



**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, SEPTEMBER 19, 2022**

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 September 2022 as Ovarian Cancer Awareness Month.
- B) Proclamation proclaiming September 2022 as Prostate Cancer Awareness Month.
- C) Proclamation proclaiming September 25, 2022 as National Day of Remembrance for Murder Victims.
- D) Proclamation proclaiming September 26, 2022 as Human Resources Professional Day.
- E) Proclamation proclaiming October 23-31, 2022 as Red Ribbon Week.

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.*

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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 Events of Interest.

B) Submission of Sales Tax Collection Report for September 2022.

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 August 30, 2022 Budget Workshop; September 2, 2022 Special Called Meeting; and September 6, 2022 Regular Called Meeting. **This item supports SG - Sound Governance and Fiscal Transparency.** (ADMINISTRATION)

B) Consideration and action, if any, on Ordinance amending Ordinance No. O-2022-16 Municipal Fiber Optic Fee Schedule *(3rd & Final Reading)*. **This item supports SG - Sound Governance and Fiscal Transparency.** (ADMINISTRATION)

C) Consideration and action, if any, on Ordinance amending Ordinance No. O-2021-27 EMS Fee Schedule *(2nd Reading)*. **This item supports SG - Sound Governance and Fiscal Transparency.** (EMERGENCY MEDICAL SERVICES)

D) Consideration and action, if any, on Ordinance adopting Grants Management Policies and Procedures Manual *(2nd Reading)*. **This item supports SG - Sound Governance and Fiscal Transparency.** (GMCD)

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E) Consideration and action, if any, on Resolution entering into an agreement with the Texas Department of Transportation for the closure of U.S. 281 (Cage Blvd.) from Polk Ave. to Ridge Road for the Red Ribbon Tri-City Parade on Saturday October 8, 2022. **This item supports QL - Quality of Life. (POLICE)**

F) Consideration and action, if any, ratifying Addendum No. 2 to JotForm Software service agreement in the amount of \$10,224.00. **This item supports SE - Service Excellence. (COMMUNICATIONS)**

G) Consideration and action, if any, authorizing City Manager to advertise for proposals for Retail Electric Provider. **This item supports SG - Sound Governance and Fiscal Transparency. (PURCHASING)**

H) Consideration an action, If any, rejecting proposals for the City-wide Debt Collection Service and authorizing City Manager to re-advertise. **This item supports SG - Sound Governance and Fiscal Transparency. (PURCHASING)**

I) Consideration and action, if any, on request from Pharr-San Juan-Alamo ISD for road closures for the PSJA ISD Marching Festival on October 1, 2022, the UIL 5A Area Marching Contest on October 22, 2022, and the UIL 6A Marching Contest on October 29, 2022. **This item supports QL - Quality of Life. (ADMINISTRATION)**

J) Consideration and action, if any, on request from St. Anne Mother of Mary Catholic Church for street closures for their Annual Jamaica on Saturday, November 5, 2022. **This item supports QL - Quality of Life. (ADMINISTRATION)**

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

1. Balli Investments and Holdings LLC, d/b/a Calacas Tacos and Beer, has filed with the Planning and Zoning Commission a request for a Conditional Use Permit and Late Hours Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C). The property is legally described as being 0.062 acres, more or less, out of Lot 1, Junction View Subdivision, Pharr, Hidalgo County, Texas. The property is physically located at 2101 North Cage Boulevard, Suites 110 and 111. CUP#220845. **This item supports EV - Economic Vitality. (DEVELOPMENT SERVICES)**

L) PLATS:

1. Salinas Engineering & Associates, representing Oliver E. Gutierrez and Enrique Gutierrez Cantu, owners, are requesting final plat approval of the proposed Oliver Subdivision. The property is legally described as being a 1.08 acre tract of land out of Lot 7, Block 5, A.J. McColl Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 3000 Block of North Jackson Road. SUB#210829. **This item supports EV - Economic Vitality. (DEVELOPMENT SERVICES)**

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2. Melden & Hunt, Inc., representing Jeffrey Erickson, Manager, for Erickson Construction, LLC., A Texas limited liability company, is requesting final plat approval of the proposed Minnesota Estates Subdivision. The property is legally described as being a 15.455 acre tract out of Lot 91, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 600 Block of West Minnesota Road. SUB#210935. **This item supports EV - Economic Vitality.** (DEVELOPMENT SERVICES)

3. MAS Engineering, LLC., representing Armando Gonzalez, owner, is requesting final plat approval of the proposed Rojas Subdivision. The property is legally described as being a 0.25 acre tract of land out of the North 99 feet of the South 198 feet of the North 448 feet of the East 220 feet of the West 297 feet of Lot 233, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is located within the 1200 Block of West Hall Acres Road. SUB#210720. **This item supports EV - Economic Vitality.** (DEVELOPMENT SERVICES)

4. Pablo Soto, Jr. P.E., representing Lisandro Espinoza, owner, is requesting preliminary and final plat approval of the proposed Leeland Heights Estates Subdivision. The property is legally described as being a 0.48 acre tract of land, more or less, out of Lot 175, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is physically located at 220 North Sugar Road. SUB#220720. **This item supports EV - Economic Vitality.** (DEVELOPMENT SERVICES)

5. Quintanilla, Headley and Associates, Inc., representing Eduardo Cantu, Vice President of Esponjas Development, LTD., is requesting preliminary and final plat approval of the proposed Vacate and Plat of Maria Elise Estates Subdivision. The property is legally described as being an 18.07 acre tract of land being all of Lots 1 through 74 and all of the 50 foot street rights-of-way, Maria Elise Estates Subdivision. The property is located within the 700 Block of East Owassa Road. SUB#210618. **This item supports EV - Economic Vitality.** (DEVELOPMENT SERVICES)

REGULAR AGENDA - OPEN SESSION:

7. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Ordinance adopting and approving budget for year beginning October 1, 2022 ending September 30, 2023 (*Adoption on One Reading*). **This item supports SG - Sound Governance and Fiscal Transparency.** (FINANCE)

B) Consideration and action , if any, on Ordinance adopting Tax Rate for FY 2022-2023 (*Adoption on One Reading*). **This item supports SG - Sound Governance and Fiscal Transparency.** (FINANCE)

C) Consideration and action, if any, on Ordinance amending O-2019-36 Fee Schedule for building permits, plan review and land use development (*1st Reading*). **This item supports EV - Economic Vitality.** (BUILDING AND CODE COMPLIANCE)

D) Consideration and action, if any, on Resolution appointing/re-appointing four (4) members to the Pharr Economic Development Corporation II Board of Directors. **This item supports SG - Sound Governance and Fiscal Transparency.** (TABLED) (PEDC II)

E) Consideration and action, if any, on Resolution appointing/re-appointing (1) member to the Pharr Firefighters and Police Officer's Civil Service Commission. **This item supports SG - Sound Governance and Fiscal Transparency.** (ADMINISTRATION)

8. ADMINISTRATIVE:

A) Consideration and action, if any, on the Proposed Expenditure Allocation Budget from the American Rescue Plan Act (ARPA) funding. **This item supports SG - Sound Governance and Fiscal Transparency.** (FINANCE)

B) Consideration and action, if any, approving budget for Pharr Economic Development Corporation II for FY 2022-2023. **This item supports SG - Sound Governance and Fiscal Transparency.** (FINANCE)

C) Consideration and action, if any, approving budget for Tax Increment Reinvestment Zone No. 1 for FY 2022-2023. **This item supports SG - Sound Governance and Fiscal Transparency.** (FINANCE)

D) Consideration and action, if any, approving budget for Tax Increment Reinvestment Zone No. 2 for FY 2022-023. **This item supports SG - Sound Governance and Fiscal Transparency.** (FINANCE)

E) Consideration and action, if any, approving budget for Pharr Housing Finance Corporation for FY 2022-2023. **This item supports SG - Sound Governance and Fiscal Transparency.** (FINANCE)

F) Consideration and action, if any, approving the budget for Pharr Housing Finance Corporation Jackson Place Apartments for FY 2022-2023. **This item supports SG - Sound Governance and Fiscal Transparency.** (FINANCE)

G) Consideration and action, if any, approving budget for the Greater Pharr Chamber of Commerce for FY 2022-2023. **This item supports SG - Sound Governance and Fiscal Transparency.** (FINANCE)

9. CONTRACTS/AGREEMENTS:

A) Consideration and action, if any, authorizing City Manager to award the supply contract for the Purchase and Delivery of Aluminum Sulfate Liquid Polymer Blend and Liquid Ammonium Sulfate to Chemtrade Chemicals from Parsippany, NJ. **This item supports IF - Infrastructure.** (PURCHASING)

B) Consideration and action, if any, on Interlocal Agreement with City of Weslaco for Animal Shelter Services. **This item supports SSC - Safe and Secure Community.** (PUBLIC WORKS)

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C) Consideration and action, if any, authorizing City Manager to renew agreement with Hollis Rutledge and Associates, Inc. on Grant Management, Planning and Writing. **This item supports SG - Sound Governance and Fiscal Transparency.** (PURCHASING)

D) Consideration and action, if any, authorizing City Manager to enter into an agreement with Purpose Driven Polygraph Investigative Consultant from Weslaco, Texas for the Police Department polygraph services. **This item supports SSC - Safe and Secure Community.** (PURCHASING)

E) Consideration and action, if any, authorizing the City Manager to enter into a contract with BLR-HR Hero for subscription services for HR Tools and Compliance. **This item supports SG - Sound Governance and Fiscal Transparency.** (HR)

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.

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

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

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

12. ADJOURNMENT:

NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

City Hall is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Clerk's Office at 956-402-4100 Ext. 1016 / 1007 or FAX 956-702-5313 or E-mail hilda.pedraza@pharr-tx.gov and imelda.perez@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 16th day of September, 2022 at 3:45 p.m. and will remain posted continuously for at least 72 hours preceding the scheduled time of said Meeting, in compliance with Chapter 551 of the Government Code, Vernon's Texas Codes, Annotated (Open Meetings Act).



WITNESS MY HAND AND SEAL, this 16th day of September, 2022.


HILDA PEDRAZA, TRMC / CMC
CITY CLERK

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

Title: _____