



**A REGULAR MEETING
OF THE WESLACO CITY COMMISSION
TUESDAY, APRIL 18, 2017**

NOTICE IS HEREBY GIVEN THAT the City Commission of the City of Weslaco, Texas will hold a Regular Meeting in the Legislative Chamber of City Hall, located at 255 South Kansas Avenue, on Tuesday, April 18, 2017 at 5:30 PM for the purpose of discussing the following items:

NOTE: If during the course of the meeting, any discussion of any item on the agenda should be held in executive or closed session, the Weslaco City Commission will convene in such executive or closed session whether or not such item is posted as an executive session item at any time during the meeting when authorized by the provisions of the Texas Open Meetings Act.

I. CALL TO ORDER

- A. Certification of Public Notice.
- B. Invocation.
- C. Pledge of Allegiance.
- D. Mayoral recognition.
- E. Roll Call.

II. PUBLIC COMMENTS

The Public Comments portion of the meeting promotes a fair and open process for the governance of the City. This portion of the meeting is not intended to be an extended discussion or a debate and is limited to three minutes for each presenter. Due to the Texas Open Meetings Act, the Mayor and City Commissioners do not reply; they listen. Matters under litigation are not to be addressed and comments regarding specific City employees and elected officials may be prohibited.

If you are discussing something not included on the agenda, the Commission cannot take any formal action until it is placed on an agenda and notice of the meeting is properly posted. Registration for Public Comments must be submitted to the City Secretary before the City Commission meeting is called to order. As the Mayor calls upon those who submitted a registration form with the City Secretary, please step to the podium and state your name and address before beginning your presentation.

III. PUBLIC HEARING

- A. To solicit input on behalf of Miguel and Sarah Marines requesting a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas. Attachment

- B. To solicit input on behalf of RCI Development-Wisconsin, Ltd to rezone 1301 South Midway Road also being a 25.263-acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District. Attachment
- C. To solicit input on behalf of Valley Donna Food Mart Inc. to rezone 718 W. 6th Street also being Lots 14-17 and the West ½ of Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. Attachment
- D. To solicit input on behalf of Valley Donna Food Mart, Inc. requesting a Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit at 718 W. 6th St., also being Lots 14-17 and W 1/2 Lot 18, Blk 4, Glendale Addition Subdivision, Weslaco, Hidalgo County, Texas. Attachment

IV. **CONSENTAGENDA**

The following items are of a routine or administrative nature. The City Commission has been furnished with background and support material on each item, and/or it had been discussed at a previous meeting. All items will be acted upon by one vote without being discussed separately unless requested by one commission member, in which event the item or items will immediately be withdrawn for individual consideration in its normal sequence after the items not requiring separate discussion have been acted upon. The remaining items will be adopted by one vote. Possible action.

- A. Approval on second and final reading of the following:
 - 1) Approve Ordinance 2017-20 for the voluntary annexation of the 48.682 acres out of Farm Tracts 98 and 114 and the right-of-way along F.M. 88 between Mile 10 North Road and Mile 11 North Road. First Reading of Ordinance 2017-20 was held on April 4, 2017. (Staffed by Planning and Code Enforcement Department). Attachment
 - 2) Approve Ordinance 2017-22 creating a no parking zone on Huisache Street from Calle De La Republica to Border Avenue and authorize citations to be issued. Second and Final Reading of Ordinance 2017-22. First Reading was held on April 4, 2017. (Staffed by Public Works Department.) Attachment
- B. Approval of the renewal of the Summer Seamless Food Program established through the Texas Department of Agriculture accepting meals at no charge from Weslaco Independent School District Food Services Department for distribution to school age children within the 2017 Summer Reading Program and authorizes the Mayor to execute any related documents. (Staffed by Library.) Attachment

- C. Approval to authorize staff to solicit Requests for Proposals for Depository Services and authorize the Mayor to execute any related documents. (Staffed by the Finance Department)

V. APPOINTMENTS

- A. Discussion and consideration to accept the resignation of Sandra Hernandez from the Weslaco 100 Committee and approve Resolution 2017-39 appointing a member to an unexpired term and authorize the Mayor to execute any related documents. Possible action. (Staffed by Museum.) Attachment.

VI. OLDBUSINESS

- A. Discussion and consideration to adopt Ordinance 2017-10 the 2015 Edition of the International Energy Conservation Code for the regulation and governing of energy efficient building envelopes and installation of energy efficient mechanical, lighting and power systems and providing for the issuance of permits and collection of fees. First Reading of Ordinance 2017-10. Possible action. (This item remained tabled on March 21, 2017 and April 4, 2017; Staffed by Planning and Code Enforcement Department) Attachment.
- B. Approval on second and final reading of Ordinance 2017-19 to eliminate and convert the alley located on Heritage Square No. 2 Subdivision between Sugarcane Road and Washington Street into a street with a variance to have a paved section of 20 feet. First reading of Ordinance 2017-19 was held March 21, 2017; second reading was tabled April 4, 2017. (Requested by the Mayor and Commissioner Lopez; Staffed by Planning and Code Enforcement Department.) Attachment
- C. Discussion and consideration to name the street converted from an alley located on Heritage Square No. 2 Subdivision between Sugarcane Road and Washington Street. Possible action. (There was no action on April 4, 2017; Staffed by Planning and Code Enforcement Department) Attachment.

- D. Discussion and consideration to approve the cost allocation from the Capital Improvement Program paving fund in the amount of approximately \$80,000.00 for the paving of a street converted from an alley at Heritage Square No. 2 Subdivision. Possible action. (There was no action on April 4, 2017; staffed by Planning and Code Enforcement Department) Attachment.

VII. NEWBUSINESS

- A. Discussion and consideration to declare and dispose of surplus property from various City departments as per Ordinance No. 86-08, authorize a public auction awarding a one year contract to Valley Wide Auction Services and hold a live Public Auction at Public Works Building on May 6, 2017, and authorize the Mayor to execute any related documents. Possible action. (Staffed by Finance Department and Purchasing Office) Attachment
- B. Discussion and consideration to approve two (2) Professional Services Agreement for Municipal Court Judges and authorize the Mayor to execute any related documents. Possible action. (Staffed by Municipal Court.) Attachment
- C. Discussion and consideration to authorize a grant submission to the Hidalgo County Metropolitan Planning Organization for the Federal Transit's Administration 5310 Program for Enhance Mobility for Seniors and Persons with Disabilities with a 20% match and authorize the Mayor to execute any related documents. Possible Action. (Staffed by Planning and Code Enforcement Department). Attachment.
- D. Discussion and consideration to approve Resolution 2017-40 engaging legal counsel and rate consultants to review AEP Texas Central Company's application for a distribution cost recovery factor to increase distribution rates within the city should be denied; finding that the city's reasonable rate case expenses shall be reimbursed by the company; and authorize the Mayor to execute any related documents. Possible action. (Staffed by City Manager's Office.) Attachment
- E. Discussion and consideration after public hearing on behalf of Miguel and Sarah Marines to approve a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas and authorize the Mayor to execute any related documents. Possible action (Staffed by Planning and Code Enforcement.) Attachment.

- F. Discussion and consideration after public hearing on behalf of RCI Development-Wisconsin, Ltd to approve Ordinance 2017-23 to rezone 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District. First reading of Ordinance 2017-23. Possible action. (Staffed by Planning and Code Enforcement Department. Item will require a 3/4 vote as item was denied by Planning & Zoning Commission.) Attachment.
- G. Discussion and consideration after public hearing on behalf of Valley Donna Food Mart, Inc to approve Ordinance 2017-24 to rezone 718 W. 6th Street also being Lots 14-17 and W½ Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. First reading of Ordinance 2017-24. Possible action. (Staffed by Planning and Code Enforcement Department) Attachment.
- H. Discussion and consideration after public hearing on behalf of Valley Donna Food Mart, Inc. to approve a Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit at 718 W. 6th St., also being Lots 14-17 and W1/2 Lot 18, Block 4, Glendale Addition Subdivision, Weslaco, Hidalgo County, Texas and authorize the Mayor to execute any related documents. Possible action. (This item was tabled March 7, 2017; Staffed by Planning and Code Enforcement) Attachment.
- I. Discussion and consideration for approval on the revised re-development park plan for Isaac Rodriguez Park and authorize the Mayor to execute any related documents. Possible action. (Staffed by Parks and Recreation Department) Attachment.
- J. Discussion and consideration to accept and approve the Articles of Incorporation and Bylaws of the Hidalgo County Regional Foreign Trade Zone and authorize the Mayor to execute any related documents. Possible action. (Staffed by the City Manager's Office) Attachment.

VIII. REPORTS

- A. Quarterly investment report for 3/31/2017. Possible action to accept and file.
- B. Quarterly financial report for 3/31/2017. Possible action to accept and file.
- C. Report by Police Department.
- D. Report by Fire Department.

IX. EXECUTIVE SESSION

Texas Government Code, Section 551 Open Meetings:

§551.145. Closed Meeting Without Certified Agenda or Tape Recording; Offense; Penalty

(a) A member of a government body commits an offense if the member participates in a closed meeting of the governmental body knowing that a certified agenda of the closed meeting is not being kept or that a tape recording of the closed meeting is not being made.

(b) An offense under Subsection (a) is a Class C misdemeanor.

§551.146. Disclosure of Certified Agenda or Tape Recording of Closed Meeting; Offense; Penalty; Civil Liability

(a) An individual, corporation, or partnership that without lawful authority knowingly discloses to a member of the public the certified agenda or tape recording of a meeting that was lawfully closed to the public under this chapter:

(1) commits an offense; and

(2) is liable to a person injured or damaged by the disclosure for:

(A) actual damages, including damages for personal injury or damage, lost wages, defamation, or mental or other emotional distress;

(B) reasonable attorney fees and court costs; and

(C) at the discretion of the trier of fact, exemplary damages.

(b) An offense under Subsection (a)(1) is a Class B misdemeanor.

(c) It is a defense to prosecution under Subsection (a)(1) and an affirmative defense to a civil action under Subsection (a)(2) that:

(1) the defendant had good reason to believe the disclosure was lawful; or

(2) the disclosure was the result of a mistake of fact concerning the nature or content of the certified agenda or tape recording. (Added by Acts 1993, 73rd Leg., ch 268, § 1, eff. Sept. 1, 1993.)

NOTE: Any documentation related to the following items will be maintained as part of the certified agenda.

- A. Personnel - Discussion regarding the goals, objectives, and evaluation of the City Manager for the City of Weslaco as authorized by §551.074 of the Texas Government Code.
- B. Pending Litigation - Consultation with City Attorney regarding *City of Weslaco v. Briones Consulting and Engineering* as authorized by §551.071 of the Texas Government Code.
- C. Personnel - Evaluation and interview of Municipal Judges and possible selection of Municipal Judges for the City of Weslaco as authorized by §551.074 of the Texas Government Code.
- D. Real Property - Consultation with City Attorney on the sale, exchange, lease or value of real property located at Bridge Avenue and Expressway 83 as authorized by §551.072 of the Texas Local Government Code
- E. Real Property - Consultation with City Attorney on the sale, exchange, lease or value of real property located at 901 N. Airport Drive as authorized by §551.072 of the Texas Local Government Code

- F. Potential Litigation - Consultation with City Attorney on Notice of Claim from The J Gonzalez Law Firm on behalf of Madeleyn Werlen as authorized by §551.071 of the Texas Government Code.

X. POSSIBLE ACTION ON WHAT IS DISCUSSED IN EXECUTIVE SESSION.

XI. ADJOURNMENT

I hereby certify this **Notice of a Regular Meeting of the Weslaco City Commission** was posted in accordance with the Open Meetings Act on the outside bulletin board at City Hall of the City of Weslaco, located at the 255 South Kansas Avenue entrance, visible and accessible to the general public during and after regular working hours. This notice was posted on this 13th day of April, 2017 at 4:00 p.m. and will remain so posted continuously for at least 72-hours preceding the scheduled time of this meeting in accordance with Chapter 551 of the Texas Government Code.

/s/ Elizabeth M. Walker, City Secretary

NOTE: If any accommodation for a disability is required, please notify the City Secretary's Office at (956) 968-3181, Ext. 3100 prior to the meeting date.

Regular Meetings of the Weslaco City Commission stream live online at <http://www.weslacotx.gov/Agendas.html>. Archived video of some meetings are also available.

Removed from Bulletin Board

Date:

Initials:



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-897	
From:			
Subject: Certification of Public Notice.			
Background: Call to Order, includes the following: A. Certification of Public Notice. B. Invocation. C. Pledge of Allegiance. D. Mayoral recognition. E. Roll Call.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted:			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Elizabeth Walker		Created/Initiated	
Elizabeth Walker		Approved	
Mike Perez		Final Approval	
City Manager Comments:			
Staff Recommendation: A. Mayor will Call to Order and certify Public Notice. B. Father Carlos Zuniga from St. Pius X Catholic Church will lead the invocation. C. Mayor will lead Pledge of Allegiance; Mayor Pro-Tem may lead Texas Flag. D. Mayoral recognition. E. City Secretary will call roll. Four or more Commissioners present constitute a Quorum; otherwise, no action may be taken.			
Attachments, if any:			

Pledge & Mission
Responsibilities upon Approval:

City of Weslaco

"The City on the Grow"



David Suarez, Mayor
Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

The Pledge of Allegiance to the Flag

"I PLEDGE ALLEGIANCE TO THE FLAG OF THE UNITED STATES OF AMERICA AND TO THE REPUBLIC FOR WHICH IT STANDS, ONE NATION UNDER GOD, INDIVISIBLE, WITH LIBERTY AND JUSTICE FOR ALL."

The Pledge of Allegiance to the State Flag

"Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible."

**The pledge was amended by House Bill 1034 during the 80th Legislature with the addition of "one state under God." The revised wording became effective on June 15, 2007.*

Preamble to the Constitution of the United States of America

We the people of the United States, in order to form a more perfect union, establish justice, insure domestic tranquility, provide for the common defense, promote the general welfare, and secure the blessings of liberty to ourselves and our posterity, do ordain and establish this Constitution for the United States of America.

STATEMENT OF VISION: AN INTERNATIONAL CENTER OF GROWTH

Friendly people with vision, courage and integrity

STATEMENT OF MISSION: COMMITMENT TO EXCELLENCE IN PUBLIC SERVICE

- *Positive Attitude of Courtesy & Concern
- *Doing it Right the First Time
- *Sensitive to the citizens' needs
- *Friendly Respect for All
- *Service without Hassle



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-939	
From: Miguel & Sarah Marines			
Subject: To solicit input on behalf of Miguel and Sarah Marines requesting a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas.			
Background: The applicant is requesting to obtain Conditional Use Permit to operate an event center. Twenty-four (24) property owners within 200 feet of the applicant's property were notified by letter on March 24, 2017. Off-street parking is not required, as property is located in a B-3 Central Business District.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Public Hearing			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners: Notice of the application and the public hearing for the Planning and Zoning Commission and the City Commission appeared in The Monitor on March 20, 2017.			
Advisory Review, if any (name of board/committee, date of action, recommendation): Planning and Zoning Commission recommended approval on April 5, 2017.			
Martha Hernandez Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval	
City Manager Comments:			
Staff Recommendation: Staff recommends approval.			
Attachments, if any: CUP Aerial, 501 S. Texas Blvd			
Responsibilities upon Approval: Staff will notify applicant.			

Conditional Use Permit

Event Center

Legend

 501 S. Texas Blvd.

Proposed Property

Google Earth

© 2016 Google



500 ft



APPLICATION FOR CONDITIONAL USE PERMIT

The Planning & Zoning Commission meets every 1st Wednesday of each month at 5:30 pm. Deadline to submit request is 30 days prior to the meeting.

The City Commission meets every 1st and 3rd Tuesday of each month at 5:30 pm

RECEIVED

MAR 15 2017

FILE NO.

CUP17-00005

Planning &
Code Enforcement Dept.

PROPOSED PROJECT

Legal Description of Property for which Conditional Use Permit is requested:

Lot _____ Block _____

Subdivision Name _____

Street Address 501 South Texas

Existing Zoning Commercial Existing Land Use none

Purpose for the Conditional Use Permit Request Open a Childrens Birthday party venue. Indoor moon Jump party place.

What, if anything, is planned to minimize the impact on the surrounding land uses: _____

- _____ \$300.00 non-refundable filing fee.
- _____ Detailed dimensioned site plan/map must be submitted with this request.
- _____ Survey and metes and bounds if the legal description is a portion of a lot.
- _____ City and school tax receipts attached.
- _____ I have received a copy of "CUP Application Instructions"

APPLICANT

Name Miguel + Sarah Marines Phone 351-7722 / 472-4782

Address 2308 Sara Ave Fax: _____

City Weslaco State TX Zip Code 78596 E-Mail: Sarah8marines@gmail.com

OWNER

Name TEXAS BUILDING+DEVELOPMENT CO., INC. Phone (956) 687-6870

Address 2401 East Expwy 83 Fax: NA

City WESLACO State TX Zip Code 78596 E-Mail: Protuscope@aol.com

To the best of your knowledge are there any deed restrictions, restrictive covenants, etc., which would prevent the utilization of the property in the manner indicated?

Yes _____ No ✓

I certify that I am the actual owner of the property described above and this application is being submitted with my consent or I am authorized by the actual owner to submit this application and have attached written evidence of such authorization.

Signature [Signature] President Date 3-9-17
Owner

Signature [Signature] Date 3-14-17
Applicant

Signature _____ Date _____
Authorized Agent

STAFF USE ONLY

Accepted By _____ Payment Received By _____ Date Paid _____

Notice of Public Hearing Sent to Property Owners Within 200' of Proposed Site Date _____

P & Z Notice of Public Hearing Published in Newspaper Date _____

City Commission Notice of Public Hearing Published in Newspaper Date _____

Presented to P & Z Commission Date _____
Approved _____ Disapproved _____ Tabled _____

Presented to City Commission Date _____
Approved _____ Disapproved _____ Tabled _____

CITY OF WESLACO
956-968-3181

REC#: 02236674 3/15/2017 2:03 PM
OPER: KAREV TERM: 036
REF#:

TRAN: 235.1000 PROCESSING FEE
INV 1294
01 -400-3200
PROCESSING FEE-ONLI 5.00CR

TRAN: 202.0000 CONDITIONAL USE PERM
INV 1294
01 -400-1026
CONDITIONAL USE PER 300.00CR

TENDERED: 305.00 CASH
APPLIED: 305.00-

CHANGE: 0.00

CITY OF WESLACO LEGAL NOTICE THE WESLACO PLANNING AND

CITY OF WESLACO LEGAL NOTICE The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, April 5, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, April 18, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 South Kansas Avenue to consider the following requests: Si desea informaci3n en espa0ol, llame al departamento de Planeaci3n de la Ciudad de Weslaco, (956) 447-3401. Khalid Ali representing Valley Donna Food Mart Inc. is requesting to rezone 718 N. 6th Street also being Lots 14-17 and the West 1/2 of Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. RCI Development-Wisconsin, Ltd. is requesting to rezone of 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District. Miguel & Sarah Marines is requesting a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas. The public is invited to attend and express support for or opposition to these applications. You may also file written support or opposition on or before April 5, 2017, for the Planning and Zoning Commission and on or before April 18, 2017, for City Commission. For additional information, contact the Planning Department at (956) 447-3401. /S/ MARDOQUEO HINOJOSA, P.E., CFM Planning Director/City Engineer

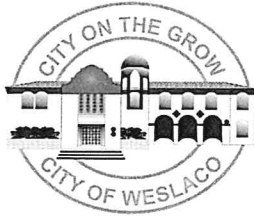
[Click here](#) to view the public notice as it appeared in print.

Appeared in: **The Monitor** on Monday, 03/20/2017

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City of Weslaco

"The City on the Grow"



David Suarez, Mayor
Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

PLANNING DEPARTMENT

March 24, 2017

Legal Notice

Dear Occupant:

The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, April 5, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, April 18, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 South Kansas Avenue to consider the following requests:

CONDITIONAL USE PERMIT:

Miguel & Sarah Marines is requesting a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas.

The public is hereby invited to attend and express their support or opposition to the request. You may also file a written notice supporting or protesting this action. For more information please call the Planning Department at (956) 447-3403.

Si desea información en español, por favor llame al departamento de Planeación de la ciudad de Weslaco, (956) 447-3403.

Sincerely,

Mardoqueo Hinojosa, P.E., CFM
Planning Director/City Engineer

MH/mh

MAR 24, 2017

JONES, S FOSS & REBECCA 106 S BROADWAY ST MCALLEN TX 78501-4833	W2300-00-033-0007-00 WESLACO ORIGINAL TOWNSITE BLK 33 LT 7 0 S KANSAS AVE	L: 13750 B: 3300
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-033-0008-00 WESLACO ORIGINAL TOWNSITE BLK 33 LTS 8 9 10 410 S KANSAS AVE	L: 41250 B: 61341
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-033-0011-00 WESLACO ORIGINAL TOWNSITE BLK 33 LTS E71' OF 11 & 12 500 S KANSAS AVE	L: 17750 B: 70941
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-033-0011-01 WESLACO ORIGINAL TOWNSITE BLK 33 LTS W39' OF 11-12 111 E 5TH ST	L: 9750 B: 50390
AGD LP PO BOX 8097 WESLACO TX 78599-8097	W2300-00-033-0013-00 WESLACO ORIGINAL TOWNSITE BLK 33 LTS 13-14 447 S TEXAS BLVD	L: 36300 B: 0
AGD, LP 345 S TEXAS BLVD WESLACO TX 78596-6113	W2300-00-033-0015-00 WESLACO ORIGINAL TOWNSITE BLK 33 LTS 15-16 431 S TEXAS BLVD	L: 36300 B: 221026
JONES, S FOSS & REBECCA 106 S BROADWAY ST MCALLEN TX 78501-4833	W2300-00-033-0017-00 WESLACO ORIGINAL TOWNSITE LOTS 1 7 & 18 BLK 33 0 S TEXAS BLVD	L: 36300 B: 166075
WELLS, DENNIS L ET UX 912 W 9TH ST WESLACO TX 78596-6712	W2300-00-034-0007-00 WESLACO ORIGINAL TOWNSITE BLK 34 LTS 7 8 & N1' OF 9 412 S TEXAS BLVD	L: 37026 B: 236086
WELLS, DENNIS L ET UX 912 W 9TH ST WESLACO TX 78596-6712	W2300-00-034-0009-00 WESLACO ORIGINAL TOWNSITE BLK 34 LT 9 LESS 1' 412 S TEXAS BLVD	L: 19008 B: 118396
LIDSKY, LUIS TRUSTEE 419 FLORES AVE LAREDO TX 78040-8132	W2300-00-034-0010-00 WESLACO ORIGINAL TOWNSITE BLK 34 LTS 10 & N10'-11 420 S TEXAS BLVD	L: 25410 B: 61437
RUDY'S PLAZA & PROPERTIES 1201 VALLEY VIEW WESLACO TX 78596	W2300-00-034-0011-00 WESLACO ORIGINAL TOWNSITE BLK 34 LTS S15'-11 & 12 116 W 5TH ST	L: 29040 B: 202374
WESLACO BI-CULTURAL MUSEUM PO BOX 8062 WESLACO TX 78599-8062	W2300-00-041-0001-00 WESLACO ORIGINAL TOWNSITE BLK 41 LTS 1-2-3 500 S TEXAS BLVD	L: 49500 B: 274460

MAR 24, 2017

SUNDERLAND, TED P & MARGO 260 S TEXAS STE 400 WESLACO TX 78596-6191	W2300-00-041-0004-00 WESLACO ORIGINAL TOWNSITE LOTS 4 THRU 8 & LOT 37-44 BLK 41 516 S TEXAS BLVD	L: 181500 B: 261745
GARCIA, JOSE LUIS ESTEBAN HERNANEZ 2905 E BUSINESS HWY 83 DONNA TX 78537	W2300-00-041-0009-05 WESLACO ORIGINAL TOWNSITE LOT 9 BLK 41 512 S TEXAS BLVD	L: 19800 B: 66327
MORALES, LINO A & MARIA L C/O MS AURORA SAENZ 2002 S WESTGATE DR WESLACO TX 78596-9310	W2300-00-041-0010-00 WESLACO ORIGINAL TOWNSITE BLK 41 LTS 10-15 522 S TEXAS BLVD	L: 99000 B: 209778
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-042-0001-00 WESLACO ORIGINAL TOWNSITE LOTS 1 & 2 BLK 42 500 S KANSAS AVE	L: 27500 B: 250000
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-042-0003-00 WESLACO ORIGINAL TOWNSITE LOTS 3 THRU 15 BLK 42 115 E 5TH ST	L: 178750 B: 1000000
MIS TRES PROPERTIES LLC PO BOX 5033 MCALLEN TX 78502-5033	W2300-00-042-0034-00 WESLACO ORIGINAL TOWNSITE LOTS 3 4 & 35 BLK 42 521 S TEXAS BLVD	L: 36300 B: 187794
GONZALEZ, C.L. & MARY H 824 S TEXAS BLVD WESLACO TX 78596-7054	W2300-00-042-0036-00 WESLACO ORIGINAL TOWNSITE BLK 42 LT 36 517 S TEXAS BLVD	L: 19800 B: 71832
ROJELAMA FAMILY PRTSHP, LT TEXAS COMMERCE BANK TRUSTEE PO BOX 2558 HOUSTON TX 77252-2558	W2300-00-042-0037-00 WESLACO ORIGINAL TOWNSITE BLK 42 LTS 37-38 513 S TEXAS BLVD	L: 36300 B: 150083
GALLEGOS JORGE & MARIA E 13432 N FM 491 MERCEDDES TX 78570-8987	W2300-00-042-0039-00 WESLACO ORIGINAL TOWNSITE BLK 42 LTS 39-40 509 S TEXAS BLVD	L: 36300 B: 93690
ROJELAMA FAMILY PRTSHP, LT TEXAS COMMERCE BANK TRUSTEE PO BOX 2558 HOUSTON TX 77252-2558	W2300-00-042-0041-00 WESLACO ORIGINAL TOWNSITE BLK 42 LTS 41-42 507 S TEXAS BLVD	L: 36300 B: 151710
TEJAS BUILDING & DEV CO, I 2401 E EXPRESSWAY 83 WESLACO TX 78596-5512	W2300-00-042-0043-00 WESLACO ORIGINAL TOWNSITE BLK 42 LTS 43-44	L: 36300 B: 46133
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-043-0000-00 WESLACO ORIGINAL TOWNSITE 20' X N170' ABND ALLEY BLK 43	L: 17000 B: 0



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-940	
From: Mardoqueo Hinojosa			
Subject: To solicit input on behalf of RCI Development-Wisconsin, Ltd to rezone 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District.			
Background: The applicant is requesting to rezone property from R-1 One Family Dwelling District to M-1 Mobile Home District. Eighteen (18) property owners within 200 feet of the applicant's property were notified by letter on March 24, 2017.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Public Hearing Ordinance - First Reading Ordinance - Final Reading			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners: Notice of the application and the public hearing for the Planning and Zoning Commission and the City Commission appeared in The Monitor on March 20, 2017.			
Advisory Review, if any (name of board/committee, date of action, recommendation): Planning and Zoning Commission recommended denial on April 5, 2017.			
Martha Hernandez Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval	
City Manager Comments:			
Staff Recommendation: Staff recommends approval.			
Attachments, if any: Rezone Aerial, 1301 S Midway			
Responsibilities upon Approval: Staff will notify applicant.			

Rezone Request

R-1 to M-1

Legend

 Feature 1

Midway
Road

Milano
Road

7th St.

Hackberry St

Mile 6 1/2
North Road

 Midway Mobile Home Subdivision

Google earth

© 2016 Google



1000 ft



APPLICATION FOR REZONING

The Planning & Zoning Commission meets every 3rd Wednesday of each month at 5pm. Deadline to submit request is 30 days prior to the meeting.

The City Commission meet every 1st and 3rd Tuesday of each month at 5:30pm

FILE NO. REZ-00005

PROPOSED PROJECT

Legal Description of Property to be rezoned:

Lot 25.263 Acres out of Farm Tract 643 Block _____

Subdivision Name West Tract Subdivision

Street Address Southeast Corner of Midway Road and Mile 6 1/2 North Road

Existing Zoning Residential Existing Land Use Farm Land

Proposed Zoning Mobile Home Subdivision Dist. (M-1) Proposed Land Use Manufactured Mobile Homes

_____ \$250.00 non-refundable filing fee

_____ Detailed dimensioned site plan/map must be submitted with this request

_____ Survey and metes and bounds if the legal description is a portion of a lot

_____ City and school tax receipts attached

_____ I have received a copy of "The Intent of Zoning Application Instructions"

APPLICANT

Name RCI Development-Wisconsin, Ltd Phone (956) 607-3502

Address P.O. Box 1110 Fax: _____

City Harlingen State TX Zip Code 78551 E-Mail: tgearhart56@aol.com

OWNER

Name Adobe Construction, LLC Phone _____

Address P.O. Box 3362 Fax: _____

City McAllen State TX Zip Code 78502 E-Mail: _____

I certify that I am the actual owner of the property described above and this application is being submitted with my consent (include corporate name if applicable); or I am authorized by the actual owner to submit this application and have attached written evidence of such authorization.

Signature _____ Date _____

Signature [Signature] Date 3/15/17

Signature _____ Date _____

Authorized Agent



City of Weslaco TX
255 S KANSAS AVE
WESLACO, TX 78596
PLANNING AND ZONING DEPARTMENT

Invoice No.: **1327**
Invoice Date: **03/16/2017**

INVOICE

RECORD INFORMATION

Record ID: REZ17-00005
Record Type: Rezoning
Property Address: 0 MIDWAY RD, WESLACO, TX
Description of Work:
Applicant: RCI DEVELOPMENT- WISCONSIN LTD
PO BOX 1110
HARLINGEN, TX 78551

FEE DETAIL

Fee Description	Quantity	Fee Amount
Processing Fee - 235.10	1	\$5.00
Application Fee - 204.00	1	\$300.00
		\$305.00

CITY OF WESLACO
956-968-3181

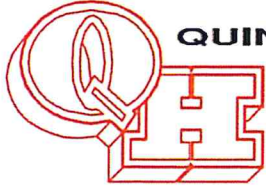
REC#: 02237362 3/17/2017 10:55 AM
OPER: MDTam TERM: 006
REF#: 5048

TRAN: 235.1000 PROCESSING FEE
REZ 17-00005
RCI DEVELOPMENT
01 -400-3200
PROCESSING FEE-ONLI 5.00CR

TRAN: 204.0000 REZONING APPL FEE
REZ 17-00005
RCI DEVELOPMENT
01 -400-1027
REZONING APPLICATIO 300.00CR

TENDERED: 250.00 CHECK
55.00 CHECK
APPLIED: 305.00-

CHANGE: 0.00



QUINTANILLA, HEADLEY AND ASSOCIATES, INC.

Consulting Engineers ★ Land Surveyors

Alfonso Quintanilla, P.E., R.P.L.S. Eulalio Ramirez, P.E.
Engineering Firm Registration No. F-1513
Surveying Firm Registration No. 100411-00
Municipal & County Projects ★ Subdivisions ★ Surveys
124 E. Stubbs, Edinburg, Texas 78539
Phone 956/381-6480 Fax 956/381-0527
Email: office@qhaengineering.com
www.qhaengineering.com

METES AND BOUNDS

A 25.263 ACRE TRACT OF LAND BEING ALL OF FARM TRACT 643, WEST AND ADAMS TRACTS SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 2, PAGES 34-37, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEED RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1877543, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS, SAVE AND EXCEPT THE CITY OF WESLACO TRACT BEING A 0.0367 OF AN ACRE OUT OF FARM TRACT 643, WEST AND ADAMS TRACTS SUBDIVISION, ACCORDING TO CORRECTION WARRANTY DEED RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1972556, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS, REFERENCE TO WHICH IS HERE MADE FOR ALL PURPOSES AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS.

BEGINNING AT A COTTON PICKER SPINDLE SET AT THE INTERSECTION OF THE CENTERLINES OF MIDWAY ROAD AND MILE 6 1/2 NORTH ROAD FOR THE NORTHWEST CORNER OF FARM TRACT 643 AND THE NORTHWEST CORNER OF THIS TRACT.

THENCE; N 88°47'59" E, ALONG THE NORTH LINE OF FARM TRACT 643 AND THE CENTERLINE OF MILE 6 1/2 NORTH ROAD, A DISTANCE OF 1,108.31 FEET TO A COTTON PICKER SPINDLE FOUND FOR THE NORTHEAST CORNER OF FARM TRACT 643 AND THE NORTHEAST CORNER OF THIS TRACT.

THENCE; S 00°12'01" E, ALONG THE EAST LINE OF FARM TRACT 643, PASSING A 1/2" IRON ROD FOUND AT 20.00 FEET FOR THE SOUTH RIGHT OF WAY LINE OF MILE 6 1/2 NORTH ROAD, PASSING AT 30.00 FEET AT A 90° ANGLE TO THE RIGHT A 1/2" IRON ROD FOUND AT 32.00 FEET FOR THE NORTHEAST CORNER OF THE SAVE AND EXCEPT CITY OF WESLACO TRACT, PASSING A 1/2" IRON ROD WITH CAP STAMPED MELDEN & HUNT, INC. FOUND AT 975.00 FEET FOR THE NORTH LINE OF A DRAIN DITCH, A TOTAL DISTANCE OF 990.00 FEET TO A POINT FOR THE SOUTHEAST CORNER OF FARM TRACT 643 AND THE SOUTHEAST CORNER OF THIS TRACT.

THENCE; S 88°47'59" W, ALONG THE SOUTH LINE OF FARM TRACT 643, PASSING A 1/2" IRON ROD WITH CAP STAMPED MELDEN & HUNT, INC. FOUND AT 1,088.10 FEET FOR THE EAST RIGHT OF WAY LINE OF MIDWAY ROAD, A TOTAL DISTANCE OF 1,118.10 FEET TO A COTTON PICKER SPINDLE SET IN THE CENTERLINE OF MIDWAY ROAD FOR THE SOUTHWEST CORNER OF FARM TRACT 643 AND THE SOUTHWEST CORNER OF THIS TRACT.

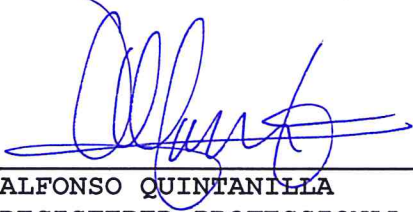
THENCE; N 00°38'01" W, ALONG THE WEST LINE OF FARM TRACT 643 AND THE CENTERLINE OF MIDWAY ROAD, A DISTANCE OF 990.05 FEET TO THE POINT OF BEGINNING AND CONTAINING 25.263 ACRES OF LAND MORE OR LESS.

BEARINGS ARE IN ACCORDANCE WITH MIDWAY COURT PHASE 3 SUBDIVISION, RECORDED IN INSTRUMENT NUMBER 2626587, MAP RECORDS, HIDALGO COUNTY, TEXAS.

THE PROPERTY DESCRIBED IN THIS METES AND BOUNDS MAY BE SUBJECT TO THE SUBDIVISION REGULATIONS OF THE COUNTY OF HIDALGO AND/OR ORDINANCES OR GOVERNMENTAL REGULATIONS OF THE CITY IN WHICH THE PROPERTY MAY BE LOCATED OR HOLDING EXTRA TERRITORIAL JURISDICTION.

I, ALFONSO QUINTANILLA, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THE ABOVE METES AND BOUNDS TO BE TRUE AND CORRECT, AND TO BE THE REPRESENTATION AND RESULT OF AN ACTUAL SURVEY DONE ON THE GROUND UNDER MY DIRECTION.

DATE PREPARED: MARCH 7, 2017



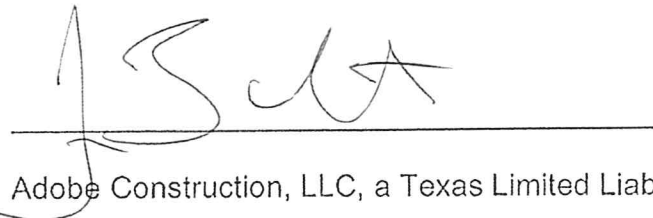
ALFONSO QUINTANILLA
REGISTERED PROFESSIONAL
LAND SURVEYOR No. 4856



Affidavit

To: Mardoqueo Hinojosa
City Engineer
City of Weslaco
255 S. Kansas
Weslaco, Texas 78596

We, Adobe Construction, LLC a Texas Limited Liability Company owners of 25.300 Acres being all of Farm Tract 643, Block 177, West and Adams Tracts Subdivision, Hidalgo County, Texas, hereby authorize RCI Development-Wisconsin, LTD to submit a subdivision application and zone change application for approval to the City of Weslaco.

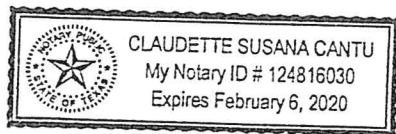


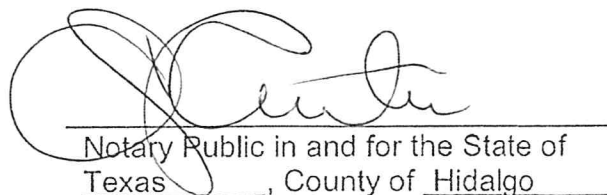
Adobe Construction, LLC, a Texas Limited Liability Company

State of Texas
County of Hidalgo

Before me, the undersigned authority, a notary public in and for the State of Texas, County of Hidalgo, on this day personally appeared Adobe Construction, LLC, a Texas Limited Liability Company known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and consideration therein expressed.

Given under my hand and seal of office, this the 10th day of march, 2017.





Notary Public in and for the State of
Texas, County of Hidalgo

CITY OF WESLACO LEGAL NOTICE THE WESLACO PLANNING AND

CITY OF WESLACO LEGAL NOTICE The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, April 5, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, April 18, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 South Kansas Avenue to consider the following requests: Si desea informaci3n en espa±ol, llame al departamento de Planeaci3n de la Ciudad de Weslaco, (956) 447-3401. Khalid Ali representing Valley Donna Food Mart Inc. is requesting to rezone 718 N. 6th Street also being Lots 14-17 and the West ½ of Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. RCI Development-Wisconsin, Ltd. is requesting to rezone of 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District. Miguel & Sarah Marines is requesting a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas. The public is invited to attend and express support for or opposition to these applications. You may also file written support or opposition on or before April 5, 2017, for the Planning and Zoning Commission and on or before April 18, 2017, for City Commission. For additional information, contact the Planning Department at (956) 447-3401. /S/ MARDOQUEO HINOJOSA, P.E., CFM Planning Director/City Engineer

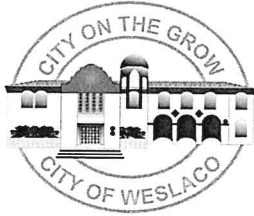
[Click here](#) to view the public notice as it appeared in print.

Appeared in: **The Monitor** on Monday, 03/20/2017

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City of Weslaco

"The City on the Grow"



David Suarez, Mayor
Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

PLANNING DEPARTMENT

March 24, 2017

Legal Notice

Dear Occupant:

The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, April 5, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, April 18, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 South Kansas Avenue to consider the following requests:

REZONE REQUEST:

RCI Development-Wisconsin, Ltd. is requesting to rezone of 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District.

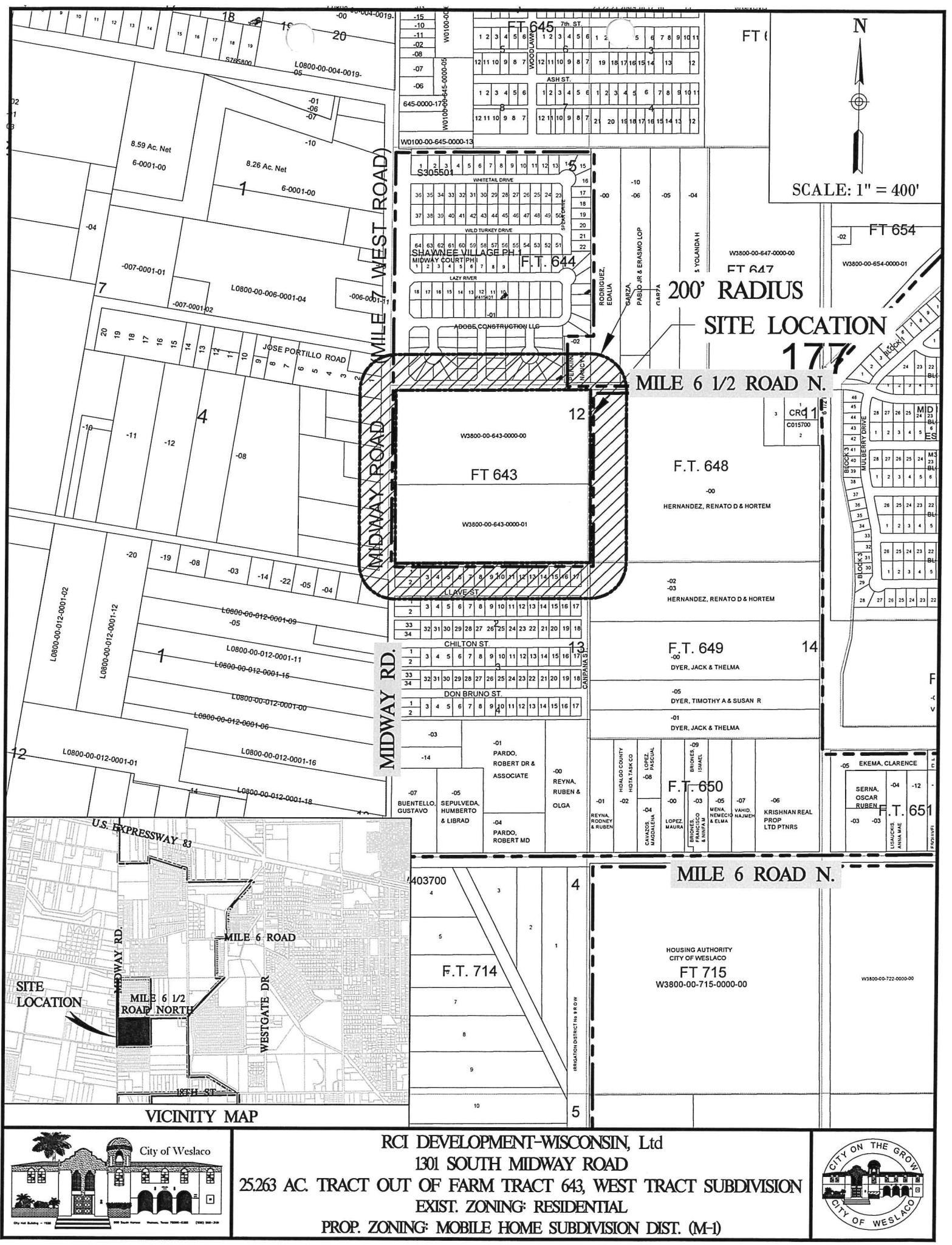
The public is hereby invited to attend and express their support or opposition to the request. You may also file a written notice supporting or protesting this action. For more information please call the Planning Department at (956) 447-3403.

Si desea información en español, por favor llame al departamento de Planeación de la ciudad de Weslaco, (956) 447-3403.

Sincerely,

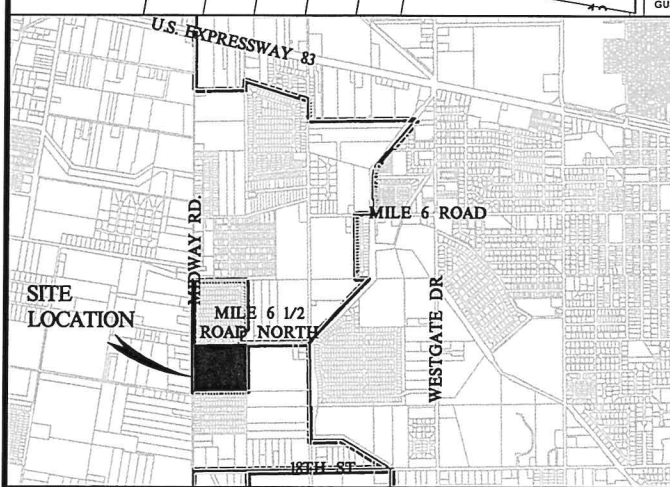
Mardoqueo Hinojosa, P.E., CFM
Planning Director/City Engineer

MH/mh

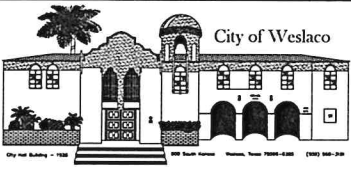


SCALE: 1" = 400'

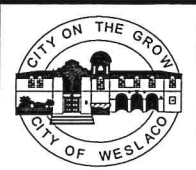
200' RADIUS
SITE LOCATION
177
MILE 6 1/2 ROAD N.



VICINITY MAP



RCI DEVELOPMENT-WISCONSIN, Ltd
1301 SOUTH MIDWAY ROAD
25.263 AC. TRACT OUT OF FARM TRACT 643, WEST TRACT SUBDIVISION
EXIST. ZONING: RESIDENTIAL
PROP. ZONING: MOBILE HOME SUBDIVISION DIST. (M-1)



MAR 24, 2017

ORTIZ JUAN CARLOS 409 S 7TH ST DONNA TX 78537	M4154-03-000-0053-00 MIDWAY COURT PH 3 LOT 53 1210 CHICKADEE COURT	L: 22304 B: 0
SAUCEDO OYUKI MIRANDA 2809 N 32 ST APT 3 MCALLEN TX 78501	M4154-03-000-0054-00 MIDWAY COURT PH 3 LOT 54 1214 CHICKADEE COURT	L: 18244 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0055-00 MIDWAY COURT PH 3 LOT 55 1218 CHICKADEE COURT	L: 16775 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0056-00 MIDWAY COURT PH 3 LOT 56 1217 CHICKADEE COURT	L: 16775 B: 0
GOMEZ PABLO JR & ANA G 607 BUENA VISTA DR APT 4D WESLACO TX 78596	M4154-03-000-0057-00 MIDWAY COURT PH 3 LOT 57 1213 CHICKADEE COURT	L: 27691 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0058-00 MIDWAY COURT PH 3 LOT 58 1209 CHICKADEE COURT	L: 15345 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0063-00 MIDWAY COURT PH 3 LOT 63 1210 WOLF TRAIL	L: 15631 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0064-00 MIDWAY COURT PH 3 LOT 64 1214 WOLF TRAIL	L: 15631 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0065-00 MIDWAY COURT PH 3 LOT 65 1218 WOLF TRAIL	L: 17399 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0066-00 MIDWAY COURT PH 3 LOT 66 1217 WOLF TRAIL	L: 17399 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0067-00 MIDWAY COURT PH 3 LOT 67 1213 WOLF TRAIL	L: 15631 B: 0
WYOT ENTERPRISES LTD PO BOX 6321 MCALLEN TX 78502	M4154-03-000-0068-00 MIDWAY COURT PH 3 LOT 68 1209 WOLF TRAIL	L: 15631 B: 0

MAR 24, 2017

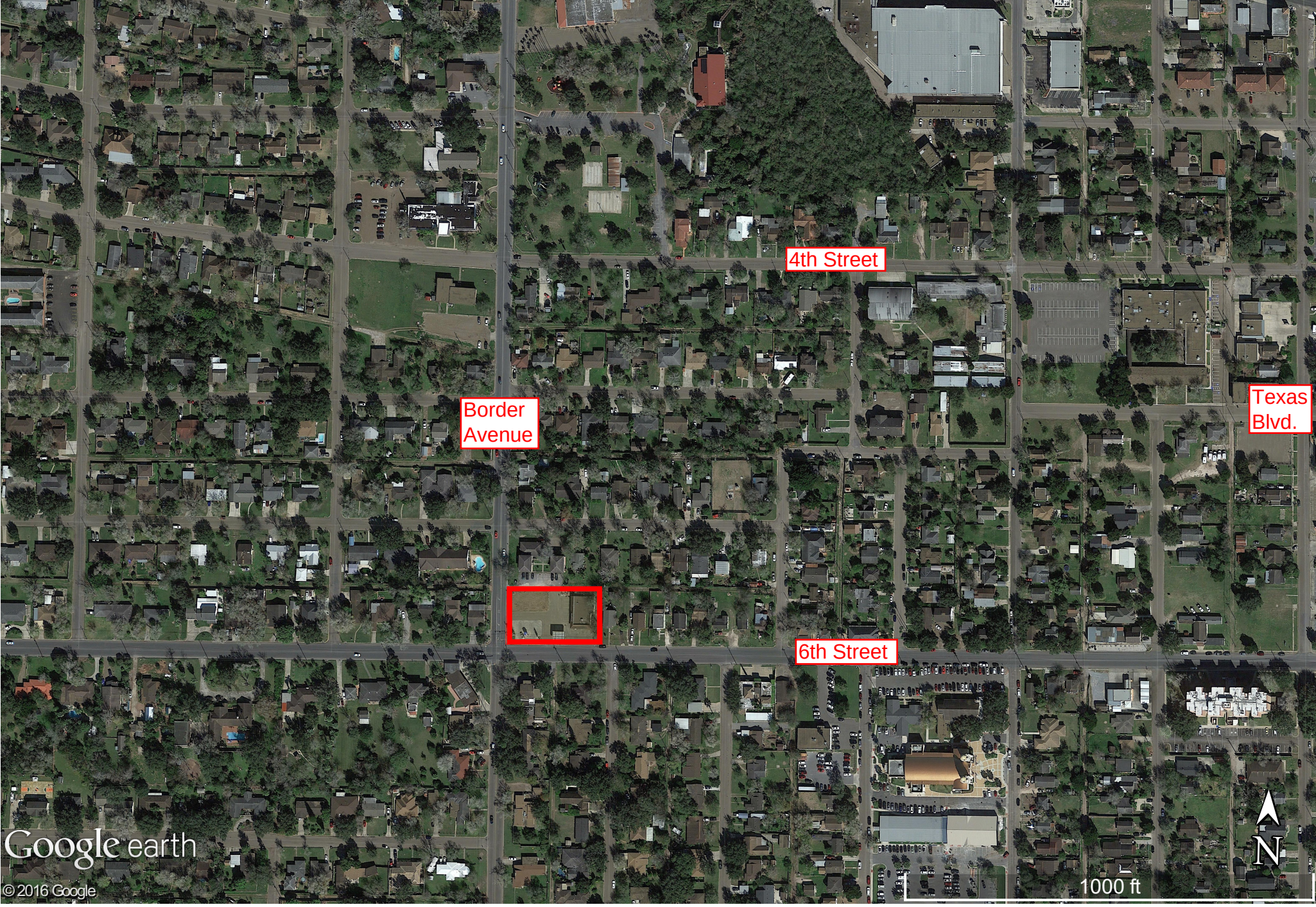
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0073-00 MIDWAY COURT PH 3 LOT 73 1210 BEAR COURT	L: 15347 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0074-00 MIDWAY COURT PH 3 LOT 74 1214 BEAR COURT	L: 19382 B: 0
QUINTERO SYLVIA 2409 E WALKER RD DONNA TX 78537	M4154-03-000-0075-00 MIDWAY COURT PH 3 LOT 75 1218 BEAR COURT	L: 23959 B: 0
WYOT ENTERPRISES LTD PO BOX 6321 MCALLEN TX 78502	M4154-03-000-0076-00 MIDWAY COURT PH 3 LOT 76 1217 BEAR COURT	L: 23959 B: 0
REGINO DAISY LIZBETH & RAUL D 3102 DON BRUNO ST WESLACO TX 78596	M4154-03-000-0077-00 MIDWAY COURT PH 3 LOT 77 1213 BEAR COURT	L: 45038 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0078-00 MIDWAY COURT PH 3 LOT 78 1209 BEAR COURT	L: 23711 B: 0



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-941
From: Mardoqueo Hinojosa		
Subject: To solicit input on behalf of Valley Donna Food Mart Inc. to rezone 718 W. 6th Street also being Lots 14-17 and the West ½ of Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District.		
Background: The applicant is requesting to rezone property from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. . Thirty-three (33) property owners within 200 feet of the applicant's property were notified by letter on March 24, 2017. Lot currently is occupied by a former convenience store.		
Funding Source (budget code, if applicable):		
Amount:	Term of Impact:	Identified in Current Budget:
Additional Action Prompted: Mayor's Signature Public Hearing Ordinance - First Reading Ordinance - Final Reading		
If item previously considered, provide date and action by Commission:		
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners: Notice of the application and the public hearing for the Planning and Zoning Commission and the City Commission appeared in The Monitor on March 20, 2017		
Advisory Review, if any (name of board/committee, date of action, recommendation): Planning and Zoning Commission recommended approval on April 5, 2017.		
Martha Hernandez Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval
City Manager Comments:		
Staff Recommendation: Staff recommends approval.		
Attachments, if any: Rezone Aerial, 718 W 6th St		
Responsibilities upon Approval:		

Staff will notify applicant.



4th Street

Border Avenue

Texas Blvd.

6th Street





APPLICATION FOR REZONING

The Planning & Zoning Commission meets every 1st Wednesday of each month at 5:30 pm.

The City Commission meets every 1st and 3rd Tuesday of each month at 5:30 pm

FILE NO. REZ17-0004

PROPOSED PROJECT

Legal Description of Property to be rezoned:

Lot 18 Block 4

Subdivision Name Glendale Lots. 14-15-16-17 & W 1/2 H 18 B1K4

Street Address 718 N 16th St Rect

Existing Zoning Residential Existing Land Use closed

Proposed Zoning Commercial Proposed Land Use Convenience store

☒ \$300.00 non-refundable filing fee.

☐ Detailed dimensioned site plan/map must be submitted with this request.

☐ Survey and metes and bounds if the legal description is a portion of a lot.

☐ City and school tax receipts attached.

☐ I have received a copy of "The Intent of Zoning Application Instructions".

APPLICANT

Name Valley Donna Food Mart Inc. Phone 956-363-2040

Address 1305 E 11th St. Fax: _____

City Weslaco State TX Zip Code 78570 E-Mail: _____

OWNER

Name Khalid Ali Phone _____

Address 1305 E 11th Street Fax: _____

City Mercedes State TX Zip Code 78570 E-Mail: _____

I certify that I am the actual owner of the property described above and this application is being submitted with my consent (include corporate name if applicable); or I am authorized by the actual owner to submit this application and have attached written evidence of such authorization.

Signature _____ Date 03-01-2017
Owner

Signature _____ Date _____
Applicant

Signature _____ Date _____
Authorized Agent

CITY OF WESLACO
956-968-3181

REC#: 02231021 3/01/2017 12:04 PM
OPEN: april TERM: 003
REF#: 1113

TRAN: 235.1000 PROCESSING FEE
VALLEY DONNA FOOD MART
01 -400-3200
PROCESSING FEE-ONLI 5.00CR

TRAN: 204.0000 REZONING APPL FEE
VALLEY DONNA FOOD MART INC
01 -400-1027
REZONING APPLICATIO 300.00CR

TENDERED: 5.00 CASH
300.00 CHECK
APPLIED: 305.00-

CHANGE: 0.00

CITY OF WESLACO LEGAL NOTICE THE WESLACO PLANNING AND

CITY OF WESLACO LEGAL NOTICE The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, April 5, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, April 18, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 South Kansas Avenue to consider the following requests: Si desea informaci3n en espa±ol, llame al departamento de Planeaci3n de la Ciudad de Weslaco, (956) 447-3401. Khalid Ali representing Valley Donna Food Mart Inc. is requesting to rezone 718 N. 6th Street also being Lots 14-17 and the West ½ of Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. RCI Development-Wisconsin, Ltd. is requesting to rezone of 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District. Miguel & Sarah Marines is requesting a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas. The public is invited to attend and express support for or opposition to these applications. You may also file written support or opposition on or before April 5, 2017, for the Planning and Zoning Commission and on or before April 18, 2017, for City Commission. For additional information, contact the Planning Department at (956) 447-3401. /S/ MARDOQUEO HINOJOSA, P.E., CFM Planning Director/City Engineer

[Click here](#) to view the public notice as it appeared in print.

Appeared in: **The Monitor** on Monday, 03/20/2017

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City of Weslaco

"The City on the Grow"



David Suarez, Mayor
Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

PLANNING DEPARTMENT

March 24, 2017

Legal Notice

Dear Occupant:

The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, April 5, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, April 18, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 South Kansas Avenue to consider the following requests:

REZONE REQUEST:

Khalid Ali representing Valley Donna Food Mart Inc. is requesting to rezone 718 W. 6th Street also being Lots 14-17 and the West ½ of Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District.

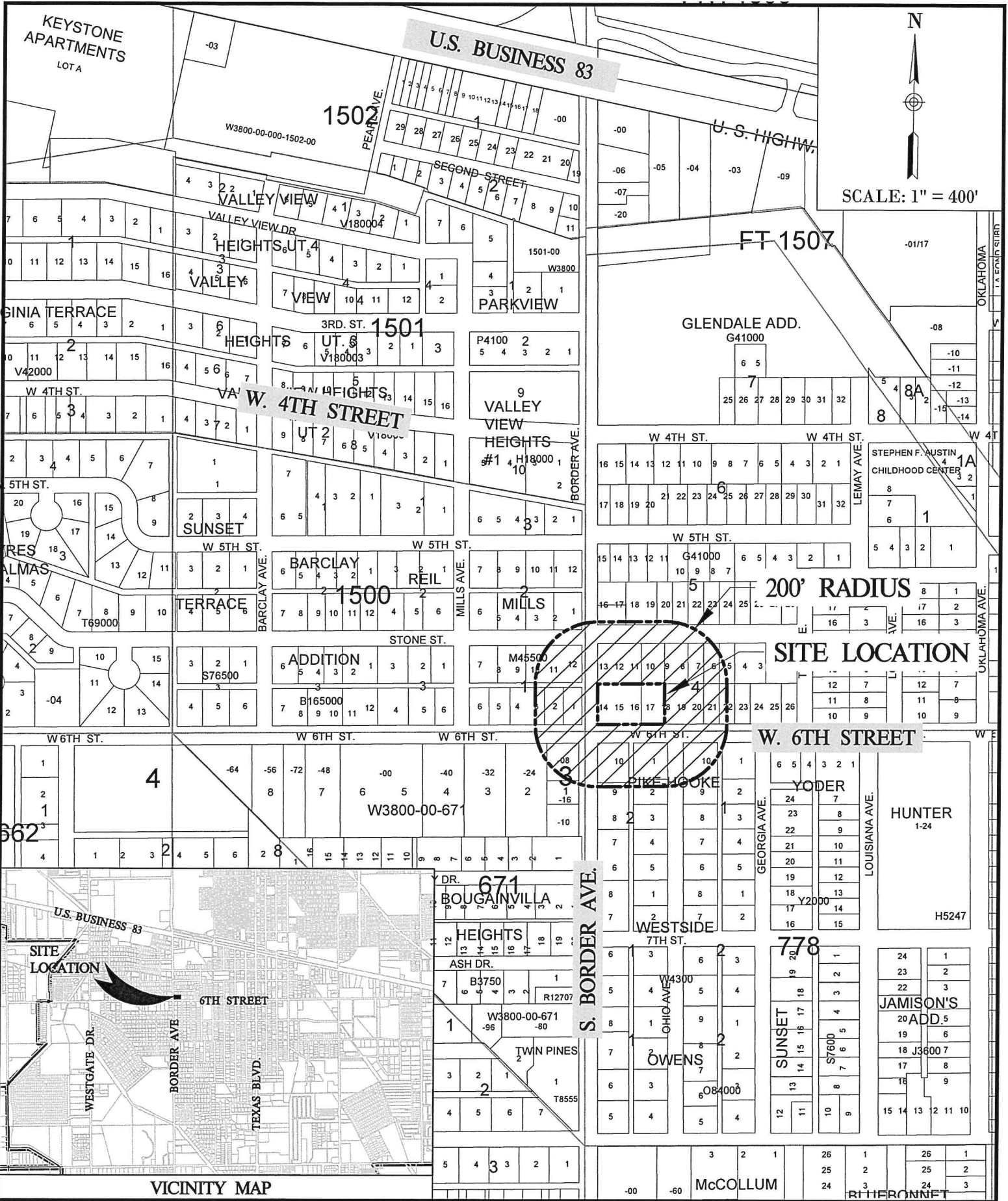
The public is hereby invited to attend and express their support or opposition to the request. You may also file a written notice supporting or protesting this action. For more information please call the Planning Department at (956) 447-3403.

Si desea información en español, por favor llame al departamento de Planeación de la ciudad de Weslaco, (956) 447-3403.

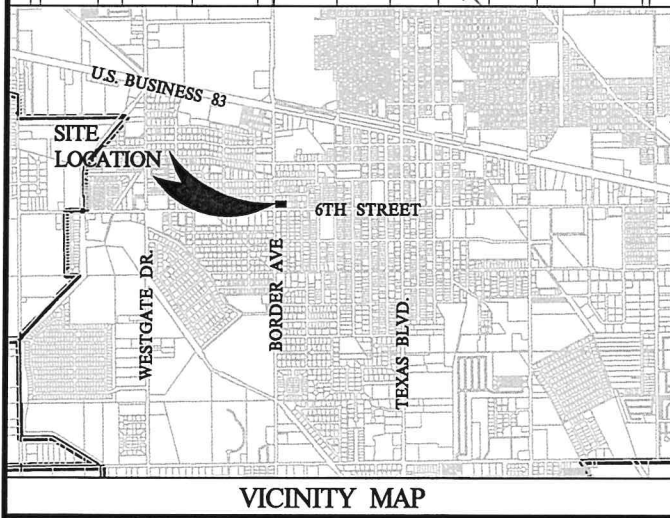
Sincerely,

Mardoqueo Hinojosa, P.E., CFM
Planning Director/City Engineer

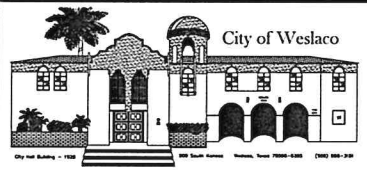
MH/mh



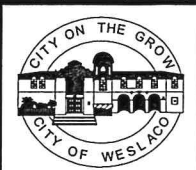
SCALE: 1" = 400'



VICINITY MAP



KHALID ALI
718 W. 6TH STREET
LOTS 14-17 AND W1/2 LOT 18, BLK 4
GLENDALE SUBDIVISION
EXIST. ZONING: RESIDENTIAL PROP. ZONING COMMERCIAL



MAR 24, 2017

HINOJOSA EDEN & BERTA A ENID HINOJOSA VELARDE 709 STONE ST WESLACO TX 78596	G4100-00-004-0005-00 GLENDALE LT 5 BLK 4 709 STONE ST	L: 17888 B: 13350
RAMOS SYLVIA & CAMILO JR 711 STONE ST WESLACO TX 78596	G4100-00-004-0006-00 GLENDALE LT 6 BLK 4 711 STONE ST	L: 20800 B: 12301
VELA ADAN 713 STONE ST WESLACO TX 78596	G4100-00-004-0007-00 GLENDALE LOT 7 BLK 4 713 STONE ST	L: 20800 B: 24629
YBARRA MANAEN & ARTURO DE 715 STONE ST WESLACO TX 78596	G4100-00-004-0008-00 GLENDALE LTS 8 & E 1/2 LOT 9 BLK 4 715 STONE ST	L: 31200 B: 35741
HANKS JACK & MABLE 719 STONE ST WESLACO TX 78596	G4100-00-004-0009-00 GLENDALE W 1/2 LOT 9 & ALL 10 BLK 4 719 STONE ST	L: 31200 B: 11378
RODRIGUEZ FRANCISCO T 4411 N WESTGATE DR WESLACO TX 78599	G4100-00-004-0011-00 GLENDALE LTS 11-12-13 BLK 4 723 STONE ST	L: 62400 B: 63957
DIAZ LEOPOLDO D 703 WEST 6TH ST WESLACO TX 78596	G4100-00-004-0014-00 GLENDALE LTS 14-15-16 -17 & W1/2 LT 18 BLK 4 703 W 6TH ST	L: 93600 B: 131105
DIAZ DISTRIBUTORS LLC 718 W 6TH ST WESLACO TX 78596-5866	G4100-00-004-0017-00 GLENDALE LOT 17 W 1/2-18 BLK 4 703 W 6TH ST	L: 31200 B: 44815
TREVINO RUPERTO LOPEZ PO BOX 669 LA BLANCA TX 78558	G4100-00-004-0018-00 GLENDALE E 25' LOT 18 ALL LTS 19 & 20 BLK 4 807 W 6TH ST	L: 52000 B: 27935
MARTINEZ, ARMANDO L & ANNA PO BOX 1769 WESLACO TX 78599-1769	G4100-00-004-0019-00 GLENDALE LTS E 12 1/2-19 ALL 20 BLK 4 805 W 6TH	L: 26000 B: 17428
TREVINO RUPERTO LOPEZ PO BOX 669 LA BLANCA TX 78558	G4100-00-004-0021-00 GLENDALE LT 21 BLK 4 803 W 6TH ST	L: 20800 B: 17126
GALLEGOS DAGOBERTO & HILDA E 801 W 6TH ST WESLACO TX 78596	G4100-00-004-0022-00 GLENDALE LOT 22 BLK 4 801 W 6TH ST	L: 20800 B: 12662

MAR 24, 2017

LOPEZ LORENZO H & CRUZ 509 S BORDER AVE WESLACO TX 78596	G4100-00-005-0016-00 GLENDALE LOTS 16 & 17-N 1/2 & LO TS 16 & 17-N 5'-S 1/2 BLK 5 509 S BORDER AVE	L: 23600 B: 13311
GARZA VICTOR R 850 S IOWA AVE WESLACO TX 78596	G4100-00-005-0016-01 GLENDALE LTS 16 S 1/2 & 17 S 1/2 EXC N 5' BLK 5 511 S BORDER AVE	L: 20400 B: 14288
AGUAYO PABLO ET AL 720 STONE ST WESLACO TX 78596	G4100-00-005-0018-00 GLENDALE LTS 18-19 BLK 5 720 STONE ST	L: 44000 B: 47241
RODRIGUEZ JOSE LOPEZ HECTOR M 716 STONE ST WESLACO TX 78596	G4100-00-005-0020-00 GLENDALE LOT 20 BLK 5 716 STONE ST	L: 22000 B: 12165
HERNANDEZ ADAN 210 N 8TH ST DONNA TX 78537	G4100-00-005-0021-00 GLENDALE LT 21 BLK 5 714 STONE ST	L: 22000 B: 35572
BENAVIDEZ HERMINIA FLORES 712 STONE ST WESLACO TX 78596	G4100-00-005-0022-00 GLENDALE LOT 22 BLK 5 712 STONE ST	L: 22000 B: 30633
SIMS JONETTE R & THOMAS G 900 W 6TH ST WESLACO TX 78596	M4550-00-001-0001-00 MILLS BLK 1 LT 1 900 W 6TH ST	L: 20520 B: 26284
SANCHEZ EDNA E 902 W 6TH ST WESLACO TX 78596	M4550-00-001-0002-00 MILLS BLK 1 LT 2 902 W 6TH ST	L: 20520 B: 30369
CARRILLO LILLIAN 905 W 6TH ST WESLACO TX 78596	M4550-00-001-0003-00 MILLS BLK 1 LT 3 & E50' 4 905 W 6TH ST	L: 37620 B: 76478
SAULS JULIAN W & SANDRA Y 904 STONE ST WESLACO TX 78596	M4550-00-001-0010-00 MILLS BLK 1 LTS 10 11 12 904 W STONE ST	L: 55404 B: 189123
CASANOVA CARLOS & ANNA MARIA C 901 STONE ST WESLACO TX 78596	M4550-00-002-0001-00 MILLS BLK 2 LT 1 E1/2 2 901 W STONE ST	L: 30780 B: 83555
JOHNSON CHARLES C & LINA F 600 S GEORGIA AVE WESLACO TX 78596	P6600-00-001-0001-00 PIKE HOOK BLK 1 LT 1 600 S GEORGIA ST	L: 35279 B: 53440

MAR 24, 2017

MID VALLEY CHURCH OF THE NAZARENE 909 W 8TH ST WESLACO TX 78596	P6600-00-001-0009-00 PIKE HOOK BLK 1 LT 9 603 S OHIO	L: 25080 B: 64452
BARRERA LISA V 601 S OHIO AVE WESLACO TX 78596	P6600-00-001-0010-00 PIKE HOOK BLK 1 LT 10 601 S OHIO	L: 36680 B: 95244
RAMON MONTALVO LIVING TRUST PO BOX 2 WESLACO TX 78599	P6600-00-002-0001-00 PIKE HOOK BLK 2 LT 1 600 S OHIO	L: 36680 B: 47262
SIFUENTES MONICA 602 S OHIO AVE WESLACO TX 78596	P6600-00-002-0002-00 PIKE HOOK BLK 2 LT 2 602 S OHIO	L: 25080 B: 56183
FANN CRISTHOPHER SUSANA GONZALEZ 605 S BORDER AVE WESLACO TX 78596	P6600-00-002-0008-00 PIKE HOOK BLK 2 LTS S70' OF 9 & ALL OF 8 605 BORDER AVE	L: 47025 B: 87972
WALKER JEFFREY THOMAS 2114 W 6TH ST WESLACO TX 78596	P6600-00-002-0009-00 PIKE HOOK N 10' OF LOT 9 & ALL O F 10 BLK 2 812 W 6TH ST	L: 39815 B: 81826
CARDENAS JENNIFER 1709 OLD PAINT DR EL PASO TX 79911	W3800-00-671-0000-08 WEST TRACT N 150' LT 1 R/S FT 67 1 0.46AC GR 0.34AC NET 600 S BORDER AVE	L: 37025 B: 107429
LEAL ALEX RODRIGUEZ 604 S BORDER AVE WESLACO TX 78596	W3800-00-671-0000-16 WEST TRACT N 75'-S 179' LT 1 R/S FT 671 0.23AC GR 0.19AC NET 604 S BORDER AVE	L: 20690 B: 35791
GONZALEZ BRAULIO 906 W 6TH ST WESLACO TX 78596	W3800-00-671-0000-24 WEST TRACT 1AC LOT 2 FT 671 906 W 6TH ST	L: 108900 B: 68814



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-942
From: Mardoqueo Hinojosa		
Subject: To solicit input on behalf of Valley Donna Food Mart, Inc. requesting a Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit at 718 W. 6th St., also being Lots 14-17 and W 1/2 Lot 18, Blk 4, Glendale Addition Subdivision, Weslaco, Hidalgo County, Texas.		
Background: The applicant is requesting to obtain Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit. Thirty-three (33) property owners within 200 feet of the applicant's property were notified by letter on February 17, 2017. Item was tabled at previous meeting for need of a zone change.		
Funding Source (budget code, if applicable):		
Amount:	Term of Impact:	Identified in Current Budget:
Additional Action Prompted: Public Hearing		
If item previously considered, provide date and action by Commission:		
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners: Notice of the application and the public hearing for the Planning and Zoning Commission and the City Commission appeared in The Monitor on February 13, 2017.		
Advisory Review, if any (name of board/committee, date of action, recommendation): Planning and Zoning Commission recommended approval on April 5, 2017.		
Martha Hernandez Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval
City Manager Comments:		
Staff Recommendation: Staff recommends approval.		
Attachments, if any: CUP Aerial, 718 W 6th Street		
Responsibilities upon Approval: Staff will notify applicant.		

Conditional Use Permit

Wine and Beer Retailer's Off-Premise

Legend



4th Street

Border Avenue

Texas Blvd.

6th Street



Google earth

© 2016 Google



1000 ft

2-8-17



APPLICATION FOR CONDITIONAL USE PERMIT

The Planning & Zoning Commission meets every 1st Wednesday of each month at 5:30 pm. Deadline to submit request is 30 days prior to the meeting.

The City Commission meets every 1st and 3rd Tuesday of each month at 5:30 pm

FILE NO. CUP17-00003

RECEIVED
FEB 08 2017
Planning &
Code Enforcement Dept.

PROPOSED PROJECT

Legal Description of Property for which Conditional Use Permit is requested:

Lot 14, 15, 16, 17 & West 1/2 of Lot Block 4

Subdivision Name Glendale Addition

Street Address 718 W 6th Street Weslaco, TX 78596

Existing Zoning _____ Existing Land Use _____

Purpose for the Conditional Use Permit Request

Convenience Store Beer to go (off Premise)

What, if anything, is planned to minimize the impact on the surrounding land uses: _____

- ☒ \$300.00 non-refundable filing fee.
- ☒ Detailed dimensioned site plan/map must be submitted with this request.
- ☒ Survey and metes and bounds if the legal description is a portion of a lot.
- ☒ City and school tax receipts attached.
- ☒ I have received a copy of "CUP Application Instructions"

APPLICANT

Name Valley Donna Food Mart Inc Phone 956-363-2040

Address 107 E 7th Street Fax: _____

City Mercedes State TX Zip Code 78537 E-Mail: AAAConstruction8@yahoo.com

OWNER

Name Khalid Ali Phone 956 363-2040

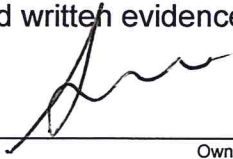
Address 107 E 7th Street Fax: _____

City Mercedes State TX Zip Code 78537 E-Mail: AAAConstruction8@yahoo.com

To the best of your knowledge are there any deed restrictions, restrictive covenants, etc., which would prevent the utilization of the property in the manner indicated?

Yes ✓ No _____

I certify that I am the actual owner of the property described above and this application is being submitted with my consent or I am authorized by the actual owner to submit this application and have attached written evidence of such authorization.

Signature 
Owner

Date 02-08-2017

Signature _____
Applicant

Date _____

Signature _____
Authorized Agent

Date _____

STAFF USE ONLY

Accepted By RD Payment Received By mt Date Paid 2/8/17

Notice of Public Hearing Sent to Property Owners Within
200' of Proposed Site

Date 2/17/17

P & Z Notice of Public Hearing Published in Newspaper

Date 2/13/17

City Commission Notice of Public Hearing Published
in Newspaper

Date 2/13/17

Presented to P & Z Commission
Approved _____ Disapproved _____ Tabled _____

Date _____

Presented to City Commission
Approved _____ Disapproved _____ Tabled _____

Date _____

RECEIVED
FEB 08 2017

CITY OF WESLACO
956-968-3181

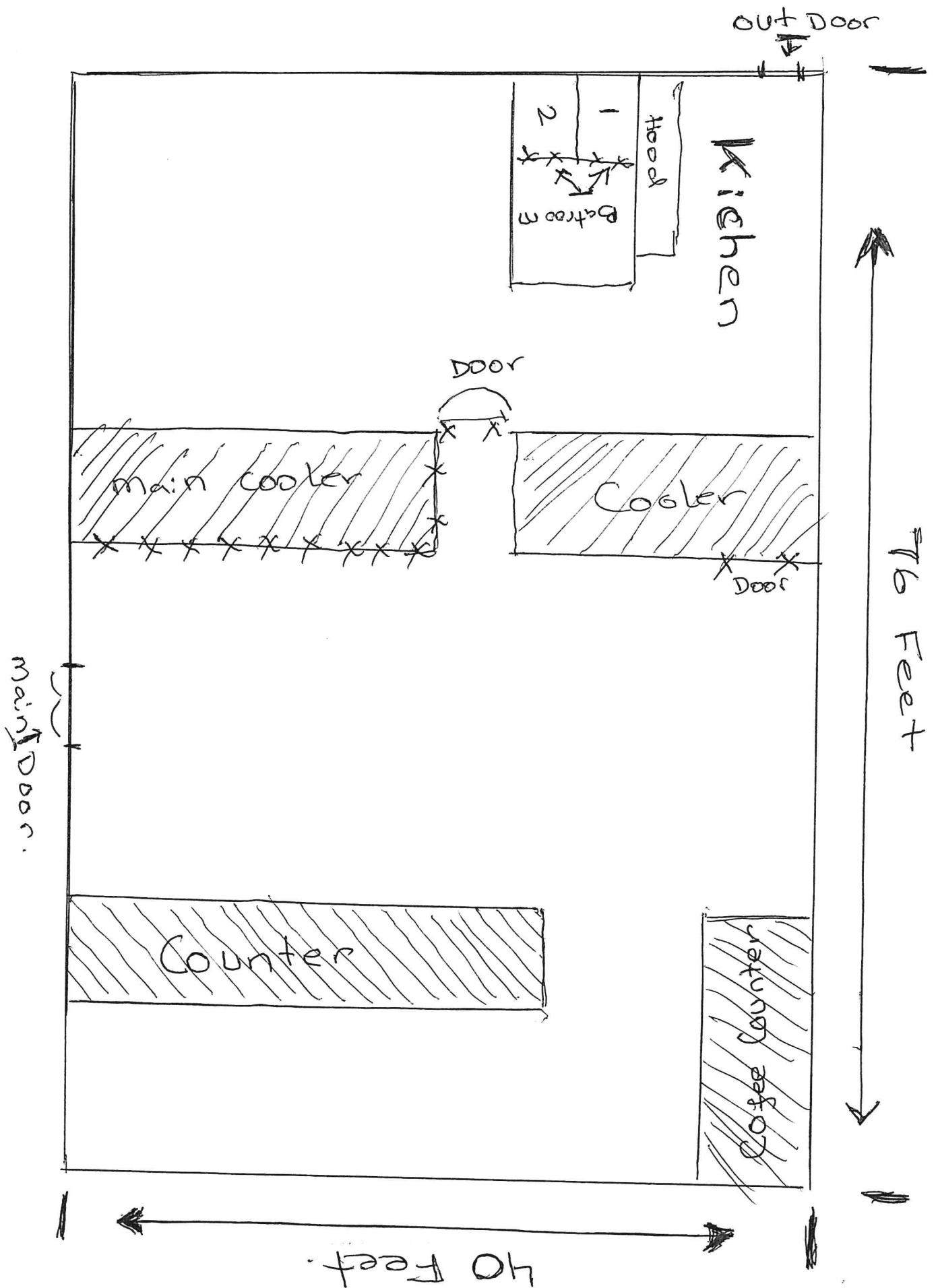
REC#: 02223684 2/08/2017 3:36 PM
OPER: KArev TERM: 036
REF#: 1060

TRAN: 235.1000 PROCESSING FEE
inv 776
01 -400-3200
PROCESSING FEE-ONLI 5.00CR

TRAN: 202.0000 CONDITIONAL USE PERM
inv 776
01 -400-1026
CONDITIONAL USE PER 300.00CR

TENDERED: 305.00 CHECK
APPLIED: 305.00-

DATE: 0.00



CITY OF WESLACO LEGAL NOTICE THE WESLACO PLANNING AND

CITY OF WESLACO LEGAL NOTICE The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, March 1, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, March 7, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 S. Kansas Ave. to consider the following requests: Si desea informaci3n en espa0ol, llame al departamento de Planeaci3n de la Ciudad de Weslaco, (956) 447-3403. Valley Donna Food Mart Inc. is requesting a Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit at 718 W. 6th St., also being Lots 14-17 and W1/2 Lot 18, Blk 4, Glendale Addition Subdivision, Weslaco, Hidalgo County, Texas. Robert W. McNabney. is requesting a Conditional Use Permit to obtain a Retail Dealer's On-Premises Late Hours License at 2901 W. Bus 83, also being 1.77 acres Irrigation Tract S881.60'-E179.15' out of Farm Tract 626, West Tract Subdivision, Weslaco, Hidalgo County, Texas. The public is invited to attend and express support for or opposition to these applications. You may also file written support or opposition on or before March 1, 2017, for the Planning and Zoning Commission and on or before March 7, 2017 for City Commission. For additional information, contact the Planning Department at (956) 447-3403. /S/ MARDOQUEO HINOJOSA, P.E., CFM Planning Director/City Engineer

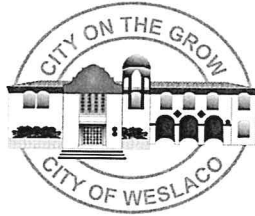
[Click here](#) to view the public notice as it appeared in print.

Appeared in: **The Monitor** on Monday, 02/13/2017

Powered by [myPublicNotices.com](http://www.mypublicnotices.com)

City of Weslaco

"The City on the Grow"



David Suarez, Mayor
Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

PLANNING DEPARTMENT

February 17, 2017

Legal Notice

Dear Occupant:

The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, March 1, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, March 7, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 S. Kansas Ave. to consider the following requests:

CONDITIONAL USE PERMIT:

Valley Donna Food Mart Inc. is requesting a Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit at 718 W. 6th St., also being Lots 14-17 and W1/2 Lot 18, Blk 4, Glendale Addition Subdivision, Weslaco, Hidalgo County, Texas.

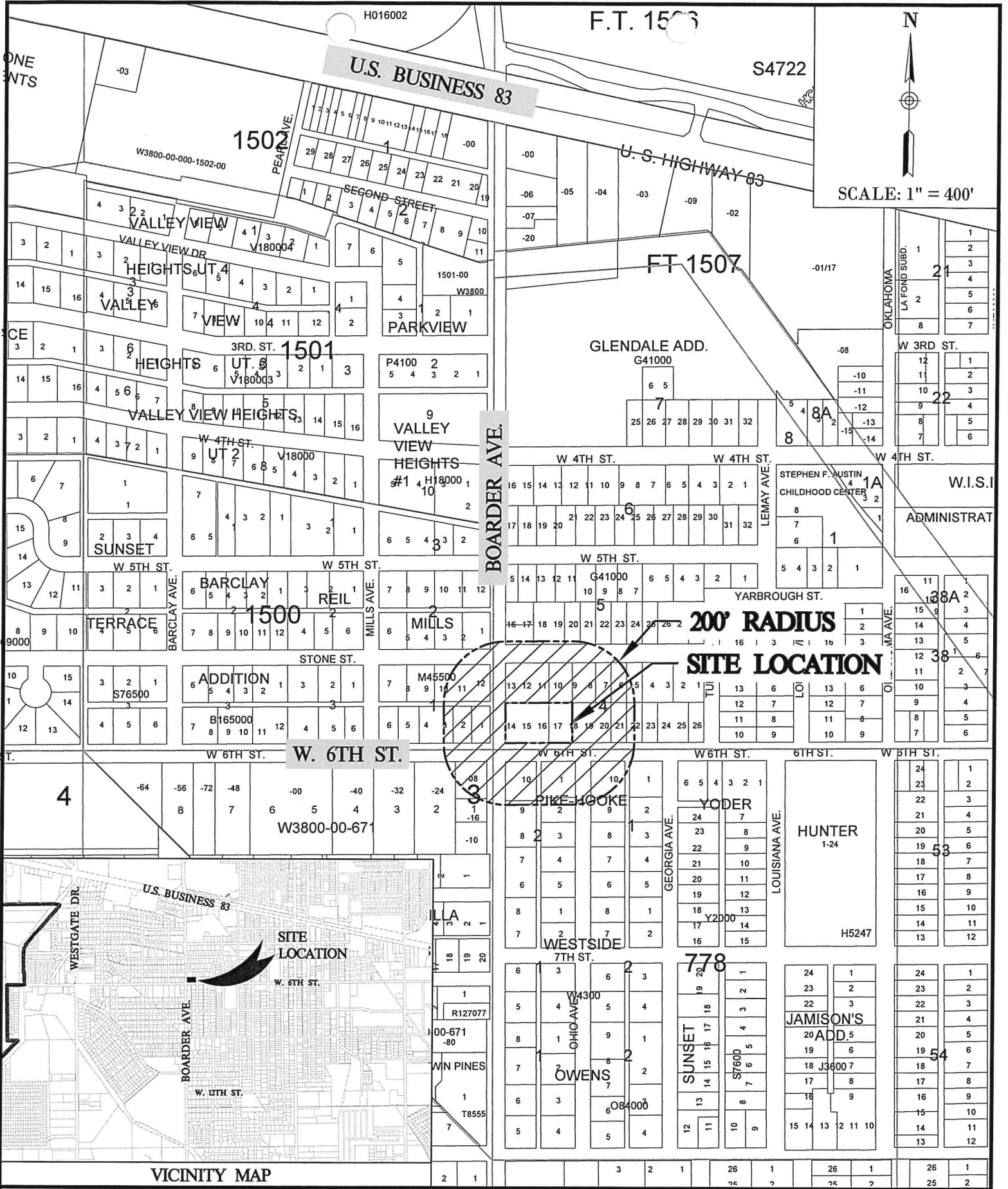
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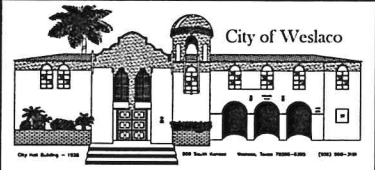
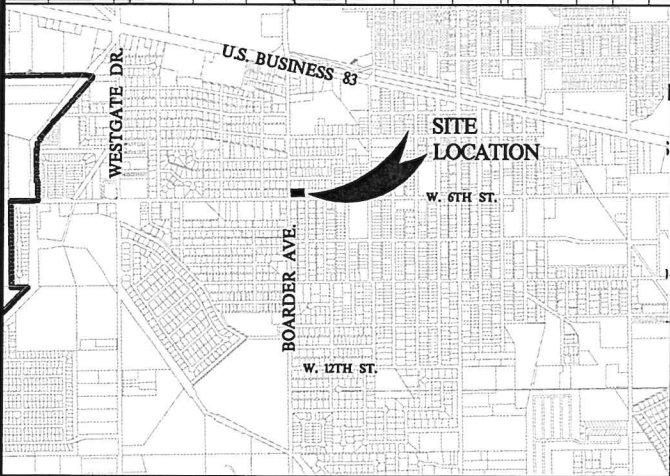
Sincerely,

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Planning Director/City Engineer

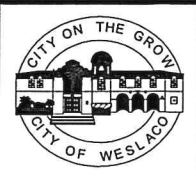
MH/mh



N
SCALE: 1" = 400'



KHALID ALI
718 W. 6TH STREET
LOTS 14-17 AND W1/2 LOT 18, BLK 4
GLENDALE ADDITION SUBDIVISION
CUP: WINE AND BEER RETAILER'S OFF-PREMISE PERMIT



City of Weslaco Code Enforcement Dept.

FEB 15, 2017

HINOJOSA EDEN & BERTA A ENID HINOJOSA VELARDE 709 STONE ST WESLACO TX 78596	G4100-00-004-0005-00 GLENDALE LT 5 BLK 4 709 STONE ST	L: 17888 B: 13350
RAMOS SYLVIA & CAMILO JR 711 STONE ST WESLACO TX 78596	G4100-00-004-0006-00 GLENDALE LT 6 BLK 4 711 STONE ST	L: 20800 B: 12301
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YBARRA MANAEN & ARTURO DE 715 STONE ST WESLACO TX 78596	G4100-00-004-0008-00 GLENDALE LTS 8 & E 1/2 LOT 9 BLK 4 715 STONE ST	L: 31200 B: 35741
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City of Weslaco Code Enforcement Dept.

FEB 15, 2017

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City of Weslaco Code Enforcement Dept.

FEB 15, 2017

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OFF-PREMISE PREQUALIFICATION PACKET

L-OFF
(01/2016)

Submit this packet to the proper governmental entities to obtain certification for the type of license/permit for which you are applying as required by Sections 11.37, 11.39, 11.46(b), 61.37, 61.38, 61.42 and Rule §33.13

All statutory and rule references mentioned in this application refer to and can be found in the Texas Alcoholic Beverage Code or Rules located on our website. www.tabc.texas.gov/laws/code_and_rules.asp

LOCATION INFORMATION

1. Application for: ☒ Original

☐ Reinstatement

License/Permit Number _____

☐ Change of Licensed Location

License/Permit Number _____

2. Type of Off-Premise License/Permit

☒ BQ Wine and Beer Retailer's Off-Premise Permit

☐ LP Local Distributor's Permit

☐ BF Beer Retail Dealer's Off-Premise License

☐ E Local Cartage Permit

☐ P Package Store Permit

☐ ET Local Cartage Transfer Permit

☐ Q Wine Only Package Store Permit

☐ PS Package Store Tasting Permit

3. Indicate Primary Business at this Location

☐ Grocery/Market

☒ Convenience Store without Gas

☐ Liquor Store

☐ Miscellaneous _____

☐ Convenience Store with Gas

4. Trade Name of Location

VALLEY 6th Street Meat Market

5. Location Address

718 W 6th Street

City

Weslaco

County

Hidalgo

State

TX

Zip Code

78596

6. Mailing Address

107 E 7th Street

City

Mercedes

State

TX

Zip Code

78570

7. Business Phone No.

Pending

Alternate Phone No.

956-363-2040

E-mail Address

OWNER INFORMATION

8. Type of Owner

☐ Individual

☒ Corporation

☐ City/County/University

☐ Partnership

☐ Limited Liability Company

☐ Other _____

☐ Limited Partnership

☐ Joint Venture

☐ Limited Liability Partnership

☐ Trust

9. Business Owner/Applicant

VALLEY Donna Food Mart Inc.

10. As indicated on the chart, enter the individuals that pertain to your business type:
(For additional space, use Form L-OIC)

Individual/Individual Owner		Limited Liability Company/All Officers or Managers	
Partnership/All Partners		Joint Venture/Venturers	
Limited Partnership/All General Partners		Trust/Trustee(s)	
Corporation/All Officers		City, County, University/Official	
Last Name <i>Ali</i>	First Name <i>Khalid</i>	MI	Title <i>Pres Sec.</i>
Last Name	First Name	MI	Title
Last Name	First Name	MI	Title
Last Name	First Name	MI	Title

MEASUREMENT INFORMATION

Section 109.31 et. seq.

11. Will your business be located within 300 feet of a church or public hospital? ☐ Yes ☒ No

NOTE: For churches or public hospitals measure from front door to front door, along the property lines of the street fronts and in a direct line across intersections.

12. Will your business be located within 300 feet of any private/public school? ☐ Yes ☒ No

NOTE: For private/public schools measure in a direct line from the nearest property line of the school to the nearest property line of the place of business, and in a direct line across intersections.

NOTE: If located on or above the fifth story of a multistory building: measure in a direct line from the property line of the private/public school to property line of your place of business in a direct line across intersections vertically up the building at the property line to the base of the floor on which your business is located.

13. Will your business be located within 1,000 feet of a private school? ☐ Yes ☒ No

14. Will your business be located within 1,000 feet of a public school? ☐ Yes ☒ No

ALL APPLICANTS

15. CHECK HERE IF NOT IN CITY LIMITS ☐

I, the applicant, have confirmed I am not located in the city limits of any city and therefore all city certificates are not required.

**WARNING AND
SIGNATURE****If Applicant Is/Must Sign**

Individual/Individual Owner

Corporation/Officer

Partnership/Partner

Limited Liability Company/ Officer or Manager

Limited Partnership/General Partner

WARNING: Section 101.69 of the Texas Alcoholic Beverage Code states: "...a person who makes a false statement or false representation in an application for a permit or license or in a statement, report, or other instrument to be filed with the Commission and required to be sworn commits an offense punishable by imprisonment in the Texas Department of Criminal Justice for not less than 2 nor more than 10 years."

BY SIGNING YOU ARE SWEARING TO ALL INFORMATION AND ATTACHMENTS TO THIS PACKET.

PRINT
NAMEKhalid AliSIGN
HERE

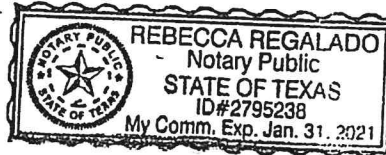
TITLE

Pres.

Before me, the undersigned authority, on this 8th day of February, 2017, the person whose name is signed to the foregoing application personally appeared and, duly sworn by me, states under oath that he or she has read the said application and that all the facts therein set forth are true and correct.

SIGN
HERE
NOTARY PUBLIC

S E A L

**CERTIFICATE OF CITY SECRETARY (FOR P, Q, BF & BQ)**

Sections 11.37 & 61.37

I hereby certify on this _____ day of _____, 20____, that the location for which the license/permit is sought is inside the boundaries of this city or town, in a "wet" area for such license/permit, and not prohibited by charter or ordinance in reference to the sale of such alcoholic beverages.

SIGN
HERE_____
City Secretary/Clerk_____
City

_____, TEXAS

S E A L

CERTIFICATE OF COUNTY CLERK (FOR P, Q & BF)

Sections 11.37 & 61.37

I hereby certify on this _____ day of _____, 20____, that the location for which the license/permit is sought is in a "wet" area for such license/permit, and is not prohibited by any valid order of the Commissioner's Court.

SIGN
HERE_____
County Clerk

_____, COUNTY

S E A L

CERTIFICATE OF COUNTY CLERK (FOR BQ)

Section 11.37

I hereby certify on this _____ day of _____, 20____, that the location for which the license/permit is sought as the place of business is in a "wet" area and is not prohibited by any valid order of the Commissioner's Court for a Wine and Beer Retailer's Off-Premise Permit.

Most current election for given location was held for:

- ☐ legal sale of all alcoholic beverages for off-premise consumption
- ☐ legal sale of all alcoholic beverages
- ☐ legal sale of all alcoholic beverages except mixed beverages
- ☐ legal sale of all alcoholic beverages including mixed beverages
- ☐ legal sale of mixed beverages
- ☐ legal sale of mixed beverages in restaurants by food and beverage certificate holders
- ☐ legal sale of wine on the premises of a holder of a winery permit
- ☐ legal sale of beer/wine (17%) on-premise or beer/wine off-premise **AFTER** Sept. 1, 1999
- ☐ legal sale of beer/wine (14%) on-premise or beer/wine off-premise **BEFORE** Sept. 1, 1999

SIGN

HERE _____

County Clerk

_____ COUNTY

S E A L

COMPTROLLER OF PUBLIC ACCOUNTS CERTIFICATE

Sections 11.46(b) & 61.42(b)

This is to certify on this _____ day of _____, 20____, the applicant holds or has applied for and satisfies all legal requirements for the issuance of a Sales Tax Permit under the Limited Sales, Excise and Use Tax Act or the applicant as of this date is not required to hold a Sales Tax Permit.

Sales Tax Permit Number _____ Outlet Number _____

Print Name of Comptroller Employee _____

Print Title of Comptroller Employee _____

SIGN

HERE _____

FIELD OFFICE _____

S E A L

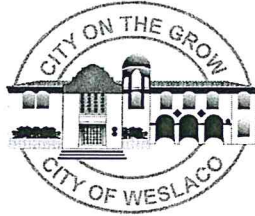
PUBLISHER'S AFFIDAVIT (FOR BQ, BF, P & Q)

Sections 11.39 & 61.38

Name of newspaper		ATTACH PRINTED COPY OF THE NOTICE HERE
City, County		
Dates notice published in daily/weekly newspaper (mm/dd/yyyy)		
<i>Publisher or designee certifies attached notice was published in newspaper stated on dates shown.</i>		
Signature of publisher or designee		
Sworn to and subscribed before me on this date		
Signature of Notary Public		
S E A L		

City of Weslaco

"The City on the Grow"



David Suarez, Mayor
Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

PLANNING DEPARTMENT

February 17, 2017

Legal Notice

Dear Occupant:

The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, March 1, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, March 7, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 S. Kansas Ave. to consider the following requests:

CONDITIONAL USE PERMIT:

Valley Donna Food Mart Inc. is requesting a Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit at 718 W. 6th St., also being Lots 14-17 and W1/2 Lot 18, Blk 4, Glendale Addition Subdivision, Weslaco, Hidalgo County, Texas.

The public is hereby invited to attend and express their support or opposition to the request. You may also file a written notice supporting or protesting this action. For more information please call the Planning Department at (956) 447-3403.

Si desea información en español, por favor llame al departamento de Planeación de la ciudad de Weslaco, (956) 447-3403.

Sincerely,

Mardoqueo Hinojosa, P.E., CFM
Planning Director/City Engineer

MH/mh

*Rebecca W. 6
906 W. 6
Weslaco TX 78596*

*- We see no problems with it.
- All other grocery stores & corner stop-n-go's sell similar wine/liquor within the nearby area & neighborhood. Just don't put up raunchy, sexist posters visible to people and youth of all ages. Keep it clean like a ice house.*



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-870	
From: Mardoqueo Hinojosa			
Subject: Approve Ordinance 2017-20 for the voluntary annexation of the 48.682 acres out of Farm Tracts 98 and 114 and the right-of-way along F.M. 88 between Mile 10 North Road and Mile 11 North Road. First Reading of Ordinance 2017-20 was held on April 4, 2017. (Staffed by Planning and Code Enforcement Department).			
Background: City is in the process of acquiring property for a new fire station located near the intersection of F.M. 88 (Texas Boulevard) and Mile 11 North Road. Staff has prepared annexation documents to bring property into City limits. Road right-of-way along F.M. 88 and Mile 11 North Road is annexed to reach City property.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature Ordinance - First Reading Ordinance - Final Reading			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Aida Vega Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval	
City Manager Comments: Recommend approval.			
Staff Recommendation: Staff recommends approval.			
Attachments, if any: Ordinance Exhibit, Ordinance 2017-20			
Responsibilities upon Approval: Staff will advise relevant entities of change in City limits upon approval of second and final reading.			

ORDINANCE NO. 2017-20

AN ORDINANCE ANNEXING ADDITIONAL TERRITORY TO THE CORPORATE LIMITS OF THE CITY OF WESLACO, HIDALGO COUNTY, TEXAS ON VOLUNTARY PETITION OF AREA LAND OWNER SUCH LAND BEING 62.56 ACRES OF LAND, LOCATED IN HIDALGO COUNTY, TEXAS, WHICH IS CONTIGUOUS TO THE CITY LIMITS AND HEREINAFTER DESCRIBED; AS SHOWN IN THE ATTACHED EXHIBIT; MAKING FINDINGS OF FACT; PROVIDING A SEVERABILITY CLAUSE; PROVIDING AN EFFECTIVE DATE; AND PROVIDING FOR OPEN MEETINGS AND OTHER RELATED MATTERS.

WHEREAS, the City of Weslaco, Texas (the “City”), is a home rule municipality authorized by State law and the City's Charter to annex territory lying adjacent and contiguous to the City;

WHEREAS, the City Council, in compliance with §43.021, *Tex. Local Gov't Code*, instituted proceedings for the annexation of certain property more particularly described herein (the “subject property”);

WHEREAS, the subject property hereby annexed is adjacent and contiguous to the present City limits;

WHEREAS, the boundaries of the City are contiguous to the subject property on at least two sides;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO, TEXAS:

SECTION 1. That all of the above premises and findings of fact are found to be true and correct and are incorporated into the body of this Ordinance as if copied in their entirety.

SECTION 2. There is hereby annexed on voluntary petition of area landowner as part of the territory within the corporate boundaries of the City of Weslaco the following tract located in Hidalgo County, Texas, that totals to 62.56 acres and are more specifically described as follows, to-wit:

Tract: Being a 62.56-acre tract of land more or less out of all or part of Farm Tract 98,114 and Mile 5 North (FM 88) also known as Texas Boulevard(FM88) right of way of the West Tract Subdivision as per map recorded in volume 2, Pages 34-37 of the Hidalgo County Map Records, and said 62.56 acres described as follows:

COMMENCING at a point being the Southeast corner of a property with the following legal description WEST TRACT S396'-E475' FT 246 4.32 AC; Thence continuing North and along the West right of way line of Mile 5 West also known as Texas Boulevard(FM 88) for an approximate distance of 10.00 ft. and East to point

being the Southwest corner of Lot 6 of La Quinta Estate also being an intersecting point of the East right of way line of Texas Boulevard and the North right of way line of Mile 11 North described herein as the **Point of Beginning**;

Thence, continuing East to the Southeast corner of Lot 6 of La Quinta Estates recorded in Vol. 20, Pg. 133 of the map and records of Hidalgo County, Texas also, being a point on the West property line of Lot 7 of La Quinta Estates recorded in Vol. 20, Pg. 133 of the map and records of Hidalgo County, Texas

Thence, South to a point being the Southwest corner of Lot 7 of La Quinta Estates described above also being a point on the North right of way line of Mile 11 North;

Thence, continuing East and along the North right of way of Mile 11 North to a point on North right of way of Mile 11 North also being the Southeast corner of a property with the following legal description WEST TRACT E 2.50AC -W5AC -W20AC FT 254;

Thence, North for a distance of 5.00 ft to a point being the Southwest corner of Lot 1 of Ash Country Subdivision recorded in Vol. 21, Pg. 4 of the map and records of Hidalgo, County, Texas;

Thence, East and along the North right of way line of Mile 11 North to a point being on the North right of way line of Mile 11 North, also being the Southeast corner of Lot 36 Ash Country Subdivision recorded in Vol. 21, Pg. 4 of the map and records of Hidalgo, County, Texas;

Thence, South for a distance of 5.00ft to a point being on the North right of way line of Mile 11 North also being the Southwest corner of a property with the following description WEST TRACT-E5AC-W20AC EX 0.74AC BEING AN IRR TR FT 254 4.20AC GR 4.20AC NET;

Thence, continuing East to the Southeast corner of said property with the following description WEST TRACT-E5AC-W20AC EX 0.74AC BEING AN IRR TR FT 254 4.20AC GR 4.20AC NET;

Thence, South and parallel to the West property line of Farm Tract 98, to a point being the Southeast corner of this tract of land;

Thence, West and parallel to the centerline of Mile 11 North to a point being the Southwest corner of Farm Tract 114 also being the Southeast corner of Lot 1 of Gilbert Subdivision recorded in Vol. 41, Pg. 179 of the map and records of Hidalgo County,

Texas

Thence, North and parallel to the East property line of Farm Tract 114 to a point being on the South right of way line of Mile 11 North Rd and the Northwest corner of said Farm Tract 114,

Thence, West along the South right of way line of Mile 11 North Rd. to a point being the Northwest corner of the intersection of Texas Boulevard and Mile 11 North also being a point on the East right of way line of Texas Boulevard (FM88) and an inside corner for this tract of land;

Thence, continuing South and along the East right of way line of Texas Boulevard to a point being the inside corner of this tract of land;

Thence, East and along the right of way line of Texas Boulevard(FM88) to point being the Northwest corner of Lot 9 of Gilbert Subdivision recorded in Vol. 41, Pg. 179 of the map and records of Hidalgo County, Texas

Thence, South and along the right of way line of Texas Boulevard(FM88) to point being the Southwest corner of Lot1 of Gilbert Subdivision recorded in Vol. 41, Pg. 179 of the map and records of Hidalgo County, Texas

Thence, West and along the North property line of a property with the following legal description WEST TRACT N174'-W300.34'-FT 113 1.20AC to a point being the Northwest corner of said property and a point on the East right of way line of Texas Boulevard (FM88);

Thence, South and along the East right of way line of Texas Boulevard (FM88) to point being on the Southeast intersection of Texas Boulevard (FM88) and Mile 10 North also being the Northwest corner of a property with the following legal description WEST TRACT W330'-N367.15' FT 110 EXC 5165'-W264' 1.79AC GR 1.36AC NET;

Thence, South for a distance of approximately 9.00ft to a point on the East right of way line of Texas Boulevard(FM88) also being the West property line of the property described as the WEST TRACT W330'-N367.15' FT 110 EXC S165'-W264' 1.79AC GR 1.36AC NET;

Thence, West and across Texas Boulevard(FM88) to the West right of Way of said road to a point being the Northeast corner of a property with the following legal description WEST TRACT N160'-E272.50' FT 174 1AC NET;

Thence, North and past Mile 10 North Road to a point being on the West right of way line of Texas Boulevard(FM88) also being a point on the Northeast corner of the boundary for McKee Subdivision an amended plat recorded in Vol. 14, Pg. 16 of the map and records of Hidalgo County, Texas

Thence, West and along the North boundary line of McKee Subdivision an amended plat recorded in Vol. 14, Pg. 16, of the map and records of Hidalgo County, Texas to a point being the Southeast corner of Lot 1 of Velasquez Subdivision a plat recorded in Vol. 53, Pg. 168 of the map and records of Hidalgo County, Texas

Thence, North and parallel to the East right of way line of Texas Boulevard to a point being the Northeast corner of Lot 2 of Velasquez Subdivision a plat recorded in Vol. 53, Pg. 168 of the map and records of Hidalgo County, Texas;

Thence, East and parallel to the North boundary line of McKee Subdivision an amended plat recorded in Vol. 14, Pg. 16, of the map and records of Hidalgo County, Texas to a point being the Southeast corner of a property with the following legal description WEST TRACT S5AC- N10AC FT 178;

Thence, North and along the West right of way line of Texas Boulevard(FM88) and the North right of way line of Mile 11 North to the point of Commencement and containing within 62.56-acre tract of land more or less;

SECTION 5. That the official map and boundaries of the City, heretofore adopted and amended be and hereby are amended so as to include the Annexed Property as part of the City of Weslaco.

SECTION 6. This ordinance shall be published in one (1) newspaper of general circulation published in Weslaco, once a week for two (2) weeks, after the last reading of the ordinance.

SECTION 7. That this Ordinance shall take effect immediately from and after its passage and publication in accordance with the provisions of the *Tex. Loc. Gov't. Code*.

SECTION 8. That it is hereby officially found and determined that the meeting at which this Ordinance is passed was open to the public as required and that public notice of the time, place, and purpose of said meeting was given as required by the Open Meetings Act, *Chapter 551, Tex. Gov't. Code*.

PASSED AND APPROVED on First Reading this 4th day of April, 2017.

PASSED AND APPROVED on second and final reading at regular meeting of the City Commission this 18th day of April 2017.

CITY OF WESLACO

DAVID SUAREZ, MAYOR

ATTEST:

ELIZABETH WALKER, CITY SECRETARY

AS TO FORM:

JUAN E GONZALEZ, City Attorney



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-918	
From: Mardoqueo Hinojosa			
Subject: Approve Ordinance 2017-22 creating a no parking zone on Huisache Street from Calle De La Republica to Border Avenue and authorize citations to be issued. Second and Final Reading of Ordinance 2017-22. First Reading was held on April 4, 2017. (Staffed by Public Works Department.)			
Background: This agenda item is being requested due to numerous complaints mainly from businesses in the area which has resulted in difficult transportation issues.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature Ordinance - Final Reading			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Aida Vega		Created/Initiated	
Pete Garcia		Approved	
Mardoqueo Hinojosa		Approved	
Stephen Mayer		Approved	
Rosa Huerta		Approved	
Mike Perez		Final Approval	
City Manager Comments:			
Staff Recommendation: Staff recommends approval of Ordinance 2017-22 under Section 134-133 No Parking Zone in the specified areas.			
Attachments, if any: No Parking Zone Map - Huisache St., Ordinance 2017-22			
Responsibilities upon Approval:			

No Parking Zone on Huisache Street



ORDINANCE 2017-22

AN ORDINANCE AMENDING CHAPTER 134 – TRAFFIC, ARTICLE III STOPPING, STANDING, AND PARKING, SECTION 134-133 OF THE WESLACO CODE OF ORDINANCE, ADOPTING NEW REGULATIONS; AND ORDAINING OTHER MATTER WITH RESPECT TO THE SUBJECT MATTER HEREOF.

BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO TEXAS THAT:

SECTION I. Chapter 134 – 133, Article III, Stopping, Standing, and Parking is hereby amended as follows:

- a. No person shall at any time park or stop a vehicle on the following streets or portions thereof:
 - 1) Huisache Street, on the designated no parking zones, about 660 ft. on both sides East of Border Ave.;

SECTION II. This ordinance shall become effective upon its second and final reading.

PASSED AND APPROVED on first reading at a regular meeting of the City Commission this 4th day of April, 2017.

PASSED AND APPROVED on second reading at a regular meeting of the City Commission this 18th day of April, 2017

CITY OF WESLACO

David Suarez, **MAYOR**

ATTEST:

Elizabeth M. Walker, **CITY SECRETARY**

APPROVED AS TO FORM:

Juan E. Gonzalez, **CITY ATTORNEY**



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-923	
From: Arnold Becho			
Subject: Approval of the renewal of the Summer Seamless Food Program established through the Texas Department of Agriculture accepting meals at no charge from Weslaco Independent School District Food Services Department for distribution to school age children within the 2017 Summer Reading Program and authorizes the Mayor to execute any related documents. (Staffed by Library.)			
Background: For the last 7 years the library has partnered with WISD to provide free lunches and snacks to school aged children during the Summer Reading Program. The 2017 Summer Seamless Food Program is made possible through a grant provided by the US Department of agriculture and requires no match from the City. Staff time is the only resource expended as a part of this partnership.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted:			
If item previously considered, provide date and action by Commission: NA			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners: NA			
Advisory Review, if any (name of board/committee, date of action, recommendation): None at this time.			
Arnold Becho		Created/Initiated	
Arnold Becho		Approved	
Mike Perez		Final Approval	
City Manager Comments:			
Staff Recommendation: Staff recommends approval.			
Attachments, if any: Memo - 2017 Summer Seamless Food Program, Application to Summer Seamless Food Program			
Responsibilities upon Approval: Staff will submit proper paperwork to participate within the program. Staff which assist in the distribution of food will be properly trained to mitigate any kind of food borne			

illness. WISD protocol is very cautious and we have not had any complaints of sickness resulting from the food we have provided to our patrons. If approved, lunch and snack will be served beginning June 5th and ending July 14th at noon and 3 pm respectively.

City of Weslaco

"The City on the Grow"



David Suarez, Mayor
Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

March 31, 2017

To: Mike Perez, City Manager; David Suarez, Mayor; Gerardo Tafolla, Mayor Pro-Tem;
Leo Muñoz, Commissioner; Gregory Kerr, Commissioner; Olga M. Noriega,
Commissioner; Letty Lopez, Commissioner; Josh Pedraza, Commissioner

CC: Martin J. Mata

Fr: Arnoldo Becho, Library Director

Re: Authorization to participate in the 2017 Summer Seamless Food Program

For the last 7 years the library has partnered with WISD to provide free lunches and snacks to school aged children during the Summer Reading Program. The 2017 Summer Seamless Food Program is made possible through a grant provided by the US Department of agriculture and requires no match from the City. Staff time is the only resource expended as a part of this partnership.

Staff which assist in the distribution of food are properly trained to mitigate any kind of food borne illness. WISD protocol is very cautious and we have not had any complaints of sickness resulting from the food we have provided to our patrons. If approved, lunch and snack will be served beginning June 5th and ending July 14th at noon and 3 pm respectively.

This program is an excellent public service we are happy to have the opportunity to provide to our customers. The investment of City resources is minimal and our safety record is excellent. The library strongly recommends approval. Please feel free to contact me with any questions, I will be happy to provide additional information. Thank you for the time.

Arnoldo Becho
Library Director, City of Weslaco
Phone: 956.973.3144
Email: abecho@weslacopl.us

2017 Summer Seamless Food Program

Weslaco Independent School District

Food Service Department

APPLICATION DEADLINE: April 14, 2017

SITE NAME		SITE PHONE	
ADDRESS	CITY	STATE	ZIP CODE
CONTACT PERSON		PHONE	
CONTACT EMAIL		FAX	
		Do you have daily access to the internet? ☐ Yes ☐ No	

NAMES OF PEOPLE WHO WILL BE DISTRIBUTING MEALS (list at least two)

SITE QUALIFICATIONS (check all that apply)

☐ Dumpster ☐ Pavilion ☐ Restrooms ☐ Water fountain or access to drinking water ☐ Handwashing facilities

INCLEMENT WEATHER LOCATION (if different than the site address above)

PHONE

REQUESTED MEAL SERVICE (check two maximum)
☐ Breakfast ☐ Lunch ☐ Snack

ESTIMATED DAILY PARTICIPATION

Breakfast	K-8 _____	Lunch	K-8 _____	Snack	K-8 _____
	9-12 _____		9-12 _____		9-12 _____

WHERE WILL MEALS BE SERVED?
(specify exact location)**REQUESTED DATES/TIMES**

CIRCLE EACH DAY THAT YOU REQUEST MEAL SERVICE:

JUNE 2017

M	T	W	Th	F
May 29	May 30	May 31	1	2
5	6	7	8	9
12	13	14	15	16
19	20	21	22	23
26	27	28	29	30

JULY 2017

M	T	W	Th	F
3	4	5	6	7
10	11	12	13	14
17	18	19	20	21
24	25	26	27	28
31				

ENTER YOUR PREFERRED MEAL START/END TIMES: NOT GUARANTEED!**BREAKFAST**

start time	end time	1 hr duration max

LUNCH

start time	end time	1.5 hour duration max

SNACK

start time	end time	1 hour duration max

NOTE: There must be at least a 3 hour interval between the beginning of breakfast and the beginning of lunch and a 3 hour interval between the beginning of lunch and the beginning of snack.

AUTHORIZED SIGNATURE**DATE**

Your signature indicates that all information on this form is true and that you agree to follow all program rules, schedules, and guidelines including the following:

- Sponsor Sites will provide staff to distribute meals and complete all required paperwork.
- Weslaco ISD Food Service Department must be notified at least three weeks in advance of any special events or field trips.

SUBMIT THIS FORM TO:

Dora Pena, Food Service Director
 306 N. Bridge
 Weslaco, TX 78596
 (956) 969-6593 office (956) 969-6596 fax



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-926	
From:			
Subject: Discussion and consideration to accept the resignation of Sandra Hernandez from the Weslaco 100 Committee and approve Resolution 2017-39 appointing a member to an unexpired term and authorize the Mayor to execute any related documents. Possible action. (Staffed by Museum.)			
Background: Member Sandra Hernandez submitted her resignation. To be qualified as a replacement for the unexpired term, member must be a resident citizen of Weslaco.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted:			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Aida Vega		Created/Initiated	
Elizabeth Walker		Approved	
Mike Perez		Final Approval	
City Manager Comments: Recommend approval.			
Staff Recommendation: Appointment of a member for the unexpired term			
Attachments, if any: 16 Board Appt., Resignation, 100 Committee -applicants, Resolution 2017-39			
Responsibilities upon Approval: Notify appointee and committee secretary			

City of Weslaco Boards and Committees
Prepared by Office of the City Secretary, Updated August 2016

	Member Qualifications										Defined Duties							
	character	citizenship	residency	age	public officer	taxpayer/property owner	qualified voter	management experience	subject interest	no litigation	# members	# quorum	term length (st = staggered)	term limits	meeting schedule	designated final authority	governing statutes	appointing authority
Adjustments & Appeals to Zoning Ordinance						X					5	5	2yr				Sec 150-19	CC
Adjustments & Appeals to Building Codes											7	4	4yr		reg interval min. 3 mths	X	Art IX Sec 280-283	CC
Ambulance Advisory Board											7	4	2yr		3year		Art I, Sec 14-1	CC
Animal Shelter Advisory Committee		X									5*						Ord 2012-02	CC
Civil Service Commission	X	X	>3yr	>25	>3yr						3	2	st3yr	3*	72hr notice		Ch 143	appt by CM, confirm by CC
Economic Development Corporation	X	X	X					X		X	7	4		2*	monthly		Bylaws, Art of Inc	7 at large; confirm by CC
Hotel Occupancy Tax Advisory Committee					no						7	3	3yr		2/year		Ord 2015-09	CC
Housing Authority Board											5	5	2yr	2			LGC Sec 392.033	appt by Mayor
Library Board											5	5	2yr				Art II Sec 78.21-28	CC
Parks & Recreation Advisory Board											7	7	3yr				Art IV Sec 98	CC
Planning & Zoning Commission		X	X			X	X				7	3	3yr				Art III Sec 2.98-103	CC
Public Facilities & Transportation Improvements Naming Committee		X	X								7		st3yr				Ord 2011-16	CC
																	Art 1526j, Vernons	
Weslaco Health Facilities Development Corporation											3+		6 yrs				TX Civil Statute	CC
Weslaco Mid-Valley Airport Committee											7		st3yr				Art II Sec 6-33	CC
Weslaco 100		X	X								16		3yrs				R2013-52	CC



Application for Service

City of Weslaco Boards and Committees

Name of Applicant:		Telephone Number:	
E-Mail Address:		Alternate Phone Number (work/cell):	
Home Address:		☐ Inside City Limits ☐ Outside City Limits	
City:	State:	Zip Code:	
How many years have you lived at this residence?		Do you own this house? ☐ Yes or ☐ No	
Preference for consideration, naming committees on which you desire to serve:			
1.)			
2.)			
3.)			
List of Civic Involvement and Business Experience:			
Have you been bonded or eligible to obtain one? ☐ Yes or ☐ No		Are you currently suing or being sued by the City of Weslaco or any of its entities? ☐ Yes or ☐ No	
Are you related to any member of the Commission? ☐ Yes or ☐ No		If so, who and how?	
Have you previously served on a City board? ☐ Yes or ☐ No		If so, which and when?	
Have you ever been elected to public office? ☐ Yes or ☐ No		If so, which and when?	
Do you consent to release this info to the public? ☐ Yes or ☐ No		Are you age 25 or older? ☐ Yes or ☐ No	
The statements I have made on this Application for Service are truthful and I am not disqualified to serve due to nepotism, City of Weslaco Charter or Ordinances or State of Texas laws.		Timestamp of Receipt:	
Applicant's Signature:			
Optional Demographic Information: Self Identification			
Gender:			
Age:			
Race:			
Religion:			
Citizenship:			

RESOLUTION NO. 2014-62

STATE OF TEXAS § RESOLUTION ESTABLISHING A SCREENING,
 APPOINTMENT, CONFIRMATION AND
COUNTY OF § ATTENDANCE POLICY FOR SERVICE ON
HIDALGO CITY OF WESLACO BOARDS, COMMISSIONS,
 § AUTHORITIES AND COMMITTEES
CITY OF WESLACO

WHEREAS, The City of Weslaco has Standing Committees, Boards, Authorities and Commissions (hereafter called “Boards”) that assist and recommend to the Weslaco City Commission programs and projects that benefit the citizens of Weslaco; and

WHEREAS, The Weslaco City Commission (hereafter called “Commission”) also periodically creates *Ad Hoc* Boards to assist the City of Weslaco in addressing unexpected issues, projects or concerns; and

WHEREAS, The Commission desires the best qualified individuals on these Boards to represent a diverse cross section of the citizens of Weslaco.

NOW THEREFORE BE IT RESOLVED THAT The Weslaco City Commission hereby adopts the following Policy for the screening, appointment and confirmation of individuals to serve on the various Boards.

A. Screening

Interested individuals shall submit to the City Secretary a Board application which will contain: 1) contact and demographic data; and 2) educational, professional, civic and other relevant credentials. This application will be kept on file until the end of the fiscal year in which it was submitted, ending on September 30.

Individuals shall confirm receipt the City’s diversity, affirmative action, nepotism, ethics policies; the Board’s mission, duties and responsibilities as established by Ordinance or other order; and other relevant documents. Individuals must agree to abide by Weslaco City Charter and applicable Ordinances, and state and federal laws.

B. Appointment

The City Manager may recommend the best qualified individuals to the City Commission. The Commission will attempt to appoint the best qualified individuals that will fairly represent the demographic characteristics of Weslaco.

To ensure greater public participation, individuals shall not serve concurrently on more than one Board, unless the Commission makes an exemption.

The Commission shall make fair and deliberative appointments that comply with the Weslaco City Charter and applicable Ordinances, and state and federal laws.

C. Confirmation

Prior to appointment by the Commission, individuals should confirm that they remain interested in serving on a particular Board by either: 1) attending the Commission meeting which has the item on the Commission's Agenda; or 2) submitting a written statement of interest to the Mayor.

D. Attendance

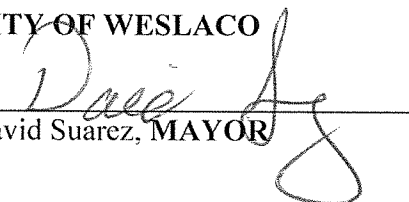
Three absences, not limited to consecutive, from any board or committee as appointed is established as just cause for removal and replacement by the Commission.

E. Qualification

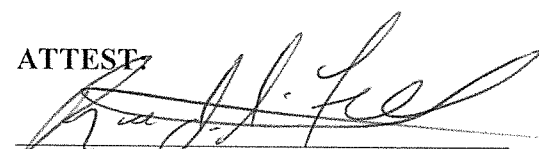
Individuals that have pending litigation against the City of Weslaco or any of its entities shall not be eligible for an appointment to City of Weslaco Committees, Boards, Authorities and Commissions.

PASSED AND APPROVED on this 2nd day of December, 2014.

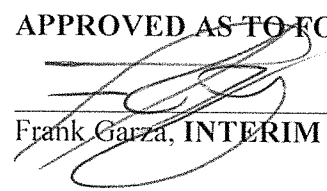
CITY OF WESLACO


David Suarez, MAYOR

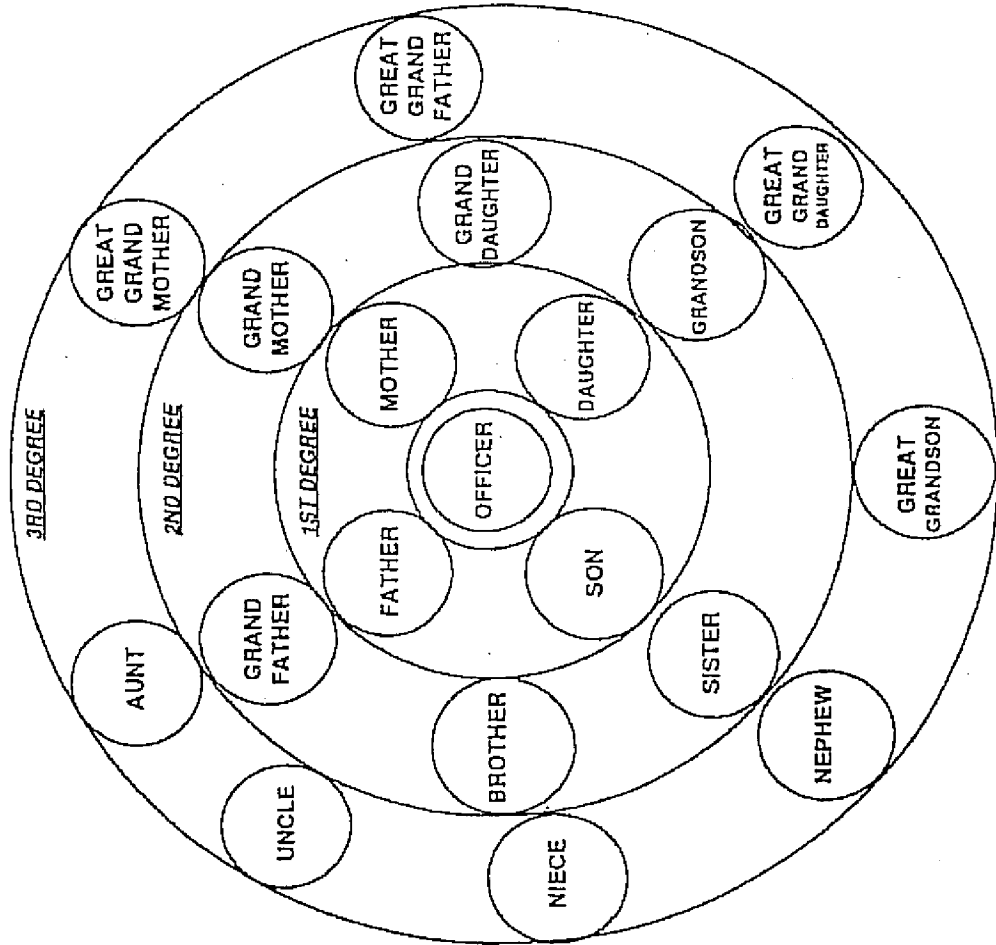
ATTEST

 wcc 12/2/14
Rebekah de la Fuente, INTERIM CITY SECRETARY

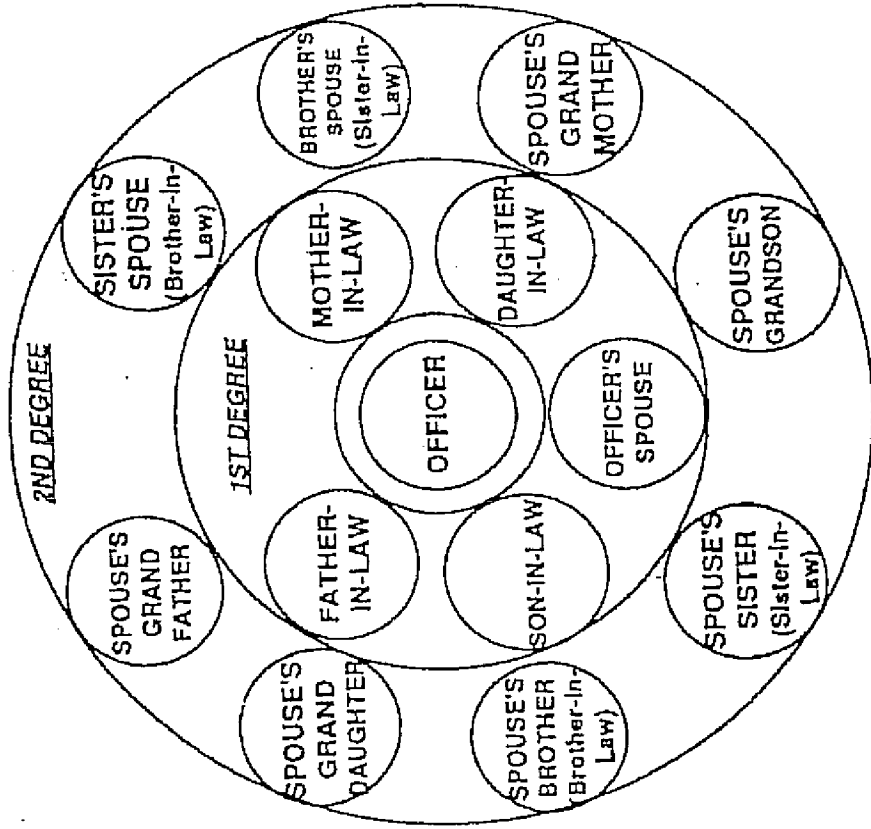
APPROVED AS TO FORM:


Frank Garza, INTERIM CITY ATTORNEY

TEXAS NEPOTISM 1992



Consanguinity Kinship Chart
(Blood)



Affinity Kinship Chart
(Marriage)

WESLACO 100 COMMITTEE APPLICANTS

First	Last	Physical Address	Date Applied
Edward	Mejia	721 E. Los Torritos	2/10/2017
Joel	Nava	308 S. Texas Blvd.	2/17/2017

As 41117 by mv

RESOLUTION NO. 2017 - 39

**A RESOLUTION OF THE CITY OF WESLACO APPOINTING MEMBERS TO
THE WESLACO 100 COMMITTEE TO PREPARE WESLACO'S CENTENNIAL
CELEBRATION AND STRATEGIC PLAN**

WHEREAS, The City of Weslaco, Texas, founded 1919, will celebrate its centennial in 2019, and anticipates programs and activities befitting the occasion; and

WHEREAS, This Commission finds merit in establishing an ad hoc citizen's committee to solicit suggestions, make recommendations, and encourage participation toward the planning and facilitating of such programs and activities; and

WHEREAS, After public meetings, all recommendations are required to be submitted to the Weslaco City Commission for approval; and

WHEREAS, The Committee shall concurrently consider issues for the strategic growth of the City over the next 100 years, including planning/sustainable development, governance, health, transportation, education, economic development, public safety, parks, information technology, and housing; and

WHEREAS, there shall be sixteen (16) members in the Weslaco 100 Committee who shall be appointed by the Weslaco City Commission and shall be resident citizens of the City of Weslaco. The term for each Committee member shall be for three (3) years and may be eligible for reappointment;

WHEREAS, The Weslaco 100 Committee members shall serve without compensation

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF WESLACO, TEXAS THAT _____ is appointed to serve on the Weslaco 100 Committee and the term will begin on _____, 20____, and will expire on _____, 20____.

PASSED AND APPROVED on this 18th day of April, 2017.

CITY OF WESLACO

David Suarez, **MAYOR**

ATTEST:

Elizabeth M. Walker, **CITY SECRETARY**

APPROVED AS TO FORM:

Juan E. Gonzalez, **CITY ATTORNEY**



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-820	
From: Mardoqueo Hinojosa			
Subject: Discussion and consideration to adopt Ordinance 2017-10 the 2015 Edition of the International Energy Conservation Code for the regulation and governing of energy efficient building envelopes and installation of energy efficient mechanical, lighting and power systems and providing for the issuance of permits and collection of fees. First Reading of Ordinance 2017-10. Possible action. (This item remained tabled on March 21, 2017 and April 4, 2017; Staffed by Planning and Code Enforcement Department.) Attachment.			
Background: House Bill 1736 (Attached) has mandated the adoption of the latest International Energy Conservation Code. The City is currently operating under the 2012 Edition of the International Building codes and is seeking to adopt, not only the 2015 International Energy Conservation Code, but all the 2015 building related codes, the National Fire Protection Association (NFPA) 101 and 2014 National Electrical Code (State mandated). Staff has met with elected official committee represented by Commissioner's Muñoz, Lopez and Kerr. The following revisions or exceptions have been suggested: Section 403.3 Economizers. Exception 10. Interior air handling units. Section 302.1 Interior design conditions. The interior design temperatures used for heating and cooling load calculations shall be a maximum of 72° F (22° C) for heating and minimum of 72° F (22° C) for cooling.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature Ordinance - First Reading Ordinance - Final Reading			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation): Board of Adjustment & Appeals- Building Codes on January 18, 2017 recommends			

adoption of proposed ordinances effective immediately.	
Aida Vega Mardoqueo Hinojosa Mike Perez	Created/Initiated Approved Final Approval
City Manager Comments: Recommend approval subject to amendments.	
Staff Recommendation: Staff recommends approval with amendments to be discussed at meeting with an effective date of 90 days after second reading of ordinance.	
Attachments, if any: House Bill 1736, IBC Changes, Ordinance 2017-10 2015 Edition of the IECC	
Responsibilities upon Approval: Planning & Code Enforcement staff will work with contractors to ensure a smooth transition from the 2012 codes to the 2015 Codes. Training was hosted on March 28 and 29 for code changes at City Hall.	

84R8073 JXC-F

By: Villalba

H.B. No. 1736

A BILL TO BE ENTITLED
AN ACT

relating to building energy efficiency performance standards;
establishing the Building Energy Efficiency Advisory Committee.

BE IT ENACTED BY THE LEGISLATURE OF THE STATE OF TEXAS:

SECTION 1. Section 388.003(b-1), Health and Safety Code, as added by Chapter 939 (H.B. 3693), Acts of the 80th Legislature, Regular Session, 2007, is amended to read as follows:

(b-1) The [If the] State Energy Conservation Office may adopt and substitute for the energy codes described by Subsection (a) or (b) [determines, based on written recommendations from the laboratory, that the energy efficiency provisions of] the latest published edition [editions] of the International Residential Code energy efficiency provisions or the latest published edition of the International Energy Conservation Code, based on written findings from the laboratory on the stringency of the editions and comments and recommendations from the Building Energy Efficiency Advisory Committee [for residential or commercial energy efficiency and air quality are equivalent to or more stringent than the provisions of editions adopted under Subsection (a) or (b), the office by rule may adopt and substitute in the energy code the equivalent or more stringent editions for of the initial editions described by Subsection (a) or (b)]. The [If the State Energy Conservation Office adopts the latest published editions of the International Residential Code or the International Energy Conservation Code into the energy code, the] office:

(1) may not adopt an edition under this subsection more often than once every six years; and

(2) shall establish by rule an effective date for an adopted edition [the new editions] that is not earlier than nine months after the date of adoption. [The laboratory shall submit recommendations concerning the latest published editions of the International Residential Code or the International Energy Conservation Code not later than six months after publication of new editions.]

SECTION 2. Section 388.003, Health and Safety Code, is amended by amending Subsections (b-3) and (i) and adding Subsection (b-4) to read as follows:

(b-3) ~~The [In developing written recommendations under Subsection (b-1), the] laboratory shall:~~

(1) submit findings on the stringency of the latest published edition of the International Residential Code energy efficiency provisions and of the International Energy Conservation Code to the State Energy Conservation Office not later than six months after publication of a new edition; and

(2) in developing the findings, consider the comments submitted under Subsection (b-2) and the comments and recommendations of the Building Energy Efficiency Advisory Committee on the latest published editions.

(b-4) The State Energy Conservation Office may amend or establish an energy rating index that is used to measure compliance in a voluntary compliance path of an energy code edition before adopting the edition under Subsection (b-1). The office may adopt an energy rating index for each climate zone in this state.

(i) A local amendment adopted under Subsection (d) may not

What's New in the 2015 I-Codes?

Key Changes include:

2015 IBC®

An automatic sprinkler system is required within a building when the roof is used for A-2 assembly occupancy with an occupant load exceeding 100 or for other assembly uses exceeding 300.

Carbon monoxide alarm provisions have been relocated, reformatted and revised. More detailed scoping requirements for recreational facilities are included within the new Section 1110.

A modification allows egress through an elevator lobby when access to at least one exit is available without passing through the lobby.

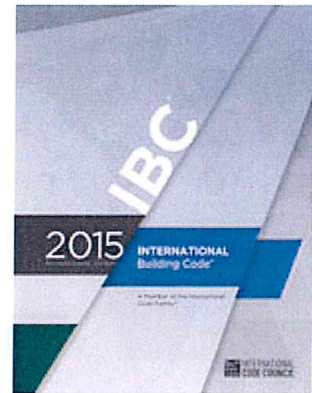
Group E occupancies and emergency responder facilities located in 'tornado alley' are required to have storm shelters. Storm shelters provided for other occupancies and in other areas of the country are voluntary. However, all storm shelter must comply with ICC 500.

A definition for Cross-Laminated Timber (CLT) was added to Chapter 2, and the ANSI/APA PRG 320-2011 product manufacturing standard is referenced in Chapter 23 and added to Chapter 35.

New code sections were added covering rooftop mounted photovoltaic solar panels.

"Vegetative roof" is defined in Section 202 to be consistent with the definition in the IgCC™ and ASTM D1079. A reference to ASTM E 2397 was added for determining soil loads on vegetative roofs.

Chapter 34 on existing buildings has been deleted and a reference to the IEBC replaces the chapter. All provisions previously in Chapter 34 may be found in the IEBC.



2015 IRC®

Common walls separating townhouses must now be rated for 2 hours when an automatic fire sprinkler system is not installed.

Remodeling of an existing basement does not trigger the emergency escape and rescue opening requirements unless a new bedroom is created.

Ramps that do not serve the required egress door are now permitted to have a slope not greater than 1 unit vertical in 8 units horizontal.

Carbon monoxide alarms now require connection to the house wiring system with battery backup. A carbon monoxide alarm is required in bedrooms when there is a fuel-fired appliance in the bedroom or adjoining bathroom.

Revised lumber capacities have changed the span lengths for floor joists, ceiling joists and rafters in the prescriptive tables of the IRC.

New sections and tables provide prescriptive methods for posts, beams, joists and connections in deck construction.

The girder and header span tables of Chapter 5 have been moved into Chapter 6. Multi-ply and single header tables are combined. A new section describing rim board headers is added.

2015 IFC®

Decorative material requirements were revised to be more comprehensive and provide more details for healthcare occupancies.

Section 910 was heavily revised to address overall smoke removal. Mechanical smoke removal requirements have been revised and clarified.

CO alarm requirements have been heavily revised make the installation requirements clearer and relocated by F360-13. Educational occupancies were added as regulated occupancies.

Limited area sprinklers requirements were revised to be more comprehensive.

A new IFC (and IBC) Section 915 replaces and greatly expands upon former Section 908.7 on Carbon Monoxide detection and alarm requirements.

2015 IPC®

Public toilet facilities are not required for occupancies that have limited areas for public access.

Water temperature limiting devices are required for footbaths and head shampoo sinks.

In a replacement water heater installation situation when a nearby drain point is unavailable for the required pan, a code modification allows the pan to be used without a drain line.

Fixtures such as water closets and urinals that utilize nonpotable water must be identified with words and a symbol that nonpotable water is being used. The color purple is established for identifying distribution piping conveying nonpotable water.

The application of a primer to drain, waste and vent PVC pipe and fittings prior to solvent cementing is not required for 4-inch pipe size and smaller.

2015 IMC®

Condensate pumps located in uninhabitable spaces and used with condensing fuel-fired appliances and cooling equipment must be connected to the appliance or equipment to prevent water damage if the pump fails.

The ventilation system for enclosed parking garages must operate continuously or be automatically controlled for intermittent operation utilizing both carbon monoxide and nitrogen dioxide detectors.

New text recognizes the use of dryer exhaust duct power ventilators (DEDPV) for installations that exceed the allowable exhaust duct length for clothes dryers.

New text regulates the design and construction of exhaust shafts that serve domestic kitchen exhaust systems in multi-story buildings.

2015 IFGC®

The section on protection of piping has been completely rewritten.

Line regulators installed in rigid piping must have a union installed to allow removal of the regulator.

Specific installation requirements were added for the safe installation of ANSI Z21.69 connectors for commercial cooking appliances.

New text recognizes the use of dryer exhaust duct power ventilators (DEDPV) for installations that exceed the allowable exhaust duct length for clothes dryers.

2015 IECC®

Climate-appropriate alternative added for buildings located in Tropical Zones.

In the residential provisions, the inclusion of the Energy Rating Index Compliance Alternative as another compliance path adds more flexibility to the IECC.

Separate Chapters dealing with existing buildings were created in both IECC-Commercial and Residential Provisions.

2015 IEBC®

Requirements related to the addition of sleeping units and dwelling units as they relate to the requirements for Accessible units, Type A units and Type B units have been moved to Chapter 11 on Additions.

The different levels of change of occupancy as addressed in Chapter 10 are clarified.

2015 ISPSC™

The term “pool and spa” replaces “aquatic vessel” throughout the code. This change eliminates confusion and deletes an unnecessary definition.

Fall protection guards for springboards that are greater than 5 feet (1.5 meters) above a pool deck are now required. The guards will significantly reduce injuries from falls from high springboards.

Public pools are now required to have signage indicating how to reach emergency services by phone.

ORDINANCE NO. 2017-10

AN ORDINANCE OF THE CITY OF WESLACO ADOPTING THE 2015 EDITION OF THE INTERNATIONAL ENERGY CONSERVATION CODE, REGULATING AND GOVERNING ENERGY EFFICIENT BUILDING ENVELOPES AND INSTALLATION OF ENERGY EFFICIENT MECHANICAL, LIGHTING AND POWER SYSTEMS IN THE CITY OF WESLACO; PROVIDING FOR THE ISSUANCE OF PERMITS AND COLLECTION OF FEES THEREFORE; REPEALING ALL OTHER ORDINANCES AND PARTS OF THE ORDINANCES IN CONFLICT THEREWITH.

BE IT ORDAINED BY THE CITY COUNCIL OF WESLACO as follows:

SECTION 1. That a certain document is on file in the office of the Building Official and the City of Weslaco, being marked and designated as the International Energy Conservation Code, 2015 edition, including Appendix A as published and attached by the International Code Council, Inc., be and is hereby adopted as the Energy Conservation Code of the City of Weslaco, in the State of Texas, for regulating and governing energy efficient building envelopes and installation of energy efficient mechanical, lighting and power systems as herein provided; providing for the issuance of permits and collection of fees therefore; and each and all of the regulations, provisions, penalties, conditions and terms of said Energy Conservation Code, 2015 edition, on file in the office of the Building Official are hereby referred to, adopted, and made a part hereof, as if fully set out in this ordinance, with the additions, insertions, deletions and changes, if any, prescribed in Section 2 of this ordinance.

SECTION 2. The following sections are hereby revised:

§ C101.1 and R101.1 City of Weslaco

§104.5.....Approved inspection agencies. The Building Official is authorized to accept reports of approved inspection agencies, provided such agencies satisfy the requirements as qualifications and reliability.

§104.5.1.....Approved agents. Only those third party inspectors who have been registered with the City and have met the requirements of the Building Official shall be accepted as approved energy conservation code compliance inspectors. A list of third party inspectors that are registered with the City to be third party energy compliance inspectors will be available on the City's Development Services website for public viewing.

§104.5.2..... Requirements for registered third party inspectors.

- a) Insurance - Third party inspectors are required to have five hundred thousand dollars (\$500,000.00) of commercial general liability, with a combined single limit per occurrence provided coverage for property damage and bodily injury.
- b) Registration - All third party inspectors are required to register with the City for participation in the City of Weslaco Energy Conservation Code Compliance Program.
- c) Renewal - All third party inspectors are required to submit an annual renewal and proof of current insurance to Development Services.

§104.8..... Approval. After the prescribed tests and inspections indicate that the work complies in all respects with this *code*, a notice of approval shall be issued by the Building Official.

§104.8.a..... Method of Approval. Test results will be accepted by Development Services via electronic submission.

§104.8.b..... Documentation Requirements for Code Compliance Registration with the City shall contain:

- 1. The name of the company.
- 2. Company address.
- 3. Specific energy improvements offered by company.
- 4. Name of registered technician that will be performing the inspection.
- 5. Type of certification that inspector has acquired. Certified HERS Raters or Rating Field Inspectors by RESNET, Performance Verification Technicians certified by Texas HERO, or other certifications that are approved by the Building Official.
- 6. Certificate of Insurance.

§104.8.c..... Documentation Requirements for Inspection Submission:

- 1. Verification of third party registration.
- 2. Disclosure of inspection results.
- 3. Pass or fail results.

§104.8.d..... Time Frame for Submitting Approved Test Results. Test results by a third party inspector in compliance with Section 104.5.1 shall be filed with Development Services, Building Division, prior to the Certificate of Occupancy being issued.

§104.8.1..... Revocation. The Building Official is authorized to, in writing, suspend or revoke a notice of approval whenever the certificate is issued in error, incorrect information was supplied, or where it is determined that the building, structure, premise, or portion thereof is in violation of any ordinance or regulation or any of the provisions of this *code*.

§108.4.1.....Violations penalties. Any person who violates a provision of this code, fails to complies with an of the requirements thereof, or erects, installs, alters, or repairs work in violation of the approved construction documents, directive of the building official, or a permit or certificate issued under the provisions of this code, shall be guilty of a Class C Misdemeanor punishable by a fine of not more, two thousand dollars (\$2,000). Each day that a violation continues after due notice has been served shall be deemed a separate offense.

§108.4.2.....Stop work orders. Upon notice from the building official that work is being done contrary to the provisions of this code or in a dangerous or unsafe manner, such work shall immediately cease. Such notice shall be in writing and shall be given to the owner of the property, the owner's agent, or the person doing the work. The notice shall state the conditions under which work is authorized to resume. Where an emergency exists, the code official shall not be required to give written notice prior to stopping the work. Any person who shall continue any work on the system after having been served with a stop work order, except such work as that person is directed to perform to remove a violation or unsafe condition, shall be liable for a fine of not less than two thousand dollars (\$2000.00) or more than ten thousand dollars (\$10,000.00).

SECTION 3. Be It Further Ordained by the City of Weslaco Ordinance No. 2013-13 entitled International Energy Conservation Code Ordinance, and all other ordinances in conflict herewith are hereby repealed in that respect only.

SECTION 4. That if any section, subsection, sentence, clause or phrase of this ordinance is, for any reason, held to be invalid or unconstitutional, such decision shall not affect the validity or constitutionality of the remaining portions of this ordinance. The City of Weslaco hereby declares that it would have passed this ordinance, and each section, subsection, clause or phrase thereof, irrespective of the fact that any one or more sections, subsections, sentences, clauses and phrases be declared unconstitutional.

SECTION 5. That nothing in this ordinance hereby adopted shall be construed to affect any suit or proceeding impending in court, or any rights acquired, or liability incurred, or any cause or causes of action acquired or existing, under any act or ordinance hereby repealed as cited in Section 2 of this ordinance; nor shall any just or legal right or remedy of any character be lost, impaired or affected by this ordinance.

SECTION 6. That the City Secretary is hereby ordered and directed to cause this ordinance to be published.

SECTION 7. That this ordinance and the rules, regulations, provisions, requirements, orders and matter established and adopted hereby shall take effect and be in full force and effect 90 days from and after the date of its final passage and adoption.

PASSED AND APPROVED on first reading at a regular meeting of the City Commission this 21st day of March, 2017.

PASSED AND APPROVED on second reading at a regular meeting of the City Commission this ____ day of _____, 2017.

CITY OF WESLACO

David Suarez, MAYOR

ATTEST:

Elizabeth M. Walker, CITY SECRETARY

APPROVED AS TO FORM:

Juan E. Gonzalez, CITY ATTORNEY



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-871	
From: Mardoqueo Hinojosa			
Subject: Approval on second and final reading of Ordinance 2017-19 to eliminate and convert the alley located on Heritage Square No. 2 Subdivision between Sugarcane Road and Washington Street into a street with a variance to have a paved section of 20 feet. First reading of Ordinance 2017-19 was held March 21, 2017; second reading was tabled April 4, 2017. (Requested by the Mayor and Commissioner Lopez; Staffed by Planning and Code Enforcement Department.)			
Background: Staff was tasked to prepare Ordinance to convert the alley between Sugarcane Drive and Washington Street into a street. Buses, trash trucks and residents currently drive through the existing alley. If approved, alley must be given a street name. Currently, this area has streets named after ex-presidents. Last names of former presidents that have not been taken include: Adams, Monroe, Pierce, Buchanan and Grant. Staff was tasked to reach out to property owner for 50% cost participation on paving. A spreadsheet has been attached.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature Ordinance - First Reading Ordinance - Final Reading			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Aida Vega Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval	
City Manager Comments: Recommend the item remain tabled pending discussions with property owners.			
Staff Recommendation: Staff recommends denial as available alley width does not comply with subdivision ordinance. Subdivision ordinance requires that minimum right-of-way for streets is 50			

feet with a paved section of 32 feet back-to-back (of curb). If approved, a variance is needed to reduce the subdivision ordinance requirements.

Attachments, if any:

Aerial, Cost Participation Request, Ordinance Exhibit, Ordinance 2017-19

Responsibilities upon Approval:

Staff will execute documentation.

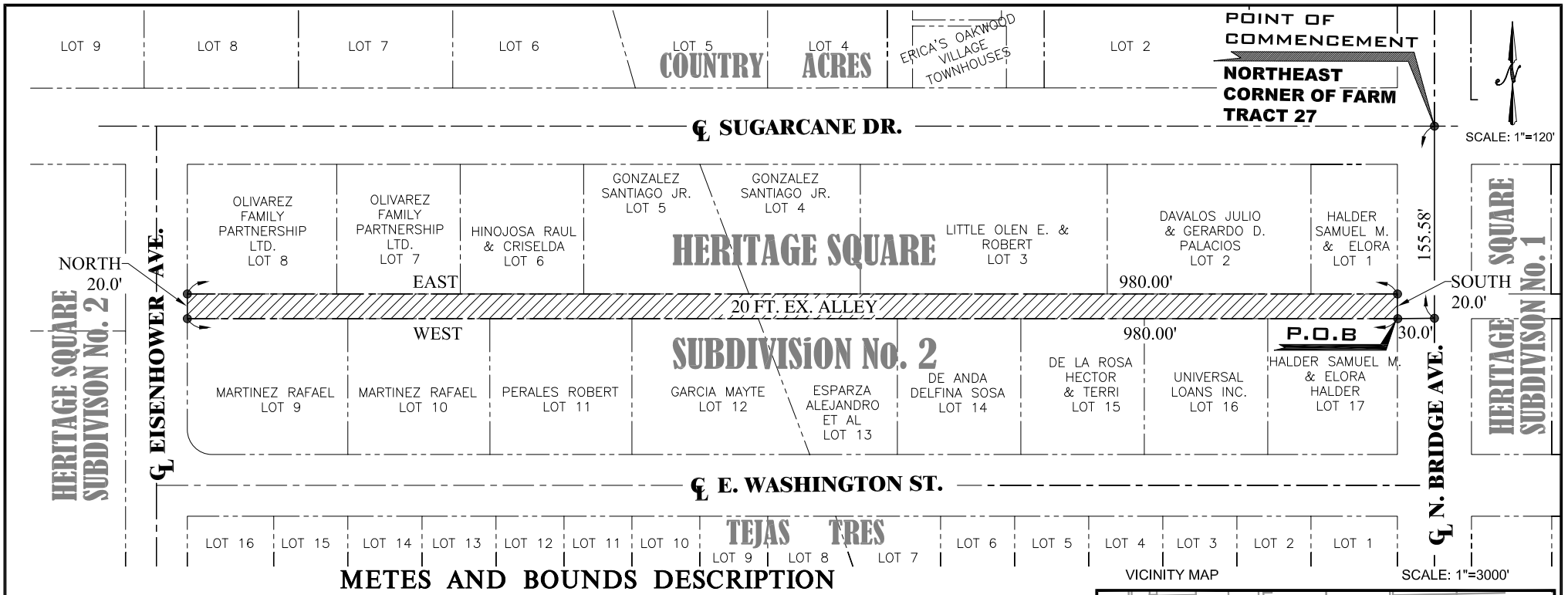


Heritage Square No. 2 Subdivision
Cost Breakdown and Owner Participation

Cost Estimate \$ 80,000.00

Cost per LF of Lot Width x 50% \$ 20.41

Lot #	Property Owner	Lot Width (ft)	Participation Required	Yes/No	Comments
Lot 1	Halder Samuel M. & Elora	70	\$ 1,428.57		Left message with daughter
Lot 2	Davalos Julio & Gerardo D. Palacios	165	\$ 3,367.35	No	Does not have the funds
Lot 3	Little Olen E. & Robert	200	\$ 4,081.63		Cannot commit at this point
Lot 4	Gonzalez Santiago Jr.	90.21	\$ 1,841.02		Mailbox is full
Lot 5	Gonzalez Santiago Jr.	133.79	\$ 2,730.41		Mailbox is full
Lot 6	Hinojosa Raul & Criselda	100	\$ 2,040.82	No	Property is not developed
Lot 7	Olivarez Family Partnership Ltd.	100	\$ 2,040.82	Yes	Only if others participate
Lot 8	Olivarez Family Partnership Ltd.	121	\$ 2,469.39	Yes	Only if others participate
Lot 9	Martinez Rafael	130	\$ 2,653.06	No	Does not have the funds
Lot 10	Martinez Rafael	115	\$ 2,346.94	No	Does not have the funds
Lot 11	Perales Robert	115	\$ 2,346.94	Yes	
Lot 12	Garcia Mayte	107	\$ 2,183.67		Left message
Lot 13	Esparza Alejandro	108	\$ 2,204.08		Has not been reached
Lot 14	De Anda Delfina Sosa	100	\$ 2,040.82		Left message
Lot 15	De La Rosa Hector & Terri	100	\$ 2,040.82		Does not answer
Lot 16	Universal Loans, Inc.	100	\$ 2,040.82		Left message with secretary
Lot 17	Halder Samuel M. & Elora	105	\$ 2,142.86		Left message with daughter
Total		1960	\$ 40,000.00		



METES AND BOUNDS DESCRIPTION

Being a 0.45 acre tract of land more or less out of the out of the Heritage Square Subdivision No.2 a subdivision located in the City of Weslaco, Texas in the County of Hidalgo, Texas recorded as Volume 23, Page 1, of the map records of Hidalgo County, Texas.

POINT OF COMMENCEMENT beginning the northeast corner of Farm Tract 27 also being the intersection of Mile 4 1/2 West also known as (North Bridge Avenue) and Mile 9 North also known as (Sugarcane Drive). Traveling South along the East boundary line of Farm Tract 27, also being the centerline of North Bridge Avenue for a distance of 155.58 ft. Thence, West for a distance of 30.0 ft. to a point being on the West Right of Way line of North Bridge Avenue also being the Northeast corner of Lot 17 recorded in Heritage Square Subdivision No.2, Volume 23, Pg. 1 known as the POINT OF BEGINNING;

THENCE, continuing West and along a line described as the south boundary line of an area known as an alley in Heritage Square Subdivision No.2 for a distance of 980.00 ft. to an inside corner of known alley:

THENCE, North for a distance of 20.00 ft to a point being the inside corner of this tract of land also being the Southwest corner of Lot 8 recorded in Heritage Square Subdivision No.2, Volume 23, Pg. 1;

THENCE, East and parallel to the south boundary line of this tract of land for a distance of 980.00 ft to a point being Southeast corner of Lot 1 recorded in Heritage Square Subdivision No.2, Volume 23, Pg. 1;

THENCE, South for a distance of 20.00 ft. to a point being the inside corner of this tract of land, also being the Northwest corner of Lot 17 recorded in Heritage Square Subdivision No.2, Volume 23, Pg. 1 also known as the POINT OF BEGINNING and containing within these metes and bounds a 0.45 acre tract of land more or less;

VICINITY MAP

SCALE: 1"=3000'

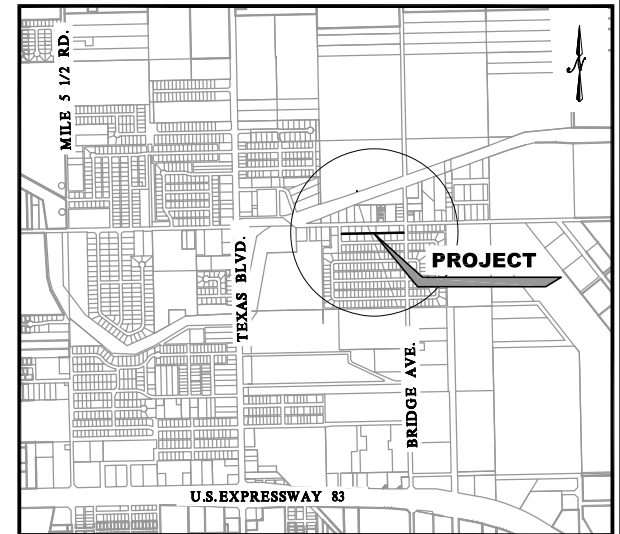


EXHIBIT 'A' CONVERSION OF ALLEY TO STREET

WESLACO, TEXAS



ORDINANCE 2017-19

AN ORDINANCE TO CONVERT 20' X 980' ALLEY ALSO BEING 0.45 ACRE TRACT OF LAND LOCATED BETWEEN BLK 1 OF HERITAGE SQUARE SUBDIVISION CREATING A 20' X 980' PUBLIC RIGHT OF WAY HEREBY KNOWN AS _____ STREET; AND ORDAINING OTHER MATTER WITH RESPECT TO THE SUBJECT MATTER HEREOF.

BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO TEXAS THAT:

SECTION I. It is in the interest of the City of Weslaco to convert 20' x 980' alley also being 0.45 acre tract of land located between Blk 1 of Heritage Square Subdivision No. 2 creating a 20' x 980' public right of way instead.

Point of Commencement beginning on the Northeast corner of Farm Tract 27 also being the intersection of Mile 4 ½ West also known as (North Bridge Avenue) and Mile 9 North also known as (Sugarcane Drive). Traveling South along the East boundary line of Farm Tract 27, also being the centerline of North Bridge Avenue for a distance of 155.58 ft. Thence, West for a distance of 30.0 ft., to a point on the West Right of Way Line of North Bridge Avenue also being the Northeast corner of Lot 17 recorded in Heritage Square Subdivision No.2, Volume 23, Pg.1 known as the Point of Beginning;

Thence, continuing West and along a line described as the south boundary line of an area known as an alley in Heritage Square Subdivision No. 2 for a distance of 980.00 ft. to an inside corner of known alley:

Thence, North a distance of 20.00 ft. to a point being the inside corner of this tract of land also being the Southwest corner of Lot 8 recorded in Heritage Square Subdivision No.2, Volume 23, Pg.1;

Thence, East and parallel to the south boundary line of the this tract of land for a distance of 980.00 ft. to a point being the Southeast corner of Lot 1 recorded in Heritage Square Subdivision No.2, Volume 23, Pg.1;

Thence, South for a distance of 20.00 ft. to a point being the inside corner of this tract of land, also being the Northwest corner of Lot 17 recorded in Heritage Square Subdivision No.2, Volume 23, Pg. 1 also as the Point of Beginning and containing within these metes and bounds a 0.45 acre tract of land more or less;

SECTION II. The alley described above in Section I of this ordinance is hereby designated as a 20' x 980' Public Right of Way hereby known as _____ Street.

PASSED AND APPROVED on first reading at a regular meeting of the City Commission this 21st day of March, 2017.

PASSED AND APPROVED on second reading at a regular meeting of the City Commission this 18th day of April, 2017

CITY OF WESLACO

David Suarez, **MAYOR**

ATTEST:

Elizabeth M. Walker, **CITY SECRETARY**

APPROVED AS TO FORM:

Juan E. Gonzalez, **CITY ATTORNEY**



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-916	
From: Mardoqueo Hinojosa			
Subject: Discussion and consideration to name the street converted from an alley located on Heritage Square No. 2 Subdivision between Sugarcane Road and Washington Street. Possible action. (There was no action on April 4, 2017; Staffed by Planning and Code Enforcement Department.) Attachment.			
Background: At the March 21, 2017 meeting, City Commission approved on first reading the designation of an alley into a street. The new street must be named. The subdivision only includes former U.S. presidents. Last names of former presidents that have not been taken include: Adams, Monroe, Pierce, Buchanan and Grant.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Ordinance - First Reading Ordinance - Final Reading			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Aida Vega Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval	
City Manager Comments: Recommend table the item pending discussions with property owners.			
Staff Recommendation: Staff recommends any of the options.			
Attachments, if any: Ordinance 2017-19			
Responsibilities upon Approval: Staff recommends approval of a street name.			

ORDINANCE 2017-XX

AN ORDINANCE TO NAME THE 20' X 980' STREET ALSO BEING 0.45 ACRE TRACT OF LAND LOCATED BETWEEN BLK 1 OF HERITAGE SQUARE SUBDIVISION HEREBY KNOWN AS _____ STREET; AND ORDAINING OTHER MATTER WITH RESPECT TO THE SUBJECT MATTER HEREOF.

BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO TEXAS THAT:

SECTION I. It is in the interest of the City of Weslaco to name 20' x 980' street also being 0.45 acre tract of land located between Blk 1 of Heritage Square Subdivision No. 2 and a 20' x 980' public right of way.

Point of Commencement beginning on the Northeast corner of Farm Tract 27 also being the intersection of Mile 4 ½ West also known as (North Bridge Avenue) and Mile 9 North also known as (Sugarcane Drive). Traveling South along the East boundary line of Farm Tract 27, also being the centerline of North Bridge Avenue for a distance of 155.58 ft. Thence, West for a distance of 30.0 ft., to a point on the West Right of Way Line of North Bridge Avenue also being the Northeast corner of Lot 17 recorded in Heritage Square Subdivision No.2, Volume 23, Pg.1 known as the Point of Beginning;

Thence, continuing West and along a line described as the south boundary line of an area known as an alley in Heritage Square Subdivision No. 2 for a distance of 980.00 ft. to an inside corner of known alley:

Thence, North a distance of 20.00 ft. to a point being the inside corner of this tract of land also being the Southwest corner of Lot 8 recorded in Heritage Square Subdivision No.2, Volume 23, Pg.1;

Thence, East and parallel to the south boundary line of the this tract of land for a distance of 980.00 ft. to a point being the Southeast corner of Lot 1 recorded in Heritage Square Subdivision No.2, Volume 23, Pg.1;

Thence, South for a distance of 20.00 ft. to a point being the inside corner of this tract of land, also being the Northwest corner of Lot 17 recorded in Heritage Square Subdivision No.2, Volume 23, Pg. 1 also as the Point of Beginning and containing within these metes and bounds a 0.45 acre tract of land more or less;

SECTION II. The street described above in Section I of this ordinance is hereby designated as a 20' x 980' Public Right of Way hereby known as _____ Street.

PASSED AND APPROVED on first reading at a regular meeting of the City Commission this 21st day of March, 2017.

PASSED AND APPROVED on second reading at a regular meeting of the City Commission this
____ day of April, 2017

CITY OF WESLACO

David Suarez, **MAYOR**

ATTEST:

Elizabeth M. Walker, **CITY SECRETARY**

APPROVED AS TO FORM:

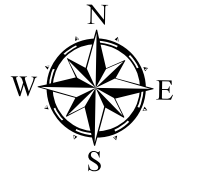
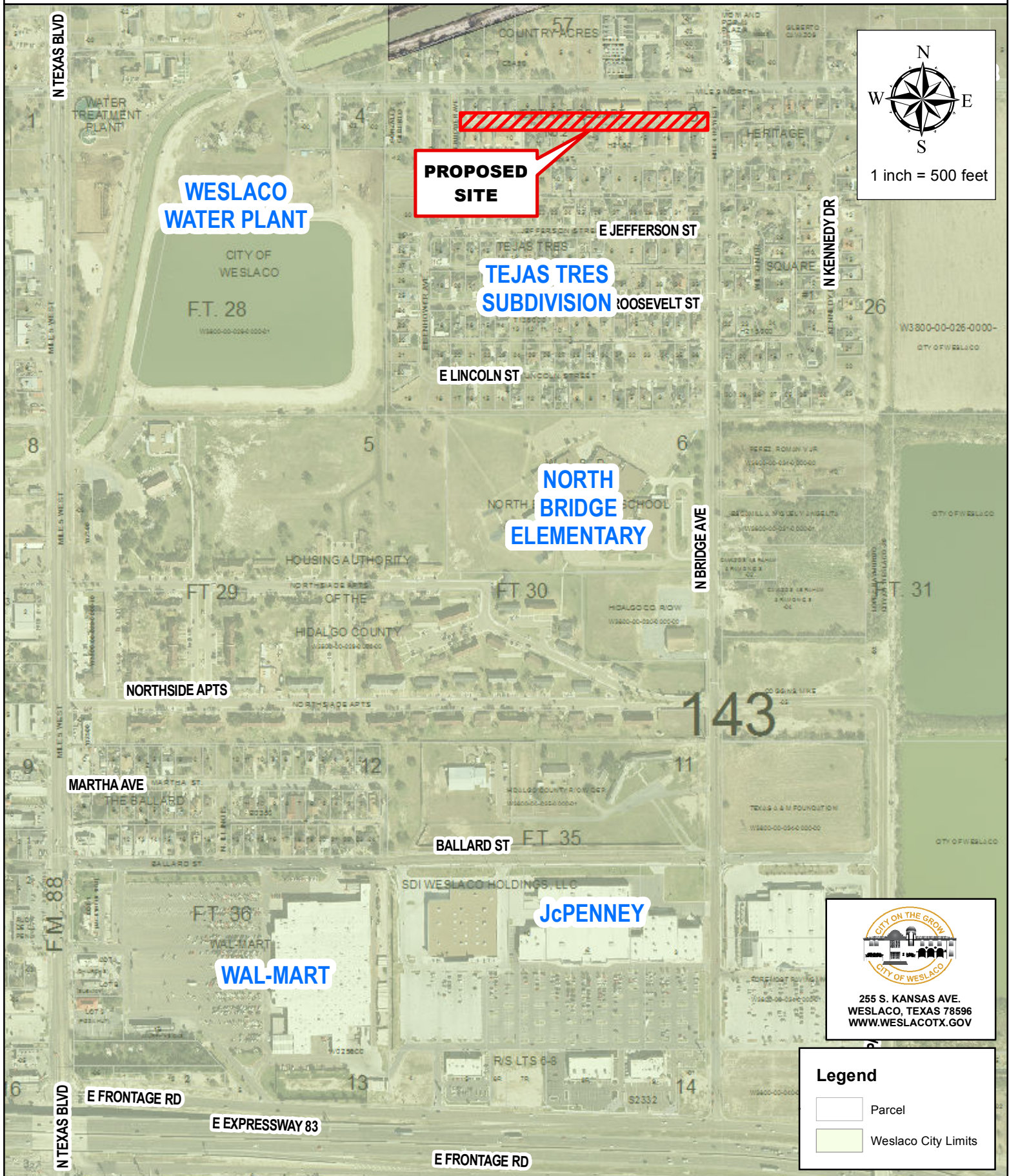
Juan E. Gonzalez, **CITY ATTORNEY**



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-917	
From: Mardoqueo Hinojosa			
Subject: Discussion and consideration to approve the cost allocation from the Capital Improvement Program paving fund in the amount of approximately \$80,000.00 for the paving of a street converted from an alley at Heritage Square No. 2 Subdivision. Possible action. (There was no action on April 4, 2017; staffed by Planning and Code Enforcement Department.) Attachment.			
Background: Staff has prepared engineering plans for the street located between Sugarcane Drive and Washington Street. Cost estimate is under \$80,000 for materials. Public Works staff would perform construction, if item is approved. Spreadsheet with a potential participation has been included on previous item.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature Budget Amendment			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Aida Vega		Created/Initiated	
Mardoqueo Hinojosa		Approved	
Pete Garcia		Approved	
Mary Barrera		Approved	
Mike Perez		Final Approval	
City Manager Comments: Recommend to table pending discussion with property owners.			
Staff Recommendation: Staff recommends approval to authorize construction with cost participation.			
Attachments, if any: Exhibit			
Responsibilities upon Approval:			

Engineering staff will finalize plans and issue to Public Works for Construction.



1 inch = 500 feet



255 S. KANSAS AVE.
WESLACO, TEXAS 78596
WWW.WESLACOTX.GOV

PROPOSED ALLEY TO STREET



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-925	
From:			
Subject: Discussion and consideration to declare and dispose of surplus property from various City departments as per Ordinance No. 86-08, authorize a public auction awarding a one year contract to Valley Wide Auction Services and hold a live Public Auction at Public Works Building on May 6, 2017, and authorize the Mayor to execute any related documents. Possible action. (Staffed by Finance Department and Purchasing Office)			
Background: Disposal of surplus from various city departments: inoperative vehicles, equipment and miscellaneous items. Sale proceeds are a revenue source for the General Fund.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners: Upon approval city staff will publish notice in the Mid Valley Town Crier and also on city website.			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Homer Rhodes		Created/Initiated	
Mary Barrera		Approved	
Mike Perez		Final Approval	
City Manager Comments:			
Staff Recommendation: Authorize city personnel to dispose of surplus items through Public Auction and award Valley Wide Auction Services a one year contract; and hold a live public auction on Saturday, May 6, 2017 at the Public Works Building.			
Attachments, if any: ORDINANCE 86-8, Auctioneer Quotes 2017, SURPLUS ITEMS 2017, AUCTIONEERS CONTRACT 2017-18			
Responsibilities upon Approval: City staff will work with Auctioneer in preparing for May 6, 2017 live auction.			

ORDINANCE NO. 86-8

AN ORDINANCE CREATING AN ARTICLE III UNDER THE CITY OF WESLACO'S MISCELLANEOUS OFFENSES AND PROVISIONS TO BE TITLED DISPOSITION OF UNCLAIMED AND SURPLUS PROPERTY; PROVIDING FOR THE DISPOSITION AND SALE OF UNCLAIMED PROPERTY SEIZED BY THE WESLACO POLICE DEPARTMENT; PROVIDING FOR THE DISPOSITION OF ALL ABANDONED PROPERTY; PROVIDING FOR THE DISPOSITION OF ALL PROPERTY NOT HELD AS EVIDENCE; PROVIDING FOR THE PROCEDURE OF DELIVERING PROPERTY TO THE CITY PURCHASING AGENT; PROVIDING FOR THE DESIGNATION OF SURPLUS CITY OF WESLACO PERSONAL PROPERTY; PROVIDING FOR THE DISPOSITION OF SURPLUS CITY OF WESLACO PROPERTY AND OTHER PROPERTY DELIVERED TO THE PURCHASING AGENT OF THE CITY OF WESLACO; AND ORDAINING OTHER MATTERS WITH RESPECT TO THE SUBJECT MATTER HEREOF.

BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO, TEXAS:

SECTION 1: An Ordinance creating a new Article III, previously reserved, in the City of Weslaco Code of Ordinances under Chapter 18 entitled Miscellaneous Offenses and Provisions, after passage of this ordinance will hereafter read as follows, to-wit:

ARTICLE III
Disposition of Unclaimed and Surplus Property

SECTION 18-44: Disposition and Sale of Unclaimed Property:

A. Responsibility for possession and processing of confiscated property

1. All property seized by the Weslaco Police Department or otherwise acquired by the police department as a result of police department operations and otherwise owned by third parties shall be, after initial processing in accordance with the Code of Criminal Procedures of the State of Texas by the responsible officer, turned over to the services bureau for safekeeping and disposition according to the terms of this Article or as otherwise specified by the Code of Criminal Procedures of the State of Texas.
2. "Unclaimed Property" as used in this Article shall mean any such property turned over to the services bureau which has not been restored to its owner under the provisions of Chapter 47 of the Code of Criminal procedures of the State of Texas, as such chapter presently exists or as such may hereafter be amended and shall have remained unclaimed by its rightful owner for a period of thirty (30) days from the date of acquisition by the Weslaco Police Department or from the date that the property is no longer required to be held by the department for evidentiary purposes or as otherwise required under the Code of Criminal Procedures of the State of Texas.

B. Processing Owners' Claim for Property.

All persons claiming ownership and desiring the return of property acquired by the police department shall file an application form, which shall be promulgated by the services bureau of the police department, and present proof of purchase ownership papers with serial number of other sufficient evidence relating to ownership of the claimed property. The services bureau shall, after making record thereof, turn over any such claimed property upon the presentation of satisfactory evidence of ownership to the person making such claim. Where any such claim is based upon a general description of the property without other evidence of ownership, the special services division shall record such claim and hold such property for a period of six (6) months, and if no other person shall make a claim for the property, the property will then be released to the original claimant after said six (6) months period. Should any other

party make a claim for property being held during said six (6) months period, the matter will be referred to the municipal court of the city for an evidentiary hearing after which the municipal court judge shall make a ruling for the disposition of the property based on such hearing. If any claimant disagrees with the decision of the services bureau to hold such property for said six (6) months period, such claimant shall within five (5) days of the decision of the services bureau file a written appeal with the chief of police, who shall hold a hearing relating to such appeal and shall have the authority to release such property or affirm the decision of the special services division.

C. Procedures for Selling Unclaimed Property.

1. The services Bureau shall be responsible for mailing a notice to the last known address of the owner(s), if known, of any unclaimed property by certified mail. Such notice shall describe the property, shall give the name and address of the officer holding such property, and shall state that if the owner(s) does not claim such property within six (6) months from the date of notice, such property shall be sold and the proceeds of such sale after deducting the reasonable expense of keeping such property and the costs of the sale shall be placed in the city general fund.
2. If the owner(s) of such property is unknown or if the address of the owner(s) is unknown, then the service bureau shall cause to be published once in a newspaper of general circulation in the city a notice containing the description of the property held; the name(s) of the owner(s), if known; the name and address of the officer holding such property; and a statement that if the owner(s) does not claim such property within six (6) months from the date of the publication, such property will thereafter be sold, and the proceeds of such sale, after deducting the reasonable expense of keeping such property and cost of the sale will be placed in the city general fund.
3. Any person making a claim for property after notice is provided for above, shall follow the same procedures as provided for in Subsection 18-44 (b). Provided, however, that for property being claimed by general description for which a city six (6) months holding period has been established, the time period for claims made as a result of this action shall be the lesser of six (6) months for the period between filing the claim and the date of sale as provided for herein.
4. The sale of any property hereunder shall be preceded by notice published once at least three (3) weeks prior to the date of such sale in a newspaper of general circulation in the city, stating the description of the property, the name(s) of the owner(s) if known, and the date and place that such sale will occur. If a representative of the purchasing agent shall consider any bid as insufficient, he need not sell such property, but may decline such bid and re-offer such property for sale or otherwise put such property to use or dispose of such property upon written order of the chief of police.
5. The real owner(s) of any property sold shall have the right to file a claim to the proceeds of such sale with the City Manager of the City of Weslaco. If a claim is allowed by the City Manager, the director of finance shall pay the owner(s) such funds as were paid into the general fund of the City as proceeds of the sale less costs of holding of the sale and storage. If the claim is denied by the City Manager, or if the City Manager fails to act upon any such claim within ninety (90) days from the date of claim, the claimant may sue the City of Weslaco in a court of competent jurisdiction in Hidalgo County, and upon sufficient proof of ownership, cover judgment against the City to recover the proceeds of the sale as provided for above. Failure to initiate such suit within six (6) months from the

date authorized for the filing of such claim shall be deemed a waiver of any right to cover the proceeds of such sale.

D. Items exempted from this Ordinance.

The disposition of gambling paraphernalia, prohibited weapons, criminal instruments, explosive weapons, chemical dispensing devices, and other contraband as defined in Chapter 18 of the Code of Criminal Procedures of the State of Texas shall be processed, returned or destroyed according to the applicable provisions of Chapter 18 of the Code of Criminal Procedures of the State of Texas as such provisions presently exist or may hereinafter be amended, and shall not be subject to the procedures for processing required for unclaimed property as provided for in this Article.

E. All other Unclaimed, Abandoned or personal property.

All unclaimed or abandoned property or personal property of every kind, except whiskey, wine and beer, held by the Police Department, once having complied with this ordinance, shall be inventoried and unless ordered destroyed or returned to the owner shall be delivered for sale to the City's purchasing agent, who shall hold a sale or auction and after deducting the reasonable expenses of keeping such property and costs of the sale, the proceeds shall then be placed in the City's General Fund.

SECTION 18-45: Sale of Surplus Items Belonging to the City of Weslaco.

A. Designation of Surplus Items.

The purchasing agent of the City of Weslaco, shall from time to time designate all personal property belonging to the City that is not functioning, obsolete, broken, irreparable or no longer being used by the City of Weslaco as Surplus items.

All surplus items shall be indexed according to serial number and general description.

B. Notice of Auction.

The purchasing agent shall cause a list of these items to be published in a newspaper of general circulation with the notice of the City of Weslaco to hold an auction of these surplus items at a time and place to be designated by the City of Weslaco. The auction shall be held only after the notice of the auction has been printed twice. The auction shall be held no later than 10 days after the second published notice of the auction.

C. Auctions all surplus items will be sold to the highest bidder paying cash on the day of the auction.

All surplus items not sold at the auction shall be auctioned at a later time or disposed of by the purchasing agent at his discretion.

D. Proceeds.

All proceeds from said auction shall be delivered by the purchasing agent to the Director of Finance for the City of Weslaco no later than 5 days after the date of the auction. All auction proceeds will be deposited into the general fund for the City of Weslaco.

PASSED AND APPROVED on first reading this 18th day of March, 1986.

PASSED AND APPROVED on second and final reading this 1st day of April, 1986.

CITY OF WESLACO

ATTEST:

/s/ Hector Farias, Mayor

/s/ Amanda C. Elizondo, City Secretary



CITY OF WESLACO - PURCHASING QUOTATIONS



Dept. Finance Department / Purchasing Office Requisition # _____
 Date: March 31, 2017

Person Submitting: Homer Rhodes

Product Description Brand/Model: 2017-18 Auctioneer Services (one year)

1. Company: Valley Wide Auction Services **HUB** --- Date: _____
 Phone No. (956) 778-7525 Person called: Jesse Ramirez
 Company Address: _____
 Price: 7% City / 9% Buyer Total: 16%
 Availability & Terms: _____

2. Company: Texas State Auctions **HUB** --- Date: _____
 Phone No. (956) 328-9109 Person called: Joe Bond
 Company Address: _____
 Price: 7.5% City / 10% Buyer Total: 17.5%
 Availability & Terms: _____

3. Company: Balboa Auction Company **HUB** --- Date: _____
 Phone No. (956) 459-6413 Person called: Ruben Balboa
 Company Address: _____
 Price: 15% City / 10% Buyer Total: 25%
 Availability & Terms: _____

Person Obtaining Quote: _____

Homer Rhodes 4-3-17

Company Selected (Click Button) 1 ☒ 2 ☐ 3 ☐

Remarks: Offers free advertisement, set-up, and lowest fee (percentage) for city and citizens. Vendor will provide insurance upon approval

****** INSURANCE REQUIREMENTS ******

Companies or Contractors performing work on City of Weslaco Property must provide proof of Insurance to conform to the following provisions and amounts:

> Worker's Compensation	Statutory Limit
> Comprehensive General / Liability Occurrence	\$1,000,000
> Bodily Injury & Property / Damage aggregate	\$1,000,000
> Comprehensive auto	\$1,000,000

****** CONSIDERATION OF LOCATION OF BIDDER'S PRINCIPLE PLACE OF BUSINESS ******

> A business in the City of Weslaco is considered a "Local Vendor" and if a bid or quote is within 5% of other non local vendors, the City may make the purchase with the Local Vendor (271.9051).

****** COMPETITIVE BIDDING IN RELATION TO - HUB - Historically Underutilized Businesses ******

> Purchases of more than \$3,000.00 but less than \$50,000.00 the City of Weslaco has to contact at least two HUB's within the county of Hidalgo based on State Comptrollers Office (252.0215).

<http://www.window.state.tx.us/procurement/cmb/cmbhub.html>

Please contact Purchasing Division for any assistance at 956-447-2240

CITY OF WESLACO - SURPLUS FY 2016-17
CITY VEHICLES - MACHINERY & EQUIPMENT

DEPT:					
YEAR	MODEL	UNIT #	VIN #	MILEAGE	
81	MOTORGRADER 570A	319	11014T		
03	CHEVY AVALANCHE	360	3GNEC13T22G122647		
00	CHEVY S-10	308	1GTCS145348247173		
00	TANDEM SMOOTH DRUM ROLLER	300	S/N: 583247		
-	VERSA LIFT	341	PROPERTY # 1520		
00	RANGER	447	1FTYR10V9YPA80122		
96	FORD F150	421	1FTEF15Y1TLB80603	200,000	
96	FREIGHTLINER FIRE TRUCK		1FV6JLCB5TH693132		
91	SPARTAN FIRE TRUCK	562	4S7PT9S03MC003947		
2003	F-350 AMBULANCE	513	1FDWF36P73ED28355		
2008	F-350 AMBULANCE	518	1FDWF36R78EE57737		
2005	INTERNATIONAL AMBULANCE	514	1HTMNAAM45H688252		
1996	FORD CLUB WAGON	813	1FMEE11H9T8B00231		
1998	FORD RANGER	807	1FTYR10C0WPA92977		
1995	FORD F-350	811	1FTJW35HOSEA43374		
	CRACK SEALER	306			



















562



#513

WESLACO FIRE DEPT

AMBULANCE

HIDALGO CTY. RURAL F.D. #1

MEDIC 2



TX 108024

F350













CITY OF WESLACO - SURPLUS FY 2016-17 MISCELLANEOUS ITEMS

[illegible]

CITY OF WESLACO - SURPLUS FY 2016-17 MISCELLANEOUS ITEMS

[illegible]

**CITY OF WESLACO - SURPLUS FY 2016-17
MISCELLANEOUS ITEMS**

DEPT:		IT		OLD-NEW
DESCRIPTION	QTY.	SERIAL NO.	MODEL #	CITY TAG
DELL MONITOR	1	CN-0CN078-72872-78B-18WH	E198FPF	
DELL OPTIPLEX COMPUTER	1	B8P1JH1	DCCY	8608-
DELL OPTIPLEX COMPUTER	1	1XK33F1	DCCY	-1392
DELL OPTIPLEX 760 COMPUTER	1	D47CTH1	DCCY	6843-1466
POWER EDGE 4400	1	G3SYG01	POWER EDGE 4400	6642-
LCD MONITOR	1	64205075942	AL1916	
APC BATTERY MODULE	1			3637-
APC BATTERY MODULE	1			3636-
APC SMART UPS	1		SMART-UPS 1000XL	3635-
APC UPS	1	IS1119009351	SMT3000 RM2U	
HP/COMPAQ COMPUTER	1	MXM707069G	DC5750	6802-
SHORETEL PHONE	1	105806FW140733676E	IP480G	
SHORETEL PHONE	1	105806FW1407337377	IP480G	
E-MACHINES MONITOR	1	ETQ30080010060B5754217	E181HV	
POCKET PC HANDHELD	1	4G29DW33R0CP	3850	2088-
XEROX PRINTER	1	MXX167689	PHASER 3850	6392-1592
HP LASERJET 4100DN PRINTER	1	USBBF00670	C8052A	1661-1680
FELLOWES PAPER SHREDDER	1		FS5	6150-
APC BATTERY BACKUP	1	3B0643X43435	BE500R	
APC BATTERY BACKUP	1	BB0420018754	BE500R	
HP PRINTER	1	CNBK417692	CB412A	-1239
APC BATTERY BACKUP	1	3B1115X04370	BR700G	3870-
APC BATTERY BACKUP	1	3B1225X13684	BR1000G	6842-
APC BATTERY BACKUP	1	3B1225X13693	BR1000G	6715-
APC BATTERY BACKUP	1	3B1113X64636	BR1000G	
GATEWAY MONITOR	1	QS5321600396	FDP1530	6508-
ACER MONITOR	1	ETLDDQC2011020EA3640J6	V193	8362-
PLANTRONICS HEADSET	1	BC617300	CS50	8392-
PLANTRONICS HEADSET	1	BD719580	CS55	
PLANTRONICS HEADSET	1	BH761465	CS55	8354-
BATTERY BACKUP	1	BB0420018765	BE500U	
HP PRINTER ALL IN ONE	1	USPH025767	C4424A	3658-
GYR VIDEO RECORDER	1	70103641	TLC2196HD	7941-
HP THINCLIENT COMPUTER	1	MXL24729C9	HP T610	-2838
HP THINCLIENT COMPUTER	1	MXL24729DM	HP T610	-1455
HP THINCLIENT COMPUTER	1	MXL24729CF	HP T610	-1454
HP THINCLIENT COMPUTER	1	MXL24729BQ	HP T610	-1453
HP THINCLIENT COMPUTER	1	MXL2200L59	HP T610	-1923
HP THINCLIENT COMPUTER	1	MXL3040MPN	HP T610	08901-2031
HP THINCLIENT COMPUTER	1	MXL24801TZ8	HP T610	08902-1167
HP THINCLIENT COMPUTER	1	MXLZ200L5B	HP T610	-2062
HP THINCLIENT COMPUTER	1	MXL23309ZQ	HP T610	-2008
HP THINCLIENT COMPUTER	1	MXL2310NZ5	HP T610	08814-
HP THINCLIENT COMPUTER	1	MXL31018RG	HP T610	08899-2011
HP THINCLIENT COMPUTER	1	MXL2461081	HP T610	08022-1747
HP THINCLIENT COMPUTER	1	MXL23309ZP	HP T610	07658-1583
HP THINCLIENT COMPUTER	1	MXL31018RF	HP T610	08898-2052
HP THINCLIENT COMPUTER	1	MXL3130CP4	HP T610	06684-1681
HP THINCLIENT COMPUTER	1	MXL23309ZS	HP T610	07660-1589
HP THINCLIENT COMPUTER	1	MXL3481Q94	HP T610	09103-1879
HP THINCLIENT COMPUTER	1	MXL2461084	HP T610	07646-1877
HP THINCLIENT COMPUTER	1	MXL31018S7	HP T610	06973-1919
HP THINCLIENT COMPUTER	1	MXL3130CQ8	HP T610	06688-1449

HP THINCLIENT COMPUTER	1	MXL2461085	HP T610	08821-2834
LENOVO COMPUTER	1	MJHKXKL	M71E	08449-1872
HP COMPAQ COMPUTER	1	MXL81100SR	DX2300	05899-2012
HP COMPAQ COMPUTER	1	2UA943026L	6000 PRO	07397-2803
HP COMPAQ COMPUTER	1	MXL8490WSC	DX2400	06185-2053
HP COMPAQ COMPUTER	1	MXL6480BLT	DX2200	05732-1678
ACER LCD MONITOR	1	ETL49083708050BFA	AL1916A	05906-
ACER LCD MONITOR	1	70400651043	AL1917A	05753-
CASH REGISTER	1			01455-
CASH REGISTER	1			01536-
CASH REGISTER	1			01441-
CASH REGISTER	1			01537-
CASH REGISTER	1	476278	PRINTER DRIVEN	06494-05514
CASH REGISTER	1	655375	PRINTER DRIVEN	08098-
HP COMPAQ COMPUTER	1	6180	DX2400	06180-1363
EPSON RECEIPT PRINTER	1	A95G028202	M114A	05495-1582
EPSON RECEIPT PRINTER	1	A95G001904	M114A	01457-
NETGEAR SMART SWITCH	1	1M091A3U00079	GS748TS	
NETGEAR SMART SWITCH	1	1M091A3V0007A	GS748TS	07974-
NETGEAR HUB	1	DS54C0C133878	DS524	03629-
DELL COMPUTER	1	JD8WD11	MCM	03276-
HP COMPAQ COMPUTER	1	MXL9150RRP	DC5850	
GATEWAY COMPUTER	1	29983429	ESX E4000	03849-
DELL COMPUTER	1	HWK33F1	OPTIPLEX 745	08567-
HP COMPAQ COMPUTER	1	MXL6480BMM	DX2200	05730-
HP COMPAQ COMPUTER	1	MXL70109113	DX2200	-1050
DELL CRT MONITOR	1	MX-0419TG-47801-1A3-C31S	CM2317P	06110-
DELL COMPUTER	1	4KZF851	PRECISION 360	10103-
SHARP FAX MACHINE	1	6713816Y	4X-1100	01120-
XEROX PRINTER	1	BSAQ600198	PHASER 3250	06393-
Dell PC Optiplex GX150	1	C824V01	DHM	01073-
Dell PC Optiplex 320	1	44JYWD1	DCSM	07725-
Hp Laserjet printer	1		LASERJET 4000	01885-1562
EPSON RECEIPT PRINTER	1	A95G001903	M114A	01451-
EPSON RECEIPT PRINTER	1	1N90009209	M53SX	01442-
EPSON RECEIPT PRINTER	1	K3TF004836	M114A	
Dell PC Optiplex 745	1	2DW25C1	DCCY	05746-
HP DESKJET PRINTER	1	CN08LC4399	F4500	-1051
HP COMPAQ COMPUTER	1	2UA943025L	6000 PRO	07398-
HP COMPAQ COMPUTER	1	MXL6480BLP	DX2200	05726-
Dell PC Optiplex 330	1	96BXQF1	DCSM	06832-
HP COMPUTER	1	4CE31704DN	110-023W	-1056
HP LASERJET PRINTER	1		1200	01818-
Dell Optiplex GX150	1	J824V01	DHM	01069-
Dell Optiplex GX151	1	CN79Z01	DHM	07240-
HP DESKJET PRINTER	1	CN08HC31X2	F4500	-1057
DELL COMPUTER	1	D824V01	DHM	01071-
DELL COMPUTER	1	81CRL91	DCCY	-1019
DELL COMPUTER	1	HSC7GK1	DCSCMF	07615-1366
DELL COMPUTER	1	FCW25C1	DCCY	05742-
HP COMPAQ COMPUTER	1	MXL03306XW	6005 PRO	07782-
HP COMPAQ COMPUTER	1	MXL646086H	DX2200	05756-
HP COMPAQ COMPUTER	1	MXL9241C3T	DX2400	06452-1561
HP COMPAQ COMPUTER	1	MXL113006P	500B MT	08112-
HP COMPAQ COMPUTER	1	MXL7130BSR	DX2300	05754-
HP LASERJET PRINTER	1		1200	06510-
DELL MONITOR	1	MX-07C051-47801-18L-BXRC	M781p	01020-
GATEWAY MONITOR	1	MU19001B0003625	VX930	04135-
GATEWAY COMPUTER	1	15540318	TBR 450	02310-

BROTHER FAX MACHINE	1	U60302A8K144934	FAX-1270C	
HP THINKCLIENT COMPUTER	1	MXL3040M8F	T610	8903-1835
HP THINKCLIENT COMPUTER	1			6997
HP THINKCLIENT COMPUTER	1		T5740	8393
HP THINKCLIENT COMPUTER			T5740	8049
HP THINKCLIENT COMPUTER	1	MXL3480XW1	T610	-1066
HP THINKCLIENT COMPUTER	1	CNW0480MX6	T5740	8050
				1598
HP THINKCLIENT COMPUTER	1	MXL3130CPN	T610	8023
HP THINKCLIENT COMPUTER	1		T610	8811-1447
HP THINKCLIENT COMPUTER	1	MXL2211M7N	T610	7642
HP THINKCLIENT COMPUTER	1	MXL3130CNC	T610	9104-1688
HP THINKCLIENT COMPUTER	1	CNW0480N38	T5740	
HP THINKCLIENT COMPUTER	1	MXL3481Q93	T610	9102-1432
HP THINKCLIENT COMPUTER	1	CNW0480N05	T5740	8054-
DELL COMPUTER	1	264L1J1	OPTIPLEX 760	
HP LAPTOP	1	CNF6484CL2	NC2400	5749-1649
HP THINKCLIENT COMPUTER	1	MXL2480TZ9	T-610	8893-1598
HP PROLIANT SERVER	1	EA03KZRZ45	G3	-1322
HP DESKTOP COMPUTER	1	MXL6480BLV	DX-2200	5728-
ID PRINTER	1	G91168	SP35 PLUS	-1317
KVM	1	B50P2A5000115	D-LINK DXVM-8E	7630-
DELL MONITOR	1	CN-07G076-64180235-02FM	E551	
DELL MONITOR	1	CN-0G422H-72872-875-1K1L-A00	E198FPF	
DELL MONITOR	1	CN-07G076-64180-233-12-2J	E515C	
DELL MONITOR	1	CN-09M556-64180-25H-019X	E772C	
GOLDSTAR TV	1	GCV1926M	604MX06126	3205-1231
HP THINKCLIENT COMPUTER			T5740	8060-1775
HP THINKCLIENT COMPUTER		CNW0480N07	T5740	8022-1774
HP THINKCLIENT COMPUTER	1	CNW0480N06	T5740	8017-1777
HP THINKCLIENT COMPUTER	1		T5740	8030-1776
HP THINKCLIENT COMPUTER	1	CNW0480N1P	T5740	8026-1826
HP THINKCLIENT COMPUTER	1	CNW0480N14	T5740	8023-1773
HP THINKCLIENT COMPUTER	1	CNW0480N10	T5740	8072-2721
HP THINKCLIENT COMPUTER	1	CNW0480NOM	T5740	-1771
HP THINKCLIENT COMPUTER	1	CNW0480N2T	T5740	8062-1752
HP THINKCLIENT COMPUTER	1	CNW0480NOG	T5740	8025-1772
HP THINKCLIENT COMPUTER	1	MXL3481Q92	T610	9101-1573
HP LASERJET PRINTER	1	VNB3B16281	LASERJET PRO 400	8906-1922
DELL SERVER	1	FFQ2N31	IM11	4845-
FAX MACHINE	1	U61227J3W508430	BROTHER FAX - 575	8047-1653
LCD MONITOR	1	73905454242	AL1916	5880-
DELL MONITOR	1	CN-09313H-74261-8LL-0W2L	1908FPB	8566-
GATEWAY COMPUTER	1	15540306	E-4200	2289
GATEWAY COMPUTER	1	Q55321703715		3973
GATEWAY COMPUTER	1	MVL501650031831		1163
NETGEAR SWITCH	1	1N217B4700063		5914
DELL MONITOR	1	CN-0KU789-71678-7CP-BCRG		8626
CISCO7800	1	2UX908049F		6613
QTRONIX 5115	1	OZ1060024		2067
CISCO7800	1	2UX910001R		6612
HP PROLIANT SERVER	1	USE820NADM		5915
APC BATTERY BACKUP	1	AS0349210391		6131
ACER MONITOR	1	ETLBF080019400252A4204		7622
DELL MONITOR	1	CN-0DC223-71618-695-ADAK		5737
FERRUPS FE	1	FE500V18411		6114
Fellowes	1		PS40	3117
APC	1	3B1115X04Y96	PRO700	8369
DELL SERVER	1	FFQ2N31	IMV	4845

IBM PRINTER	1		4232	3321
HP MONITOR	1	355634-001	1902	
ACER	1	ETLDQ0C201101BE8740J6	V193	8364
GATEWAY	1	23751510	E-3400	3114
POLAROID	1	TLA-015110		
GATEWAY	1		FPD1730	4947
DELL SERVER	1	404625	POWEREDGE 4400	1669
DELL	1	HP00301	OPTIPLEX GX1100	4605
GATEWAY	1	3000822	600YG2	1783
ULTRAK	1	4091055	KM2101	7955
GATEWAY	1	32949859	E-4100	4771
GATEWAY	1	32970083	E-2100	6603
GATEWAY	1	28283583	E-4000	3971
GATEWAY	1	15540317	E-4200	2274
GATEWAY	1	29860740	E-6000	4136
IBM	1	MS77081094767	7208 342	3641
OPTION IBM	1	42-P6G15	MT2834BL	3639
HP 500B	1	MXL1100NDS	500B MT	1284 8361
HP 500B	1	MXL1100NGX	500B MT	1286 8363
MAGNAVOX	1	V33750635	PP100MW8W	1230 8136
PANASONIC	1	D8KN03236	AG-1320	7960
HP 500B	1	MXL1100NG4	500B MT	1285 8365
LENOVO	1	V108630	LS2421PWA	
ACER	1	ETLPF0W000029070534331	A181HL	8043
GATEWAY	1	QS7340801108C	FPD1730	4939

CITY OF WESLACO - SURPLUS FY 2016-17
MISCELLANEOUS ITEMS

[illegible]

CITY OF WESLACO - SURPLUS FY 2016-17 MISCELLANEOUS ITEMS

[illegible]



VALLEY WIDE AUCTION SERVICES

Auctioneer: Jesse Ramirez, Lic: # 12569

956-778-7525

Licensed & Bonded

E-Mail: valleywideauctionservices@gmail.com

Website: www.valleywideauctionservices.com

Scan with
Smartphone
to visit our
Website



PERSONAL PROPERTY AUCTION CONTRACT

Agreement for sale of Personal and Chattel Property by Auction

Agreement made this 18th day of April, 2017 between
Finance Department - City
of Weslaco, Texas, hereafter called Seller,
and Valley Wide Auction Services, hereafter called Auctioneers.

The seller hereby agrees to use his professional skill, knowledge, and experience to the best advantage of both parties in preparing for and conducting the sale.

The seller hereby agrees to turn over and deliver to the auctioneers, to be sold at public auction the item listed below and on the reverse side and attached sheets. No item shall be sold or withdrawn from the sale prior to the auction except by mutual agreement between seller and auctioneer. If item is sold or withdrawn auctioneer shall receive full commission on the item. See attachment on other page.

The auction is to be held at the Weslaco Public Works Bldg. 1912 Joe Stephens Ave.
on the 6th day of May, 2017. And in case of postponement because of inclement weather, said auction will take place on later date agreed to by both parties.

It is mutually agreed that all said good be sold to the highest bidder, with the exception of items specified by the seller in writing to be protected. ~~It is further mutually agreed that the auctioneer may deduct their fee at six percent from the gross sale proceeds resulting from said auction sale.~~ The auctioneer agrees to turn net proceeds from sale over to seller along with sale records and receipts. ~~The seller agrees that all expenses incurred from the advertisement, promotion, and conduct of said auction shall be first paid from the proceeds realized from said auction before the payment and satisfaction of any liens or encumbrances.~~ XXXXX

The seller covenants and agrees that he has good title and the right to sell, and said good are free from all encumbrances except as follows: (if none WRITE NONE) None

Item	Mortgage or Lien Holder	Address	Approximate Unpaid Balance
------	-------------------------	---------	----------------------------

Seller agrees to provide merchantable title to all items sold and deliver title to purchasers. Seller agrees to hold harmless, the auctioneers against any claims of the nature referred to in this contract.

Seller agrees to pay sale expenses including:

Auctioneer's Fee .07% Overall Sales / .09% Buyers Fee

Clerk's Fee 0

Cashier's Fee 0

Other Personnel 0

Advertising 0

Other 0

(x) _____
(Seller's Signature)

(x) _____
(Seller's Signature) (Telephone)

(x) _____
(Auctioneer's Signature)

(Address)

(Seller's Address)

(Telephone)

(Seller's Social Security No. or FED ID No.)



VALLEY WIDE AUCTION SERVICES

OFF: 956-778-7525

E-Mail: valleywideauctionservices@hotmail.com

Auctioneer Lic. #12569 15 Yrs Exp.

Licensed & Bonded By the State of Texas

Website: www.valleywideauctionservices.net



Jesse Ramirez
Fax: (956) 550-0385

Quote For:

City of Weslaco, TX (Auction Service Department)

From: Valley Wide Auction Service

Upon the agreement of our client, Valley Wide Auction Service will provide the labor and resources to arrange, set-up, clean, tag and prepare all assets for sale at the public auction. Staff is also provided to enter the required information into our auction data base.

A fully knowledgeable staff is provided for the day of the sale to ensure proper registration, collection of deposits, auction flow, and check-out and removal supervision.

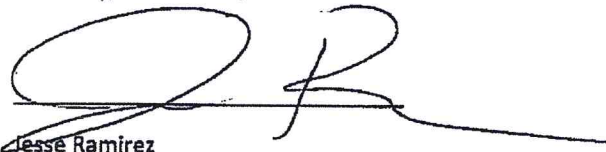
Check-Out & Removal Personnel: Valley Wide Auction Service will provide a reputable staff to collect the auction proceeds at the conclusion of the sale and personnel to supervise the removal process.

Bookkeeping: A bookkeeper will be provided to ensure proper data entry and cataloging, during the course of the sale.

Post Auction Reports: All invoices of expenses for the public auction sale as well as auction statements, summaries, and buyer reports will be provided with the payment of auction proceeds.

Valley Wide Auction Service, will be advertising in all major valley wide newspaper, website pictures, 2500 flyers to be circulated to all valley flea markets, and we also contact via mail out all our regular customers. We also provide door prizes that are given at the end of each auction.

Sincerely,



Jesse Ramirez



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2016-735	
From:			
Subject: Discussion and consideration to approve two (2) Professional Services Agreement for Municipal Court Judges and authorize the Mayor to execute any related documents. Possible action. (Staffed by Municipal Court.)			
Background: This two-year contract expired February 18, 2017.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted:			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Aida Vega Mike Perez		Created/Initiated Final Approval	
City Manager Comments: Recommend approval.			
Staff Recommendation:			
Attachments, if any: Municipal Judge Agreement			
Responsibilities upon Approval:			

THE STATE OF TEXAS
COUNTY OF HIDALGO
CITY OF WESLACO

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§
§
§
§

AGREEMENT FOR
MUNICIPAL COURT JUDGE
SERVICES

This agreement is made this _____ day of February, 2017 by and between the City of Weslaco, a home-ruled municipal corporation, 255 S. Kansas Ave., Weslaco, Hidalgo County, Texas 78596, hereinafter referred to as "City" and _____, hereinafter referred to as the "Judge" for the purpose of providing the services of a Municipal Court Judge for the City of Weslaco.

1. Municipal Court Established. Pursuant to Article II, Section 22 of the Weslaco City Charter the City established the Municipal Court of the City of Weslaco. Such Court has jurisdiction and shall exercise all powers declared by Article II, Section 30 of the Weslaco City Charter to be vested in municipal courts, together with such other powers and jurisdiction as are generally conferred upon such courts in the State of Texas by express statute. Chapter 29.007 of the Texas Government Code authorizes the City of Weslaco to appoint Municipal Court Judges.

2. Description of Services. The Judge agrees to serve as the Municipal Court Judge for the City with all the powers, duties, privileges and obligations which said office confers by virtue of state law or local ordinance. The Judge shall conduct arraignments, other court hearings as may be required by law and trials when necessary.

3. Court Facilities and Personnel. The City shall provide a suitable place for holding court and shall pay for all of the expenses of maintaining it. The City will also provide office space for the use of the Judge and will furnish supplies and equipment sufficient for the operation of the Weslaco Municipal Court. The City shall provide such personnel as is necessary to carry out the administration of the Weslaco Municipal Court. The Judge shall refer to the Weslaco City Manager all questions and issues concerning the administrative positions of the Weslaco Municipal Court.

4. Availability. The Judge agrees to be available to carry out the duties and obligations of the office of Municipal Court Judge.

5. Consideration. As consideration for services provided herein, the City agrees to pay the Judge the sum of \$_____ per month. The Judge can schedule with the other Associate Municipal Judge which week to be available provided the weekend court and night court schedule that is attached as Exhibit "A" is complied with.

6. Qualification. The Judge declares that he is qualified to serve as a Municipal Court Judge in that he is a citizen of the United States and the State of Texas and an attorney in good standing and admitted to practice law before the Courts of Record of the State of Texas.

7. Indemnity Agreement. The City shall defend, indemnify and hold the Judge harmless from any and all claims arising out of the good faith performance of duties and functions as the Municipal Court Judge for the city.

8. Term of Office. This appointment as Weslaco Municipal Court Judge shall begin _____ and expire _____. It is agreed and understood between the City and the Judge that the Judge serves at the will and pleasure of the City of Weslaco. The Weslaco City Commission reserves the right to terminate this appointment at any time. The arrest and/or conviction of a misdemeanor or felony crime will be considered an automatic resignation by the Judge. It is further agreed and understood that the Judge has no tenure, expectancy of employment or property interest in employment by virtue of this appointment as Weslaco Municipal Court Judge and none shall arise by virtue of his service in this capacity.

9. Resignation. The Judge may resign at any time during the term of this appointment upon thirty (30) days notice to the City. If the Judge files for and or announces as a candidate for an elective office he will be considered having automatically resigned from this appointment as Weslaco Municipal Court Judge, effective immediately.

10. State Law. The Agreement shall be construed in a manner consistent with and not in derogation of the provisions of State Law governing the judge's jurisdiction, powers, duties, and obligations of office.

11. Licensing. The Judge agrees to comply with all applicable State and Municipal standards for the licensing, certification, operation of facilities and accreditation, if any, necessary to serve as Weslaco Municipal Court Judge.

12. Administration. The office responsible for administering this agreement shall be the Office of the City Manager of Weslaco. The Weslaco City Manager shall represent the City of Weslaco with regard to the implementation of this agreement

13. Reports. The Judge shall submit reports and information to the Office of the City Manager when requested to and shall direct all questions, concerns, and problems concerning the administration of the Court to the City Manager.

EXECUTED in this _____ day February, 2017, by the parties herein.

CITY OF WESLACO

David Suarez, **MAYOR**

ATTEST:

Elizabeth Walker, **CITY SECRETARY**

APPROVED AS TO FORM:

Juan E. Gonzalez, **CITY ATTORNEY**

MUNICIPAL COURT JUDGE

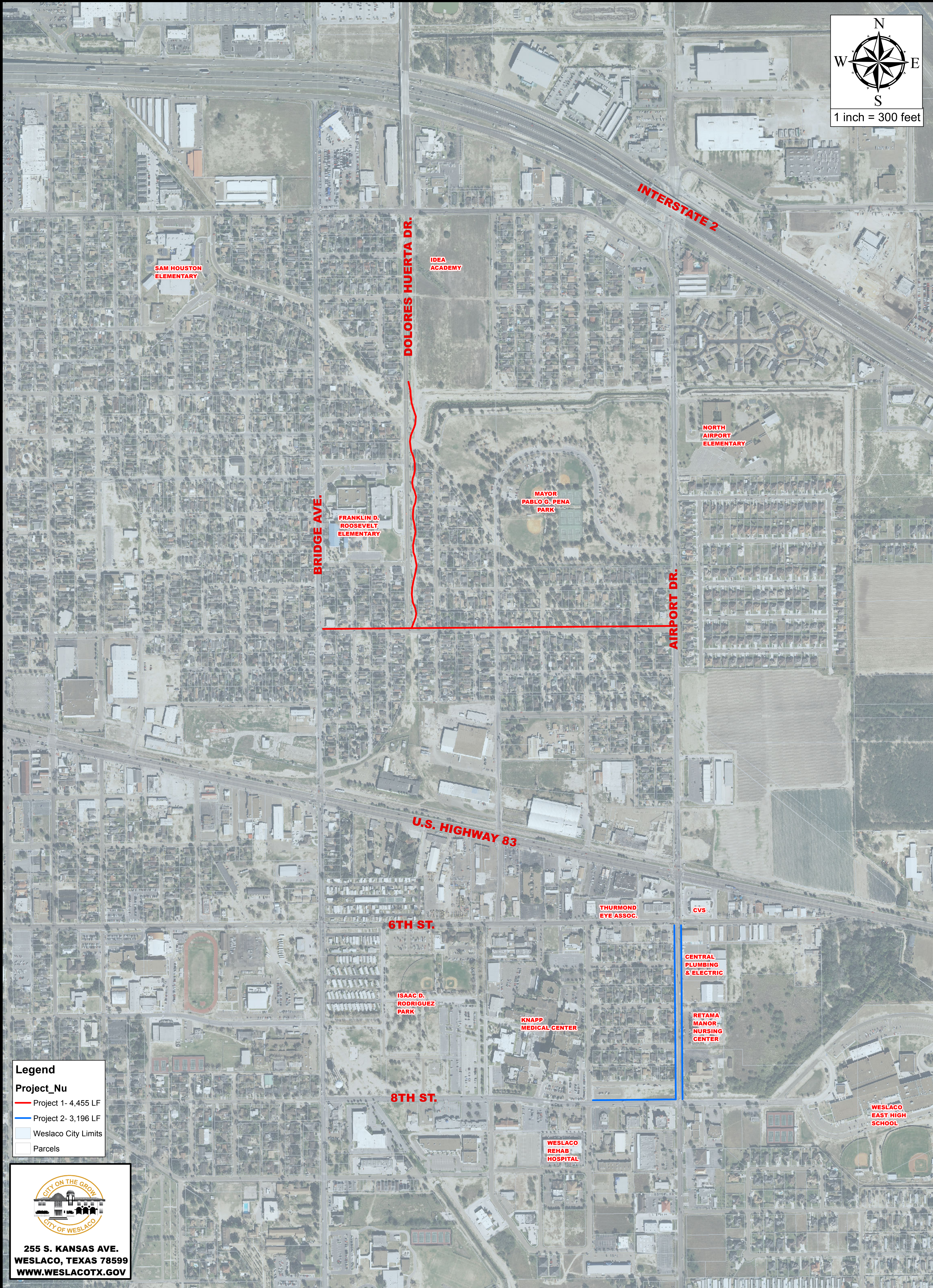
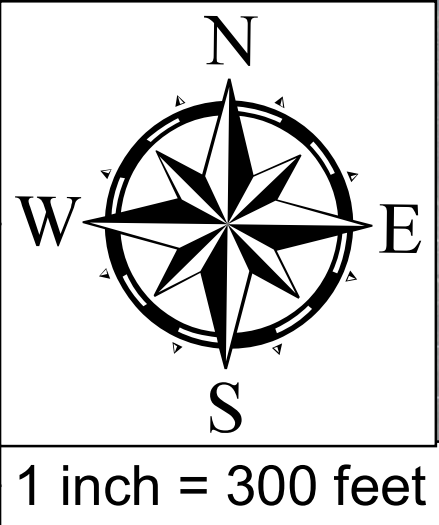


Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-936	
From: Mardoqueo Hinojosa			
Subject: Discussion and consideration to authorize a grant submission to the Hidalgo County Metropolitan Planning Organization for the Federal Transit's Administration 5310 Program for Enhance Mobility for Seniors and Persons with Disabilities with a 20% match and authorize the Mayor to execute any related documents. Possible Action. (Staffed by Planning and Code Enforcement Department). Attachment.			
Background: The Hidalgo County MPO is providing a notice for funding availability to cities in the county for Enhanced Mobility. City staff has proposed for sidewalks in two different areas; along 2nd Street (between Airport Drive and Bridge Avenue) and along Airport Drive (between 6th Street and 8th Street). See attached layout. Project 1 has an estimate of \$170,000 with a City participation of \$34,000. Project 2 has an estimate of \$130,000 with a City participation of \$26,000.			
Funding Source (budget code, if applicable): General Fund			
Amount: \$60,000.00		Term of Impact: 1	Identified in Current Budget: No
Additional Action Prompted: Mayor's Signature			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Rebekah De La Fuente Mardoqueo Hinojosa Mary Barrera Mike Perez		Created/Initiated Approved Approved Final Approval	
City Manager Comments: Recommends approval.			
Staff Recommendation: Staff recommends approval of two projects.			
Attachments, if any: Aerial			

Responsibilities upon Approval:

Staff will submit grant to Hidalgo County MPO and, if awarded, prepare engineering plans.



Legend

Project_Nu

- Project 1- 4,455 LF
- Project 2- 3,196 LF
- Weslaco City Limits
- Parcels


255 S. KANSAS AVE.
WESLACO, TEXAS 78599
WWW.WESLACOTX.GOV



PROPOSED SIDEWALK LOCATIONS





Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-937	
From:			
Subject: Discussion and consideration to approve Resolution 2017-40 engaging legal counsel and rate consultants to review AEP Texas Central Company's application for a distribution cost recovery factor to increase distribution rates within the city should be denied; finding that the city's reasonable rate case expenses shall be reimbursed by the company; and authorize the Mayor to execute any related documents. Possible action. (Staffed by City Manager's Office.)			
Background: AEP has filed an application to increase distribution rates. The resolution allows cities served by AEP to join together and evaluate the filing application. The cities would be represented by Lloyd Gosselink Attorneys at Law and a consultant who would review the application for any rate adjustments. There would be no cost to the cities as any reasonable rate case expenses would be reimbursed by the company.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Aida Vega Mike Perez		Created/Initiated Final Approval	
City Manager Comments: Recommends approval.			
Staff Recommendation: Approval of resolution.			
Attachments, if any: Model Staff report, Resolution 2017-40			
Responsibilities upon Approval: Notify AEP and Lloyd Gosselink			

MODEL STAFF REPORT REGARDING AEP'S DISTRIBUTION COST RECOVERY FACTOR FILING

On April 3, 2017, AEP Texas Inc. ("AEP" or "Company") filed an Application to Amend its Distribution Cost Recover Factors ("DCRF") to Increase Distribution Rates with each of the cities in their service area. In the filing, the Company asserts that it is seeking an increase in distribution revenues of \$28,010,174 (\$21,365,072 for the Central Division and \$6,645,102 for the North Division).

The resolution authorizes the City to join with the Cities Served by AEP ("Cities") to evaluate the filing, determine whether the filing complies with law, and if lawful, to determine what further strategy, including settlement, to pursue.

Purpose of the Resolution:

The purpose of the Resolution is to deny the DCRF application proposed by AEP.

Explanation of "Be It Resolved" Paragraphs:

1. This section authorizes the City to participate with Cities as a party in the Company's DCRF filing, PUC Docket No. 47015.
2. This section authorizes the hiring of Lloyd Gosselink and consultants to review the filing, negotiate with the Company, and make recommendations to the City regarding reasonable rates. Additionally, it authorizes Cities to direct any necessary administrative proceedings or court litigation associated with an appeal of this application filed with the PUC.
3. This paragraph finds that the Company's application is unreasonable and should be denied.
4. This section states that the Company's current rates shall not be changed.
5. The Company will reimburse Cities for their reasonable rate case expenses. Legal counsel and consultants approved by Cities will submit monthly invoices that will be forwarded to AEP for reimbursement.
6. This section recites that the Resolution was passed at a meeting that was open to the public and that the consideration of the Resolution was properly noticed.
7. This section provides that AEP and counsel for Cities will be notified of the City's action by sending a copy of the approved and signed Resolution to counsel.

RESOLUTION NO. 2017-40

A RESOLUTION OF THE CITY OF WESLACO, TEXAS FINDING THAT AEP TEXAS INC.'S APPLICATION TO AMEND ITS DISTRIBUTION COST RECOVERY FACTORS TO INCREASE DISTRIBUTION RATES WITHIN THE CITY SHOULD BE DENIED; FINDING THAT THE CITY'S REASONABLE RATE CASE EXPENSES SHALL BE REIMBURSED BY THE COMPANY; FINDING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED IS OPEN TO THE PUBLIC AS REQUIRED BY LAW; REQUIRING NOTICE OF THIS RESOLUTION TO THE COMPANY AND LEGAL COUNSEL.

WHEREAS, the City of Weslaco, Texas ("City") is an electric utility customer of AEP Texas Inc. ("AEP" or "Company"), and a regulatory authority with an interest in the rates and charges of AEP; and

WHEREAS, the City is a member of the Cities Served by AEP ("Cities"), a membership of similarly situated cities served by AEP that have joined together to efficiently and cost effectively review and respond to electric issues affecting rates charged in AEP's service area; and

WHEREAS, on or about April 3, 2017 AEP filed with the City an Application to Amend its Distribution Cost Recovery Factor ("DCRF"), PUC Docket No. 47015, seeking to increase electric distribution rates by \$28,010,174 (\$21,365,072 for the Central Division and \$6,645,102 for the North Division); and

WHEREAS, all electric utility customers residing in the City will be impacted by this ratemaking proceeding if it is granted; and

WHEREAS, Cities are coordinating its review of AEP's DCRF filing with designated attorneys and consultants to resolve issues in the Company's application; and

WHEREAS, Cities members and attorneys recommend that members deny the DCRF.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO, TEXAS:

Section 1. That the City is authorized to participate with Cities in PUC Docket No. 47015.

Section 2. That subject to the right to terminate employment at any time, the City of Weslaco hereby authorizes the hiring of the law firm of Lloyd Gosselink and consultants to negotiate with the Company, make recommendations to

the City regarding reasonable rates, and to direct any necessary administrative proceedings or court litigation associated with an appeal of this application filed with the PUC.

- Section 3. That the rates proposed by AEP to be recovered through its DCRF charged to customers located within the City limits, are hereby found to be unreasonable and shall be denied.
- Section 4. That the Company shall continue to charge its existing rates to customers within the City.
- Section 5. That the City's reasonable rate case expenses shall be reimbursed in full by AEP within 30 days of presentation of an invoice to AEP.
- Section 6. That it is hereby officially found and determined that the meeting at which this Resolution is passed is open to the public as required by law and the public notice of the time, place, and purpose of said meeting was given as required.
- Section 7. That a copy of this Resolution shall be sent to Melissa Gage, American Electric Power Service Corporation, 400 West 15th Street, Suite 1520, Austin, Texas 78701 and to Thomas Brocato, General Counsel to the Cities, at Lloyd Gosselink Rochelle & Townsend, P.C., P.O. Box 1725, Austin, Texas 78767-1725.

PASSED AND APPROVED this 18th day of April, 2017.

David Suarez, MAYOR

ATTEST:

Elizabeth M. Walker, CITY SECRETARY

APPROVED AS TO FORM:

Juan E. Gonzalez, CITY ATTORNEY



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-939	
From:			
Subject: Discussion and consideration after public hearing on behalf of Miguel and Sarah Marines to approve a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas and authorize the Mayor to execute any related documents. Possible action (Staffed by Planning and Code Enforcement.) Attachment.			
Background: The applicant is requesting to obtain Conditional Use Permit to operate an event center. Twenty-four (24) property owners within 200 feet of the applicant's property were notified by letter on March 24, 2017. Off-street parking is not required as property is located in a B-3 Central Business District.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners: Notice of the application and the public hearing for the Planning and Zoning Commission and the City Commission appeared in The Monitor on March 20, 2017.			
Advisory Review, if any (name of board/committee, date of action, recommendation): Planning and Zoning Commission recommended approval on April 5, 2017.			
Martha Hernandez Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval	
City Manager Comments: Recommends approval.			
Staff Recommendation: Staff recommends approval.			
Attachments, if any: Aerial, 501 S. Texas Blvd			
Responsibilities upon Approval: Staff will notify applicant.			

Conditional Use Permit

Event Center

Legend

 501 S. Texas Blvd.

Proposed Property

Google Earth

© 2016 Google



500 ft



APPLICATION FOR CONDITIONAL USE PERMIT

The Planning & Zoning Commission meets every 1st Wednesday of each month at 5:30 pm. Deadline to submit request is 30 days prior to the meeting.

The City Commission meets every 1st and 3rd Tuesday of each month at 5:30 pm

RECEIVED

MAR 15 2017

FILE NO.

CUP17-00005

Planning &
Code Enforcement Dept.

PROPOSED PROJECT

Legal Description of Property for which Conditional Use Permit is requested:

Lot _____ Block _____

Subdivision Name _____

Street Address 501 South Texas

Existing Zoning Commercial Existing Land Use none

Purpose for the Conditional Use Permit Request Open a Childrens Birthday party venue. Indoor moon Jump party place.

What, if anything, is planned to minimize the impact on the surrounding land uses: _____

- _____ \$300.00 non-refundable filing fee.
- _____ Detailed dimensioned site plan/map must be submitted with this request.
- _____ Survey and metes and bounds if the legal description is a portion of a lot.
- _____ City and school tax receipts attached.
- _____ I have received a copy of "CUP Application Instructions"

APPLICANT

Name Miguel + Sarah Marines Phone 351-7722 / 472-4782

Address 2308 Sara Ave Fax: _____

City Weslaco State TX Zip Code 78596 E-Mail: Sarah8marines@gmail.com

OWNER

Name TEXAS BUILDING+DEVELOPMENT CO., INC. Phone (956) 687-6870

Address 2401 East Expwy 83 Fax: NA

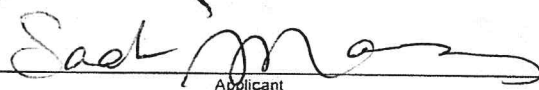
City WESLACO State TX Zip Code 78596 E-Mail: Protuscope@aol.com

To the best of your knowledge are there any deed restrictions, restrictive covenants, etc., which would prevent the utilization of the property in the manner indicated?

Yes _____ No ✓

I certify that I am the actual owner of the property described above and this application is being submitted with my consent or I am authorized by the actual owner to submit this application and have attached written evidence of such authorization.

Signature  President
Owner Date 3-9-17

Signature 
Applicant Date 3-14-17

Signature _____
Authorized Agent Date _____

STAFF USE ONLY

Accepted By _____ Payment Received By _____ Date Paid _____

Notice of Public Hearing Sent to Property Owners Within
200' of Proposed Site Date _____

P & Z Notice of Public Hearing Published in Newspaper Date _____

City Commission Notice of Public Hearing Published
in Newspaper Date _____

Presented to P & Z Commission
Approved _____ Disapproved _____ Tabled _____ Date _____

Presented to City Commission
Approved _____ Disapproved _____ Tabled _____ Date _____

CITY OF WESLACO
956-968-3181

REC#: 02236674 3/15/2017 2:03 PM
OPER: KAREV TERM: 036
REF#:

TRAN: 235.1000 PROCESSING FEE
INV 1294
01 -400-3200
PROCESSING FEE-ONLI 5.00CR

TRAN: 202.0000 CONDITIONAL USE PERM
INV 1294
01 -400-1026
CONDITIONAL USE PER 300.00CR

TENDERED: 305.00 CASH
APPLIED: 305.00-

CHANGE: 0.00

CITY OF WESLACO LEGAL NOTICE THE WESLACO PLANNING AND

CITY OF WESLACO LEGAL NOTICE The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, April 5, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, April 18, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 South Kansas Avenue to consider the following requests: Si desea informaci3n en espa0ol, llame al departamento de Planeaci3n de la Ciudad de Weslaco, (956) 447-3401. Khalid Ali representing Valley Donna Food Mart Inc. is requesting to rezone 718 N. 6th Street also being Lots 14-17 and the West 1/2 of Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. RCI Development-Wisconsin, Ltd. is requesting to rezone of 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District. Miguel & Sarah Marines is requesting a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas. The public is invited to attend and express support for or opposition to these applications. You may also file written support or opposition on or before April 5, 2017, for the Planning and Zoning Commission and on or before April 18, 2017, for City Commission. For additional information, contact the Planning Department at (956) 447-3401. /S/ MARDOQUEO HINOJOSA, P.E., CFM Planning Director/City Engineer

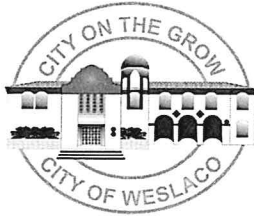
[Click here](#) to view the public notice as it appeared in print.

Appeared in: **The Monitor** on Monday, 03/20/2017

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City of Weslaco

"The City on the Grow"



David Suarez, Mayor
Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

PLANNING DEPARTMENT

March 24, 2017

Legal Notice

Dear Occupant:

The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, April 5, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, April 18, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 South Kansas Avenue to consider the following requests:

CONDITIONAL USE PERMIT:

Miguel & Sarah Marines is requesting a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas.

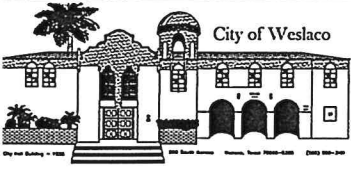
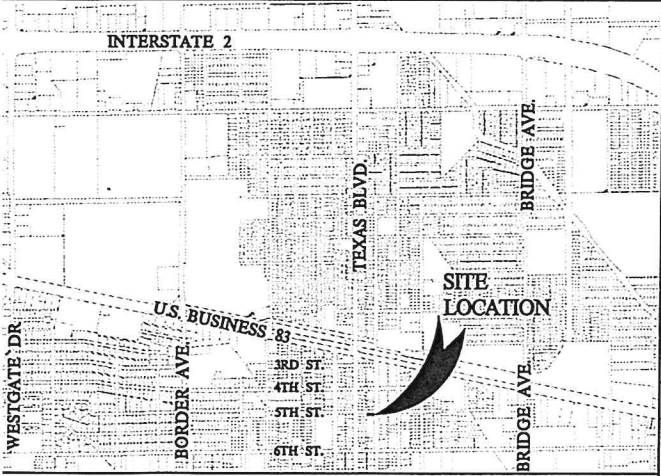
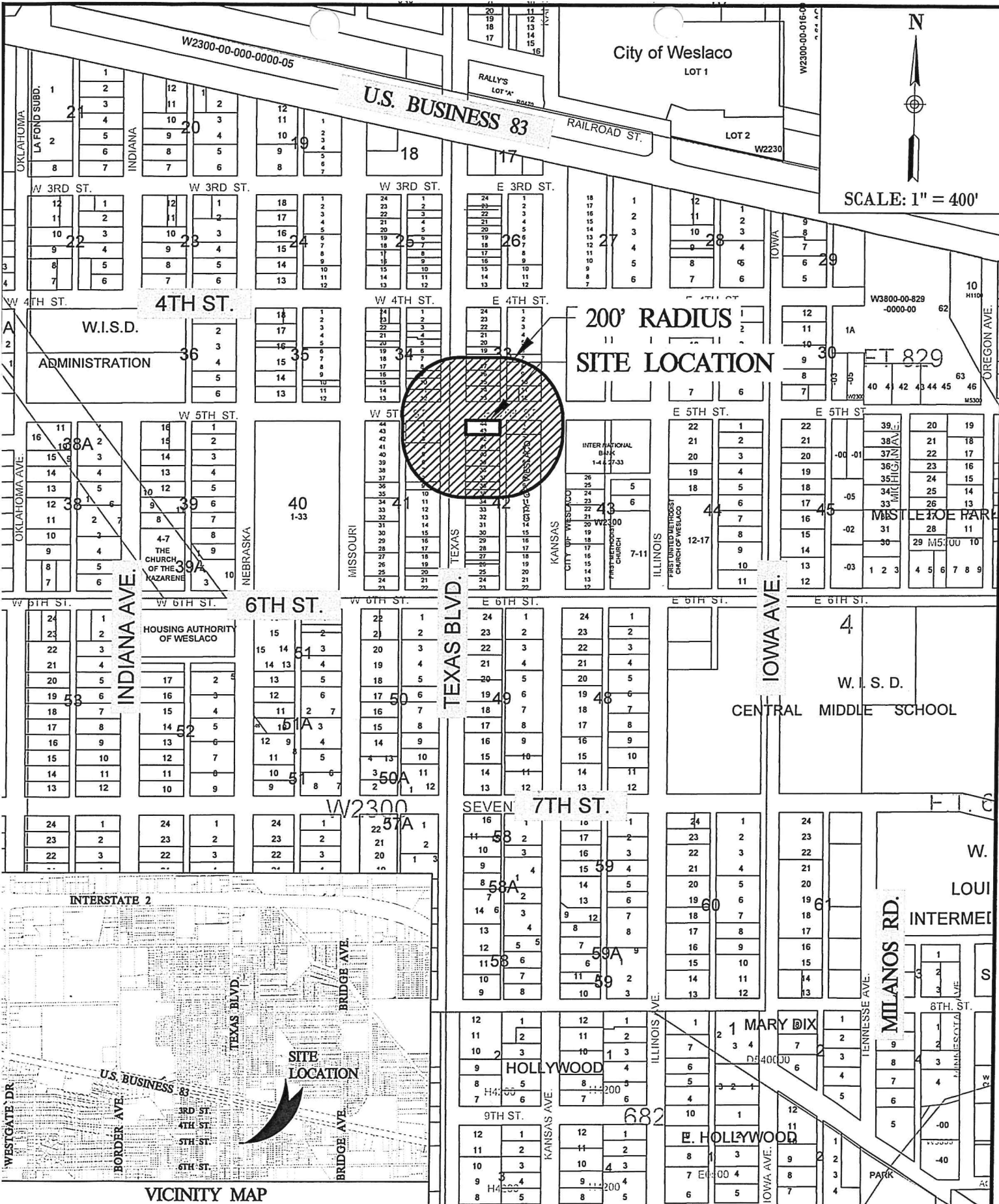
The public is hereby invited to attend and express their support or opposition to the request. You may also file a written notice supporting or protesting this action. For more information please call the Planning Department at (956) 447-3403.

Si desea información en español, por favor llame al departamento de Planeación de la ciudad de Weslaco, (956) 447-3403.

Sincerely,

Mardoqueo Hinojosa, P.E., CFM
Planning Director/City Engineer

MH/mh



MIGUEL & SARAH MARINES
501 S. TEXAS
CUP: OPEN A CHILDRENS BIRTHDAY PARTY VENUE
INDOOR MOON JUMP PARTY PLACE



MAR 24, 2017

JONES, S FOSS & REBECCA 106 S BROADWAY ST MCALLEN TX 78501-4833	W2300-00-033-0007-00 WESLACO ORIGINAL TOWNSITE BLK 33 LT 7 0 S KANSAS AVE	L: 13750 B: 3300
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-033-0008-00 WESLACO ORIGINAL TOWNSITE BLK 33 LTS 8 9 10 410 S KANSAS AVE	L: 41250 B: 61341
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-033-0011-00 WESLACO ORIGINAL TOWNSITE BLK 33 LTS E71' OF 11 & 12 500 S KANSAS AVE	L: 17750 B: 70941
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-033-0011-01 WESLACO ORIGINAL TOWNSITE BLK 33 LTS W39' OF 11-12 111 E 5TH ST	L: 9750 B: 50390
AGD LP PO BOX 8097 WESLACO TX 78599-8097	W2300-00-033-0013-00 WESLACO ORIGINAL TOWNSITE BLK 33 LTS 13-14 447 S TEXAS BLVD	L: 36300 B: 0
AGD, LP 345 S TEXAS BLVD WESLACO TX 78596-6113	W2300-00-033-0015-00 WESLACO ORIGINAL TOWNSITE BLK 33 LTS 15-16 431 S TEXAS BLVD	L: 36300 B: 221026
JONES, S FOSS & REBECCA 106 S BROADWAY ST MCALLEN TX 78501-4833	W2300-00-033-0017-00 WESLACO ORIGINAL TOWNSITE LOTS 1 7 & 18 BLK 33 0 S TEXAS BLVD	L: 36300 B: 166075
WELLS, DENNIS L ET UX 912 W 9TH ST WESLACO TX 78596-6712	W2300-00-034-0007-00 WESLACO ORIGINAL TOWNSITE BLK 34 LTS 7 8 & N1' OF 9 412 S TEXAS BLVD	L: 37026 B: 236086
WELLS, DENNIS L ET UX 912 W 9TH ST WESLACO TX 78596-6712	W2300-00-034-0009-00 WESLACO ORIGINAL TOWNSITE BLK 34 LT 9 LESS 1' 412 S TEXAS BLVD	L: 19008 B: 118396
LIDSKY, LUIS TRUSTEE 419 FLORES AVE LAREDO TX 78040-8132	W2300-00-034-0010-00 WESLACO ORIGINAL TOWNSITE BLK 34 LTS 10 & N10'-11 420 S TEXAS BLVD	L: 25410 B: 61437
RUDY'S PLAZA & PROPERTIES 1201 VALLEY VIEW WESLACO TX 78596	W2300-00-034-0011-00 WESLACO ORIGINAL TOWNSITE BLK 34 LTS S15'-11 & 12 116 W 5TH ST	L: 29040 B: 202374
WESLACO BI-CULTURAL MUSEUM PO BOX 8062 WESLACO TX 78599-8062	W2300-00-041-0001-00 WESLACO ORIGINAL TOWNSITE BLK 41 LTS 1-2-3 500 S TEXAS BLVD	L: 49500 B: 274460

MAR 24, 2017

SUNDERLAND, TED P & MARGO 260 S TEXAS STE 400 WESLACO TX 78596-6191	W2300-00-041-0004-00 WESLACO ORIGINAL TOWNSITE LOTS 4 THRU 8 & LOT 37-44 BLK 41 516 S TEXAS BLVD	L: 181500 B: 261745
GARCIA, JOSE LUIS ESTEBAN HERNANEZ 2905 E BUSINESS HWY 83 DONNA TX 78537	W2300-00-041-0009-05 WESLACO ORIGINAL TOWNSITE LOT 9 BLK 41 512 S TEXAS BLVD	L: 19800 B: 66327
MORALES, LINO A & MARIA L C/O MS AURORA SAENZ 2002 S WESTGATE DR WESLACO TX 78596-9310	W2300-00-041-0010-00 WESLACO ORIGINAL TOWNSITE BLK 41 LTS 10-15 522 S TEXAS BLVD	L: 99000 B: 209778
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-042-0001-00 WESLACO ORIGINAL TOWNSITE LOTS 1 & 2 BLK 42 500 S KANSAS AVE	L: 27500 B: 250000
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-042-0003-00 WESLACO ORIGINAL TOWNSITE LOTS 3 THRU 15 BLK 42 115 E 5TH ST	L: 178750 B: 1000000
MIS TRES PROPERTIES LLC PO BOX 5033 MCALLEN TX 78502-5033	W2300-00-042-0034-00 WESLACO ORIGINAL TOWNSITE LOTS 3 4 & 35 BLK 42 521 S TEXAS BLVD	L: 36300 B: 187794
GONZALEZ, C.L. & MARY H 824 S TEXAS BLVD WESLACO TX 78596-7054	W2300-00-042-0036-00 WESLACO ORIGINAL TOWNSITE BLK 42 LT 36 517 S TEXAS BLVD	L: 19800 B: 71832
ROJELAMA FAMILY PRTSHP, LT TEXAS COMMERCE BANK TRUSTEE PO BOX 2558 HOUSTON TX 77252-2558	W2300-00-042-0037-00 WESLACO ORIGINAL TOWNSITE BLK 42 LTS 37-38 513 S TEXAS BLVD	L: 36300 B: 150083
GALLEGOS JORGE & MARIA E 13432 N FM 491 MERCEDDES TX 78570-8987	W2300-00-042-0039-00 WESLACO ORIGINAL TOWNSITE BLK 42 LTS 39-40 509 S TEXAS BLVD	L: 36300 B: 93690
ROJELAMA FAMILY PRTSHP, LT TEXAS COMMERCE BANK TRUSTEE PO BOX 2558 HOUSTON TX 77252-2558	W2300-00-042-0041-00 WESLACO ORIGINAL TOWNSITE BLK 42 LTS 41-42 507 S TEXAS BLVD	L: 36300 B: 151710
TEJAS BUILDING & DEV CO, I 2401 E EXPRESSWAY 83 WESLACO TX 78596-5512	W2300-00-042-0043-00 WESLACO ORIGINAL TOWNSITE BLK 42 LTS 43-44	L: 36300 B: 46133
CITY OF WESLACO 255 S KANSAS AVE WESLACO TX 78596-6158	W2300-00-043-0000-00 WESLACO ORIGINAL TOWNSITE 20' X N170' ABND ALLEY BLK 43	L: 17000 B: 0



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-940
From: Mardoqueo Hinojosa		
Subject: Discussion and consideration after public hearing on behalf of RCI Development-Wisconsin, Ltd to approve Ordinance 2017-23 to rezone 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District. First reading of Ordinance 2017-23. Possible action. (Staffed by Planning and Code Enforcement Department. Item will require a 3/4 vote as item was denied by Planning & Zoning Commission.) Attachment.		
Background: The applicant is requesting to rezone property from R-1 One Family Dwelling District to M-1 Mobile Home District. Eighteen (18) property owners within 200 feet of the applicant's property were notified by letter on March 24, 2017. The property is labeled in the Future Zoning Map as residential use.		
Funding Source (budget code, if applicable):		
Amount:	Term of Impact:	Identified in Current Budget:
Additional Action Prompted: Mayor's Signature Public Hearing Ordinance - First Reading Ordinance - Final Reading		
If item previously considered, provide date and action by Commission:		
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners: Notice of the application and the public hearing for the Planning and Zoning Commission and the City Commission appeared in The Monitor on March 20, 2017.		
Advisory Review, if any (name of board/committee, date of action, recommendation): Planning and Zoning Commission recommended denial on April 5, 2017.		
Martha Hernandez Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval
City Manager Comments: Recommends approval.		
Staff Recommendation: Staff recommends approval.		
Attachments, if any:		

Aerial, 1301 S Midway , Ordinance 2017-23

Responsibilities upon Approval: Staff will notify applicant.
--

Rezone Request

R-1 to M-1

Legend

 Feature 1

Midway
Road

Milano
Road

7th St.

Hackberry St

Mile 6 1/2
North Road

 Midway Mobile Home Subdivision

Google earth

© 2016 Google



1000 ft



APPLICATION FOR REZONING

The Planning & Zoning Commission meets every 3rd Wednesday of each month at 5pm. Deadline to submit request is 30 days prior to the meeting.

The City Commission meet every 1st and 3rd Tuesday of each month at 5:30pm

FILE NO. REZ-00005

PROPOSED PROJECT

Legal Description of Property to be rezoned:

Lot 25.263 Acres out of Farm Tract 643 Block _____

Subdivision Name West Tract Subdivision

Street Address Southeast Corner of Midway Road and Mile 6 1/2 North Road

Existing Zoning Residential Existing Land Use Farm Land

Proposed Zoning Mobile Home Subdivision Dist. (M-1) Proposed Land Use Manufactured Mobile Homes

_____ \$250.00 non-refundable filing fee

_____ Detailed dimensioned site plan/map must be submitted with this request

_____ Survey and metes and bounds if the legal description is a portion of a lot

_____ City and school tax receipts attached

_____ I have received a copy of "The Intent of Zoning Application Instructions"

APPLICANT

Name RCI Development-Wisconsin, Ltd Phone (956) 607-3502

Address P.O. Box 1110 Fax: _____

City Harlingen State TX Zip Code 78551 E-Mail: tgearhart56@aol.com

OWNER

Name Adobe Construction, LLC Phone _____

Address P.O. Box 3362 Fax: _____

City McAllen State TX Zip Code 78502 E-Mail: _____

I certify that I am the actual owner of the property described above and this application is being submitted with my consent (include corporate name if applicable); or I am authorized by the actual owner to submit this application and have attached written evidence of such authorization.

Signature _____ Date _____

Signature [Signature] Date 3/15/17

Signature _____ Date _____

Authorized Agent



City of Weslaco TX
255 S KANSAS AVE
WESLACO, TX 78596
PLANNING AND ZONING DEPARTMENT

Invoice No.: **1327**
Invoice Date: **03/16/2017**

INVOICE

RECORD INFORMATION

Record ID: REZ17-00005
Record Type: Rezoning
Property Address: 0 MIDWAY RD, WESLACO, TX
Description of Work:
Applicant: RCI DEVELOPMENT- WISCONSIN LTD
PO BOX 1110
HARLINGEN, TX 78551

FEE DETAIL

Fee Description	Quantity	Fee Amount
Processing Fee - 235.10	1	\$5.00
Application Fee - 204.00	1	\$300.00
		\$305.00

CITY OF WESLACO
956-968-3181

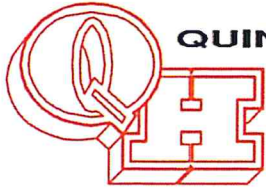
REC#: 02237362 3/17/2017 10:55 AM
OPER: MDTam TERM: 006
REF#: 5048

TRAN: 235.1000 PROCESSING FEE
REZ 17-00005
RCI DEVELOPMENT
01 -400-3200
PROCESSING FEE-ONLI 5.00CR

TRAN: 204.0000 REZONING APPL FEE
REZ 17-00005
RCI DEVELOPMENT
01 -400-1027
REZONING APPLICATIO 300.00CR

TENDERED: 250.00 CHECK
55.00 CHECK
APPLIED: 305.00-

CHANGE: 0.00



QUINTANILLA, HEADLEY AND ASSOCIATES, INC.

Consulting Engineers ★ Land Surveyors

Alfonso Quintanilla, P.E., R.P.L.S. Eulalio Ramirez, P.E.
Engineering Firm Registration No. F-1513
Surveying Firm Registration No. 100411-00
Municipal & County Projects ★ Subdivisions ★ Surveys
124 E. Stubbs, Edinburg, Texas 78539
Phone 956/381-6480 Fax 956/381-0527
Email: office@qhaengineering.com
www.qhaengineering.com

METES AND BOUNDS

A 25.263 ACRE TRACT OF LAND BEING ALL OF FARM TRACT 643, WEST AND ADAMS TRACTS SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 2, PAGES 34-37, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEED RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1877543, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS, SAVE AND EXCEPT THE CITY OF WESLACO TRACT BEING A 0.0367 OF AN ACRE OUT OF FARM TRACT 643, WEST AND ADAMS TRACTS SUBDIVISION, ACCORDING TO CORRECTION WARRANTY DEED RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 1972556, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS, REFERENCE TO WHICH IS HERE MADE FOR ALL PURPOSES AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS.

BEGINNING AT A COTTON PICKER SPINDLE SET AT THE INTERSECTION OF THE CENTERLINES OF MIDWAY ROAD AND MILE 6 1/2 NORTH ROAD FOR THE NORTHWEST CORNER OF FARM TRACT 643 AND THE NORTHWEST CORNER OF THIS TRACT.

THENCE; N 88°47'59" E, ALONG THE NORTH LINE OF FARM TRACT 643 AND THE CENTERLINE OF MILE 6 1/2 NORTH ROAD, A DISTANCE OF 1,108.31 FEET TO A COTTON PICKER SPINDLE FOUND FOR THE NORTHEAST CORNER OF FARM TRACT 643 AND THE NORTHEAST CORNER OF THIS TRACT.

THENCE; S 00°12'01" E, ALONG THE EAST LINE OF FARM TRACT 643, PASSING A 1/2" IRON ROD FOUND AT 20.00 FEET FOR THE SOUTH RIGHT OF WAY LINE OF MILE 6 1/2 NORTH ROAD, PASSING AT 30.00 FEET AT A 90° ANGLE TO THE RIGHT A 1/2" IRON ROD FOUND AT 32.00 FEET FOR THE NORTHEAST CORNER OF THE SAVE AND EXCEPT CITY OF WESLACO TRACT, PASSING A 1/2" IRON ROD WITH CAP STAMPED MELDEN & HUNT, INC. FOUND AT 975.00 FEET FOR THE NORTH LINE OF A DRAIN DITCH, A TOTAL DISTANCE OF 990.00 FEET TO A POINT FOR THE SOUTHEAST CORNER OF FARM TRACT 643 AND THE SOUTHEAST CORNER OF THIS TRACT.

THENCE; S 88°47'59" W, ALONG THE SOUTH LINE OF FARM TRACT 643, PASSING A 1/2" IRON ROD WITH CAP STAMPED MELDEN & HUNT, INC. FOUND AT 1,088.10 FEET FOR THE EAST RIGHT OF WAY LINE OF MIDWAY ROAD, A TOTAL DISTANCE OF 1,118.10 FEET TO A COTTON PICKER SPINDLE SET IN THE CENTERLINE OF MIDWAY ROAD FOR THE SOUTHWEST CORNER OF FARM TRACT 643 AND THE SOUTHWEST CORNER OF THIS TRACT.

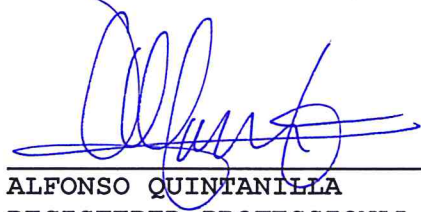
THENCE; N 00°38'01" W, ALONG THE WEST LINE OF FARM TRACT 643 AND THE CENTERLINE OF MIDWAY ROAD, A DISTANCE OF 990.05 FEET TO THE POINT OF BEGINNING AND CONTAINING 25.263 ACRES OF LAND MORE OR LESS.

BEARINGS ARE IN ACCORDANCE WITH MIDWAY COURT PHASE 3 SUBDIVISION, RECORDED IN INSTRUMENT NUMBER 2626587, MAP RECORDS, HIDALGO COUNTY, TEXAS.

THE PROPERTY DESCRIBED IN THIS METES AND BOUNDS MAY BE SUBJECT TO THE SUBDIVISION REGULATIONS OF THE COUNTY OF HIDALGO AND/OR ORDINANCES OR GOVERNMENTAL REGULATIONS OF THE CITY IN WHICH THE PROPERTY MAY BE LOCATED OR HOLDING EXTRA TERRITORIAL JURISDICTION.

I, ALFONSO QUINTANILLA, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THE ABOVE METES AND BOUNDS TO BE TRUE AND CORRECT, AND TO BE THE REPRESENTATION AND RESULT OF AN ACTUAL SURVEY DONE ON THE GROUND UNDER MY DIRECTION.

DATE PREPARED: MARCH 7, 2017



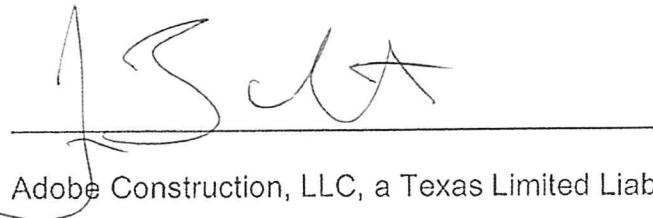
ALFONSO QUINTANILLA
REGISTERED PROFESSIONAL
LAND SURVEYOR No. 4856



Affidavit

To: Mardoqueo Hinojosa
City Engineer
City of Weslaco
255 S. Kansas
Weslaco, Texas 78596

We, Adobe Construction, LLC a Texas Limited Liability Company owners of 25.300 Acres being all of Farm Tract 643, Block 177, West and Adams Tracts Subdivision, Hidalgo County, Texas, hereby authorize RCI Development-Wisconsin, LTD to submit a subdivision application and zone change application for approval to the City of Weslaco.

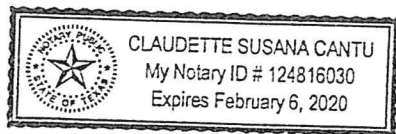


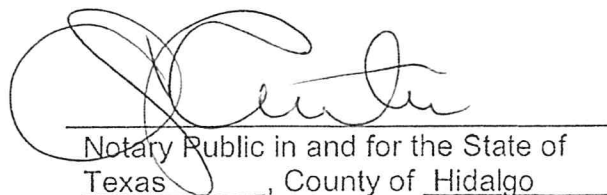
Adobe Construction, LLC, a Texas Limited Liability Company

State of Texas
County of Hidalgo

Before me, the undersigned authority, a notary public in and for the State of Texas, County of Hidalgo, on this day personally appeared Adobe Construction, LLC, a Texas Limited Liability Company known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purpose and consideration therein expressed.

Given under my hand and seal of office, this the 10th day of march, 2017.





Notary Public in and for the State of
Texas, County of Hidalgo

CITY OF WESLACO LEGAL NOTICE THE WESLACO PLANNING AND

CITY OF WESLACO LEGAL NOTICE The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, April 5, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, April 18, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 South Kansas Avenue to consider the following requests: Si desea informaci3n en espa±ol, llame al departamento de Planeaci3n de la Ciudad de Weslaco, (956) 447-3401. Khalid Ali representing Valley Donna Food Mart Inc. is requesting to rezone 718 N. 6th Street also being Lots 14-17 and the West ½ of Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. RCI Development-Wisconsin, Ltd. is requesting to rezone of 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District. Miguel & Sarah Marines is requesting a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas. The public is invited to attend and express support for or opposition to these applications. You may also file written support or opposition on or before April 5, 2017, for the Planning and Zoning Commission and on or before April 18, 2017, for City Commission. For additional information, contact the Planning Department at (956) 447-3401. /S/ MARDOQUEO HINOJOSA, P.E., CFM Planning Director/City Engineer

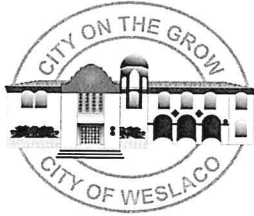
[Click here](#) to view the public notice as it appeared in print.

Appeared in: **The Monitor** on Monday, 03/20/2017

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City of Weslaco

"The City on the Grow"



David Suarez, Mayor
Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

PLANNING DEPARTMENT

March 24, 2017

Legal Notice

Dear Occupant:

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REZONE REQUEST:

RCI Development-Wisconsin, Ltd. is requesting to rezone of 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District.

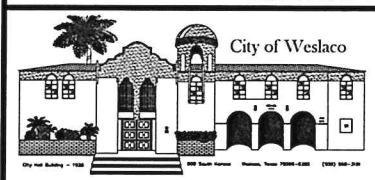
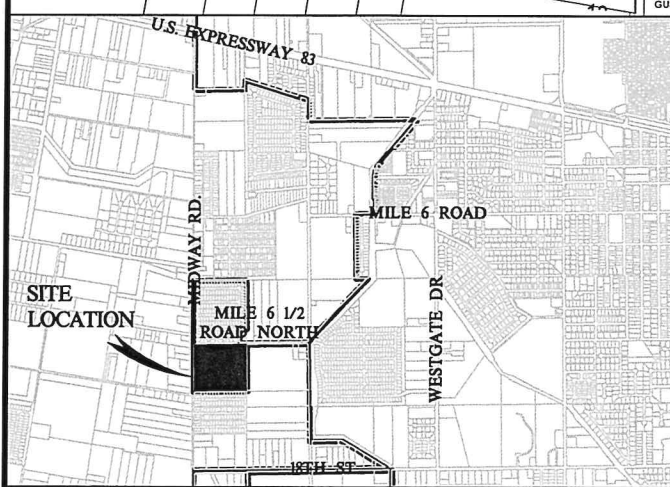
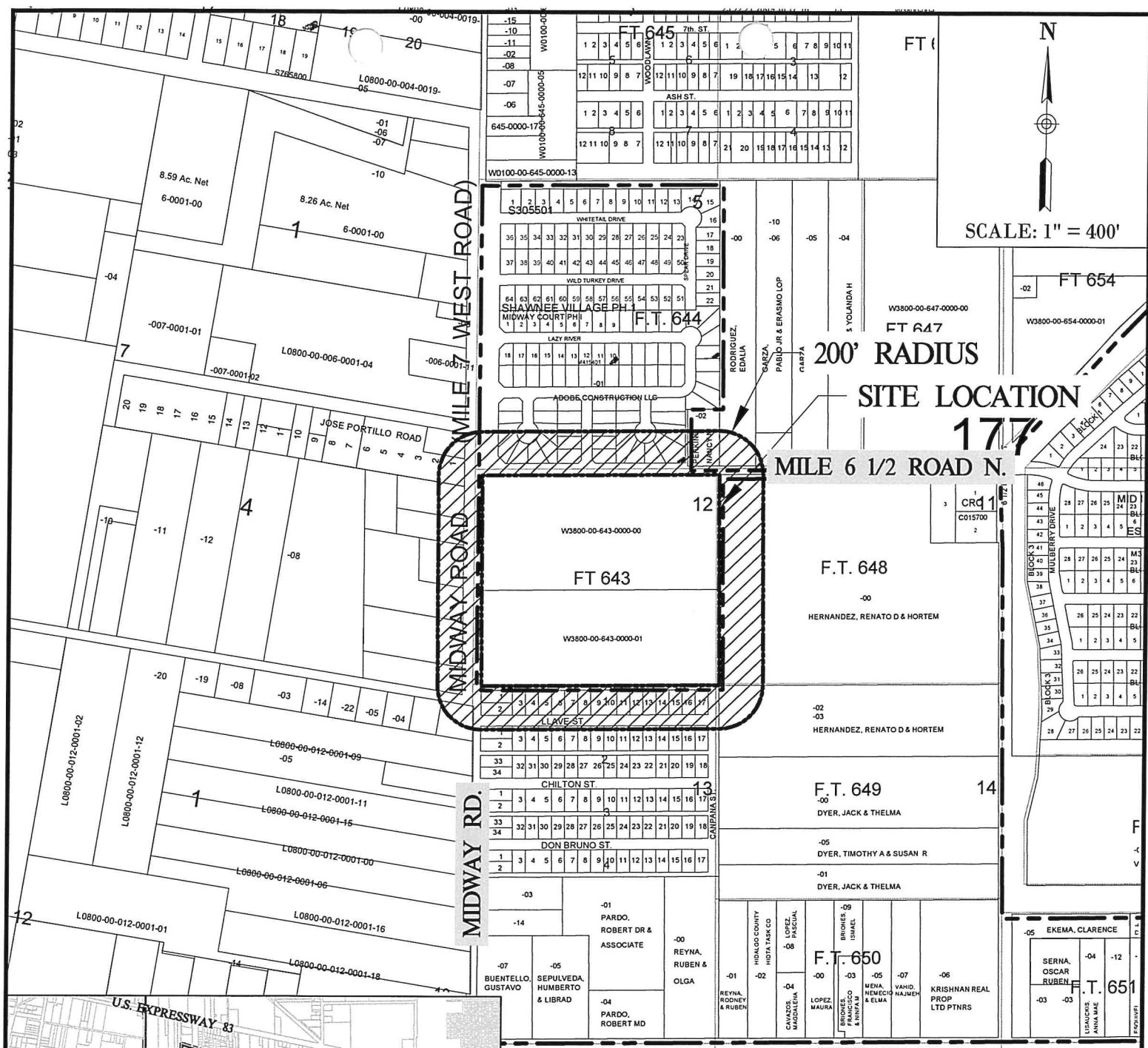
The public is hereby invited to attend and express their support or opposition to the request. You may also file a written notice supporting or protesting this action. For more information please call the Planning Department at (956) 447-3403.

Si desea información en español, por favor llame al departamento de Planeación de la ciudad de Weslaco, (956) 447-3403.

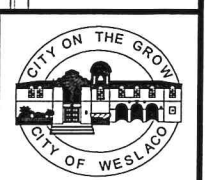
Sincerely,

Mardoqueo Hinojosa, P.E., CFM
Planning Director/City Engineer

MH/mh



RCI DEVELOPMENT-WISCONSIN, Ltd
1301 SOUTH MIDWAY ROAD
25.263 AC. TRACT OUT OF FARM TRACT 643, WEST TRACT SUBDIVISION
EXIST. ZONING: RESIDENTIAL
PROP. ZONING: MOBILE HOME SUBDIVISION DIST. (M-1)



MAR 24, 2017

ORTIZ JUAN CARLOS 409 S 7TH ST DONNA TX 78537	M4154-03-000-0053-00 MIDWAY COURT PH 3 LOT 53 1210 CHICKADEE COURT	L: 22304 B: 0
SAUCEDO OYUKI MIRANDA 2809 N 32 ST APT 3 MCALLEN TX 78501	M4154-03-000-0054-00 MIDWAY COURT PH 3 LOT 54 1214 CHICKADEE COURT	L: 18244 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0055-00 MIDWAY COURT PH 3 LOT 55 1218 CHICKADEE COURT	L: 16775 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0056-00 MIDWAY COURT PH 3 LOT 56 1217 CHICKADEE COURT	L: 16775 B: 0
GOMEZ PABLO JR & ANA G 607 BUENA VISTA DR APT 4D WESLACO TX 78596	M4154-03-000-0057-00 MIDWAY COURT PH 3 LOT 57 1213 CHICKADEE COURT	L: 27691 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0058-00 MIDWAY COURT PH 3 LOT 58 1209 CHICKADEE COURT	L: 15345 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0063-00 MIDWAY COURT PH 3 LOT 63 1210 WOLF TRAIL	L: 15631 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0064-00 MIDWAY COURT PH 3 LOT 64 1214 WOLF TRAIL	L: 15631 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0065-00 MIDWAY COURT PH 3 LOT 65 1218 WOLF TRAIL	L: 17399 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0066-00 MIDWAY COURT PH 3 LOT 66 1217 WOLF TRAIL	L: 17399 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0067-00 MIDWAY COURT PH 3 LOT 67 1213 WOLF TRAIL	L: 15631 B: 0
WYOT ENTERPRISES LTD PO BOX 6321 MCALLEN TX 78502	M4154-03-000-0068-00 MIDWAY COURT PH 3 LOT 68 1209 WOLF TRAIL	L: 15631 B: 0

MAR 24, 2017

ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0073-00 MIDWAY COURT PH 3 LOT 73 1210 BEAR COURT	L: 15347 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0074-00 MIDWAY COURT PH 3 LOT 74 1214 BEAR COURT	L: 19382 B: 0
QUINTERO SYLVIA 2409 E WALKER RD DONNA TX 78537	M4154-03-000-0075-00 MIDWAY COURT PH 3 LOT 75 1218 BEAR COURT	L: 23959 B: 0
WYOT ENTERPRISES LTD PO BOX 6321 MCALLEN TX 78502	M4154-03-000-0076-00 MIDWAY COURT PH 3 LOT 76 1217 BEAR COURT	L: 23959 B: 0
REGINO DAISY LIZBETH & RAUL D 3102 DON BRUNO ST WESLACO TX 78596	M4154-03-000-0077-00 MIDWAY COURT PH 3 LOT 77 1213 BEAR COURT	L: 45038 B: 0
ADOBE CONSTRUCTION LLC PO BOX 3362 MCALLEN TX 78502	M4154-03-000-0078-00 MIDWAY COURT PH 3 LOT 78 1209 BEAR COURT	L: 23711 B: 0

ORDINANCE NO. 2017-23

AN ORDINANCE AMENDING ZONING ORDINANCE NO. 320 AND AMENDING THE ZONING MAP OF THE CITY OF WESLACO TO CHANGE THE ZONING OF 1301 SOUTH MIDWAY ROAD, ALSO BEING THE A 25.263 ACRE TRACT OF FARM TRACT 643, WEST TRACT SUBDIVISION, WESLACO, HIDALGO COUNTY, TEXAS, FROM R-1 ONE FAMILY DWELLING DISTRICT TO M-1 MOBILE HOME DISTRICT.

BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO, TEXAS:

SECTION I: R-1 One Family Dwelling District to M-1 Mobile Home District being a 25.263 Acre Tract of Farm Tract 643, West Tract Subdivision, also being 1301 South Midway Road, Weslaco, Hidalgo County, Texas.

SECTION II: That this ordinance shall become effective upon its passage.

PASSED AND APPROVED on first reading at a regular meeting of the City Commission this 18th day of April, 2017.

PASSED AND APPROVED on second reading at a regular meeting of the City Commission this ____ day of _____, 2017.

CITY OF WESLACO

David Suarez, **MAYOR**

ATTEST:

Elizabeth M. Walker, **CITY SECRETARY**

APPROVED AS TO FORM:

Juan E. Gonzalez, **CITY ATTORNEY**

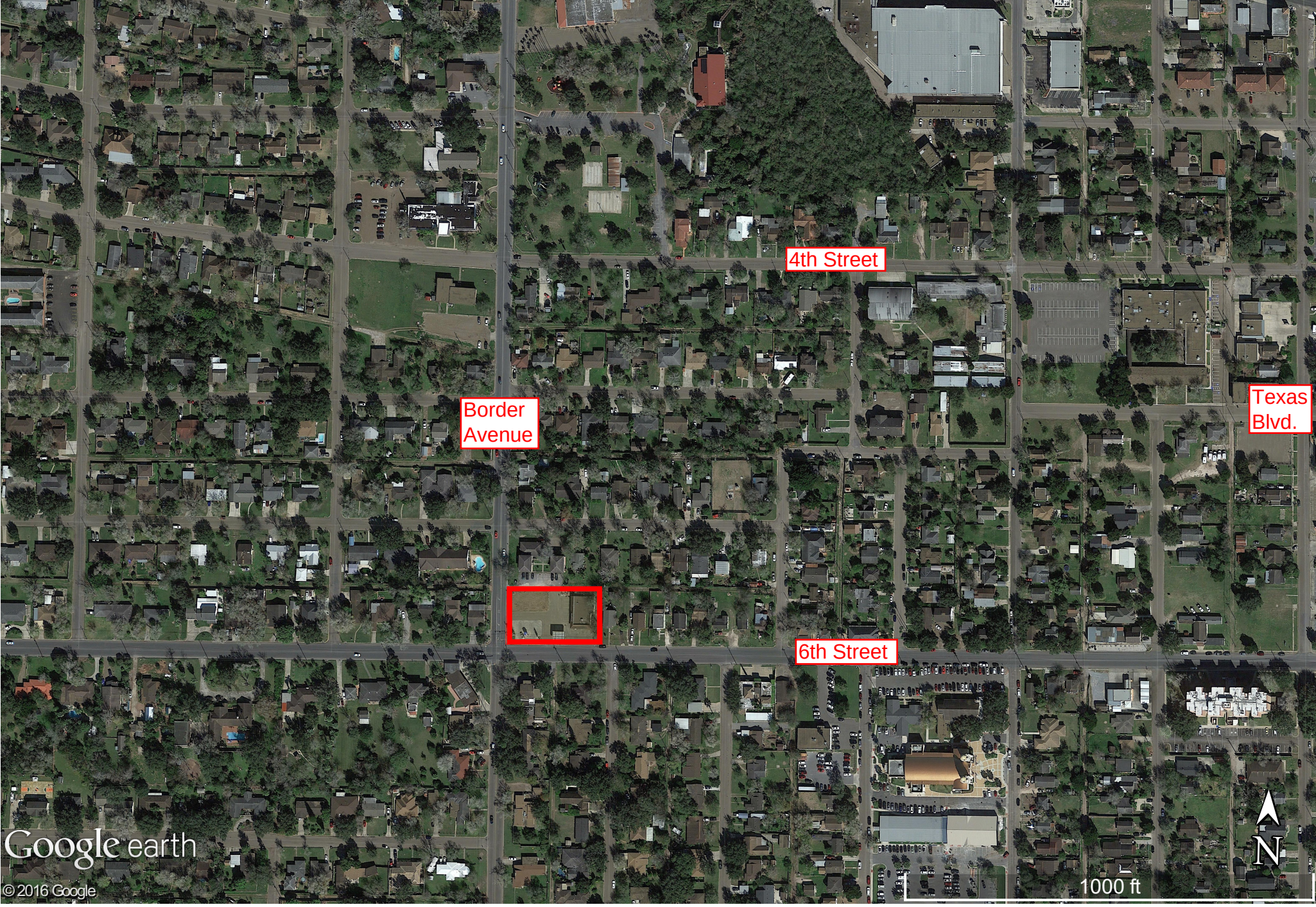


Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-941	
From: Mardoqueo Hinojosa			
Subject: Discussion and consideration after public hearing on behalf of Valley Donna Food Mart, Inc to approve Ordinance 2017-24 to rezone 718 W. 6th Street also being Lots 14-17 and W½ Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. First reading of Ordinance 2017-24. Possible action. (Staffed by Planning and Code Enforcement Department). Attachment.			
Background: The applicant is requesting to rezone property from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. Thirty-three (33) property owners within 200 feet of the applicant's property were notified by letter on March 24, 2017. Lot is occupied with a former convenience store.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature Public Hearing Ordinance - First Reading Ordinance - Final Reading			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners: Notice of the application and the public hearing for the Planning and Zoning Commission and the City Commission appeared in The Monitor on March 20, 2017			
Advisory Review, if any (name of board/committee, date of action, recommendation): Planning and Zoning Commission recommended approval on April 5, 2017.			
Martha Hernandez Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval	
City Manager Comments: Recommends approval.			
Staff Recommendation: Staff recommends approval.			
Attachments, if any: Aerial, 718 W 6th St, Ordinance 2017-24			

Responsibilities upon Approval:

Staff will notify applicant.



4th Street

Border Avenue

Texas Blvd.

6th Street





APPLICATION FOR REZONING

The Planning & Zoning Commission meets every 1st Wednesday of each month at 5:30 pm.

The City Commission meets every 1st and 3rd Tuesday of each month at 5:30 pm

FILE NO. REZ17-0004

PROPOSED PROJECT

Legal Description of Property to be rezoned:

Lot 18 Block 4

Subdivision Name Glendale Lots. 14-15-16-17 & W 1/2 H 18 B1K4

Street Address 718 N 16th St Rect

Existing Zoning Residential Existing Land Use closed

Proposed Zoning Commercial Proposed Land Use Convenience store

☒ \$300.00 non-refundable filing fee.

☐ Detailed dimensioned site plan/map must be submitted with this request.

☐ Survey and metes and bounds if the legal description is a portion of a lot.

☐ City and school tax receipts attached.

☐ I have received a copy of "The Intent of Zoning Application Instructions".

APPLICANT

Name Valley Donna Food Mart Inc. Phone 956-363-2040

Address 1305 E 11th St. Fax: _____

City Weslaco State TX Zip Code 78570 E-Mail: _____

OWNER

Name Khalid Ali Phone _____

Address 1305 E 11th Street Fax: _____

City Mercedes State TX Zip Code 78570 E-Mail: _____

I certify that I am the actual owner of the property described above and this application is being submitted with my consent (include corporate name if applicable); or I am authorized by the actual owner to submit this application and have attached written evidence of such authorization.

Signature _____ Date 03-01-2017
Owner

Signature _____ Date _____
Applicant

Signature _____ Date _____
Authorized Agent

CITY OF WESLACO
956-968-3181

REC#: 02231021 3/01/2017 12:04 PM
OPEN: april TERM: 003
REF#: 1113

TRAN: 235.1000 PROCESSING FEE
VALLEY DONNA FOOD MART
01 -400-3200
PROCESSING FEE-ONLI 5.00CR

TRAN: 204.0000 REZONING APPL FEE
VALLEY DONNA FOOD MART INC
01 -400-1027
REZONING APPLICATIO 300.00CR

TENDERED: 5.00 CASH
300.00 CHECK
APPLIED: 305.00-

CHANGE: 0.00

CITY OF WESLACO LEGAL NOTICE THE WESLACO PLANNING AND

CITY OF WESLACO LEGAL NOTICE The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, April 5, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, April 18, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 South Kansas Avenue to consider the following requests: Si desea informaci3n en espa±ol, llame al departamento de Planeaci3n de la Ciudad de Weslaco, (956) 447-3401. Khalid Ali representing Valley Donna Food Mart Inc. is requesting to rezone 718 N. 6th Street also being Lots 14-17 and the West ½ of Lot 18, Blk 4, Glendale Subdivision, Weslaco, Hidalgo County, Texas, from R-2 Duplex & Apartment District to B-1 Neighborhood Business District. RCI Development-Wisconsin, Ltd. is requesting to rezone of 1301 South Midway Road also being a 25.263 acre tract out of Farm Tract 643, West Tract Subdivision, Weslaco, Hidalgo County, Texas, from R-1 One Family Dwelling District to M-1 Mobile Home District. Miguel & Sarah Marines is requesting a Conditional Use Permit to operate an Event Center at 501 S. Texas Blvd, also being Lots 43-44, Block 42, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas. The public is invited to attend and express support for or opposition to these applications. You may also file written support or opposition on or before April 5, 2017, for the Planning and Zoning Commission and on or before April 18, 2017, for City Commission. For additional information, contact the Planning Department at (956) 447-3401. /S/ MARDOQUEO HINOJOSA, P.E., CFM Planning Director/City Engineer

[Click here](#) to view the public notice as it appeared in print.

Appeared in: **The Monitor** on Monday, 03/20/2017

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City of Weslaco

"The City on the Grow"



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Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

PLANNING DEPARTMENT

March 24, 2017

Legal Notice

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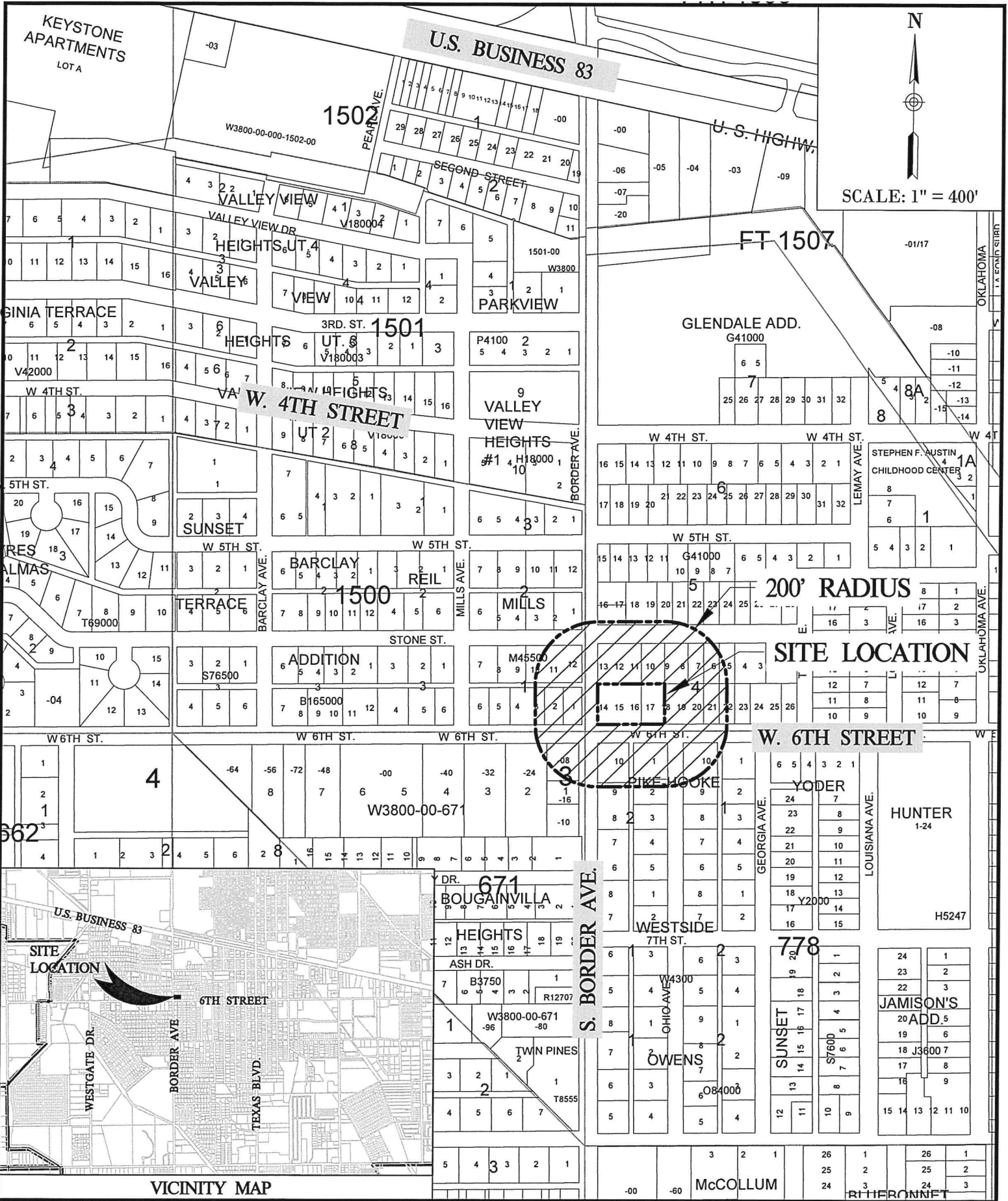
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Sincerely,

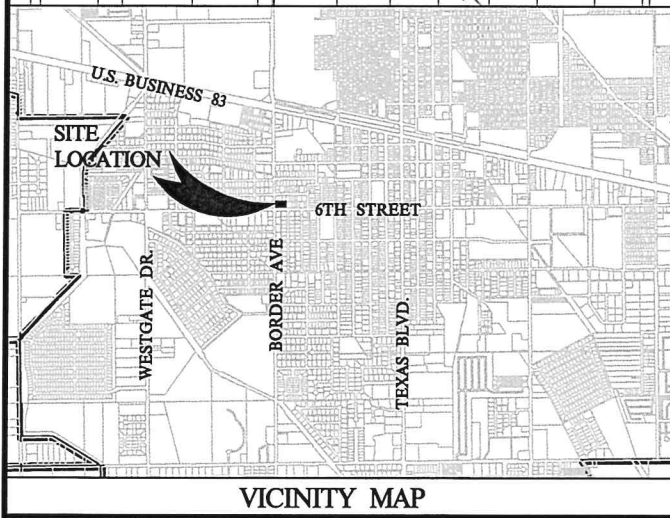
Mardoqueo Hinojosa, P.E., CFM
Planning Director/City Engineer

MH/mh

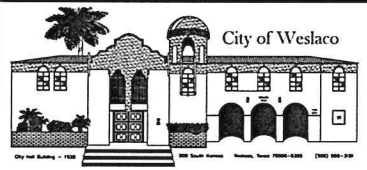


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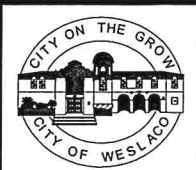
SCALE: 1" = 400'



VICINITY MAP



KHALID ALI
718 W. 6TH STREET
LOTS 14-17 AND W1/2 LOT 18, BLK 4
GLENDALE SUBDIVISION
EXIST. ZONING: RESIDENTIAL PROP. ZONING COMMERCIAL



MAR 24, 2017

HINOJOSA EDEN & BERTA A ENID HINOJOSA VELARDE 709 STONE ST WESLACO TX 78596	G4100-00-004-0005-00 GLENDALE LT 5 BLK 4 709 STONE ST	L: 17888 B: 13350
RAMOS SYLVIA & CAMILO JR 711 STONE ST WESLACO TX 78596	G4100-00-004-0006-00 GLENDALE LT 6 BLK 4 711 STONE ST	L: 20800 B: 12301
VELA ADAN 713 STONE ST WESLACO TX 78596	G4100-00-004-0007-00 GLENDALE LOT 7 BLK 4 713 STONE ST	L: 20800 B: 24629
YBARRA MANAEN & ARTURO DE 715 STONE ST WESLACO TX 78596	G4100-00-004-0008-00 GLENDALE LTS 8 & E 1/2 LOT 9 BLK 4 715 STONE ST	L: 31200 B: 35741
HANKS JACK & MABLE 719 STONE ST WESLACO TX 78596	G4100-00-004-0009-00 GLENDALE W 1/2 LOT 9 & ALL 10 BLK 4 719 STONE ST	L: 31200 B: 11378
RODRIGUEZ FRANCISCO T 4411 N WESTGATE DR WESLACO TX 78599	G4100-00-004-0011-00 GLENDALE LTS 11-12-13 BLK 4 723 STONE ST	L: 62400 B: 63957
DIAZ LEOPOLDO D 703 WEST 6TH ST WESLACO TX 78596	G4100-00-004-0014-00 GLENDALE LTS 14-15-16 -17 & W1/2 LT 18 BLK 4 703 W 6TH ST	L: 93600 B: 131105
DIAZ DISTRIBUTORS LLC 718 W 6TH ST WESLACO TX 78596-5866	G4100-00-004-0017-00 GLENDALE LOT 17 W 1/2-18 BLK 4 703 W 6TH ST	L: 31200 B: 44815
TREVINO RUPERTO LOPEZ PO BOX 669 LA BLANCA TX 78558	G4100-00-004-0018-00 GLENDALE E 25' LOT 18 ALL LTS 19 & 20 BLK 4 807 W 6TH ST	L: 52000 B: 27935
MARTINEZ, ARMANDO L & ANNA PO BOX 1769 WESLACO TX 78599-1769	G4100-00-004-0019-00 GLENDALE LTS E 12 1/2-19 ALL 20 BLK 4 805 W 6TH	L: 26000 B: 17428
TREVINO RUPERTO LOPEZ PO BOX 669 LA BLANCA TX 78558	G4100-00-004-0021-00 GLENDALE LT 21 BLK 4 803 W 6TH ST	L: 20800 B: 17126
GALLEGOS DAGOBERTO & HILDA E 801 W 6TH ST WESLACO TX 78596	G4100-00-004-0022-00 GLENDALE LOT 22 BLK 4 801 W 6TH ST	L: 20800 B: 12662

MAR 24, 2017

LOPEZ LORENZO H & CRUZ 509 S BORDER AVE WESLACO TX 78596	G4100-00-005-0016-00 GLENDALE LOTS 16 & 17-N 1/2 & LO TS 16 & 17-N 5'-S 1/2 BLK 5 509 S BORDER AVE	L: 23600 B: 13311
GARZA VICTOR R 850 S IOWA AVE WESLACO TX 78596	G4100-00-005-0016-01 GLENDALE LTS 16 S 1/2 & 17 S 1/2 EXC N 5' BLK 5 511 S BORDER AVE	L: 20400 B: 14288
AGUAYO PABLO ET AL 720 STONE ST WESLACO TX 78596	G4100-00-005-0018-00 GLENDALE LTS 18-19 BLK 5 720 STONE ST	L: 44000 B: 47241
RODRIGUEZ JOSE LOPEZ HECTOR M 716 STONE ST WESLACO TX 78596	G4100-00-005-0020-00 GLENDALE LOT 20 BLK 5 716 STONE ST	L: 22000 B: 12165
HERNANDEZ ADAN 210 N 8TH ST DONNA TX 78537	G4100-00-005-0021-00 GLENDALE LT 21 BLK 5 714 STONE ST	L: 22000 B: 35572
BENAVIDEZ HERMINIA FLORES 712 STONE ST WESLACO TX 78596	G4100-00-005-0022-00 GLENDALE LOT 22 BLK 5 712 STONE ST	L: 22000 B: 30633
SIMS JONETTE R & THOMAS G 900 W 6TH ST WESLACO TX 78596	M4550-00-001-0001-00 MILLS BLK 1 LT 1 900 W 6TH ST	L: 20520 B: 26284
SANCHEZ EDNA E 902 W 6TH ST WESLACO TX 78596	M4550-00-001-0002-00 MILLS BLK 1 LT 2 902 W 6TH ST	L: 20520 B: 30369
CARRILLO LILLIAN 905 W 6TH ST WESLACO TX 78596	M4550-00-001-0003-00 MILLS BLK 1 LT 3 & E50' 4 905 W 6TH ST	L: 37620 B: 76478
SAULS JULIAN W & SANDRA Y 904 STONE ST WESLACO TX 78596	M4550-00-001-0010-00 MILLS BLK 1 LTS 10 11 12 904 W STONE ST	L: 55404 B: 189123
CASANOVA CARLOS & ANNA MARIA C 901 STONE ST WESLACO TX 78596	M4550-00-002-0001-00 MILLS BLK 2 LT 1 E1/2 2 901 W STONE ST	L: 30780 B: 83555
JOHNSON CHARLES C & LINA F 600 S GEORGIA AVE WESLACO TX 78596	P6600-00-001-0001-00 PIKE HOOK BLK 1 LT 1 600 S GEORGIA ST	L: 35279 B: 53440

MAR 24, 2017

MID VALLEY CHURCH OF THE NAZARENE 909 W 8TH ST WESLACO TX 78596	P6600-00-001-0009-00 PIKE HOOK BLK 1 LT 9 603 S OHIO	L: 25080 B: 64452
BARRERA LISA V 601 S OHIO AVE WESLACO TX 78596	P6600-00-001-0010-00 PIKE HOOK BLK 1 LT 10 601 S OHIO	L: 36680 B: 95244
RAMON MONTALVO LIVING TRUST PO BOX 2 WESLACO TX 78599	P6600-00-002-0001-00 PIKE HOOK BLK 2 LT 1 600 S OHIO	L: 36680 B: 47262
SIFUENTES MONICA 602 S OHIO AVE WESLACO TX 78596	P6600-00-002-0002-00 PIKE HOOK BLK 2 LT 2 602 S OHIO	L: 25080 B: 56183
FANN CRISTHOPHER SUSANA GONZALEZ 605 S BORDER AVE WESLACO TX 78596	P6600-00-002-0008-00 PIKE HOOK BLK 2 LTS S70' OF 9 & ALL OF 8 605 BORDER AVE	L: 47025 B: 87972
WALKER JEFFREY THOMAS 2114 W 6TH ST WESLACO TX 78596	P6600-00-002-0009-00 PIKE HOOK N 10' OF LOT 9 & ALL O F 10 BLK 2 812 W 6TH ST	L: 39815 B: 81826
CARDENAS JENNIFER 1709 OLD PAINT DR EL PASO TX 79911	W3800-00-671-0000-08 WEST TRACT N 150' LT 1 R/S FT 67 1 0.46AC GR 0.34AC NET 600 S BORDER AVE	L: 37025 B: 107429
LEAL ALEX RODRIGUEZ 604 S BORDER AVE WESLACO TX 78596	W3800-00-671-0000-16 WEST TRACT N 75'-S 179' LT 1 R/S FT 671 0.23AC GR 0.19AC NET 604 S BORDER AVE	L: 20690 B: 35791
GONZALEZ BRAULIO 906 W 6TH ST WESLACO TX 78596	W3800-00-671-0000-24 WEST TRACT 1AC LOT 2 FT 671 906 W 6TH ST	L: 108900 B: 68814

ORDINANCE NO. 2017-24

AN ORDINANCE AMENDING ZONING ORDINANCE NO. 320 AND AMENDING THE ZONING MAP OF THE CITY OF WESLACO TO CHANGE THE ZONING OF 718 WEST 6TH STREET., ALSO BEING THE LOTS 14-17 AND THE WEST ½ OF LOT 18, BLOCK 4, GLENDALE SUBDIVISION, WESLACO, HIDALGO COUNTY, TEXAS, FROM R-2 DUPLEX AND APARTMENT DISTRICT TO B-1 NEIGHBORHOOD BUSINESS DISTRICT.

BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO, TEXAS:

SECTION I: R-2 Duplex and Apartment District to B-1 Neighborhood Business District being Lots 14-17 and the West ½ Of Lot 18, Block 4, Glendale Subdivision, also being 718 West 6th Street., Weslaco, Hidalgo County, Texas.

SECTION II: That this ordinance shall become effective upon its passage.

PASSED AND APPROVED on first reading at a regular meeting of the City Commission this 18th day of April, 2017.

PASSED AND APPROVED on second reading at a regular meeting of the City Commission this _____ day of _____, 2017.

CITY OF WESLACO

David Suarez, **MAYOR**

ATTEST:

Elizabeth M. Walker, **CITY SECRETARY**

APPROVED AS TO FORM:

Juan E. Gonzalez, **CITY ATTORNEY**



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-828	
From: Mardoqueo Hinojosa			
Subject: Discussion and consideration after public hearing on behalf of Valley Donna Food Mart, Inc. to approve a Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit at 718 W. 6th St., also being Lots 14-17 and W1/2 Lot 18, Block 4, Glendale Addition Subdivision, Weslaco, Hidalgo County, Texas and authorize the Mayor to execute any related documents. Possible action. (This item was tabled March 7, 2017; Staffed by Planning and Code Enforcement.)			
Background: The applicant is requesting to obtain Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit. Thirty-three (33) property owners within 200 feet of the applicant's property were notified by letter on February 17, 2017. Item was tabled, as a rezone is needed to proceed with this request.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature Public Hearing			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners: Notice of the application and the public hearing for the Planning and Zoning Commission and the City Commission appeared in The Monitor on February 13, 2017.			
Advisory Review, if any (name of board/committee, date of action, recommendation): Planning and Zoning Commission tabled item on March 1, 2017.			
Elizabeth Walker Mardoqueo Hinojosa Mike Perez		Created/Initiated Approved Final Approval	
City Manager Comments: Recommends approval.			
Staff Recommendation: Staff recommends approval, upon approval of rezone request.			
Attachments, if any: Aerial, 718 W 6th St			
Responsibilities upon Approval:			

Planning staff will advise applicant.

Conditional Use Permit

Wine and Beer Retailer's Off-Premise

Legend



4th Street

Border Avenue

Texas Blvd.

6th Street



Google earth

© 2016 Google



1000 ft

2-8-17



APPLICATION FOR CONDITIONAL USE PERMIT

The Planning & Zoning Commission meets every 1st Wednesday of each month at 5:30 pm. Deadline to submit request is 30 days prior to the meeting.

The City Commission meets every 1st and 3rd Tuesday of each month at 5:30 pm

FILE NO. CUP17-00003

RECEIVED
FEB 08 2017
Planning & Code Enforcement Dept.

PROPOSED PROJECT

Legal Description of Property for which Conditional Use Permit is requested:

Lot 14, 15, 16, 17 & West 1/2 of Lot Block 4

Subdivision Name Glendale Addition

Street Address 718 W 6th Street Weslaco, TX 78596

Existing Zoning Existing Land Use

Purpose for the Conditional Use Permit Request

Convenience Store Beer to go (off Premise)

What, if anything, is planned to minimize the impact on the surrounding land uses:

- ☒ \$300.00 non-refundable filing fee.
- ☒ Detailed dimensioned site-plan/map must be submitted with this request.
- ☒ Survey and metes and bounds if the legal description is a portion of a lot.
- ☒ City and school tax receipts attached.
- ☒ I have received a copy of "CUP Application Instructions"

APPLICANT

Name Valley Donna Food Mart Inc Phone 956-363-2040

Address 107 E 7th Street Fax:

City Mercedes State TX Zip Code 78537 E-Mail: AAAConstruction8@yahoo.com

OWNER

Name Khalid Ali Phone 953 363-2040

Address 107 E 7th Street Fax:

City Mercedes State TX Zip Code 78537 E-Mail: AAAConstruction8@yahoo.com

To the best of your knowledge are there any deed restrictions, restrictive covenants, etc., which would prevent the utilization of the property in the manner indicated?

Yes ✓ No _____

I certify that I am the actual owner of the property described above and this application is being submitted with my consent or I am authorized by the actual owner to submit this application and have attached written evidence of such authorization.

Signature [Signature]
Owner

Date 02-08-2017

Signature _____
Applicant

Date _____

Signature _____
Authorized Agent

Date _____

STAFF USE ONLY

Accepted By RD Payment Received By mt Date Paid 2/8/17

Notice of Public Hearing Sent to Property Owners Within
200' of Proposed Site

Date 2/17/17

P & Z Notice of Public Hearing Published in Newspaper

Date 2/13/17

City Commission Notice of Public Hearing Published
in Newspaper

Date 2/13/17

Presented to P & Z Commission
Approved _____ Disapproved _____ Tabled _____

Date _____

Presented to City Commission
Approved _____ Disapproved _____ Tabled _____

Date _____

RECEIVED

FEB 08 2017

CITY OF WESLACO
956-968-3181

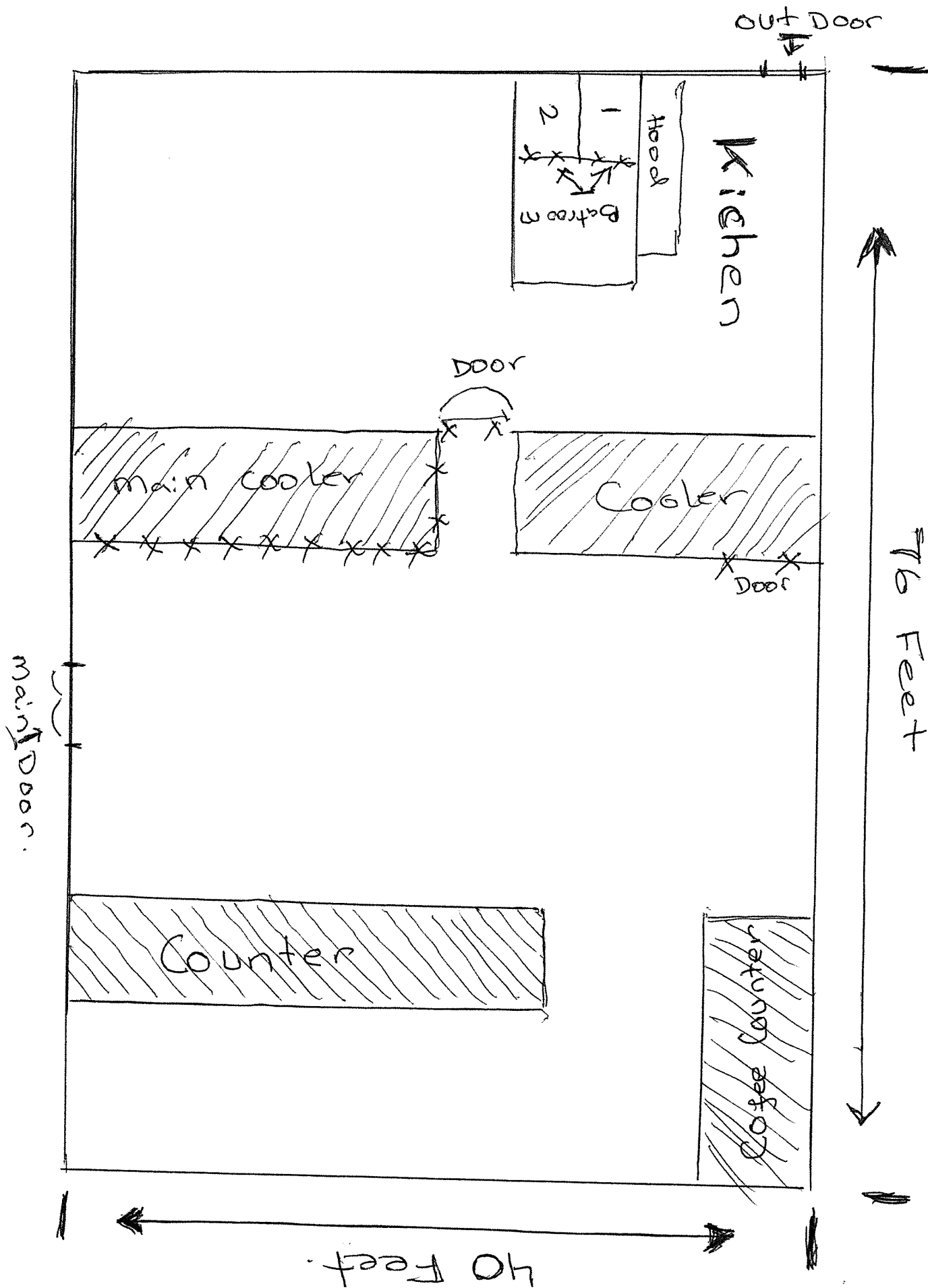
REC#: 02223684 2/08/2017 3:36 PM
OPER: KArev TERM: 036
REF#: 1060

TRAN: 235.1000 PROCESSING FEE
inv 776
01 -400-3200
PROCESSING FEE-ONLI 5.00CR

TRAN: 202.0000 CONDITIONAL USE PERM
inv 776
01 -400-1026
CONDITIONAL USE PER 300.00CR

TENDERED: 305.00 CHECK
APPLIED: 305.00-

CHANGE: 0.00



CITY OF WESLACO LEGAL NOTICE THE WESLACO PLANNING AND

CITY OF WESLACO LEGAL NOTICE The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, March 1, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, March 7, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 S. Kansas Ave. to consider the following requests: Si desea informaci3n en espa±ol, llame al departamento de Planeaci3n de la Ciudad de Weslaco, (956) 447-3403. Valley Donna Food Mart Inc. is requesting a Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit at 718 W. 6th St., also being Lots 14-17 and W1/2 Lot 18, Blk 4, Glendale Addition Subdivision, Weslaco, Hidalgo County, Texas. Robert W. McNabney. is requesting a Conditional Use Permit to obtain a Retail Dealer's On-Premises Late Hours License at 2901 W. Bus 83, also being 1.77 acres Irrigation Tract S881.60'-E179.15' out of Farm Tract 626, West Tract Subdivision, Weslaco, Hidalgo County, Texas. The public is invited to attend and express support for or opposition to these applications. You may also file written support or opposition on or before March 1, 2017, for the Planning and Zoning Commission and on or before March 7, 2017 for City Commission. For additional information, contact the Planning Department at (956) 447-3403. /S/ MARDOQUEO HINOJOSA, P.E., CFM Planning Director/City Engineer

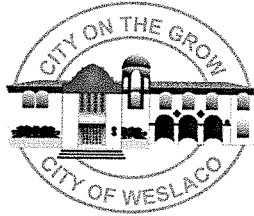
[Click here](#) to view the public notice as it appeared in print.

Appeared in: **The Monitor** on Monday, 02/13/2017

Powered by [mypublicnotices.com](http://www.mypublicnotices.com)

City of Weslaco

"The City on the Grow"



David Suarez, Mayor
Gerardo "Jerry" Tafolla, Mayor Pro-Tem, District 4
Leo Muñoz, Commissioner, District 1
Greg Kerr, Commissioner, District 2
Olga M. Noriega, Commissioner, District 3
Letty Lopez, Commissioner, District 5
Josh Pedraza, Commissioner, District 6

Mike R. Perez, City Manager

PLANNING DEPARTMENT

February 17, 2017

Legal Notice

Dear Occupant:

The Weslaco Planning and Zoning Commission will hold a public hearing on Wednesday, March 1, 2017 at 5:30 p.m. and the City Commission will also hold a public hearing on Tuesday, March 7, 2017 at 5:30 p.m. at the City Hall Legislative Chambers located at 255 S. Kansas Ave. to consider the following requests:

CONDITIONAL USE PERMIT:

Valley Donna Food Mart Inc. is requesting a Conditional Use Permit to obtain a Wine and Beer Retailer's Off-Premise Permit at 718 W. 6th St., also being Lots 14-17 and W1/2 Lot 18, Blk 4, Glendale Addition Subdivision, Weslaco, Hidalgo County, Texas.

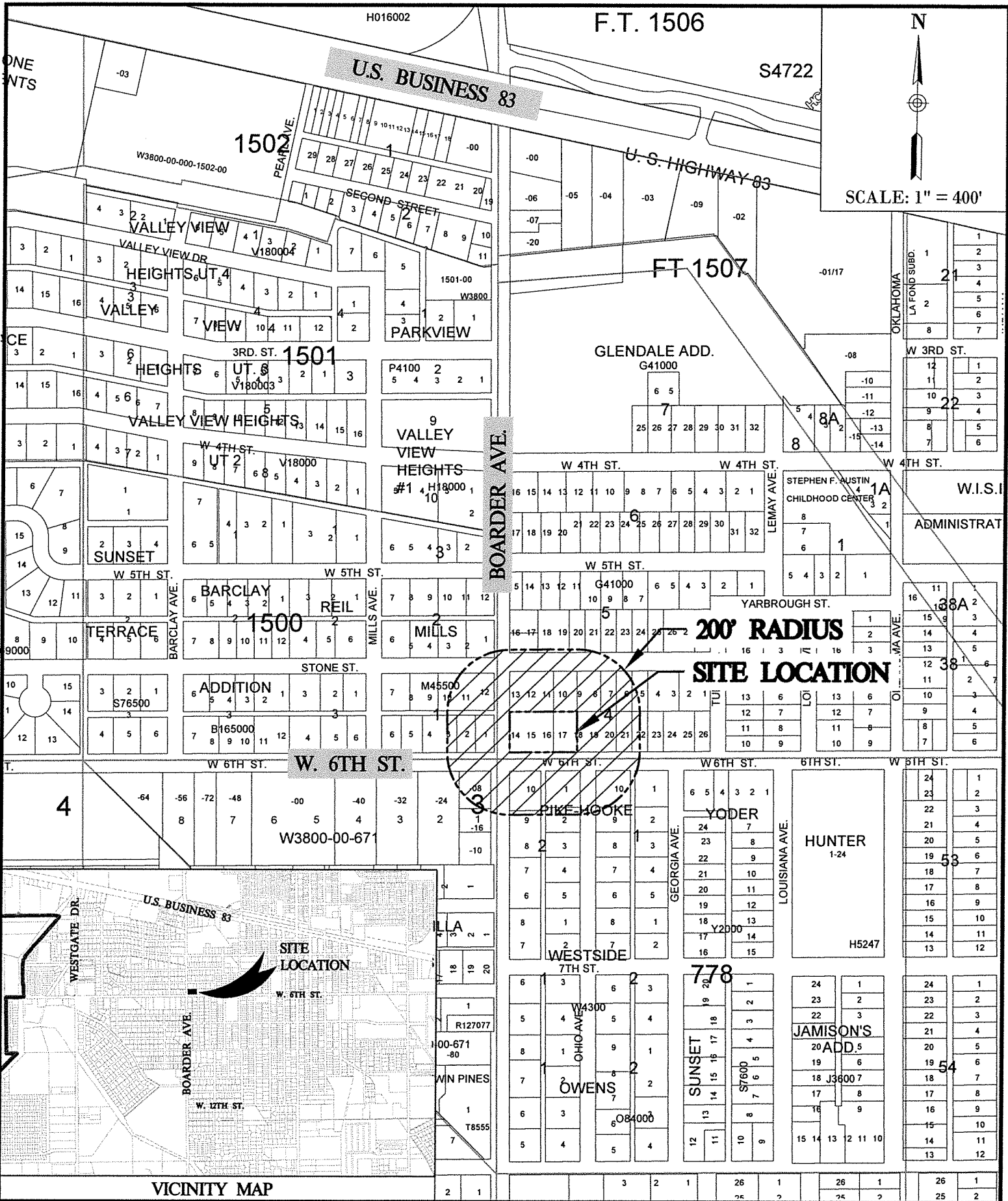
The public is hereby invited to attend and express their support or opposition to the request. You may also file a written notice supporting or protesting this action. For more information please call the Planning Department at (956) 447-3403.

Si desea información en español, por favor llame al departamento de Planeación de la ciudad de Weslaco, (956) 447-3403.

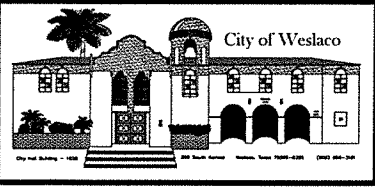
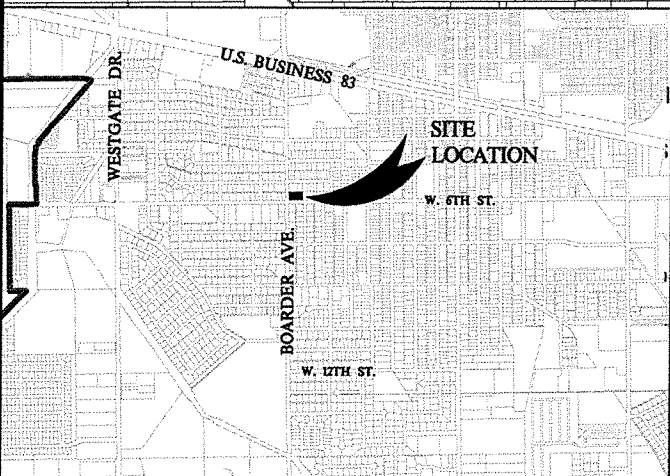
Sincerely,

Mardoqueo Hinojosa, P.E., CFM
Planning Director/City Engineer

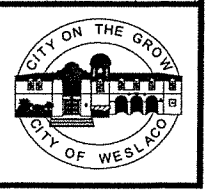
MH/mh



N
SCALE: 1" = 400'



KHALID ALI
718 W. 6TH STREET
LOTS 14-17 AND W1/2 LOT 18, BLK 4
GLLENDALE ADDITION SUBDIVISION
CUP: WINE AND BEER RETAILER'S OFF-PREMISE PERMIT



City of Weslaco Code Enforcement Dept.

FEB 15, 2017

HINOJOSA EDEN & BERTA A ENID HINOJOSA VELARDE 709 STONE ST WESLACO TX 78596	G4100-00-004-0005-00 GLENDALE LT 5 BLK 4 709 STONE ST	L: 17888 B: 13350
RAMOS SYLVIA & CAMILO JR 711 STONE ST WESLACO TX 78596	G4100-00-004-0006-00 GLENDALE LT 6 BLK 4 711 STONE ST	L: 20800 B: 12301
VELA ADAN 713 STONE ST WESLACO TX 78596	G4100-00-004-0007-00 GLENDALE LOT 7 BLK 4 713 STONE ST	L: 20800 B: 24629
YBARRA MANAEN & ARTURO DE 715 STONE ST WESLACO TX 78596	G4100-00-004-0008-00 GLENDALE LTS 8 & E 1/2 LOT 9 BLK 4 715 STONE ST	L: 31200 B: 35741
HANKS JACK & MABLE 719 STONE ST WESLACO TX 78596	G4100-00-004-0009-00 GLENDALE W 1/2 LOT 9 & ALL 10 BLK 4 719 STONE ST	L: 31200 B: 11378
RODRIGUEZ FRANCISCO T 4411 N WESTGATE DR WESLACO TX 78599	G4100-00-004-0011-00 GLENDALE LTS 11-12-13 BLK 4 723 STONE ST	L: 62400 B: 63957
DIAZ LEOPOLDO D 703 WEST 6TH ST WESLACO TX 78596	G4100-00-004-0014-00 GLENDALE LTS 14-15-16 -17 & W1/2 LT 18 BLK 4 703 W 6TH ST	L: 93600 B: 131105
DIAZ DISTRIBUTORS LLC 718 W 6TH ST WESLACO TX 78596-5866	G4100-00-004-0017-00 GLENDALE LOT 17 W 1/2-18 BLK 4 703 W 6TH ST	L: 31200 B: 44815
TREVINO RUPERTO LOPEZ PO BOX 669 LA BLANCA TX 78558	G4100-00-004-0018-00 GLENDALE E 25' LOT 18 ALL LTS 19 & 20 BLK 4 807 W 6TH ST	L: 52000 B: 27935
MARTINEZ, ARMANDO L & ANNA PO BOX 1769 WESLACO TX 78599-1769	G4100-00-004-0019-00 GLENDALE LTS E 12 1/2-19 ALL 20 BLK 4 805 W 6TH	L: 26000 B: 17428
TREVINO RUPERTO LOPEZ PO BOX 669 LA BLANCA TX 78558	G4100-00-004-0021-00 GLENDALE LT 21 BLK 4 803 W 6TH ST	L: 20800 B: 17126
GALLEGOS DAGOBERTO & HILDA E 801 W 6TH ST WESLACO TX 78596	G4100-00-004-0022-00 GLENDALE LOT 22 BLK 4 801 W 6TH ST	L: 20800 B: 12662

City of Weslaco Code Enforcement Dept.

FEB 15, 2017

LOPEZ LORENZO H & CRUZ 509 S BORDER AVE WESLACO TX 78596	G4100-00-005-0016-00 GLENDALE LOTS 16 & 17-N 1/2 & LO TS 16 & 17-N 5'-S 1/2 BLK 5 509 S BORDER AVE	L: 23600 B: 13311
GARZA VICTOR R 850 S IOWA AVE WESLACO TX 78596	G4100-00-005-0016-01 GLENDALE LTS 16 S 1/2 & 17 S 1/2 EXC N 5' BLK 5 511 S BORDER AVE	L: 20400 B: 14288
AGUAYO PABLO ET AL 720 STONE ST WESLACO TX 78596	G4100-00-005-0018-00 GLENDALE LTS 18-19 BLK 5 720 STONE ST	L: 44000 B: 47241
RODRIGUEZ JOSE LOPEZ HECTOR M 716 STONE ST WESLACO TX 78596	G4100-00-005-0020-00 GLENDALE LOT 20 BLK 5 716 STONE ST	L: 22000 B: 12165
HERNANDEZ ADAN 210 N 8TH ST DONNA TX 78537	G4100-00-005-0021-00 GLENDALE LT 21 BLK 5 714 STONE ST	L: 22000 B: 35572
BENAVIDEZ HERMINIA FLORES 712 STONE ST WESLACO TX 78596	G4100-00-005-0022-00 GLENDALE LOT 22 BLK 5 712 STONE ST	L: 22000 B: 30633
SIMS JONETTE R & THOMAS G 900 W 6TH ST WESLACO TX 78596	M4550-00-001-0001-00 MILLS BLK 1 LT 1 900 W 6TH ST	L: 20520 B: 26284
SANCHEZ EDNA E 902 W 6TH ST WESLACO TX 78596	M4550-00-001-0002-00 MILLS BLK 1 LT 2 902 W 6TH ST	L: 20520 B: 30369
CARRILLO LILLIAN 905 W 6TH ST WESLACO TX 78596	M4550-00-001-0003-00 MILLS BLK 1 LT 3 & E50' 4 905 W 6TH ST	L: 37620 B: 76478
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CASANOVA CARLOS & ANNA MARIA C 901 STONE ST WESLACO TX 78596	M4550-00-002-0001-00 MILLS BLK 2 LT 1 E1/2 2 901 W STONE ST	L: 30780 B: 83555
JOHNSON CHARLES C & LINA F 600 S GEORGIA AVE WESLACO TX 78596	P6600-00-001-0001-00 PIKE HOOK BLK 1 LT 1 600 S GEORGIA ST	L: 35279 B: 53440

City of Weslaco Code Enforcement Dept.

FEB 15, 2017

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BARRERA LISA V 601 S OHIO AVE WESLACO TX 78596	P6600-00-001-0010-00 PIKE HOOK BLK 1 LT 10 601 S OHIO	L: 36680 B: 95244
RAMON MONTALVO LIVING TRUST PO BOX 2 WESLACO TX 78599	P6600-00-002-0001-00 PIKE HOOK BLK 2 LT 1 600 S OHIO	L: 36680 B: 47262
SIFUENTES MONICA 602 S OHIO AVE WESLACO TX 78596	P6600-00-002-0002-00 PIKE HOOK BLK 2 LT 2 602 S OHIO	L: 25080 B: 56183
FANN CRISTHOPHER SUSANA GONZALEZ 605 S BORDER AVE WESLACO TX 78596	P6600-00-002-0008-00 PIKE HOOK BLK 2 LTS S70' OF 9 & ALL OF 8 605 BORDER AVE	L: 47025 B: 87972
WALKER JEFFREY THOMAS 2114 W 6TH ST WESLACO TX 78596	P6600-00-002-0009-00 PIKE HOOK N 10' OF LOT 9 & ALL O F 10 BLK 2 812 W 6TH ST	L: 39815 B: 81826
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LEAL ALEX RODRIGUEZ 604 S BORDER AVE WESLACO TX 78596	W3800-00-671-0000-16 WEST TRACT N 75'-S 179' LT 1 R/S FT 671 0.23AC GR 0.19AC NET 604 S BORDER AVE	L: 20690 B: 35791
GONZALEZ BRAULIO 906 W 6TH ST WESLACO TX 78596	W3800-00-671-0000-24 WEST TRACT 1AC LOT 2 FT 671 906 W 6TH ST	L: 108900 B: 68814



OFF-PREMISE PREQUALIFICATION PACKET

L-OFF
(01/2016)

Submit this packet to the proper governmental entities to obtain certification for the type of license/permit for which you are applying as required by Sections 11.37, 11.39, 11.46(b), 61.37, 61.38, 61.42 and Rule §33.13

All statutory and rule references mentioned in this application refer to and can be found in the Texas Alcoholic Beverage Code or Rules located on our website. www.tabc.texas.gov/laws/code_and_rules.asp

LOCATION INFORMATION

1. Application for: ☒ Original

☐ Reinstatement

License/Permit Number _____

☐ Change of Licensed Location

License/Permit Number _____

2. Type of Off-Premise License/Permit

☒ BQ Wine and Beer Retailer's Off-Premise Permit

☐ LP Local Distributor's Permit

☐ BF Beer Retail Dealer's Off-Premise License

☐ E Local Cartage Permit

☐ P Package Store Permit

☐ ET Local Cartage Transfer Permit

☐ Q Wine Only Package Store Permit

☐ PS Package Store Tasting Permit

3. Indicate Primary Business at this Location

☐ Grocery/Market

☒ Convenience Store without Gas

☐ Liquor Store

☐ Miscellaneous _____

☐ Convenience Store with Gas

4. Trade Name of Location

VALLEY 6th Street ^{meat} Market

5. Location Address

718 W 6th Street

City

Weslaco

County

Hidalgo

State

TX

Zip Code

78596

6. Mailing Address

107 E 7th Street

City

Mercedes

State

TX

Zip Code

78570

7. Business Phone No.

Pending

Alternate Phone No.

956-363-2040

E-mail Address

OWNER INFORMATION

8. Type of Owner

☐ Individual

☒ Corporation

☐ City/County/University

☐ Partnership

☐ Limited Liability Company

☐ Other _____

☐ Limited Partnership

☐ Joint Venture

☐ Limited Liability Partnership

☐ Trust

9. Business Owner/Applicant

VALLEY Donna Food Mart Inc.

10. As indicated on the chart, enter the individuals that pertain to your business type:
(For additional space, use Form L-OIC)

Individual/Individual Owner	Limited Liability Company/All Officers or Managers		
Partnership/All Partners	Joint Venture/Venturers		
Limited Partnership/All General Partners	Trust/Trustee(s)		
Corporation/All Officers	City, County, University/Official		
Last Name	First Name	MI	Title
Ali	Khalid		Pres Sec.
Last Name	First Name	MI	Title
Last Name	First Name	MI	Title
Last Name	First Name	MI	Title

MEASUREMENT INFORMATION

Section 109.31 et. seq.

11. Will your business be located within 300 feet of a church or public hospital? ☐ Yes ☒ No

NOTE: For churches or public hospitals measure from front door to front door, along the property lines of the street fronts and in a direct line across intersections.

12. Will your business be located within 300 feet of any private/public school? ☐ Yes ☒ No

NOTE: For private/public schools measure in a direct line from the nearest property line of the school to the nearest property line of the place of business, and in a direct line across intersections.

NOTE: If located on or above the fifth story of a multistory building: measure in a direct line from the property line of the private/public school to property line of your place of business in a direct line across intersections vertically up the building at the property line to the base of the floor on which your business is located.

13. Will your business be located within 1,000 feet of a private school? ☐ Yes ☒ No

14. Will your business be located within 1,000 feet of a public school? ☐ Yes ☒ No

ALL APPLICANTS

15. CHECK HERE IF NOT IN CITY LIMITS ☐

I, the applicant, have confirmed I am not located in the city limits of any city and therefore all city certificates are not required.

**WARNING AND
SIGNATURE****If Applicant Is/Must Sign**

Individual/Individual Owner

Partnership/Partner

Limited Partnership/General Partner

Corporation/Officer

Limited Liability Company/ Officer or Manager

WARNING: Section 101.69 of the Texas Alcoholic Beverage Code states: "...a person who makes a false statement or false representation in an application for a permit or license or in a statement, report, or other instrument to be filed with the Commission and required to be sworn commits an offense punishable by imprisonment in the Texas Department of Criminal Justice for not less than 2 nor more than 10 years."

BY SIGNING YOU ARE SWEARING TO ALL INFORMATION AND ATTACHMENTS TO THIS PACKET.

PRINT
NAMEKhalid AliSIGN
HERE

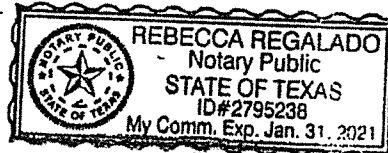
TITLE

Pres.

Before me, the undersigned authority, on this 8th day of February, 2017, the person whose name is signed to the foregoing application personally appeared and, duly sworn by me, states under oath that he or she has read the said application and that all the facts therein set forth are true and correct.

SIGN
HERE
NOTARY PUBLIC

S E A L

**CERTIFICATE OF CITY SECRETARY (FOR P, Q, BF & BQ)**

Sections 11.37 & 61.37

I hereby certify on this _____ day of _____, 20____, that the location for which the license/permit is sought is inside the boundaries of this city or town, in a "wet" area for such license/permit, and not prohibited by charter or ordinance in reference to the sale of such alcoholic beverages.

SIGN
HERE_____
City Secretary/Clerk_____
City

_____, TEXAS

S E A L

CERTIFICATE OF COUNTY CLERK (FOR P, Q & BF)

Sections 11.37 & 61.37

I hereby certify on this _____ day of _____, 20____, that the location for which the license/permit is sought is in a "wet" area for such license/permit, and is not prohibited by any valid order of the Commissioner's Court.

SIGN
HERE_____
County Clerk

_____, COUNTY

S E A L

CERTIFICATE OF COUNTY CLERK (FOR BQ)

Section 11.37

I hereby certify on this _____ day of _____, 20____, that the location for which the license/permit is sought as the place of business is in a "wet" area and is not prohibited by any valid order of the Commissioner's Court for a Wine and Beer Retailer's Off-Premise Permit.

Most current election for given location was held for:

- ☐ legal sale of all alcoholic beverages for off-premise consumption
☐ legal sale of all alcoholic beverages
☐ legal sale of all alcoholic beverages except mixed beverages
☐ legal sale of all alcoholic beverages including mixed beverages
☐ legal sale of mixed beverages
☐ legal sale of mixed beverages in restaurants by food and beverage certificate holders
☐ legal sale of wine on the premises of a holder of a winery permit
☐ legal sale of beer/wine (17%) on-premise or beer/wine off-premise **AFTER** Sept. 1, 1999
☐ legal sale of beer/wine (14%) on-premise or beer/wine off-premise **BEFORE** Sept. 1, 1999

SIGN

HERE _____

County Clerk

COUNTY _____

S E A L**COMPTROLLER OF PUBLIC ACCOUNTS CERTIFICATE**

Sections 11.46(b) & 61.42(b)

This is to certify on this _____ day of _____, 20____, the applicant holds or has applied for and satisfies all legal requirements for the issuance of a Sales Tax Permit under the Limited Sales, Excise and Use Tax Act or the applicant as of this date is not required to hold a Sales Tax Permit.

Sales Tax Permit Number _____ Outlet Number _____

Print Name of Comptroller Employee _____

Print Title of Comptroller Employee _____

SIGN

HERE _____

FIELD OFFICE _____

S E A L**PUBLISHER'S AFFIDAVIT (FOR BQ, BF, P & Q)**

Sections 11.39 & 61.38

Name of newspaper		ATTACH PRINTED COPY OF THE NOTICE HERE
City, County		
Dates notice published in daily/weekly newspaper (mm/dd/yyyy)		
<i>Publisher or designee certifies attached notice was published in newspaper stated on dates shown.</i>		
Signature of publisher or designee		
Sworn to and subscribed before me on this date		
Signature of Notary Public		
S E A L		



Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-946	
From: David Arce			
Subject: Discussion and consideration for approval on the revised re-development park plan for Isaac Rodriguez Park and authorize the Mayor to execute any related documents. Possible action. (Staffed by Parks and Recreation Department).			
Background: The plan has been revised due to not having the Texas Parks and Wildlife Granted approved this fiscal year. Our goal is to improve the park any way by adding the Splash pad this year.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted:			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Aida Vega		Created/Initiated	
David Arce		Approved	
Mike Perez		Final Approval	
City Manager Comments:			
Staff Recommendation: Approval			
Attachments, if any: Isaac Rodriguez Park Cost Estimates, RODRIGUEZ PARK PLAN			
Responsibilities upon Approval:			



Opinion of Probable Cost					
PLANNING AND CODE ENFORCEMENT DEPARTMENT					
Item	Description	Unit	Estimated Quantity	Price per Unit	Estimated Amount
DESIGN & CONSTRUCTION COST					
<i>Isaac D. Rodriguez Park Grant</i>					
Parking Additions					
Construction	2" Hot Mix Asphaltic Concrete Overlay (Material Only)	TON	390	\$ 64.30	\$ 25,077.00
Construction	2" Hot Mix Asphaltic Concrete Overlay (Labor Only)	HR	240	\$ 150.00	\$ 36,000.00
Construction	Prime Oil (MC-30)	Gal	2264	\$ 6.00	\$ 13,584.00
Construction	Striping of Parking Lot	LS	1	\$ 7,500.00	\$ 7,500.00
Walking/Jogging Trails					
Construction	4" Caliche (Flex Base) (Material Only)	TON	540	\$ 11.00	\$ 5,940.00
Construction	4" Caliche (Flex Base) (Labor Only)	HR	600	\$ 150.00	\$ 90,000.00
Splash Pad					
Construction	Splash Pad	LS	1	\$ 175,000.00	\$ 175,000.00
Install	Pumps & Irrigation System	LS	1	\$ 80,000.00	\$ 80,000.00
Detention Pond					
Construction	Excavation	CY	2900	\$ 8.61	\$ 24,969.00
9 Hole Disc Golf					
Construction	8 Hole Disc Golf Course (Material)	LS	1	\$ 28,000.00	\$ 28,000.00
Construction	9 Hole Disc Golf Course (Labor)	HR	100	\$ 150.00	\$ 15,000.00
Demolition					
Remove	Existing Pool	SY	950	\$ 32.00	\$ 30,400.00
Restroom Rehabilitation					
Construction	Restroom Rehabilitations	LS	1	\$ 80,000.00	\$ 80,000.00
Shade Canopies					
Install	Shade Canopies (Splash Pad)	EA	4	\$ 5,000.00	\$ 20,000.00
Picnic Tables					
Install	Picnic Tables Around Park	EA	15	\$ 800.00	\$ 12,000.00
Skate Park Upgrades					
Install	Skate Park Upgrades	LS	1	\$ 30,000.00	\$ 30,000.00
Park Signage					
Install	Signage Around Park	LS	1	\$ 2,500.00	\$ 2,500.00
Engineering					
Engineering	Grading and drainage	LS	1	\$ 6,500.00	\$ 6,500.00
CONSTRUCTION TOTAL					\$ 500,001.00
City Labor Participation					\$ 182,469.00
Total Cost					\$ 682,470.00





Standardized Agenda Request Form

Date of Meeting: April 18, 2017		Agenda Item No. (to be assigned by CSO): 2017-950	
From:			
Subject: Discussion and consideration to accept and approve the Articles of Incorporation and Bylaws of the Hidalgo County Regional Foreign Trade Zone and authorize the Mayor to execute any related documents. Possible action. (Staffed by the City Manager's Office)			
Background: Previous commission action authorized the City Manager to research expending the Weslaco foreign trade zone designation into a regional foreign trade Zone. By Expanding the Weslaco designation, the regional structure would be composed of one member from Donna, Pharr, Edinburg, County and two members from the Weslaco Commission with the County as the Administrator. The members would be the Mayors of each City. The attached Articles of Incorporation and Bylaws have been finalized for approval by each city.			
Funding Source (budget code, if applicable):			
Amount:	Term of Impact:	Identified in Current Budget:	
Additional Action Prompted: Mayor's Signature			
If item previously considered, provide date and action by Commission:			
If item requires Publication Notice, provide date and periodical of publication; indicate if comments received from letters mailed to property owners:			
Advisory Review, if any (name of board/committee, date of action, recommendation):			
Aida Vega Mike Perez		Created/Initiated Final Approval	
City Manager Comments: Recommends approval.			
Staff Recommendation:			
Attachments, if any: Articles of Incorporation Hidalgo County Regional FTZ, Bylaws Hidalgo County Regional FTZ			
Responsibilities upon Approval: Execute and notify each entity upon approval.			

**ARTICLES OF INCORPORATION
OF
THE HIDALGO COUNTY REGIONAL FOREIGN TRADE ZONE**

We, the undersigned natural persons, of the age of 18 years or more, acting as incorporators of a non-profit corporation under the Texas Nonprofit Corporation Act adopt the following Articles of Incorporation:

ARTICLE I

The name of the Corporation is Hidalgo County Regional Foreign Trade Zone.

ARTICLE II

The period of duration of the Corporation is perpetual.

ARTICLE III

The Corporation is organized and shall be operated exclusively as a business league, within the meaning of Section 501(c)(6) of the Internal Revenue Code of 1986, as amended (or corresponding provisions of any subsequent federal tax laws); and within such limits, to administer, and expend funds for the following purposes:.

1. To promote the competitiveness of the Hidalgo County Regional Foreign Trade Zone business;
2. To promote activities involving domestic operations within the Hidalgo County Regional Foreign Trade Zone;
3. To facilitate and expedite trade, retain and create jobs, encourage investment, manufacturing and logistics within the Hidalgo County Regional Foreign Trade Zone

ARTICLE IV

The Corporation shall have six (6) members. Members shall have the right to vote as set forth in the Bylaws.

ARTICLE V

No part of the assets or net earnings of the corporation shall inure to the benefit of or be distributable to its directors, officers, or other private persons, except that the corporation shall be authorized and empowered to pay reasonable compensation for services actually rendered and to make payments and distributions in furtherance of the

purpose and objects set forth in Article III hereof.

ARTICLE VI

The regulation of the internal affairs of the corporation shall be carried on through its Board of Directors and prescribed according to its Bylaws; the manner of their election or appointment, other than the initial Board of Directors provided for herein, shall be provided in the Bylaws. In furtherance and not in limitation of the powers conferred by statute, the corporation is expressly authorized to carry on its business and to hold annual or special meetings of its Board of Directors in any country or in any of the states, territories or possessions of the United States, or the District of Columbia.

ARTICLE VII

The private property of the incorporators, directors and officers shall not be subject to the payment of corporate debts to any extent whatever.

ARTICLE VIII

Notwithstanding any other provision of these Articles, the corporation shall not conduct or carry on any activities not permitted to be conducted or carried on by an organization exempt under Section 501(c)(6) of the Internal Revenue Code of 1986, or corresponding provisions of any subsequent federal tax laws.

ARTICLE IX

Upon dissolution of the corporation, all of its assets and property of every nature and description remaining after the payment of all liabilities and obligations of the corporation (but not including assets held by the corporation upon condition requiring return, transfer, or conveyance, which condition occurs by reason of the dissolution) shall be paid over and transferred to the Weslaco Foreign Trade Zone, or if this entity is no longer in existence to one or more organizations which engage in activities substantially similar to those of the corporation and which are then qualified for exemption from federal income taxes as organizations described in Section 501(c)(3) or Section 501(c)(6) of the Internal Revenue Code of 1986 (or corresponding provisions of any subsequent federal tax laws).

ARTICLE X

The address, including the street and number, of its initial registered office is Office of the Hidalgo County Judge, Edinburg, Hidalgo County, Texas 78537.

ARTICLE XI

The corporation reserves the right to amend, change or repeal any provision contained in these Article of Incorporation or to merge or consolidate this corporation with any other nonprofit corporation in the manner now or hereafter prescribed by statute, provided, however, that any such action shall be calculated exclusively to carry out the objects and purposes for which the corporation is formed, and all rights herein conferred or granted shall be subject to this reservation.

ARTICLE XII

The number of directors constituting the initial Board of Directors is six (6), but the number of directors may be increased or decreased in the manner set forth in the Bylaws, provided that the number shall not be less than six (6). Changes to the membership of this corporation may be made only with the approval of a majority of the elected bodies that are currently being represented. The names and addresses, including street and number, of the persons who are to serve as the initial directors until the first annual meeting or until their successors be elected and qualified are:

1. Mayor - City of Weslaco 255 S. Kansas, Weslaco, Texas 78596
2. Mayor - City of Edinburg 415 W. University Dr., Edinburg, Texas 78541
3. Mayor - City of Pharr 118 S. Cage, Pharr, Texas 78577
4. Mayor - City of Donna 307 S. 12th Street, Donna, Texas 78537
5. County Judge – Hidalgo County – 100 E. Cano, 2nd Floor, Edinburg, Texas 78549
6. Weslaco City Commissioner – City of Weslaco, 255 S. Kansas, Weslaco, Texas 78596

ARTICLE XIII

The name and address, including street and number, of each incorporator is:

1. David Suarez-255 S. Kansas, Weslaco, Texas 78596
2. Richard Garcia-425 W. University Drive, Edinburg, Texas 78541
3. Ambrosio Hernandez-118 S. Cage, Pharr, Texas 78577
4. Irene Munoz – 307 S. 12th Street, Donna, Texas, 78537
5. Ramon Garcia – 100 E. Cano, 2nd Floor, Edinburg, Texas 78549

ARTICLE XIV

The registered agent for service of process shall be the Hidalgo County Judge

whose address is 100 East Cano, Suite 204, Edinburg, Hidalgo County Texas 78549.

IN WITNESS WHEREOF, the undersigned have executed these Articles of Incorporation as of this _____ day of _____, 2017.

INCORPORATORS:

David Suarez

Richard Garcia

Ambrosio Hernandez

Irene Munoz

Ramon Garcia

BYLAWS OF THE HIDALGO COUNTY REGIONAL FOREIGN TRADE ZONE

ARTICLE I.	PURPOSES
ARTICLE II.	MEMBERSHIP
ARTICLE III.	MEETINGS
ARTICLE IV.	BOARD OF DIRECTORS
ARTICLE V.	OFFICERS
ARTICLE VI.	RESIGNATIONS AND REMOVALS
ARTICLE VII.	VACANCIES
ARTICLE VIII.	SUSPENSION OR EXPULSION OF MEMBERS
ARTICLE IX.	AMENDMENTS
ARTICLE X.	FISCAL YEAR
ARTICLE XI.	INSPECTION OF RECORDS
ARTICLE XII.	REGISTERED AGENT
ARTICLE XIII	PARLIAMENTARY PROCEDURE
ARTICLE XIV	ACQUISITION OF PROPERTY AND POWER TO CONTRACT
ARTICLE XV	COMPENSATION
ARTICLE XVI	CONFLICT OF INTEREST AND NEPOTISM
ARTICLE XVII	BUDGET
ARTICLE XVIII	DISSOLUTION

I. PURPOSES

(A) The purposes of the Hidalgo County Regional Foreign Trade Zone, hereinafter referred to as "HCRFTZ", are to: (1) improve business conditions of International commerce within the meaning of Section 501(c)(6) of the Internal Revenue Code of 1986, as amended (or the corresponding provision of any future United States Revenue Code), (2) improving channels of communication and understanding between the municipalities of Donna, Pharr, Edinburg, Weslaco, and the County of Hidalgo, its executive departments and agencies, and Foreign Trade Zone operators and users; (3) promoting, stimulating and improving the HCRFTZ and its usage as an integral and valuable tool in the international commerce of the United States.

(B) Notwithstanding any other provision of these Bylaws, the HCRFTZ shall not carry on any other activities not permitted to be conducted or carried on by an organization exempt from federal income tax under Section 501(c)(6) of the Internal Revenue Code of 1986, as amended (or the corresponding provision of any future United States Revenue Code).

ARTICLE II. MEMBERSHIP

A. Membership shall be restricted to the following entities:

- a. City of Donna
- b. City of Weslaco
- c. City of Edinburg
- d. City of Pharr
- e. Hidalgo County

B. Each Member shall be entitled to one vote except for the City of Weslaco which will be entitled to two votes. Each Members single designated representative will be the duly elected Mayor of that Member and the Hidalgo County Judge. The City of Weslaco will be entitled to one additional Director which must be an elected City Commissioner of the Weslaco City Commissions choosing.

C. Annual membership dues shall be determined by the Board of Directors.

ARTICLE III. MEETINGS

A. The HCRFTZ shall meet quarterly, or more frequently as necessary, to conduct its affairs. In the event that such quarterly meeting is omitted by oversight or otherwise on the date herein provided for, the Board of Directors shall cause a meeting in lieu thereof to be held as soon thereafter as convenient, and any business transacted at such meeting

shall be valid. Such subsequent meeting shall be called in the same manner as provided for the quarterly meeting.

B. Annual meetings shall be held each year after the regularly scheduled election of its Director. Elections of officers shall be held at each annual meeting and the terms of office of those elected shall begin at once.

C. Special meetings of the HCRFTZ shall be held whenever called by the Chairman of the Board or by a majority of the Board of Directors.

D. Notice of all meetings of the HCRFTZ stating the time, place and purposes for which such meeting is called, shall be given by or at the direction of the Chairman of the Board or Vice Chairman of the Board by mail and/or electronic transmission to each Member. All meetings, notices and deliberations must be in compliance with the Open Meetings Act as set forth in Chapter 551 of the Texas Government Code.

E. At any meeting of the HCRFTZ, a majority of all voting Directors shall constitute a quorum for the transaction of business. When a quorum is present at any meeting, a majority of the vote of those present shall be required for the passage of any motion or resolution

ARTICLE IV. BOARD OF DIRECTORS

A. The number of the Directors of the HCRFTZ shall be six (6) and that number may be increased or decreased by a three fourths vote of the Board. The Board of Directors shall be comprised of the duly elected Mayors of the City of Donna, the City of Weslaco, the City of Pharr, the City of Edinburg, the Hidalgo County Judge and a City Commissioner from the City of Weslaco. The Weslaco City Commissioner will be appointed by a majority vote of the City Commission of Weslaco. Each Director shall serve for the pendency of his position as set forth above, until his or her successor is duly elected and qualified.

B. The Board of Directors shall be the governing body of the HCRFTZ. It shall establish the policies of the HCRFTZ and oversee the administration of the HCRFTZ by the Executive Director. The Board shall interpret these Bylaws when necessary. The Board shall decide on any matter that may be referred to it by the Chairman of the Board, Vice Chairman of the Board, Secretary/Treasurer, or by written communication and/or electronic transmission signed by any Director.

C. The initial management of the HCRFTZ will be conducted by the Office of the Hidalgo County Judge until such time as the Board of Directors determines it is necessary to hire staff to conduct the business of the HCRFTZ. At that time the Board of Directors shall employ an Executive Director to serve as the Chief Operating Officer of the HCRFTZ. The Executive Director may employ, with the concurrence of the Board of Directors, such

other full-time employees as may be necessary to conduct the business of the HCRFTZ. The Board of Directors shall approve funding for staff salaries. The Executive Director shall serve at the pleasure of the Board of Directors and pursuant to the terms of his or her contract which is to be executed by the Chairman of the Board on behalf of the HCRFTZ. The Executive Director shall supervise and control all of the business and affairs of the HCRFTZ and such duties as may be prescribed by the Board of Directors from time to time.

D. The Board of Directors shall employ an attorney that will be independent of member entities who shall report directly to the Board of Directors to represent the HCRFTZ and advise them on all legal issues coming before the Board of Directors. The Board of Directors shall approve funding, rate of pay and all other terms of the contract for the attorney.

E. An audit shall be conducted by a certified public accountant annually in accordance with standard accounting procedures. The Board of Directors shall select the accounting firm for the annual audit and shall approve funding, rate of pay and all other terms of the contract for the firm.

ARTICLE V. OFFICERS

A. The officers of the HCRFTZ shall consist of a Chairman of the Board, Vice Chairman of the Board, Secretary/Treasurer, and such other officers as the Board of Directors, shall, from time to time, deem necessary.

B. It shall be the duty of the Chairman of the Board, in his or her capacity as the Chief Executive Officer of the HCRFTZ, and in cooperation with the other officers of the HCRFTZ, to oversee the implementation of the policies established by the Board of Directors. The Chairman of the Board shall enforce the provisions of the Bylaws and directives of the Board of Directors, and shall preside over all meetings of the Board of Directors. The Chairman of the Board, or the Vice Chairman of the Board, shall approve in writing necessary agreements and contracts of the HCRFTZ. The Chairman of the Board, with the consent of the Board, shall appoint the members of all committees and task forces and render an annual report to the HCRFTZ. The Chairman of the Board shall perform all the duties commonly incident to the office and shall perform such other duties as the Board of Directors may designate.

C. It shall be the duty of the Vice Chairman of the Board to assist the Chairman of the Board to oversee the implementation of the policies established by the Board of Directors and be responsible for specific assignments delegated by the Chairman of the Board. The Vice Chairman of the Board shall carry out the duties of the Chairman of the Board whenever the Chairman of the Board is unable or unwilling to do so.

D. It shall be the duty of the Secretary/Treasurer to keep a record of all meetings of the Board of Directors. The Secretary/Treasurer shall ensure that copies of minutes of all such meetings are prepared and mailed to the Directors as directed by the Chairman of the Board or Board of Directors. The Secretary/Treasurer shall serve as an elected officer, ensure that a list of members and officers is maintained, and arrange for the publication of such lists as requested. The Secretary/Treasurer shall cause to be kept full and accurate accounts of receipts and disbursements of the funds of the HCRFTZ and shall cause to be deposited all monies received in the name and to the credit of the HCRFTZ in such depositories as may be designated by the Board of Directors and shall submit monthly financial reports and quarterly reports to the Board of Directors. The Secretary/Treasurer shall cause an audit to be conducted annually in accordance with generally accepted accounting standards and provide the audit report to the Board of Directors not later than 30 days after receipt from the independent auditor.

ARTICLE VI. RESIGNATIONS AND REMOVALS

A. Any member of the Board of Directors of the Association may resign as a Director and/or officer at any time by giving written notice to the Board of Directors. Any such resignation shall take effect at the time specified therein, or, if the time be not specified therein, upon its acceptance by the Board of Directors.

B. Any Director of the Board of Directors may be removed for cause from his or her office as a Director if he misses three (3) consecutive meetings without a valid excuse. The Chairman of the Board will then send a notice to the elected body of that Member, terminating his position and requesting that the Mayor Pro Tem or any other elected official of their choosing be designated as a Director.

ARTICLE VII. VACANCIES

A. As the office of any Director or Officer becomes vacant by reason of death, resignation, removal, disqualification, or otherwise, the elected governing body of that Director shall select an elected official of that Member to replace the removed Director. The Board of Directors, by a majority vote, shall approve the successor who shall fill such vacancy until the next annual meeting.

ARTICLE VIII. SUSPENSION OR EXPULSION OF DIRECTORS

A. Written notice of failure to pay dues shall be sent to any member whose dues remain unpaid after thirty (30) days from the due date. Any member that has received such written notice whose dues remain unpaid after ninety (90) days

from the date due may be expelled from membership by a super majority vote of the Board of Directors present.

B. A member may be suspended or expelled from the Association for cause (other than nonpayment of dues) upon the affirmative vote of three-quarters of the members of the Board of Directors present at a called meeting. The member shall be given notice of the grounds for removal and an opportunity to be heard by the Board of Directors.

C. Once the Member entity pays their fees then the Director will be reinstated.

ARTICLE IX. AMENDMENTS

The Bylaws of this HCRFTZ may be amended or repealed by a three-fourths (3/4) vote of the Members of the HCRFTZ, provided notice of the proposed change is given in a notice of the meeting.

ARTICLE X. FISCAL YEAR

The fiscal year of the HCRFTZ shall be January 1 through December 31.

ARTICLE XI. INSPECTION OF RECORDS

All books and records of the HCRFTZ shall be open for inspection to any Directors. The public may request records but all responses to said information shall be subject to the terms of the Public Information Act as set forth in Chapter 552 of the Texas Government Code.

ARTICLE XII. REGISTERED AGENT

The registered agent for the HCRFTZ shall be the Hidalgo County Judge who may be served at 100 E. Cano, Suite 201, Edinburg, Hidalgo County Texas, 78539.

ARTICLE XIII. PARLIAMENTARY PROCEDURE

The proceedings of HCRFTZ meetings shall be governed by, and conducted according to the latest edition of Robert's Rules of Order.

ARTICLE XIV. ACQUISITION AND INVESTMENT OF PROPERTY AND POWER TO CONTRACT

A. The HCRFTZ shall have the power and authority to acquire by purchase, gift or devise any character of property and shall have the power to obtain funds for the purpose of acquiring said property and paying the compensation thereof by issuing bonds or notes or other types of indebtedness. The HCRFTZ may enter into binding contracts as the Board of Directors deems necessary to conduct the business of the HCRFTZ. Any contractors of the HCRFTZ will defend, indemnify, and hold harmless the HCRFTZ and its Board of Directors from all damages, costs, expenses, and attorney fees for all claims and suits including claims and suits for death, personal injury and property damage, arising out of, or connected with, the work under the contract whether or not caused in whole or in part by the negligence of the HCRFTZ, its Board of Directors, its agents or employees.

B. The HCRFTZ may purchase, sell, and invest its funds and funds under its control in investments authorized under Subchapter 2256 of the Texas Government Code, otherwise known as the Public Funds Investment Act. The Board of Directors shall adopt, as appropriate, a written investment policy regarding the investment of its funds and funds under its control.

ARTICLE XV. COMPENSATION

The Board of Directors is not entitled to any compensation but may be reimbursed for any necessary expenses incurred in conducting HCRFTZ business, including but not limited to travel, meals and housing or any other expenses approved by the Board of Directors.

ARTICLE XVI CONFLICT OF INTEREST AND NEPOTISM

A. If a member of the Board of Directors has a substantial interest, as that term is defined in Chapter 171 of the Texas Local Government Code, in a business entity or real property, that member shall file, before a vote or decision on any matter involving the business entity or the real property, an affidavit stating the nature and extent of the interest, and shall abstain from further participation in the matter if: (a) the action will have a special economic effect on the value of the business entity that is distinguishable from its effect on the public; or (2) it is reasonably foreseeable that an action on the matter will have a special economic effect on the value of the property, distinguishable from its effect on the public. This affidavit must be filed with the Secretary/Treasurer of the HCRFTZ. The Board of Directors must also comply with any and all other conflict of interest provisions in state or federal law or regulations.

B. The Board of Directors may not appoint or confirm any person to a paid position of any kind if that person is related to any Director within the third degree by affinity or the fourth degree by consanguinity as those terms are defined under Chapter 573 of the Texas Government Code. The Board of Directors may not make such an appointment even if the related Director abstains from voting. The Board of Directors must comply with any and all state and federal laws or regulations concerning nepotism or any amendments thereof.

ARTICLE XVII BUDGET

The Board of Directors shall prepare an annual budget that shall be approved by a majority vote of the Board of Directors. The budget must be adopted on or before December 31 for the upcoming year after a public hearing. The draft budget must be submitted to all Members and the Board of Directors a minimum of sixty (60) days prior to December 31.

ARTICLE XVIII. DISSOLUTION

In the event of dissolution of the organization, no Director shall be entitled to any distribution or division of its remaining property or proceeds, and the balance of all money and other property received by the organization from any source, after the payment of all debts and obligations of the organization, shall be used or distributed exclusively for the

purposes within the intent of Section 501(c)(6) of the Internal Revenue Code of 1986, as amended (or the corresponding provision of any future United States Revenue Code).

DIRECTOR

City of Weslaco, Texas**Investment Report****March 31, 2017****Deposits:**

Cash on Deposit

BBVA Compass

Frost

Tex Pool

Tex Pool Prime

Money Market Accounts

Rio Bank

Certificates of Deposit

Greater Bank of South Texas 4/30/2017

Rio Bank 1/15/2018

Total

2nd Quarter	1st Quarter
03/31/17	12/31/16
\$ 19,012,969	\$ 18,185,304
\$ 124,620	124,620
3,194,929	4,339,144
1,150,535	-
249,505	249,150
241,751	241,144
241,466	240,732
\$ 24,215,775	\$ 23,380,094

Rates:

Cash - Interest Earning

BBVA Compass

Frost

Tex Pool

Tex Pool Prime

Money Market Accounts

Rio Bank

Certificate of Deposits

Greater Bank of South Texas 4/30/2017

Rio Bank 1/15/2018

2nd Quarter	1st Quarter
03/31/17	12/31/16
0.70%	0.491%
0.00%	
0.57%	0.413%
0.97%	
0.570%	0.520%
1.000%	1.000%
1.210%	1.210%

Total Interest Earned for Period

Total Interest

Average Return

Benchmark - 3 Month T-Bill Rate

Weighted Average Maturity (Days)

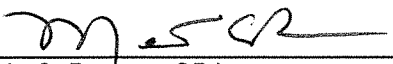
\$ 29,836.57	\$ 19,801.36
0.70%	0.49%
0.73%	0.50%
4.19	6.16

Total Interest Earned Year to Date

\$ 49,637.93 \$ 19,801.36

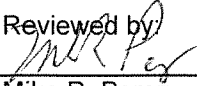
This report is in full compliance with the investment policy and strategy as established for the City of Weslaco, Texas and the Public Funds Investment Act (Chapter 2256, Government Code).

Prepared by:


 Maria C. Barrera, CPA
 Finance Director

4-6-17

Reviewed by:


 Mike R. Perez
 City Manager

4/6/17

CITY OF WESLACO
FINANCE DEPARTMENT

QUARTERLY FINANCIAL REPORT

FOR PERIOD ENDING
MARCH 31, 2017

(Unaudited – For Management Discussion Only)

CITY OF WESLACO, TEXAS
STATEMENT OF FINANCIAL POSITION - GENERAL FUND COMBINED
MARCH 31, 2017

ASSETS

Cash and Equivalents	12,958,780
A/R Taxes-Current	1,503,868
A/R Sales Tax	862,805
A/R Ambulance Fees	758,685
A/R Other	20,103
Due from other Funds	282,251
Due from other Govt	81,724
Due from Others	-
Inventory	80,303
Prepaid Expense	9,561
Restricted Assets	266,811
TOTAL ASSETS	16,824,891

LIABILITIES

Accounts Payable	353,580
Accrued Salaries & Wages	(1,432)
Due to other Funds	1,760,104
Other Liabilities	706,299
Deferred Revenues	1,452,963
Trusts	266,812
TOTAL LIABILITIES	4,538,325

FUND BALANCE

Nonspendable fund balance	3,420
Restricted fund balance	534,906
Committed fund balance	815,998
Unassigned fund balance	6,748,748
Change in net position	4,183,494
TOTAL FUND BALANCE	12,286,566
TOTAL LIABILITIES AND FUND BALANCE	16,824,891

CITY OF WESLACO, TEXAS

STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES

GENERAL FUND COMBINED

MARCH 31, 2017

REVENUES	Actual	Annual Budget
Ad Valorem Taxes	9,060,988	9,146,294
Sales Tax	4,628,492	8,772,016
Franchise Taxes	643,547	1,797,350
Permits & Licenses	335,472	567,475
Intergovernmental Revenue	112,578	317,202
Charges for Services	747,951	2,213,500
Fines and Forfeitures	422,884	685,640
Investment Income	27,831	30,700
Rentals and Royalties	46,353	84,200
Other Revenue	83,512	199,858
TOTAL REVENUES	16,109,608	23,814,235
EXPENDITURES		
General Government	1,737,819	3,484,843
Judicial and Legal	404,001	571,223
Public Safety	6,314,811	12,459,001
Public Works	526,960	1,060,144
Streets and Highways	605,146	1,382,890
Planning, Inspections & Engineering	487,433	1,079,554
Culture and Recreation	609,524	1,373,431
Nondepartmental	319,187	692,336
Capital Outlay	352,092	737,244
Debt Service	104,535	139,102
TOTAL EXPENDITURES	11,461,508	22,979,768
EXCESS OF REVENUES OVER EXPENDITURES	4,648,101	834,467
OTHER FINANCING SOURCES (USES)		
Transfers In (Out)	70,655	131,310
Economic Development and Assistance	(535,263)	(1,025,000)
OTHER SOURCES (USES)	(464,607)	(893,690)
NET CHANGE IN FUND BALANCE	4,183,494	(59,223)
Fund Balance - October 1 (Beginning)	8,103,073	
Fund Balance - December 31 (Ending)	12,286,566	
Number of days in working capital	171	

CITY OF WESLACO, TEXAS
STATEMENT OF FINANCIAL POSITION - WATER & SEWER FUND COMBINED
MARCH 31, 2017

ASSETS

Cash and Equivalents	4,105,405
Restricted Cash	2,066,560
Current Receivables	1,760,649
Inventory	246,367
Other Assets	305,567
Deferred Resource Outflow	1,029,736
Assets, net of Depr	88,791,979
TOTAL ASSETS	98,306,263

LIABILITIES

Accounts Payable	1,100,491
Accrued Salaries & Wages	66,275
Due to Other Funds	(3,795)
Other Liabilities, including current bonds	4,708,063
Deferred Resource Inflow	27,841
Long Term Liabilities - Bonds	59,328,335
TOTAL LIABILITIES	65,227,210

FUND EQUITY

Net Investment in Capital Assets	33,529,485
Capital Fee Reserve	626,514
Restricted - Debt Service	828,755
Restricted - Construction	81,534
Unrestricted fund equity	(958,942)
Change in net position	(1,028,294)
TOTAL FUND EQUITY	33,079,053
TOTAL LIABILITIES AND FUND EQUITY	98,306,263

CITY OF WESLACO, TEXAS
STATEMENT OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
WATER AND WASTEWATER FUNDS
MARCH 31, 2017

REVENUES	Actual	Annual Budget
Intergovernmental Revenue	-	-
Charges for Services	5,579,794	11,819,000
Interest	535	-
Other Revenue	213,301	236,500
TOTAL REVENUES	5,793,630	12,055,500
 EXPENDITURES		
Emergency Management	-	-
Treatment	1,711,369	2,768,653
Distribution & Collection	868,440	1,888,844
Utility Billing	151,409	300,275
Water Meter Division	81,979	192,455
Capital Outlay	862,786	1,243,800
Bad Debt	-	-
Debt Service	1,568,161	5,138,356
TOTAL EXPENDITURES	5,244,143	11,532,383
EXCESS OF REVENUES OVER EXPENDITURES	549,487	523,117
OTHER FINANCING SOURCES (USES)		
Transfers In (Out)	(1,577,780)	(1,565,561)
OTHER SOURCES (USES)	(1,577,780)	(1,565,561)
 NET CHANGE IN FUND EQUITY	(1,028,294)	(1,042,444)
 Fund Balance - October 1 (Beginning)	5,695,136	
 Fund Balance - September 30 (Ending)	4,666,842	
 Number of days in working capital	54	

CITY OF WESLACO, TEXAS
STATEMENT OF FINANCIAL POSITION - SOLID WASTE FUND
MARCH 31, 2017

ASSETS

Cash and Equivalents	270,513
Current Receivables	581,698
Noncurrent Receivable	2,000,000
Deferred Resource Outflow	9,820
Assets, net of Depr	540,880
TOTAL ASSETS	3,402,912

LIABILITIES

Accounts Payable	28,798
Accrued Salaries & Wages	19,183
Due to Other Funds	-
Noncurrent Liabilities	536,078
Deferred Resource Inflow	252
TOTAL LIABILITIES	584,311

FUND EQUITY

Contributed Capital	-
Reserved fund equity	-
Unreserved fund equity*	2,810,453
Change in net position	8,148
TOTAL FUND EQUITY	2,818,601
TOTAL LIABILITIES AND FUND EQUITY	3,402,912

*Fund equity includes \$2M loan advanced to Water/Sewer Fund from Solid Waste Fund to complete WTP Project

CITY OF WESLACO, TEXAS
STATEMENT OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
SOLID WASTE FUND
MARCH 31, 2017

REVENUES	Actual	Annual Budget
Intergovernmental Revenue	-	-
Charges for Services	2,442,700	4,982,000
Other Revenue	38,187	85,500
TOTAL REVENUES	2,480,887	5,067,500
EXPENDITURES		
Emergency Management	-	-
Collection	1,348,189	3,052,504
Transfer Station/Recycling	25,972	54,612
Landfill	24,212	46,030
Brush Collection	261,492	630,000
Capital Outlay	-	-
Bad Debt	-	-
Debt Service	-	-
TOTAL EXPENDITURES	1,659,864	3,783,146
EXCESS OF REVENUES OVER EXPENDITURES	821,023	1,284,354
OTHER FINANCING SOURCES (USES)		
Transfers In (Out)	(812,875)	(1,125,750)
OTHER SOURCES (USES)	(812,875)	(1,125,750)
NET CHANGE IN FUND EQUITY	8,148	158,604
Fund Balance - October 1 (Beginning)	2,810,453	
Fund Balance - September 30 (Ending)	2,818,601	
Number of days in working capital	89	

CITY OF WESLACO, TEXAS
STATEMENT OF FINANCIAL POSITION - AIRPORT FUND
MARCH 31, 2017

ASSETS

Cash and Equivalents	37,280
Due from Other Government	-
Current Receivables	24,533
Inventory	31,354
Restricted Assets	233,996
Deferred Resource Outflow	60,930
Assets, net of Depr	9,960,980
TOTAL ASSETS	10,349,074

LIABILITIES

Accounts Payable	7,685
Accrued Salaries & Wages	163,971
Due to Other Funds	282,251
Due to Other Governments	10,300
Other Liabilities	2,634
Deferred Resource Inflow	2,458
TOTAL LIABILITIES	469,299

FUND EQUITY

Net Investment in Capital Assets	9,960,980
Reserved fund equity	233,966
Unreserved fund equity	(403,320)
Change in net position	88,149
TOTAL FUND EQUITY	9,879,775
TOTAL LIABILITIES AND FUND EQUITY	10,349,074

CITY OF WESLACO, TEXAS
STATEMENT OF REVENUES, EXPENSES AND CHANGES IN NET POSITION
AIRPORT FUND
MARCH 31, 2017

REVENUES	Actual	Annual Budget
Intergovernmental Revenue	14,102	70,000
Charges for Services	109,030	202,826
Other Revenue	383	-
TOTAL REVENUES	123,514	272,826
 EXPENDITURES		
Airport Operations	220,950	438,206
Capital Outlay	64,415	121,399
Debt Service	-	-
TOTAL EXPENDITURES	285,366	559,605
EXCESS OF REVENUES OVER EXPENDITURES	(161,851)	(286,779)
OTHER FINANCING SOURCES (USES)		
Transfers In (Out)	250,000	255,000
OTHER SOURCES (USES)	250,000	255,000
 NET CHANGE IN FUND EQUITY	88,149	(31,779)
 Fund Balance - October 1 (Beginning)	9,791,626	
 Fund Balance - September 30 (Ending)	9,879,775	
 Number of days in working capital	-452	