



Mayor James "Jim" Darling
Mayor Pro Tem/Commissioner Veronica Whitacre
Commissioner Javier Villalobos
Commissioner Joaquin J. Zamora



Commissioner J. Omar Quintanilla
Commissioner Tania Ramirez
Commissioner Victor "Seby" Haddad
City Manager Roel "Roy" Rodriguez, P.E.

**NOTICE OF WORKSHOP TO BE HELD BY THE
MCALLEN BOARD OF COMMISSIONERS
MONDAY, JUNE 8, 2020 – 4:00 PM
MCALLEN CITY HALL
CITY COMMISSION CHAMBERS; 3RD FLOOR
1300 HOUSTON AVENUE
MCALLEN TEXAS, 78501**

AGENDA

"At any time during the course of this meeting, the City Commission may retire to Executive Session under Texas Government Code 551.071(2) to confer with its legal counsel on any subject matter on this agenda in which the duty of the attorney to the City Commission under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code. Further, at any time during the course of this meeting, the City Commission may retire to Executive Session to deliberate on any subject slated for discussion at this meeting, as may be permitted under one or more of the exceptions to the Open Meetings Act set forth in Title 5, Subtitle A, Chapter 551, Subchapter D of the Texas Government Code."

CALL TO ORDER

1. Present questions to staff relating to the June 8, 2020 Regular Meeting Agenda, to be discussed at such meeting.
2. Update on South McAllen Street Lights.
3. Discussion of Downtown Signal Decommissioning.
4. Update on 2020 Census Proposal.
5. Consideration and Discussion of Youth Sports and Outdoor Events.
6. **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) Discussion with City Attorney regarding the Hertz Bankruptcy and possible action therein. (Section 551.071, T.G.C.)

- B)** Consultation with City Attorney regarding legal issues related to the Schneider Electric Contract. (Section T.G.C. 551.071)
- C)** Consultation with City Attorney regarding potential litigation regarding Tile Nuisance Cases. (Section 551.071, T.G.C.)
- D)** Consultation with City Attorney regarding legal aspects of CARES Act Funding. (Section 551.071, T.G.C.)
- E)** Consultation with City Attorney regarding legal issues related to Bicentennial Roadway Extension. (Section 551.071, T.G.C.)

ADJOURNMENT

IF ANY ACCOMMODATION FOR A DISABILITY IS REQUIRED (OR INTERPRETERS FOR THE DEAF), NOTIFY THE CITY SECRETARY'S DEPARTMENT AT 681-1020 FORTY-EIGHT (48) HOURS PRIOR TO THE MEETING DATE. WITH REGARD TO ANY ITEM, THE BOARD OF COMMISSIONERS MAY TAKE VARIOUS ACTIONS INCLUDING BUT NOT LIMITED TO RESCHEDULING AN ITEM IN ITS ENTIRETY FOR A FUTURE DATE OR TIME.

C E R T I F I C A T I O N

I, the Undersigned Authority, do hereby certify that the attached agenda of the meeting of the McAllen Board of Commissioners is a true and correct copy and that I posted a true and correct copy of said notice on the bulletin board in the Municipal Building, a place convenient and readily accessible to the general public at all times, and said Notice was posted on June 5, 2020 at 2:00 PM and will remain so posted continuously for at least 72 hours preceding the scheduled time of said meeting in accordance with Chapter 551 of the Texas Government Code.

/s/
Perla Lara, TRMC/CMC, CPM
City Secretary



ITEM SUMMARY

BOARD: City Commission

AGENDA ITEM	1.
DATE SUBMITTED	6/1/2020
MEETING DATE	6/8/2020

1. Agenda Item: Present questions to staff relating to the June 8, 2020 Regular Meeting Agenda, to be discussed at such meeting.
2. Party Making Request: Perla Lara
3. Nature of Request:
4. Routing:

Cindy Gonzalez	Created/Initiated - 6/1/2020
Perla Lara	Approved - 6/1/2020
Kevin Pagan	Final Approval - 6/3/2020
5. Staff Recommendation:
6. Advisory Board:
7. City Attorney:
8. Manager's Recommendation:



ITEM SUMMARY

BOARD: City Commission

AGENDA ITEM	2.
DATE SUBMITTED	6/2/2020
MEETING DATE	6/8/2020

1. Agenda Item: Update on South McAllen Street Lights.
2. Party Making Request: Yvette Barrera
3. Nature of Request: Review and Consideration of proposed street lighting plan for an area on the south side of the City from Taylor Road to 10th Street and Expressway to Military.
4. Routing:

Cindy Gonzalez	Created/Initiated - 6/2/2020
Yvette Barrera	Approved - 6/2/2020
Michelle Rivera	Approved - 6/2/2020
Kevin Pagan	Final Approval - 6/3/2020
5. Staff Recommendation: Staff recommends the use of LED 250 watt equivalent fixture on wood poles with overhead electrical. Additionally, as fixtures burn out, staff recommends replacing them to LED 250 watt equivalent fixtures.
6. Advisory Board:
7. City Attorney:
8. Manager's Recommendation:



ENGINEERING DEPARTMENT MEMORANDUM

To: Roel "Roy" Rodriguez, P.E., City Manager
From: Yvette Barrera, PE, CFM, City Engineer
Date: May 26, 2020
Subject: Workshop Agenda - Street Lights Update on the South Side

Goal

Review and Consideration of proposed street lighting plan for an area on the south side of the City from Taylor Road to 10th Street and Expressway to Military.

Explanation

The City Commission authorized \$100,000 towards street light improvements within the subject area. City staff evaluated the existing lighting in comparison with current standards that includes street light spacing between 250 and 300 ft with a residential street light consisting of 250-watt high pressure sodium cobra head fixture mounted on 35 ft concrete poles.

As part of the staff evaluation, there were six (6) study areas that required additional lighting. Although staff is already coordinating with AEP, there is additional guidance needed. Primarily, the guidance is whether to request poles and installation method that reflects the current community or whether to upgrade short segments of streets to the current standards. These include:

- 1) Confirmation on use of LED light equivalent of 250 watt instead the 250 ft high pressure sodium fixture;
- 2) Second is whether to use of wood poles like the surrounding area or request the new standard concrete poles;
- 3) Next is whether to use overhead electrical like the surrounding area or request underground wiring towards the new poles.

These selected standards will also be used when future replacement requests are made to AEP, such as in the event of a bulb out.

Options

- 1) Approve use of LED 250 watt equivalent, wood poles with overhead electrical.
- 2) Approve use of 250 watt high pressure sodium, wood poles, overhead electrical.
- 3) Approve use of LED 250 watt equivalent, concrete poles with underground wiring.

Recommendation

Staff recommends the use of LED 250 watt equivalent fixture on wood poles with overhead electrical. Additionally, as fixtures burn out, staff recommends replacing them to LED 250 watt equivalent fixtures.



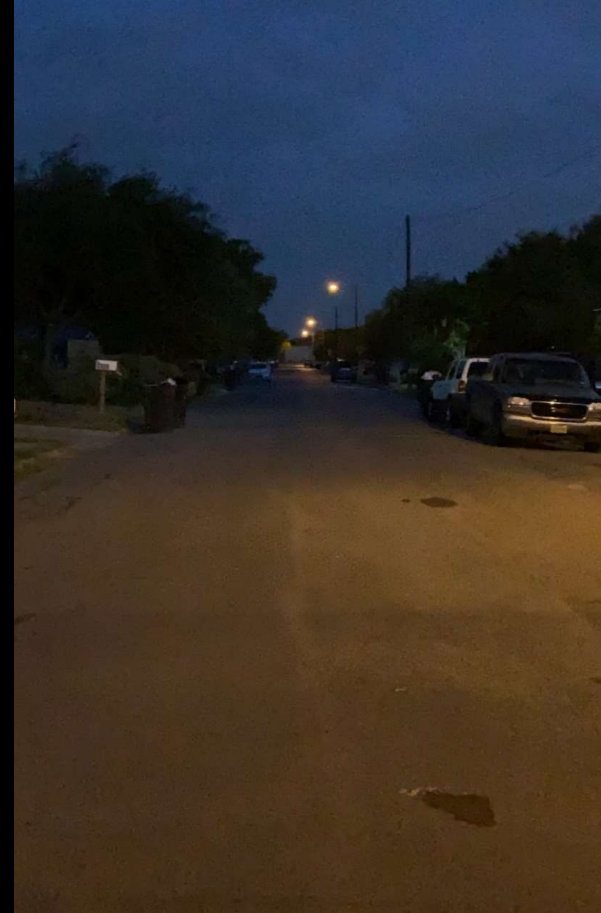
City of McAllen

Traffic Operations Department

South McAllen Street Lighting Project

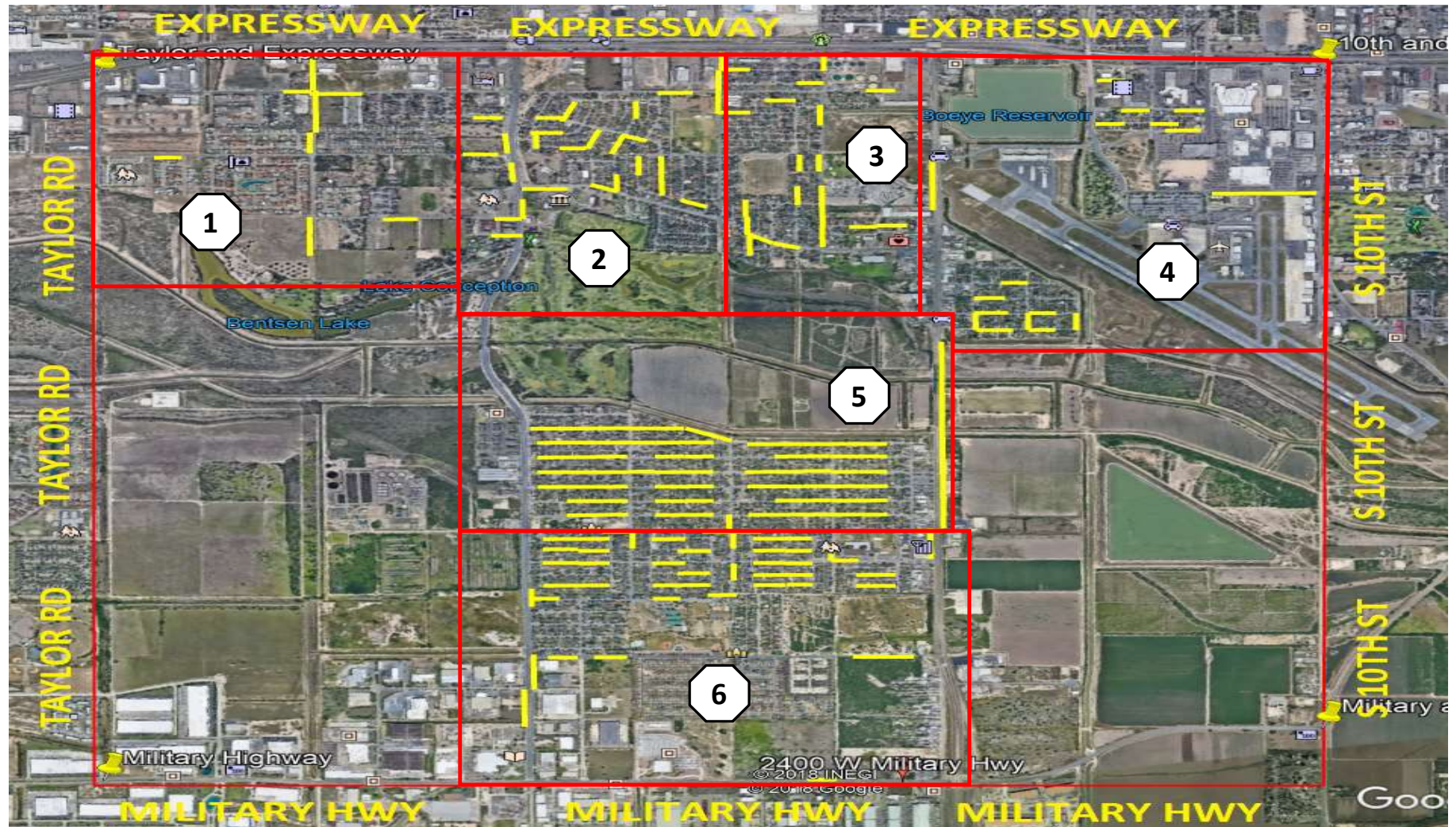


- Ventana Del Sol, Phase II,
Subdivision Constructed 2004



- Balboa Acres Subdivision,
Subdivision Constructed 1962

SURVEY AREAS

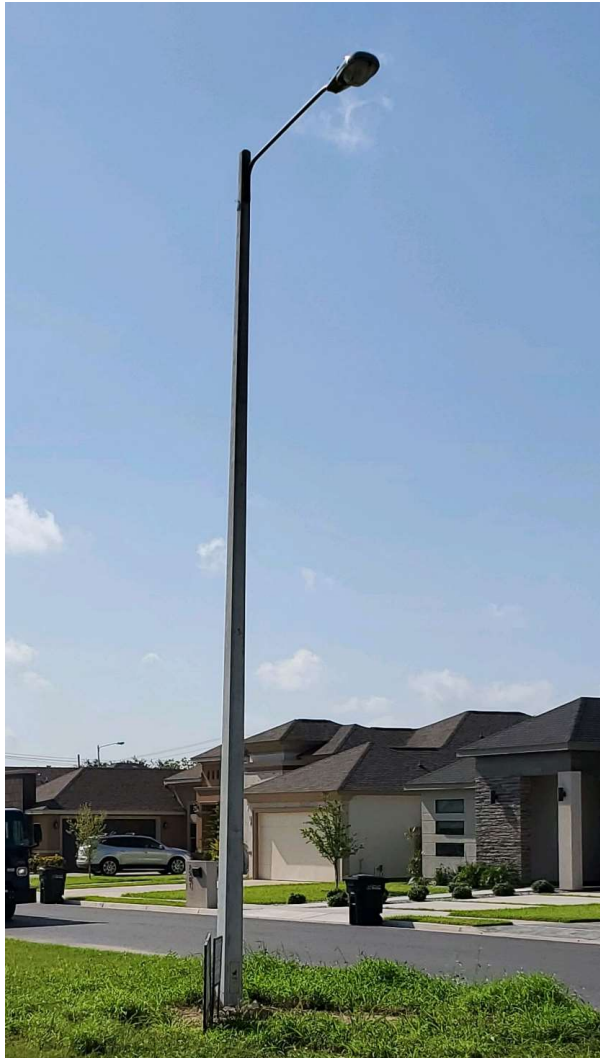


Street Light Survey, 2019

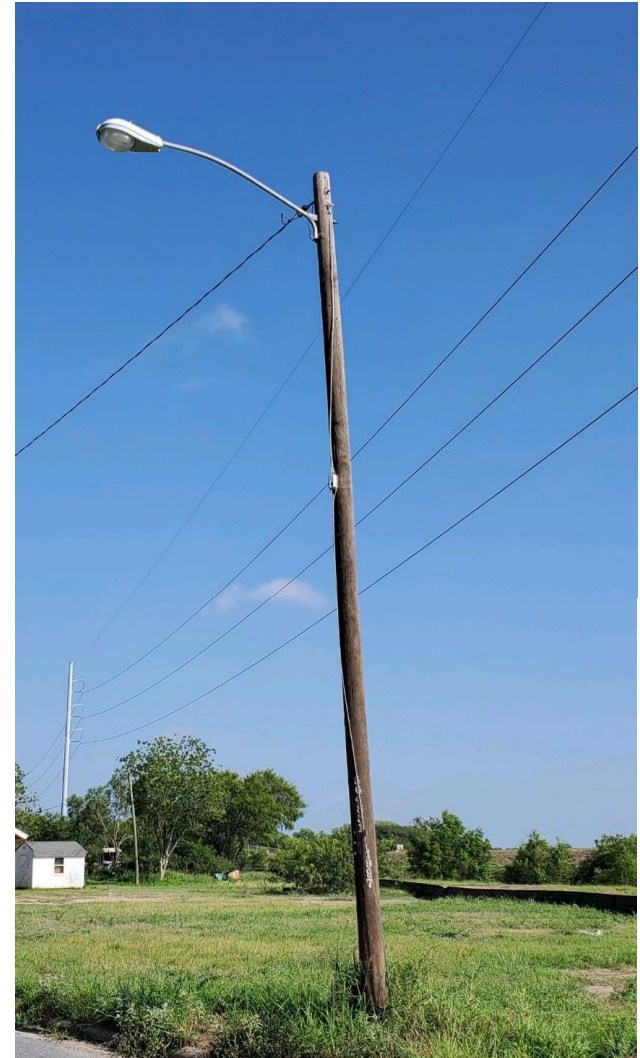
- Study area limits Expressway to Military Hwy and Taylor Rd to 10th Street
- Survey was conducted and broken down into six (6) survey areas
- 101 Total Street lights needed within survey limits

Survey Area	Funding	Total	Estimated Cost
Survey 1	Budgeted FY 19-20	7	\$ 14,000.00
Survey 2	Budgeted FY 19-20	15	\$ 30,000.00
Survey 3	Needed	11	\$ 22,000.00
Survey 4	Needed	12	\$ 24,000.00
Survey 5	CDBG (Pending)	28	\$ 56,000.00
Survey 6	Budgeted FY 19-20	28	\$ 56,000.00
Total		101	\$ 202,000.00

- Average cost per street light used was \$2,000. This cost includes complete new installation of a wood pole, transformer and a 250W fixture



Overhead concrete pole
(New Subdivisions)



Overhead wood pole
(Balboa Acres)

NEW Street Light Installation Costs

Pole Type	Cost	Installation type	Cost, 100 LF (\$10/LF)	Work done by	Total Cost
Concrete	\$3,700	Underground	\$1,000	City of McAllen	\$4,700
		Overhead	\$0	AEP	\$3,700
Wood	\$2,700	Underground	\$1,000	City of McAllen	\$3,700
		Overhead	\$0	AEP	\$2,700



ITEM SUMMARY

BOARD: City Commission

AGENDA ITEM

3.

DATE SUBMITTED

6/1/2020

MEETING DATE

6/8/2020

1. Agenda Item: Discussion of Downtown Signal Decommissioning.
2. Party Making Request:
3. Nature of Request: Review and consideration of proposed decommissioning of the downtown signals within the downtown area.
4. Routing:

Marlen Garza	Created/Initiated - 6/1/2020
Yvette Barrera	Approved - 6/2/2020
Michelle Rivera	Approved - 6/2/2020
Kevin Pagan	Final Approval - 6/3/2020
5. Staff Recommendation: Staff recommends the removal of the signals within the downtown study area.
6. Advisory Board:
7. City Attorney:
8. Manager's Recommendation:

To: Roel Rodriguez, PE, City Manager

From: Yvette Barrera, PE, CFM, City Engineer

Date: June 1, 2020

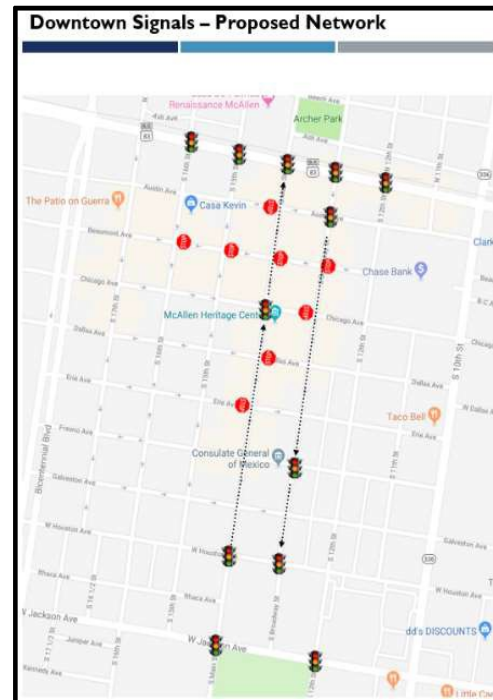
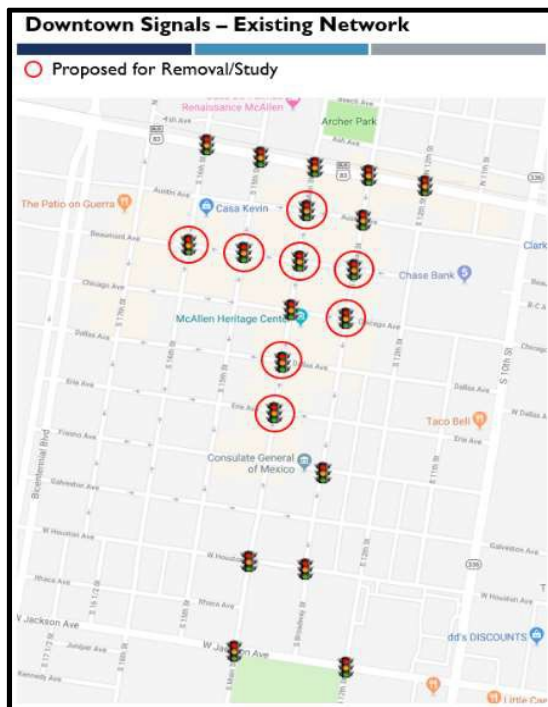
Subject: Decommissioning of Downtown Signals

Goal

Review and consideration of proposed decommissioning of the downtown signals within the downtown area.

Explanation

After careful evaluation of the downtown signals, staff found that the following signals were no longer warranted and recommend that a STOP condition be placed on the east/west street.



- 1) Main St & Erie Ave (Proposed “Stop” for Eastbound Traffic)
- 2) Main St & Dallas Ave (Proposed “Stop” for Westbound Traffic)
- 3) Main St & Beaumont Ave (Proposed “Stop” for Westbound Traffic)
- 4) Main St & Austin Ave (Proposed “Stop” for Eastbound Traffic)
- 5) 16th St & Beaumont Ave (Proposed “Stop” for Westbound Traffic)
- 6) 15th St & Beaumont Ave (Proposed “Stop” for Westbound Traffic)
- 7) Broadway St & Beaumont Ave (Proposed “Stop” for Westbound Traffic)
- 8) Broadway St & Chicago Ave (Proposed “Stop” for Eastbound Traffic)

Staff also conducted a pedestrian study on Saturday, February 15, 2020 during typical peak hours of 11 am and 1 pm:

Pedestrian Study
Main Street between Austin & Erie Ave
15-Feb-20

Lunch Peak Hours						
11:00AM-1:00PM						
Ranked by Highest to Lowest Pedestrian Volume						
	Intersection	NB	SB	WB	EB	Total
1	Beaumont Ave & Main St	638	608	176	173	1595
2	Chicago Ave & Main St	550	561	107	139	1357
3	Dallas Ave & Main St	527	375	122	86	1110
4	Austin Ave & Main St	366	362	178	183	1089
5	Erie Ave & Main St	257	190	66	84	597

The 90-day flashing period for the decommissioning of the downtown signal was reached on June 1, 2020 and staff is prepared to remove the signals.

Options

- 1) Approve the decommissioning of all signals referenced in this memo within the Downtown Area
- 2) Disapprove the decommissioning of all signals referenced in this memo within the Downtown Area

Recommendations

Staff recommends the removal of the signals referenced above.

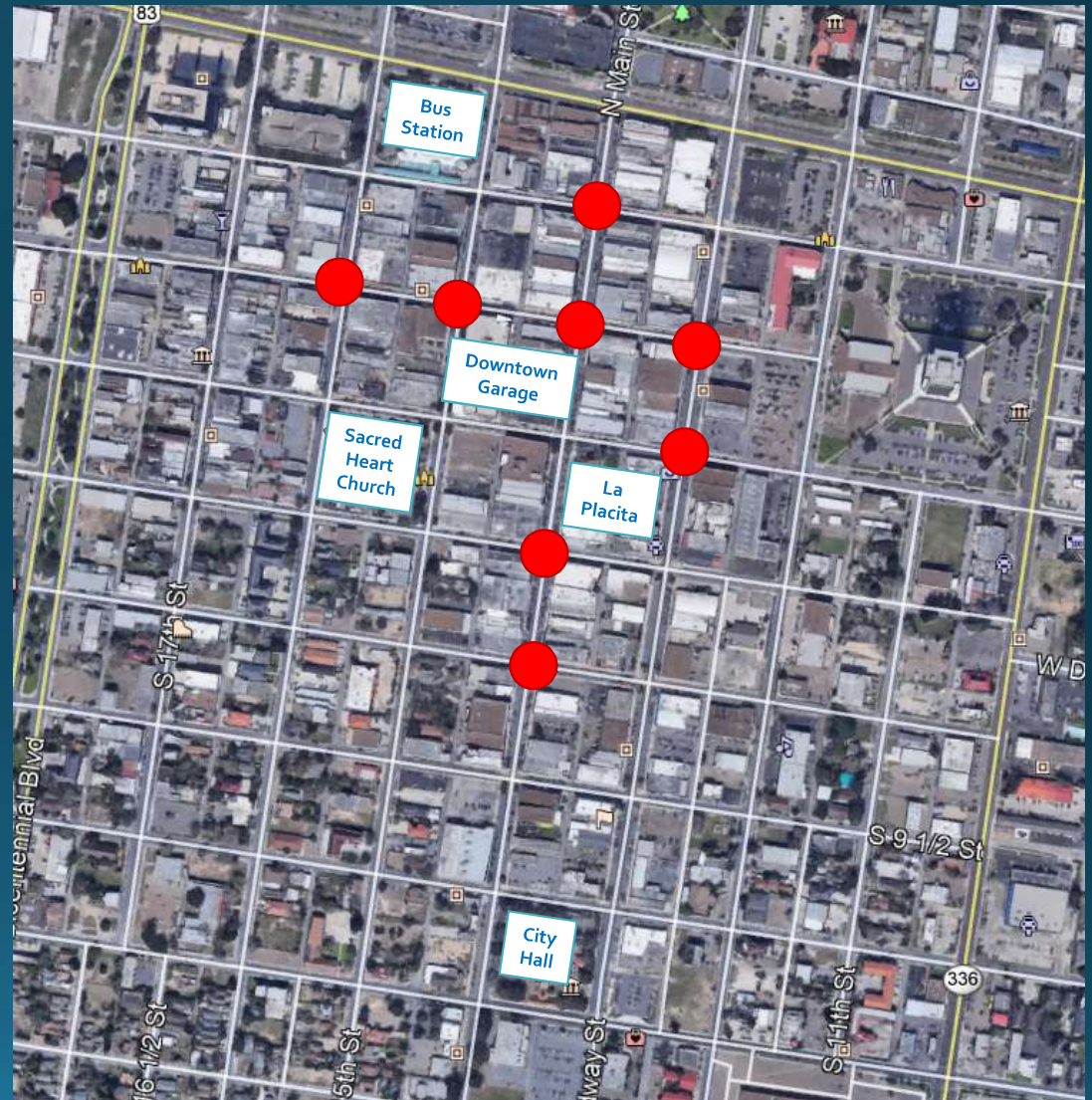
CC: Yvette Barrera, P.E., CFM, City Engineer

Traffic Operations

Downtown Signal Assessment

Proposed Traffic Signal Removals

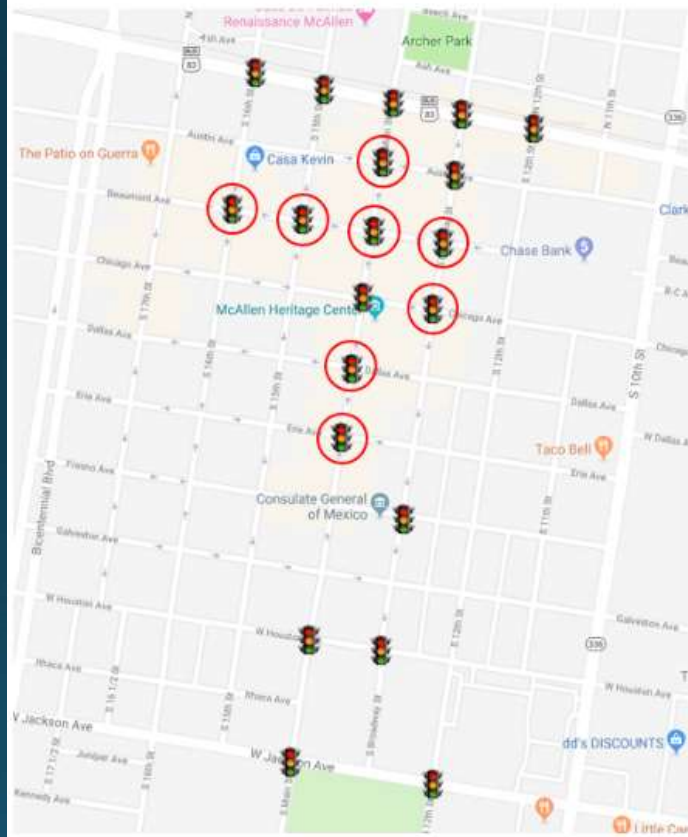
1. Main St & Erie Ave
2. Main St & Dallas Ave
3. Main St & Beaumont Ave
4. Main St & Austin Ave
5. 16th St & Beaumont Ave
6. 15th St & Beaumont Ave
7. Broadway St & Beaumont Ave
8. Broadway St & Chicago Ave



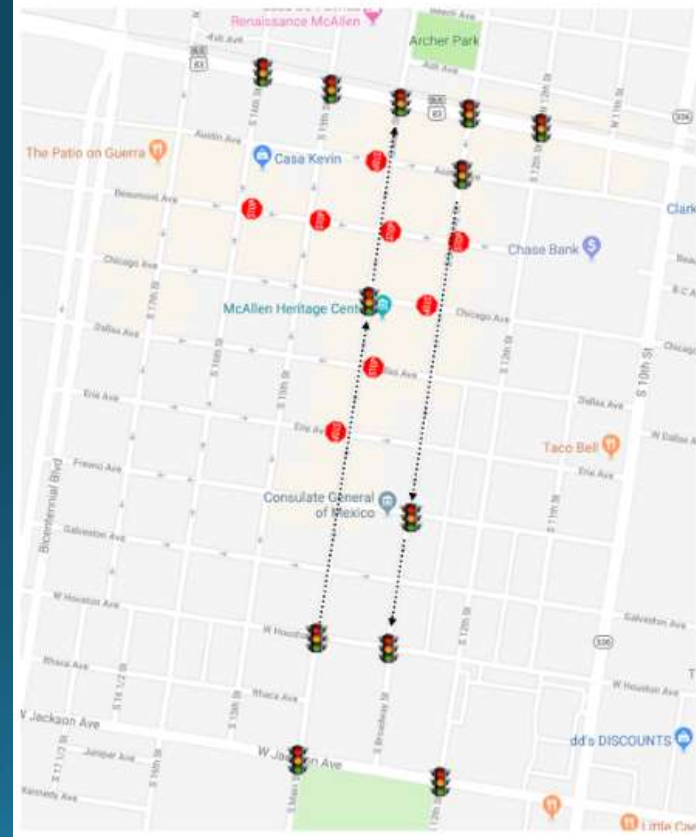
Downtown Traffic Signal Network

Downtown Signals – Existing Network

○ Proposed for Removal/Study



Downtown Signals – Proposed Network





CITY OF
McALLEN
TRAFFIC OPERATIONS



ITEM SUMMARY

BOARD: City Commission

AGENDA ITEM	4.
DATE SUBMITTED	6/2/2020
MEETING DATE	6/8/2020

1. Agenda Item: Update on 2020 Census Proposal.
2. Party Making Request: Edgar Garcia
3. Nature of Request: 2020 Census Update & Proposal
4. Routing:

Jessica Cavazos
Edgar Garcia
Michelle Rivera
Kevin Pagan

Created/Initiated - 6/2/2020
Approved - 6/2/2020
Approved - 6/2/2020
Final Approval - 6/3/2020

5. Staff Recommendation:
6. Advisory Board:
7. City Attorney:
8. Manager's Recommendation:

Memo

TO: Roel "Roy" Rodriguez, P.E., City Manager

FROM: Edgar I. Garcia, AICP, Planning Director

CC: Census Complete County Committee

DATE: June 1, 2020

SUBJECT: 2020 CENSUS UPDATE AND PROPOSAL FOR NEXT STEPS

The City's 2020 Census efforts have been going strong since 2018 when the Census Complete Count Committee began meeting and formulating a plan to ensure the highest number of McAllen households responded to the 2020 Census.

As of May 31st, 51.1% of McAllen households have responded to the Census. In 2010, our response rate was 65.6%. From the data we have received, we see south McAllen needs a strong push to get those numbers up. With five months remaining, we believe our response rate from 2010 can be surpassed.

Due to COVID-19, the Census response deadline was extended from July 31 to October 31. This gives McAllen five more months in which we can continue to get out the word on the Census and increase our response rate. With this in mind, City staff serving on the Complete Count Committee have developed the following plan to continue fomenting awareness and completion of the Census by McAllen residents to add to the already ongoing publicity efforts that include social media, website and traditional media messaging by the Office of Communications:

- Jun 2020 – Census reminder messaging sent through CodeRed messaging system. We are proposing to target our messaging by City Commission District and have a tailored message from City Commissioners to their district constituents.
- Jul 2020 – Census Telethon on July 9th. Mayor and Commissioners will gather at the McAllen Convention Center for 12 hours and call their district constituents to encourage completing the Census. City staff and Census Outreach Specialists will be available throughout the day to walk people through the completion of the Census. Our proposal includes having the media present and transmission of the Telethon.
- Aug 2020 – Alongside McAllen PD, a Christmas in August event will get families ready for returning to school while also serving as a reminder of the Census. Staff and Census Outreach Specialists will be onsite with tablets to walk people through Census completion.

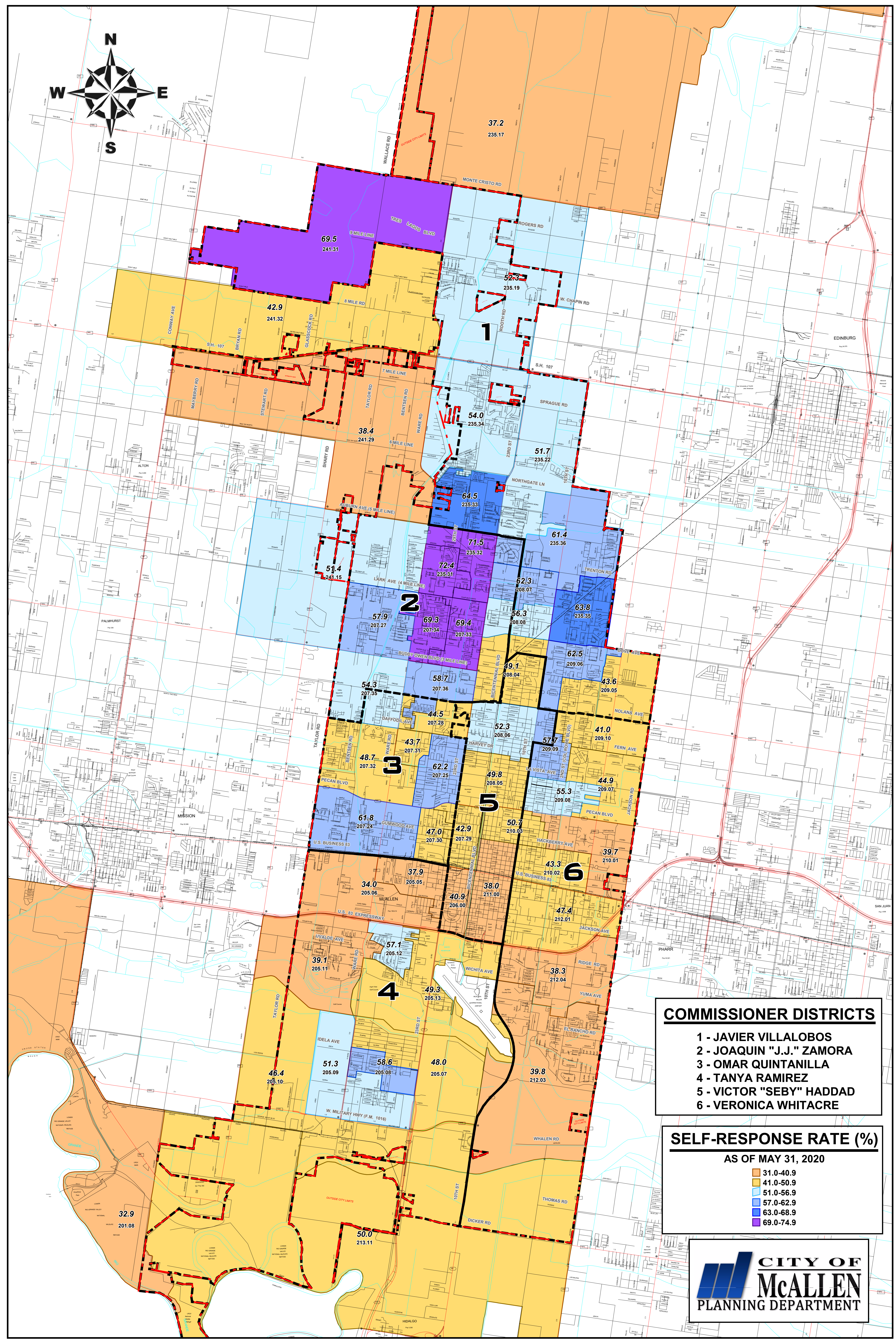
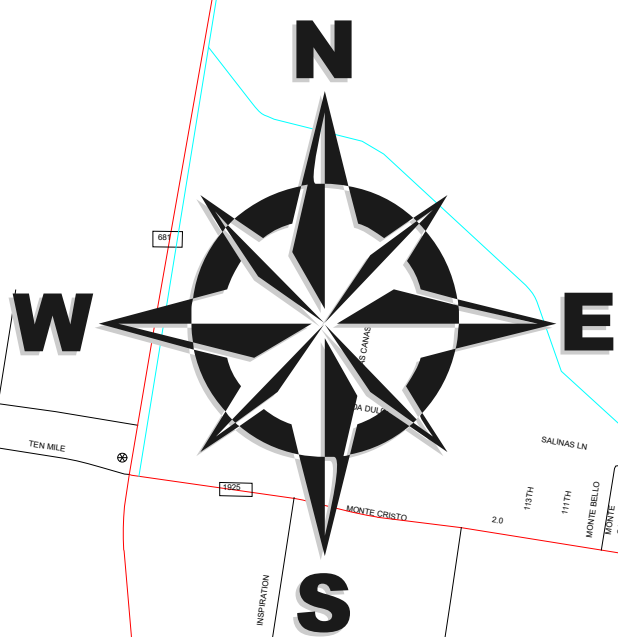
Sep 2020 – At this point, we are 60 days away from the deadline. We propose a media push reminder as well as district “pachangas” where staff and Census Outreach Specialists can be present with tablets for people to complete the Census onsite.

Oct 2020 – For the final month to complete the Census, we propose following through with our media push as well as reiterating the importance of the Census at every City Commission meeting. At this point, a friendly competition amongst Commission Districts can be part of the final push for Census completion.

Throughout this whole timeline, we also intend for 311 staff to end their calls with a reminder to complete the Census. Likewise, we plan to include recorded messages with Census reminders to be played while customers are on hold while calling City departments.

With the above timeline of events in mind, staff has formulated the following budget to be able carry out the events as planned.

ITEM	COST
Staff Time (\$15/hour x 10 staff members x 20 events)	\$3,000
Media	\$50,000
Food	\$1,500
Toys	MPD provided
TOTAL	\$54,500



COMMISSIONER DISTRICTS

- 1 - JAVIER VILLALOBOS
- 2 - JOAQUIN "J.J." ZAMORA
- 3 - OMAR QUINTANILLA
- 4 - TANYA RAMIREZ
- 5 - VICTOR "SEBY" HADDAD
- 6 - VERONICA WHITACRE

SELF-RESPONSE RATE (%)

AS OF MAY 31, 2020

- 31.0-40.9
- 41.0-50.9
- 51.0-56.9
- 57.0-62.9
- 63.0-68.9
- 69.0-74.9





ITEM SUMMARY

BOARD: City Commission

AGENDA ITEM

5.

DATE SUBMITTED

MEETING DATE

6/8/2020

1. Agenda Item: Consideration and Discussion of Youth Sports Events.

2. Party Making Request:

3. Nature of Request:

4. Routing:

Perla Lara

Created -

5. Staff Recommendation:

6. Advisory Board:

7. City Attorney:

8. Manager's Recommendation:



ITEM SUMMARY

BOARD: City Commission

AGENDA ITEM

6.A.

DATE SUBMITTED

5/27/2020

MEETING DATE

6/8/2020

1. Agenda Item: Discussion with City Attorney regarding the Hertz Bankruptcy and possible action therein. (Section 551.071, T.G.C.)
2. Party Making Request: Kevin Pagan
3. Applicant:
4. Nature of Request: Discussion with City Attorney regarding the Hertz Bankruptcy and possible action therein. (Section 551.071, T.G.C.)
5. Fiscal Impact Summary:
6. Budgeted:

Bid Amount:	_____	Budgeted Amount:	_____
Under Budget:	_____	Over Budget:	_____
		Amount Remaining:	_____
7. Routing:

Leilani Estrada Colima	Created/Initiated - 5/27/2020
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8. Staff Recommendation:
9. Advisory Board:
10. City Attorney:
11. Manager's Recommendation:



ITEM SUMMARY

BOARD: City Commission

AGENDA ITEM

6.B.

DATE SUBMITTED

6/1/2020

MEETING DATE

6/8/2020

1. Agenda Item: Consultation with City Attorney regarding legal issues related to the Schneider Electric Contract. (Section T.G.C. 551.071).
2. Party Making Request: Kevin Pagan
3. Applicant:
4. Nature of Request: Consultation with City Attorney regarding legal issues related to the Schneider Electric Contract. (Section T.G.C. 551.071).
5. Fiscal Impact Summary:
6. Budgeted:

Bid Amount:	_____	Budgeted Amount:	_____
Under Budget:	_____	Over Budget:	_____
		Amount Remaining:	_____
7. Routing:

Leilani Estrada Colima	Created/Initiated - 6/1/2020
------------------------	------------------------------
8. Staff Recommendation:
9. Advisory Board:
10. City Attorney:
11. Manager's Recommendation:



ITEM SUMMARY

BOARD: City Commission

AGENDA ITEM

6.C.

DATE SUBMITTED

6/1/2020

MEETING DATE

6/8/2020

1. Agenda Item: Consultation with City Attorney regarding potential litigation regarding Tile Nuisance Cases. (Section 551.071, T.G.C.)
2. Party Making Request: Kevin Pagan
3. Applicant:
4. Nature of Request: Consultation with City Attorney regarding potential litigation regarding Tile Nuisance Cases. (Section 551.071, T.G.C.)
5. Fiscal Impact Summary:
6. Budgeted:

Bid Amount:	_____	Budgeted Amount:	_____
Under Budget:	_____	Over Budget:	_____
		Amount Remaining:	_____
7. Routing:

Leilani Estrada Colima

Created/Initiated - 6/1/2020
8. Staff Recommendation:
9. Advisory Board:
10. City Attorney:
11. Manager's Recommendation:



ITEM SUMMARY

BOARD: City Commission

AGENDA ITEM

6.D.

DATE SUBMITTED

6/4/2020

MEETING DATE

6/8/2020

1. Agenda Item: Consultation with City Attorney regarding legal aspects of CARES Act Funding. (Section 551.071, T.G.C.)
2. Party Making Request: Kevin Pagan
3. Applicant:
4. Nature of Request: Consultation with City Attorney regarding legal aspects of CARES Act Funding. (Section 551.071, T.G.C.)
5. Fiscal Impact Summary:
6. Budgeted:

Bid Amount:	_____	Budgeted Amount:	_____
Under Budget:	_____	Over Budget:	_____
		Amount Remaining:	_____
7. Routing:

Leilani Estrada Colima	Created/Initiated - 6/4/2020
------------------------	------------------------------
8. Staff Recommendation:
9. Advisory Board:
10. City Attorney:
11. Manager's Recommendation:



ITEM SUMMARY

BOARD: City Commission

AGENDA ITEM

6.E.

DATE SUBMITTED

6/3/2020

MEETING DATE

6/8/2020

1. Agenda Item: Consultation with City Attorney regarding legal issues related to Bicentennial Roadway Extension. (Section 551.071, T.G.C.)
2. Party Making Request: Kevin Pagan
3. Applicant:
4. Nature of Request: Consultation with City Attorney regarding legal issues related to Bicentennial Roadway Extension. (Section 551.071, T.G.C.)
5. Fiscal Impact Summary:
6. Budgeted:

Bid Amount:		Budgeted Amount:	
Under Budget:		Over Budget:	
		Amount Remaining:	
7. Routing:

Leilani Estrada Colima	Created/Initiated - 6/3/2020
Kevin Pagan	Final Approval - 6/3/2020
8. Staff Recommendation: _____
9. Advisory Board:
10. City Attorney:
11. Manager's Recommendation: