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 5:00 P.M. ON
TUESDAY, JUNE 16, 2015

The City of Pharr has called this meeting as allowed pursuant to Texas law, city charter, and Ordinance O-2015-28. The governing body may recess from day to day when it does not complete consideration of a particularly long subject as authorized by law. On matters requiring a public hearing, all persons desiring to speak during a public hearing shall sign in with the City Clerk no later than 5:00 p.m. or the close of business on the business day prior to the scheduled public hearing.

1. **CALL TO ORDER:**

   A) Roll call and possible action on the excusing of any absent member of the governing body.

   B) Pledge of Allegiance/Invocation.

   C) Public comments. (Ordinance No. O-2015-28)

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) Update on lending and predatory lending institutions.

   B) City Engineer's Report

   C) Submission of monthly report – Pharr Municipal Court
   Municipal Court Presentation on Municipal Court Services

   D) Submission of May 2015 Tax Collection Report

   E) Submission of June 2015 Sales Tax Report

   F) City events of interest

   G) Legislative/Project Update

3. **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 May 12, 2015 – Regular-Special Called Meeting and May 19, 2015, Special Called Meeting.

B) Consideration and action, if any, authorizing Interim City Manager to advertise for Request for Qualifications for delinquent tax collection services.

C) Consideration and action, if any, on the abandonment of utility easement for property legally described as being the North 18.86 feet of the South 43.86 feet Roadway and Utility Easement located within Car-Mel Subdivision, according to the map or plat thereof recorded in Volume 25 Page 135B, H.C.M.R., Pharr, Hidalgo County, Texas. The property is physically located within the 1200 Block of West Polk Avenue.

D) Consideration and action on Planning & Zoning Cases:
Public Hearing

1. Mario I. Ledezma, d/b/a La Frontera Bar, 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 Lots 4 and 5, La Quinta Subdivision, Pharr, Hidalgo County, Texas. The properties physical address is 5808 South Cage Boulevard. CUP#150431 **(Tabled Item)**

2. RGV Pizza Hut, LLC d/b/a Pizza Hut of Pharr, is requesting 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 the North 256.0'-East 125.0' of Lot 1, Palm Heights Subdivision, Pharr, Hidalgo County, Texas. The properties physical address is 1001 West Highway 83. CUP#010519

3. Katy Swenson, representing Sprint (SA13XC479), has filed with the Planning and Zoning Commission a request for a Life-of-the-Use Conditional Use Permit to allow the co-location of telecommunication equipment on an existing tower in a Limited Industrial District (L-I). The property is legally described as .05 acres of land, more or less, out of Lot 379, Kelly-Pharr Subdivision, Pharr, Hidalgo County, Texas. The property is physically located within the 600 Block of West Hi-Line Road. CUP#150433

4. Iglesia En El Valle Ministries, Inc., has filed with the Planning and Zoning Commission a request for a Special Use Permit to allow a 32 square foot wood pole sign in a Single-Family Residential District (R-1). The property is legally described as Lots 1, 2 and 3, Block 20, Hidalgo Park Estates Subdivision, Pharr, Hidalgo County, Texas. The properties physical address is 7505 South Steve Lane. CUP#150435

REGULAR AGENDA – OPEN SESSION:

4. ORDINANCES AND RESOLUTIONS:

A) Consideration and action, if any, on Ordinance amending Ordinance No.O-2012-33 adopting the City of Pharr Purchasing Manual. (TABLED)

B) Consideration and action, if any, on Ordinance designating the City of Pharr – TIF Reinvestment Zone #2. (TABLED)

C) Consideration and action, if any, on Resolution cancelling/rescheduling the City Commission Regular Meeting of July 7, 2015.

D) Consideration and action, if any, on Resolution updating facsimile signatures for City of Pharr, Pharr Economic Development Corporation (PEDC) II, Community Development Block Grant (CDBG), seized assets, and PAL financial instruments.

E) Consideration and action, if any, on Resolution designating the City of Pharr Public Funds Investment Officers.

F) Consideration and action, if any, on Resolution appointing/re-appointing members to the Pharr-Reynosa International Toll Bridge Board.

G) Consideration and action, if any, on Resolution appointing Assistant City Clerk (Unexpired Term).

H) Consideration and action, if any, on Resolution appointing Stakeholders Group for "Your Vision! Pharr 2025 – Pharr Into the Future" Comprehensive Plan.

I) Consideration and action, if any, on Resolution updating approved signature cards for City of Pharr bank accounts.

J) Consideration and action, if any, on Resolution determining a public necessity to acquire certain real property; giving notice of an official determination to acquire real property for a public purpose; establishing procedures for the acquisition of market value for the property to be acquired; establishing fair market value for the property to be acquired; and directing the City Manager or designee to communicate offers to owners for purchase of property, appropriate funds, and authorizing condemnation proceedings by City Attorney, contingent on available funding.

5. ADMINISTRATIVE:

A) Consultation with the Board of Commissioners on the appointment of an Interim Finance Director and review of the city organization structure.

B) Consultation with the Board of Commissioners on pending Personnel Action Forms.

C) Consideration and action, if any, approving retirement and donation of City of Pharr Police K9.

D) Consideration and action, if any, on sponsorship request by the Food Bank for the use of the Boggus Ford Events Center on September 29, 2015 from 11:00 a.m. to 1:30 p.m. for the Empty Bowls event.

E) Consideration and action, if any, on request by Partner with AWARE-RGV and Perficientur to co-host Coding/Minecraft Game Day Palooza 2015 at the Jose "Pepe" Salinas Memorial Civic Center on Saturday, July 25, 2015 from 9:00 a.m. to 4:00 p.m.

F) Consideration and action, if any, on designation of Chief Negotiator for Fire and Police collective bargaining agreements.

6. PURCHASING:

A) Consideration and action, if any, authorizing purchase of police narcotic canine from Worldwide Canine Inc.

B) Consideration and action, if any, awarding bid for bank depository services.

7. CONTRACTS/AGREEMENTS:

A) Consideration and action, if any, on consulting agreement with TIF Services of South Texas (Lance Elliot) for a Tax Increment Financing (TIF) Reinvestment Zone #2.

B) Consideration and action, if any, on Interlocal agreement between the City of Pharr and Pharr San Juan Alamo Independent School District for the Aquatic Center.

C) Consideration and action, if any, authorizing Interim City Manager to negotiate and execute contract with Javier Hinojosa Engineering for engineering design services for Hi-Line Street Improvements from Cage Boulevard to Jackson Road.

D) Consideration and action, if any, authorizing Interim City Manager to negotiate and execute contract with R. Gutierrez Engineering for engineering design services for Navarro Street improvements.

E) Consideration and action, if any, authorizing Interim City Manager to negotiate and execute contract for design service with the Warren Group for the South Branch Training & Emergency Operation Center Building.

F) Consideration and action, if any, authorizing Interim City Manager to negotiate and execute contract with Anthony Covacevich Consultant for the preparation of an environmental document for South Branch Training & Emergency Operation Center Building.

G) Consideration and action, if any, authorizing an amendment to the Interlocal Cooperation Agreement with Hidalgo County for purchase of police emergency equipment by the City of Pharr Police Department under Operation Stonegarden Grant 2013.

8. LEGAL:

A) Attorney consultation related to pending litigation styled and numbered, PUPSA, et al vs. City of Pharr and PPOA, et al, Cause No. Cause No. 2218-15-F (332nd Jud. Dist. Crt. – Hidalgo County, Texas)

B) Attorney consultation relating to the City rights, duties, privileges and obligations arising under Chapter 174, Texas Local Gov't Code and the pending collective bargaining labor negotiations and related legal matters.

9. 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 3 - 8 in accordance with the following below:*

Pursuant to Section 551.071, the City may convene in a closed, non-public meeting with its attorney and discuss any matters related to **Attorney consultation related to pending litigation styled and numbered, PUPSA, et al vs. City of Pharr and PPOA, et al, Cause No. Cause No. 2218-15-F (332nd Jud. Dist. Crt. – Hidalgo County, Texas)**; **Attorney consultation relating to the City rights, duties, privileges and obligations arising under Chapter 174, Texas Local Gov't Code and the pending collective bargaining labor negotiations and related legal matters**; **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 City 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 City 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 City 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 City 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 City 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.

10. RECONVENE into Regular Session, and consider action, if necessary on any item(s) discussed in closed session.

11. 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 1003/1007 or FAX 956/702-5313 or E-mail hilda.pedraza@pharr-tx.gov or sonia.hinojosa@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 12th day of June 2015, at 6:30 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 12TH DAY OF JUNE 2015.

CITY OF PHARR PHARR, TEXAS

HILDA PEDRAZA, 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 _____, 2015 by,

_____ Title:_____