

**STATE OF TEXAS
COUNTY OF HIDALGO
CITY OF MCALLEN**

The McAllen Board of Commissioners convened in a Regular Meeting on **Monday, July 12, 2021**, at 5:00 PM, at McAllen City Hall Third Floor (3rd) Commission Chambers, with the following present:

Mayor Javier Villalobos, Commissioner Antonio "Tony" Aguirre, Jr., Commissioner Omar Quintanilla, Commissioner Tania Ramirez, Commissioner Victor "Seby" Haddad and Commissioner Jose R. "Pepe" Cabeza de Vaca

Absent: Commissioner Joaquin Zamora

Staff: City Manager Roy Rodriguez, City Attorney Isaac Tawil, Assistant City Manager Michelle Rivera, Assistant City Manager Jeff Johnston, City Secretary Perla Lara, City Engineer Yvette Barrera, Planning Director Edgar Garcia, Finance Director Sergio Villasana

CALL TO ORDER

Mayor Javier Villalobos called the meeting to order.

PROCLAMATION

NATIONAL PARKS & RECREATION MONTH

Commissioner Antonio "Tony" Aguirre, Jr., read and presented a proclamation for National Parks & Recreation Month.

AGENDA ITEM PUBLIC COMMENT (INDIVIDUALS WISHING TO SPEAK REGARDING AN AGENDA ITEM ON TODAY'S AGENDA, PLEASE CONTACT CITY SECRETARY BEFORE 5:00PM)

1. PUBLIC HEARING

Mayor Javier Villalobos called the Public Hearing to order.

- A) ROUTINE ITEMS: (ALL REZONINGS AND CONDITIONAL USE PERMITS LISTED UNDER THIS SECTION COME WITH A FAVORABLE RECOMMENDATION FROM THE PLANNING & ZONING COMMISSION AND WILL BE ENACTED BY ONE MOTION. HOWEVER, IF THERE IS OPPOSITION AT THE MEETING OR A DISCUSSION IS DESIRED, THAT ITEM(S) WILL BE REMOVED FROM THE ROUTINE ITEMS SECTION OF THE AGENDA AND WILL BE CONSIDERED SEPARATELY.)**

Mayor Javier Villalobos asked if there was anyone to speak in opposition to the items under this section of the agenda. No citizens came forward to speak to Council.

Commissioner Jose R. "Pepe" Cabeza de Vaca moved to approve the items listed on the Routine Items section of the agenda. Commissioner Tania Ramirez seconded the motion. The motion carried unanimously by those present.

- 1. REZONE FROM C-3 (GENERAL BUSINESS) DISTRICT TO R-3A (MULTIFAMILY RESIDENTIAL APARTMENTS) DISTRICT: 4.112 ACRES OF LAND OUT OF LOT 105, LA LOMITA IRRIGATION AND CONSTRUCTION COMPANY'S SUBDIVISION, HIDALGO COUNTY, TEXAS; 4200 NORTH WARE ROAD.**

Approved the R-3A Zoning at 4200 North Ware Road, as per Planning and Zoning Commission.

- 2. REQUEST OF ADRIAN G. GARCIA, JR. FOR A CONDITIONAL USE PERMIT, FOR LIFE OF THE USE, FOR AN INSTITUTIONAL USE (BARBER SCHOOL) AT LOTS 4 AND 5, MCALLEN NORTHWEST INDUSTRIAL SUBDIVISION NO. 2, HIDALGO COUNTY, TEXAS; 5000 NORTH 23rd STREET, SUITE E.**

Approved a Conditional Use Permit, for life of the use, for an institutional use (barber school) at 5000 North 23rd Street, Suite E, as per Planning and Zoning Commission.

The proposed use must meet the requirements set forth in Section 138-118 of the Zoning Ordinance and specific requirements as follows:

- 1) The proposed use shall not generate traffic onto residential size streets or disrupt residential areas, and shall be as close as possible to a major arterial; The property fronts North 23rd Street;
- 2) The proposed use shall comply with the McAllen Off-Street Parking Ordinance and make provisions to prevent the use of street parking, especially in residential areas; 7 parking spaces are required for the barber school, and a total of 137 parking spaces are required for the plaza (based on 5,100 sq. ft. of restaurant space, 3,910 sq. ft. of office space, and 22,270 sq. ft. of commercial space). 161 parking spaces are provided at the front of the plaza and 43 at the rear for a total number of 204 parking spaces, 8 of which are van accessible. Should the number of offices and classrooms increase, then additional parking will be required;
- 3) The proposed use shall prevent the unauthorized parking of its patrons on adjacent businesses or residences by providing fences, hedges or reorientation of entrances and exits;
- 4) The proposed use shall provide sufficient lighting to eliminate dark areas, perimeter fencing, and an orientation of the building to provide maximum visibility from a public street in order to discourage vandalism and criminal activities;
- 5) Provisions shall be made to prevent litter from blowing onto adjacent streets and residential areas;
- 6) The number of persons within the building shall be restricted to those allowed by the Fire Marshal and Building Official at the time of permit issuance; The maximum capacity for Suite E is 25 persons; and
- 7) Sides adjacent to residentially zoned or used properties shall be screened by a 6 ft. opaque fence.

3. REQUEST OF ROBERT WILSON, FOR A CONDITIONAL USE PERMIT, FOR ONE YEAR, FOR A BAR AT LOT A-1, NOLANA TOWER SUBDIVISION, HIDALGO COUNTY, TEXAS; 400 NOLANA AVENUE, SUITE G.

Approved a Conditional Use Permit, for one year, for a bar, at 400 Nolana Avenue, Suite G, as per Planning and Zoning Commission.

The establishment must also meet the requirements set forth in Section 138-118(4) of the Zoning Ordinance and specific requirements as follows:

- 1) The property line of the lot of the above mentioned business must be at least 400 ft. from the nearest residence or residentially zoned property, church, school, or publicly owned property, and must be designed to prevent disruption of the character of adjacent residential areas, and must not be heard from the residential area after 10:00 p.m. The proposed establishment is within 400 ft. of residential zones and uses, and a water tower;
- 2) The abovementioned business must be as close as possible to a major arterial, and shall not allow the traffic generated by such business onto residential streets, or allow such traffic to exit into and disrupt residential areas. The property has direct access to Nolana Avenue, North 4th Street, and North 6th Street. The existing gates on North 4th Street need to be closed as required by other Conditional Use Permits issued in this commercial plaza;
- 3) The abovementioned business must provide parking in accordance with the city off-street parking ordinance as a minimum and make provisions to prevent use of adjacent streets for parking, especially those in adjacent residential areas, by providing additional onsite parking. Currently there is a multi-tenant commercial building on the property. The shopping center consists of various uses including office, retail, vacant suites, restaurants, a children's event center, and bars. The proposed 11,875 sq. ft. bar/pool hall requires 149 parking spaces; 729 parking spaces are provided on the common parking area in the front and rear of the building. For the 729 parking spaces of the common parking area, 15 accessible parking spaces are required and are provided on site, as per section 138-400(a) of the Off-Street Parking and Loading requirements, all off-street parking must be clearly striped and free of potholes;
- 4) The abovementioned business must do everything possible to prevent the unauthorized parking by the patrons of such business on adjacent businesses or residential properties including, when necessary, the installation of fences and hedges, and the reorientation of entrances;
- 5) The abovementioned business should do everything possible and be designed to discourage criminal activities and vandalism, both on the site and on adjacent properties. Included would be provision of sufficient lighting and perimeter fencing, elimination of dark areas, and the orientation of the building such that it provides maximum visibility as much as possible of the site from a public street;
- 6) The abovementioned business must make provisions to keep litter to a minimum, and to keep it from blowing onto adjacent streets and properties;

- 7) The abovementioned business shall restrict the number of persons within the building to those allowed by the Planning and Zoning Commission at the time of permit issuance, after having taken into account the recommendations of the Fire Marshal, Building Official and Director of Planning. The occupancy load for this establishment will be established by the Building Inspection Department as part of the building permit review process.

4. REQUEST OF MISTY M. GARCIA, FOR A CONDITIONAL USE PERMIT, FOR ONE YEAR, FOR A SMOKE SHOP AT LOT 5, THE DISTRICT AT MCALLEN SUBDIVISION, HIDALGO COUNTY, TEXAS; 3200 NORTH MCCOLL, SUITE 110.

Approved a Conditional Use Permit, for one year, for a smoke shop, at 3200 North McColl, Suite 110, as per Planning and Zoning Commission.

The establishment must comply with requirements set forth in Section 138-118(a)(4) of the Zoning Ordinance and specific requirements as follows:

- 1) The property line of the lot of any of the above mentioned business must be at least 400 ft. from the nearest residence or residentially zoned property, church, school, or publicly owned property, and must be designed to prevent disruption of the character of adjacent residential areas, and must not be heard from the residential area after 10:00 p.m. The proposed establishment is within 400 ft. of a residential zone to the northeast;
- 2) The abovementioned business must be as close as possible to a major arterial, and shall not allow the traffic generated by such business onto residential streets, or allow such traffic to exit into and disrupt residential areas. The subject property has frontage along North McColl Road and does not generate traffic into residential areas;
- 3) The abovementioned businesses must provide parking in accordance with the city off-street parking ordinance as a minimum, and make provisions to prevent use of adjacent streets for parking, especially those in adjacent residential areas, by providing additional onsite parking. The proposed 660 sq. ft. smoke shop requires 2 parking spaces, there are 48 total parking spaces provided on the submitted site plan;
- 4) The abovementioned business must do everything possible to prevent the unauthorized parking by the patrons of such business on adjacent businesses or residential properties including, when necessary, the installation of fences and hedges, and the reorientation of entrances;
- 5) The abovementioned business should do everything possible and be designed to discourage criminal activities and vandalism, both on the site and on adjacent properties. Included would be provision of sufficient lighting and perimeter fencing, elimination of dark areas, and the orientation of the building such that it provides maximum visibility as much as possible of the site from a public street;
- 6) The abovementioned business must make provisions to keep litter to a minimum, and to keep it from blowing onto adjacent streets and properties;
- 7) The abovementioned business shall restrict the number of persons within the building to those allowed by the Planning and Zoning commission at the time of permit issuance, after having taken into account the recommendations of the Fire Marshal, Building Official and Director of Planning. The occupancy load for this establishment will be established by the Building and Inspections Department as part of the building permit review process.

B) REZONINGS:

1. INITIAL ZONING TO R-1 (SINGLE-FAMILY RESIDENTIAL) DISTRICT: 21.288 ACRES OUT OF LOTS 475 AND 465, JOHN H. SHARY SUBDIVISION, HIDALGO COUNTY, TEXAS; 10300 NORTH SHARY ROAD.

Staff recommended approval of the initial zoning to R-1 at 10300 North Shary Road.

Commissioner Jose R. "Pepe" Cabeza de Vaca moved to approve the initial zoning as recommended. Commissioner Tania Ramirez seconded the motion. The motion carried unanimously by those present.

2. REZONE FROM R-3A (MULTIFAMILY RESIDENTIAL APARTMENT) DISTRICT TO R-1 (SINGLE-FAMILY RESIDENTIAL) DISTRICT: 4.79 ACRES OUT OF LOT 197, JOHN H. SHARY SUBDIVISION, HIDALGO COUNTY, TEXAS; 701 SOUTH TAYLOR ROAD (REAR). (WITHDRAWN).

Said item was withdrawn.

C) AMENDING THE ZONING ORDINANCE OF THE CITY OF MCALLEN.

Commissioner Omar Quintanilla moved to amend the Zoning Ordinance. Commissioner Tania Ramirez seconded the motion. The motion carried unanimously by those present.

D) PUBLIC HEARING AND ORDINANCE PROVIDING FOR THE ANNEXATION OF 21.288 ACRES OUT OF LOTS 475 AND 465, JOHN H. SHARY SUBDIVISION, HIDALGO COUNTY, TEXAS; 10300 NORTH SHARY ROAD.

Mayor Javier Villalobos called the public hearing to order.

Staff recommended adoption of an ordinance providing for the annexation at 10300 North Shary Road.

Commissioner Antonio "Tony" Aguirre, Jr. moved to adopt the ordinance as recommended. Commissioner Tania Ramirez seconded the motion. The motion carried unanimously by those present.

END OF PUBLIC HEARING

Mayor Javier Villalobos declared the Public Hearing closed.

2. CONSENT AGENDA (ALL MATTERS LISTED UNDER CONSENT AGENDA ARE CONSIDERED TO BE ROUTINE BY THE GOVERNING BODY AND WILL BE ENACTED BY ONE MOTION. THERE WILL BE NO SEPARATE DISCUSSION OF THESE ITEMS; HOWEVER, IF DISCUSSION IS DESIRED, THAT ITEM(S) WILL BE REMOVED FROM THE CONSENT AGENDA AND WILL BE CONSIDERED SEPARATELY.)

Commissioner Jose R. "Pepe" Cabeza de Vaca moved to approve the items listed on the Consent Agenda with the exception of Items 2A, 2D and 2E to be addressed separately. Commissioner Omar Quintanilla seconded the motion. The motion carried unanimously by those present.

A) APPROVAL OF MINUTES OF WORKSHOP HELD JUNE 22ND AND WORKSHOP AND REGULAR MEETING HELD JUNE 28, 2021.

Commissioner Omar Quintanilla noted a correction to the regular meeting minutes to items 1F and 7G and moved to approve the minutes of Workshop held June 22nd and Workshop and Regular Meeting held June 28, 2021, with said corrections. Commissioner Victor "Seby" Haddad seconded the motion. The motion carried unanimously by those present.

B) CONSIDERATION AND APPROVAL OF THE AIRPORT TERMINAL SERVICES CARGO LEASE RENEWAL.

Approved the Airport Terminal Services Cargo Lease Renewal.

C) CONSIDERATION AND APPROVAL OF LEASE AMENDMENT NO. 3 TO THE AIRLINE OPERATING AGREEMENT AND TERMINAL BUILDING LEASE WITH TRANSPORTES AEROMAR, S.A. DE C.V.

Approved Lease Amendment No. 3 to the Airline Operating Agreement and Terminal Building Lease with Transportes Aeromar, S.A. de CV.

D) ORDINANCE PROVIDING FOR THE ABANDONMENT OF A 4.264-ACRE TRACT OF LAND BEING A 40 FT. MILE 9 NORTH ROW OUT OF SECTION 227 AND 230, TEXAS-MEXICAN RAILWAY COMPANY SURVEY, HIDALGO COUNTY, TEXAS; 13500 BLOCK OF MILE 9 NORTH.

Staff recommended adoption of an ordinance providing for the abandonment of at 13500 Block of Mile 9 North.

Commissioner Omar Quintanilla moved to adopt the ordinance as recommended. Commissioner Victor "Seby" Haddad seconded the motion. The motion carried unanimously by those present.

E) ORDINANCE PROVIDING FOR RATIFICATION OF JUNE 28, 2021 AMENDMENT TO FOOD TRUCK ORDINANCE UPDATING THE MINIMUM DISTANCE FROM A FIXED-LOCATION RESTAURANT.

Staff recommended adoption of an ordinance providing for ratification of June 28, 2021 amendment to food truck ordinance updating the minimum distance from a fixed-location restaurant.

A lengthy discussion ensued. Comments and concerns were expressed by the Mayor and City Commission. Staff answered questions posed by Council.

After due consideration, Commissioner Tania Ramirez moved to table said ordinance and pause enforcement. Commissioner Omar Quintanilla seconded the motion. The motion carried unanimously by those present.

F) RESOLUTION TO AUTHORIZE THE SUBMISSION OF A GRANT APPLICATION TO THE U.S. DEPARTMENT OF TRANSPORTATION FOR FUNDING UNDER THE FY 2021 REBUILDING AMERICAN INFRASTRUCTURE WITH SUSTAINABILITY AND EQUITY (RAISE) GRANT PROGRAM.

Approved a resolution authorizing the submission of a grant application to the U.S. Department of Transportation for funding under the FY 2021 Rebuilding American Infrastructure with Sustainability and Equity (RAISE) Grant Program.

3. BIDS/CONTRACTS

A) CONSIDERATION AND APPROVAL OF A LEASE AGREEMENT FOR RODRIGUEZ SNACK BAR AT THE DOWNTOWN PARKING GARAGE FOOD COURT.

Staff recommended approval of the lease agreement with Rodriguez Snack Bar at the Downtown Parking Garage Food Court.

Commissioner Jose R. "Pepe" Cabeza de Vaca moved to approve the lease agreement as recommended. Commissioner Tania Ramirez seconded the motion. The motion carried unanimously by those present.

B) CONSIDERATION AND APPROVAL OF A LEASE AGREEMENT FOR KAIROS COFFEE AT THE DOWNTOWN PARKING GARAGE FOOD COURT.

Staff recommended approval of the lease agreement with Kairo's Coffee at the Downtown Parking Garage Food Court.

Commissioner Tania Ramirez moved to approve the lease agreement as recommended. Commissioner Victor "Seby" Haddad seconded the motion. The motion carried unanimously by those present.

C) CONSIDERATION AND APPROVAL OF CONTRACT AMENDMENT NO. 1 FOR VALUE ENGINEERING (VE) STUDY FOR THE ANZALDUAS INTERNATIONAL NB-SB FULL COMMERCIAL PROJECT.

Staff recommended approval of Contract Amendment No. 1, in the amount not to exceed \$58,355.96, Subject to budget reclassification, for the Anzalduas International NB-SB Full Commercial Project.

Commissioner Omar Quintanilla moved to approve the Contract Amendment No. 1 as recommended. Commissioner Victor "Seby" Haddad seconded the motion. The motion carried unanimously by those present.

D) CONSIDERATION AND POSSIBLE APPROVAL OF A COLLECTIVE BARGAINING AGREEMENT WITH THE MCALLEN PROFESSIONAL LAW ENFORCEMENT ASSOCIATION.

Staff recommended approval of a Collective Bargaining Agreement with the McAllen Professional Law Enforcement Association.

Commissioner Jose R. "Pepe" Cabeza de Vaca moved to approve the Collective Bargaining Agreement as recommended. Commissioner Victor "Seby" Haddad seconded the motion. The motion carried unanimously by those present.

4. ORDINANCES

A) CONSIDERATION AND APPROVAL OF AN ORDINANCE AUTHORIZING TEXAS GAS SERVICE'S COST OF SERVICE ADJUSTMENT TARIFF.

Staff recommended adoption of an ordinance authorizing Texas Gas Service's Cost of Service Adjustment tariff.

Commissioner Victor "Seby" Haddad moved to adopt the ordinance as recommended. Commissioner Tania Ramirez seconded the motion. The motion carried unanimously by those present.

B) PROVIDING FOR A BUDGET AMENDMENT FOR PURCHASE OF CROCKETT ELEMENTARY SCHOOL PROPERTY.

Staff recommended adoption of an ordinance providing for a budget amendment for the purchase of Crockett Elementary School Property.

Commissioner Jose "R. "Pepe" Cabeza de Vaca moved to adopt the ordinance as recommended. Commissioner Tania Ramirez seconded the motion. The vote on the motion was as follows:

AYES: Mayor Javier Villalobos, Commissioner Antonio "Tony" Aguirre, Jr., Commissioner Tania Ramirez, Commissioner Victor "Seby" Haddad, Commissioner Jose R. "Pepe" Cabeza de Vaca
NAYS: Commissioner Omar Quintanilla
ABSENT: Commissioner Joaquin Zamora
ABSTAINED: None

5. VARIANCES

A) CONSIDERATION OF A VARIANCE REQUEST TO NOT REQUIRE THE SUBDIVISION PROCESS AT THE 0.6-ACRE TRACT OF LAND OUT OF LOT 11, BLOCK 4, M. AND M. SUBDIVISION, HIDALGO COUNTY, TEXAS; 3217 VALCOSTA SR.

Staff recommended disapproval of the variance request at 3217 Valcosta Sr.

Commissioner Tania Ramirez moved to approve option 2. Motion failed due to lack of a second. Concerns were voiced by Council. Mayor Villalobos called the question for a different motion.

After due consideration, Commissioner Victor "Seby" Haddad moved to approve option 3. Commissioner Tania Ramirez seconded the motion. The motion carried unanimously by those present.

6. MANAGER'S REPORT

A) ADVISORY BOARD APPOINTMENTS.

McAllen Library Board

Commissioner Omar Quintanilla nominated Kristalee G. Mata to the board.

Senior Citizens Board

Commissioner Tania Ramirez nominated Eduardo Saldana to the board. Commissioner Jose R. "Pepe" Cabeza de Vaca nominated Carolina Civarolo to the board.

Planning and Zoning Board

Commissioner Jose R. "Pepe" Cabeza de Vaca nominated Emilio Santos to the board.

Commissioner Jose R. "Pepe" Cabeza de Vaca moved to accept the nominations as presented. Commissioner Tania Ramirez seconded the motion. The motion carried unanimously by those present.

B) IMMIGRATION AND RESPITE CENTER REPORT.

No action. Report only.

C) FUTURE AGENDA ITEMS.

Items of upcoming workshops were reviewed as follows: Renaming of Palm View Golf Course

7. TABLED ITEM(S)

- A) CONSIDERATION OF A VARIANCE REQUEST TO NOT REQUIRE THE SUBDIVISION PROCESS AT THE 0.535-ACRE TRACT OF LAND IN THE WEST 8.61 ACRES OF LOT 48-11, WEST ADDITION TO SHARYLAND, HIDALGO COUNTY, TEXAS; 10700 NORTH BRYAN ROAD.**

Said item remained tabled.

B) AWARD OF CONTRACT FOR MCALLEN COMPREHENSIVE PLAN UPDATE.

Commissioner Omar Quintanilla moved to remove said item from the table. Commissioner Antonio "Tony" Aguirre, Jr. seconded the motion. The motion carried unanimously by those present.

Staff recommended award of contract for the McAllen Comprehensive Plan Update.

Commissioner Tania Ramirez moved to award the contract as recommended. Commissioner Victor "Seby" Haddad seconded the motion. The motion carried unanimously by those present.

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

On behalf of the Presiding Officer, City Attorney recommended recessing into Executive Session pursuant to Chapter 551, Texas Government Code, Section 551.071 Consultation with Attorney on Items 8B and 8D; Section 551.072 Deliberation Regarding Real Property on Item 8A; and Section 551.087 Economic Development on Item 8C.

Commissioner Jose R. "Pepe" Cabeza de Vaca moved to accept the recommendation for the basis of the discussion in Executive Session under the section cited by the City Attorney. Commissioner Tania Ramirez seconded the motion. The motion carried unanimously by those present.

Mayor Javier Villalobos recessed the meeting at 5:47 pm to go into Executive Session. Mayor Javier Villalobos reconvened the meeting at 6:23 pm and noting the following city commission members present: Mayor Javier Villalobos, Commissioner Antonio "Tony" Aguirre, Jr., Commissioner Omar Quintanilla, Commissioner Tania Ramirez, Commissioner Victor Haddad and Commissioner Jose R. "Pepe" Cabeza de Vaca. Absent: Commissioner Joaquin Zamora.

A) DISCUSSION AND POSSIBLE LEASE, SALE OR PURCHASE OF REAL PROPERTY; TRACT 1 AND TRACT 2. (SECTION 551.072, T.G.C.)

Commissioner Antonio "Tony" Aguirre, Jr., announced that he had a conflict with item 8A and would abstain from discussion and voting on said matter. Subsequently, he filed a conflict form with the City Secretary.

A1 – Commissioner Jose R. "Pepe" Cabeza de Vaca moved to authorize City Manager and City Attorney to proceed as discussed in Executive Session. Commissioner Tania Ramirez seconded the motion. The motion carried as follows:

AYES: Mayor Javier Villalobos, Commissioner Omar Quintanilla, Commissioner Tania Ramirez, Commissioner Victor "Seby" Haddad, Commissioner Jose R. "Pepe" Cabeza de Vaca
NAYS: None
ABSENT: Commissioner Joaquin Zamora
ABSTAINED: Commissioner Antonio "Tony" Aguirre, Jr.,

A2 - Commissioner Jose R. "Pepe" Cabeza de Vaca moved to authorize City Manager and City Attorney to proceed as discussed in Executive Session. Commissioner Victory "Seby" Haddad seconded the motion. The motion carried unanimously by those present.

- B) **DISCUSSION WITH CITY ATTORNEY REGARDING LEGAL ASPECTS OF COLLECTIVE BARGAINING AGREEMENT WITH MCALLEN PROFESSIONAL LAW ENFORCEMENT ASSOCIATION. (SECTION 551.071, T.G.C.)**

No action.

- C) **CONSIDERATION OF ECONOMIC DEVELOPMENT MATTERS. (SECTION 551.087, T.G.C.)**

Commissioner Tania Ramirez moved to authorize extending the date to commence construction of the improvements contemplated by the 380 agreement to March 2022. Commissioner Victor "Seby" Haddad seconded the motion. The motion carried unanimously by those present.

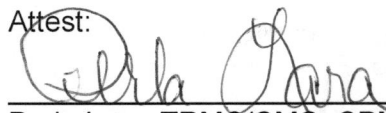
- D) **CONSULTATION WITH CITY ATTORNEY REGARDING LEGAL ISSUES RELATED TO CONVENTION CENTER HOLIDAY PROGRAMMING. (SECTION 551.071, T.G.C.)**

Commissioner Jose R. "Pepe" Cabeza de Vaca moved to authorize staff to proceed as described in executive session. Commissioner Victor "Seby" Haddad seconded the motion. The motion carried unanimously by those present.

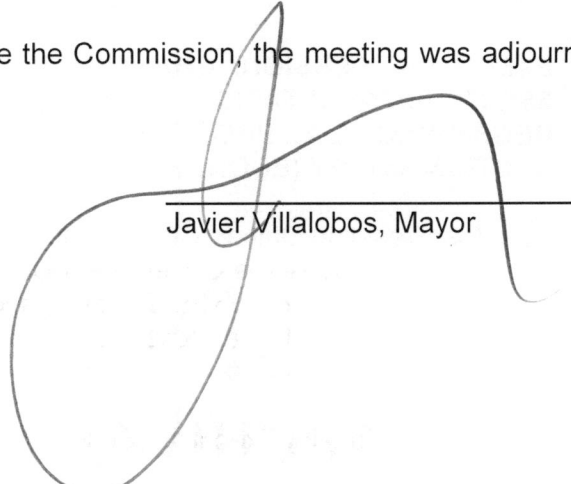
ADJOURNMENT

There being no other business to come before the Commission, the meeting was adjourned at 6:26 p.m.

Attest:



Perla Lara, TRMC/CMC, CPM
City Secretary



Javier Villalobos, Mayor