

**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, AUGUST 5, 2024**

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

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

A) Public hearing on development services cases

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

A) City Engineer's Report

B) Recognition of Pharr Police Department - Top SWAT Operator.

C) City Events of Interest

5. CONSENT AGENDA: *(All items listed under consent Agenda are considered to be routine and non-controversial by the Governing Body and will be enacted by one motion. Any Commissioner may remove items from the consent agenda by making such request prior to a motion and vote on the Consent Agenda)*

A) Approval of Minutes for July 15, 2024 - Regular Called Meeting. **This item supports SG - Sound Governance and Fiscal Sustainability.** (ADMINISTRATION)

B) Consideration and action, if any, authorizing City Manager to advertise for sealed bids for the Installation of thermoplastic markings for the Public Works Department. **This item supports IF - Infrastructure.** (PURCHASING)

C) Consideration and action, if any, authorizing City Manager to amend Service Contract for the Direct Internet Access with Smartcom Telephone, LLC through The Interlocal Purchasing System (TIPS) Contract No. 230105. **This item supports SE - Service Excellence.** (PURCHASING)

D) Consideration and action, if any, on Memorandum of Understanding (MOU) with South Texas Independent School District for the use of the City of Pharr Sports Complex parking lot. **This item supports QL - Quality of Life.** (PARKS)

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

1. 7-Eleven INC. dba 7-Eleven Convenience Store's and Stripes Stores, has filed with the Planning and Zoning Commission a request for a 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 2, Newt's Corner, an addition to the City of Pharr, Hidalgo County, Texas. The property is physically located at 10701 South Cage Boulevard. CUP#240614 **This item supports EV - Economic Vitality.**

2. Khanh Nguyen, d/b/a Snow Bite, is requesting renewal of the Conditional Use Permit and Late Hours Permit to allow the sale of alcoholic beverages for on-premise consumption in a General Business District (C). The property is legally described as being 0.078-acre tract of land, more or less, out of Lot 4A, Replat of Vacated Car-Mel Subdivision, Vacated El Centro Mall No. 3 & 4 Subdivision Pharr, Hidalgo County, Texas. The property's physical address is 500 North Jackson Road, Suite L-2. CUP#190536 **This item supports EV - Economic Vitality.**

3. Velch Ventures LLC., d/b/a Altamar Seafood Bar, is requesting renewal of the Conditional Use Permit to allow the sale of alcoholic beverages for on-premise consumption in a Limited Industrial District (L-I). The property is legally described as being 0.092 acres, more or less, out of Lot 1, Spamer Business Park Subdivision, Pharr, Hidalgo County, Texas. The property's physical address is 8001 South Jackson Road, Suites 1 & 2. CUP#210427 **This item supports EV - Economic Vitality.**

F) PLATS:

1. Westwood Professional Services, Inc., representing K.V. Chowdary, Manager of KVS Development, L.L.C., is requesting final plat approval of the proposed Majestic International Trade Port Phase 2 Subdivision. The property is legally described as being a 79.022 acre tract out of Lots 47 and 48, Block 15, Lots 49 and 50, Block 16, Lots 51 and 52, Block 17, Lots 53 through 55, Block 18 and a portion of a 40 foot road, shown on the Re-subdivision of Lots 1 and 5 to 32, inclusive of the San Juan Plantation Subdivision and out of Lots 3 and 4, as shown on the Re-subdivision of Closner Subdivision. The property is located within the 9000 Block of South Veterans Boulevard. SUB#231025 **This item supports EV - Economic Vitality.**

REGULAR AGENDA - OPEN SESSION:

6. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Ordinance approving a Municipal Maintenance Agreement between the Texas Department of Transportation and the City of Pharr. **(Adoption on One Reading) This item supports QL - Quality of Life.** (ADMINISTRATION)

B) Consideration and action, if any, on Resolution adopting the City of Pharr's One-Year Action Plan for Program Year 2024 and its 2024-2028 Consolidated Plan and Strategy to the U.S. Department of Housing and Urban Development (HUD). **This item supports QL-Quality of Life.** (GMCD)

C) Consideration and action, if any, on Resolution designating members to the Rio Grande Valley Metropolitan Planning Organization (RGVMPO) **This item supports SG - Sound Governance and Fiscal Sustainability.** (ADMINISTRATION)

7. ADMINISTRATIVE:

A) Discussion and action, if any, on Capital Improvement Projects. **This item supports IF - Infrastructure.** (ENGINEERING)

8. PURCHASING:

A) Consideration and action, if any, on the purchase of five-hundred fifty (550) laptops from Best Buy Stores, L.P. for an amount not to exceed \$174,900.00 utilizing OMNIA contract R201203. **This item supports QL - Quality of Life.** (IT)

9. CONTRACTS/AGREEMENTS:

A) Consideration and action, if any, authorizing City Manager to award contract for External Auditing Services for City of Pharr and component units. **This item supports SE - Service Excellence.** (FINANCE)

B) Consideration and action, if any, authorizing City Manager to enter into a Service Contract for Network Cabling Services at city facilities with Telepro Communications from Mission, Texas through The Interlocal Purchasing System (TIPS) Contract No. 230105 **This item supports SE - Service Excellence.** (PURCHASING)

C) Consideration and action, if any, authorizing City Manager to enter into a Service Contract for the Entertainment Services for Avocado Festival with AAE Holdings Inc dba All American Entertainment from Durham, NC. **This item supports SE - Service Excellence.** (PURCHASING)

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.

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

12. ADJOURNMENT:

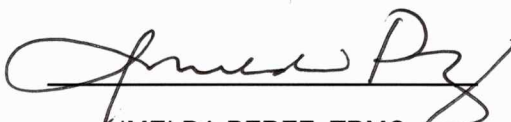
NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

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 1007 or FAX 956-475-3442 or Email cityclerksoffice@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 2nd day of August 2024 at 4:00 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 2nd day of August 2024




IMELDA PEREZ, TRMC
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,

Name: _____

Title: _____