



**TAKE NOTICE THAT A REGULAR MEETING
OF THE BOARD OF COMMISSIONERS
OF THE CITY OF PHARR, TEXAS
WILL BE HELD AT CITY HALL, COMMISSIONERS' ROOM,
118 S. CAGE BLVD., 2ND FLOOR, PHARR, TEXAS
COMMENCING AT 4:00 PM ON
MONDAY, JUNE 7, 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.

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 June 7, 2021 as Nolan Perez M.D. Day.

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) Approval of Minutes for April 5, 2021 Regular Called Meeting; April 26, 2021 Regular Called Meeting; May 3, 2021 Regular Called Meeting; and May 11, 2021 Special Called Meeting. (ADMINISTRATION)

B) Consideration and action, if any, on Ordinance dissolving the Pharr Events Center Department; providing for reallocation of inventory, assets, concessions supplies, permits and licenses as allowed by law; ratification of prior acts; repealing conflicting ordinances and effective date. **(2nd Reading)** (ADMINISTRATION)

C) Consideration and action authorizing City Manager to advertise for Request for Qualifications (RFQ) to develop the Pharr Comprehensive Pedestrian Safety and Wellness Plan (CSJ #0921-02-389) (ENGINEERING)

D) Consideration and action authorizing City Manager to advertise for the Purchase and Delivery of City Wide Uniforms. (PURCHASING)

E) Consideration and action authorizing City Manager to advertise for Requests for Proposals (RFP) to provide fleet maintenance and repairs services for the City of Pharr (PUBLIC WORKS)

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

1. Trevino Engineering, representing Zuko Family Limited Partnership, 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 Heavy Industrial District (H-I). The property is legally described as being 58.64 acres out of a portion of Lots 368 and 369 Kelly Pharr Subdivision, Pharr, Hidalgo County, Texas and Lots 13 and 14, Block 1, Closner Subdivision, Pharr, Hidalgo County, Texas. The property is physically located between the 1100 and 1500 Block of East Hi-Line Road. **COZ#210429** (DEVELOPMENT SERVICES)

2. Pappas Restaurants, Inc., d/b/a Pappadeaux Seafood Kitchen, is requesting for renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C). The property is legally described as Lot 2, Pappas Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1610 West Expressway 83. **CUP#100103** (DEVELOPMENT SERVICES)

3. Juan F. Garza, d/b/a Muelle 37, is requesting renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C). The property is legally described as being a 0.073 acre tract of land, more or less, out of Lot 2, Browning Commercial Area Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 1000 North Cage Boulevard, Suite A. **CUP#150325** (DEVELOPMENT SERVICES)

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4. Taqueria Borrego Pinto is requesting for renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C). The property is legally described as being Lot 212, Valle De La Primavera Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 6615 South Jackson Road. **CUP#180208 (DEVELOPMENT SERVICES)**

G) PLATS:

1. Melden & Hunt Inc., representing W.A. Landreth, Manager, for Vaquero Ventures Management, LLC, is requesting final plat approval of the proposed 7-11 Cage Addition Subdivision. The property is legally described as being a 1.742 acres out of Lot 77, Kelly-Pharr Subdivision and out of Lots 1-3 Amended Gomez Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 6000 Block of North IH 69C. **SUB#200209 (DEVELOPMENT SERVICES)**

REGULAR AGENDA - OPEN SESSION:

7. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Ordinance amending an ordinance authorizing and ordering the issuance of the City of Pharr, Texas Combination Tax and Revenue Certificates of Obligation, Series 2020; awarding the sale thereof; and containing matters incident thereto. **(Adoption on 1st Reading)** (FINANCE)

B) Consideration and action, if any, on Ordinance creating an Office of Organizational and Strategic Excellence Department within the City of Pharr. **(1st Reading)** (ADMINISTRATION)

C) Consideration and action, if any, on Resolution executing an Interlocal Agreement with the Lower Rio Grande Valley Development Council (LRGVDC) for the Implementation of a Regional Bikeshare Program. (ENGINEERING)

D) Consideration and action, if any, on Resolution authorizing the Pharr Police Department to submit a grant application to the U.S. Department of Justice Office of Community Oriented Policing Services for the FY21 COPS Office Hiring Program. (POLICE)

E) Consideration and action, if any, on Resolution appointing/re-appointing four (4) members to the Parks and Recreation Advisory Board. (PARKS)

F) Consideration and action, if any, on Resolution appointing/re-appointing four (4) members to the Keep Pharr Beautiful Committee Board. (PARKS)

G) Consideration and action, if any, on Resolution appointing two (2) members to the Tierra Del Sol Golf Course. (ADMINISTRATION)

H) Consideration and action, if any, on Resolution appointing/reappointing two (2) members to the Pharr Memorial Library Advisory Board. (LIBRARY)

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I) Consideration and action, if any, on Resolution appointing/re-appointing four (4) board members to the Tax Increment Reinvestment Zone Number One. (ADMINISTRATION)

J) Consideration and action, if any, on Resolution appointing/re-appointing four (4) members to the Tax Increment Reinvestment Zone Number Two. (ADMINISTRATION)

8. ADMINISTRATIVE:

A) Consideration and action, if any, on Changer Order No. 1 for the City of Pharr International Bridge Facility Expansion and Renovations Project Ph II. (ENGINEERING)

B) Consideration and action, if any, on Change Order No. 1 for the Northbound Lanes and 2nd BSIF Exit Project. (ENGINEERING)

9. CONTRACTS/AGREEMENTS:

A) Consideration and action, if any, on Memorandum of Understanding between Vanguard Academy and the Pharr Police Department to collaborate in creating a School Resource Officer Program. (POLICE)

B) Consideration and action, if any, authorizing City Manager to negotiate and enter into a contract with R.L. Abatement for the demolition of the City owned building located at 2914 N. Cage Blvd. through The Interlocal Purchasing System (TIPS) Purchasing Cooperative. (ENGINEERING)

C) Consideration and action, if any, authorizing City Manager to negotiate and enter into a contract with Raba Kistner Consultants, Inc. for Environmental Services for the FY 16 DAP Project (ENGINEERING)

D) Consideration and action, if any, authorizing City Manager to amend Contract with Trimad Consultants, LLC for Professional Water and Wastewater Engineering Services related to the Expressway Elevated Storage Tank to Eldora Elevated Storage Tank Water Transmission Main (Rotation List) (ENGINEERING)

E) Consideration and action, if any, authorizing City Manager to amend Contract with J & R Engineering for Professional Water and Wastewater Engineering Services related to the Sanitary Sewer Collection System Elimination Project for Lift Station 26 and Lift Station 30 (Rotation List). (ENGINEERING)

F) Consideration and action, if any, on the purchase of four (4) Natural Gas Generators from HOLT POWER SYSTEMS out of San Antonio, TX for the Development and Research Center, the Jose "Pepe" Salinas Recreation Center, the Pharr Police Department, and the Pharr EMS Center in the total amount of \$1,466,565.00. through Buyboard Contract No.597-19 (PARKS)

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G) Consideration and action, if any, on award of a Supply Contract for the purchase and delivery of safety work boots and shoes to Casco Industries out of La Porte, TX (PUBLIC WORKS)

H) Consideration and action, if any, on Interlocal Cooperation Agreement with the City of San Juan for use of the City of Pharr's 20 Cubic Yard Grapple Loader and Heavy Equipment Operator. (ADMINISTRATION)

10. CLOSED SESSION: *In accordance with Chapter 551 of the Texas Gov't. Code, the Pharr Board of Commissioners hereby gives notice that it may meet in a closed (non-public) executive session to discuss the items listed on the public portion of the meeting agenda in accordance with the following below:*

Pursuant to Section 551.071, the Board may convene in a closed, non-public meeting with its attorney and discuss any matters related to **legal advice on pending or contemplated litigation, settlement offer, and/or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.072, the Board may convene in a closed, non-public meeting to discuss any matters related to **real property and deliberate the purchase, exchange, lease, or value of real property as such would be detrimental to negotiations between the City and a third party in an open meeting.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.074, the Board may convene in a closed, non-public meeting to discuss any matters related to **appointment, employment, evaluation, reassignment, duties and discipline or dismissal of a public officer or employee and to hear any complaints or charges against an officer or employee.** The City and its attorney may also discuss such issues with the appropriate staff including members so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.076, the Board may convene in a closed, non-public meeting to discuss any matters on the **deployment, or specific occasions for implementation, of security personnel or devices.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.084, the Board may convene in a closed, non-public meeting to discuss any matters involving an **investigation and may exclude a witness from hearing during the examination of another witness in the investigation.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.087, the Board may convene in a closed, non-public meeting to discuss any matters regarding **economic development issues.** The City and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

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

12. ADJOURNMENT:

NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

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

I, the undersigned authority, do hereby certify that the above notice of said Regular Meeting of the City Commission of the City of Pharr was posted on the bulletin board at City Hall and on the City's web page at www.pharr-tx.gov. This Notice was posted on the 4th day of June 2021 at 3:50 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 4th day of June 2021.


HILDA PEDRAZA, TRMC, CMC
CITY CLERK

I hereby certify that the attached notice and agenda of items to be considered by the City Commission was removed from the bulletin board of City Hall on the ____ day of _____, 20__ by,

Title: _____