



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
TUESDAY, MAY 26, 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 Jim Darling
PLEDGE OF ALLEGIANCE - Mayor Jim Darling
INVOCATION - Commissioner Omar Quintanilla

AGENDA ITEM PUBLIC COMMENT (Individuals wishing to speak regarding an agenda item on today's agenda, please contact City Secretary before 5:00pm)

1. PUBLIC HEARING:

A) REZONING:

1. Rezone from R-1 (single family residential) District to R-3A (multifamily residential apartments) District: 39.83 Acres out of Lots 13, 14, 16, 17, and 18, Section 234, Texas-Mexican Railway Company's Survey, Hidalgo County, Texas; 12512 North Ware Road. (TABLED)

B) CONDITIONAL USE PERMITS:

1. Request of Robert Wilson, for a Conditional Use Permit, for one year, for a bar at Lot A-1, Nolana Tower Subdivision, Hidalgo County, Texas; 400 Nolana Avenue, Suite G.

2. Request of Claudia J. Gonzalez, for a Conditional Use Permit, for one year, for a home occupation (daycare) at Lot 25, Regency Park Estates Subdivision, Unit 4, Hidalgo County, Texas; 6600 N. 32nd Street. (TABLED)
3. Request of Melissa Burton, for a Conditional Use Permit, for life of the use, for a dog kennel at a 1.00 acre tract of land out of the south 19.39 acres of Lot 387, John H. Shary Subdivision, Hidalgo County, Texas; 6820 North Taylor Road. (TABLED)
4. Request of Lt. Adolph Aguirre, on behalf of the Salvation Army of McAllen, for a Conditional Use Permit, for life of the use, for an institutional use at Lots E, F, G, and H, Stroud-Hunter Subdivision, Hidalgo County, Texas; 2220 Pecan Boulevard.

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

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 May 11th and Special Joint Meeting held May 15, 2020.
- B)** Consideration and Approval of Change Order No. 2 for Bicentennial Boulevard Extension Project.
- C)** Ordinance providing for the abandonment of a 20 ft. alley located at the rear of Lot 1, Sylvia's Business Center Subdivision, Hidalgo County, Texas; 3608 North McColl Road.
- D)** Resolution authorizing the submittal of a grant application to the Texas State Library and Archives Commission, under the FY 2020 TSLAC CARES Grant Program.
- E)** Resolution amending the Citizen Participation Plan for HUD Entitlement Formula Programs including CDBG and HOME Programs
- F)** Consideration and Approval of a variance to the Parkland Dedication Ordinance for fees in lieu of land for Los Vecinos Subdivision.
- G)** Approval of Tax Refunds over \$500.

1. Box Family Limited Partnership LTD
2. Chick-Fil-A, Inc.
3. DHR Real Estate Partners LTD
4. EH McAllen LLC
5. Genesco Inc.
6. HCA Management SVCS

3. BIDS/CONTRACTS:

- A) Award of Contract for Purchase of one (1) new 2020 thirty-one (31) foot Police Motor Home Vehicle.
- B) Award of Contract for 4th of July Fireworks Display.

4. ORDINANCES:

- A) Authorizing the City of McAllen to lead the coalition of Lower Rio Grande Valley Development Council cities in response to the Texas Gas Service Cost of Service Adjustment filing and authorizing the law firm of Lloyd Gosselink to represent said coalition.
- B) Providing for program amendment to Fiscal Year 2018-2022 Consolidated Plan and Strategy for CDBG and HOME Programs
- C) Providing for program and budget amendment to Fiscal Year 2019-2020 Annual Action Plan for CDBG Programs

5. RESOLUTIONS:

- A) Authorizing the submittal of a grant application to the Federal Emergency Management Agency, under the FY 2020 Texas Division of Emergency Management (TDEM) Coronavirus Relief Fund.
- B) Authorizing the submittal of a grant application to the Emergency Food and Shelter Program, under the FY 2019 - Phase 37 Program.
- C) Authorizing the submittal of a grant application to the Emergency Food and Shelter Program under the FY 2020 EFSP CARES Program.
- D) Authorizing the submittal of a grant application to the Texas Office of the Governor, Public Safety Office, Criminal Justice Division for funding under the FY 2020 Coronavirus Emergency Supplemental Funding (CESF) Program.
- E) Authorizing the acceptance of the Federal Aviation Administration (FAA) CARES Act Grant.

6. MANAGER'S REPORT:

- A) Project Status Report through April 30, 2020.
- B) Subdivision Monthly Report.
- C) Status Report on Parks & Recreation Projects.
- D) Discussion of 4th of July Parade.
- E) Future Agenda Items.

7. TABLED ITEM(S):

- A) Consideration and Approval for Schneider Electric to advertise a Request for Proposal for financing options related to the Energy Services Contract.

8. MAYOR'S REPORT:

- A)** Report on CARE Act Funding.
- B)** Report on Opening for Business.
- C)** Report and Discussion of current measures to combat COVID-19 virus and re-opening of the economy.

9. 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 Collective Bargaining. (Section 551.071, T.G.C.)
- B)** Discussion and Possible Lease, Sale or Purchase of Real Estate Property: Tract 1. (Section 551.072, 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 May 22, 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