



Mayor James "Jim" Darling
Mayor Pro Tem/Commissioner Veronica Whitacre
Commissioner Javier Villalobos
Commissioner Joaquin J. Zamora



Commissioner J. Omar Quintanilla
Commissioner Tania Ramirez
Commissioner Victor "Seby" Haddad
City Manager Roel "Roy" Rodriguez, P.E.

AGENDA
CITY COMMISSION REGULAR MEETING
MONDAY, FEBRUARY 24, 2020 – 5:00 PM
MCALLEN CITY HALL
CITY COMMISSION CHAMBERS; 3RD FLOOR
1300 HOUSTON AVENUE
MCALLEN, TEXAS 78501

"At any time during the course of this meeting, the City Commission may retire to Executive Session under Texas Government Code 551.071(2) to confer with its legal counsel on any subject matter on this agenda in which the duty of the attorney to the City Commission under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code. Further, at any time during the course of this meeting, the City Commission may retire to Executive Session to deliberate on any subject slated for discussion at this meeting, as may be permitted under one or more of the exceptions to the Open Meetings Act set forth in Title 5, Subtitle A, Chapter 551, Subchapter D of the Texas Government Code."

CALL TO ORDER - Mayor Pro Tem Veronica Whitacre

PLEDGE OF ALLEGIANCE - Mayor Pro Tem Veronica Whitacre

INVOCATION - Commissioner Omar Quintanilla

PRESENTATION - *Achievement in Excellence in Libraries Award*

PROCLAMATIONS - *Teen Violence Awareness and Prevention/Young Hearts Matter - Vivian Tamez*

International Women's Day - Xochitl Mora

McAllen Wind Ensemble Day - Jonathan Stevens

AGENDA ITEM PUBLIC COMMENT (Individuals wishing to sign up contact City Secretary)

1. PUBLIC HEARING:

- A) ROUTINE ITEMS:** *(All Rezonings and Conditional Use Permits listed under this section come with a favorable recommendation from the Planning & Zoning Commission and will be enacted by one motion. However, if there is opposition at the meeting or a discussion is desired, that item(s) will be removed from the Routine Items section of the agenda and will be considered separately.)*

1. Rezone from C-1 (office building) District to R-3A (multifamily residential apartments) District: 1.724 acre tract of land out of the east 3.0 acres of Lot 14, Stewart's Addition, Hidalgo County, Texas; 615 Dallas Avenue.

B) CONDITIONAL USE PERMIT:

1. Request of Jesus A. Garza, for a Conditional Use Permit, for Life of the Use, for an Event Center at Lot a, Marleen's Center Subdivision, Hidalgo County, Texas, 124 South Ware Road.

C) Amending the Zoning Ordinance of the City of McAllen.

D) Request of McAllen Independent School District appealing the decision of the Historic Preservation Council of the January 31, 2020 meeting, denying the Certificate of Appropriateness for the removal of existing buildings and to allow the construction of a senior housing facility in a property with City Landmark Designation at Block 58, McAllen Addition Subdivision, Hidalgo County, Texas; 1619 Galveston Avenue. (WITHDRAWN)

END OF PUBLIC HEARING

2. CONSENT AGENDA: *(All matters listed under Consent Agenda are considered to be routine by the Governing Body and will be enacted by one motion. There will be no separate discussion of these items; however, if discussion is desired, that item(s) will be removed from the Consent Agenda and will be considered separately.)*

A) Approval of Minutes of Workshop and Regular Meeting held February 10, 2020.

B) Consideration and Approval of an Interlocal Agreement between the City of McAllen and Hidalgo County Library System.

C) Consideration and Approval of an Interlocal Agreement between the City of McAllen and Hidalgo County to air Hidalgo County Commissioners Court meetings on the City of McAllen Public Education Government (P.E.G.) Channel.

D) Resolution authorizing the submittal of a grant application to the U.S. Department of Transportation for funding under the National Significant Freight and High Projects for Fiscal Year 2020 - Infrastructure for Rebuilding America (INFRA Grants) Program.

E) Resolution authorizing the submittal of a grant application to the Office of the Governor, Public Safety Office, Homeland Security Grants Division for funding under the State Homeland Security Program for Fiscal Year 2020.

F) Consideration and Approval of Change Order No. 1 for Storage Building Addition and Canopy.

G) Approval of Tax Refunds over \$500.00.

1. Vantage Bank Texas
2. Mayer Tully A Limited Partnership
3. Wal-Mart Real Estate Business Trust
4. CoreLogic Tax Service (5 Accounts)

3. BIDS/CONTRACTS:

- A) Award of Contract for the Purchase of Three (3) Grapple Truck Systems.
- B) Award of Contract for the Purchase of New Current Model Cab & Chassis with Various Refuse Bodies.
- C) Award of Contract for the Comprehensive Traffic Study.
- D) Award of Contract for the 2018 Bond Group D Drainage Improvements Project.
- E) Consideration and Approval of Change Order No. 3 for Anzalduas International Bridge Northbound Inspection Project.

4. RESOLUTION:

- A) Resolution for the Advanced Funding Agreement (AFA) with the Texas Department of Transportation for Jackson Hike & Bike Trail Phase II.

5. VARIANCE:

- A) Consideration of variance request to reduce reimbursements for Lark Avenue through the limits of Just A Closet Phase I Subdivision.

6. MANAGER'S REPORT:

- A) Presentation of Year-to-Date Tax Collection Report.
- B) Presentation of Year-to-Date Delinquent Tax Collection Report by Linebarger Goggan Blair & Sampson Firm.
- C) Project Status Report through January 31, 2020.
- D) Status Report on Parks & Recreation Projects.
- E) Subdivision Monthly Report.
- F) Future Agenda Items.

7. TABLED ITEM(S):

- A) Ordinance providing for a Budget Amendment to the Development Corporation of McAllen Fund for the construction of McAllen Veterans Memorial Stadium - Press Box.
- B) Resolution supporting the proposed Roosevelt Senior Village Community in their application to The Texas Department of Housing and Community Affairs for nine percent Housing Tax Credits and providing an in-kind contribution to assist and benefit such community. (WITHDRAWN)

8. EXECUTIVE SESSION, CHAPTER 551, TEXAS GOVERNMENT CODE, SECTION 551.071 (CONSULTATION WITH ATTORNEY), SECTION 551.072 (DELIBERATION REGARDING REAL PROPERTY), SECTION 551.074 (PERSONNEL MATTERS) AND SECTION 551.087 (ECONOMIC DEVELOPMENT).

- A) Consultation with City Attorney regarding legal aspects of real estate near Brown Middle School. (Section 551.071, T.G.C.)
- B) Consideration of Economic Development Matters. (Section 551.087, T.G.C.)
- C) Consultation with City Attorney regarding legal issues related to personnel matters. (Section 551.071, T.G.C.)

ADJOURNMENT

IF ANY ACCOMMODATION FOR A DISABILITY IS REQUIRED (OR INTERPRETERS FOR THE DEAF), NOTIFY THE CITY SECRETARY'S DEPARTMENT AT 681-1020 FORTY-EIGHT (48) HOURS PRIOR TO THE MEETING DATE. WITH REGARD TO ANY ITEM, THE BOARD OF COMMISSIONERS MAY TAKE VARIOUS ACTIONS INCLUDING BUT NOT LIMITED TO RESCHEDULING AN ITEM IN ITS ENTIRETY FOR A FUTURE DATE OR TIME.

C E R T I F I C A T I O N

I, the Undersigned Authority, do hereby certify that the attached agenda of the meeting of the McAllen Board of Commissioners is a true and correct copy and that I posted a true and correct copy of said notice on the bulletin board in the Municipal Building, a place convenient and readily accessible to the general public at all times, and said Notice was posted on February 21, 2020 at 2:00 PM and will remain so posted continuously for at least 72 hours preceding the scheduled time of said meeting in accordance with Chapter 551 of the Texas Government Code.

/s/
Perla Lara, TRMC/CMC, CPM
City Secretary