

**MINUTES
BOARD OF COMMISSIONERS
REGULAR CALLED MEETING
MONDAY, JUNE 20, 2022
118 SOUTH CAGE 2nd FLOOR**

The Board of Commissioners of the City of Pharr, Texas, met in a Regular Called Meeting on Monday, June 20, 2022 and following is the record of attendance.

BOARD OF COMMISSIONERS PRESENT: Mayor Ambrosio Hernandez
Comm. Eleazar Guajardo
Comm. Ramiro Caballero
Comm. Daniel Chavez
Comm. Ricardo Medina
Comm. Itza Flores

BOARD OF COMMISSIONERS ABSENT: Comm. Roberto "Bobby" Carrillo

STAFF PRESENT: Andy Harvey, City Manager/Police Chief
Edward Wylie, Deputy City Manager
Anali Alanis, Assistant City Manager
Hilda Pedraza, City Clerk
Maria Rangel, Asst. City Engineer
Karla Saavedra, Finance Director
Juan Villescás, Municipal Judge
Joel Robles, Asst. Police Chief
Pilar Rodriguez, Fire Chief
Roland Gomez, Dev. Svcs. Director
Luis Marin, Asst. Public Works Director
Melanie Cano, O.S.E. Director
Ruben Rosales, Public Utilities Dir.
Sergio Alanis, Parks & Rec. Director
Michael Vargas, External Affairs
Adolfo Garcia, Library Director
Jose Pena, I.T. Director
Ignacio Amezcua, Purchasing Director
Danny Ramirez, E.M.S. Chief
Daisy Martinez, Communications Office
Kenneth Ennis, Public Safety Comm. Dir.

CITY ATTORNEY Patricia Rigney, City Attorney

ITEM 1. CALL TO ORDER

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

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

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

B) PLEDGE OF ALLEGIANCE/INVOCATION

Andy Harvey, City Manager, led the pledge of allegiance and said the invocation.

ITEM 2. PUBLIC TESTIMONY

There were no comments from the public.

ITEM 3. PUBLIC HEARINGS

A) PUBLIC HEARING ON DEVELOPMENT SERVICES CASES

Hilda Pedraza, City Clerk, opened the public hearing. There being no comments from the public, the public hearing was closed.

ITEM 4. CITY MANAGER'S REPORTS

A) SUBMISSION OF SALES TAX COLLECTION REPORT FOR JUNE 2022

Hilda Pedraza, City Clerk, introduced the item.

Karla Saavedra, Finance Director, went over the sales tax collection report for June 2022. She stated the collections were for the month of April and there was an increase of 3.9% compared to last year. She further stated the overall growth was 13.36% year to date and about \$800,000 above to be projected.

Andy Harvey, City Manager, reported the City of Pharr earned the Governor's Texas Award for Performance Excellence by the Quality Texas Foundation and stated this was the beginning of greater things coming to Pharr.

Andy Harvey, City Manager, further reported a press conference was held this morning announcing the City of Pharr as co-host for the 2023 Western Athletic Conference (WAC) Swimming and Diving Championships. He stated this prestigious competition would take place at the City of Pharr and UTRGV Natatorium at 3001 N. Cage Blvd., Pharr.

At this time, Andy Harvey, City Manager, introduced the new Code Enforcement Director, Kimberly Mendoza. Ms. Mendoza thanked the City of Pharr for the opportunity and stated she looked forward to working with everyone.

Maria Rangel, Assistant City Engineer, reported the City of Pharr was conducting a community survey for the Pedestrian Safety and Wellness Plan. She stated the City of Pharr takes an in-depth look at pedestrian mobility, safety, and wellness, and the input received would help create a safer and walkable community. She encouraged everyone to complete the survey.

Andy Harvey, City Manager, stated the Parks and Recreation Department was having several summer events and encouraged the public to visit their Facebook page for more information.

At this time, Andy Harvey, City Manager, stated the Municipal Clerks Office of Achievement Excellence Award has been received and called upon City Clerks for a group picture.

Mayor Hernandez called upon Michael Vargas for a report on a congressional hearing. Mr. Vargas reported a congressional hearing and testimonials was held in the Rio Grande Valley area and stated Pharr was highlighted for the broadband project.

ITEM 5. CONSENT AGENDA

- A) APPROVAL OF MINUTES FOR JUNE 6, 2022 REGULAR CALLED MEETING (ADMINISTRATION)**
- B) CONSIDERATION AND ACTION, IF ANY, ON ORDINANCE AMENDING ORDINANCE O-2012-16, ESTABLISHING AN ECONOMIC DEVELOPMENT PROGRAM PURSUANT TO CHAPTER 380 OF THE LOCAL GOVERNMENT CODE, TO BE ADMINISTERED BY THE CITY MANAGER; CONTAINING FINDINGS AND OTHER PROVISIONS RELATED TO THE SUBJECT; PROVIDING FOR INCENTIVE PROGRAMS AND EXPENDITURE OF PUBLIC FUNDS; ADOPTION AND INCORPORATION OF TEXAS LOCAL GOVERNMENT CODE, CHAPTER 380 AND TEXAS CONSTITUTION ARTICLE III, SECTION 52; AND REPEALING ALL ORDINANCES IN CONFLICT; SEVERABILITY; EMERGENCY CLAUSE; AND PROVIDING FOR AN EFFECTIVE DATE (ADOPTION ON 1ST READING) (ADMINISTRATION)**

- C) CONSIDERATION AND ACTION, IF ANY, ON ORDINANCE AMENDING CHAPTER 54 OF THE PHARR CODE OF ORDINANCES BY UPDATING THE FEE SCHEDULE FOR COST RECOVERY; INCLUSION IN PHARR CODE OF ORDINANCES; INCORPORATION OF OTHER ORDINANCES; REPEALING CONFLICTING ORDINANCES; SEVERABILITY; AND EFFECTIVE DATE (3RD AND FINAL READING) (FIRE)
- D) CONSIDERATION AND ACTION, IF ANY, ON ORDINANCE AMENDING ORDINANCE O-2022-19 TO MODIFY THE FEE SCHEDULE FOR THE PHARR NATATORIUM LOCATED AT 3001 N. CAGE BLVD. (2ND READING) (PARKS)
- E) CONSIDERATION AND ACTION, IF ANY, ON DEVELOPMENT SERVICES CASES:

1. MELDEN & HUNT, INC., REPRESENTING ADELANTE HOLDINGS, LTD., OWNER, REQUESTED A LIFE OF THE USE CONDITIONAL USE PERMIT TO ALLOW A SELF-STORAGE FACILITY IN A GENERAL BUSINESS DISTRICT (C). THE PROPERTY IS LEGALLY DESCRIBED AS BEING 2.30 ACRES, MORE OR LESS, OUT OF LOT 151, KELLY PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS PHYSICALLY LOCATED AT 2605 NORTH SUGAR ROAD. CUP#220429 (DEVELOPMENT SERVICES)

2. PAPPAS RESTAURANTS, INC., D/B/A PAPPADEAUX SEAFOOD KITCHEN, REQUESTED RENEWAL OF THE CONDITIONAL USE PERMIT TO ALLOW THE SALE OF ALCOHOLIC BEVERAGES FOR ON-PREMISE CONSUMPTION IN A GENERAL BUSINESS DISTRICT (C). THE PROPERTY IS LEGALLY DESCRIBED AS LOT 2, PAPPAS SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS CURRENTLY ZONED GENERAL BUSINESS DISTRICT (C). THE ADJACENT ZONING IS GENERAL BUSINESS DISTRICT (C) TO THE NORTH, SOUTH, EAST, AND WEST. THE AREA IS GENERALLY DESIGNATED FOR COMMERCIAL USE IN THE LAND USE PLAN. CUP#100103 (DEVELOPMENT SERVICES)

3. M&S GROUP, INC., D/B/A WING DADDY'S SAUCE HOUSE, REQUESTED RENEWAL OF THE CONDITIONAL USE PERMIT TO ALLOW THE SALE OF ALCOHOLIC BEVERAGES FOR ON-PREMISE CONSUMPTION IN A GENERAL BUSINESS DISTRICT (C). THE PROPERTY IS LEGALLY DESCRIBED AS BEING ALL OF LOT 4A & 5A, PARADISE COMMERCIAL PARK SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY'S PHYSICAL ADDRESS IS 601 SOUTH JACKSON ROAD. CUP#200318 (DEVELOPMENT SERVICES)

F) PLATS:

1. MELDEN & HUNT INC., REPRESENTING, DALLAS HAKES, MANAGER FOR LONESTAR PROPERTIES, LLC REQUESTED FINAL PLAT APPROVAL OF THE PROPOSED QQ POLK & VETERANS SUBDIVISION. THE PROPERTY IS LEGALLY DESCRIBED AS BEING A 0.964 OF ONE ACRE, BEING A PART OR PORTION OUT OF LOT 30, L.R. BELL DEVELOPMENT "E" SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS LOCATED WITHIN THE 900 BLOCK OF NORTH VETERANS BLVD. ("I" RD.). SUB#211139 (DEVELOPMENT SERVICES)

Hilda Pedraza, City Clerk, introduced the item and stated staff recommended to remove item 5.E.1 from the consent agenda and approve the rest of consent agenda items.

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

Ordinance Nos. O-2022-23 and O-2022-24 are filed with the City Clerk's Office.

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

MINUTES: REGULAR CALLED MEETING
June 20, 2022

ITEM 11. CLOSED SESSION: IN ACCORDANCE WITH CHAPTER 551 OF THE TEXAS GOV'T. CODE, THE PHARR BOARD OF COMMISSIONERS HEREBY GIVES NOTICE THAT IT MAY MEET IN A CLOSED (NON-PUBLIC) EXECUTIVE SESSION TO DISCUSS THE ITEMS LISTED ON THE PUBLIC PORTION OF THE MEETING AGENDA IN ACCORDANCE WITH THE FOLLOWING BELOW

The time being 4:13 p.m., Mayor Hernandez stated the commission would be entering into closed session in accordance with Chapter 551 of the Texas Govt. Code to discuss agenda items listed in the public portion of the agenda and Pursuant to Sections 551.071, 551.072, 551.074, 551.076, 551.084 and 551.087.

ITEM 12. RECONVENE

The time being 4:46 p.m., Mayor Hernandez stated the commission would be resuming the open meeting.

REGULAR AGENDA - OPEN SESSION

ITEM 5. CONSIDERATION AND ACTION, IF ANY, ON DEVELOPMENT SERVICES CASES:

- E) 1. MELDEN & HUNT, INC., REPRESENTING ADELANTE HOLDINGS, LTD., OWNER, REQUESTED A LIFE OF THE USE CONDITIONAL USE PERMIT TO ALLOW A SELF-STORAGE FACILITY IN A GENERAL BUSINESS DISTRICT (C). THE PROPERTY IS LEGALLY DESCRIBED AS BEING 2.30 ACRES, MORE OR LESS, OUT OF LOT 151, KELLY PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS PHYSICALLY LOCATED AT 2605 NORTH SUGAR ROAD. CUP#220429 (DEVELOPMENT SERVICES)

Hilda Pedraza, City Clerk, re-introduced the item.

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

ITEM 6 ORDINANCES AND RESOLUTIONS:

- A) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION APPOINTING/REAPPOINTING ONE (1) REGULAR MEMBER TO THE PLANNING AND ZONING COMMISSION (DEVELOPMENT SERVICES)

Hilda Pedraza, City Clerk, introduced the item.

Andy Harvey, City Manager, stated board member Jonathan Larraga wished to continue serving on the board and recommended approval.

Comm. Guajardo moved to reappoint Jonathan Larraga to the Planning and Zoning Commission. Comm. Chavez seconded the motion and when put to a vote, it carried unanimously.

ITEM 7. ADMINISTRATIVE:

- A) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO TERMINATE SERVICES WITH EXISTING EMS BILLING COMPANY AND NEGOTIATE AND ENTER INTO A CONTRACT WITH A NEW EMS BILLING COMPANY (ADMINISTRATION)

Hilda Pedraza, City Clerk, introduced the item.

Comm. Medina moved to approve. Comm. Flores seconded the motion and when put to a vote, it carried unanimously.

ITEM 8. PURCHASING:

- A) **CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO AWARD A PURCHASE CONTRACT FOR THE PURCHASE OF OFFICE FURNITURE FOR THE PHARR POLICE DEPARTMENT INVESTIGATIONS SECTION AND BRIDGE SUBSTATION FROM DC INTERIORS OUT OF SAN ANTONIO, TEXAS, THROUGH VIZIENT HON CONTRACT# CE3388 AND GLOBAL CONTRACT# CE3374 IN THE AMOUNT OF \$138,725.71 (POLICE)**

Hilda Pedraza, City Clerk, introduced the item.

Mayor Hernandez asked staff if this was a Buyboard purchase. Ignacio Amezcua, Purchasing Director, briefly stated both contracts were under Buyboard pricing and recommended approval.

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

ITEM 9. CONTRACTS/AGREEMENTS:

- A) **CONSIDERATION AND ACTION, IF ANY, ON INTERLOCAL COOPERATION CONTRACT BETWEEN THE CITY OF PHARR AND THE DEPARTMENT OF STATE HEALTH SERVICES FOR ACCESS TO THE TEXAS ELECTRONIC REGISTRATION REMOTE SYSTEM (TXEVER) (ADMINISTRATION)**

Hilda Pedraza, City Clerk, introduced the item and recommended approval.

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

- B) **CONSIDERATION AND ACTION, IF ANY, ON RENEWAL OF TERM AND SECOND MODIFICATION TO THE MEMORANDUM OF UNDERSTANDING BETWEEN CITY OF PHARR AND SOUTH TEXAS COLLEGE FOR THE BASIC PEACE OFFICER CERTIFICATION PROGRAM (ADMINISTRATION)**

Hilda Pedraza, City Clerk, introduced the item.

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

- C) **CONSIDERATION AND ACTION, IF ANY, ON AMENDMENT NUMBER 4 IN THE AMOUNT OF \$168,881.50 TO THE PROFESSIONAL ENGINEERING SERVICES AGREEMENT WITH STRUCTURAL ENGINEERING ASSOCIATES, INC. (SEA) FOR THE PHARR-REYNOSA BRIDGE EXPANSION PRESIDENTIAL PERMIT APPLICATION (ENGINEERING)**

Hilda Pedraza, City Clerk, introduced the item.

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

- D) **CONSIDERATION AND ACTION, IF ANY, RATIFYING AGREEMENT BETWEEN CITY OF PHARR AND ZENCITY TECHNOLOGIES US, INC. FOR COMMUNITY ANALYSIS SOFTWARE SUBSCRIPTION SERVICES (IT)**

Hilda Pedraza, City Clerk, introduced the item.

Comm. Medina moved to approve. Comm. Flores seconded the motion and when put to a vote, it carried unanimously.

- E) **CONSIDERATION AND ACTION, IF ANY, ON ACCEPTANCE OF THE NORTHSIDE COMMUNITY CENTER PHASE I AS COMPLETE AND RELEASE OF FINAL BALANCE WITH RETAINAGE IN THE AMOUNT OF \$142,724.06 TO DAVILA CONSTRUCTION, INC. (ENGINEERING)**

MINUTES: REGULAR CALLED MEETING
June 20, 2022

Hilda Pedraza, City Clerk, introduced the item.

Comm. Guajardo **moved** to approve. Comm. Caballero seconded the motion and when put to a vote, it carried by a majority vote of five (5) ayes and one (1) abstention. Comm. Chavez abstained from voting.

ITEM 12. ADJOURNMENT

There being no other business to come before the board, Comm. Guajardo **moved** to adjourn. Comm. Caballero seconded the motion and when put to a vote, the motion carried unanimously. Meeting adjourned at 4:46 p.m.

CITY OF PHARR



AMBROSIO HERNANDEZ
MAYOR

STATE OF TEXAS
COUNTY OF HIDALGO
CITY OF PHARR

ON THIS THE 20th DAY OF JUNE 2022 the Board of Commissioners of the City of Pharr, Texas convened in a **REGULAR CALLED MEETING** at the Commissioner's Room located at 118 S. Cage, 2nd Floor, Pharr, Texas. The meeting being open to the public and notice of said meeting, giving the date, place, subject, hereof, having been posted in accordance with Chapter 551, Texas Government Code (Open Meetings Act) and there being present a quorum, I, **HILDA PEDRAZA, CITY CLERK**, of the City of Pharr, Texas, certify that this is a true and correct copy of the minutes.

ATTEST:



HILDA PEDRAZA, CITY CLERK

APPROVED: July 5, 2022