



Mayor: Mario Garza
Mayor Pro-Tem: Leonardo "Lenny" Sanchez
Commissioners: Adina "Dina" Santillan
Ernesto "Neto" Guajardo
Marco "Markie" Villegas

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SAN JUAN CITY COMMISSION

Location: San Juan Memorial Library
Multipurpose Meeting Room
1010 S. Standard
San Juan, Texas 78589
Tuesday, August 23, 2022

REGULAR MEETING AGENDA 6:00 PM

I. CALL TO ORDER

II. INVOCATION

III. PLEDGE OF ALLEGIANCE

IV. PUBLIC COMMENTS

V. PRESENTATIONS

- A.** Presentation on Recognizing PSJA ISD for Earning "A" Rating from the Texas Education Agency.
- B.** Presentation on Departmental Reports: Department of Finance, Fire Department, Police Department, Municipal Court, and Department of Utilities.
 - 1.** Department of Finance Monthly Report.
 - 2.** Fire Department Monthly Report.

3. Police Department Monthly Report.
4. Municipal Court Monthly Report.
5. Department of Utilities Monthly Report.

VI. PUBLIC HEARING/ORDINANCES

- A. Hold a Public Hearing of an Ordinance for a Rezoning Request from General Business District (C-2) to Single-Family Residence District (R-S) of the 1.63 acre tract of land out of Lot 10, Blocks 5 and 17, John Closner Subdivision, as Requested by Melden & Hunt, Inc.
- B. Hold Public Hearing on Adopting the Proposed Tax Rate and Levy for the City of San Juan, Texas for the Fiscal Year Beginning October 1, 2022 and Ending September 30, 2023.
- C. Consideration and Action Amending Chapter 4 Business Regulations, Article 4.04 Wrecker Businesses of the City of San Juan's Code of Ordinances to Update the Procedures and Requirements to Conduct Wrecker Services within the City Limits of San Juan and Fees Related to such Services by Deleting, Replacing and Updating the City's Current Provisions under Article 4.04 and Renaming Article 4.04 from Wrecker Businesses to Wrecker Services.

VII. APPOINTMENTS

- A. Consider the Nomination and Appointment of Board Member(s) Related to the Planning and Zoning Board.

VIII. DISCUSSION AND POSSIBLE ACTION ON ALL THE FOLLOWING MATTERS:

- A. Preliminary and Final Plat Approval of the San Juan Oaks Subdivision being a 5.66 acre tract of land out of Lot 9, Block 35, Alamo Land and Sugar Company's Subdivision, located at the Southeast corner of Zapata and 4th Street, as Requested by Nain Engineering, LLC.
- B. Discussion and approval of the Interagency MOU Children's Advocacy Center of Hidalgo and Starr Counties (CACHSC) and the City of San Juan. Hidalgo County continues to experience an increase in the reported incidents of child abuse, a trend that has been seen nationwide. In responding to these reports, the CACHSC along with partner agencies will commit to working collaboratively to better serve child abuse cases and provide an intervention response. The undersigned head of department agencies and offices in Hidalgo County agrees to maintain and continue to support the Children's Advocacy Center of Hidalgo and Starr Counties.
- C. Discussion and Possible Action on Amending the Keep San Juan Beautiful Board Bylaws.

IX. RESOLUTIONS

- A.** Consideration and Action on a Resolution Accepting a Voluntary Annexation Petition, Setting Dates and Times of Public Hearings and Directing the Planning Department to Prepare a Service Plan for the Proposed Valley Ranch Subdivision Phase 3 and 4 Subdivision being a 21.19-acre tract of land out of Lot 11, Block 27, Alamo Land and Sugar Company's Subdivision, located at the Southwest corner of Hall Acres and Cesar Chavez Road, as Requested by Esponjas Development, LTD.

X. CONSENT AGENDA

- A.** Consider Second and Final Reading of an Ordinance Approving Negotiated Resolution Between the City of San Juan and Texas Gas Service.
- B.** Consider Second and Final Reading of an Ordinance Regarding Amending Chapter 4 Business Regulations, Article 4.08 Alcoholic Beverages, Section 4.08.002 Licenses and Fees of the City of San Juan, Texas Code of Ordinances to Update the City's Alcoholic Beverages License/Permit Fees; Providing for Codification; Providing for a Severability Clause; and Providing for a Repealer Clause.
- C.** Consider Second and Final Reading of an Ordinance Regarding a Conditional Use Permit to allow "The Spot" Food Truck Park and Sale of Alcoholic Beverages (wine and beer) for On-Premise Consumption at 103 Alta Street, legally described as Lots 16 thru 18, Block 4, Small No. 2 Subdivision, located at the Southwest corner of Alta Street and Raul Longoria Road, as Requested by Yolanda de la Cruz Presenta, LLC.
- D.** Consider Second and Final Reading of an Ordinance Regarding a Rezoning Request from Single-Family Residence District (R-S) to Multi-Family Residence District (R-MF) of the 15.06 acre tract of land out of Lots 3 and 6, Block 8, John Closner Subdivision, as Requested by Cesar de Leon Lara.
- E.** Consider Approval of the Tax Collection Report for the Month of July 2022.
- F.** Consider Approval of the Quarterly Investment Report for the Quarter Ending June 30, 2022. [Leroy Gonzales, director of Finance)
- G.** Consider Approval of the Budget Expenditure Report for the Month of July, 2022.

XI. EXECUTIVE SESSION

- A. The San Juan City Commission will Convene in Executive Session, in Accordance with the Texas Open Meetings Act, Vernon's Texas Statutes and Codes Annotated, Government Code Chapter 551 et seq. and §551.071 Consultation with Attorney.

1. Pursuant to Section 551.087 ECONOMIC DEVELOPMENT NEGOTIATIONS and 551.071 CONSULTATION WITH ATTORNEY; Deliberation Regarding the Economic Development Incentive Agreement between the City of San Juan and BHM Pharr Hospitality, LLC.
2. Pursuant to Section §551.071 CONSULTATION WITH ATTORNEY; Discussion and Possible Action Regarding the Entertainment Agreement for 2022 Noche De Paz.

XII. RECONVENE

- A. The City Commission will Reconvene in Open Session to Take Necessary Action, if any, in Accordance with Chapter 551, Open Meetings, Subchapter E, Procedures Relating to Closed Meeting 551, Requirements to Vote or Take Final Action in Open Meeting.

1. Pursuant to Section 551.087 ECONOMIC DEVELOPMENT NEGOTIATIONS and 551.071 CONSULTATION WITH ATTORNEY; Deliberation Regarding the Economic Development Incentive Agreement between the City of San Juan and BHM Pharr Hospitality, LLC.
2. Pursuant to Section §551.071 CONSULTATION WITH ATTORNEY; Discussion and Possible Action Regarding the Entertainment Agreement for 2022 Noche De Paz.

XIII. ADJOURNMENT

CERTIFICATION

I certify that the above notice of the Regular Called Meeting of the City of San Juan is true and correct; and that I posted such notice on the bulletin board. A place convenient and readily accessible to the public on the in accordance with the Texas Open Meetings Act (Tex. Gov't. Code §551-041 - §551.050).

BRENDA ESCALANTE
CITY SECRETARY
CITY OF SAN JUAN, TEXAS

CERTIFICATION OF REMOVAL

I certify that the agenda of items to be considered by the City Commission was removed by the City Secretary's Office from the San Juan City Hall bulletin area on the _____ of _____, 2022.

OFFICE OF THE CITY SECRETARY