

**MINUTES
BOARD OF COMMISSIONERS
REGULAR CALLED MEETING
MONDAY, OCTOBER 7, 2024
118 SOUTH CAGE 2nd FLOOR**

The Board of Commissioners of the City of Pharr, Texas, met in a Regular Called Meeting on Monday, October 7, 2024 and following is the record of attendance.

BOARD OF COMMISSIONERS PRESENT: Mayor Ambrosio Hernandez
Comm. Michael Pacheco
Comm. Roberto Carrillo
Comm. Ramiro Caballero
Comm. Ricardo Medina
Comm. Itza Flores

BOARD OF COMMISSIONERS ABSENT: Comm. Daniel Chavez

STAFF PRESENT: Jonathan Flores, City Manager
David Friedlein, Assistant City Manager
Cynthia Garza, Assistant City Manager
Hilda Pedraza, Assistant City Manager
Imelda Perez, City Clerk
Maria Rangel, Interim City Engineer
Jamison Merrick, Finance Director
Veronica Ramirez, HR Director
Juan Villescas, Municipal Court Judge
Juan Gonzalez, Chief of Police
Pilar Rodriguez, Fire Chief
Roland Gomez, Code Compliance Director
Kimberly Mendoza, Dev. Svcs. Director
Luis Marin, Public Works Director
Melanie Cano, O.S.E. Director
Ruben Rosales, Public Utilities Director
Sergio Alanis, Parks & Rec. Director
Adolfo Garcia, Library Director
Jose Pena, I.T. Director
Luis Bazan, Bridge Director
Ben Martinez, Assistant EMS Chief
C.J. Sanchez, Pharr Chamber President
Yuri Gonzalez, Chief Comm. Officer
Kenneth Ennis, Public Safety Comm. Dir.
Cynthia Gutierrez, Public Health Director
Victor Perez, PEDC Director

CITY ATTORNEY

Ricardo Rodriguez, City Attorney

ITEM 1. CALL TO ORDER

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

Alternate Mayor Pro Tem Carrillo called the meeting to order at 4:00 p.m. Roll call established a quorum.

Comm. Medina moved to excuse absent members. Comm. Caballero seconded the motion and when put to a vote, it carried unanimously.

Comm. Pacheco was not present at the time of roll call but arrived at 4:09 p.m.

Mayor Hernandez was not present at the time of roll call but arrived at 4:33 p.m.

B) PLEDGE OF ALLEGIANCE/INVOCATION

Luis Bazan, Bridge Director, led the pledge of allegiance and said the invocation.

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ITEM 2. PROCLAMATIONS

A) PROCLAMATION PROCLAIMING OCTOBER 6 - 12, 2024 AS FIRE PREVENTION WEEK.

Jonathan Flores, City Manager, introduced the item.

Pilar Rodriguez, Fire Chief, highlighted the importance of smoke alarms. He stated having smoke alarms can save lives and encouraged all residents of Pharr to have working smoke alarms in their home.

Alternate Mayor Pro Tem Carrillo thanked all fire personnel for their outstanding work to ensure the safety of all our Pharr residents and read proclamation proclaiming the week of October 6 – 12, 2024 as Fire Prevention Week. He presented proclamation to Fire Chief Rodriguez and fire personnel.

B) PROCLAMATION PROCLAIMING OCTOBER 7, 2024 AS WORLD TEACHER'S DAY.

Jonathan Flores, City Manager, introduced the item.

Ana Gonzalez, Executive Director - Teach for America, went over their services and thanked the Commission for recognizing Teacher World Day. She further introduced Jonathan Stevens, Senior Managing Director – Teach for America, Dr. Marisol Rocha, Vanguard Academy Superintendent and Sandra Rodriguez, Vanguard Academy Executive Director of Curriculum & Instruction.

Comm. Flores read the proclamation proclaiming October 7, 2024 as World Teacher's Day and presented proclamation to Ana Gonzalez and educator representatives present.

Alternate Mayor Pro Tem Carrillo expressed gratitude and thanked all educators for their work and dedication.

ITEM 3. PUBLIC TESTIMONY

There were no comments from the public.

ITEM 4. PUBLIC HEARINGS

A) PUBLIC HEARING ON DEVELOPMENT SERVICES CASES

There were no comments from the public.

ITEM 5. CITY MANAGER'S REPORTS

A) CITY ENGINEER'S REPORT

Jonathan Flores, City Manager, introduced the item. He stated Maria Rangel, Interim City Engineer, was in the audience and questions could be entertained at this time.

B) CITY EVENTS OF INTEREST

Jonathan Flores, City Manager, called upon Yuri Gonzalez, Chief Communications Officer, for a report on upcoming city events.

Yuri Gonzalez, Chief Communications Officer, presented video recaps of the Pharr International Bridge INDEX Conference in Merica, Yucatan Mexico, the 1st Annual Truck Expo, Animal Care Services PET Wellness Fair, and the South Texas Health Systems Ribbon Cutting event.

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Yuri Gonzalez, Chief Communications Officer, further reported the Industrial Warehouse Summit hosted by the Pharr Economic Development Corporation would be held on Tuesday, October 8, 2024 at the Pharr Development & Research Center located at 850 W. Dicker Rd. from 8:00 a.m. to 12:00 p.m. She encouraged anyone wishing to attend to please register.

Yuri Gonzalez, Chief Communications Officer, also reported the 1st Annual Drive For Trade Golf Tournament would take place on Wednesday, October 9, 2024 at Tierra Del Sol Golf Club located at 700 E. Hall Acres Road starting at 9:00 a.m. She further stated this was part of the Start of the Produce Season and reported there were currently thirty-five (35) teams already registered.

Yuri Gonzalez, Chief Communications Officer, also reported the Start of the Produce Season event would take place on Thursday, October 10, 2024 at the Pharr International Bridge located at 9900 S. Cage Boulevard from 10:00 a.m. to 12:00 p.m. She stated once event was over, guests could partake in "A Taste of Trade" tasting event to sample various foods available at restaurants participating in this event.

Yuri Gonzalez, Chief Communications Officer, also reported the Trade Talks event hosted by Pharr International Bridge would take place on Friday, October 11, 2024 at the Pharr Development & Research Center located at 850 W. Dicker Road from 8:30 a.m. to 5:30 a.m. She stated keynote speaker Georgina Estrada Aguirre, World Economist, would be focusing on international trade topics.

Yuri Gonzalez, Chief Communications Officer, further reported the Avocado Festival would take place on Saturday, October 12, 2024 in Downtown Pharr from 2:00 p.m. to 11:00 p.m. and stated families could join festival for free before 5:00 p.m. and stated additional information could be obtained by visiting www.avocadofest.com.

Yuri Gonzalez, Chief Communications Officer, reported the next City of Pharr Fire Department Prevention Month event would take place on Thursday, October 17, 2024 in Downtown Pharr from 6:00 p.m. to 9:00 p.m. and stated this was an educational event and encouraged the public to attend.

Lastly, Yuri Gonzalez, Chief Communications Officer, reported the Trail of Terror event would be taking place on October 25, 26 and 27, 2024 at Pharr Vanguard Academy Nature & Birding Center located at 1025 S. Richmond Drive from 7:30 p.m. to 10:30 p.m. She stated this was a free ticketed event and tickets would be distributed on Monday, October 14, 2024 and encouraged all families to attend.

ITEM 6. CONSENT AGENDA

- A) **APPROVAL OF MINUTES FOR SEPTEMBER 16, 2024 - REGULAR CALLED MEETING. THIS ITEM SUPPORTS SG - SOUND GOVERNANCE AND FISCAL SUSTAINABILITY. (ADMINISTRATION)**
- B) **CONSIDERATION AND ACTION, IF ANY, ON ORDINANCE AMENDING ORDINANCE O-2022-01 RELATING TO THE NUMBER OF AUTHORIZED CIVIL SERVICE POSITIONS WITHIN THE FIRE AND POLICE DEPARTMENTS. (2ND READING) THIS ITEM SUPPORTS SSC - SAFE AND SECURE COMMUNITY. (HR)**
- C) **CONSIDERATION AND ACTION, IF ANY, RATIFYING RESOLUTION NO. R-2024-54 ESTABLISHING A COMMUNITY REVITALIZATION PLAN FOR THE REVITALIZATION AREA SURROUNDING THE AFFORDABLE HOUSING DEVELOPMENT KNOWN AS CAMELLIA COURT APARTMENTS. THIS ITEM SUPPORTS QL - QUALITY OF LIFE. (ADMINISTRATION)**
- D) **CONSIDERATION AND ACTION, IF ANY, ON DEVELOPMENT SERVICES CASES:**

1. CITY OF PHARR, FOR THE BETTERMENT OF THE CITY, REQUESTED A CHANGE OF ZONE FROM AGRICULTURAL AND/OR OPEN SPACE DISTRICT (A-O) TO SINGLE-FAMILY RESIDENTIAL DISTRICT (R-1). THE PROPERTY IS LEGALLY DESCRIBED AS BEING 27.19 ACRES, MORE OR LESS, OUT OF LOT 5, BLOCK 5, A.J. MCCOLL SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS PHYSICALLY LOCATED AT THE 1300 BLOCK OF WEST FERGUSON AVENUE. COZ#240925 THIS ITEM SUPPORTS EV - ECONOMIC VITALITY.
2. CITY OF PHARR, FOR THE BETTERMENT OF THE CITY, REQUESTED A CHANGE OF ZONE FROM AGRICULTURAL AND/OR OPEN SPACE DISTRICT (A-O) TO GENERAL BUSINESS DISTRICT (C). THE PROPERTY IS LEGALLY DESCRIBED AS BEING 11.09 ACRES, MORE OR LESS, OUT OF LOT 5, BLOCK 5, A.J. MCCOLL SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTIES ARE PHYSICALLY LOCATED AT 2314 NORTH JACKSON ROAD, 2210 NORTH JACKSON ROAD, 2300 BLOCK OF NORTH JACKSON ROAD, 2004 NORTH JACKSON ROAD, AND 1300 WEST FERGUSON AVENUE. COZ#240926 THIS ITEM SUPPORTS EV - ECONOMIC VITALITY.

E) PLATS:

1. SALINAS ENGINEERING & ASSOCIATES, REPRESENTING EDNA RAMOS, OWNER, REQUESTED FINAL PLAT APPROVAL OF THE PROPOSED PALO VERDE ESTATES SUBDIVISION. THE PROPERTY IS LEGALLY DESCRIBED AS BEING A 1.00 ACRE TRACT OF LAND OUT OF AND FORMING A PART OF LOT 3 OF THE UN-RECORDED PLAT OF PALO VERDE SUBDIVISION NO. 3, BEING OUT OF A PORTION OF LOT 332, KELLY-PHARR SUBDIVISION, PHARR, HIDALGO COUNTY, TEXAS. THE PROPERTY IS LOCATED WITHIN THE 200 BLOCK OF WEST PALO VERDE CIRCLE.SUB#240408 THIS ITEM SUPPORTS EV - ECONOMIC VITALITY.

Jonathan Flores, City Manager, introduced the consent agenda and recommended approval.

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

Ordinance No's. O-2024-32 and O-2024-33 and Resolution No. R-2024-54 were filed with the City Clerk's Office.

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

ITEM 9. CLOSED SESSION

The time being 4:31 p.m., Alternate Mayor Pro Tem Carrillo 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 10. RECONVENE

The time being 5:03 p.m., Mayor Hernandez stated the commission would be resuming the open meeting.

REGULAR AGENDA - OPEN SESSION

ITEM 7. ORDINANCES AND RESOLUTIONS

- A) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION APPOINTING/RE-APPOINTING TWO (2) MEMBERS AND ONE (1) EX-OFFICIO TO THE PHARR MEMORIAL LIBRARY BOARD. THIS ITEM SUPPORTS SG - SOUND GOVERNANCE AND FISCAL SUSTAINABILITY. (LIBRARY)

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Jonathan Flores, City Manager, introduced the item and recommended Diana Cuevas and Delia Soza as regular members and Comm. Itza Flores as ex-officio member to Pharr Memorial Library Board.

Comm. Medina moved to appoint Diana Cuevas and Delia Soza as regular members and Comm. Itza Flores as ex-officio member to Pharr Memorial Library Board. Alternate Mayor Pro Tem Carrillo seconded the motion and when put to a vote, it carried unanimously.

Resolution No. R-2024-55 is filed with the City Clerk's Office.

- B) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION TO ACCEPT PETITION FOR VOLUNTARY ANNEXATION, SETTING DATE, TIME AND PLACE FOR PUBLIC HEARING, AUTHORIZING AND DIRECTING PUBLICATION OF THE NOTICE OF SUCH PUBLIC HEARING, AND DIRECTING THE CITY MANAGER TO PREPARE SERVICE PLAN FOR A 6.48 ACRE TRACT SITUATED IN PORCION 71, NARCISO CABAZOS SURVEY, ABSTRACT NO. 30, HIDALGO COUNTY, TEXAS BEING A PORTION OF STATE HIGHWAY 365 SAID PORTION BEING OUT OF PARCEL 18, AND ALSO BEING A PORTION OF A 40 FT. WIDE ROAD AS SHOWN ON THE RE-SUBDIVISION OF LOTS 1, AND 5 TO 32 INCLUSIVE OF THE SAN JUAN PLANTATION SUBDIVISION, LOCATED AT SOUTH VETERANS BOULEVARD AND STATE HIGHWAY 365, IN THE CITY OF PHARR'S EXTRATERRITORIAL JURISDICTION (ETJ) IN HIDALGO COUNTY, TEXAS. THIS ITEM SUPPORTS EV - ECONOMIC VITALITY. (DEVELOPMENT SERVICES)**

Jonathan Flores, City Manager, introduced the item.

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

Resolution No. R-2024-56 is filed with the City Clerk's Office.

- C) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION TO ACCEPT PETITION FOR VOLUNTARY ANNEXATION, SETTING DATE, TIME AND PLACE FOR PUBLIC HEARING, AUTHORIZING AND DIRECTING PUBLICATION OF THE NOTICE OF SUCH PUBLIC HEARING, AND DIRECTING THE CITY MANAGER TO PREPARE SERVICE PLAN FOR A 49.49 ACRE TRACT SITUATED IN PORCION 71 NARCISO CABAZOS SURVEY, ABSTRACT NO. 30, HIDALGO COUNTY, TEXAS BEING OUT OF LOTS 93, 94, 95, 96, 97 AND 98, BLOCKS 31 AND 32 OF THE SAN JUAN PLANTATION SUBDIVISION, LOCATED ON THE SOUTH SIDE OF EAST U.S. HIGHWAY 281 (MILITARY HIGHWAY), APPROXIMATELY 800 FT. EAST OF SOUTH VETERANS BOULEVARD, IN THE CITY OF PHARR'S EXTRATERRITORIAL JURISDICTION (ETJ) IN HIDALGO COUNTY, TEXAS. THIS ITEM SUPPORTS EV - ECONOMIC VITALITY. (DEVELOPMENT SERVICES)**

Jonathan Flores, City Manager, introduced the item.

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

Resolution No. R-2024-57 is filed with the City Clerk's Office.

ITEM 8. CONTRACTS/AGREEMENTS

- A) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO ENTER INTO AN AGREEMENT WITH IMAGE TREND LLC., FOR ELECTRONIC PATIENT CARE REPORTING AND DATA MANAGEMENT IN THE AMOUNT OF \$82,974.26 FOR EMERGENCY MEDICAL SERVICES.(PROJECT NO. 2425-62-525-S02-01)THIS ITEM SUPPORTS SE - SERVICE EXCELLENCE. (EMERGENCY MEDICAL SERVICES)**

Jonathan Flores, City Manager, introduced the item.

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

- B) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO ENTER INTO AGREEMENT WITH SKY ELEMENTS LLC FOR THE DRONE SHOW FOR THE NEW YEAR'S EVE BALL DROP EVENT. (TABLED) THIS ITEM SUPPORTS QL - QUALITY OF LIFE. (ADMINISTRATION)**

Jonathan Flores, City Manager, introduced the item and recommended the item be untabled.

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

Jonathan Flores, City Manager, stated no action would be taken on this item.

- C) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO EXECUTE RENEWAL OF LICENSE AGREEMENT BETWEEN CITY OF PHARR AND BERT OGDEN ARENA. THIS ITEM SUPPORTS EV - ECONOMIC VITALITY. (ADMINISTRATION)**

Jonathan Flores, City Manager, introduced the item.

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

- D) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO ENTER INTO A TERM CONTRACT FOR THE PURCHASE AND DELIVERY OF FUEL WITH ARGUINDEGUI OIL CO. FROM LAREDO, TX. THIS ITEM SUPPORTS IF - INFRASTRUCTURE. (PURCHASING)**

Jonathan Flores, City Manager, introduced the item.

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

- E) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO ENTER INTO A GOLF CART LEASE AGREEMENT WITH YAMAHA GOLF CAR COMPANY FROM NEWMAN, GA THROUGH PURCHASING COOPERATIVE BUY BOARD NO. 706-23. THIS ITEM SUPPORTS SE - SERVICE EXCELLENCE. (PURCHASING)**

Jonathan Flores, City Manager, introduced the item.

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

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ITEM 11. ADJOURNMENT

There being no other business to come before the board, Comm. Pacheco moved to adjourn. Comm. Medina seconded the motion and when put to a vote, the motion carried unanimously. Meeting adjourned at 5:08 p.m.

CITY OF PHARR



AMBROSIO HERNANDEZ
MAYOR

STATE OF TEXAS
COUNTY OF HIDALGO
CITY OF PHARR

ON THIS THE 7th DAY OF OCTOBER 2024 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, **IMELDA PEREZ, CITY CLERK**, of the City of Pharr, Texas, certify that this is a true and correct copy of the minutes.

ATTEST:



IMELDA PEREZ, CITY CLERK

APPROVED: October 21, 2024