MINUTES OF A REGULAR MEETING
WESLACO CITY COMMISSION
FEBRUARY 6, 2024

On Tuesday, February 6, 2024, at 5:36 p.m. the City Commission of the City of Weslaco, Texas convened in a Regular Meeting at City Hall in the Legislative Chamber, located at 255 South Kansas Avenue with the following member's present:

PRESENT:	Mayor	Adrian Gonzalez
	Mayor Pro Tem	Adrian Farias
	Commissioner	Josh Pedraza
	Commissioner	Letty Lopez
	Commissioner	Israel Gonzalez Jr.
	Commissioner	JP Rodriguez
ABSENT:	Commissioner	Greg Kerr
STAFF PRESENT:	Martin Garza	City Manager
	Norma A. Cantu	City Secretary
	Juan E. Gonzalez	City Attorney

Also present: Aida Vega, Deputy City Secretary, Rosie Cavazos, Finance Director, Rebekah de la Fuente, Director of Planning and Code Enforcement, Arnold Becho, Library Director, Mary Carmen Garcia, Asst. Library Director, Luz Galindo, HR Director, Albert Aldana, City Engineer, Antonio Lopez, Fire Chief, Joel Rivera, Police Chief, Armando Espinoza, Asst. Police Chief, David Arce, Public Works Director, Rick Mendoza, IT Director, Rosa Badillo, Court Coordinator, George Quilantan, Inframark and other staff members.

I. CALL TO ORDER

A. Certification of Public Notice.

Mayor Gonzalez called the meeting to order and certified the public notice of the meeting as properly posted Friday, February 2, 2024.

B. Invocation.

Pastor Steven Wagenknecht, Abiding Savior Lutheran Church led the invocation.

C. Pledge of Allegiance.

Mayor led the "Pledge of Allegiance and Texas Flag."

D. Roll Call.

Norma A. Cantu, City Secretary, called the roll noting the absence of Commissioner Kerr and a quorum present.

E. Mayoral Recognition.

1) Proclamation proclaiming February as "Black History Month".

Mayor Gonzalez proclaimed and recognized February 2024 as "Black History Month".

II. PUBLIC COMMENTS

Carlos Laguna, resident, stated February 23, 2025 would be the 80th Anniversary of the flag raising at Iwo Jima; wanted to bring exposure to recognize and honor Weslaco's own hero Harlon Block; suggested highway signage "Harlon Block Iwo Jima Hero Memorial Hwy"; suggested a statue to be erected at Harlon Block Sports Complex and hoped the community and the commission will join in the efforts of bringing attention to this event.

Joel Rivera, Chief of Police, stated Armando Espinoza has been appointed Assistant Chief of Police; has 20 plus years with the department and Robert Lopez was Captain for Support Services.

Arminda Garcia stated she was appreciative and excited on the new library project; hoped the community supports the project because of its importance in the services provided; thanked the Library staff in allowing a Yogo group to meet there that has 15-20 participants; the group will attend the Library Board to thank them and offer any support to them for the project.

Randy Hall stated no one is against a new library but against the cost; stated voters rejected getting into more debt; voiced previous administration did not go to the voters in 2021 and 2023 to ask for the city to borrow money and stated the voters were dissatisfied that it led to an incumbent Mayor removed from office; the commission needs to listen to their voters who do not want a new swimming pool and library they want street and drainage improvements and requested favorable consideration from the commission to reject getting into debt.

III. PUBLIC HEARING

Commissioner Rodriguez seconded by Commissioner Lopez moved to open the public hearing The motion carried unanimously; Mayor Gonzalez was present and voting.

A. To solicit input on behalf of Teresa Ramos to approve a Conditional Use Permit to operate an event center at 2420 E Business 83, also being West Tract N355.23' IRR TR LOT 1 FT 702 1.44AC GR 1.30AC NET., Weslaco Original Townsite, Weslaco, Hidalgo County, Texas.

No comments.

B. To solicit input on behalf of Glazer's Beer and Beverage of Texas LLC. to approve a Conditional Use Permit to obtain a Wholesaler's Permit and Branch Distributor's License, at 3311 Development Drive, also being Lot 12, Mid-Valley International Industrial Park Subdivision, Weslaco, Hidalgo County, Texas.

No comments.

Commissioner Pedraza seconded by Commissioner Lopez moved to close the public hearing. The motion carried unanimously; Mayor Gonzalez was present and voting.

Mayor Gonzalez changed the order of the day and moved to item F under new business. There was no objection.

F. Discussion and consideration to approve the Interlocal Agreement between City of Weslaco and Hidalgo County on cost participation for roadway improvements not to exceed $1,615,890.60 for Mile 10 N from Mile 6 to FM 1015 (Phase III) project and authorize the Mayor to execute any related documents. Possible action. (Staffed by City Manager.)

Martin Garza, City Manager, stated interlocal agreements with Hidalgo County for Phase I and II have been previously approved for expansion of roadway for Mile 10 N from Mile 6 to FM 1015; Phase III was for the acquisition of property and stated Jacinto Garza, L&G Engineers, was present Staff recommended approval of the interlocal for Phase III for property acquisition.

Jacinto Garza, L&G Engineers representing Hidalgo County Precinct 1, stated the interlocal recognized Hidalgo County would oversee the project; presented the typical section layout of the project; is a joint project and cost from both entities would be a 50/50 participation; noted federal funds allocated for the project was $26million; the participation from the City and County was $9million toward the project and would be based on a percentage basis of the entire project cost ($35million); project included a 6-foot sidewalk on both sides of the roadway and included 12-foot shared bicycle lane.

Mayor Pro Tem Farias seconded by Commissioner Pedraza moved to approve the Interlocal Agreement between City of Weslaco and Hidalgo County on cost participation for roadway improvements not to exceed $1,615,890.60 for Mile 10 N from Mile 6 to FM 1015 (Phase III) as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

Mayor Gonzalez introduced Reports.

IV. REPORTS

A. Weslaco Chamber of Commerce & Visitor Center.

Barbara Jean Garza, President/CEO, presented the destination marketing report expenditures for January 2024; introduced the Leadership Class XVIII, Ceclia Gonzalez introduced those members in attendance; stated their project was the restoration of the historic ITheater to have outside seating and prominent signage on the exterior; requested support from the commission and community to attend their fund raiser “Casino Night” on Friday March 1, 2024 at Knapp Medical Conference Center. Barbara Jean Garza thanked the commission and went over upcoming events noting the groundbreaking ceremony for Pct. 1 Hike & Bike Trail and the Weslaco Annual Awards Gala.

B. Weslaco Economic Development Corporation.

Steve Valdez, EDC Executive Director, reported on the ribbon cutting held at the Mid-Valley International Industrial Park and stated 30% of lots sold and there were over 100 attendees at the ribbon cutting; a recruiting event in Dallas was attended by WEDC staff, City staff and Mayor and Commissioners; had a booth at the recruiting event for the first time that allowed them to meet with the large retailer companies; Jersey Mikes will be coming to Weslaco and will announce other businesses to follow; Alfresco coming to an end with February to be last month; event has expanded to 6th Street and able to have 140 vendors noting they get over 500 applicants; Governor's office selected Weslaco for the Governor's Small Business Summit scheduled for April 4, 2024 estimated attendance is 150-200; a meeting with downtown merchants was held with 30 in attendance along with the Mayor and City Manager; staff shared resources available and a concern was the lack of parking and stated the downtown occupancy rate was 85-95%.

C. Engineering Department - Status on RDF Projects

Albert Aldana, City Engineer, reported on three regional detention facilities project; Mayor Pablo Pena Park RDF reported pending removal of electrical poles tentatively scheduled for April 2024, pending approval by FEMA and project expected to begin June 2024; Cleckler Heald RDF, notice to proceed issued December 5, 2023, contractor began January with basin A runs north and south basin B runs east-west, dirt being excavated and being delivered to WISD as agreed; is approximately 5% complete with substantial completion is June 3, 2024; Harlon Block Park RDF project will also consist of channel widening; improvement of storm lines, some upstream pipes located on Border be upgraded and a possible RDF in the southeast corner of Mile 5 and Texas Blvd; consultant Halff and Assoc working on funding opportunities to be submitted to the TWDB FIF program due April 15, 2024 and TWDB FMA due February 29, 2024 and estimated cost of improvements is $46million.

V. CONSENT AGENDA

All items listed under the Consent Agenda are considered to be routine and the Governing Body has been furnished with background and support material on each item and will be acted by one motion. Any Commissioner may remove items from the consent agenda by making such request prior to a motion and voting on the Consent Agenda.

A. Approval of the Minutes of the Regular Meeting on January 16, 2024. (Staffed by City Secretary Department.)

B. Approval on second and final reading of the following:

1) Ordinance 2024-02 to rezone 3640 N Texas Blvd., also being 35.932-acre tract out of Farm Tract 109 and 110, West & Adams Tract Subdivision, Weslaco, Hidalgo County, Texas from R-1 One-Family Dwelling District to R-2 Duplex and Apartment District and authorize the Mayor to execute any related documents. (First reading held January 16, 2024; staffed by Planning & Code Enforcement Department.)

2) Ordinance 2024-03 to rezone 3702 N Texas Blvd., also being 2.817-acre tract out of Farm Tract 109, Block 144, West & Adams Tract Subdivision, Weslaco, Hidalgo County, Texas from R-1 One-Family Dwelling District to B-2 Secondary Highway Business District and

authorize the Mayor to execute any related documents. (First reading held January 16, 2024; staffed by Planning & Code Enforcement Department.)

3) Ordinance 2024-04 to rezone 311 S Indiana, also being Lot 7, Block 23, Weslaco Original Townsite, Weslaco, Hidalgo County, Texas from R-1 One-Family Dwelling District to R-2 Duplex and Apartment District and authorize the Mayor to execute any related documents. (First reading held January 16, 2024; staffed by Planning & Code Enforcement Department.)

4) Ordinance 2024-05 to rezone 2827 Mile 6 ½ North Rd., also being 14.19 acres out of Farm Tract 648 and 649, West Tract Subdivision, Weslaco, Hidalgo County, Texas from R-1 One-Family Dwelling District to R-2 Duplex and Apartment District and authorize the Mayor to execute any related documents. (First reading held January 16, 2024; staffed by Planning & Code Enforcement Department.)

5) Ordinance 2024-06 to amend Ordinance 2013-22, to create water rights, the City of Weslaco Subdivision Ordinance; codified as Appendix B of the Weslaco Code of Ordinances, adopting new regulations; and ordaining other matters with respect to the subject hereof and authorize the Mayor to execute any related documents. (First reading held January 16, 2024; staffed by Planning & Code Enforcement Department.)

C. Approval to solicit RFQ's of engineering services for drafting of a new Subdivision Ordinance, Zoning Ordinance, Utility Impact fee Study and Street Impact Fee Study and authorize the Mayor to execute any related documents. (Staffed by Planning & Code Enforcement Department.)

D. Approval on request from the Weslaco Area Chamber of Commerce to consider Resolution 2024-01 for closure of a state highway from Business 83 to Sixth Street and closures of side streets (3rd, 4th, 5th, and 6th) and Kansas Ave. on Friday, March 22, 2024 (evening) for setup and Saturday, March 23, 2024 (all day) to hold the Texas Onion Festival. Additionally, to allow placement of banners/event signs on Texas Blvd. Westgate, South Kansas Street and around town, waiver of appropriate fees from ordinances associated with the event, and support from city departments and authorize the Mayor to execute any related documents to include those as may be required by the Texas Department of Transportation. (Staffed by Weslaco Area Chamber of Commerce.)

E. Approval prohibiting vending of goods, any type of beverages and food on a public sidewalk, parkway, pedestrian path or other public right- of-way at the Onion Fest event on March 23, 2024 unless authorized by the city and authorize the Mayor to execute any related documents. (Staffed by City Manager.)

F. Approval authorizing the sale and consumption of alcoholic beverages (beer) to Glazers Beer and Beverages, a TABC licensed vendor, at Onion Fest on March 23, 2024, and authorize the Mayor and/or City Manager to execute any related documents. (Staffed by City Manager.)

G. Approval of the renewal of payment to Core and Main for annual hosting fees on meters and hardware maintenance in the amount of $27,015.21 and authorize the Mayor to execute any related documents. (Staffed by Finance Department.)

H. Approval on the request to close Kansas Ave between 5th Street and 6th Street in front of the Library from 12:00 pm to 5:00 pm, March 2, 2024, for the third annual Mayor Joe V. Sanchez Memorial Book Festival and authorize the Mayor to execute any related documents. (Staffed by Library Department.)

I. Approval for staff to solicit request for qualifications regarding City of Weslaco Alton landfill Post-closure care monitoring and authorize the Mayor to execute any related documents. (Staffed by Public Works Department.)

J. Approval of Resolution 2024-03 authorizing submittal of FY2024-25 Solid Waste Grant Application in the amount of $30,000 for the City of Weslaco Solid Waste Division and authorize the Mayor to execute any related documents. (Staffed by Public Works Department.)

K. Approval to solicit bids for Waterworks Storm, Collection and Distribution materials and supplies and authorize the Mayor to execute any related documents. (Staffed by Public Works Department.)

L. Approval on renewal of the lease agreement with I Theatre, Inc. for the use of the Tower Theatre and Tower House effective January 1, 2024 - December 31, 2024, including an option to extend lease through December 31, 2025, and authorize the Mayor to execute any related documents. (Staffed by Parks & Recreation Department.)

M. Approval on Resolution 2024-04 for submission of a grant application for the FY2025 Border Zone Departments (BZFD) to the Office of the Governor, Public Safety Office Homeland Security Grants Division for specialized equipment, maintenance, and medical supplies to support emergency services associated with border security activities with NO MATCH REQUIRED and authorize the Mayor to execute any related documents. (Staffed by Fire Department.)

N. Approval of Resolution 2024-05 and authorization to apply to the FY2025 General Victim Assistance Grant Program with a 20% match and no recurring costs to pay for salary, training, equipment and supplies for the Crime Victim Coordinator and Crime Victim Services Case Manager and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

O. Approval of Resolution 2024-06 and authorization to apply to the FY2025 Juvenile Justice & Truancy Prevention Grant Program with No Match Required to pay for salary, training, equipment and supplies and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

P. Approval of Resolution 2024-07 and authorization to apply to the FY2025 Projects Safe Neighborhood Grant Program with No Match Required to pay for overtime, equipment and supplies with No Match required and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

Q. Approval of Resolution 2024-08 and authorization to apply to the FY2025 Violence Against Women Justice and Training Program with a 30% match to pay for training and travel for law enforcement officers, judges, other court personnel, and prosecutors and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

R. Approval of Resolution 2024-09 and authorization to apply to the FY2025 Bullet-Resistant Shield Grant Program with No Match Required to purchase bullet resistant shields and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

S. Approval of Resolution 2024-10 and authorization to apply to the FY2025 Rifle-Resistant Body Armor Grant Program with No Match required to purchase rifle-resistant body armor and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

T. Approval of Resolution 2024-11 and authorization to apply to the FY2025 Body-Worn Camera Grant Program with a 25% match to purchase body-worn cameras, accessories, hard drive, storage or servers and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

U. Approval of Resolution 2024-12 and authorization to apply to the FY2025 Criminal Justice Grant Program with no match required to pay for salary, training, equipment and supplies and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

V. Approval of Resolution 2024-13 and authorization to apply to the FY2025 Internet Crimes Against Children Grant Program with no match required to pay for overtime to investigate crimes against children, purchase equipment and supplies and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

W. Approval of Resolution 2024-14 and authorization to apply to the Federal Fiscal Year 2024 State Homeland Security Program - LETPA Projects with no match required to pay for overtime, equipment, and/or supplies and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

X. Approval of Resolution 2024-15 and authorization to apply to the State Homeland Security Program - Regular Projects (SHSP-R) - Federal Fiscal Year 2024 with No Match Required and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

Y. Approval of Resolution 2024-16 to apply for the FY2025 First Responder Mental Health Program with a 20% match required to pay for overtime, training and travel and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

Z. Approval of Resolution 2024-17 to update signatories on legal financial documents identified with all accounts with PNC and authorize the Mayor to execute any related documents. (Staffed by Finance Department.)

AA. Approval for declaration of surplus items from various departments and authorize sale through online portal GovDeals and authorize the Mayor to execute any related documents. (Staffed by Finance Department.)

Mayor Gonzalez requested items C, I, F and Y be withheld.

Commissioner Pedraza seconded by Commissioner Gonzalez Jr. moved to approve consent agenda withholding items C, I, F and Y as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

C. Approval to solicit RFQ's of engineering services for drafting of a new Subdivision Ordinance, Zoning Ordinance, Utility Impact fee Study and Street Impact Fee Study and authorize the Mayor to execute any related documents. (Staffed by Planning & Code Enforcement Department.)

Rebekah de la Fuente, Director of Planning and Code Enforcement, stated staff is seeking grant funding to revamp the Subdivision and Zoning Ordinances to be in alliance with new statutes and laws that will protect the interest of the city. Staff recommended approval to solicit qualifications for engineering services to assist in this process and noted the cost is reimbursable from grant program of. the General Land Office (GLO).

Martin Garza recommended a committee composed of Andrew Munoz, Asst. City Manager, Rebekah de la Fuente, David Arce, Albert Engineering and Homer Rhodes. Mayor Gonzalez stated he will get back on the commissioner to participate.

Mayor Pro Tem Farias seconded by Commissioner Pedraza moved to approve consent agenda item C as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

F. Approval authorizing the sale and consumption of alcoholic beverages (beer) to Glazers Beer and Beverages, a TABC licensed vendor, at Onion Fest on March 23, 2024, and authorize the Mayor and/or City Manager to execute any related documents. (Staffed by City Manager.)

Commissioner Gonzalez Jr. abstained from discussion and vote.

Martin Garza recommended approval and stated Andrew Munoz is working with the Chamber in having a third-party vendor, Glazer's Beer and Beverages, to provide the sale of alcoholic beverages for the Onion Fest event. If Glazer's Beer and Beverages is unable to provide the service it would come back to the commission.

Mayor Pro Tem Farias seconded by Commissioner Pedraza moved to approve consent agenda C as presented. The motion carried; Commissioner Gonzalez Jr. abstained; Mayor Gonzalez was present and voting.

I. Approval for staff to solicit request for qualifications regarding City of Weslaco Alton landfill Post-closure care monitoring and authorize the Mayor to execute any related documents. (Staffed by Public Works Department.)

David Arce, Public Works Director, stated Raba Kistner has been providing monitoring for the Alton Landfill since 2006; violations were issued in 2004 by TCEQ and Raba Kistner was hired to bring into compliance; as the agreement expired, solicitation for services was done and Raba Kistner was awarded for the past 3 renewals; monitoring of the closed landfill is through 2036; agreement is set to expire and staff recommended approval to solicit qualifications for landfill post-closure care monitoring. Martin Garza recommended David Arce, Andrew Munoz, Homer Rhodes and Albert Aldana to review and evaluate respondents and any member of the commissioner is invited. David Arce noted reports due to TCEQ is April and October and should a firm not be selected, Raba Kistner has stated they will provide reports, if necessary.

Commissioner Rodriguez seconded by Commissioner Pedraza moved to approve consent agenda I as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

Y. Approval of Resolution 2024-16 to apply for the FY2025 First Responder Mental Health Program with a 20% match required to pay for overtime, training and travel and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

Joel Rivera, Police Chief, recommended approval stating the grant will allow officers to be sent for training on mental health issues and stated this was one component of bringing innovative strategy in providing mental health services to the community.

Mayor Pro Tem Farias seconded by Commissioner Rodriguez moved to approve consent agenda Y as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

For the record following are the captions for the ordinance(s).

ORDINANCE NO. 2024-02

AN ORDINANCE AMENDING ZONING ORDINANCE NO. 2018-02 AND AMENDING THE ZONING MAP OF THE CITY OF WESLACO TO CHANGE THE ZONING OF REZONE 3640 N TEXAS BLVD. ALSO BEING 35.932-ACRE TRACT OUT OF FARM TRACT 109 AND 110, WEST & ADAMS TRACT SUBDIVISION, WESLACO HIDALGO COUNTY, R-1 ONE FAMILY DWELLING DISTRICT TO R-2 DUPLEX AND APARTMENT DISTRICT ZONING DISTRICT BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO, TEXAS:

ORDINANCE NO. 2024-03

AN ORDINANCE AMENDING ZONING ORDINANCE NO. 2018-02 AND AMENDING THE ZONING MAP OF THE CITY OF WESLACO TO CHANGE THE ZONING OF REZONE 3702 N TEXAS BLVD. ALSO BEING 2.817-ACRE TRACT OUT OF FARM TRACT 109, BLOCK 144, WEST & ADAMS TRACT SUBDIVISION, WESLACO HIDALGO COUNTY, R-1 ONE FAMILY DWELLING DISTRICT TO B-2 SECONDARY HIGHWAY BUSINESS ZONING DISTRICT BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO, TEXAS:

ORDINANCE NO. 2024-04

AN ORDINANCE AMENDING ZONING ORDINANCE NO. 2018-02 AND AMENDING THE ZONING MAP OF THE CITY OF WESLACO TO CHANGE THE ZONING OF REZONE 311 S INDIANA. ALSO BEING LOT 7, BLOCK 23, WESLACO ORIGINAL

TOWNSITE, WESLACO HIDALGO COUNTY, R-1 ONE FAMILY DWELLING DISTRICT TO R-2 DUPLEX AND APARTMENT DISTRICT BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO, TEXAS:

ORDINANCE NO. 2024-05

AN ORDINANCE AMENDING ZONING ORDINANCE NO. 2018-02 AND AMENDING THE ZONING MAP OF THE CITY OF WESLACO TO CHANGE THE ZONING OF REZONE 2827 MILE 6 ½ NORTH RD. ALSO BEING 14.19 ACRES OUT OF FARM TRACT 648 AND 649, WEST TRACT SUBDIVISION, WESLACO HIDALGO COUNTY, R-1 ONE FAMILY DWELLING DISTRICT TO R-2 DUPLEX AND APARTMENT DISTRICT BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF WESLACO, TEXAS:

ORDINANCE 2024-06

AN ORDINANCE AMENDING ORDINANCE NUMBER 2013-22, THE CITY OF WESLACO SUBDIVISION ORDINANCE; CODIFIED AS APPENDIX B, ARTICLE I, OF THE WESLACO CODE OF ORDINANCES, ADOPTING NEW REGULATIONS; AND ORDAINING OTHER MATTERS WITH RESPECT TO THE SUBJECT MATTER HEREOF.

CITY OF WESLACO
/s/Adrian Gonzalez, MAYOR

ATTEST:
/s/Norma A. Cantu, CITY SECRETARY

APPROVED AS TO FORM:
/s/Juan E. Gonzalez, CITY ATTORNEY

VI. APPOINTMENTS

A. Discussion and consideration on Resolution 2024–18 appointing two members to the Ambulance Advisory Board and authorize the Mayor to execute any related documents. Possible action. (Staffed by Fire Department.)

Norma A. Cantu, City Secretary, stated two appointments were needed; Commissioner Rodriguez nominated the re-appointment of Ted Walensky and Mayor Pro Tem Farias nominated the re-appointment of Sergio Lozano.

Commissioner Lopez seconded by Commissioner Pedraza moved to approve Resolution 2024–18 appointing Ted Walensky and Sergio Lozano to the Ambulance Advisory Board as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

VII. OLD BUSINESS

A. Discussion and consideration of approval to accept Design Development documents and authorize the architect, Boultinghouse Simpson Gates, to proceed with construction and bidding documents for the new Mayor Joe V. Sanchez Public Library Project and authorize the Mayor to execute any necessary related documents. Possible action. (There was no action January 16, 2024; staffed by the Library Department.)

Andrew Munoz, Asst. City Manager, stated a clarification of action from the previous commission meeting was to approve construction bidding documents there was no action. Bob Boultinghouse, Architect stated a presentation of design development, rending's, cost and alternative bids to help reduce the cost of the project was presented at the previous meeting and the consensus was to accept what was presented to include alternative bids. Staff recommended approval to accept the design development presented and authorize architect proceed with construction bidding documents.

In response to Mayor Gonzalez, Bob Boultinghouse, Architect stated a presentation of design development, rending's, cost and alternative bids to help reduce the cost of the project was presented at the previous meeting and the consensus was to accept what was presented to include alternative bids and back to the commission for approval of bidding documents and proceed.

In response to Commissioner Pedraza, Arnold Becho, Library Director, stated staff and the Library Board were happy with the design development presented as they will be able to offer more services to the community.

Mayor Pro Tem Farias seconded by Commissioner Lopez moved to approve to accept Design Development documents and authorize the architect, Boultinghouse Simpson Gates, to proceed with construction and bidding documents as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

VIII. NEW BUSINESS

A. Discussion and consideration after public hearing on behalf of Teresa Ramos to approve a Conditional Use Permit to operate an event center at 2420 E Business 83, also being West Tract N355.23' IRR TR LOT 1 FT 702 1.44AC GR 1.30AC NET, Weslaco, Hidalgo County, Texas and authorize the Mayor to execute any related documents. Possible action. (Staffed by Planning & Code Enforcement Department.)

Rebekah de la Fuente stated fourteen property owners were notified and no objection received; applicant proposed to have an event center for small functions and no alcohol would be served. The Planning and Zoning Commission and staff recommended approval.

Commissioner Rodriguez seconded by Mayor Pro Tem Farias moved to approve a Conditional Use Permit to operate an event center at 2420 E Business 83 as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

B. Discussion and consideration after public hearing on behalf of Glazer's Beer and Beverage of Texas, LLC. to approve a Conditional Use Permit to obtain a Wholesaler's Permit and Branch Distributor's License, at 3311 Development Drive, also being Lot 12, Mid-Valley International Industrial Park Subdivision, Weslaco, Hidalgo County, Texas and authorize the Mayor to execute any related documents. Possible action. (Staffed by Planning & Code Enforcement Department.)

Commissioner Gonzalez Jr. abstained from discussion and vote.

Rebekah de la Fuente stated seven property owners notified and no objection received; stated this was a Wholesaler's and Branch Distributor's License for the new Glazers distribution center and noted for the record this conditional use permit for this type of use would need annual approval by the City Commission. The Planning and Zoning Commission and staff recommended approval.

Commissioner Pedraza seconded by Commissioner Lopez moved to approve a Conditional Use Permit to obtain a Wholesaler's Permit and Branch Distributor's License, at 3311 Development Drive to as presented. The motion carried; Commissioner Gonzalez Jr. abstained; Mayor Gonzalez was present and voting.

C. Discussion and consideration to approve the Final Plat for Villas on Sugar Cane Subdivision being 2.349 acre out of Farm Tract 57, West Tract Subdivision, Weslaco, Hidalgo County, Texas. Located on the North side of Mile 9 North Road, approximately 500ft west of Mile 4 ½ West Road and authorize the Mayor to execute any related documents. Possible action. (Staffed by Planning & Code Enforcement Department.)

Rebekah de la Fuente stated this was an eighteen lot subdivision inside city limits; serviced by water and sewer by the city; the proposed use was for townhomes and no variances being requested. The Planning and Zoning Commission and staff recommended approval.

Commissioner Rodriguez seconded by Commissioner Pedraza moved to approve the Final Plat for Villas on Sugar Cane Subdivision being 2.349 acre out of Farm Tract 57, West Tract Subdivision, Weslaco, Hidalgo County, Texas. as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

D. Discussion and consideration to approve the Final Plat for Rio Orchards Estates Subdivision being 19.45 acres out of Farm Tracts 757 and 758, West and Adams Tract Subdivision, Weslaco, Hidalgo County, Texas. Located approximately 730ft east of the intersection of Bridge & E Mile 5 N on the North Side and authorize the Mayor to execute any related documents. Possible action. (Staffed by Planning & Code Enforcement Department.)

Rebekah de la Fuente stated this was a fifty-three lot subdivision outside city limits; serviced by water and sewer by the city; developer requested a variance to have off-site drainage and provided letters of support from the drainage and irrigation districts; the proposed use is for multifamily. The Planning and Zoning Commission recommended approval with variance. Staff recommended approval with compliance of the ordinance on the variance.

Commissioner Lopez seconded by Mayor Pro Tem Farias moved to approve the Final Plat for Rio Orchards Estates Subdivision being 19.45 acres out of Farm Tracts 757 and 758, West and Adams Tract Subdivision with variance as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

E. Discussion and consideration to approve Ordinance 2024-07 for the Voluntary Annexation of West and Adams Tract Subdivision – being a 11.327-acre tract of land out of Farm Tract 758, West and Adams Tract Subdivision, Hidalgo County, Texas and located approximately 765ft south of E Mile 5 ½ N. and authorize the Mayor to execute any related documents. First reading of Ordinance 2024-07. Possible action. (Staffed by Planning & Code Enforcement Department.)

Rebekah de la Fuenta stated the Engineer of Record was not ready to proceed and requested no action.

No action.

F. Discussion and consideration to approve the Interlocal Agreement between City of Weslaco and Hidalgo County on cost participation for roadway improvements not to exceed $1,615,890.60 for Mile 10 N from Mile 6 to FM 1015 (Phase III) project and authorize the Mayor to execute any related documents. Possible action. (Staffed by City Manager.)

No action for this item.

G. Discussion and consideration to repair brakes and suspension of unit 580 ladder truck with Buyboard #651-21 vendor Siddons-Martin Emergency Group, in the amount of $33,859.43 and authorize the Mayor to execute any related documents. Possible action. (Staffed by Fire Department.)

Commissioner Farias abstained from discussion and vote.

Antonio Lopez, Fire Chief, recommended approval for the repair unit 580 a ladder truck that has been in the department since 2003, is a 104-foot ladder truck that needs repairs of the brake system and suspension.

Commissioner Rodriguez seconded by Commissioner Lopez moved to approve and repair brakes and suspension of unit 580 ladder truck with vendor Siddons-Martin Emergency Group, in the amount of $33,859.43 as presented. The motion carried; Mayor Pro Tem Farias abstained; Mayor Gonzalez was present and voting.

H. Discussion and consideration to approve the purchase of rescue tools from Buyboard #698-23 vendor Siddons-Martin Emergency Group in the amount not to exceed $44,330; funds approved through the FY 23-24 budget and authorize the Mayor to execute any related documents. Possible action. (Staffed by Fire Department.)

Commissioner Farias abstained from discussion and vote.

Antonio Lopez recommended approval for the purchase of rescue tools that consist of edraulic (electric-hydraulic tools) the new style of equipment that are off battery powers; replacing equipment associated with the "Jaws of Life" rescue tools and stated this is annually budgeted for expenditure.

Commissioner Pedraza seconded by Commissioner Rodriguez moved to approve the purchase of rescue tools from Siddons-Martin Emergency Group in the amount not to exceed $44,330 as presented. The motion carried; Mayor Pro Tem abstained; Mayor Gonzalez was present and voting.

I. Discussion and consideration to amend the cooperative that was initially approved as an agreement with D&M Leasing Buy Board Contract #652-21 to lease 10 police units to additionally include 1 fire unit (captains' truck) in the amount not to exceed $90,717.75 and authorize the Mayor to execute any related documents. Possible action. (Staffed by Fire Department.)

Mayor Pro Tem Farias abstained from discussion and vote.

Antonio Lopez stated the purchase of a truck for a Captain was budgeted; recommendation from the Finance Department as well as the City Manager was to include the purchase in the leasing agreement with D & M Vehicle that was approved for police units. Staff recommended approval.

Commissioner Rodriguez seconded by Commissioner Lopez moved to approve to amend the agreement with D&M Leasing Buy Board Contract #652-21 and include 1 a truck for the fire department in an amount not to exceed $90,717.75 as presented. The motion carried; Mayor Pro Tem Farias abstained; Mayor Gonzalez was present and voting.

J. Discussion and consideration to approve Resolution 2024-19 adopting the 2024 Work Plan and Budget for the thirty-seventh (37th) Urban County Program in the amount of $294,597.00 and authorize the Mayor to execute any related documents. Possible action. (Staffed by Finance Department.)

Rosie Cavazos, Finance Director, stated the Resolution approves the work plan for programs funds with Urban County Program (Year 37) as follows; $3,000 for general administration services, $5,000 for Senior Services (Amigos Del Valle), $5,000 for Health Services (Nuestra Clinica) and $281,597 for Water/Sewer line improvements that is are improvements continuation from the Year 36 (FY23) project located on Pike Street, between Kansas Ave & Bridge Ave. Staff recommended approval.

Mayor Pro Tem Farias seconded by Commissioner Pedraza moved to approve Resolution 2024-19 adopting the 2024 Work Plan and Budget for the thirty-seventh (37th) Urban County Program in the amount of $294,597.00 as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

K. Discussion and consideration to purchase four new scoreboards for Harlon Block Park Sports Complex from vendor NEVCO under TX Buy Board Contract 665-22 for an amount not to exceed $26,878.80 and authorize the Mayor to execute any related documents. Possible action. (Staffed by Parks & Recreation Department.)

Mayor Pro Tem Farias abstained from discussion and vote.

Omar Rodriguez, Parks and Recreation Director, stated the purchase of new scoreboards would replace scoreboards at Harlon Block Sports Complex. Staff recommended approval.

In response to Mayor Gonzalez, once the purchase order is issued estimated time is 6-weeks, staff will strive to have it ready before opening season and noted the scoreboards are larger.

Commissioner Pedraza seconded by Commissioner Gonzalez Jr. moved to approve the purchase of four new scoreboards for Harlon Block Park Sports Complex from vendor NEVCO under TX

Buy Board Contract 665-22 for an amount not to exceed $26,878.80 as presented. The motion carried; Mayor Pro Tem Farias abstained; Mayor Gonzalez was present and voting.

L. Discussion and consideration to approve a contract with Heffner Design Team, PLLC in consideration of RFQ No.: 2022-23-12 Architectural/Engineering Design Services for various parks and authorize the Mayor to execute any related documents. Possible action. (Staffed by Parks & Recreation Department.)

Omar Rodriguez stated Heffner Design Team was selected for the architectural/engineers design services for the projects scheduled for Isaac Rodriguez Park and Mayor Pablo Pena City Park; improvements are part of the Series 2023 Bonds; improvements for Isaac Rodriguez Park include a new restroom, concession and storage building; new sports field lighting for a little league baseball field, multi- use football/baseball field, T-ball field; refurbish backstops, dugouts and fencing; and add an automated irrigation system to multi-use football/baseball fields; Mayor Pablo Pena City Park proposed improvements for a new restroom and concession building to service the baseball/softball/tennis complex and a restroom(s) to service the pavilion playgrounds. Staff recommended approval and noted fee is based on 8% of a project budget of $2,000,000, which is $160,000.

In response to Commissioner Pedraza, concerns of restrooms being open continuously will be evaluated through the design development to determine a solution to minimize vandalism; the concession stand will also be evaluated to ensure it is available to the public as well as the users of the park (tournaments).

Mayor Pro Tem Farias seconded by Commissioner Rodriguez moved to approve a contract with Heffner Design Team, PLLC in consideration of RFQ No.: 2022-23-12 Architectural/Engineering Design Services for various parks as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

M. Discussion and consideration to approve Buyboard quote #24-204-404 by Southern Trenchless Solutions for the Rehabilitation of Lift Station #3, located near the intersection of Stone St and Tula Ave, in the amount of $231,726 and authorize the Mayor to execute any related documents. Possible action. (Staffed by the Engineering Department.)

Mayor Pro Tem Farias abstained from discussion and vote.

Albert Aldana, City Engineer, stated Lift Station #3 is located near the intersection of Stone St and Tula Ave included the installation of a new electrical system composed of a new rack, control panel, disconnects, installation of new pump (provided by the city and installed by the contractor), installation of new discharge/suction pipes, manhole top and base rehabs using cementitious and epoxy materials; proposed work does require the use of a sewer bypass in order to maintain existing sewer flow and enable crews to access and suction the existing wet well and perform the rehabilitation work. Staff recommended approval.

Commissioner Rodriguez seconded by Commissioner Lopez moved to approve Buyboard quote #24-204-404 by Southern Trenchless Solutions for the Rehabilitation of Lift Station #3 as presented. The motion carried; Mayor Pro Tem Farias abstained; Mayor Gonzalez was present and voting.

N. Discussion and consideration to approve a proposed Memorandum of Agreement #R-RGV-TF-2024 between the City of Weslaco and the LRDV TPDES Stormwater Task Force for the collaboration of the development of grant applications with the Texas Water Development Board Flood Infrastructure Fund Program for flood warning systems and authorize the Mayor to execute related documents. Possible action. (Staffed by the Engineering Department.)

Albert Aldana stated the agreement allows collaboration between the parties to apply for grants; funds were received previously by LRDV that studied and evaluated regional improvements for flood warning system; LRDV wished to apply for funds for Real Time Hydrologic Stations that gives water measurements of the channels and will notify the city with concerns; the agreement allows the city to network with partners and share resources. Staff recommended approval and there is no cost to the city.

Commissioner Pedraza seconded by Commissioner Lopez moved to approve a Memorandum of Agreement #R-RGV-TF-2024 between the City of Weslaco and the LRDV TPDES Stormwater Task Force for the collaboration of the development of grant applications with the Texas Water Development Board Flood Infrastructure Fund Program for flood warning systems as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

O. Discussion and consideration to approve final payment in the amount not exceed $22,014.00 to contractor Visceral Illumination Code, LLC for services and installation that include: network cabling, door access control and surveillance camera system at the new police/fire department and authorize the Mayor to execute any related documents. Possible action. (Staffed by Parks/IT Department)

Omar Rodriguez stated the final payment is to close out the project for the installation of Network Cabling, Door Access Control and Surveillance Cameras at the new police department building and training has been provided to staff.

In response to Mayor Pro Tem Farias, Omar Rodriguez stated a walk-thru of the work has been done by him and IT staff and acceptable and will continue to monitor for warranty purposes.

Commissioner Pedraza seconded by Commissioner Lopez moved to approve final payment in the amount not to exceed $22,014.00 to contractor Visceral Illumination Code, LLC as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

P. Discussion and consideration to award RFB No. 2023-24-13 for a used day cab truck to the most advantageous bidder Vanguard Truck Center, in an amount not to exceed $83,076.04 and authorize the Mayor to execute any related documents. Possible action. (Staffed by Public Works Department.)

David Arce, Public Works Director, stated Doggett of South Texas, Vanguard of Houston, and International South Texas. Submitted a bid for a used day cab; staff reviewed and evaluated the responses that included four CDL drivers and the fleet maintenance supervisor; all agreed the 2018 Mack truck with 303,000 miles with a 2-year extended warranty would be the most advantageous for the city to purchase from Vanguard Truck Center in an amount not to exceed $83,076.04. Staff recommend to award Vanguard Truck Center; the truck is available in Houston but contingent to site inspection of the used vehicle and confirm the maintenance log. If not satisfied with the inspection will bring back to the commission.

Commissioner Pedraza seconded by Mayor Pro Tem Farias moved to award Vanguard of Houston in an amount not to exceed $83,076.04 contingent to site inspection of the used vehicle and confirm the maintenance log as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

IX. EXECUTIVE SESSION

Martin Garza stated for the record Steve Valdez requested to withdraw item B under executive session for discussion.

At 7:10 p.m. Commissioner Pedraza seconded by Commissioner Rodriguez moved to convene the regular meeting in Executive Session. The motion carried unanimously; Mayor Gonzalez was present and voting.

At 7:52 p.m. Mayor Gonzalez stated the City Commission had completed its Executive Session and reconvened the regular meeting as open to the public.

X. POSSIBLE ACTION ON WHAT IS DISCUSSED IN EXECUTIVE SESSION

A. Personnel - Discussion regarding the goals, objectives, and evaluation of the City Manager for the City of Weslaco as authorized by Section §551.074 of the Texas Government Code.

No action.

B. Economic Development - Consultation with the City Attorney regarding financial offer or other incentives for Project Emerge as authorized by Section §551.087 of the Texas Local Government Code.

Withdrawn from discussion.

XI. ADJOURNMENT

Mayor Pro Tem Farias seconded by Commissioner Rodriguez moved to adjourn the regular meeting of February 6, 2024, at 7:52 p.m. The motion carried unanimously; Mayor Gonzalez was present and voting.

CITY OF WESLACO

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Adrian Gonzalez, **MAYOR**

ATTEST:

Norma A. Cantu, **CITY SECRETARY**