

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

The McAllen Board of Commissioners convened in a Workshop on **Monday, June 22, 2026**, at 4:00 pm, at McAllen City Hall Third Floor (3rd) Commission Chambers.

Mayor Javier Villalobos, Mayor Pro Tem Jose R. "Pepe" Cabeza de Vaca, Commissioner Antonio "Tony" Aguirre, Jr., Commissioner Joaquin Zamora, Commissioner Rolando "Rolly" Rios, Commissioner Rodolfo "Rudy" Castillo and Commissioner Michael Fallek were present

Also, present City Manager Isaac Tawil, City Attorney Austin Stevenson, Deputy City Manager Michelle Rivera, Assistant City Manager Jeff Johnston, Assistant City Manager Elvira Alonso, City Secretary Perla Lara

CALL TO ORDER

Mayor Javier Villalobos called the meeting to order at 4:00 pm.

1. PRESENT QUESTIONS RELATING TO STAFF RELATING TO THE JUNE 22, 2026, REGULAR MEETING AGENDA, TO BE DISCUSSED AT SUCH A MEETING.

There were no questions regarding the June 22, 2026, regular meeting agenda.

2. DISCUSSION ON MCALLEN RECREATIONAL COMPLEX.

Director Denny Meline provided an update on the McAllen Recreational Complex emphasizing Aquatic Features, Championship Tennis Center, Course Features, Stage and Open Green Space, Dog Park, Indoor Sports Center, Facility Features, McAllen Amphitheater and Active Play Amenities, and the Sculpture Collection.

Mr. Meline also addressed current project challenges. During the discussion, members of the Commission shared comments and raised questions on various topics. Staff provided clarification and responses to all inquiries.

Mr. Meline presented information on LED sports field lighting, emphasizing:

- High-efficiency LED technology
- Uniform, glare-controlled lighting
- Improved safety and visibility
- Energy efficiency and cost-effectiveness
- Durable, long-lasting performance

He also highlighted decorative steel fencing features, including:

- Durable, powder-coated steel
- Enhanced security and safety
- Attractive, timeless design
- Low maintenance and longevity
- Ability to define spaces while maintaining visibility

The Mayor and City Commission expressed appreciation to staff for the presentation and information provided.

3. TERMINAL EXPANSION UPDATE.

Mr. Jeremy Santoscoy provided an overview of the terminal expansion project. He discussed key components, including:

- Upper-level terminal programming (Ticket Lobby/Baggage Claim)
- Central expansion

- New concourse
- Existing concourse
- Gate lounge capacity planning
- Airside concession planning

Mr. Santoscoy also reviewed the proposed boarding level floor plan, including the concourse plan reduction study and ticket lobby expansion variations. He outlined impacts such as:

- Cost savings
- Improved passenger flow
- Gate 1 boarding zone enhancements
- Improved restroom spacing for shorter travel distances
- Protected make-up devices below the concourse
- Preservation of MEP systems and concession support

Regarding the Central Expansion, Mr. Santoscoy noted:

- Entry doors currently have limited visibility due to small, hidden windows
- Minimal exterior views
- The tower focal point is proportionally small relative to building length

He reviewed functional benefits and options (Option 1, Option 2, and Option 3), as well as:

- Central Expansion concepts (Existing and Options 1–3)
- Expansion priorities overview, including site plans, priority plan, and secondary plan
- Airport parking overview, including current and proposed parking areas

Staff responded to all questions and provided requested clarification.

The Mayor and City Commission expressed appreciation to staff for the presentation and information provided.

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

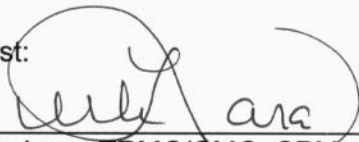
A) CONSIDERATION OF ECONOMIC DEVELOPMENT MATTERS. TEX. GOV'T. CODE §551.087.

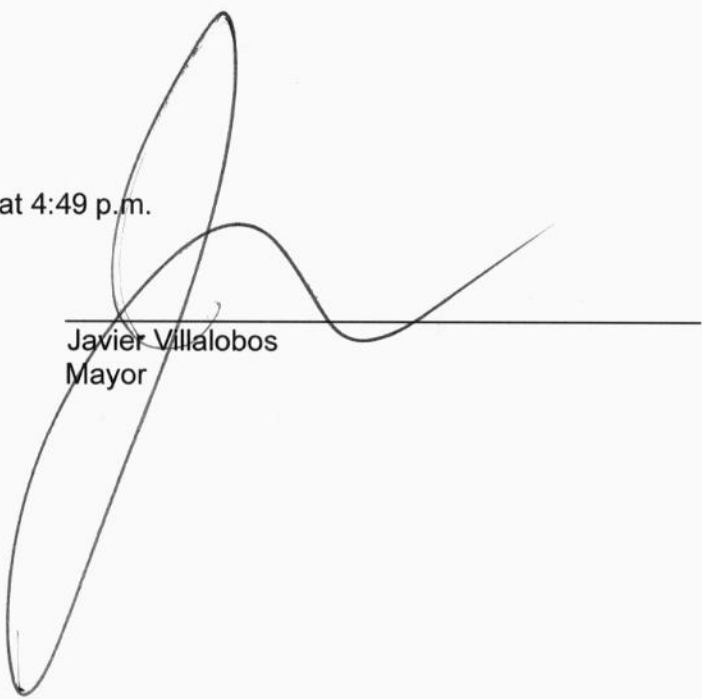
PUBLIC COMMENT: None.

ADJOURN

Without objection, the meeting adjourned at 4:49 p.m.

Attest:


Perla Lara, TRMC/CMC, CPM
City Secretary


Javier Villalobos
Mayor