

**MINUTES
BOARD OF COMMISSIONERS
REGULAR CALLED MEETING
MONDAY, JULY 18, 2016 AT 5:00 P.M.
118 SOUTH CAGE 2ND FLOOR**

The Board of Commissioners of the City of Pharr, Texas, met in a Regular Called Meeting on Monday, July 18, 2016 and following is the record of attendance.

BOARD OF COMMISSIONERS PRESENT: Mayor Ambrosio Hernandez
Mayor Pro-Tem Oscar Elizondo, Jr.
Comm. Eleazar Guajardo
Comm. Roberto Carrillo
Comm. Edmund Maldonado
Comm. Ricardo Medina
Comm. Mario Bracamontes

BOARD OF COMMISSIONERS ABSENT: None

STAFF PRESENT: Juan G. Guerra, City Manager
Ed Wylie, Asst. City Manager
Imelda Barrera, Asst. City Clerk
William Ueckert, City Engineer
Gary Rodriguez, Events Center Dir.
Karla Moya, Finance Director
Anali Cantu, HR Director
Rodolfo Martinez, Municipal Court Judge
Ruben Villescascas, Police Chief
Lenny Perez, Fire Chief
Melanie Cano, Development Services
Rene Saenz, Public Works Director
David Garza, Public Utilities Dir.
Raul Garza, CDBG Director
Adolfo Garcia, Library Director
Jason Arms, IT Director
Luis Bazan, Bridge Director
Sergio Contreras, PEDC Director

CITY ATTORNEY Patricia Rigney, Attorney

ITEM 1 CALL TO ORDER:

Mayor Hernandez called the meeting to order at 5:00 p.m. Roll Call established a quorum.

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

Comm. Carrillo, Comm. Bracamontes and Comm. Elizondo were not present at the time of roll call. Comm. Carrillo and Comm. Bracamontes arrived at 5:02 p.m. and Comm. Elizondo arrived at 5:05 p.m.

B) PLEDGE OF ALLEGIANCE / INVOCATION

Juan G. Guerra, City Manager, led in the pledge of allegiance and J.V. Trevino said the prayer.

ITEM 2 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) SUBMISSION OF JUNE 2016 TAX COLLECTION REPORT
- C) SUBMISSION OF JULY 2016 SALES TAX REPORT
- D) CITY EVENTS OF INTEREST

Juan Guerra, City Manager, introduced the City Engineer's report and stated questions could be entertained at this time. There were no questions.

Juan Guerra, City Manager, introduced the June 2016 Tax Collection Report and stated questions could be entertained at this time. There were no questions.

Juan Guerra, City Manager, introduced the July 2016 Sales Tax Report and stated questions could be entertained at this time. There were no questions.

At this time, Juan Guerra, City Manager, introduced city events of interest and announced the Summer Sundowners would take place every Wednesday at Tierra Del Sol Golf Course from 4:30 p.m. to 8:30 p.m. He also reported golf lessons for kids would take place at Tierra Del Sol Golf Course from 9:00 a.m. to 11:00 a.m. for kids ages 8 years old through 17 years old.

Juan Guerra, City Manager, briefly reported the Public Works Operation Clean Sweep was scheduled for July 30, 2016 at 7107 S. Cage Blvd. He announced the Friday Night Honky Tonk would take place on Friday, July 22, 2016 at Boggus Ford Events Center and the Parks & Recreation Department Movies at the Park on July 23, 2016 at Dr. Long Park.

Juan Guerra, City Manager, announced Finance Department had received the Finance Transparency Award and called upon Karla Moya, Finance Director, to explain the process.

Karla Moya, Finance Director, explained the Texas State Comptroller Public Accounts recognizes all the cities that are transparent with their finances and sets up guidelines for them to place information on their website regarding the budget and expenses. Mrs. Moya stated the City of Pharr was the first city in the valley to comply with all guidelines and receive the Finance Transparency Award.

Juan Guerra, City Manager, stated this was great news for the community and stated Finance Department did a very professional job in ensuring the City of Pharr remain transparent and thanked Finance Department for a job well done.

ITEM 3 PUBLIC COMMENTS/PUBLIC HEARINGS:

A) PUBLIC COMMENTS: (ORDINANCE NO. O-2015-28)

Kenneth Fletcher, 504 S. Diplomat, spoke about a neighborhood pocket park idea regarding a detention pond area at Los Marineros Subdivision for residents to use as an exercise facility. He also spoke about Hidalgo County Precinct 2 Interlocal agreement for the walking trail project and stated Mayor Hernandez was correct on the value of property going up if you lived within .25 miles from a green space.

B) PUBLIC HEARING ON DEVELOPMENT SERVICES CASES: (ORDINANCE NO. O-2015-28)

No one signed up to speak under the public hearing.

ITEM 4 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) CONSIDERATION AND ACTION, IF ANY, ON ORDINANCE ESTABLISHING PROCEDURES AND RATES FOR RENTAL OF BOGGUS FORD EVENTS CENTER (EVENTS CENTER) – 3RD & FINAL READING
- B) CONSIDERATION AND ACTION, IF ANY, ON STREET CLOSURE REQUEST FOR 100 BLOCK OF WEST JUAREZ BETWEEN CAGE BLVD. & ASTER ST. BY ST. MARGARET MARY CATHOLIC CHURCH FOR THEIR UPCOMING ANNUAL FESTIVAL ON SATURDAY, OCTOBER 22, 2016 AND SUNDAY, OCTOBER 23, 2016 (AMINISTRATION)
- C) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO ADVERTISE FOR PROPOSALS FOR OFF-SITE UTILITY IMPROVEMENTS TO THE DEVELOPMENT AND RESEARCH CENTER ON DICKER ROAD (ENGINEERING)
- D) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO ADVERTISE FOR QUALIFICATIONS FOR AN ELECTRICAL CONSULTANT AND MANAGEMENT SERVICES (ADMINISTRATION)
- E) CONSIDERATION AND ACTION, IF ANY, ON AGREEMENT BETWEEN TEXAS TANK SERVICES AND THE CITY OF PHARR FOR INSPECTION OF WATER TREATMENT PLANT GROUND STORAGE TANKS AND CLEARWELL (PUBLIC UTILITIES)
- F) SUBMISSION AND CERTIFICATION OF 2016 ANTICIPATED COLLECTION RATE AND EXCESS 2015 DEBT TAX COLLECTIONS (FINANCE)
- G) CONSIDERATION AND ACTION, IF ANY, ON DEVELOPMENT SERVICES CASES:
1. Las Margaritas Restaurant Inc., requested 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 Lots 7-10, Block 28, Pharr Original Townsite Subdivision, Pharr, Hidalgo County, Texas. The property is physically located at 106 North Cage Boulevard. CUP#160630
 2. Juan Martin Cortina requested a change of zone from a Single-Family Residential District (R-1) to a Medium Density Multi-Family Residential District (R-3). The property is legally described as being Lot 5, Tierra Del Sol Inc. De Pharr Subdivision Amended, Pharr, Hidalgo County, Texas. The property is physically located at 802 West Cherokee Avenue. COZ#160631
 3. Juan Martin Cortina requested a change of zone from a Single-Family Residential District (R-1) to a Medium Density Multi-Family Residential District (R-3). The property is legally described as being Lot 6, Tierra Del Sol Inc. De Pharr Subdivision Amended, Pharr, Hidalgo County, Texas. The property is physically located at 804 West Cherokee Avenue. COZ#160632

PLATS:

4. Enriquez Group, representing Ruben Pacheco, requested a preliminary plat approval of the proposed Master of Villa España Estates Subdivision. The property is legally described as being a 5.03-acre tract and also being a part or portion of Lot 8, Block 9, A.J. McColl Subdivision, Pharr, Hidalgo County, Texas. The property is located at the 2600 and 2700 Block of South Jackson Road. SUB#160616

Juan Guerra, City Manager, introduced the item and recommended approval of the consent agenda.

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

Ordinance No.'s O-2016-26, O-2016-27, O-2016-28 are filed with the City Clerk's Office.

REGULAR AGENDA – OPEN SESSION:

ITEM 5 ORDINANCES AND RESOLUTIONS:

- A) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION REQUIRING ANY FIRM AND/OR INDIVIDUAL THAT ENTERS INTO AN ECONOMIC DEVELOPMENT INCENTIVE AGREEMENT AND/OR GRANT WITH THE CITY OF PHARR AND PEDC II COMPENSATE ALL OF ITS EMPLOYEES A MINIMUM OF \$11.00 PER HOUR LIVING WAGE RATE (PEDC II)**

Juan Guerra, City Manager, introduced the item and recommended approval.

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

Resolution No. R-2016-46 is filed with the City Clerk's Office.

- B) CONSIDERATION AND ACTION, IF ANY, ON RESOLUTION FOR FY 2016-2017 CITY OF PHARR ONE (1) YEAR ACTION PLAN ALLOCATION FROM COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG)**

Juan Guerra, City Manager, introduced the item and recommended approval subject to the Good Samaritan allocation of \$5,000 and the San Juan Nursing Home allocation of \$5,000 be given to the RGV Literacy Center. He briefly stated Good Samaritan did not want the funds due to compliance issues and as per Housing Urban Development (HUD), funds may not be used for the San Juan Nursing Home.

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

Resolution No. R-2016-47 is filed with the City Clerk's Office.

ITEM 6 CONTRACTS/AGREEMENTS:

- A) CONSIDERATION AND ACTION, IF ANY, AUTHORIZING CITY MANAGER TO NEGOTIATE AND EXECUTE ADDITIONAL TRAFFIC ENGINEERING SERVICES WITH ALDANA ENGINEERING & TRAFFIC DESIGN, LLC. FOR CAGE BOULEVARD TRAFFIC SIGNALS (POLK TO RIDGE RD.) IMPROVEMENT PROJECT (ENGINEERING)**

Juan Guerra, City Manager, introduced the item and briefly stated this was a project with Texas Department of Transportation (TXDOT) and stated staff recommended approval.

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

- B) CONSIDERATION AND ACTION, IF ANY, ON COMPREHENSIVE ECONOMIC STIMULUS PACKAGE FOR AUDIE RAY (PEDC II)**

Juan Guerra, City Manager, introduced the item and stated staff recommended approval subject to legal review.

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

ITEM 7 **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, INCLUDING ITEMS 4-6

None.

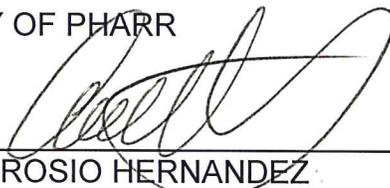
ITEM 8 RECONVENE INTO REGULAR SESSION, AND CONSIDER ACTION, IF NECESSARY ON ANY ITEM(S) DISCUSSED IN CLOSED SESSION

None.

ITEM 9 ADJOURNMENT

There being no other business to come before the board, Comm. Carrillo **moved** to adjourn. Comm. Medina seconded the motion and when put to a vote, the motion carried unanimously. Meeting adjourned at 5:12 p.m.

CITY OF PHARR



AMBROSIO HERNANDEZ
MAYOR

STATE OF TEXAS
COUNTY OF HIDALGO
CITY OF PHARR

ON THIS THE 18th DAY OF JULY, 2016 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: September 6, 2016