



**MINUTES OF A REGULAR MEETING
WESLACO CITY COMMISSION
MARCH 5, 2024**

On Tuesday, March 5, 2024, at 5:30 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
	Commissioner	Letty Lopez
	Commissioner	Israel Gonzalez Jr.
	Commissioner	JP Rodriguez

ABSENT:	Mayor Pro Tem	Adrian Farias
	Commissioner	Josh Pedraza
	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, Luz Galindo, HR Director, Albert Aldana, City Engineer, Antonio Lopez, Fire Chief, Joel Rivera, Police Chief, David Arce, Public Works Director, Rick Mendoza, IT Director, Rosa Badillo, Court Coordinator, 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, March 1, 2024.

B. Invocation.

Pastor Steve Parker, First Baptist Church led the invocation.

C. Pledge of Allegiance.

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

D. Roll Call.

Norma A. Cantu, City Secretary, called the roll noting the absence of Commissioners Kerr, Pedraza and Mayor Pro Tem Farias and a quorum present.

E. Mayoral Recognition.

1) Recognition of First Baptist Church.

Mayor Gonzalez proclaimed March 5, 2024 as "First Baptist Church Shelter Appreciation Day" recognized the commitment in serving the community in its unwavering support and humanitarian efforts.

2) Proclamation - Unidos contra la diabetes

Mayor Gonzalez proclaimed March 26, 2024 as "National Diabetes Alert Day" and recognized Unidos Contra La Diabetes on the continued efforts to bring awareness and prevention for Type 2 diabetes in the Rio Grande Valley.

II. PUBLIC COMMENTS

Kendall Hill, French's Service & Repair, voiced comments on the proposed 2-hour parking for the downtown area; concerned would have a negative impact to the downtown businesses; the problem was employees and owners utilizing prime parking spaces in the downtown area; city needed to have other options for additional parking; suggested signage to be "Customer Parking Only" would be more customer friendly than imposing a limit that would result in parking tickets issued that could discourage individuals from coming to Weslaco's downtown area.

III. REPORTS

Mayor Gonzalez stated no reports would be done at this time.

A. Weslaco Chamber of Commerce & Visitor Center.

B. Weslaco Economic Development Corporation.

C. Expansion/Renovations of the South Wastewater Treatment Plant. (Staffed by Engineering Department.)

IV. 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 enacted by one motion. There will be no separate discussion of these items. If discussion is desired, the item(s) will be removed by the Mayor, a Commission member or the City Manager and will be considered separately.

A. Approval of the Minutes of the Regular Meeting on February 6, 2024 (Staffed by City Secretary Department.)

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

1) Ordinance 2024-01 for dis-annexation request from the property owner of 1802 S International Blvd. being a 1.166 AC out of North 210.10 FT of the East 242.00 FT. of Farm Tract 1009, Adams Tract Subdivision, Weslaco, Hidalgo County, Texas located on the Southwest corner of intersection FM 1015 and Mile 6 North and authorize the Mayor to execute any related documents. (First reading held February 20, 2024; staffed by Planning & Code Enforcement Department.)

C. Approval of a request by Valley Nature Center to utilize Gibson Park parking lot on April 13, 2024, from 8:00 a.m. - 11:00 p.m. for the 9th annual Spring Feast event, and authorize the Mayor to execute any related documents as may be required, and waive any fees that may be associated with the event. (Request by Valley Nature Center.)

D. Approval of Resolution 2024-34 to apply for the FY2025 Operation Lone Star for overtime, 2 units, riot gear, and an all-terrain utility vehicle, with no match and no recurring cost for the subject of the grant and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

E. Approval of Resolution 2024-35 to apply for the FY2025 Local Border Security Program for overtime for Intel gathering with no match and no recurring cost for the subject of the grant and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

F. Approval of Resolution 2024-36 to apply for the FY2025 State and Local Cybersecurity - Governance and Planning with a 10% match requirement and no recurring cost and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

G. Approval of Resolution 2024-37 to apply for the FY2025 State and Local Cybersecurity Grant Program (SLCGP) - Assessment & Evaluation Projects with a 10% match requirement and no recurring cost and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

H. Approval of Resolution 2024-38 to apply for the FY2025 State & Local Cybersecurity Grant Program (SLCGP) - Mitigation Project with a 10% match requirement and no recurring cost and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

I. Approval of Resolution 2024-39 to apply for the FY2025 State & Local Cybersecurity Grant Program (SLCGP) - Workforce Development Project for Training for IT and PD Personnel with a 10% match requirement and no recurring cost and authorize the Mayor to execute any related documents. (Staffed by Police Department.)

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

For the record following is the caption of Ordinance 2024-01.

ORDINANCE NO. 2024-01

AN ORDINANCE DE-ANNEX TERRITORY OUT OF THE CORPORATE LIMITS OF THE CITY OF WESLACO, HIDALGO COUNTY, TEXAS ON VOLUNTARY PETITION OF AREA LAND OWNER SUCH LAND BEING 1.166 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.

CITY OF WESLACO
/s/Adrian Gonzalez, MAYOR

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

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

V. NEW BUSINESS

A. Discussion and consideration to approve the Final Plat for Angelita Estates Subdivision being 3.441 acres out of Farm Tract 799, West Tract Subdivision, Weslaco, Hidalgo County, Texas. Located approximately 535ft south of Tierra Santa Dr. on the east side of S. Border Ave. and authorize the Mayor to execute any related documents. Possible action. (Staffed by Planning and Code Enforcement Department.)

Rebekah de la Fuente, Planning and Code Enforcement Director, stated this was a proposed three (3) lot subdivision outside city limits; serviced with water and sewer by city; applicant requested a variance for off-site drainage and has provided the letters of support from the irrigation and the drainage district. The Planning and Zoning Commission recommended approval with variance; staff recommended approval with compliance with the ordinance on the variance.

In response to Commissioner Rodriguez, staff stated when an applicant requested a variance for off-site drainage, they still meet the 50-year storm retention required; the off-site drainage is a different method of discharge that is more acceptable to the irrigation districts and staff as channels are widened to accommodate the additional drainage and maintained by either the city, drainage districts or county whoever has ownership.

Commissioner Lopez seconded by Commissioner Rodriguez moved to approve the Final Plat for Angelita Estates with variance as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

Mayor Gonzalez stated no action would be taken for items B, C, D, F and G to allow a full attendance of the commission. There was no objection.

B. Discussion and consideration to accept and file the Quarterly Investment Report for period ending December 31, 2023 and authorize the Mayor to execute any related documents. Possible action. (Staffed by Finance Department.)

No action.

C. Discussion and consideration to accept and file the Financial Reports (unaudited) as of December 31, 2023 for the General Fund, Water and Sewer Fund, Solid Waste Fund, and Airport Fund and authorize the Mayor to execute any related documents. Possible action. (Staffed by Finance Department.)

No action.

D. Discussion and consideration to solicit Engineering Services to update the City's Water Conservation and Drought Contingency Study and authorize the Mayor to execute any related documents. Possible action. (Staffed by Asst. City Manager.)

No action.

E. Discussion and consideration to ratify a budget amendment to the FEMA and TDEM Kansas and Los Torritos Drainage Project DR-4377-0005 and authorize the Mayor to execute any related documents. Possible action. (Staffed by Asst. City Manager.)

Andrew Munoz, Asst. City Manager, stated this has been an ongoing project for the last three years that has been delayed at the federal (FEMA) and state (TDEM) agencies; received notification that the request for 5% federal funding under the sub management practices was not funded but received 2% of the total project cost. Staff recommended approval on a budget amendment in the amount of the deficit of \$186,000 to move forward with the procurement process in April and complete the project. Staff would bring back the budget amendment for the shortfall during the mid-year budget amendment that are presented to the commission.

Commissioner Lopez seconded by Commissioner Gonzalez Jr. moved to ratify a budget amendment to the FEMA and TDEM Kansas and Los Torritos Drainage Project DR-4377-0005 in the amount of \$186,000 as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

F. Discussion and consideration to solicit Professional Services for the Appraisal of Airport Land and Facilities and authorize the Mayor to execute any related documents. Possible action. (Staffed by Airport Department.)

No action.

G. Discussion and consideration to authorize staff to negotiate a contract with the highest ranked architect for RFQ No.: 2023-24-08 Architectural / Engineering Design Services for Boys & Girls Club of Weslaco Facilities Expansion and authorize the Mayor to execute any related documents. Possible action. (Staffed by Parks and Recreation Department.)

No action.

H. Discussion and consideration on Resolution 2024-40 to apply for the FY2025 State Crisis Intervention Grant: Tri-Response Mental Health Unit with no match and no recurring cost for the subject of the grant and authorize the Mayor to execute any related documents. Possible action. (Staffed by Police Department.)

Joel Rivera, Police Chief, stated the police department is always the first response to any type of incidents; a challenged face is dealing with mental health issue calls that has increased; a proposal to Texas Tropical Health Behavioral Health was to do a Tri-Response Mental Health Unit that has the department to be proactive in responding to emergency calls of individuals in crises; would be a first in the Valley and composed of 1) Tropical Health Behavioral Health that would assess the individual, 2) Police Department will ensure the safety of the patient and staff, provide testimony and legal action to remand if necessary and 3) Fire Department will provide medical assistance. Staff recommended approval of the Resolution to apply for grant funding and stated Tropical Health Behavioral Health has stated they are ready to assist regardless of funding.

Commissioner Rodriguez seconded by Commissioner Lopez moved to approve Resolution 2024-40 to apply for the FY2025 State Crisis Intervention Grant: Tri-Response Mental Health Unit as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

I. Discussion and consideration for approval of full refurbishment of 2008 Pierce Velocity unit 566 from Fire Trucks Unlimited for the amount of \$582,728.00 with a 50% deposit required upon acceptance of the proposal from Sourcewell Contract #120921-BLE and authorize the Mayor to execute any related documents. Possible action. (Staffed by Fire Department.)

Antonio Lopez, Fire Chief, stated response calls has increased to 12,000-13,000 calls a year; the request would allow for full refurbishment of Unit 566 a reserved engine that include a full rebuild a engine, transmission, axles, new wire harnesses, body modifications, new tires, new interior with seating and safety equipment, pump rebuild, brake systems, paint and body and will be the first of

several to be refurbished to build up the reserve fleet. Staff recommended approval, is a cost savings to the City and noted the vendor will send a rental of another truck for the duration until the refurbished unit is back that is already included in the cost.

Commissioner Rodriguez seconded by Commissioner Gonzalez Jr. moved to approve full refurbishment of 2008 Pierce Velocity unit 566 from Fire Trucks Unlimited for \$582,728.00 with a 50% deposit required upon acceptance of the proposal from Sourcewell Contract #120921-BLE as presented. The motion carried unanimously; Mayor Gonzalez was present and voting.

J. Discussion and consideration on Ordinance 2024-09 amending Section 106 of Ordinance 200, The City of Weslaco Stopping, Standing and Parking Ordinance Codified as Article III, Section 134-133 of the Weslaco Code Ordinance to designate a 2-hour parking zone on downtown roadways including Texas Blvd from Pike Blvd to 6th St, 3rd St from Kansas Ave to Missouri Ave, 4th St from Kansas Ave to Missouri Ave, and 5th St from Kansas Ave to Missouri Ave and ordaining other matters with respect to the subject hereof. First reading of Ordinance 2024-09. Possible action. (Staffed by Engineering Department.)

Albert Aldana, City Engineer, stated the proposed ordinance would have a 2-hr parking limitation for the downtown area to help promote availability of parking; went over the area for the 2-hr parking that included Texas Blvd from Pike to Sixth Street and surrounding streets 3rd, 4th and 5th Streets between Kansas Ave and Missouri Ave. Staff recommended approval.

Mayor Gonzalez stated concerns raised to him from the downtown merchants is the availability of parking; merchants voiced the issue is the employees of the downtown businesses utilizing prime parking spaces and questioned how the enforcement would be done.

Martin Garza stated the city needs to present a customer friendly environment for the merchants and customers; the concern of parking would be addressed in a two strategy approach; the ordinance will allow the city to move forward to address the concern and allow enforcement and begin to evaluate for long term solutions such as purchase or lease of property for a parking lot; staff will begin to look at mapping the area for possible locations and back to the commission for action. Staff noted a concern voiced by the merchants is the distance a customer may need to walk to the downtown area; a recommendation from staff would be if a property is leased for parking, for the business owners to encourage the employees utilize and leave the downtown parking for the customers.

Commissioner Gonzalez Jr. suggested assignment of spaces to the merchants. Commissioner Rodriguez voiced concern on the enforcement and what mechanism would be in place that measures the violation that allows for a citation be issued.

Joel Rivera stated there will be an enforcement period such as a 30-day grace period, repeat offenders will be issued citations; stated violations of the ordinance will be more complaint driven and due diligence will be done to verify the violation and move forward.

Mayor recommended no action to allow a full attendance of the quorum.

No action.

IX. EXECUTIVE SESSION

At 6:20 p.m. Commissioner Rodriguez seconded by Commissioner Lopez moved to convene the regular meeting in Executive Session. The motion carried unanimously; Mayor Gonzalez was present and voting.

At 6:45 p.m. Mayor Gonzalez stated the City Commission had completed its Executive Session and reconvened the regular meeting as open to the public.

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. Legal Consultation – Discussion with the City Manager and City Attorney relating to the City’s rights, duties, privileges, and obligations in connection to the Collective Bargaining

Agreement with the Fire Union (IAFF-WFFA Local 3207) FY October 1, 2022 – September 30, 2025, as authorized by Section §551.071 of the Texas Government Code.

Commissioner Lopez seconded by Commissioner Gonzalez Jr. moved to approve the City Attorney proceed with arbitration as discussed in executive session. The motion carried unanimously; Mayor Gonzalez was present and voting.

C. Real Property - Consultation with City Attorney on the acquisition, sale, exchange, lease or value of real property located on 18th St, west of Pleasantview Drive described as being 12.16 acres of land out of a gross 14.82-acre tract of land out of Farm Tract 706, West Tract Subdivision, Weslaco, Hidalgo County, Texas as authorized by Section §551.072 of the Texas Local Government Code.

No action.

D. Real Property - Consultation with City Attorney on the acquisition, sale, exchange, lease or value of real property being 35.28 acres except the southeast 1.90 acre for 33.38 net acres of land out of Farm Tract 59, West Tract Subdivision, Weslaco, Hidalgo County, Texas as authorized by Section §551.072 of the Texas Local Government Code.

Commissioner Lopez seconded by Commissioner Rodriguez moved to approve staff proceed with the purchase of real property under the terms and conditions as discussed in executive session. The motion carried unanimously; Mayor Gonzalez was present and voting.

E. Real Property - Consultation with City Attorney on the acquisition, sale, exchange, lease or value of real property being 25 acres out of 53.97 acres of land out of Farm Tracts 807 and 808, Block 139, West Tract Subdivision, Weslaco Hidalgo County, Texas as authorized by Section §551.072 of the Texas Local Government Code.

No action.

F. Real Property – Consultation with City Attorney on the purchase, exchange, lease or value of real property located on the Northeast corner of Interstate 2 and North Airport Drive intersection as authorized by Section §551.072 of the Texas Local Government Code.

No action.

G. Real Property - Consultation with the City Attorney regarding the purchase, exchange, lease or value of real property legally described as Lots 18, 19, 20, 21 & 22, Block 42, Weslaco Original Townsite, Subdivision, Weslaco, Hidalgo County, Texas as authorized by Section §551.072 of the Texas Government Code.

No action.

XI. ADJOURNMENT

Commissioner Rodriguez seconded by Commissioner Lopez moved to adjourn the regular meeting of March 5, 2024 at 6:49 p.m. The motion carried unanimously; Mayor Gonzalez was present and voting.

CITY OF WESLACO

Adrian Gonzalez, **MAYOR**

ATTEST:

Norma A. Cantu, **CITY SECRETARY**