

**MINUTES OF PROCEEDINGS
LA FERIA CITY COMMISSION MEETING ROOM
Tuesday, May 24, 2022**

Be it known that the City of La Feria City Commission met in Regular Session on **Tuesday, May 24, 2022 at 6:30 P.M.** in the La City Commission Meeting Room, La Feria, Texas 78559. The purpose of said meeting was to consider and take action on those items of City Business as was duly posted by agenda in accordance with State Open Meetings Law. The following City Commission members were present at said meeting.

3. DETERMINE QUORUM PRESENT AND CALL MEETING TO ORDER – MAYOR

Mayor Pro-Tem Guevara declared a quorum present and called the meeting to order. The following staff members were present at said meeting:

Attendee Name	Title	Status
Olga H. Maldonado	Mayor	Absent
Maricela Zuniga	Commissioner	Absent
Michael Martinez	Commissioner	Present
Julian Guevara, Jr.	Mayor Pro-Tem/Commissioner	Present
Esmeralda Lozano	Commissioner	Present
Donato Garcia	Commissioner	Present

Mr. Jaime Sandoval, City Manager
Ms. Amanda Morales, City Secretary
Mr. Juan Ortiz, Planning Director
Mr. Frank Rios, Finance Director
Ms. Rebecca Hayward, City Attorney

Mr. Alfonso Rodriguez, Public Works Director
Mr. Cesar Diaz, Police Chief
Mr. David Phinney, Fire Chief
Mr. Julian Rodriguez, Police Captain

4. PUBLIC COMMENTS

There were no comments from the public.

5. CONSENT AGENDA:

**a. APPROVAL OF MINUTES FOR CITY COMMISSION MEETING HELD
APRIL 26, 2022.**

Commissioner Lozano made a motion to approve the items under consent agenda as presented. The motion was seconded by Commissioner Martinez and passed unanimously.

6. PUBLIC HEARINGS:

**a. PUBLIC HEARING TO CONSIDER A ZONE CHANGE REQUEST FOR LAND
LOCATED AT 5800 N FM 506 FROM C-2 COMMERCIAL TO R-1 SINGLE
FAMILY RESIDENTIAL DISTRICT REAR PART & C-2 COMMERCIAL FOR
TWO FRONT LOTS ON FM 506.**

- b. **PUBLIC HEARING TO CONSIDER A ZONE CHANGE REQUEST FOR LAND LOCATED AT 201 INDUSTRIAL WAY FROM I- INDUSTRIAL TO C-2 COMMERCIAL FOR LA FERIA BUSINESS PARK LOT I, 2.50 ACRES.**
- c. **PUBLIC HEARING TO CONSIDER A ZONE CHANGE REQUEST FROM AG-AGRICULTURE DISTRICT TO R-3 SINGLE FAMILY DISTRICT FOR 15.50 OUT OF 32.12 ACRES OF BLOCK 55, PARKER SUBDIVISION**

Mayor Pro-Tem Guevara opened the public hearings at 6:32 PM. Mr. Ortiz explained that each of the items had been advertised in the newspaper and letters were sent to property owners within 200' of the addresses requesting zone changes. There were no comments received either in favor of or against the zone change requests. All items have been approved by the Planning and Zoning Board at their last meeting. The public hearing was closed at 6:36 PM.

7. CONSIDERATION AND POSSIBLE ACTION ON REZONE REQUESTS:

- a. **CONSIDERATION AND POSSIBLE ACTION ON A ZONE CHANGE REQUEST FOR LAND LOCATED AT 5800 N FM 506 FROM C-2 COMMERCIAL TO R-1 SINGLE FAMILY RESIDENTIAL DISTRICT REAR PART & C-2 COMMERCIAL FOR TWO FRONT LOTS ON FM 506.**

Commissioner Lozano made a motion to approve the zone change request for land located at 5800 N. FM 506 from C-2 Commercial to R-1 Single Family residential district rear part and C-2 Commercial for two front lots on FM 506. The motion was seconded by Commissioner Martinez and passed unanimously.

- b. **CONSIDERATION AND POSSIBLE ACTION ON A ZONE CHANGE REQUEST FOR LAND LOCATED AT 201 INDUSTRIAL WAY FROM I- INDUSTRIAL TO C-2 COMMERCIAL FOR LA FERIA BUSINESS PARK LOT I, 2.50 ACRES.**

Commissioner Lozano made a motion to approve a zone change request for land located at 201 Industrial Way from I- Industrial to C-2 Commercial for La Feria Business Park Lot 1, 2.50 acres. The motion was seconded by Commissioner Martinez and passed unanimously.

- c. **CONSIDERATION AND POSSIBLE ACTION ON A ZONE CHANGE REQUEST FROM AG-AGRICULTURE DISTRICT TO R-3 SINGLE FAMILY DISTRICT FOR 15.50 OUT OF 32.12 ACRES OF BLOCK 55, PARKER SUBDIVISION.**

- d. Commissioner Lozano made a motion to approve a zone change request from Ag-Agriculture District To R-3 Single Family District For 15.50 Out Of 32.12 Acres Of Block 55, Parker Subdivision. The motion was seconded by Commissioner Martinez and passed unanimously.

8. CONSIDERATION AND POSSIBLE ACTION TO AMEND CHAPTER 32 OF THE CITY OF LA FERIA PERSONNEL POLICY MANUAL REGARDING TRAVEL EXPENSES.

Commissioner Lozano made a motion to approve an amendment to chapter 32 of the City of La Feria Personnel Policy Manual regarding travel expenses. The motion was seconded by Commissioner Garcia and passed unanimously.

9. CONSIDERATION AND POSSIBLE ACTION ON RESOLUTION 2022-12 APPOINTING MEMBERS TO THE PLANNING AND ZONING BOARD.

Commissioner Lozano made a motion to appoint Robert Munoz to the Planning and Zoning Board. The motion was seconded by Commissioner Martinez and passed unanimously.

10. CONSIDERATION AND POSSIBLE ACTION TO APPROVE A PROFESSIONAL SERVICES AGREEMENT FOR ARCHITECTURE SERVICES AND APPROVE A CONTRACT AMOUNT.

Mr. Sandoval explained that this was the final stage required to begin the construction of the new police station. The contract still needs to be approved by USDA. Commissioner Lozano made a motion to approve a professional services agreement for architecture services and approve a contract amount. The motion was seconded by Commissioner Garcia and passed unanimously.

11. CONSIDERATION AND POSSIBLE ACTION ON INTERLOCAL AGREEMENT WITH CAMERON COUNTY FOR LAW ENFORCEMENT MUTUAL AID OR ASSISTANCE.

Commissioner Lozano made a motion to table this item. The motion was seconded by Commissioner Martinez and passed unanimously.

12. PRESENTATION AND UPDATE ON GRANT FUNDING FOR CAPITAL PROJECTS BY BORDER AFFAIRS.

Humberto Garcia and Isauro Trevino of border affairs reviewed the grants that have been awarded to the City of La Feria since Fiscal year 2019. The total amount of grant funding received by the City in that time is \$2,050,888. Most grants were awarded to the police and fire departments for the purchase of vehicles, equipment and overtime pay. One million dollars was awarded to the City from the Texas Parks and Wildlife Department for park improvements. There was no action taken on this item.

13. PRESENTATION OF DRAINAGE PROJECTS BY FULCRUM ENGINEERING.

A representative of Fulcrum Engineering detailed a study conducted to identify the areas of the drainage system that need improvement. A more comprehensive report on the study will be presented to the commission at a future meeting. There was no action taken on this item.

14. CONSIDERATION AND POSSIBLE ACTION TO SELECT ADMINISTRATION/PROJECT DELIVERY SERVICE PROVIDER(S) TO COMPLETE APPLICATION AND PROJECT IMPLEMENTATION FOR THE 2018 FLOODS FUNDING ADMINISTERED BY THE TEXAS GENERAL LAND OFFICE.

Commissioner Lozano made a motion to select Grantworks for administration/project delivery service provider(s) to complete application and project implementation for the 2018

floods funding administered by the Texas General Land Office. The motion was seconded by Commissioner Martinez and passed unanimously.

15. CONSIDERATION AND POSSIBLE ACTION TO SELECT ADMINISTRATION/PROJECT DELIVERY SERVICE PROVIDER(S) TO COMPLETE APPLICATION AND PROJECT IMPLEMENTATION FOR THE 2019 FLOODS & TS IMELDA FUNDING ADMINISTERED BY THE TEXAS GENERAL LAND OFFICE.

Commissioner Lozano made a motion to select Grantworks for administration/project delivery service provider(s) to complete application and project implementation for the 2019 floods & TS Imelda funding administered by the Texas General Land Office. The motion was seconded by Commissioner Martinez and passed unanimously.

16. CONSIDERATION AND POSSIBLE ACTION TO SELECT ENGINEERING SERVICE PROVIDER(S) TO COMPLETE PROJECT IMPLEMENTATION FOR THE 2018 FLOODS FUNDING ADMINISTERED BY THE TEXAS GENERAL LAND OFFICE.

Commissioner Lozano made a motion to select Ambiotec for engineering service provider(s) to complete project implementation for the 2018 floods funding administered by the Texas General Land Office. The motion was seconded by Commissioner Martinez and passed unanimously.

17. CONSIDERATION AND POSSIBLE ACTION TO SELECT ENGINEERING SERVICE PROVIDER(S) TO COMPLETE PROJECT IMPLEMENTATION FOR THE 2019 FLOODS FUNDING ADMINISTERED BY THE TEXAS GENERAL LAND OFFICE.

Commissioner Lozano made a motion to select Ambiotec for engineering service provider(s) to complete project implementation for the 2019 floods funding administered by the Texas General Land Office. The motion was seconded by Commissioner Martinez and passed unanimously.

18. PRESENTATION OF DEPARTMENT REPORTS REGARDING STAFFING AN EQUIPMENT NEEDS.

Public Works Director Alfonso Rodriguez addressed the commission regarding high turnover in his department. He requested that the base salary for his department be increased to \$10 per hour. He also requested additional positions be budgeted in order to maintain services for new developments around the City. Chief Cesar Diaz also requested an increase to the base pay rates for officers. Mr. Juan Ortiz stated that the planning department was in need of a vehicle to do inspections and conduct other city business. He also requested a part-time position for clerical work and funding for new City maps to be printed. Ms. Morales addressed the commission regarding employee benefits and agreed that the employees in the police department and public works department deserved increases to their base pay. She requested that the City's contribution to the employee retirement system be increased to two-to-one. She also explained that employee benefits are an important part of the overall

compensation received by employees. Chief Phinney addressed the commission to request a pay rate increase for both paid staff and volunteer firefighters as well as new equipment for them. Mr. Sandoval thanked the department heads for their work and encouraged the commission to consider these presentations during the budget cycle. Mr. Rios addressed the commission on the financial feasibility of the requests made by the department heads. While not all requests will be funded, he stated that he would work to ensure that the priorities set by the commission would be considered in all budgeting decisions. There was no action taken on this item.

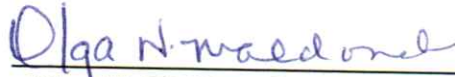
19. INFRAMARK MONTHLY REPORT REGARDING WATER AND WASTEWATER FACILITY OPERATIONS AND MAINTENANCE PROJECT.

Commissioner Lozano made a motion to table this item. The motion was seconded by Commissioner Martinez and passed unanimously.

20. ADJOURN.

There being no further business to discuss, Commissioner Lozano made a motion to adjourn the meeting. The motion was seconded by Commissioner Martinez and it passed unanimously.

APPROVED:



Olga H. Maldonado, Mayor

ATTEST:



Amanda Morales, City Secretary