campus – Student Services Building
  - Mid-Valley Campus - Site and Thermal Energy Plant
  - Mid-Valley Campus - Student Services Building
  - Mid-Valley Campus – STEM Building
  - Mid-Valley Campus - New Library and Expansion
  - Starr County Campus - Workforce Development Building
  - Starr County Campus – Student Services Building
  - Starr County Campus - Site and Thermal Energy Plant
  - Starr County Campus - Student Services Building
  - Starr County Campus – STEM Building
  - Starr County Campus - New Library
  - Starr County Campus - Workforce Development Building
  - Nursing and Allied Health Campus – New Four Story Building
  - Pharr Center for Public Safety Excellence
- City of Edinburg – Downtown Revitalization Plan
- Edinburg Boys & Girls Club

Edinburg Maximus Call Center, $5,000,000
Roma Independent School District, Elementary No. 7, $19,700,000
Edwards Aquifer Headquarter Expansion, $6,000,000
Houston Independent School District, $200,000,000 Various Projects
Methodist Healthcare Ministries, Clinical Services Clinic, $7,000,000
Starr County Courthouse Annex, $1,500,000
Seguin Independent School District, New High School Expansion, $90,000,000

The University of Texas System OFPC

Engineering Building - The University of Texas - Pan American, $15,000,000
Science Building - The University of Texas - Pan American, $20,500,000
Student Housing – The University of Texas – Pan American, $6,000,000
Downtown Campus Building Phase II - The University of Texas at San Antonio, $22, 000,000
Science and Engineering Technology Building - The University of Texas at Brownsville, $18,000,000
International Trade and Technology Building - The University of Texas - Pan American, $2,600,000
Library Addition - The University of Texas - Pan American, $5,500,000
Renovation of Existing Science Building - The University of Texas - Pan American, $6,000,000
Recreation and Wellness Center – The University of Texas at San Antonio, $11,700,000 (Design-Build)
Performance Contract – Institute of Texan Cultures, The University of Texas at San Antonio, $1,200,000
Student Union Building – The University of Texas at San Antonio, $5,300,000 (Design-Build)
General Classroom & Computer Bldg. – The University of Texas – Pan American, $13,000,000 (D/B)
Life Health Science Building – The University of Texas at Brownsville - $17,000,000 (Design-Build)
Downtown Campus Building Phase III - The University of Texas at San Antonio, $25,000,000 (D/B)
South Texas Center for Biology and Medicine – The University of Texas HSCSA, $17,000,000
Performance Contract – The University of Health Science Center San Antonio, $8,500,000
Parking Garages – The University of Texas Health Science Center San Antonio, $7,500,000 (CM)
Student Housing – The University of Texas – Pan American, $4,000,000 (D/B)
Harlingen Medical Education Division – The University of Texas HSCSA, $17,000,000 (D/B)
Brownsville Public Health Division – The University of Texas HSCH, $4,000,000
Hidalgo County Research Division – The University of Texas HSCSA, $14,000,000
1604 Campus Utility Plant Upgrade – The University of Texas at San Antonio, $7,300,000
Cancer Research Building – The University of Texas Health Science Center San Antonio, $18,000,000
Children's Cancer research Building – The University of Texas HSCSA, $49,500,000 (D/B)
Academic Building Phase III – The University of Texas at San Antonio, $36,000,000 (D/B)
The University of Texas Health Science Center – Three geographically remote projects, $60,000,000

The University of Texas at Austin

Microelectronics and Engineering Research Building Fit-Up, $9,200,000
Parking Garage No. 2, $4,000,000
Molecular Biology, $20,000,000

Cox/Croslin & Associates

Brazoria County Juvenile Justice Center, Angleton, Texas $1,800,000
Austin Independent School District Odom Elementary Addition, $574,000
Highland Lakes Medical Center, Acute Care Facility, $4,000,000
The Retirement Ranch Nursing Home, Clovis, New Mexico, $2,750,000
Hoerster Clinic Renovation of Bank into Medical Clinic, Llano, Texas, $150,000
MHMR, Austin State School Dining Expansion, $319,000

E.M. Sykes Co., Inc.

Hartland Plaza (formerly Lake Austin Financial Plaza) Mix-Use Environment, Austin, Texas, $10,000,000
Lake Austin Financial Plaza Phase II, Six-Story Office/Parking Garage Building Design, Austin, Texas
Lake Austin Financial Plaza Phase III, Eight-Story Office/Garage Building Design, Austin, Texas
Personal Care Facility, Texas Prototype Design
Meridian Executive Plaza Five Story Office Building, Austin, Texas, $3,000,000
Congress Center Eleven-Story Parking Garage, Austin, Texas, $4,500,000
801 Congress Historical Renovation, Austin, Texas, $750,000
King Street Commons Medical Condominiums, Austin, Texas, $800,000
Scenic Drive Phase Six Luxury Condominiums, Austin, Texas $1,000,000

Self-Employed

Hartford Bank Plaza 60,000 square feet of multi-tenant space planning

The Shiflet Group Architects

Austin Regional Clinic/Prucare Northwest Clinic, Austin, Texas, $3,000,000
Austin Regional Clinic/Prucare South Clinic, Austin, Texas, $1,100,000
Trammel Crow Company Southpark Business Center Building "O", Austin, Texas, $750,000
Trammel Crow Company Technoplex Office Building, Austin, Texas
Shiflet Office Building Addition and Renovation, Austin, Texas, $500,000
World Gym Downtown Athletic Club, Austin, Texas, $600,000
J. Mark Roper Interest Five Story Office Building, Austin, Texas $250,000
Ezell Investments 905 Congress Historical Renovation, Austin, Texas
Frances and Meadows Two Story Office Building, Austin, Texas, $250,000

Emerson Fehr Architects

FAA Terminal Radar Approach Control Building, Austin, Texas, $1,000,000
Austin Independent School District Odom Elementary Addition, $574,000

Charlie Bellah Architect and Engineer

Johnny Rodriguez Life Enrichment Center Multi-Handicap Recreational Facility, Corpus Christi, Texas
Mohammed Bin Abdul Rashid Residential Palace, Dubai, Saudi Arabia, $8,000,000

Miscellaneous

Robert Weeks Builder 1985 Parade of Homes
Robert Weeks Builder 32 Austin Residential Designs
John & Barbara Breier Residence
Jerry & Becky Lindauer Residence
Skirrow Custom Homes - 1997 Showcase at Barton Creek Woods II, 2701 Quibell Cove, Austin, Texas
Skirrow Custom Homes - 2904 Popano Cove, Austin, Texas
Skirrow Development Corporation - 4407 Bee Caves Office Park, 90,000 Sq. Ft., Austin, Texas

REFERENCES

Mr. Gerry Rodriguez, Director
The University of Texas Rio Grande Valley
1200 University Drive
Edinburg, Texas 78539
(956)381-2121

Dr. Mario Salinas, Assistant Superintendent
Edinburg Independent School District
Drawer 990
Edinburg, Texas 78540
(956)289-2300

Ms. Kathryn Thompson
Barings Multifamily Capital
10455 N. Central Expressway #109
Dallas, Texas 75231
(469)729-3801

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 8.C.
DATE SUBMITTED: April 1, 2021
MEETING DATE: April 5, 2021

FROM: Edward Wylie, City Manager

DEPARTMENT: Administration

DIRECTOR: Edward Wylie

Agenda Item: Consideration and action, if any, authorizing City Manager to negotiate and enter into an agreement for Architectural Services for Project Advanced Learning.

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

Issue: The City of Pharr is on the verge of entering into a contract for the building on a higher education facility inside the city of Pharr. Final steps for negotiating is the preliminary plans for square footages and space allocation. Staff needs the expertise of an architect.

Fiscal Consideration: budgeted

Staff Recommendation: approval

Alternatives: disapprove

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

ROUTING:

Edward Wylie	Created/Initiated - 4/1/2021
Karla Saavedra	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 8.D.
DATE SUBMITTED: April 1, 2021
MEETING DATE: April 5, 2021

FROM: Omar Anzaldua, City Engineer

DEPARTMENT: Engineering

DIRECTOR: Omar Anzaldua

Agenda Item: Consideration and action, if any on acceptance of the City Wide Ditch Excavation Hauling Services Project and release of final balance with retainage in the amount of $237,625.00

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

Issue: Saenz Brothers has completed the City Wide Ditch Excavation Project. A final walk through was conducted on March 23rd, 2021, and improvements were completed in general compliance with the plans and specifications.

Fiscal Consideration: Final Contract Amount $2,586,500

Staff Recommendation: Staff recommends approval of acceptance of project and release of the contract balance and retainage in the amount of $237,625.00

Alternatives: N/A

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

ROUTING:

Omar Anzaldua	Created/Initiated - 4/1/2021
Omar Anzaldua	Approved - 4/1/2021
Ignacio Amezcua	Approved - 4/1/2021
Karla Saavedra	New - 1/1/1900
City Management Office	

Pharr Engineering

AFFIDAVIT AND WAIVER OF LIEN
PRIME CONTRACTOR

STATE OF TEXAS

COUNTY OF HIDALGO

Personally appeared me the undersigned authority in and for said County and State . Fernando Saenz *(Name of Individual)* Manager *(Title)* of Saenz Brothers Construction, LLC *(Prime Contractor)*, who being duly sworn by me states on oath that all suppliers, subcontractors, payroll, sales tax, privilege tax or license, benefits tax, state and federal unemployment insurance and other liabilities have been paid in full in the performance of furnishing labor, products and supplies in the construction of improvements for Annual Supply Citywide Ditch Excavation Hauling Services. *(Name of Project)* and that the Prime Contractor waives any claims (including lien rights) debts and releases City of Pharr from any rights or claims for debts due and owing by virtue of the furnishing of any labor, products and supplies for such improvements.

The above named Prime Contractor agrees to indemnify City of Pharr and save him harmless on account of any loss he may sustain in reliance upon this Affidavit and Waiver of Lien including the amount of any lien he may be compelled to pay all costs relating thereto and a reasonable attorney's fee.

Saenz Brothers Construction, LLC
Company

Signature

Fernando Saenz
Print Name

Manager
Title

3/10/21
Date

Sworn to and subscribed before me this 10th day of March, 2021

Notary Public

June 29, 2024
My Commission Expires

NEREYDA SAENZ
Notary Public, State of Texas
Comm. Expires 06-29-2024
Notary ID 129039486

Pharr Engineering

CONTRACTOR'S AFFIDAVIT
AS TO STATUS OF LIENS

STATE OF TEXAS

COUNTY OF HIDALGO

Personally appeared me the undersigned authority in and for said County and State . Fernando Saenz *(Name of Individual)* Manager *(Title)* of Saenz Brothers Construction, LLC *(Prime Contractor)*, who being duly sworn by me states on oath that to the best of his knowledge and belief, except as listed below, the Releases and Waivers of Claim attached hereto include all subcontractors and all suppliers of labor, products and equipment provided by all persons who may have liens against the property of City of Pharr for improvements of Annual Supply Citywide Ditch Excavation Hauling Services *(Name of Project)* arising out of the construction of improvements thereon.

Exceptions: (If none, write "None". Any exception listed shall be bonded by the Prime Contractor to indemnify the City of Pharr, and a copy of each such bond shall be attached hereto).

1. None
2.
3.
4.

Saenz Brothers Construction, LLC
Company

Signature

Fernando Saenz
Print Name

Manager
Title

3/10/21
Date

Sworn to and subscribed before me this 10th day of March, 2021.

Notary Public

June 29, 2024
My Commission Expires

NEREYDA SAENZ
Notary Public, State of Texas
Comm. Expires 06-29-2024
Notary ID 129039486

Pharr Engineering

Engineer's Certificate of Substantial Completion

PROJECT: Annual Supply Citywide Ditch Excavation Hauling Services
BID NUMBER: 1920-60-582-S033-171
CONTRACTOR: Saenz Brothers Construction, LLC

The Work performed under this Contract has been reviewed and found, to the Engineer's best knowledge, information and belief, to be substantially complete. Substantial Completion is the stage in the progress of the Work when the Work or designated portion is sufficiently complete in accordance with the Contract Documents so that the owner can occupy or utilize the Work for its intended use. The date of Substantial Completion of the Project or portion designated above is the date of issuance established by this Certificate, which is also the date of commencement of applicable warranties required by the Contract Documents, except as stated below: Construction time is stopped at the day of issuance.

SWG Engineering	P.E.	MAR. 10. 2021
Engineer	Signature	Date of Issuance

A list of items to be completed or corrected is attached hereto. The failure to include any items on such list does not alter the responsibility of the Contractor to complete all Work in accordance with the Contract Documents. Unless otherwise agreed to in writing, the date of commencement of warranties for items on the attached list will be the date of issuance of the final Certificate of Payment or the date of final payment.

Saenz Brothers Construction, LLC		3/10/21
Contractor	Signature Fernando Saenz	Date

The City of Pharr accepts the Work or designated portion as substantially complete and will assume full possession on _____.

City Engineer	Signature	Date

Pharr Engineering

CERTIFICATE OF CONSTRUCTION COMPLETION

THIS IS TO CERTIFY THAT ON March 12, 2021 A FINAL INSPECTION was made of the project herein described.

CONTRACT:	Supply City Wide Ditch Excavation Hauling Services
BID NO.:	1920-60-582-S033-171
CONTRACT DATE:	August 10, 2020
CONTRACTOR:	Saenz Brothers Construction, LLC
ADDRESS:	3226 North Victoria Road Donna, Texas 78537
PROJECT DESCRIPTION:	City Wide Ditch Excavation Hauling Services

THIS IS TO CERTIFY:

1. That the work has been completed in accordance with the plans and specifications and all addenda, change orders, supplemental agreements thereto, and with the following exceptions:

2. That the sum of $ 0.00, deducted from the final payment of the Contractor is a fair and equitable settlement for the foregoing except work.

3. That the contractor has presented a '·Certificate of Release" starting under oath, that all claims arising out of the performance of work have been fulfilled, and the Owner is released from all claims arising under or by virtue of said contract.

4. That the CONTRACTOR has presented in behalf of itself and its sureties, satisfactory evidence that it is bound to repair, replace, and make good any faulty workmanship and/or materials discovered in the work within a period of one year from this date, as provided in said contract.

5.

Original Contract	$ 2,472,500.00
Change Orders	$ 114,000.00
Current Contract	$ 2,586,500.00
Total Earned to Date	$ 2,586,500.00
Less Previous Payments (-)	$ 2,348,875.00
Balance with Retainage	$ 237,625.00
Authorized Deductions (-)	$ 0.00
Final Payment	**$ 237,625.00**

6. That the **Final Payment** in the amount of $(237,625.00)
(Two Hundred Thirty Seven Thousand Six Hundred Twenty Five Dollars.)
is due and payable.

SWG Engineering , LLC

Engineering Company

P.E.

Project Engineer's Signature

APPROVED BY:

Saenz Brothers Construction, LLC

Contractor

Signature Fernando Saenz

3/18/2021

Date

APPROVED BY:

Omar Anzaldua Jr, PE, CFM, PMP

City Engineer

Omar Anzaldua Jr

Signature

4-1-2021

Date

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 9.A.
DATE SUBMITTED: March 29, 2021
MEETING DATE: April 5, 2021

FROM: Pilar Rodriguez, Director

DEPARTMENT: Public Works

DIRECTOR: Pilar Rodriguez

Agenda Item: Consideration and action, if any, authorizing City Manager to purchase one (1) current model John Deere 310SL backhoe loader from Doggett Equipment out of San Juan, TX in the amount of $104,785.40 utilizing Buyboard Contract #597-19.

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

Issue: The Public Works Department is in need of replacing unit M412, which has become a high maintenance piece of equipment and requires constant repair. The backhoe loader is utilized daily for repairing roadways/alleyways, drainage pipe/channels and cleaning up work sites, as well as, illegal dumping sites and is a piece of equipment that is critical to the operation. (Project# 2021-01-517-P013-001)

Fiscal Consideration: Maintenance and operation cost for this piece of equipment is already included in the Public Works Department's current budget.

Staff Recommendation: Based on review by this office, staff recommends the purchase of a current model John Deere 310SL backhoe loader from Doggett Equipment utilizing Buyboard Contract #597-19 in the amount of $104,785.40.

Alternatives: Defer replacement of unit M412.

Exclude Material from Public Packet? No
Reason: Not applicable.

ROUTING:

Pilar Rodriguez	Created/Initiated - 3/29/2021
Pilar Rodriguez	Approved - 3/29/2021
Ignacio Amezcua	Approved - 3/29/2021
Karla Saavedra	Approved - 3/31/2021
Patricia Rigney	Approved - 3/31/2021
Hilda Pedraza	Approved - 3/31/2021
City Management Office	Final Approval - 4/1/2021

310SL BACKHOE LOADER

24-Mar-2021

CITY OF PHARR PUBLIC WORKS

JOHN DEERE

CASEY J CAVAZOS
DOGGETT HEAVY
MACHINERY
(956)227-0877

Code	Description		
0A71T	310SL BACKHOE LOADER	1	$124,205.00
	Option Codes		
2401	English Decals with English Operator and Safety Manuals	1	No Added Cost
170C	JDLink Ultimate 5 Year Subscription	1	No Added Cost
3095	Mechanical Front Wheel Drive (MFWD) with Limited Slip Dif	1	No Added Cost
2035	Cab	1	$13,243.00
9917	Radio, Bosch Basic Package	1	$873.00
4464	Galaxy 19.5L - 24 in. 12 PR Rear & 12.5/80-18 10PR Front	1	No Added Cost
8625	Single Maintenance Free Battery	1	No Added Cost
6020	Extendible Dipperstick	1	$8,365.00
6230	Auxiliary Hydraulic with One & Two Way Flow (Hammer & Th	1	$4,582.00
5285	Pilot Controls, Two Lever, with Pattern Selection	1	$2,594.00
5401	Less Coupler - Thumb Ready	1	No Added Cost
5656	24" (610 mm) Wide, Heavy-Duty, 7.5 Cu. Ft. (0.21 Cu. M.) Cap	1	$1,370.00
7687	1.32 Cu. Yd. (1.0 Cu. M.), 92 in. (2.34 m) Wide, Multipurpose B	1	$7,200.00
7080	Three-Function Loader Hydraulics, Single Lever	1	$3,268.00
8425	450 Lb. (204 kg) Front Counterweight	1	$615.00
1065	John Deere PowerTech™ EWL 4.5L (276 Cu. In.) Engine Meet	1	$10,028.00
Total			**$176,343.00**

BUYBOARD DISCOUNT 43% (597-19) CONTRACT NUMBER	- $75,827.49
PDI AND FREIGHT	+$6,500.00
TOTAL SALES PRICE	$104,785.40

Manufacturer's Suggested List Price shown. Retail prices may vary by dealer. Unless stated otherwise, taxes, freight, setup, delivery and other dealer specific charges not included in the pricing. Options/items noted with anything other than price will have additional costs. Pricing, availability, and specifications subject to change without notice. Special program pricing may be available on certain models. See dealer for details. Prices shown are in U.S. dollars and valid only in the U.S.

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 9.B.
DATE SUBMITTED: March 25, 2021
MEETING DATE: April 5, 2021

FROM: Veronica Gutierrez, Purchasing Supervisor

DEPARTMENT: Purchasing

DIRECTOR: Ignacio Amezcua

Agenda Item: Consideration and action, if any, authorizing City Manager to award a Purchase of Ten (10) 2021-2022 City Vehicles through Caldwell Country Chevrolet from Caldwell, TX using Buyboard Contract #601-19.

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

Issue: The Purchasing Department received multiple quotes for the Purchase of Ten (10) 2021-2022 City Vehicles. Attached is the bid tabulation for each department.

Fiscal Consideration: Media (1) $24,000 Account #01-51900-8804-000
Public Works (2) $72,000 Account #01-51700-8803-000
Police (7) $323,000 Account #01-51200-8803-000

Staff Recommendation: Staff recommends the award of the Purchase of Ten (10) 2021-2022 City Vehicles.

Alternatives: Not to award as recommended.

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

ROUTING:

Veronica Gutierrez	Created/Initiated - 3/25/2021
Ignacio Amezcua	Approved - 3/25/2021
Patricia Rigney	Approved - 3/25/2021
Karla Saavedra	Approved - 4/1/2021
Anali Alanis	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

RECOMMENDATION

Pharr Purchasing

PROJECT NAME: PURCHASE OF TEN (10) CITY VEHICLES
PROJECT NO.: 2021-01-512-P012-003

				BIDDERS:	FIESTA CHEVROLET EDINBURG, TX		CALDWELL COUNTRY (BB 601-19)		SILSBEE FLEET GROUP		ROCKDALE COUNTRY FORD DBA CALDWELL COUNTRY (BB 601-19)	
NO.	TYPE	DESCRIPTION	UOM	QTY	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL
		MAKE & MODEL			2021 CHEVROLET 2500 SILVERADO		2022 CHEVROLET 2500 SILVERADO 4X2 CREW CAB		2021 FORD F-150		2022 FORD F250 CREW CAB 4X4	
2	BASE	3/4 TON, 4WD, V8 GAS, SHORT BED, CREW CAB, WITH TOW PACKAGE, PWR WINDOWS/LOCKS, BLACK CLOTH SEATS W/40/20/40 FRONT SEAT SPLIT, WHITE-P.WORKS	EA	2	$38,944.63	$77,889.26	$31,147.00	$62,294.00	$33,423.50	$67,147.00	$31,175.00	$62,350.00

Pharr
Public Works

DATE: March 19, 2021

TO: Ignacio Amezcua, Purchasing Director

FROM: Pilar Rodriguez, PE, Interim Director of Public Works PR

SUBJECT: Project 2021-01-512-P012-003
Purchase of Thirteen (13) City

I have reviewed the bid tabulations for the subject purchase and recommend award of Item Number 2 to the lowest, responsive and responsible bidder:

Item 2 – 3/4 Ton, 4WD, Crew Cab, Short Bed – 2 @ $31,147.00 – Caldwell Country

If you should have any questions or require additional information, please feel free to contact me.

cc: Luis Marin, Interim Assistant Director of Public Works
Roberto Vela, Fleet Operations Supervisor

Pharr Purchasing

PROJECT NAME: PURCHASE OF TEN (10) CITY VEHICLES
PROJECT NO.: 2021-01-512-P012-003

				BIDDERS:	FIESTA CHEVROLET EDINBURG, TX		CALDWELL COUNTRY (BB 601-19)		SILSBEE FLEET GROUP	
NO.	TYPE	DESCRIPTION	UOM	QTY	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL
		MAKE & MODEL			2021 CHEVROLET TAHOE		2021 CHEVROLET TAHOE		2021 FORD POLICE UTILITY	
3	BASE	1/2 TON, 2 WD, SPORT UTILITY, POLICE PURSUIT	EA	7	$41,796.25	$292,573.75	$35,050.00	$245,350.00	$35,522.25	$355,522.50

Veronica Gutierrez

From: Joel Robles
Sent: Monday, March 22, 2021 9:49 AM
To: Veronica Gutierrez
Cc: Ignacio Amezcua; Andy Harvey Jr.
Subject: RE: Police Bid Tab-Vehicles

The Pharr Police Department recommends a purchase thru Caldwell Chevrolet.

JR1230

From: Veronica Gutierrez <veronica.gutierrez@pharr-tx.gov>
Sent: Friday, March 19, 2021 3:13 PM
To: Joel Robles <joel.robles@pd.pharr-tx.gov>
Cc: Ignacio Amezcua <ignacio.amezcua@pharr-tx.gov>
Subject: Police Bid Tab-Vehicles

Good Afternoon,

Attached find the bid tabulation and quotes for the vehicles that you are requesting for your department. Please submit your recommendation in writing no later than by March 26, 2021. Feel free to call me should you have any questions.

Thank you,

Veronica Gutierrez
Purchasing Supervisor | 118 S. Cage Blvd., 2nd Floor Pharr, TX 78577 |
☎956-402-4231 Ext.1909 | 🖷fax 956-702-5318 |
✉ veronica.gutierrez@pharr-tx.gov | www.pharr-tx.gov

http://pharr-tx.gov/BIDS/

Pharr
Purchasing

WE ARE TEAM PHARR

Pharr Purchasing

PROJECT NAME: PURCHASE OF TEN (10) CITY VEHICLES
PROJECT NO.: 2021-01-512-P012-003

					BIDDERS:	SILSBEE FLEET GROUP		ROCKDALE COUNTRY FORD DBA CALDWELL COUNTRY (BB 601-19)		FIESTA CHEVROLET EDINBURG, TX		CALDWELL COUNTRY (BB 601-19)	
NO.	TYPE	DESCRIPTION	UOM	QTY		UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL
		MAKE & MODEL				2021 FORD EXPLORER AWD		2021-2022 FORD EXPLORER BASE K7B		2021 CHEVROLET TRAVERSE		2021 CHEVROLET TRAVERSE	
1	BASE	4 WD, GAS, SPORT UTILITY, WHITE - MEDIA	EA	1		$30,536.25	$30,536.25	$27,380.00	$27,380.00	$29,422.51	$29,422.51	$26,220.00	$26,220.00

Veronica Gutierrez

From: Michelle Lopez
Sent: Friday, March 19, 2021 3:26 PM
To: Veronica Gutierrez
Subject: RE: Media Bid Tab-Vehicles
Attachments: CALDWELL COUNTRY-MEDIA.pdf

Veronica,

I will choose the 2021 Chevrolet Traverse out of Caldwell Country, quote # 00BB.

Best Regards,

Michelle A. Lopez
Chief Communications Officer
City of Pharr
(956) 402-4000 ext. 4926
(956) 310-2139
www.pharr-tx.gov

From: Veronica Gutierrez <veronica.gutierrez@pharr-tx.gov>
Sent: Friday, March 19, 2021 3:13 PM
To: Michelle Lopez <michelle.lopez@pharr-tx.gov>
Subject: Media Bid Tab-Vehicles

Good Afternoon,

Attached find the bid tabulation and quotes for the vehicle that you are requesting for your department. Please submit your recommendation in writing no later than by March 26, 2021. Feel free to call me should you have any questions.

Thank you,

Veronica Gutierrez
Purchasing Supervisor | 118 S. Cage Blvd., 2nd Floor Pharr, TX 78577 |
☎956-402-4231 Ext.1909 | 🖷fax 956-702-5318 |
✉ veronica.gutierrez@pharr-tx.gov | www.pharr-tx.gov

http://pharr-tx.gov/BIDS/

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 9.C.
DATE SUBMITTED: March 31, 2021
MEETING DATE: April 5, 2021

FROM: Elva Guajardo, Administrative Assistant

DEPARTMENT: Parks

DIRECTOR: Sergio Alanis

Agenda Item: Consideration and action, if any, authorizing City Manager to purchase one (1) Diamond Boom Mower - 30 Reach 50" Deck from John Deere out of Weslaco, TX in the amount of $186,641.31 utilizing Buyboard Contract #611-20.

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

Issue: The Parks and Recreation Department is requesting the purchase of a Diamond Boom Mower for the Right-of-Ways Division for the mowing and maintenance of the storm drain canals, for the purpose of replacing the current tractor/mower that has been in service since 2002 (Project #2021-01-522-P014-001).

Fiscal Consideration: 2020-2021

Staff Recommendation: City Commission approve this item.

Alternatives: N/A

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

ROUTING:

Elva Guajardo	Created/Initiated - 3/31/2021
Sergio Alanis	Approved - 3/31/2021
Ignacio Amezcua	Approved - 3/31/2021
Karla Saavedra	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

JOHN DEERE

Selling Equipment

Quote Id: 23611937 **Customer Name:**

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):
Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:
Tellus Equipment Solutions
2000 E Expressway 83
Weslaco, TX 78596
956-968-7502
lneuhaus@tellusequip.com

Equipment Notes:
Hours: 0
Stock Number:
Contract: TX BuyBoard Grounds Mtnc Equip, Irrigation 611-20 (PG 67 CG 70)
Price Effective Date:

Suggested List *
$ 72,499.00
Selling Price *
$ 72,499.00

* Price per item - includes Fees and Non-contract items

Code	Description	Qty	List Price	Discount%	Discount Amount	Contract Price	Extended Contract Price
DBM-30	Diamond Boom Mower 30' Reach 50" Deck	1	$ 72,499.00	0.00	$ 0.00	$ 72,499.00	$ 72,499.00
Total Selling Price			$ 72,499.00		$ 0.00	$ 72,499.00	$ 72,499.00

JOHN DEERE

Selling Equipment

Quote Id: 23611937 **Customer Name:**

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):
Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:
Tellus Equipment Solutions
2000 E Expressway 83
Weslaco, TX 78596
956-968-7502
lneuhaus@tellusequip.com

5093	2-Position Steel Wheels	1	$ -625.00	23.00	$ -143.75	$ -481.25	$ -481.25
5234	Rear Wheels Size 460/85R38	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
5999	Rear and Front Tire Brand - No preference	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
6045	4WD Front Axle - Unsuspended	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
6091	2-Position Steel Wheels	1	$ -625.00	23.00	$ -143.75	$ -481.25	$ -481.25
6220	Front Wheels Size 380/85R24	1	$ -368.00	23.00	$ -84.64	$ -283.36	$ -283.36
7706	Shipment Preparation - by Ship Overseas, with Conservation	1	$ 62.00	23.00	$ 14.26	$ 47.74	$ 47.74
	Standard Options Total		**$ 2,288.00**		**$ 526.24**	**$ 1,761.76**	**$ 1,761.76**
	Technology Options/Non-Contract/Open Market						
1801	No AutoTrac™ Package	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
1880	Less Receiver	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
1900	Less Display	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
	Technology Options Total		**$ 0.00**		**$ 0.00**	**$ 0.00**	**$ 0.00**
	Dealer Attachments/Non-Contract/Open Market						
001	Non-Contract Rear Hydro Valve Kit	1	$ 1,899.00	0.00	$ 0.00	$ 1,899.00	$ 1,899.00
002	Non-Contract Cab Radio Kit	1	$ 699.00	0.00	$ 0.00	$ 699.00	$ 699.00
003	Non-Contract Mounting Hardware	1	$ 2,125.00	0.00	$ 0.00	$ 2,125.00	$ 2,125.00
	Dealer Attachments Total		**$ 4,723.00**		**$ 0.00**	**$ 4,723.00**	**$ 4,723.00**
	Value Added Services Total		**$ 0.00**			**$ 0.00**	**$ 0.00**
Total Selling Price			$ 146,826.00		$ 32,683.69	$ 114,142.31	$ 114,142.31

DIAMOND ATTACHMENTS DBM-30

JOHN DEERE

Selling Equipment

Quote Id: 23611937 **Customer Name:**

ALL PURCHASE ORDERS MUST BE MADE OUT TO (VENDOR):
Deere & Company
2000 John Deere Run
Cary, NC 27513
FED ID: 36-2382580; DUNS#: 60-7690989

ALL PURCHASE ORDERS MUST BE SENT TO DELIVERING DEALER:
Tellus Equipment Solutions
2000 E Expressway 83
Weslaco, TX 78596
956-968-7502
lneuhaus@tellusequip.com

JOHN DEERE 6145M Cab Tractor

Hours:
Stock Number:
Contract: TX BuyBoard Grounds Mtnc Equip, Irrigation 611-20 (PG 67 CG 70)
Price Effective Date: February 3, 2021

Suggested List *
$ 146,826.00
Selling Price *
$ 114,142.31

* Price per item - includes Fees and Non-contract items

Code	Description	Qty	List Price	Discount%	Discount Amount	Contract Price	Extended Contract Price
00T0L	6145M Cab Tractor	1	$ 139,815.00	23.00	$ 32,157.45	$ 107,657.55	$ 107,657.55
	Standard Options - Per Unit						
183A	Less JDLink™	1	$ -600.00	23.00	$ -138.00	$ -462.00	$ -462.00
185A	Less Subscription	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
0202	United States	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
0409	English	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
0501	No package	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
1436	PowrQuad™ Plus - 24/24, 40 km/h	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
1755	No ISOBUS Ready / GreenStar™ Ready	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
1950	Less Application	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
2085	6M Cab - Standard Cab with RH Console	1	$ 2,983.00	23.00	$ 686.09	$ 2,296.91	$ 2,296.91
2142	Standard Seat	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
2511	Mirrors - Manual Telescopic	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
2665	Standard Radio	1	$ 354.00	23.00	$ 81.42	$ 272.58	$ 272.58
3223	Hydraulic Pump - 114 l/min	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
3338	3 Mechanical SCVs (3 SCVs 450 Series)	1	$ 1,107.00	23.00	$ 254.61	$ 852.39	$ 852.39
3820	Rear PTO - 540/1000 rpm	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
4113	Draft Links with Hook End - Category 3N / Category 3	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
4213	Center Link with Ball End - Category 3	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
4410	Sway Control Blocks	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00
5010	Flange-Type Rear Axle	1	$ 0.00	23.00	$ 0.00	$ 0.00	$ 0.00

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 10.A.
DATE SUBMITTED: March 19, 2021
MEETING DATE: April 5, 2021

FROM: Pilar Rodriguez, Director

DEPARTMENT: Public Works

DIRECTOR: Pilar Rodriguez

Agenda Item: Consideration and action, if any, on award of contract for Catastrophic Event Debris Removal Services

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

Issue: This project is for Catastrophic Event Debris Removal Services that would only be utilized during a catastrophic incident and only after a disaster has been declared by the Pharr Mayor, Hidalgo County Judge, Governor of Texas or President of the United State for an events such as a hurricane, tornado, flood, wildfire or earthquake.

Due to the need for a rapid response by the vendor in an emergency due to the impact on public safety, health and welfare, it would be advantageous for the City to have two (2) vendors on contract to remove debris in the event the primary vendor is unable to respond in a timely manner or is unable to provide the necessary resources for the volume of debris to be removed.

Project No. 1920-01-517-S055-084

Fiscal Consideration: After Hurricane Hanna in July of 2020, the City expended $254,362.27 for Catastrophic Event Debris Removal Services.

Staff Recommendation: Based on review by this office, award of contract is recommended to **TFR Enterprises, Inc.** as the primary debris removal contractor and **Ceres Environmental Services** as the secondary debris removal contractor.

I have attached a copy of the bid tabulation for your review and consideration.

Alternatives: Do not award a contract.

Exclude Material from Public Packet? No
Reason: Not applicable

ROUTING:

Pilar Rodriguez Created/Initiated - 3/19/2021

Pilar Rodriguez	Approved - 3/19/2021
Ignacio Amezcua	Approved - 3/19/2021
Karla Saavedra	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
Hilda Pedraza	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

CITY OF PHARR
BID OPENING: FEBRUARY 16, 2021 AT 3:00 P.M.
LOCATION: City Commission Rm 2nd Floor
CATASTROPHIC EVENT DEBRIS REMOVAL
PROJECT NO.:1920-01-517-S055-084

				CERES ENVIRONMENTAL SERVICES, INC. HOUSTON, TX	TFR ENTERPRISES, INC. LEANDER, TX	DRC EMERGENCY SERVICES GALVESTON, TX	CUSTOM TREE CARE INC. TOPEKA, KS
	PARTICIPATING BIDDERS:						
No.	**DESCRIPTION**	**UOM**	**QTY**	**UNIT PRICE**	**UNIT PRICE**	**UNIT PRICE**	**UNIT PRICE**
1	VEGETATIVE DEBRIS REMOVAL – Vegetative debris removal from public rights of way to Final Disposal Site (FDS).	CYD	1	$8.48	$6.15	$7.85	$7.38
2	VEGETATIVE DEBRIS GRINDING & HAULING – Reduction of vegetative debris via grinding at Temporary Debris Storage and Reduction Site (TDSRS) and hauled to Final Disposal Site (FDS).	TON	1	$23.59	$48.00	$96.89	$98.00
3	MIXED DEBRIS REMOVAL – Mixed Vegetative, Bulky or Construction & Demolition debris removal from public rights of way to Final Disposal Site (FDS).	CYD	1	$8.58	$7.15	$10.40	$7.88
4	CONSTRUCTION AND DEMOLITION DEBRIS - Construction and Demolition Debris removal from public right of way to Final Disposal Site (FDS).	CYD	1	$8.58	$7.15	$10.40	$7.88
5	E-WASTE COLLECTION AND HAULING – Electronic waste removal from public rights of way to Final Disposal Site (FDS).	TON	1	$215.00	$175.00	$1,500.00	$8,500.00
6	WHITE GOODS REMOVAL – White goods removal from public rights of way to Final Disposal Site (FDS).	EA	1	$39.00	$80.00	$45.00	$50.00
7	FREON REMOVAL FROM WHITE GOODS – Removal and proper disposal of Freon from white goods.	EA	1	$18.00	$85.00	$45.00	$25.00
8	HAZARDOUS MATERIAL REMOVAL AND DISPOSAL – Collection of hazardous materials from public rights of way and proper disposal of hazardous materials.	LB	1	$4.98	$3.00	$7.95	$10.00
9	DEAD ANIMAL CARCAS – Collection from public rights of way to Final Disposal Site (FDS).	LB	1	$0.90	$6.75	$1.95	$2.00
10	DISPOSAL – Collection of passenger car and light truck or SUV tires from the public rights of way and proper disposal of tire.	EA	1	$18.00	$200.00	$200.00	$245.00
11	COMMERCIAL VEHICLE TIRE REMOVAL AND DISPOSAL – Collection of commercial vehicle tires from the public rights of way and proper disposal of tire.	EA	1	$18.00	$40.00	$395.00	$10.00
12	TRACTOR & FARM IMPLEMENT TIRE REMOVAL AND DISPOSAL – Collection of tractor or farm implement tire from the public rights of way and proper disposal of tire.	EA	1	$18.00	$80.00	$25.00	$25.00
	ELECTRONIC BID SUBMITTED			**SUBMITTED**	**SUBMITTED**	**SUBMITTED**	**SUBMITTED**

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 10.B.
DATE SUBMITTED: March 19, 2021
MEETING DATE: April 5, 2021

FROM: Pilar Rodriguez, Director

DEPARTMENT: Public Works

DIRECTOR: Pilar Rodriguez

Agenda Item: Consideration and action, if any, on award of contract for Debris Monitoring and Recovery Planning Services.

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

Issue: This service contract is to monitor the type and volume of debris removed and disposed of by the Catastrophic Debris Removal Service vendor(s). Monitoring is necessary in the event the City would seek reimbursement from the State of Texas or the Federal Emergency Management Agency after a disaster.

This service would only be utilized during a catastrophic incident and after a disaster has been declared by the Pharr Mayor, Hidalgo County Judge, Governor of Texas or President of the United States for events such as a hurricane, tornado, flood, wildfire or earthquake.

Due to the need for a rapid response by the vendor in an emergency due to the impact on public safety, health and welfare, it would be advantageous for the City to have three (3) vendors on contract to monitor debris removal on an availability basis.

Project No. 1920-01-517-S056-084

Fiscal Consideration: During Hurricane Hanna in July of 2020, $135,962.55 was expended for Debris Monitoring and Recovery Planning Services.

Staff Recommendation: Based on review by this office, award of contract is recommended to **Tetra Tech, Inc., Thompson Consulting Services, LLC., and Rostan Solutions, LLC**.

I have attached a copy of the bid tabulation for your review and consideration.

Alternatives: Do not award a contract.

Exclude Material from Public Packet? No
Reason: Not applicable.

ROUTING:

Pilar Rodriguez	Created/Initiated - 3/19/2021
Pilar Rodriguez	Approved - 3/19/2021
Ignacio Amezcua	Approved - 3/19/2021
Karla Saavedra	Approved - 3/31/2021
Patricia Rigney	Approved - 3/31/2021
Hilda Pedraza	Approved - 3/31/2021
City Management Office	Final Approval - 4/1/2021

Pharr Purchasing

CITY OF PHARR
BID OPENING: FEBRUARY 16, 2021 AT 3:00 P.M.
LOCATION: City Commission Rm 2nd Floor
DEBRIS MONITORING & RECOVERY PLANNING SERVICES
PROJECT NO.:1920-01-517-S056-084

PARTICIPATING BIDDERS:				TETRA TECH, INC. MAITLAND, FL	THOMPSON CONSULTING SERVICES, LLC LAKE MARY, FL	ROSTAN SOLUTIONS, LLC VALRICO, FL
No.	DESCRIPTION	UOM	QTY	UNIT PRICE	UNIT PRICE	UNIT PRICE
1	Project Manager	HR	1	$71.00	$65.00	$75.00
2	Operations Managers	HR	1	$64.00	$59.00	$65.00
3	GIS Analyst	HR	1	$42.00	$55.00	$60.00
4	Field Supervisors	HR	1	$44.00	$49.00	$44.00
5	Debris Site/Tower Monitors	HR	1	$36.00	$33.50	$32.00
6	Load Ticket Data Entry Clerks	HR	1	$0.00	$0.00	$0.00
7	Billing/Invoice Analysts	HR	1	$51.00	$52.00	$40.00
8	Project Assistants	HR	1	$33.00	$28.00	$30.00
9	Field Coordinators (Crew Monitors)	HR	1	$34.00	$33.50	$32.00
10	Other Position	HR	1	$55.00	$0.00	$65.00
11	A) Disaster Debris Monitoring Service	HR	1	$0.00	$0.00	$95.00
12	B)Emergency Management Planning and Training	HR	1	$0.00	$85.00	$110.00
13	C)Damage Assessment and Reconstruction Service	HR	1	$0.00	$85.00	$135.00
ELECTRONIC BID SUBMITTED				SUBMITTED	SUBMITTED	SUBMITTED

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 10.C.
DATE SUBMITTED: March 24, 2021
MEETING DATE: April 5, 2021

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 Border Pacific Railroad Co. out of Rio Grande City, TX for the Purchase and Delivery of Stone Aggregate.

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

Issue: Contract Extension with Border Pacific Railroad Co. for Stone Aggregate ($23.30 - unit price per ton) Project #1819-40-510-SP002-073 (Year 3 of 3)

Fiscal Consideration: N/A

Staff Recommendation: Staff recommends approval to extend the supply contract with Border Pacific Railroad Co., from Rio Grande City, TX, for an additional year. This will be the last 1 year extension for the contract.

Alternatives: N/A

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

ROUTING:

Veronica Gutierrez	Created/Initiated - 3/24/2021
Ignacio Amezcua	Approved - 3/24/2021
Karla Saavedra	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
Anali Alanis	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

EXTENSION OF AGREEMENT
FOR
SUPPLY CONTRACT FOR THE PURCHASE & DELIVERY OF STONE AGGREGATE

THIS EXTENSION OF SUPPLY CONTRACT FOR THE PURCHASE AND DELIVERY OF STONE AGGREGATE, 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 **Border Pacific Railroad Co.**, hereinafter referred to as "CONTRACTOR" and having its principal place of business at 901 E. 4th Street, Rio Grande City, TX 78582.

WITNESSETH:

WHEREAS, CITY and CONTRACTOR entered into an Agreement for Purchase & Delivery of Stone Aggregate dated, April 1, 2019 by which CONTRACTOR serves as the primary vendor to provide Stone Aggregate; 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 **April 7, 2022**. ~~The CITY reserves the right to extend for one (1) additional year.~~

IN WITNESS WHEREOF this extension of Supply Contract for the Purchase & Delivery of Stone Aggregate for has been signed, in duplicate, by the respective parties hereto.

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

CITY OF PHARR

By: _____
Edward Wylie, Interim City Manager

By: _____
Attest

DATED this _____ day of _____, 20___ by **Border Pacific Railroad Co.**

BORDER PACIFIC RAILROAD CO.

By: Sofia Cantu
Materials Manager
Title

Zuylaryaza
Witness

Zuylaryaza
Print Name

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 10.D.
DATE SUBMITTED: March 30, 2021
MEETING DATE: April 5, 2021

FROM: Karla Saavedra, Finance Director

DEPARTMENT: Finance

DIRECTOR: Karla Saavedra

Agenda Item: Consideration and action, if any, on engagement of PFM Financial Advisors, LLC out of Austin, TX for financial advisor services in connection with the issuance of $41,000,000 Combination Tax & Revenue Certificates of Obligation, Series 2021 for Bridge Expansion.

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

Issue: Engagement with a second Financial Advisory Service is requested for the Issuance of CO's needed for the Bridge Expansion. The City is simultaneously working on other issuances for additional projects with current Financial Advisors.

Fiscal Consideration: n/a

Staff Recommendation: To approve

Alternatives: To Deny

Exclude Material from Public Packet? No
Reason: n/a

ROUTING:

Karla Saavedra	Created/Initiated - 3/30/2021
Patricia Rigney	Approved - 3/30/2021
Ignacio Amezcua	Approved - 3/30/2021
City Management Office	Approved - 4/1/2021
City Commission	New - 1/1/1900

AGENDA MEMORANDUM

BOARD: City Commission

AGENDA ITEM #: 10.E.
DATE SUBMITTED: March 31, 2021
MEETING DATE: April 5, 2021

FROM: Edward Wylie, City Manager

DEPARTMENT: Administration

DIRECTOR: Edward Wylie

Agenda Item: Consideration and action, if any, on Interlocal Agreement with Military Highway Water Supply Corporation

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

Issue: This agreement will give the city of pharr access to water supply inside its 15k acre ETJ service area

Fiscal Consideration: None

Staff Recommendation: Approval

Alternatives: Disapprove the item

Exclude Material from Public Packet? No
Reason: None

ROUTING:

Edward Wylie	Created/Initiated - 3/31/2021
Karla Saavedra	Approved - 4/1/2021
Patricia Rigney	Approved - 4/1/2021
City Management Office	Final Approval - 4/1/2021

STATE OF TEXAS §
§
COUNTY OF HIDALGO §

INTERLOCAL AGREEMENT BETWEEN THE

City of Pharr & Millitary Highway Water Supply Corp.

This interlocal agreement is made by and between the CITY OF PHARR, a home-ruled municipality, hereinafter called "CITY" and the MILITARY HIGHWAY WATER SUPPLY CORPORATION, a non-profit corporation, hereinafter called "MHWS".

WHEREAS, Texas Government Code Chapter 791 authorizes local governments of the State of Texas to enter into contracts for governmental functions and services to increase their efficiency and effectiveness; and

WHEREAS, City is a home-ruled municipality; and is a local government as defined in Texas Government Code Section 791.003(4), and

WHEREAS, MHWS is a non-profit corporation that provides water and sewer services to residents in Hidalgo County; and

WHEREAS, under the Inter-local Cooperation Act, local units of governments, including MHWS and the City, acting together, may contract for performance of governmental functions and services; and

WHEREAS, those governmental functions and services which are of mutual concern to MHWS and to the City, and which they are both legally authorized to perform under state law, and

WHEREAS, the City is authorized under Chapter 552 to contract with MHWS to permit them to connect with those utility systems on terms the municipality considers to be in the best interest.

WHEREAS, the City will fund and develop certain identified public improvements in accordance with the terms and conditions of the agreement; and

WHEREAS, MHWS will assist in the funding and/or reimbursements for the development of certain identified public improvements in accordance with the terms and conditions of this agreement; and

WHEREAS, the Parties agree that this project serves the common interest of both parties and will benefit the public; and

WHEREAS, the parties have the authority to enter into this agreement, and have each entered into this agreement by the action of its governing body in the appropriate manner prescribed by law;

NOW, THEREFORE, in consideration of the premises and of the mutual covenants hereinafter set forth, THE CITY and MHWS hereto agree as follows:

ARTICLE 1: PROJECT DESCRITION & COST

A. The City shall construct water supply two (2) inter-connects between the City water system and MHWS water system in the efforts to boost water pressure to the system;

B. The City shall construct a Reverse Osmosis Plant in the MHWS CCN for use and operation by MHWS. Final specifications and location shall be mutually agreed upon byboth parties;

C. Other projects may be determined and undertaken under these mutual agreed terms and conditions.

ARTICLE 2: STATEMENT OF SERVICES TO BE PREFORMED

A. The City will lead the project and be responsible for the funding, design, and installation of the infrastructure as described above and mutually agreed upon, including but not limited to water source and distribution networks.

B. The area that is covered in this agreement is dictated in Exhibit A, and may not be expanded unless expressly agreed in writing by both parties.

C. MHWS and City shall be responsible for the maintenance, operations, upkeep and any all repairs needed for the mutually agreed upon new infrastructure.

D. MHWS shall reimburse the City the amounts expended by City to fund the infrastructure with therevenue gained. Payments to reimburse shall be calculated at no more than 60% of the net-profit collected from water fees; the remaining 40% net-profit shall be split between MHWSC and the City at 50% each. Once the debt is paid, MHWS will share 50% of the net income with the City, for a period of 25 years.

E. The Parties expressly agree and understand only those public improvements or phases thereof for which funds have been expended by the City or MHWS shall be eligible for reimbursement. The parties further agree that public improvements must be approved by both parties.

F. Both parties shall allow the other reasonable access, during normal business hours, to review and audit records and books and all other relevant records related to the agreement in possession of such other party upon five (5) business days' prior written notice.

G. MHWS and City agrees to formally create a 5-member sub-committee, to oversee and advise the Parties on matters including, but not limited to: design, operations, accounting, installations, funding, and other matters where cooperation between Parties is required. This sub-committee she becomprised of 2 people appointed b MHWS, 2 people appointed

ARTICLE 3: TERM

This Agreement shall be effective as of the date of execution first written above and shall supersede any other prior Agreements. Any Agreement entered into after the expiration of a prior Agreement for the same service, shall be effective as of the first day after the expiration of the prior Agreement. The term of this Agreement shall not exceed 25 years after the debt is paid, unless mutually terminated before.

ARTICLE 4: TERMINATION

This agreement can only be terminated by mutual written agreement.

ARTICLE 5: NOTICE

Except as otherwise provided in this section, all notices, consents, approvals, demands, request or other communication provided for or permitted to be given under any of the provision of this contract shall be in writing and shall be deemed to have been duly given or served when delivered by hand or when deposited in the U.S. mail by registered or certified mail, upon receipt requested, postage prepaid, and addressed as follows:

ARTICLE 6: CONFLICT WITH APPLICABLE LAWS

Nothing in this Agreement shall be construed so as to require the commission of any act contrary to law, and whenever there is any conflict between and provision of their Agreement and any present or future law, ordinance or administrative, executive or judicial regulation, order or decree, or amendment thereof, contrary to which the parties have no legal right to contract, the latter shall prevail, but in such event the affected provision or provision of this Agreement shall be modified only to The extent necessary to bring them within the legal requirements and only during the times such conflict exists.

ARTICLE 7: NO WAIVER

No waiver by any party hereto of any breach of any provision of the Agreement shall be deemed to be a waiver of any preceding or succeeding breach of the same or any other provision hereof.

ARTICLE 8: ENTIRE AGREEMENT

This Agreement contains the entire contract between the parties hereto, and each party acknowledges that neither has made (either directly or through any agent or representative) any representation or agreement in connection with this Agreement not specifically set forth herein. This Agreement may be modified or amended only by agreement in writing executed by City and County, and not otherwise.

ARTICLE 9: TEXAS LAW TO APPLY

This Agreement shall be construed under and in accordance with the laws of the State of Texas, and all obligations of the parties created hereunder are performable in Hidalgo County, Texas. The parties hereby consent to personal jurisdiction in Hidalgo County, Texas.

If to City: City of Pharr
Attn: Mayor
P.O. Box 1729
Pharr, Texas 78577

With a copy to: City of Pharr City Attorney
Attn: City Attorney
P.O. Box 1729
Pharr, Texas 78577

If to Military Highway Water Supply: Military Highway Water Supply Corporation

Attention:
Address:

ARTICLE 10: ADDITIONAL DOCUMENTS

The parties hereto covenant and agree that they will execute such other and further instruments and documents as are or may become necessary or convenient to effectuate and carry out the terms of this Agreement.

ARTICLE 11: SUCCESSORS.

This Agreement shall be binding upon and inure to the benefit of the parties hereto and their respective heirs, executors, administrators, legal representatives, successors, and assigns where permitted by this Agreement.

ARTICLE 12: ASSIGNMENT

This Agreement shall not be assignable.

ARTICLE 13: HEADINGS

The headings and captions contained in this Agreement are solely for convenience reference and shall not be deemed to affect the meaning or interpretation of any provision of paragraph hereof

ARTICLE 14: GENDER AND NUMBER

All pronouns used in this Agreement shall include the other gender, whether used in the masculine, feminine or neuter gender, and singular shall include the plural whenever and so often as may be appropriate.

ARTICLE 15: AUTHORITY TO EXECUTE

The execution and performance of this Agreement by City and County have been duly authorized by all necessary laws, resolutions or corporate action, and this Agreement constitutes the valid and enforceable obligations of City and County in accordance with its terms.

ARTICLE 16: GOVERNMENTAL PURPOSE

Each party hereto is entering into this Agreement for the purpose of providing for governmental services or functions and will pay for such services out of current revenues available to the paying party as herein provided.

ARTICLE 17: COMMITMENT OF CURRENT REVENUES

Only in the event that, during any term hereof, the governing body of any party does not appropriate sufficient funds to meet the obligations of such party under this Agreement, then any party may terminate this Agreement upon ninety (90) days written notice to the other party. Each of the parties hereto agrees, however, to use its best efforts to secure funds necessary for the continued performance of this Agreement. The parties intend this provision to be a continuing right to terminate this Agreement at the expiration of each budget period of each party hereto pursuant to the provisions of Tex. Loc. Govt. Code Ann. §271.903.

ARTICLE 18: NO WAIVER OF RIGHTS

Nothing in this Agreement shall be deemed to waive, modify or amend any legal defense available

at law or equity to a Party, including the defense of sovereign immunity, nor to create any legal rights or claims on behalf of a person not a party to this Agreement.

IN WITNESS THEREOF, the undersigned District and City execute this Agreement as authorized by the respective governing bodies, as of the day and year first above written.

CITY OF PHARR, TEXAS

BY:_____
Ambrosio "Amos" Hernandez, Mayor

ATTEST:

BY:_____
Hilda Pedraza, City Clerk

MILITIARY WATER SUPPLY CORPORATION

BY: Cipriano P. Naranjo
Cipriano Naranjo, Board President

ATTEST:

BY: _____
Ramon Rosales, General Manager
03-30-2021