

CITY COMMISSION
AGENDA
MAY 15, 2019
@ 5:30 P.M.
CITY HALL, TOWN HALL
118 E. Tyler Street
Harlingen, Texas

Notice is hereby given that the above governmental body will hold a Regular Meeting on **Wednesday, May 15, 2019, 5:30 P.M.** in City Hall, Town Hall Meeting Room, 2nd Floor, Harlingen, Texas.

City of Harlingen meetings are available to all persons regardless of disability. If you require special assistance, please contact the City Secretary's Office at (956) 216-5003 or write Post Office Box 2207, Harlingen, Texas 78550 at least 48 hours in advance of the meeting.

The Harlingen City Commission reserves the right, pursuant to Texas Government Code Chapter 551, Subchapter D, to enter into closed executive session on any item posted on the agenda if a matter is raised that is appropriate for closed discussion.

Invocation/Mayor Boswell

Pledge of Allegiance/Welcome

- 1) Presentation of the following proclamations:
 - a) declaring the day of May 18th as "Colonel Robert G. Hill Day"
 - b) declaring the day of May 23rd as "Clinical Hypnosis Day"
 - c) declaring the day of May 24th as "Poppy Day"
 - d) declaring the day of May 31st as "Sergeant Major Ford H. Kinsley, Jr. Day"
 - e) declaring the week of May 19th thru 25th as "National Public Works Week"
- 2) Approval of Minutes
 - a) Regular Meeting of February 6, 2019.
- 3) Introduction of the Chief of Police Michael Kester. (*City Manager*)

	CONSENT AGENDA	
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The following items are of a routine or administrative nature. The Council has been furnished with background material on each item and/or it has been discussed at a previous meeting. All items will be acted upon by one vote, without being discussed separately, unless requested by a Commission member. Items withdrawn from the Consent Agenda for individual consideration in their normal sequence will be heard after the remainder of the Consent Agenda has been acted upon.

- 4a) Consideration and possible action to approve the Lease Agreement between the City of Harlingen and Cameron County Elections Department for the use of the voting equipment for the Special Runoff Election to be held on June 22, 2019. Attachment: **(City Secretary)**
- b) Consideration and possible action to approve a refund of property taxes paid by Corelogic on behalf of James Michael Sherman, account No. 88-1923-0010-0080-00. Attachment: **(Finance)**
- c) Investment report for the City of Harlingen for quarter ended March 31, 2019. Attachment: **(Finance)**



- 5) Consideration and possible action pursuant to the Harlingen City Charter, Article IV, Section 6 to elect a Mayor Pro-Tempore by a majority vote of the City Commissioners. **(City Attorney)**
- 6) Presentation by Carr, Riggs & Ingram, CPA(s) and Advisors, regarding the City of Harlingen Comprehensive Annual Financial Report (CAFR) for Fiscal Year 2017-2018. Attachment: **(Finance)**
- 7) Consideration and possible action to accept a grant award from the Department of State Health Services HHSTX-9-0000187127 to purchase technical equipment and educational supplies to conduct bi-natural mosquito education and surveillance. Attachment: **(Health Dept.)**
- 8) Consideration and possible action to adopt a resolution suspending the June 5, 2019 Effective Date of AEP Texas Inc's requested rate change, hiring Lloyd Gosselink Attorneys and Consulting Services to negotiate with the company and direct any necessary litigation and appeals and requiring reimbursement of the City's Rate Case expenses. Attachment: **(Gabriel Gonzalez, Asst. City Manager)**
- 9) Public hearing to consider an ordinance on first reading for a Specific Use Permit (SUP) to allow a Bar/Lounge in a General Retail (GR) District located at 309 W. Van Buren, bearing a legal description of Lot 8, Block 67, Harlingen Original Townsite. Applicant: Jesus A. Pena. Attachment: **(Planning & Zoning)**
 - a) Public Hearing
 - b) Consideration and possible action to approve an ordinance on first reading for a Specific Use Permit (SUP) to allow a Bar/Lounge in a General Retail (GR) District located at 309 W. Van Buren at the above described property.
- 10) Public hearing to consider an ordinance on first reading to rezone from Residential Multi-Family ("M-2") District to General Retail ("GR") District for 5.91 acres out of Block 23, Lon C. Hill Subdivision, located at 501 Rangerville Road. Applicant: Jay Schwichtenberg of Blue Cactus Properties, LLC. Attachment: **(Planning & Zoning)**
 - a) Public Hearing

- b) Consideration and possible action to approve an ordinance on first reading to rezone from Residential Multi-Family ("M-2") District to General Retail ("GR") District for 5.91 acres out of Block 23, Lon C. Hill Subdivision at the above described property.
- 11) Consideration and possible action to approve an ordinance on first reading to amend Chapter 18 of the City Code of Ordinances in regards to building permit fees; providing for publication; and any other related matters. Attachment: **(Gabriel Gonzalez, Asst. City Manager)**
 - 12) Consideration and possible action to approve a resolution ordering the Special Runoff Election for June 22, 2019 to elect one (1) City Commissioner for District 1, and approval of appointment of the Presiding Judges and Alternate Presiding Judges for the Early Voting Ballot Board and Election Day to serve as election officials for the June 22, 2019 Special Runoff Election and ordaining other matters related to the foregoing. Attachment: **(City Secretary)**
 - 13) Board Appointments
Discussion and possible action regarding membership on any of the following listed board/entity:
 - a. Airport Board (1)
 - b. Animal Shelter Advisory Committee (3)
 - c. Audit Committee (1) (Terms expire annually in June)
 - d. Civil Service Commission (1)
 - e. Community Development Advisory Board (5)
 - f. Construction Board of Adjustments (10)
 - g. Convention & Visitors Bureau (5)
 - h. Development Corporation of Harlingen, Inc.
 - i. Downtown Improvement District Board (2)
 - j. Golf Course Advisory Board (3)
 - k. Harlingen Community Improvement Board
 - l. Harlingen Housing Authority Board
 - m. Harlingen Finance Corporation (5)
 - n. Harlingen Proud Advisory Board (3)
 - o. Library Advisory Board (3)
 - p. Mayor Wellness Council
 - q. Museum Advisory Board (1)
 - r. Parks Advisory Board (4)
 - s. Planning & Zoning Advisory Board (3)
 - t. Senior Citizens Advisory Board (6)
 - u. Tax Increment Finance Board (1)
 - v. Utility Board of Trustees (2)
 - w. Veterans Advisory Board (6)
 - x. Zoning Board of Adjustments (4)
 - y. Complete Census Committee

Specifically, appointment or discussion and possible action to include appointment and/or removal of any position subject to appointment or removal by statute, ordinance, or bylaws.

- 14) Executive/Closed Session on the following items:
 - a) pursuant to Chapter 551, Sections 551.087, 551.071 and 551.072 of the Gov't. Code regarding commercial and financial information from a business prospect with which the City is conducting economic development negotiations and/or to discuss or

deliberate financial or other incentives with the business prospect known as **Project Development** and to seek legal advice from the City Attorney regarding the subject matter. **(City Manager)**

- b) pursuant to Texas Gov't. Code Sec. 552.072 and 551.071 to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the City of Harlingen with a third person regarding the acquisition of real property for transit terminal expansion. **(City Manager)**
 - c) pursuant to Chapter 551, Sections 551.087, 551.071 and 551.072 of the Gov't. Code regarding commercial and financial information from a business prospect with which the City is conducting economic development negotiations and/or to discuss or deliberate financial or other incentives with the business prospect known as **Project Melt** and to seek legal advice from the City Attorney regarding the subject matter. **(City Manager)**
 - d) pursuant to Chapter 551, Subchapter D, V.T.C.A., Government Code, Sections 551.087, 551.071 and 551.072 regarding commercial and financial information with which the City is conducting economic development negotiations and/or to discuss or deliberate financial or other incentives with ULA and to seek legal advice from the City Attorney regarding the subject matter. **(City Manager)**
- 15) Consideration and possible action on Item No. 14 (a). **(City Manager)**
 - 16) Consideration and possible action to authorize the City Manager to sign any and all related documents pertaining to Item No. 14 (b). **(City Manager)**
 - 17) Consideration and possible action on Item No. 14 (c). **(City Manager)**
 - 18) Consideration and possible action to approve the Industrial Development Agreement between the City of Harlingen and Project Melt. **(City Manager)**
 - 19) Consideration and possible action on Item No. 14 (d) **(City Manager)**
 - 20) Citizen Communication

I, the undersigned authority, do hereby certify that the above notice of meeting is a true and correct copy of said notice posted on the City's bulletin board, City Hall, 118 E. Tyler Avenue, a place convenient and readily accessible to the general public at all times and said notice was posted on Friday, May 10th, 2019 at 4:00 p.m. at least 72 hours preceding the scheduled time of said meeting.

Dated this 10th day of May, 2019


for Amanda C. Elizondo, City Secretary