



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

The City of San Juan does not discriminate on the basis of disability in the admission of, access to, treatment of, or employment in its programs, activities, or public meetings. Any individual with a disability in need of an accommodation is encouraged to contact the Office of the City Secretary at 956-223-2200 at least 24 hours prior to the scheduled meeting to make proper arrangements.

SAN JUAN CITY COMMISSION

Location: San Juan Memorial Library
Multipurpose Meeting Room
1010 S. Standard St.
San Juan, Texas 78589
Tuesday, November 14, 2023

REGULAR MEETING AGENDA **6:00 PM**

I. CALL TO ORDER

II. INVOCATION

III. PLEDGE OF ALLEGIANCE

IV. PUBLIC COMMENTS

V. PRESENTATIONS

A. Presentation on Departmental Reports: Department of Planning and Zoning, Department of Parks and Recreation, Department of Sanitation, and San Juan Memorial Library.

1. Planning and Zoning Monthly Report. [Daniel Tijerina, Director of Planning]

2. Parks and Recreation Monthly Report. [Patrick Willingham, Director of Parks and Recreation]

3. Sanitation Monthly Report. [Israel Garza, Director of Sanitation]

4. San Juan Memorial Library Monthly Report. [Armandina Sesin, Library Director]

VI. PUBLIC HEARING/ORDINANCES

- A. Hold a Public Hearing for a Conditional Use Permit to Allow a Mobile Food Court and the Sale of Alcoholic Beverages (BG – Wine and Beer Retailer’s Permit) for On-Premise Consumption at “CAM Food Truck Park” Located at 304 W. Los Ebanos Street, Legally Described as Lots 5 thru 7, Block 1, Granada Village Subdivision, as Requested by Luis Ramirez. [Daniel Tijerina, Director of Planning]
- B. Hold a Public Hearing for a Conditional Use Permit to Allow a Drive-Thru Business and the Sale of Alcoholic Beverages (BG - Wine and Malt Beverage Retailer’s On-Premise Permit) and Off-Premise Consumption at “Piporro Taqueria Jalisco” Located at 1208 N. Raul Longoria Road Suite J, Legally Described as Lot 1, Gutierrez-Duncan Subdivision, as Requested by L&L Taquerias, LLC. [Daniel Tijerina, Director of Planning]

VII. APPOINTMENTS

- A. Consider Removal and Appointment of One (1) Board Member to the San Juan Noche de Paz Pageant Board. [Brenda Escalante, City Secretary]

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

- A. Consideration and Action to Approve the Urban County Preliminary Workplan for Fiscal Year 37 (2024). [Daniel Tijerina, Director of Planning]
- B. Consideration and Action on the Preliminary and Final Plat Approval of the Re-plat of Lot 2, Gutierrez-Duncan Subdivision Being a 2.22-acre Tract of Land out of Lot 2, Gutierrez-Duncan Subdivision, as Requested by Javier Hinojosa Engineering. [Daniel Tijerina, Director of Planning]
- C. Consider Approval of the Economic Development Corporation's Proposed Budget for Fiscal Year 2023-2024. [Leroy Gonzales, Director of Finance]
- D. Discussion and Consideration to Award RFP NO. 24-001-10-05 CITY OF SAN JUAN AMBULANCE SERVICE Contract and Authorize the City Manager to Negotiate and Execute all Related Documents as Needed to the Most Responsible Bidder.

IX. RESOLUTIONS

- A. Consideration and Action on a Resolution Submitting Entitlement Vote for Candidate(s) to the Hidalgo County Appraisal District Board of Directors 2024 - 2025.

X. CONSENT AGENDA

- A. Consider Approval of City of San Juan 2023 Tax Roll Certificate. [Leroy Gonzales, Director of Finance]
- B. Consider Approval of the Investment Report for the Quarter Ending September 30, 2023. [Leroy Gonzales, Director of Finance]
- C. Consideration and Action of an Ordinance for a Conditional Use Permit to Operate "La Herencia Event Center" at 302 E. Business Highway 83 Suite 6, Legally Described as Lettered Blks (San Juan) West 165 feet of Lot 2 and West 165 Feet of Lot 3, Block A 2, as Requested by La Herencia Event Center, LLC. [Daniel Tijerina, Director of Planning]
- D. Consideration and Action of an Ordinance for a Rezoning Request for a Single-Family Residence District (R-S) to a Multi-Family Residence District (R-MF) of a 21.55-Acre Tract of Land for Lot 14, Stewarts Addition to the Conway Gardens Subdivision, Located at the Southeast Corner of Hall Acres and Stewart Road, as Requested by Esponjas Development. Ltd. [Daniel Tijerina, Director of Planning]
- E. Consider Approval of City Commission Meeting Minutes:
- September 12, 2023

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 Code Annotated, Government Code Chapter 551 et seq., and 551.071 Consultation with Attorney.
 - 1. Pursuant to Section §551.071, CONSULTATION WITH ATTORNEY; Discussion and Possible Action Regarding Legal Issues Concerning New City Hall/Transit Terminal.
 - 2. Pursuant to Section §551.071, CONSULTATION WITH ATTORNEY; Discussion and Possible Action Regarding Legal Issues Concerning Tow Wrecking Services.
 - 3. Pursuant to Section §551.071, CONSULTATION WITH ATTORNEY; Discussion and Possible Action Regarding Fully Funded Group Health Insurance - RFP No. 24-002-11-02.

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

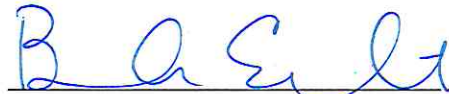
Meetings, and Requirements to Vote or Take Final Action in Open Meeting.

1. Pursuant to Section §551.071, CONSULTATION WITH ATTORNEY; Discussion and Possible Action Regarding Legal Issues Concerning New City Hall/Transit Terminal.
2. Pursuant to Section §551.071, CONSULTATION WITH ATTORNEY; Discussion and Possible Action Regarding Legal Issues Concerning Tow Wrecking Services.
3. Pursuant to Section §551.071, CONSULTATION WITH ATTORNEY; Discussion and Possible Action Regarding Fully Funded Group Health Insurance - RFP No. 24-002-11-02.

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 9th day of November 2023 at 5:00 p.m. 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 _____, 2023.

OFFICE OF THE CITY SECRETARY



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

MEMORANDUM

TO: Benjamin Arjona, City Manager

FROM: Daniel Tijerina, Planning Director

DATE: 11/02/2023

SUBJECT: Planning and Zoning Monthly Report. [Daniel Tijerina, Director of Planning]

The City of San Juan Planning Department is busy processing subdivision plats, rezoning applications, applications for special/conditional use permits, applications for variances and undertaking other duties as listed below.

- 65 building permits were issued during the month of October with a \$3,265,173.00 in total valuation.
- 145 garage sale permits were issued for \$2,175.00 in total valuation.
- Provide customer service and support to 903 people and handled approximately 1,288 calls.
- The building inspectors made approximately 626 inspections.
- 12 building permits were issued for new houses for \$2,097,792.00 in total valuation.

HEALTH DEPARTMENT

City Inspectors continue visiting all the businesses to check if occupational licenses and health permits were up to date. A total of thirteen (11) letters were sent out to existing businesses to renew their licenses. A total of thirty-seven (24) business permits were renewed for \$1,200.00 in total revenue and twenty-three (13) health inspections were issued during the month of October with \$1,300.00 in total valuation.

NEW BUSINESSES OPENING IN THE CITY DURING THIS MONTH

- | | |
|--------------------------------|---------------------------|
| • LA LOTERIA | 101 ALTA STREET |
| • RADICCIS PIZZA | 101 ALTA STREET |
| • ACTION DRIVERS ED SCHOOL | 909 W FM 495 |
| • AZUCA BEACH | 205 W. NOLANA AVE. |
| • TACO LOCO | 101 ALTA STREET |
| • THE BAR | 101 ALTA STREET |
| • RGV APPLIANCE PARTS SUPPLIER | 600 N. VETERANS BOULEVARD |
| • SWEET AZZ GLASS | 905 W. FM 495 |

709 S. Nebraska Ave. • San Juan, Texas 78589-2649
Phone: (956)223-2200 • Fax: (956) 787-5978

- | | |
|------------------------------|----------------------------|
| • TAQUERIA LA DILIGENCIA | 232 E. BUSSINESS HWY 83 |
| • TAQUITO LINDO, LLC. | 101 ALTA STREET |
| • TIO CHINO'S TERIYAKI BOWLS | 234 E. BUSSINESS HWY 83 |
| • IBARRA CUTZ BARBER SHOP | 5201 N. RAUL LONGORIA ROAD |

CODE ENFORCEMENT

Code Enforcement Inspectors issued four (4) junk vehicles, five (5) garage sales without a permit, five (5) rubbish, four (4) building without a building permit, fifty-eight (58) certified letters were sent out, two (2) people conducting business in a residence, and sixty-four (64) weedy lots violations were issued.

SUBDIVISIONS IN PROCESS

- Shops at Chavez, Lot 6
- San Juan Oaks
- Parks and Recreation Center Subdivision
- Royal Heights
- Black Hills Subdivision
- Twin Subdivision
- Giants Subdivision
- Mosa Multi-Family Subdivision
- Oakland Properties
- Westview IV Subdivision
- Oakridge Estates
- La Paloma Subdivision
- Starlite Subdivision
- Paraiso Subdivision
- Espana Subdivision
- McDonald's San Juan Subdivision
- La Cantera Subdivision
- Stewart Coves Phase 1 Subdivision
- Santa Anna Subdivision
- Keystone Plaza Subdivision
- Valley Ranch Phase 5
- Valley Ranch Phase 6
- Paradise Estates
- Mesquite Acres Lot 16A and 16B
- Gutierrez- Duncan, Re-plat of Lot 2
- DG Veterans Subdivision
- Monaco Estates
- San Juan Subdivision Re-Plat

ITEMS REVIEWED BY THE PLANNING AND ZONING COMMISSION IN OCTOBER

- Conditional Use Permit to operate "La Herencia Event Center"
- Conditional Use Permit to allow a Mobile Food Court and the Sale of Alcoholic Beverages at "CAM Food Truck Park" at 304 W. Los Ebanos Street
- Re-zoning request from a Single-Family Residence (R-S) to a Multi Family Residence District (R-MF) of 21.55-acre tract at Stewart and Hall Acres Road

PLANNING AND ZONING MEETINGS

October 5 and October 19, 2023



**PLANNING AND ZONING COMMISSION
OCTOBER 5, 2023
SAN JUAN MEMORIAL LIBRARY
6:00 P.M.**

P&Z PRESENT

Adan Magallan
Valerie Cardenas
Eliza Yzaguirre
Mark Salinas
Irma Castillo
Cesar Cantu
Luis Mancillas

P&Z ABSENT

STAFF PRESENT

Monica Gomez
Susana Rodriguez

GUESTS PRESENT

1. CALL TO ORDER

Chairwoman Castillo called the meeting to order at 6:00 p.m.

2. APPROVAL OF MINUTES

Commissioner Cardenas made a motion to approve the minutes as presented. Commissioner Cantu seconded the motion. The motion passed unanimously with a 7-0 vote.

3. PUBLIC HEARINGS

3.1 Conditional Use Permit

To operate "La Herencia Event Center"
302 E. Business Highway 83, Suite 6
Lettered Blocks (San Juan) West 165' of Lot 2 and
the West 165' of Lot 3, Block A2
Applicant: La Herencia Event Center, LLC.

REVIEW COMMENTS:

Ms. Gomez explained the Conditional Use Permit was to operate and Event Center that is proposing to operate from Thursday thru Sundays from 12:00 p.m. to 12:00 a.m., and that there would be only 2 employees running the establishment, also stating that they would not be selling any alcoholic beverages. Ms. Gomez also indicated that they had received an email in opposition to the Event Center, stating that they believe the Event Center is already in operation. Ms. Gomez explained that "La Herencia" Event Center is not in operation at this time, and that she believed they were confusing it with Hacienda San Juan Event Center (City Music) that is in operation for many years back. Also, a letter was received with signatures in opposition to the event center, stating that they currently play loud music, and that it disrupts the peace of the surrounding neighborhood, indicating that loud music is played until 2:00 a.m. Ms. Gomez indicated that the letter received although had eleven signatures only pertained to one individual who live in the two-hundred-foot radius.

No public was present for the hearing at this time.

No discussion took place on this item.

RECOMMENDATION: Staff recommended approval.

Commissioner Cardenas made a motion to approve the conditional use permit as presented. Commissioner Cantu seconded the motion. The motion passed unanimously with a 7-0 vote.

NEXT MEETING – October 19, 2023.

4. ADJOURNMENT

There being no further items to discuss, Commissioner Cardenas made a motion to adjourn; Commissioner Cantu second the motion. The meeting was adjourned at 6:03 p.m.

City of San Juan, Texas

Irma Castillo, Chairwoman
Planning and Zoning Commission

Attest:

Planning Director



**PLANNING AND ZONING COMMISSION
NOVEMBER 2, 2023
SAN JUAN MEMORIAL LIBRARY
6:00 P.M.**

<u>P&Z PRESENT</u>	<u>P&Z ABSENT</u>	<u>STAFF PRESENT</u>	<u>GUESTS PRESENT</u>
Adan Magallan	Luis Mancillas	Daniel Tijerina	Jose L. Cantu
Eliza Yzaguirre	Mark Salinas	Susana Rodriguez	Luis Ramirez
Irma Castillo	Valerie Cardenas		Jorge Camarillo
Cesar Cantu			Ernesto Guajardo

1. CALL TO ORDER

Chairwoman Castillo called the meeting to order at 6:00 p.m.

2. APPROVAL OF MINUTES

Commissioner Magallan made a motion to approve the minutes as presented. Commissioner Cantu seconded the motion. The motion passed unanimously with a 4-0 vote.

3. PUBLIC HEARINGS

3.1 Conditional Use Permit	To allow a Mobile Food Court and the Sale of Alcoholic Beverages at "CAM Food Truck Park"
	304 W. Los Ebanos Street
	Lots 5 thru 7, Block 1, Granada Village Subdivision
	Applicant: Luis Ramirez (<i>Tabled</i>)

REVIEW COMMENTS:

Mr. Tijerina explained that the Conditional Use Permit had been tabled at the last Planning and Zoning meeting. Explaining that there needed to be a motion to un table the item. Commissioner Cantu made a motion to un table the item, and Commissioner Magallan second the motion. With the item being un tabled, Mr. Tijerina proceeded to explain that contact had been made with (TxDOT) in regards to the entrance along 495, emails from (TxDOT) were read, and it was explained that this location did not meet the requirements needed to open the access to 495, and that the access should be off of standard and Los Ebanos. The site plan was then reviewed, and it was discussed how these lots were purchased as commercial lots, and would be difficult for anyone who purchased the lots with entrances.

Chairwoman Castillo opened the public hearing at 6:09 p.m.

Jorge Camarillo spoke as part owner of the property in question, and also part of the construction company wanting to have the food park approved. He raised concerns about property not being able to build on it and meeting with the city's requirements, and traffic concerns. He asked the city what it is that they want them to do with said property.

Chairwoman Castillo then raised the same concern, she feels that all who purchase this property will run into the same issue. She asked the commission, and Mr. Tijerina what they could do to help the property owner.

Mr. Tijerina then stated that the previous property owner had access to 495, but that, that permit had since expired, and although Mr. Ramirez is recommending a fence be built to assist with traffic, that the City is recommending denial due to traffic concerns.

Mr. Ramirez then spoke and stated that he drove by The Spot, and saw that they had smaller entrances than the one he is proposing, but that they had still be approved.

Chairwoman Castillo then stated that they in fact had purchased another lot that they were using to help with the traffic concerns, and parking. Also stating they did in fact have another larger entrance.

Commissioner Yzaguirre questioned when the property had been changed to (C-2) General Business District, Mr. Tijerina informed her it had been three (3) months ago, commissioner Yzaguirre then questioned why Sonic was able to get access, but this food park can't seem to get the approval needed. That is not something that had been decided by

Chairwoman Castillo, then asked Mr. Tijerina if there was a variance they could apply for, and asked about hours of operation.

Mr. Ramirez then stated that his hours of operation were from 4pm-11pm. However, Mr. Tijerina clarified that the application had the hours of operation from 2pm -11pm.

Chairwoman Castillo then stated she believed 4:00pm-11:00pm. Would be better, and increase the odds of possible approval, also questioning if the public would be allowed to park on Los Ebanos, and 495, Mr. Tijerina then stated that (TxDOT) would probably not allow it.

Mr. Ramirez then stated they could make the entrance bigger if that would help with traffic.

Chairwoman Yzaguirre then raised concerns about the commission wanting the hours to be changed to 4:00p.m -11:00pm. She said that they don't normally limit hours, so she does not feel that they should limit the hours with "CAM Food Truck Park"

Chairwoman Castillo closed the public hearing at 6:31 p.m.

RECOMMENDATION: Staff recommended denial due to traffic concerns.

Commissioner Yzaguirre made a motion to pass the Conditional Use Permit, complying with all the items of the Mobile Food Court and TABC, specifying that the hours remain from 2:00pm-11:00 p.m.

Commissioner Magallan Second the motion

Motion Passed with a 3-1 vote, with Chairwoman Castillo in opposition, stating that she believes the hours should be changed to 4:00 p.m. -11:00 p.m.

3.2 Conditional Use Permit	To allow a Drive- Thru Business and the Sale of Alcoholic Beverages (BG- Wine and Malt Beverages Retailer's On- Premise Permit) for Off-Premise Consumption "Piporro Taqueria Jalisco" 1208 N. Raul Longoria Road, Suite J Lot 1, Gutierrez- Duncan Subdivision
	Applicant : L&L Taquerias, LLC

REVIEW COMMENTS: Mr. Tijerina explained the application being presented, and the hours of operation for the business, also specifying that Drive- Thru was specified due to applicant wanting to sell alcoholic beverages to go, and that it was also going to be a Drive- Thru business. Also indicating that an application had already been submitted to (TABC) at this time.

Commissioner Yzaguirre raised concern of school being nearby, and the sale of alcoholic beverages for on premise, and off premise consumption. Mr. Tijerina then indicated that "Taqueria Piporro" met requirements for distance from the school.

Chairwoman Castillo opened the public hearing at 6:41 p.m.

Mr. Jose Cantu then spoke about application he put in for "Taqueria Piporro", explained that they want to sell Alcoholic Beverages, for on premise, and off premise consumption, and that they would also have a dining area to serve guest.

Chairwoman Castilo closed the public hearing at 6:43 p.m.

RECOMMENDATION: Staff recommended approval.

Commissioner Cantu made a motion to approve the Conditional Use Permit, Commissioner Magallan second the motion. Motion passed with a 4-0 vote.

4.1 Preliminary and Final Plat	Re- Subdivision of Lot 2, Gutierrez- Duncan Subdivision
	Being at 2.22- acre tract of land out of Lot 2, Gutierrez- Duncan Subdivisions
	Located approximately 130 feet of South of Salazar Street on Lincoln Avenue
	Developer : Gutierrez- Duncan, LLC.
	Engineer : Javier Hinojosa Engineering

REVIEW COMMENTS: Mr. Tijerina

NEXT MEETING – November 2, 2023.

4. ADJOURNMENT

There being no further items to discuss, Commissioner Salinas made a motion to adjourn; Commissioner Cantu second the motion. The meeting was adjourned at 6:35 p.m.

City of San Juan, Texas

Irma Castillo, Chairwoman
Planning and Zoning Commission

Attest:

Planning Director



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

MEMORANDUM

TO: Benjamin Arjona, City Manager

FROM: Patrick Willingham, Director of Parks and Recreation

DATE: 11/07/2023

SUBJECT: Parks and Recreation Monthly Report. [Patrick Willingham, Director of Parks and Recreation]

For the month of October 2023, we have the following to report:

Parks Division/Events Division, staff continues to maintain our city parks and landscape areas as needed. This past month, staff worked in the following areas.

- The staff has been maintaining our athletic fields, watering, and grooming them in preparation for the Fall/Winter Tournaments that the city will be hosting.
- Parks staff assisted with the move in to the New City Hall, as well as assisted with all of the preparation for the grand opening of the building.
- On October 28th staff assisted the PSJA ISD with street closures for the Annual Red Ribbon Parade.
- On October 31st, staff as well as recreation employees assisted with the Annual Halloween Festival hosted by the City of San Juan.

Recreation Division,

FALL YOUTH LEAGUES: The Flag Football, Volleyball and Tackle Football league have started league play. Flag Football there are 30 teams, Volleyball there are 25 teams and Tackle Football there are 2 middle school teams, High School Softball there is 9 teams and High School Baseball there is 12 teams. Games and practices are ongoing for volleyball, flag football and tackle football. Registration is ongoing for Girls Basketball, Boys Soccer and Winter Baseball.

ADULT SOFTBALL: The Adult Men’s Class E Softball League is ongoing and plays on Thursday

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Phone: (956)223-2200 • Fax: (956) 787-5978

nights with 11 teams and Co-Ed Softball plays Friday nights with 7 teams. All games are played at Municipal Park Softball Fields.

YOUTH SPORTS DAY: Thursday, October 12, the Flag Football, Tackle Football and Punt, Pass & Kick participants were invited to attend the PSJA Bears vs La Joya Coyotes game. The Parks & Recreation Department youth participants were recognized at the football game.

On Saturday, October 21, the volleyball participants were invited to attend the PSJA Lady Bears vs Mission Eagles game at 12 pm. The youth participants and coaches were recognized at the game.

TAAF MEETING: On Wednesday, October 18, parks staff attended the TAAF Region 2 Meeting in Edinburg, TX at 12 pm. Topics discussed were the TAAF State Conference, TAAF Hall of Fame Banquet and TAAF State Bids.

HEALTH FAIR: Wednesday, October 19, Staff assisted with the setup and take down of the Health Fair at the W.O.W. building.

RED RIBBON PARADE: On Saturday, October 28, 2023, staff assisted with the Red Ribbon Parade set up and post parade. The Red Ribbon Parade started at the new City Hall and finished at PSJA High School.

HALLOWEEN FESTIVAL: On Tuesday, October 31, our department hosted the 2023 Halloween Festival. Recreation staff assisted with the layout & set up, concessions stand, costume contest and clean up.

Upcoming Events,

December 2023: Girls Basketball and Boys Soccer

December 1st, Lighting of the Tree, San Juan City Hall.

December 9th, Noche De Paz, San Juan Municipal Park

Parks Board Meeting:

On October 16th, 2023, our board met and discussed the following things.

Fall Programs, Northside Park and Recreation Center, and the T-Stem joint project at the Wetlands. Members who were in attendance were Ramiro Herrera, Rigo De La Cerda, Mike Vargas, Jonathan Gongora, and Claudia Alvarado. Our next meeting is Wednesday November 15, 2023 at 6:30 pm at the Parks and Recreation office.



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

MEMORANDUM

TO: Benjamin Arjona, City Manager

FROM: Israel Garza, Sanitation Director

DATE: 11/06/2023

SUBJECT: Sanitation Monthly Report. [Israel Garza, Director of Sanitation]

Sanitation Department (Oct. 2023)

- Solid Waste Collection ran on schedule all month
- Brush Pickup ran on schedule all month
- Drop off Site: 771 Residents
- Residential: 1,054.90 Tons
- Commercial: 834.72 Tons
- Roll-Off Containers: 127.94 Tons/33 loads
- Brush: 456.23 Tons/166 loads of brush

Central Garage (Oct. 2023)

- Tickets Open: 32
- Tickets Closed: 34
- 5 Residential Side Loaders operating
- 1 Commercial Side Loader operating
- 2 Commercial Front Loaders operating
- 3 Brush Trucks operating
- 1 Brush Tractor (grapple) operating
- 3 Brush Grapple Trucks operating
- 1 Roll- Offs Truck operating

Recycling (Oct. 2023)

- Cardboard : 14.24 tons/\$1,050.39
- Mix White Paper: 0.61 tons/\$21.35
- Office Paper : 0.13 tons/\$8.45
- Books: 0.7 tons/\$12.00
- Curbside 3.24 tons/\$0.00
- News Paper: 0.27 tons/\$16.20
- Plastic: 2.20 tons/\$0.00
- Total Tons/Revenue: 21.47 tons/\$1,108.39
- Savings of \$429.40
- Walk-Ins: 226

Code Enforcement (Oct. 2023) – Esteban Garcia

- Violation Notices Issued: 32
- Illegal Dumping: 36
- Citizen Contact: 60
- Construction Material: 16
- Tires: 90

Code Enforcement (Oct. 2023) – Ruben Navarro

- Violation Notices Issued : 19
- Illegal Dumping: 13
- Citizen Contact: 20
- Construction Material : 4
- Tires: 1



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

MEMORANDUM

TO: Benjamin Arjona, City Manager

FROM: Armandina Sesin, Director of Library

DATE: 11/01/2023

SUBJECT: San Juan Memorial Library Monthly Report. [Armandina Sesin, Library Director]

Enclosed is the October Monthly Report including statistics and programs:

For the month of October, we had, 1,706 visitors. Out of those visitors, 603 were here for computer use only. The library checked out a total of 727 physical items both adult and children. We had 40 in-house circulation items. We requested and received twenty-seven (27) Interlibrary Loans (ILL). We had 44 new patrons added to our circulation system. We helped the public with an estimated 284 reference/informational questions. We had 22 fax transactions. The monthly amount deposited was \$975.11 both fines and fees.

Please see the attached statistical report.

During the month of October

- Attended the City Commission meetings
- Attended the Directors' meetings
- Attended the Grand Opening of the New City Hall Building
- Attended, with Jaime. the HCLS meeting at the Peñitas Public Library
- Attended the Trunk or Treat event
- Managed the day-to-day operations of the San Juan Memorial Library

Meetings to be held in November 2023

Multipurpose Room

Early Voting, November 1st, 2nd, 3rd

Election Day, November 7th

San Juan Police Department, November 9th

City Commission Meeting, November 14th & 28th

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Directors' meeting, November 15th & 29th
Planning & Zoning, November 16th
EDC, November 21st

Training Room:

Planning & Zoning, November 2nd
TR Footlocker Managers' Training, November 14th
Fire Station Project Meeting, November 15th
TR Footlocker Managers' Training, November 16th

**San Juan Memorial Library
October 2023 Statistics**

Statistics	
Total Visitors	1,706
Computer Users	603
Total Checkouts	727
In-House Use	40
Inter-Library Loans	27
New Patrons	44
Reference\ Informational Questions	284
FAX transactions	22
Children's Programs	1
Attendance	88

Multipurpose Room Reservations	Attendance
2nd Border Preparation Meeting	20
4th Fire Station Project Meeting	10
5th Planning & Zoning Meeting	9
5th Bid Opening	7
6th HR Meeting	6
10th Noche de Paz Conference	78
11th Directors Meeting	15
12th HR Virtual Workshop	2
14th San Juan Pageant Board Meeting	5
16th San Juan Police Chief Swearing-in Ceremony	80
17th Special Called Meeting	27
17th San Juan Officers Pinning Ceremony	65
18th Fire Station Project Meeting	8
18th EDC	15
19th Planning & Zoning Meeting	15
23rd Early Elections	24
24th Early Elections	27
25th Early Elections	34
26th Early Elections	25
27th Early Elections	44
28th Early Elections	34
29th Early Elections	12
30th Early Elections	29
31st Early Elections	39
Total	630

Training Room Reservations	Attendance
5th Bid Opening	7
7th Lions Club Meeting	18
Total	25

Items Checkouts	
DVDs	87
Books Juvenile	474
Books Adult	166
Total	727

Study Room Attendance	
Study Rooms	102

Facebook Page	
Likes	9
Visitors	3164

SJML Homepage	
Visitors	12,251

Deposits	
Fines	\$ 79.00
Copies	\$ 896.04
Surcharges	\$ 0.07
Total without Surcharges	\$975.04
Total with Surcharges	\$975.11

Youth & Children's Programs/Attendance

Date	Program	Attendance
Monday, October 2, 2023	0	0
Tuesday, October 3, 2023	0	0
Wednesday, October 4, 2023	0	0
Thursday, October 5, 2023	0	0
Friday, October 6, 2023	0	0
Monday, October 9, 2023	0	0
Tuesday, October 10, 2023	0	0
Wednesday, October 11, 2023	0	0
Thursday, October 12, 2023	0	0
Friday, October 13, 2023	0	0
Monday, October 16, 2023	0	0
Tuesday, October 17, 2023	0	0
Wednesday, October 18, 2023	0	0
Thursday, October 19, 2023	0	0
Friday, October 20, 2023	0	0
Monday, October 23, 2023	0	0
Tuesday, October 24, 2023	0	0
Wednesday, October 25, 2023	0	0
Thursday, October 26, 2023	0	0
Friday, October 27, 2023	0	0
Monday, October 30, 2023	0	0
Tuesday, October 31, 2023	*1	88
Total	1	88
*Halloween Goodie Bags		

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Hold a Public Hearing for a Conditional Use Permit to Allow a Mobile Food Court and the Sale of Alcoholic Beverages (BG – Wine and Beer Retailer’s Permit) for On-Premise Consumption at “CAM Food Truck Park” Located at 304 W. Los Ebanos Street, Legally Described as Lots 5 thru 7, Block 1, Granada Village Subdivision, as Requested by Luis Ramirez. [Daniel Tijerina, Director of Planning]

STAFF COMMENTS AND RECOMMENDATIONS:

MOBILE FOOD COURT: A ‘Mobile Food Court’ is a parcel of commercially zoned property where through the required conditional use permit regulatory process, mobile food vending structures congregate to offer food and/or beverages for sale to the public as the principal use of the property.

On February 28, 2023, the San Juan City Commission approved Ordinance 2023-04, which only allows food trucks inside of a Mobile Food Court thru a Conditional Use Permit.

The applicant is proposing a Mobile Food Court at a property located at the Southwest corner of Standard Avenue and FM 495. The applicant is proposing twelve (12) food trucks, playground, sitting area, restroom facilities, landscape and parking areas. He is proposing one entrance/exit along Standard Avenue.

The proposed operation hours are Monday through Sunday from 2:00 p.m. to 11:00 p.m.

Staff mailed a notice of the public hearing to thirty (30) property owners within a two hundred (200) foot radius and received no comments in favor or against the request. Notice of this public hearing was published in The Advance on October 4, 2023.

RECOMMENDATION:

Staff recommends denial of the Conditional Use Permit; the Planning and Zoning Commission recommended approval with a 4-1 vote.

PREPARED BY:

Daniel Tijerina,
Planning Director

APPROVED BY:

Benjamin Arjona, City
Manager

MEETING DATES:
PLANNING AND ZONING COMMISSION – 11/02/2023
CITY COMMISSION – 11/14/2023
DATE PREPARED – 10/30/2023

PAGE 1

STAFF REPORT
GENERAL INFORMATION

APPLICATION:	Conditional Use Permit to operate a Mobile Food Court and the Sale of Alcoholic Beverage (Wine and Beer) for On-Premises Consumption at “CAM Food Truck Park”
APPLICANT:	Luis Ramirez
SURVEYOR/ENGINEER:	N/A
LEGAL:	Lots 5 thru 7, Block 1, Granada Village Subdivision
LOCATION:	The property is located Southwest corner of Standard and FM 495.
EXISTING ZONING:	General Business District (C-2)
EXISTING LAND USE/ ADJACENT ZONING:	<u>North</u> – Commercial; General Commercial District (C-2) <u>South</u> – Residential; Single-Family Residence District (R-S) <u>East</u> – Residential; Single-Family Residence District (R-S) <u>West</u> – Residential; Single-Family Residence District (R-S)
ACCESS AND CIRCULATION:	The property has access along Los Ebanos Street.
PUBLIC SERVICES:	Water and sewer services are provided by the City of San Juan.
RECOMMENDATION:	Staff recommends denial of the conditional use permit.

EVALUATION AND CONDITIONS FOR APPROVAL

Previously, the item was tabled until Staff gets contact with TxDOT regarding entrance along FM 495. An email was received from them stating that no access will be granted since property has access to two other streets. (See attachment)

MOBILE FOOD COURT: A ‘*Mobile Food Court*’ is a parcel of commercially zoned property where through the required conditional use permit regulatory process, mobile food vending structures congregate to offer food and/or beverages for sale to the public as the principal use of the property.

On February 28, 2023, the San Juan City Commission approved Ordinance 2023-04, which only allows food trucks inside of a Mobile Food Court thru a Conditional Use Permit.

The applicant is proposing a Mobile Food Court at a property located at the Southwest corner of Standard Avenue and FM 495. The applicant is proposing twelve (12) food trucks, playground, sitting area, restroom facilities, landscape and parking areas. He is proposing one entrance/exit along Standard Avenue.

The subdivision plat was recorded in May 18, 1970 and re-plated on April 16, 1973 as residential subdivision. At that time the property was located outside the city limits of San Juan and got annexed into the city in 1985.

It is noted that in December 2008 the property was rezoned from Single-Family Residence District (R-S) to Neighborhood Commercial District (C-1) and was rezoned into General Business District (C-2) in May 2023.

The proposed operation hours are Monday through Sunday from 2:00 p.m. to 11:00 p.m.

The following is a list of requirements for a Mobile Food Courts:

1. A mobile food court shall be no less than ten thousand square feet (10,000 square feet);
2. A mobile food court shall only be permitted through a conditional use permit within General Business District (C-2);
3. A permit issued for a Conditional Use Permit is not transferable;
4. Late hours after 10:00 p.m. will be require on-site uniformed security to monitor the noise and traffic;
5. Mobile food court permits shall be valid for one year from the date of the conditional use permit approval. It is noted that if the permit is not used within six months, the permit shall be automatically cancelled;
6. A mobile food truck shall be a minimum of ten feet from each other to avoid congestion;

7. There shall be a paved parking area; there shall be a minimum of 2 parking spaces per mobile food unit or one parking space for each 4 seats for patron use, whichever is greater;
8. As part of the parking plan, an engineered detention plan that complies with the property's pre-development storage capacity shall be provided for the City's review/examination;
9. Shall comply with the city's landscaping codes;
10. Any buffering that may be required shall not be less than six feet in height. No signage/logo/emblem or similar feature, shall be placed;
11. No mobile food vendor shall be placed in a manner that may cause a sight obstruction to general traffic/pedestrian patterns.
12. Fire lines may be marked as per Fire Marshal;
13. A mobile food court shall provide restroom facilities on-site;
14. Site and surrounding areas to be cleared of debris on a daily basis;
15. No loudspeakers/amplifications;
16. No flashing, strobe lights or blinking lights;
17. Must comply with the 2018 ICC and Fire Codes and 2017 NEC Codes;
18. Must comply with the Occupancy, Health and Food Handlers Permits;
19. Must comply with the TABC requirements;
20. Must comply with the ADA requirements;
21. Must provide copy of the sale tax number and contact information for operator and employees.
22. The business must provide parking in accordance with the City Off-Street Parking regulations and make provisions to prevent use of adjacent streets for parking, especially those in adjacent residential areas, by providing additional on-site parking;
23. The business must do everything possible to prevent the unauthorized parking of its patrons on adjacent business or residential properties including, when necessary, the installation of fences and hedges, and reorientation of entrances. The loading and unloading of equipment to be on premises only;
24. The business should do everything possible and be designed to discourage criminal activities and vandalism, both on site and on adjacent properties. Provision of sufficient lighting and perimeter, fencing, elimination of dark areas, and the orientation of the building such that it provides maximum visibility of as much as possible of the site from a public street;

**CONDITIONAL USE PERMIT
“CAM FOOD TRUCK PARK”
NOVEMBER 14, 2023**

PAGE 4

25. The business must make provision to keep litter to a minimum, and to keep it from blowing onto adjacent street and properties;
26. The business shall restrict the number of persons within the building to the number determined for occupancy levels by the Fire Department;
27. The business must comply with the City’s Noise Ordinance;
28. The business must comply with the City’s Security Cameras Ordinance;
29. Owner agrees to pay an annual fee to the City of San Juan to maintain the Occupational License and Conditional Use Permit thru the City;
30. There shall be no smoking inside the premises at any time.
31. Fence shall be required next to residential area.

Staff mailed a notice of the public hearing to thirty (30) property owners within a two hundred (200) foot radius and received no comments in favor or against the request. Notice of this public hearing was published in The Advance on October 4, 2023.

ATTACHMENTS:

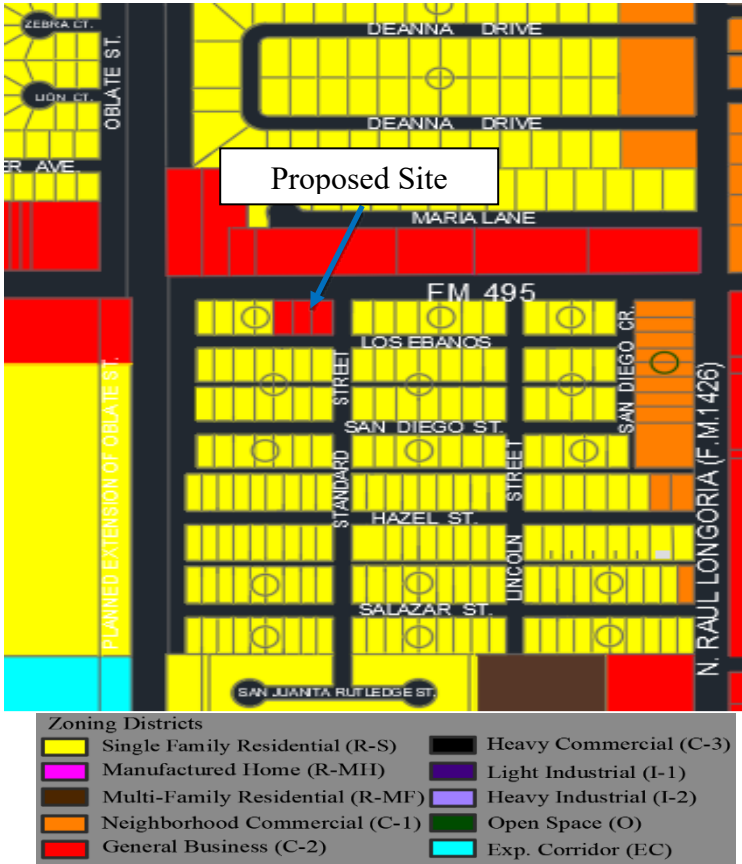
- Location Map
- Zoning Map
- Site Plan
- Email from TxDOT
- List of neighboring property owners receiving notice
- Ordinance



Proposed Site



Location Map



Zoning Map



ORDINANCE NO.

AN ORDINANCE GRANTING A CONDITIONAL USE PERMIT TO ALLOW “CAM FOOD TRUCK PARK” AT 304 W. LOS EBANOS STREET, LEGALLY DESCRIBED AS LOTS 5 THRU 7, BLOCK 1, GRANADA VILLAGE SUBDIVISION, AS PROVIDED IN ARTICLE IV, OF THE ZONING ORDINANCE, CITY OF SAN JUAN, HIDALGO COUNTY, TEXAS, PROVIDING FOR PUBLICATION AND AN EFFECTIVE DATE; PROVIDING FOR A CODE DISPOSITION.

WHEREAS, Luis Ramirez, has applied for a Conditional Use Permit under Article IV; of the Zoning Ordinance of the City of San Juan to allow “CAM Food Truck Park”.

WHEREAS, this type of activity is prohibited by said Zoning Ordinance unless a Conditional Use Permit is granted; and,

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF SAN JUAN, TEXAS, AS FOLLOWS:

SECTION I. That a Conditional Use Permit under Article IV of the Zoning Ordinance of the City of San Juan, Texas, be granted to Luis Ramirez for a Conditional Use Permit to allow “CAM Food Truck Park” located at 304 W. Los Ebanos Street, subject to the following conditions:

1. A mobile food court shall be no less than ten thousand square feet (10,000 square feet);
2. A mobile food court shall only be permitted through a conditional use permit within General Business District (C-2);
3. A permit issued for a Conditional Use Permit is not transferable;
4. Late hours after 10:00 p.m. will be require on-site uniformed security to monitor the noise and traffic;
5. Mobile food court permits shall be valid for one year from the date of the conditional use permit approval. It is noted that if the permit is not used within six months, the permit shall be automatically cancelled;
6. A mobile food truck shall be a minimum of ten feet from each other to avoid congestion;
7. There shall be a paved parking area; there shall be a minimum of 2 parking spaces per mobile food unit or one parking space for each 4 seats for patron use, whichever is greater;
8. As part of the parking plan, an engineered detention plan that complies with the property’s pre-development storage capacity shall he provided for the City’s review/examination;
9. Shall comply with the city’s landscaping codes;

10. Any buffering that may be required shall not be less than six feet in height. No signage/logo/emblem or similar feature, shall be placed;
11. No mobile food vendor shall be placed in a manner that may cause a sight obstruction to general traffic/pedestrian patterns.
12. Fire lines may be marked as per Fire Marshal;
13. A mobile food court shall provide restroom facilities on-site;
14. Site and surrounding areas to be cleared of debris on a daily basis;
15. No loudspeakers/amplifications;
16. No flashing, strobe lights or blinking lights;
17. Must comply with the 2018 ICC and Fire Codes and 2017 NEC Codes;
18. Must comply with the Occupancy, Health and Food Handlers Permits;
19. Must comply with the TABC requirements;
20. Must comply with the ADA requirements;
21. Must provide copy of the sale tax number and contact information for operator and employees.
22. The business must provide parking in accordance with the City Off-Street Parking regulations and make provisions to prevent use of adjacent streets for parking, especially those in adjacent residential areas, by providing additional on-site parking;
23. The business must do everything possible to prevent the unauthorized parking of its patrons on adjacent business or residential properties including, when necessary, the installation of fences and hedges, and reorientation of entrances. The loading and unloading of equipment to be on premises only;
24. The business should do everything possible and be designated to discourage criminal activities and vandalism, both on site and on adjacent properties. Provision of sufficient lighting and perimeter, fencing, elimination of dark areas, and the orientation of the building such that it provides maximum visibility of as much as possible of the site from a public street;
25. The business must make provision to keep litter to a minimum, and to keep it from blowing onto adjacent street and properties;
26. The business shall restrict the number of persons within the building to the number determined for occupancy levels by the Fire Department;
27. The business must comply with the City's Noise Ordinance;
28. The business must comply with the City's Security Cameras Ordinance;
29. Owner agrees to pay an annual fee to the City of San Juan to maintain the Occupational License and Conditional Use Permit thru the City;

30. There shall be no smoking inside the premises at any time.

31. Fence shall be required next to residential area.

SECTION II. PUBLICATION AND EFFECTIVE DATE CLAUSE. This Ordinance shall be published in the official newspaper of the City of San Juan, Texas, as provided by law, and shall be and remain in full force and effect from the after said date of publication.

PASSED and **APPROVED** on first reading on the 14th day of November, 2023.

PASSED and **APPROVED** on second and final reading on the ____ day of _____, 2023.

CITY OF SAN JUAN

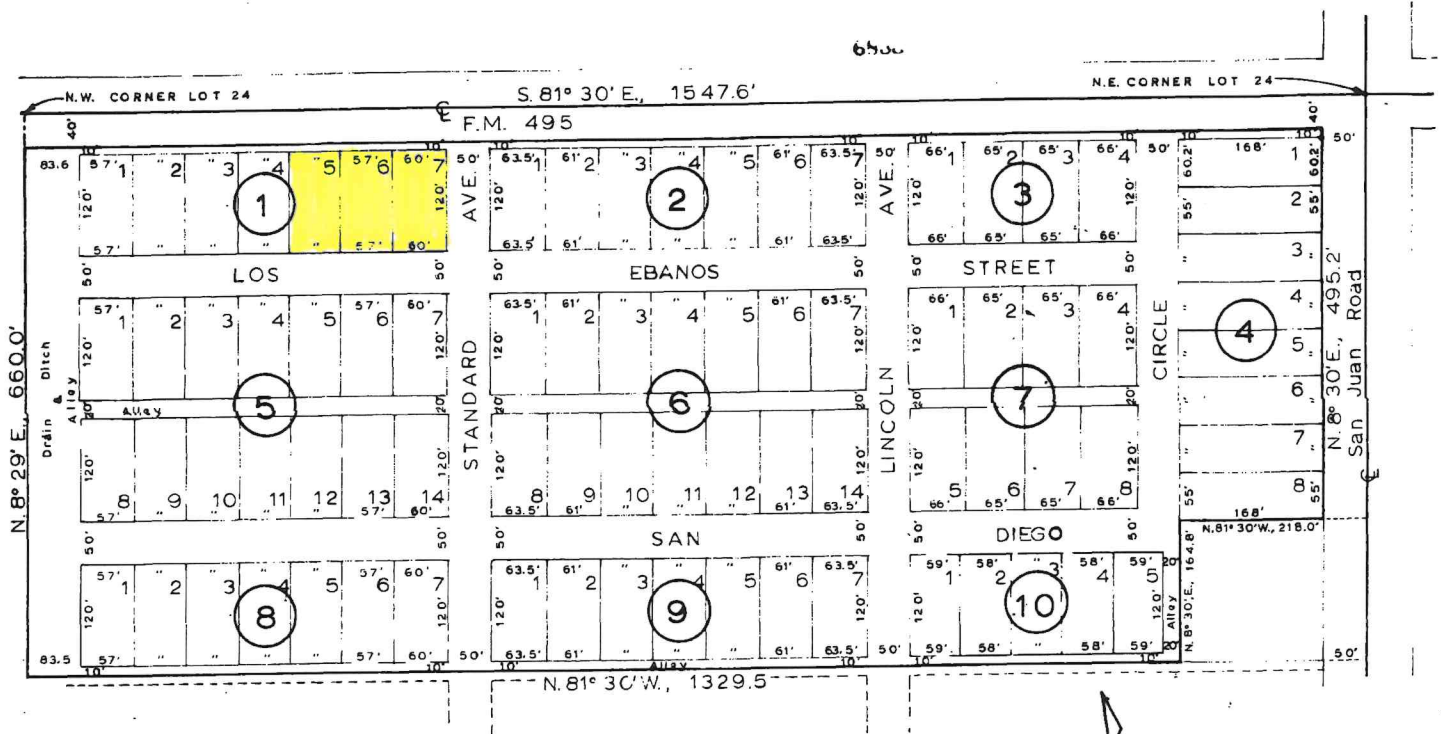
MARIO GARZA, MAYOR

ATTEST:

APPROVED BY:
Palacios, Garza & Thompson, P.C.

BRENDA ESCALANTE
CITY SECRETARY

CITY ATTORNEY



APPROVED FOR RECORDING
BY
COMMISSIONERS' COURT
This the 11th day of May, 1970
SANTOS SALDANA, County Clerk
Hidalgo County, Texas
By Lawrence DeBussch Deputy

PLAT OF
GRANADA VILLAGE

Being a resubdivision of the North $\frac{1}{2}$ of Lot 24, Block 8, John Closner, et al Subdivision in Porciones 71 & 72,
Hidalgo County, Texas

I, John V. Mikels, Registered Public Surveyor, do hereby certify that the above Plat is a true and correct representation of the lands above described
as platted by me from a survey on the ground of the outside boundaries of same.

John V. Mikels
Mission, Texas
June 1, 1969



STATE OF TEXAS:
COUNTY OF HIDALGO:

Know all men by these presents that Granada Village, Inc., owner of the above described property, does hereby adopt and confirm the above Plat and
does hereby dedicate to the public the use of the streets and alleys thereon shown.

Attest: Duane Doss
Duane Doss, Secretary

J. W. Spencer
J. W. Spencer, President

STATE OF TEXAS
COUNTY OF HIDALGO:

Before me, the undersigned authority, on this day personally appeared J. W. Spencer, President of Granada Village, Inc., to me known as such
and known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed
the same for the purposes and considerations therein expressed in the capacity therein stated.

Dorothy Jane Gonzalez (Dorothy Jane Gonzalez)
Notary Public in and for Hidalgo County, Texas

This Plat accepted by the Hidalgo County Water Improvement District No. 2 on this 3 day of Dec. D. 1969.

This Plat accepted by the City Commission of San Juan, Texas on this 14 day of Aug. D. 1969.

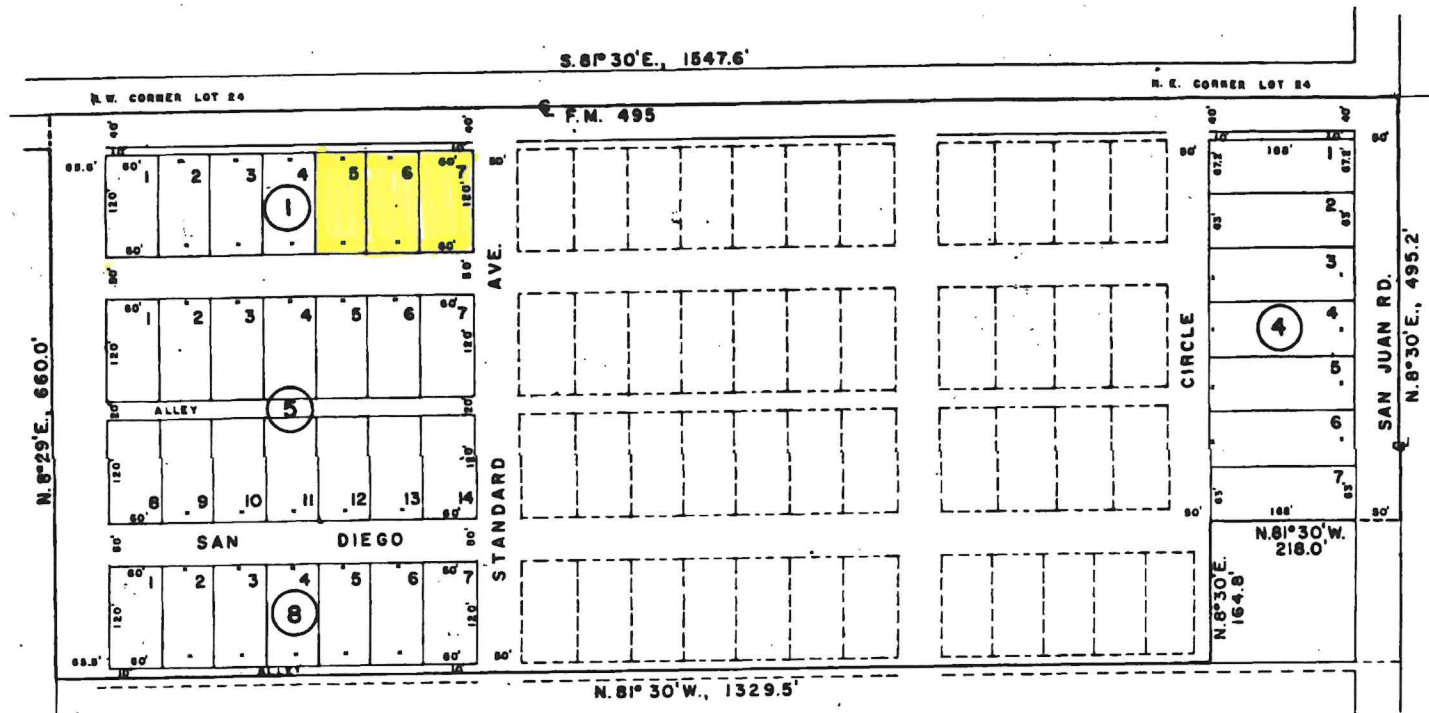


Attest: Jim Hunter
City Clerk

A. E. Enright
Mayor

William L. Loring
Mayor





AMENDED MAP OF
BLOCKS 1, 4, 5 & 8
GRANADA VILLAGE

Being A Resubdivision Of The North 1/2 Of Lot 24, Block 8, John Clesner et al Subdivision,
Hidalgo County, Texas

SCALE
1" = 100'

I, JOHN V. NIKELS, REGISTERED PUBLIC SURVEYOR, DO HEREBY CERTIFY THE ACCOMPANYING MAP IS A TRUE AND CORRECT REPRESENTATION OF THE
LANDS HEREON DESCRIBED AS PLATTED BY ME FROM A SURVEY ON THE GROUND OF THE OUTSIDE BOUNDARIES OF SAME.

John V. Nikels
January 17, 1973
Mission, Texas



Know all men by these presents that Granada Village, Inc., owner of the above described property, does hereby adopt and confirm the above Map and
does hereby dedicate to the public the use of the streets and alleys thereon shown.

Attest: *J.W. Spencer*
Secretary

Francis P. Posa
President

Before me, the undersigned authority, on this day personally appeared *Francis P. Posa*, President of Granada Village, Inc., to me known to be
and known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed
the same for the purposes and considerations therein expressed and in the capacity therein stated.

James A. Posa
Notary Public in and for Hidalgo County, Texas

This Map accepted by the Hidalgo County Water Improvement District No. 2 on this 25th day of January A.D. 1973.

A. E. Farris
President

APPROVED FOR RECORDING

BY
COMMISSIONERS' COURT
This Map being filed April 19,
SANTOS BALDANA, County Clerk
Hidalgo County, Texas

This Map accepted by the City Commission of San Juan, Texas on this 1st day of Feb. A.D. 1973.

Attest: *Samuel D. Rios*
City Clerk

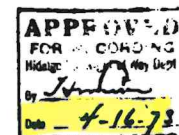
John W. Urrutia
Mayor

10084

FILED FOR RECORDING THIS DATE
At 1:56 o'clock P.M.

APR 24

SANTOS BALDANA
County Clerk
J. Baldana





Monica Gomez <mgomez@sjtx.us>

Driveway Proposal off FM 495**Arturo Lopez** <Arturo.M.Lopez@txdot.gov>

Fri, Oct 27, 2023 at 4:20 PM

To: "dtijerina@sjtx.us" <dtijerina@sjtx.us>

Cc: Jesus Noriega <Jesus.Noriega@txdot.gov>, Hector Siller <Hector.Siller@txdot.gov>, Monica Gomez <mgomez@sjtx.us>

Good afternoon Mr. Tijerina,

Like I mentioned to Ms. Gomez last week over the phone, the property in question does not meet with the TxDOT Access Management requirements. Speed limit on SH 495 is 45 mph and a spacing of 360 ft is required between driveways and any existing street. Access to this property should remain through Standard Ave. and Los Ebanos St. like the neighboring properties. Please let me know if have any questions. Thanks!

From: Jesus Noriega <Jesus.Noriega@txdot.gov>**Sent:** Wednesday, October 25, 2023 1:46 PM**To:** Arturo Lopez <Arturo.M.Lopez@txdot.gov>**Subject:** Fwd: Driveway Proposal off FM 495

Art,

Not sure if Hector sent this to you.

Please review.

Thanks.

Get [Outlook for iOS](#)**From:** Daniel Tijerina <dtijerina@sjtx.us>**Sent:** Monday, October 23, 2023 1:39:32 PM**To:** Hector Siller <Hector.Siller@txdot.gov>; Jesus Noriega <Jesus.Noriega@txdot.gov>**Cc:** Monica Gomez <mgomez@sjtx.us>; Susana Rodriguez <srodriguez@sjtx.us>**Subject:** Driveway Proposal off FM 495

This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe.

[Quoted text hidden]

Conditional Use Permit to allow a Mobile Food Court and the Sale of Alcoholic Beverages (BG- Wine and Beer Retailers Permit) for on- Premise Consumption at "CAM Food Truck Park" located at 304 W. Los Ebanos Street, legally described as Lots 5, t 7, Granada Village Subdivision, as Requested by Luis Ramirez.

HILDA LOERA
308 W. LOS EBANOS ST.
SAN JUAN, TX 78589

AURORA & MANUEL
RODRIGUEZ
208 LOS EBANOS ST.
SAN JUAN, TX 78589

ANGEL SEAWELL
PO BOX 506
PHARR, TX 78577

TERESA DE JESUS RINCON
JOSEFINA VELA
310 W. LOS EBANOS
SAN JUAN, TX 78589

RAUL BARRERA
206 W. LOS EBANOS ST.
SAN JUAN, TX 78589

JUAN & ROSA MARTINEZ
304 W. SAN DIEGO ST.
SAN JUAN, TX 78589

ALICIA CRUZ SIFUENTES
FRANCO E. M. BOCANEGRA
312 W. LOS EBANOS
SAN JUAN, TX 78589

CRECENCIA VIVES
204 W. LOS EBANOS ST
SAN JUAN, TX 78589

WILLIAM SEAWELL
PO BOX 506
PHARR, TX 78577

HIDALGO COUNTY
DRAINAGE DIST. #1
920 N. DOOLITTLE RD
EDINBURG, TX 78542

BALDEMAR MARTINEZ
202 W. LOS EBANOS ST.
SAN JUAN, TX 78589

JOSE FRANCISCO
SANDRA DELIA ZUNIGA
205 W. LOS EBANOS ST
SAN JUAN, TX 78589

TEMPLO DE ADMIRABLE
ATTN: BENJAMIN QUINTANILLA
223 E. GOMEZ
SAN JUAN, TX 78589

RENE & ANA RIOS
200 W. LOS EBANOS ST.
SAN JUAN, TX 78589

ERIKA ARIZPE
JOAQUIN ARIZPE
2010 TURTLE LAKE AVE.
EDINBURG, TX 78539

ROSA M. FLORES TENORIO
2845 MELANIE DR.
PHARR, TX 78577

NOE BELTRAN
220 JUSTICE LN.
SAN JUAN, TX 78589

CAMARRILLO CONSTUCTION
LLC
ATTN: LUIS RAMIREZ
917 E. JERSEY MEADOW AVE.
MCALLEN, TX 78503

AC J LLC
501 E. RIDGE RD.
PHARR, TX 78577

ALICIA Y. ZAMBRANO
309 W. LOS EBANOS
SAN JUAN, TX 78589

FRANCISCO PEDRAZA
312 W. SAN DIEGO ST.
SAN JUAN, TX 78589

ROSE REAL ESTATE
1105 EAST MAIN ST.
STIGLER, OK 74462

JORGE & MARIA D. MONREAL
307 W. LOS EBANOS ST.
SAN JUAN, TX 78589

VANESSA ORTIZ & MARITZA
GARCIA
212 W. SAN DIEGO ST.
SAN JUAN, TX 78589

NOE ALVARADO
210 W. LOS EBANOS ST.
SAN JUAN, TX 78589

RACHEL & PEDRO GUERRA
303 W. LOS EBANOS ST.
SAN JUAN, TX 78589

NATALIA CANTU
3085 W. SAN DIEGO ST.
SAN JUAN, TX 78589

GUADALUPE ALVARADO
210 W. LOS EBANOS ST.
SAN JUAN, TX 78589

AMANDA MARIE VASQUEZ
2905 FORTUNE AVE.
SAN JUAN, TX 78589

NORMA & FERNANDO
JIMENEZ
PO BOX 2505
SAN JUAN, TX 78589

Conditional Use Permit to allow a Mobile Food Court and the Sale of Alcoholic Beverages (BG- Wine and Beer Retailers Permit) for on- Premise Consumption at "CAM Food Truck Park" located at 304 W. Los Ebanos Street, legally described as Lots 5, t 7, Granada Village Subdivision, as Requested by Luis Ramirez.

AURORA IMELDA PALACIOS
821 W. 7TH ST.
SAN JUAN, TX 78589

ALICIA CANTU
210 W. SAN DIEGO ST.
SAN JUAN, TX 78589

ROXANNE LINETT LEDESMA
300 W. SAN DIEGO ST.
SAN JUAN, TX 78589

BARBARITA GARCIA
208 W. SAN DIEGO ST.
SAN JUAN, TX 78589

DIANA CERDA
1845 N. TOWER ROAD
ALAMO, TX 78516

F.M. 495



Project Site



LOCATION MAP N.T.S.

GRANADA VILLAGE
SUBDIVISION

LOT (S) FIVE (5), SIX (6) AND SEVEN (7), IN BLOCK ONE (1),
GRANADA VILLAGE, HIDALGO COUNTY, TEXAS, ACCORDING
TO THE MAP OR PLAT THEREOF IN VOLUME 18, PAGE 51,
MAP RECORDS, HIDALGO COUNTY, TEXAS.

GENERAL SITE PLAN NOTES:

1. SITE LAYOUT INCLUDING BUILDING IS FOR REFERENCE ONLY, AND IS NOT CONSIDERED A SURVEY, AND SHOULD NOT BE USED AS A SURVEY, SITE PLAN SHOULD NOT BE USED FOR ANY DEVELOPMENT, SITE CONSTRUCTION, AND/OR BUILDING CONSTRUCTION. IF OWNER AND/OR CONTRACTOR DECIDES TO USE THIS SITE PLAN FOR SITE CONSTRUCTION, IS AT OWN RISK, SURVEY RECOMMENDED.
2. SITE PLAN PROPERTY LINES DRAWN AS PER LOT DIMENSIONS AVAILABLE FROM RECORDED SUBDIVISION PLAT AND LEGAL DESCRIPTION.
3. OWNER/CONTRACTOR TO VERIFY WITH CITY ON ANY REQUIRED R.O.W PERMITS, SUBDIVISION REQUIREMENTS, ZONING, TxDOT PERMITS, CURB CUTS PERMITTED, CURB CUT APPROACH MINIMUM AND MAXIMUM SIZE PERMITTED.
4. IRRIGATION PLANS, IF ANY, PROVIDED BY OTHERS.
5. FIELD VERIFY ALL MEASUREMENTS OF SITE LAYOUT, INCLUDING BUILDING LOCATION PRIOR TO DEVELOPMENT AND/OR CONSTRUCTION. DESIGNER IS NOT RESPONSIBLE FOR ANY CONSTRUCTION AND/OR DEVELOPMENT. CONTRACTOR IS RESPONSIBLE FOR ALL MEASUREMENT VERIFICATION PRIOR TO DEVELOPMENT AND/OR CONSTRUCTION.
6. OWNER/CONTRACTOR IS RESPONSIBLE TO OBTAIN APPROVAL FROM CITY AND/OR OTHER ENTITIES AS REQUIRED, FOR SITE LAYOUT.
7. OTHER CIVIL DRAWINGS IF REQUESTED BY MUNICIPALITY, ARE TO BE OBTAINED BY CONTRACTOR AND/OR OWNER.
8. OWNER/CONTRACTOR IS RESPONSIBLE FOR VERIFYING LOCATION OF ALL EASEMENTS AND/OR R.O.W. ON OR ADJACENT TO PROPERTY PRIOR TO CONSTRUCTION. ALL THIS RESPECT TO THE PROPOSED HOUSE LOCATION.
9. OWNER/CONTRACTOR RESPONSIBLE FOR REQUESTING UTILITY IDENTIFICATION.
10. OWNER/CONTRACTOR TO VERIFY MINIMUM FLOOR ELEVATION REQUIRED FROM AUTHORITY HAVING JURISDICTION.

IMPORTANT NOTES:

- A. NEED TO MATCH ALL WALLS WITH THE NEW DESIGN.
 - B. THESE PLANS ARE INTENDED TO PROVIDE THE BASIC INFORMATION FOR CONSTRUCTION. THESE PLANS MUST BE VERIFIED AND CHECKED COMPLETELY BY THE GENERAL CONTRACTOR AND OWNER. ANY DISCREPANCY, ERROR AND/OR OMISSION, IF FOUND, REPORTED BY WRITING IMMEDIATELY TO THE OWNER BEFORE THE CONSTRUCTION WORKS STARTS OR PURCHASE IS MADE.
 - C. THIS DESIGN (SITE PLAN) NEEDS TO BE REVISED AND APPROVED BY LOCAL ORDINANCES.
 - D. ALL SITE WORKS, INCLUDING LOCATION OF TRASH DUMPSTER, TEMPORARY TOILET FACILITIES, TEMPORARY CONSTRUCTION BARRICADE / FENCING CONSTRUCTION TRAILER, CLEARING PROCEDURE GRADING AND DRAINAGE, CONFORMANCE TO POLLUTION AND PREVENTION CONTROL, AND TEMPORARY UTILITY FACILITIES, ETC. SHALL BE IN ACCORDANCE WITH THE CITY AS WELL AS SUBDIVISION PROPERTY OWNERS ASSOCIATION GUIDELINES.
 - E. CONTRACTOR/OWNER SHALL BE RESPONSIBLE FOR BUILDING FINAL INSPECTION AND EXISTING PARKING SPACES, CONDITIONS AND ALL EXISTING LANDSCAPING, SOD AND IRRIGATION SYSTEM AS WELL TO COMPLY WITH ALL REQUIREMENTS.
 - F. FEDERAL, STATE, COUNTY, AND LOCAL CITY ORDINANCES AND BUILDING CODES TAKE PRECEDENCE OVER ANY PART OF THESE DRAWINGS, ANY CONFLICT, DISCREPANCY OR CHANGE MUST BE ADHERED TO THE PROJECT BEFORE AND DURING CONSTRUCTION.
 - G. ALL SUB-CONTRACTORS NEED TO DOUBLE CHECK THIS PLANS AND THE EXISTING SITE CONDITIONS FOR INCLUDE ALL IN THIS PROJECT CONSIDERING ALSO RELOCATE AND TAKE OUT TRASH TRASH IN THIS JOB.
 - H. ALL SUB-CONTRACTORS NEED TO VERIFY ALL FOR COMPLETE IN TOTAL THIS JOB.
- I. VERIFY JOINTS FOR SIDEWALKS, DRIVEWAY ETC WITH CONTRACTOR PRIOR TO CONSTRUCTION.

Notes:

This site plan only reflects proposed food trailer location respect to lot, any change can be done in site by owners/contractor if require and only reflects shown exterior measurements and dimensions as proposed site plan.

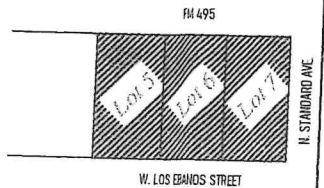
Information of the lot in this Site Plan provided by Lot Owner and/or Subdivision Plat.

Please verify with a Professional Survey before start any construction.

Subdivision Plat don't show any easement.

ARK-1 CONSTRUCTION & DESIGN
GROUP, LLC.9 S. MAIN DOWNTOWN MCALLEN
WWW.ark1constructiongroup.com

LOCATION MAP:



LOCATION:

GRANADA VILLAGE
SUBDIVISION LOT 5, 6 & 7304 WEST
LOS EBANOS STREET
SAN JUAN TEXAS 78589

CLIENT:

CAMARILLO
CONSTRUCTION LLC

DRAWN BY:

E.R.

CHECKED BY:

E.R.

PROJECT CODE:

C1-SP-0823

ELABORATION DATE:

08.29.2023

TOTAL CONSTRUCTION:

N.A.

SCALE:

1"=0'-3/32"

DELIVERED VERSION:

V-1

UPDATED VERSION:

MODIFICACIONES / CHANGES:

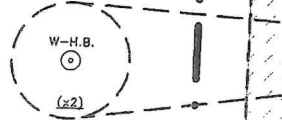
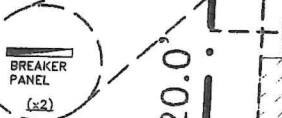
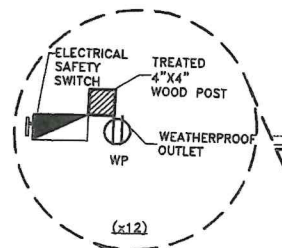
REV # DATE DESCRIPTION

THE USE OF THESE DRAWINGS IS
RESTRICTED TO THE ORIGINAL PURPOSE
FOR WHICH THEY WERE INTENDED.
REPRODUCTION WITHOUT WRITTEN
PERMISSION IS PROHIBITED.

DRAWING TITLE:

PROP. SITE PLAN

1 - 1



RECEIVED

AUG 31 2023

Planning Department

LANDSCAPE:

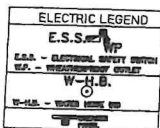
LOT AREA: (lot 5 + lot 6 + lot 7): 20,880.00 S.F.
10% LANDSCAPE REQUIRED: 2,088.00 S.F.
PROPOSED LANDSCAPE: 2,094.00 S.F.

PARKING SPACES:

BUILDING AREA: 3,194.38 S.F.
PARKING SPACES REQ.: 21.0
PARKING SPACES PROVIDED: 22.0
ACCESSIBLE PARKING: 2.0

SETBACKS:
AS PER CITY OF SAN JUAN ORDINANCES:

FRONT: 20.00'
REAR: 20.00'
SIDE: 6.00'
LOT CORNER SIDE: 10.00'



W. LOS EBANOS STREET

TRASH TYPICAL DETAILS IF APPLY

GMS WASTE DISPOSAL
DUMPSTER ENCLOSURE
SPECIFICATIONS

ENCLOSURE DIMENSIONS

12' INTERIOR SIDE HALL TO
INTERIOR SIDE HALL
12' INTERIOR OF GATE TO
INTERIOR OF REAR HALL

GATES

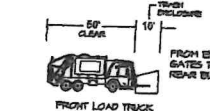
HIST SHOPS OPEN FULLY AND
CLOSED. BUILDING DUMPSTER
BOLTS MUST BE INSTALLED ON
INSIDE HALL OF EACH GATE.
ALL BOLTS MUST BE DRILLED
THROUGH TO REAR HALL.
BOLTS MUST BE DRILLED IN
PARALLEL WITH THE FULLY
CLOSED GATE AND THE FULLY
CLOSED GATE MUST BE OPENED
AT THE START OF THE BUSINESS
ON SERVICE DAYS.

OPENING AND CLOSING
OF GATES

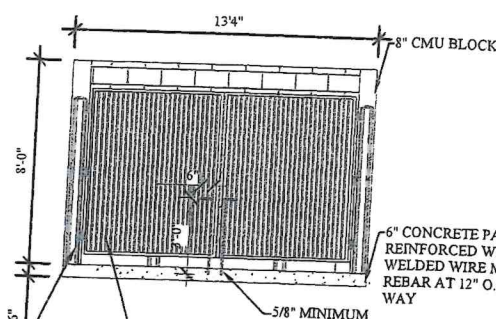
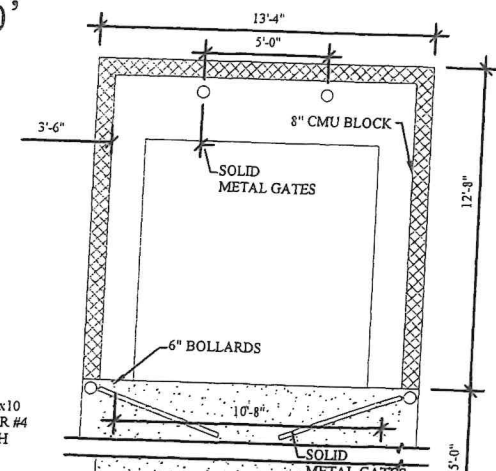
IT SHALL BE THE RESPONSIBILITY
OF THE CUSTOMER TO OPEN AND
CLOSE THE GATES ON SERVICE
DAYS. IT IS RECOMMENDED
THAT THE GATES BE OPENED AT
THE START OF THE BUSINESS ON
SERVICE DAYS.

SPACE REQUIREMENTS FOR AREA
TO BE UTILIZED BY TRUCK

FRONT LOAD TRUCK: SINCE A FRONT LOAD
TRUCK IS SIGNIFICANTLY LARGER THAN A SIDE
LOAD TRUCK, THE SPACE REQUIREMENTS ARE
GREATER. A FRONT LOAD TRUCK SERVICES THE
DUMPSTER WHILE PARKED PERPENDICULAR TO THE
ENCLOSURE AND THE TRUCKS FRONT BUMPER
RESTING AGAINST FACE OF DUMPSTER. THE AREA
DESCRIBED BELOW MUST BE CLEAR AND
UNIMPEDED FOR A TRUCK SERVING SAID
DUMPSTER.



5' CLEAR
10' CLEAR
FROM ENCLOSURE
GATES TO TRUCKS
REAR BUMPER, 30'

1 DUMPSTER ELEVATION PLAN
SCALE: N.T.S.2 DUMPSTER FLOOR PLAN
SCALE: N.T.S.

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Hold a Public Hearing for a Conditional Use Permit to Allow a Drive-Thru Business and the Sale of Alcoholic Beverages (BG - Wine and Malt Beverage Retailer's On-Premise Permit) and Off-Premise Consumption at "Piporro Taqueria Jalisco" Located at 1208 N. Raul Longoria Road Suite J, Legally Described as Lot 1, Gutierrez-Duncan Subdivision, as Requested by L&L Taquerias, LLC. [Daniel Tijerina, Director of Planning]

STAFF COMMENTS AND RECOMMENDATIONS:

The conditional use permit is to operate a taqueria with a drive-thru window and the sale of alcoholic beverages for on-premise and off-premise consumption at the commercial plaza located north of the San Juan Post Office. The commercial plaza is proposed to have ten (10) suites. Each suite is 1,217 square feet and has 81 common parking spaces. The property has one entrance along Raul Longoria Road.

The operation hours are the following:

Monday to Wednesday from 11:00 a.m. through 10:30 p.m.

Thursdays from 11:00 a.m. through 11:00 p.m.

Friday and Saturday from 11:00 a.m. through midnight

Sunday from 11:00 a.m. through 10:30 p.m.

Staff mailed a notice of the public hearing before the Planning and Zoning Commission to fifteen (15) property owners within a two hundred (200) foot radius and received no comments in favor or against the request. Notice of this public hearing was published in The Advance on October 18, 2023.

RECOMMENDATION:

Staff recommends approval of the conditional use permit subject to conditions listed in the staff's report.

PREPARED BY:

Daniel Tijerina,
Planning Director

APPROVED BY:

Benjamin Arjona, City
Manager

STAFF REPORT
GENERAL INFORMATION

APPLICATION:	Conditional Use Permit to allow a Drive-Thru Business and the Sale of Alcoholic Beverages (<i>BG – Wine and Malt Beverages Retail's for On-Premise Permit</i>) for Off-Premise Consumption at “Piporro Taqueria Jalisco”.
APPLICANT:	L&L Taquerias, LLC.
AGENT:	N/A
LEGAL:	Lot 1, Gutierrez-Duncan Subdivision
LOCATION:	1208 N. Raul Longoria Road, Suite J The property is located approximately 130 feet North of Amy Drive, along the West side of Raul Longoria Road.
LOT SIZE:	281.87 feet by 222.41 feet (62,382 square feet)
CURRENT USE OF PROPERTY:	Commercial Plaza
EXISTING LAND USE/ ADJACENT ZONING:	<i>North</i> – Residential; Single-Family Residence District (R-S) <i>South</i> – Commercial; General Business District (C-2) <i>East</i> – Commercial; General Business District (C-2) <i>West</i> – Residential; Multi-Family Residence District (R-MF)
ACCESS AND CIRCULATION:	The properties have access along Raul Longoria Road.
PUBLIC SERVICES:	Water and sewer services are provided by the City of San Juan.
RECOMMENDATION:	Staff recommends approval of the conditional use permit subject to conditions listed in the staff's report.

EVALUATION AND CONDITIONS FOR APPROVAL

The conditional use permit is to operate a taqueria with a drive-thru window and the sale of alcoholic beverages for on-premise and off-premise consumption at the commercial plaza located North of the San Juan Post Office. The commercial plaza is proposing to have ten (10) suites. Each suite is 1,217 square feet and has 81 common parking spaces. The property has one entrance along Raul Longoria Road.

The operation hours are the following:

Monday thru Wednesday from 11:00 a.m. through 10:30 p.m.

Thursdays from 11:00 a.m. through 11:00 p.m.

Friday and Saturday from 11:00 a.m. through midnight

Sunday from 11:00 a.m. through 10:30 p.m.

The following are the list of requirements:

1. The property line of the lot of any business, especially those having late hours (after 10:00 p.m.) must be a minimum of three hundred (300) feet from the nearest residence, church, school or publicly-owned property or must provide sufficient buffering and sound insulation of the building such that the business is not visible and cannot be heard from the residential areas, and must be designed to prevent disruption of the character of adjacent residential areas.
2. The business must be as close as possible to a major arterial, and shall not allow the traffic it generates onto residential streets, or allow it to exit into and disrupt residential areas;
3. The business must provide parking in accordance with the City’s off-street parking regulations and make provisions to prevent use of adjacent streets for parking, especially those in adjacent residential areas, by providing additional on-site parking.
4. The business must do everything possible to prevent the unauthorized parking of its patrons on adjacent businesses or residential properties including, when necessary, the installation of fences and hedges, and the reorientation of entrances. The loading and unloading of equipment to be on premises only.
5. The business should do everything possible and be designed to discourage criminal activities and vandalism, both on site and on adjacent properties. Provision of sufficient lighting and perimeter fencing, elimination of dark areas, and the orientation of the building such that it provides maximum visibility of as much as possible of the site from a public street;
6. The business must make provisions to keep litter to a minimum, and to keep it from blowing onto adjacent streets and properties;
7. The business shall restrict the number of persons within the building to the number determined for occupancy levels by the Fire Department.

**CONDITIONAL USE PERMIT
“PIPORRO TAQUERIA JALISCO”
NOVEMBER 14, 2023**

PAGE 3

8. The business must comply with the city’s noise ordinance.
9. The business must comply with the City’s Security Cameras Ordinance.
10. Owner agrees to pay an annual fee to the City of San Juan to maintain the Health, Occupational License and Conditional Use Permit thru the City.
11. There shall be no smoking inside the premises at any time.

Staff mailed a notice of the public hearing before the Planning and Zoning Commission to fifteen (15) property owners within a two hundred (200) foot radius and received no comments in favor or against the request. Notice of this public hearing was published in The Advance on October 18, 2023.

ATTACHMENTS:

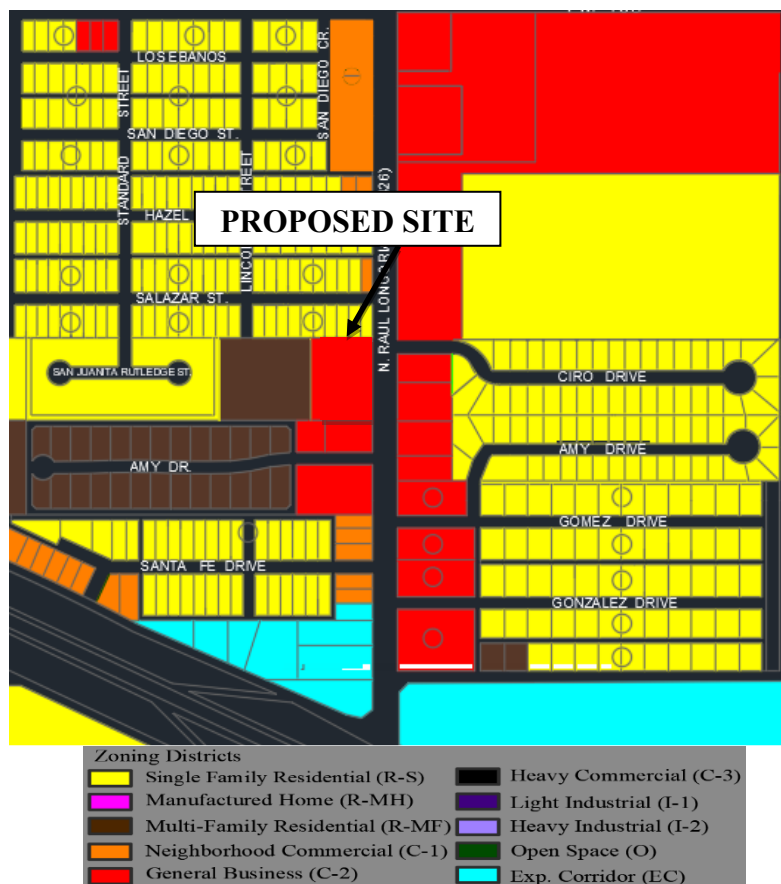
Location Map
Aerial Photo
Zoning Map
Site Plan
Floor Plan
List of neighboring property owners receiving notice
Ordinance



Proposed Location



Location Map



Zoning Map



ORDINANCE NO.

AN ORDINANCE GRANTING A CONDITIONAL USE PERMIT TO ALLOW A DRIVE-THRU BUSINESS AND THE SALE OF ALCOHOLIC BEVERAGES (BG-WINE AND MALT BEVERAGES RETAILER'S PERMIT) FOR OFF-PREMISE CONSUMPTION AT "PIPORRO TAQUERIA JALISCO" LOCATED AT 1208 N. RAUL LONGORIA ROAD SUITE J, LEGALLY DESCRIBED AS LOT 1, GUTIERREZ-DUNCAN SUBDIVISION, AS PROVIDED IN ARTICLE IV, OF THE ZONING ORDINANCE, CITY OF SAN JUAN, HIDALGO COUNTY, TEXAS, PROVIDING FOR PUBLICATION AND AN EFFECTIVE DATE; PROVIDING FOR A CODE DISPOSITION.

WHEREAS, L&L Taquerias, LLC. has applied for a Conditional Use Permit under Article IV; of the Zoning Ordinance of the City of San Juan for to allow a Drive-Thru Business and the Sale of Alcoholic Beverages (wine and beer) for Off-Premise Consumption at "Piporro Taqueria Jalisco" at 1208 N. Raul Longoria Road, Suite J.

WHEREAS, this type of activity is prohibited by said Zoning Ordinance unless a Conditional Use Permit is granted; and,

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF SAN JUAN, TEXAS, AS FOLLOWS:

SECTION I. That a Conditional Use Permit under Article IV of the Zoning Ordinance of the City of San Juan, Texas, be granted to L&L Taquerias, LLC. has applied for a Conditional Use Permit to operate a Drive-Thru Business and the Sale of Alcoholic Beverages for Off-Premise Consumption at "Piporro Taqueria Jalisco" located at 1208 N. Raul Longoria Road, Suite J, subject to the following conditions:

1. The property line of the lot of any business, especially those having late hours (after 10:00 p.m.) must be a minimum of three hundred (300) feet from the nearest residence, church, school or publicly-owned property or must provide sufficient buffering and sound insulation of the building such that the business is not visible and cannot be heard from the residential areas, and must be designed to prevent disruption of the character of adjacent residential areas.
2. The business must be as close as possible to a major arterial, and shall not allow the traffic it generates onto residential streets, or allow it to exit into and disrupt residential areas;
3. The business must provide parking in accordance with the City's off-street parking regulations and make provisions to prevent use of adjacent streets for parking, especially those in adjacent residential areas, by providing additional on-site parking.
4. The business must do everything possible to prevent the unauthorized parking of its patrons on adjacent businesses or residential properties including, when necessary, the installation of fences and hedges, and the reorientation of entrances. The loading and unloading of equipment to be on premises only.

5. The business should do everything possible and be designed to discourage criminal activities and vandalism, both on site and on adjacent properties. Provision of sufficient lighting and perimeter fencing, elimination of dark areas, and the orientation of the building such that it provides maximum visibility of as much as possible of the site form a public street;
6. The business must make provisions to keep litter to a minimum, and to keep it from blowing onto adjacent streets and properties;
7. The business shall restrict the number of persons within the building to the number determined for occupancy levels by the Fire Department.
8. The business must comply with the city's noise ordinance.
9. The business must comply with the City's Security Cameras Ordinance.
10. Owner agrees to pay an annual fee to the City of San Juan to maintain the Health, Occupational License and Conditional Use Permit thru the City.
11. There shall be no smoking inside the premises at any time.

SECTION II. PUBLICATION AND EFFECTIVE DATE CLAUSE. This Ordinance shall be published in the official newspaper of the City of San Juan, Texas, as provided by law, and shall be and remain in full force and effect from the after said date of publication.

PASSED and APPROVED on first reading on the 14th day of November, 2023.

PASSED and APPROVED on second and final reading on the ____ day of _____, 2023.

CITY OF SAN JUAN

MARIO GARZA, MAYOR

ATTEST:
Palacios, Garza & Thompson, P.C.

APPROVED BY:

BRENDA ESCALANTE
CITY SECRETARY

CITY ATTORNEY



NARRATIVE OF PROPOSAL:

Piporro Taqueria brinda el servicio de Tacos y Antonijitos Mexicanos, ahora nuestro proposito es poder vender Cerveza, Micheladas y Clamatos para consumo adentro de la taqueria como para llevar (drive thru) y asi poder brindar un servicio mas completo a nuestros clientes..



DAYS AND HOURS OF OPERATION:

PIPORRO TAQUERIA JALISCO ESTA ABIERTO

DE LUNES A MIERCOLES: 11:00 AM – 10:30 PM

JUEVES: 11:00 AM – 11:00 PM

VIERNES Y SABADOS: 11:00 AM – 12:00 AM

DOMINGOS: 11:00 AM – 10:00 PM

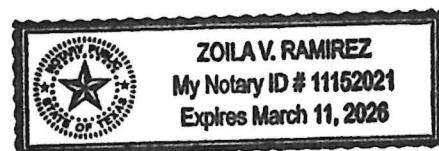
Jose L. Cantu Jr, L L L L
Owner

10/16/2023
Date

State of Texas
County of Hidalgo

Sworn to and subscribed before me on
the 16 day of October, 2023

Notary Public's Signature
My Commission Expires 03/11/2026



Rezoning Request for Single- Family Residence District (R-S) to a Multi-Family Residence District (R-MF) of 21.55-acre tract of land out of Lot 12, Stewart Additions to the Conway Gardens Subdivision, located at the Southeast corner of Hall Acres Road and Stewart Road, as Requested by Esponjas, Development, LTD.

ESPONJAS DEVELOPMENT, LTD.
2912 S. JACKSON ROAD
MCALLEN, TX 78503

KARLA LARISSA REYES
JHAIR DE JESUS RIVERA
1025 E. PINE RIDGE AVE.
PHARR, TX 78577

RIO FRESH INC
PO BOX 1619
SAN JUAN, TX 78589

JHAIR DE JESUS RIVEA
KARLA LARISSA REYES
2401 S. MCOLL. APT#1144
MCALLEN, TX 78503

SAL RODRIGUEZ
1302 MEDCAP DR
PHARR, TX 78577

EL PILOTO ENTERPRISES LLC
17503 LA CANTERA PKWY
STE. 104
SAN ANTONIO, TX 78257

JOSEFINA & ROSENDO
GUZMAN
2902 S. STEWART RD
SAN JUAN, TX 78589

SUMMER HEIGHTS HOME
OWNERS ASSOCIATION INC.
2800 SUMMER HEIGHTS DR.
SAN JUAN, TX 78589

NORMA & DAMASO
NAVARRO
2718 S. STEWART RD.
SAN JUAN, TX 78589

JOSEPH & SARAI GARCIA
101 E. FERN APT# B11
MCALLEN, TX 78501

ANA & VICTOR ORTIZ
730 ELAIAH ST.
SAN JUAN, TX 78589

VICTORIA N. PALOMINO
EDWART MARTINEZ
734 PAULI AVE.
ALAMO, TX 78516

STEVEN FUENTES
SABRINA RODRIGUEZ
2906 SUMMER VILLAGE CIR.
SAN JUAN, TX 78589

JAVIER DE LA ROSA JR.
RENEE CATHERINE CALIFA
2904 SUMMER VILLAGE CIR.
SAN JUAN, TX 78589

NATALIE ITZEL ZAZUETA
2902 SUMMER VILLAGE CIR.
SAN JUAN, TX 78589

UNDERGROUND UTILITIES

ALL UTILITIES SHALL BE INSTALLED UNDERGROUND ON THE SITE. SEE CIVIL AND MECHANICAL ENGINEER'S DRAWINGS FOR ALL SPECIFICATIONS AND DETAILS.

EXISTING PAVEMENT NOTE

GENERAL CONTRACTOR TO INSPECT AND VERIFY ALL EXISTING SITE CONDITIONS - CONTRACTOR TO TAKE MEASURES TO PROTECT ALL ITEMS THAT ARE TO REMAIN THROUGHOUT THE CONSTRUCTION PROCESS - ANYTHING DAMAGED OR IN POOR CONDITION TO BE REPAIRED, LOGGED AND ADDED TO RATCH - REPAIR, OR REPLACE ADJACENT EXISTING ROADWAY PAVEMENT, CURBS, STRIPING, DITCH BASINS AND ROAD SLOPES THAT ARE SCHEDULED TO REMAIN - INSTALL AS PER COUNTY CODES AND THE UG.

LEGAL DESCRIPTION

A TRACT OF LAND CONTAINING 4.03 ACRES OF LAND, MORE OR LESS, SITUATED IN HIDALGO COUNTY, TEXAS, BEING PART OR PORTION OF LOT 25, BLOCK 6, JOHNS C. COHEN ET AL SUBDIVISION OF PONDONES 11 AND 12, HIDALGO COUNTY, TEXAS, MAP REFERENCE VOLUME 8, PAGE 4, MAP RECORDS HIDALGO COUNTY, TEXAS, SAID 4.03 ACRES OF LAND BEING PART OF PORTION OF THAT TRACT OF LAND DECEDED TO ARTEMIO C. MARTINEZ, RECORDED IN VOL. 1266 PAGE 237, DEED RECORDS HIDALGO COUNTY, TEXAS.

COMMERCIAL PARKING TABULATION

PER PLANNING DEPARTMENT, COUNTY OF HIDALGO, TEXAS

REQUIREMENTS
COMMERCIAL DEVELOPMENT: FOUR (4) SPACES FOR UP TO FOUR HUNDRED (400) SQUARE FEET OF FLOOR AREA, PLUS ONE SPACE FOR EACH ADDITIONAL FOUR HUNDRED (400) SQUARE FEET OF AREA UP TO FIVE THOUSAND (5,000) SQUARE FEET
RESTAURANT: ONE (1) SPACE FOR EACH ONE HUNDRED (100) SQUARE FEET OF FLOOR AREA OR ONE SPACE FOR EACH FOUR (4) SEATS, WHICHEVER IS GREATER

PROPOSED DEVELOPMENT
COMMERCIAL: 2,775 SF
2,775 SF - 400 SF (4 SPACES) = 2,375 SF
2,375 SF - 400 SF (2 SPACES) = 1,975 SF
27 COMMERCIAL SPACES REQUIRED
RESTAURANT: 4,500 SF
4,500 SF - 100 SF (1 SPACE) = 4,400 SF
73 PARKING SPACES REQUIRED
TOTAL: 27 + 46 = 73
73 PARKING SPACES PROPOSED

PAVING AND UTILITIES

SEE CIVIL ENGINEER'S DRAWINGS FOR ALL ASPHALT AND CONCRETE PAVING ELEVATIONS, CONCRETE CURBS, ROADWAY CURBS, RADIUS, ROADWAY AND MANHOLE SPACING, UNDERGROUND UTILITIES LOCATIONS, DRAINAGE DITCH BASINS, CONCRETE FUMES, DRAINAGE CALCULATIONS AND ALL ASSOCIATED ENGINEERING DETAILS AND NOTES.

SIGN NOTE

NON-ADJACENT POLE SIGN, DIRECTIONAL SIGN, WALL MOUNTED IDENTIFICATION SIGN, AND ALL OTHER SIGNS IN THE PROJECT ARE TO BE LOCATED AS INDICATED BY OTHERS' SELECTION BY OWNER, SHOW CONSTRUCTION AND APPEARANCE TO ADHERE TO ALL CODES AND ORDINANCES OF CITY OF SAN JUAN, TEXAS, AND ALL APPLICABLE SECTIONS AND AMENDMENTS OF THE INTERNATIONAL BUILDING CODE - ALL SIGNS INSTALLED IN THIS PROJECT REQUIRE A SEPARATE PERMIT FROM THE CITY OF SAN JUAN BUILDING DEPARTMENT.

DUNCAN
ARCHITECTS

**SAN JUAN RETAIL
STRIP CENTER**
1210 N RAUL LONGORIA ROAD
SAN JUAN, TX 78589

OWNER
GUTIERREZ DUNCAN LLC
1711 E GRIFFIN PKWY, STE B
MISSION, TX 78573
956-510661

ARCHITECT
DUNCAN ARCHITECTS LLC
1711 E GRIFFIN PKWY, STE B
MISSION, TX 78573
956-510661

CIVIL ENGINEER
JAVIER HINOJOSA - ENGINEERING
475 E DOVE AVE
MCALLEN, TX 78504
361-468-1512

STRUCTURAL ENGINEER
CHEN ENGINEERING LLC
400 MCALLEN STE H2
MCALLEN, TX 78504
361-468-1512

REV.	DESCRIPTION	DATE
A	CONSTRUCTION DOCUMENTS	6/12/22

KEY PLAN

STAMP



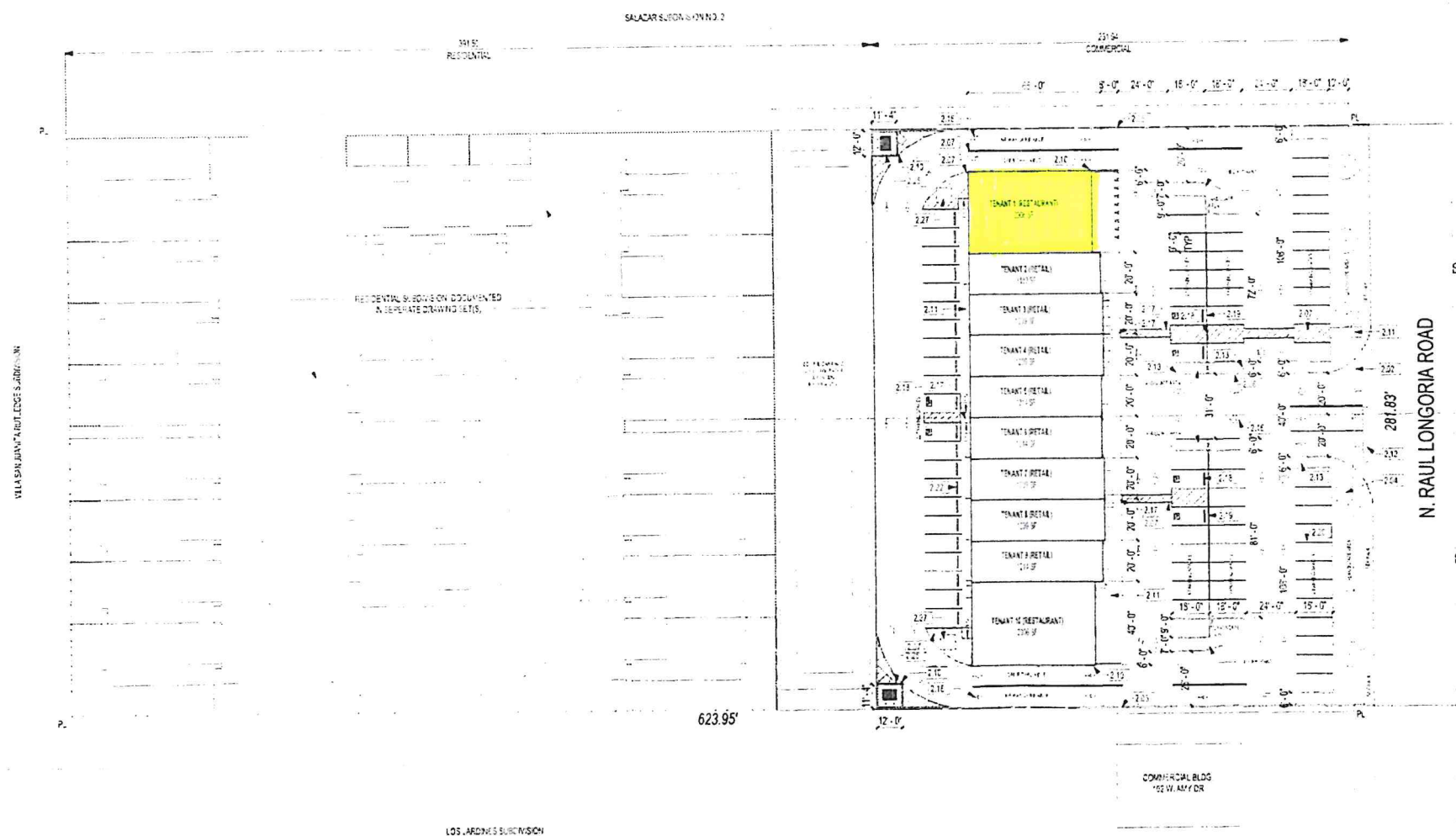
SCALE: As indicated
DRAWN BY: DUNCAN ARCHITECTS
DATE: 4/26/22

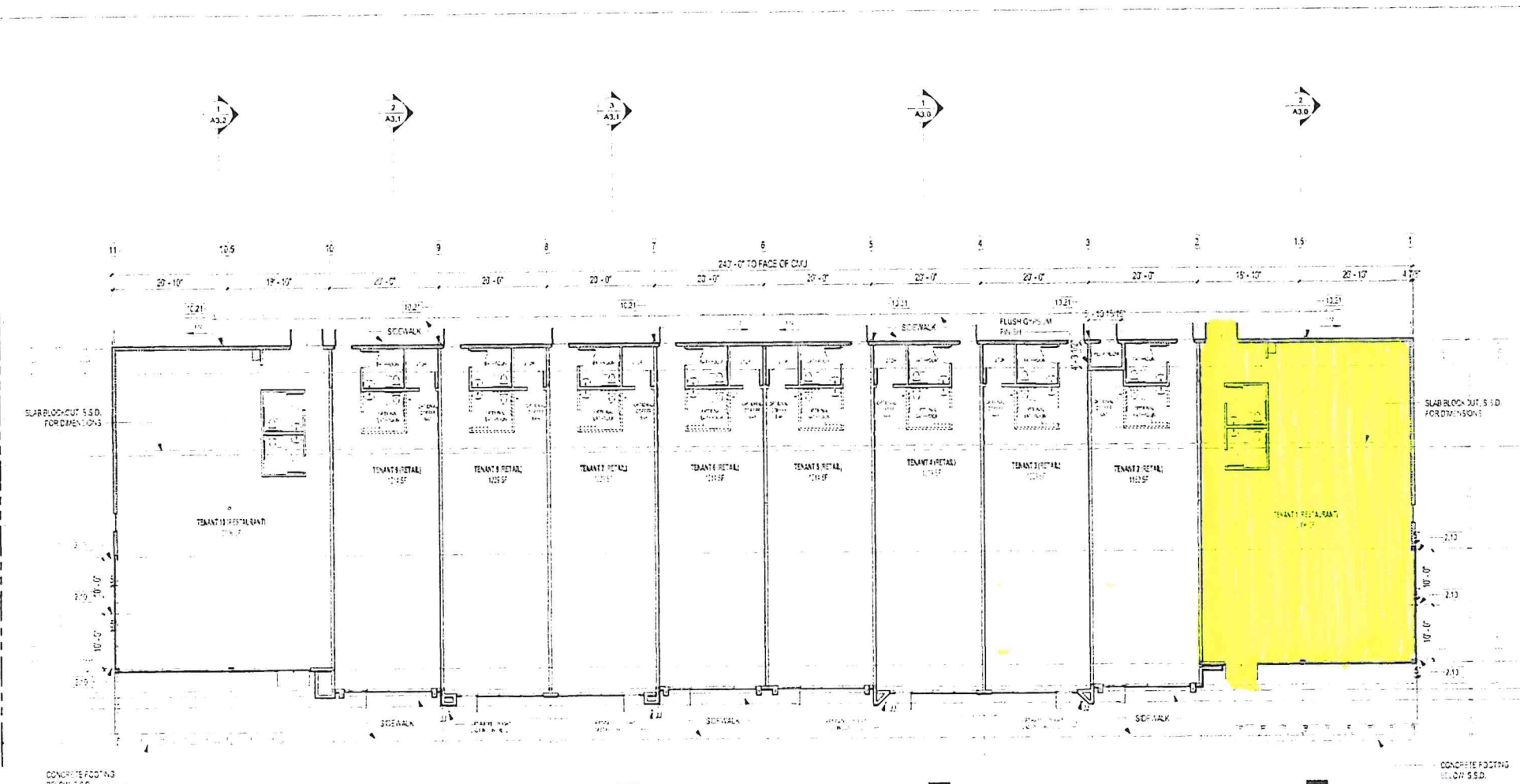
SITE PLAN

THIS DOCUMENT IS BEING APPROVED BY THE CITY OF SAN JUAN, TEXAS, THE DOCUMENT IS INTENDED FOR PERMITTING AND CONSTRUCTION ONLY. IT IS NOT TO BE USED FOR ANY OTHER PURPOSES WITHOUT THE WRITTEN APPROVAL OF THE ARCHITECT.

G2.0

SITE PLAN
1
1" = 32'-0"





GENERAL NOTE: INTERIOR PARTITIONS, INTERIOR DOORS, AND PLUMBING FIXTURES SHOWN FOR PERMITTING PURPOSES ONLY AND ARE NOT TO BE CONSTRUCTED FROM THIS DRAWING SET. ALL INTERIOR ELEMENTS TO BE SUBMITTED UNDER SEPERATE FUTURE PERMIT.

FLOOR PLAN 1
21'0" x 140'

DUNCAN
ARCHITECTS
SAN JUAN RETAIL STRIP CENTER
1210 N RAUL LONGORIA ROAD
SAN JUAN, TX 78589

OWNER
GUTERREZ-DUNCAN LLC
1714 E GRIFFIN PKWY, STE B
MISSION, TX 78571
361-5549471

ARCHITECT
DUNCAN ARCHITECTS LLC
1714 E GRIFFIN PKWY, STE B
MISSION, TX 78571
361-5549471

CIVIL ENGINEER
JAVIER F. NOGUEIRA ENGINEERING
4166 DOVE AVE
MCALLEN, TX 78504
361-6641561

STRUCTURAL ENGINEER
CHANN ENGINEERING, L.L.C.
400 NOLANA STE H2
MCALLEN, TX 78504
361-6641561

REV.	DESCRIPTION	DATE
A	CONSTRUCTION DOCUMENTS	4/23/2022

FILE PLAN

5'4"VP



SCALE: 3/32" = 1'-0"
DRAWN BY: DUNCAN ARCHITECTS
DATE: 4/20/22

FLOOR PLAN

THIS DOCUMENT IS PENDING APPROVAL FROM THE CITY OF SAN JUAN. IF APPROVED, THE GOVERNMENT IS NOT PROVIDING THIS DOCUMENT FOR CONSTRUCTION AND IS NOT FOR ANY OTHER PURPOSES. APPROVAL IS REQUIRED FOR ANY CHANGES TO THE CONSTRUCTION.

A1.1

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Consider Removal and Appointment of One (1) Board Member to the San Juan Noche de Paz Pageant Board. [Brenda Escalante, City Secretary]

STAFF COMMENTS AND RECOMMENDATIONS:

The San Juan Noche de Paz Pageant Board was given five (5) new members during the City Commission meeting on May 31, 2023. The staff is currently recommending the removal of a board member, Sarahi Cantu, and the appointment of one (1) new member.

RECOMMENDATION:

Approved as recommended by the City Commission.

PREPARED BY:

Brenda Escalante,
City Secretary

APPROVED BY:

Benjamin Arjona, City
Manager

San Juan Noche De Paz Pageant Board

#	NAME	POSITION	EMPLOYMENT/ BUSINESS	INITIAL TERM	DATE TERM EXPIRES	MOBILE NUMBER	EMAIL ADDRESS	ADDRESS
1	Veronica "Ronnie" Rodriguez	President	PSJA ISD	5/31/2023		(956) 336-5936	ronnierodz10@yahoo.com	1417 Rio Grande Street San Juan, Texas 78589
2	Karina Duran	Vice-President	PSJA ISD	5/31/2023		(956) 240-6986	Karina.a.duran@utexas.edu	715 W. 8th Street San Juan, Texas 78589
3	Jessica Garcia	Treasurer	PSJA ISD	5/31/2023		(956) 451-5617	jessi9grc@gmail.com	904 E. 14th Street San Juan, Texas 78589
4	Sarahi Cantu			5/31/2023		(956) 802-7029		
5	Maribel Martinez			6/27/2023		(956) 457-6070		

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Consideration and Action to Approve the Urban County Preliminary Workplan for Fiscal Year 37 (2024). [Daniel Tijerina, Director of Planning]

STAFF COMMENTS AND RECOMMENDATIONS:

Enclosed please find a Preliminary Workplan for the Hidalgo County Urban County Program for Fiscal Year 37 (2024) for Street Improvements and Health Services in the amount of \$294,597.00.

General Administration funds shall be used for CDBG expenses including advertisements, postings and coordinating project activities in the amount of \$3,000.00.

Street Improvements covers materials and engineering/ geographical expenses for the repaving of Gardenia Drive at Bar No. 4 Subdivision, in the amount of \$308,550.00.

Health Services for Nuestra Clinica del Valle, which covers all medical, dental and support services, pharmacy, radiology and laboratory for the low income and unsecured residents in San Juan, in the amount of \$7,000.00.

RECOMMENDATION:

Staff recommends approval of the Preliminary Workplan for the Urban County.

PREPARED BY:

Daniel Tijerina,
Planning Director

APPROVED BY:

Benjamin Arjona, City
Manager

AVAILABLE FUNDS: \$ 294,597.00

MATRIX	PROJECT NAME	ESTIMATED
CODE	BRIEF DISCRPTION (INCLUDE AGENCY NAME)	AMOUNT
21A	General Administration	\$ 3,000.00
03K	Street Improvements	\$ 284,597.00
05M	HEALTH SERVICES - Nuestra Clinica Del Valle	\$ 7,000.00
		\$ -
	TOTAL:	\$ 294,597.00

WORKPLAN PROJECT SHEET

Project Name: General Program Adminstration

Proposed Budget: \$3,000.00

Matrix Code: LMA

National Objective: 21A

(Check One)

X

Benefits Low/Moderate Income

Prevention/Elimination of Slum & Blight

Meets an Urgent Need

Project Description:

Funds shall be used for expenses related to compliance with CDBG requirements including but not limited to advertisements, postings and coordinating eligible projects.

Project Location: 512 S. Nebraska Avenue, San Juan, TX 78589

SECTION II

Primary Purpose: (Check One)

Help the Homeless

Helps Persons with HIV/AIDS

Help persons with Disabilities

Address Public Housing Needs

X

Not Applicable

Priority Need Category: (Check One)

Rental Housing

Public Facility

Owner Occupied Housing

Infrastructure

Economic Development

Public Service

Planning/Administration

Other

If Public Services: (Number of Beneficiaries)

Youth

N/A

People (General)

Elderly

If Housing- No. of Units:

If Facilities No. of Facilities:

SECTION III

Specific Objectives: (Check all that apply)

_____	Improved access to affordable owner housing for minorities
_____	Increase number of homeless persons moving into permanent housing
_____	End chronic homelessness
X	Improve the services to low/mod income persons
_____	Improve quality/increase quantity of neighborhood facility for low-income persons
_____	Improve quality/increase quantity of public improvements for low-income persons
_____	Remediate and re-develop brownfields
_____	Improve economic opportunities for low income persons

Proposed Outcome:

Funds shall be used for expenses related to compliance with CDBG requirements including but not limited to advertisements, postings and coordinating project activities and related eligible activities.

Will CDBG funds be leveraged?

_____ **Yes** _____ **X** _____ **No**

If yes... List all funding sources and amounts

1	Amount: _____
2	Amount: _____
3	Amount: _____
4	Amount: _____

SECTION IV (MUST INCLUDE WITH WORKPLAN)

Infrastructure Projects

_____ City Map
 _____ Flood Zone Map
 _____ Project Site Photos

Public Service (Sub-recipients)

_____ Sub Recipient Agency Letter
 _____ Beneficiary Count
 _____ List of Minor Equip./Supplies

SECTION V CERTIFICATION OF COMPLETION

DOES THE PROPOSED PROJECT MEET A NATIONAL OBJECTIVE?

_____ **X** _____ **YES** _____ **NO**

COMPLETED BY: Benjamin Arjona

TITLE: City Manager

City of San Juan
WORKPLAN PROJECT SHEET
FY 37 (2024)

Project Name: Street Improvements

Proposed Budget: \$284,597.00

National Objective: LMA

Matrix Code: 21A

(Check One)

X

Benefits low/moderate income

Prevention/elimination of slum & blight

Meets an urgent need

Project Description: Project consists of street paving (overlay) within the City of San Juan to include but not limited to the adjacent/abutting streets within the same general vicinity and related appurtenances. Other expenditures include professional engineering service fees, geo-technical and construction material testing fees, etc.

Project Location: Gardenia Drive (from San Martin Street to Eldora Road)

SECTION II

Primary Purpose: (Check One)

<u>Help the homeless</u>	<u>Helps Persons with HIV/AIDS</u>
<u>Help persons with disabilities</u>	<u>Address public housing needs</u>
<u>X Not applicable</u>	

Priority Need Category: (Check One)

<u>Rental Housing</u>	<u>Public facility</u>
<u>Owner Occupied Housing</u>	<u>X Infrastructure</u>
<u>Economic Development</u>	<u>Public Service</u>
<u>Plannign/Adminstration</u>	<u>Other</u>

If Public Services: (Number of Beneficiaries)

<u>Youth</u>	<u>1380</u>	<u>People (General)</u>
<u>Elderly</u>		

SECTION III

Specific Objectives: (Check all that apply)

☐	Improved access to affordable owner housing for minorities
☐	Increase number of homeless persons moving into permanent housing
☐	End chronic homelessness
☒	Improve the services to low/mod income persons
☐	Improve quality/increase quantity of neighborhood facility for low-income persons
☐	Improve quality/increase quantity of public improvements for low-income persons
☐	Remediate and re-develop brownfields
☐	Improve economic opportunities for low income persons

Proposed Outcome: Project will provide much needed street improvements for better transportation travel for the residents, school buses and emergency vehicles throughout the City of San Juan.

Will CDBG funds be leveraged?

☒	Yes	☐	No
If yes... list all funding sources and amounts			
1		Amount:	
2		Amount:	
3		Amount:	
4		Amount:	

SECTION IV JUST INCLUDE WITH WORKPLAN

Infrastructure Projects		Public Service (Sub-recipients)	
☒	City map	☐	Sub recipient agency letter
☒	Flood Zone map	☐	Beneficiary count
☒	Project site photos	☐	List of minor equip./supplies

SECTION V CERTIFICATION OF COMPLETION

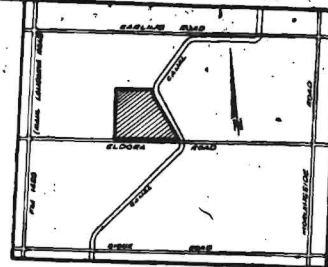
DOES THE PROPOSED PROJECT MEET A NATIONAL OBJECTIVE?

☒	YES	☐	NO
COMPLETED BY: <u>Benjamin Arjona</u>		TITLE: <u>City Manager</u>	

PROJECT LOCATION

IE - IRRIGATION EASEMENT
UE - UTILITY EASEMENT
DE - DRAINAGE EASEMENT

MINIMUM FINISHED FLOOR ELEVATIONS
LOT 1 thru 23 - Elev. 100.00
LOT 24 thru 25 - Elev. 100.75
LOT 26 thru 28 - Elev. 101.00
LOT 29 thru 30 - Elev. 101.25



LOCATION MAP

75253

FILED

RECORDED

Recorded in Book 24 Page 34B
County, Texas
Melden and Hunt, Inc.
County Surveyors

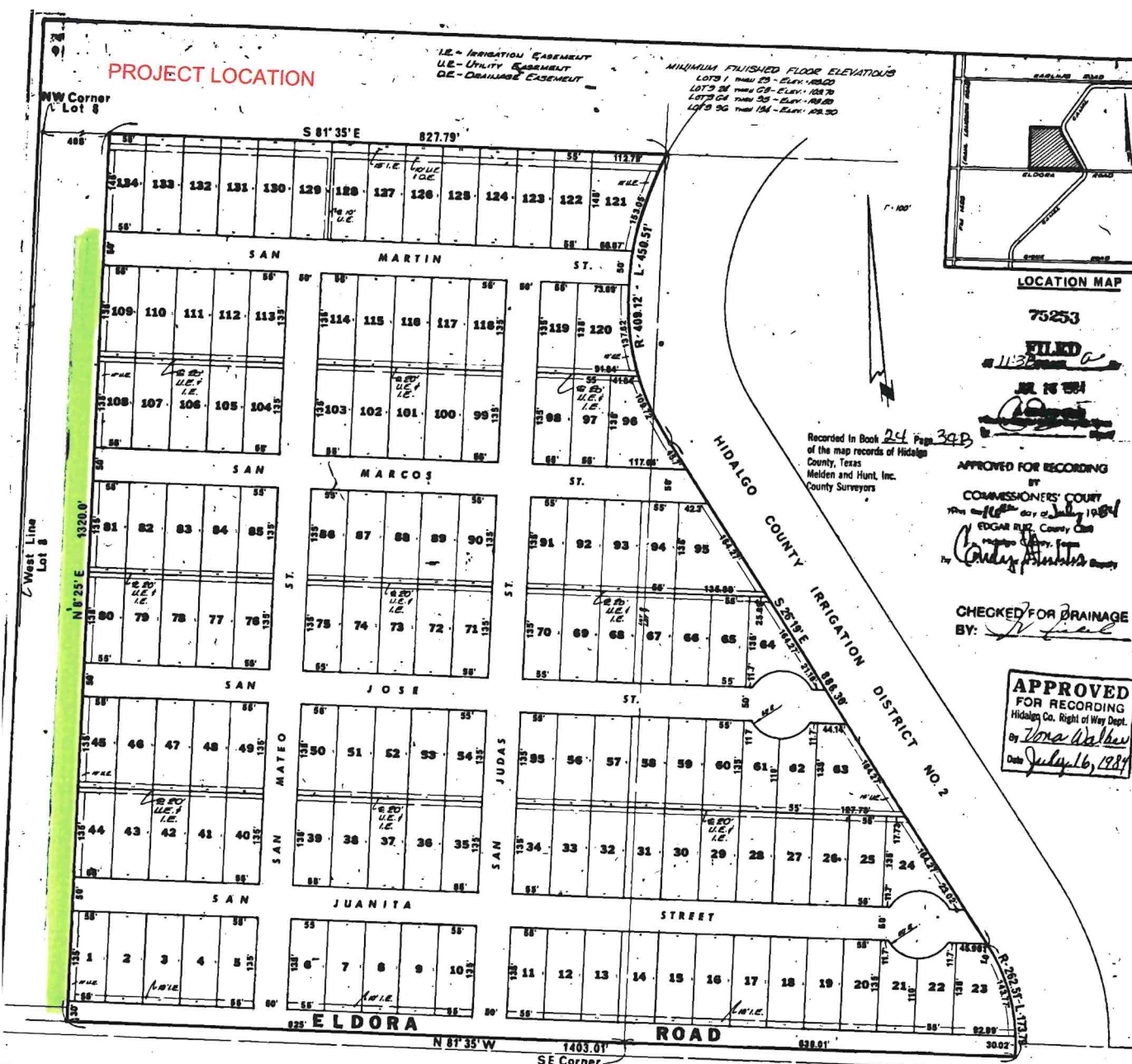
APPROVED FOR RECORDING

BY COMMISSIONER'S COURT

July 16, 1984
EDGAR RUIZ, County Clerk
By: *Carly Ann Smith*

CHECKED FOR DRAINAGE
BY: *N. J. J.*

APPROVED
FOR RECORDING
Hidalgo Co. Right of Way Dept.
By: *Jose Walker*
Date: *July 16, 1984*



I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF SAN JUAN, TEXAS, HEREBY CERTIFY THAT THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY, WHEREIN MY APPROVAL IS REQUIRED.

5-29-84 *Joe Jara*
DATE CHAIRMAN PLANNING COMMISSION

**BAR SUBDIVISION
UNIT NO. 4**
HIDALGO COUNTY, TEXAS

BEING A RESUBDIVISION OF THE EAST 28.00 ACRES OF LOT 8 AND 6.1 ACRES OUT OF LOT 7, BLOCK 43, ALAMO LAND AND SUGAR COMPANY SUBDIVISION, HIDALGO COUNTY, TEXAS

I, THE UNDERSIGNED, MAYOR OF THE CITY OF SAN JUAN, TEXAS, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY, WHEREIN MY APPROVAL IS REQUIRED.

5/31/84 *Art Robison*
DATE MAYOR, CITY OF SAN JUAN

I, THE UNDERSIGNED, OWNER OF THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS "BAR SUBDIVISION UNIT NO. 4", HIDALGO COUNTY, TEXAS, AND WHOSE NAME IS SUBSCRIBED HERETO, HEREBY DEDICATE TO THE USE OF THE PUBLIC ALL STREETS, ALLEYS, WATER COURSES, DRAIN, EASEMENTS, AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE OF CONSIDERATION THEREIN EXPRESSED.

4/24/84 *V. Keller*
DATE OWNER

I, THE UNDERSIGNED, A REGISTERED ENGINEER AND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE AND PREPARED FROM AN ACTUAL SURVEY ON THE GROUND AND FURTHER CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT.

Richard P. Schuler
REG. PROFESSIONAL ENGINEER #24108
REG. PUBLIC SURVEYOR #2909

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED KNOWN TO ME TO BE THE PERSON WHOSE NAME IS IN EXECUTING THE SAME FOR THE PURPOSE AND CONSIDERATION THEREIN STATED, AND HE/SH/IT, UNDER MY HAND AND SEAL OF OFFICE, THIS 24th DAY OF April, 1984.

Linda S. Ramirez
NOTARY PUBLIC IN AND FOR
HIDALGO COUNTY, TEXAS

HIDALGO COUNTY IRRIGATION DISTRICT NO. 2, SUBJECT TO THE CONDITION THAT THE SUBDIVIDER WILL PROVIDE DOMESTIC WATER SYSTEM TO DISTRIBUTE POTABLE WATER. THIS DISTRICT WILL PROVIDE ONLY IRRIGATION WATER WHERE DISTRIBUTING FACILITIES MUST BE CONSTRUCTED AND MAINTAINED AT THE EXPENSE OF THE OWNER AND CONSISTING OF PIPELINES, VALVES, CHECK GATES TO BE CONNECTED TO THE NEAREST DISTRICT FACILITY, DATED THIS 24th DAY OF November, 1982.

ATTEST: *Bartholomew* BY: *Jose S. Hernandez*
SECRETARY HIDALGO COUNTY IRRIGATION DISTRICT 2



10/27/2023, 2:33:57 PM

- LMISD by Block Group
- LMISD by County
- LMISD by Place & Consolidated City

Esri Community Maps Contributors, Texas Parks & Wildlife, © OpenStreetMap, Microsoft, CONANP, Esri, HERE, Garmin, Foursquare, U.S. Department of Housing and Urban Development, Web AppBuilder for U.S. Department of Housing and Urban Development, USGS, EPA, NPS, US Census Bureau, USDA |

LMISD by Block Group: Block Group 1, Census Tract 218.06, Hidalgo County, Texas

Source	2015ACS
geoname	Block Group 1, Census Tract 218.06, Hidalgo County, Texas
State	TX
Countyname	Hidalgo County
State	48
County	215
Tract	021806
Blockgrp	1
Low	1355
Lowmod	2450
Lowmi	3725
Lowmoduniv	4445
Lowmod_pct	55.12
uctowmod	
uctowmod_p	0.00
MOE_Lowmod	+/-17.03
MOE_uctowm	

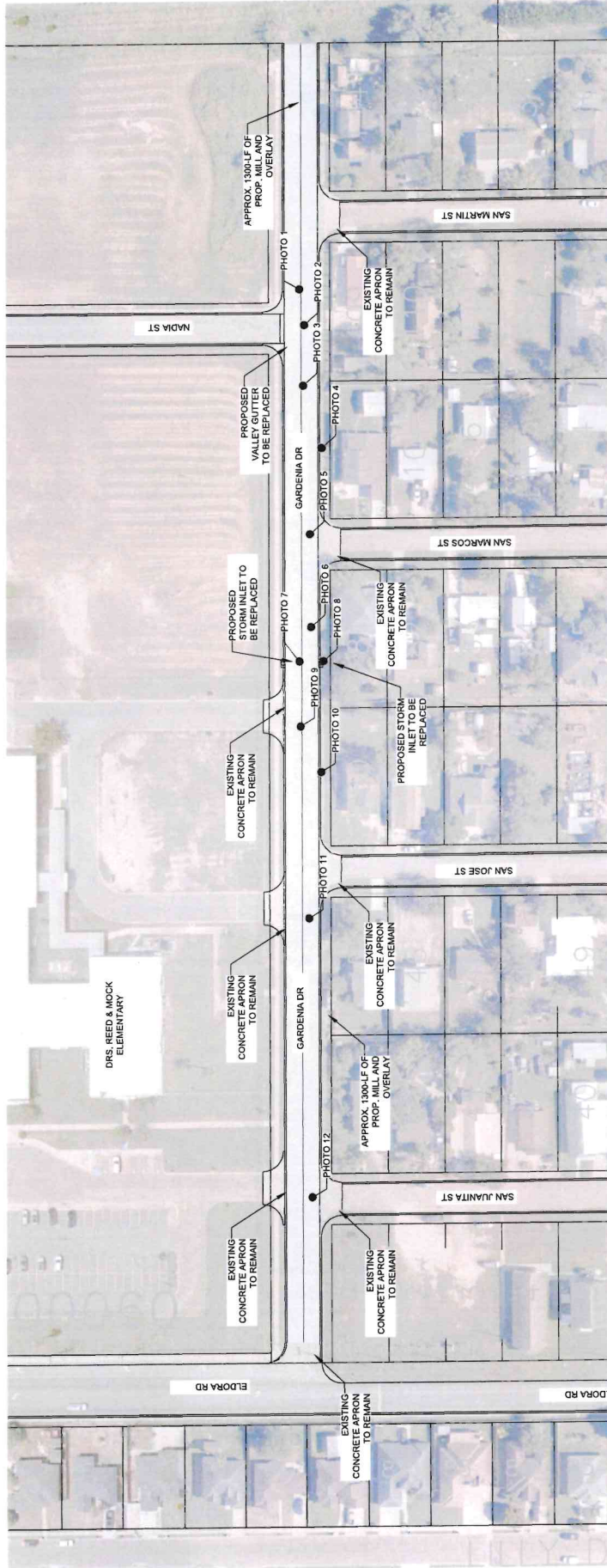
**CITY OF SAN JUAN STREET IMPROVEMENTS
 URBAN COUNTY
 OPINION OF PROBABLE CONSTRUCTION COST**

PAVEMENT

ITEM #	DESCRIPTION	UNIT	QUANTITY	EQUIPMENT COST/UNIT	TOTAL COST
1	Mill Exist. Roadway (Asph)(2-IN)	SY	5200	\$ 6.00	\$ 31,200.00
2	Mill and Removal of Flexbase (4-IN)	SY	5200	\$ 5.00	\$ 26,000.00
3	2" HMA TYPE D	SY	5200	\$ 22.00	\$ 114,400.00
4	MC-30 Prime Coat (0.25 Gal/SY)	GAL	1300	\$ 8.00	\$ 10,400.00
5	Flexbase (4-IN)	SY	5200	\$ 11.00	\$ 57,200.00
6	6-FT Valley Gutter	EA	1	\$ 4,000.00	\$ 4,000.00
7	Sediment Control (Install and Remove)	EA	3	\$ 100.00	\$ 300.00
8	Sprinkling (Dust Control) 8MG/STA	LS	1	\$ 5,000.00	\$ 5,000.00
9	Mobilization	LS	1	\$ 12,000.00	\$ 12,000.00
10	Traffic Control	LS	1	\$ 8,000.00	\$ 8,000.00
11	Storm Inlets	EA	2	\$ 6,000.00	\$ 12,000.00
TOTAL					\$ 280,500.00

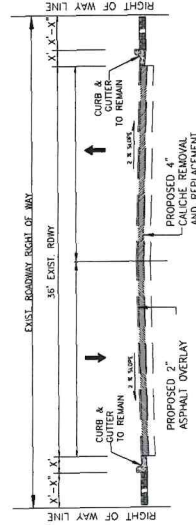
TOTAL	\$ 280,500.00
10% CONTINGENCY	\$ 28,050.00
GRAND TOTAL	\$ 308,550.00

SCALE: 1"=15'
 NOTE:
 ALL PHOTOS WERE
 TAKEN FACING SOUTH
 OF GARDENA DR.



LEGEND

MILL AND OVERLAY



TYPICAL SECTION

MILL AND OVERLAY QUANTITIES		
ROADWAY	LENGTH (FT)	WIDTH (FT)
GARDENA DR	1300	36

EXHIBIT 1

HIDALGO COUNTY URBAN COUNTY PROGRAM STREET IMPROVEMENTS



Trimad
 Texas Firm No. F-18555
 Registered Professional Engineer, Texas 78577
 PR: (561) 497-5355
 RSALAZAR@TRIMADTX.COM
 JPerez@TRIMADTX.COM

Proj. No.:	XXXX	Date:	Revision:	Description:
Designed:	FC			
Drawn:	FC			
Approved:	RS			
File:				

HIDALGO COUNTY URBAN COUNTY PROGRAM
GARDENIA DR
STREET IMPROVEMENTS



Photo 1



Photo 2



Photo 3



Photo 4

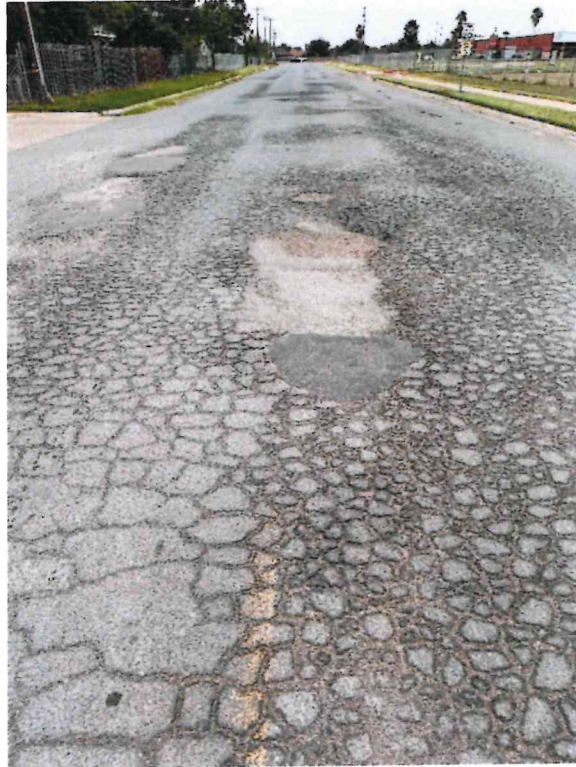


Photo 5



Photo 6



Photo 7



Photo 8



Photo 9



Photo 10



Photo 11



Photo 12



**Gardenia Drive
Bar Subdivision Unit No. 4**



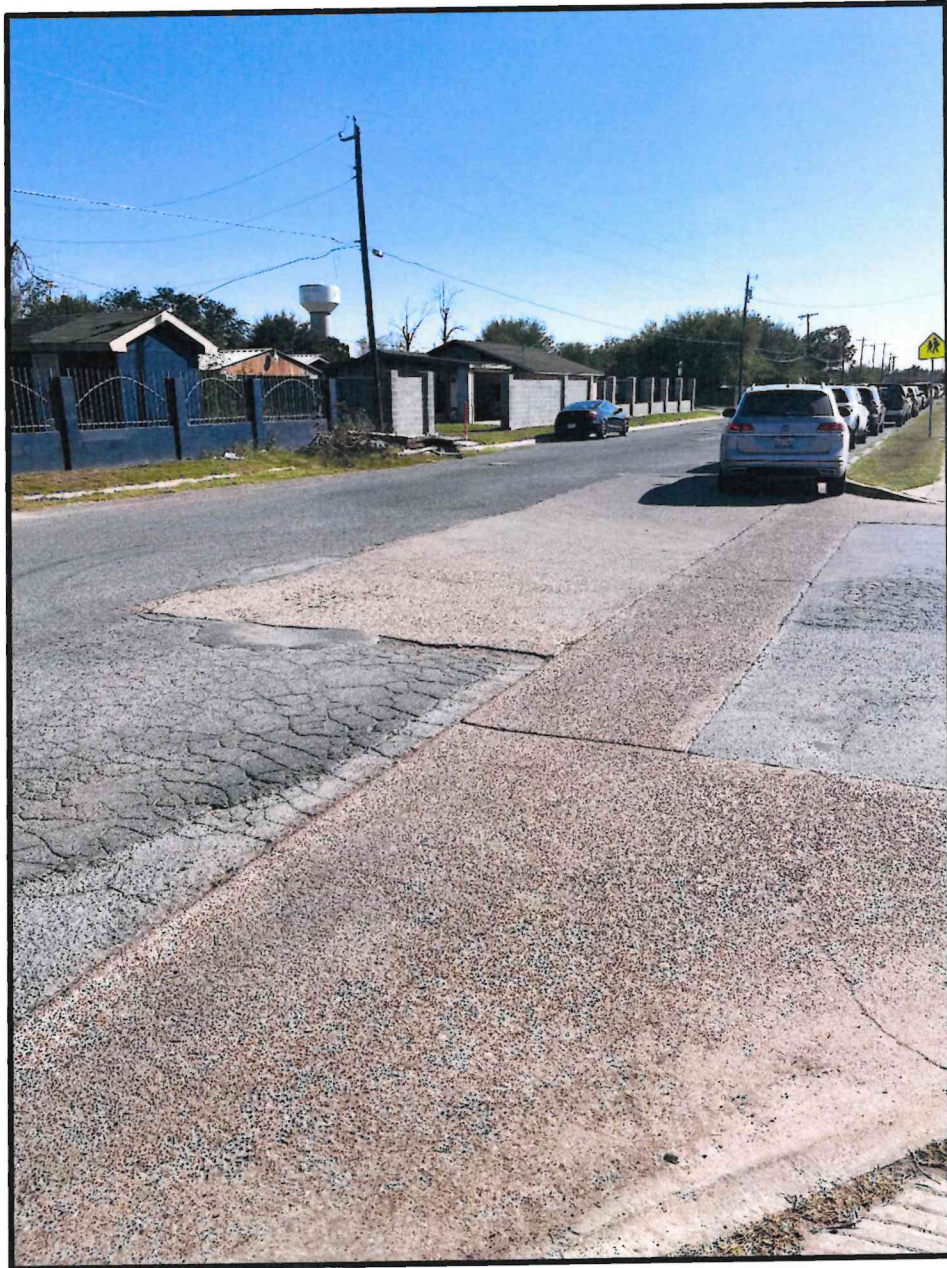


**Gardenia Drive
Bar Subdivision Unit No. 4**



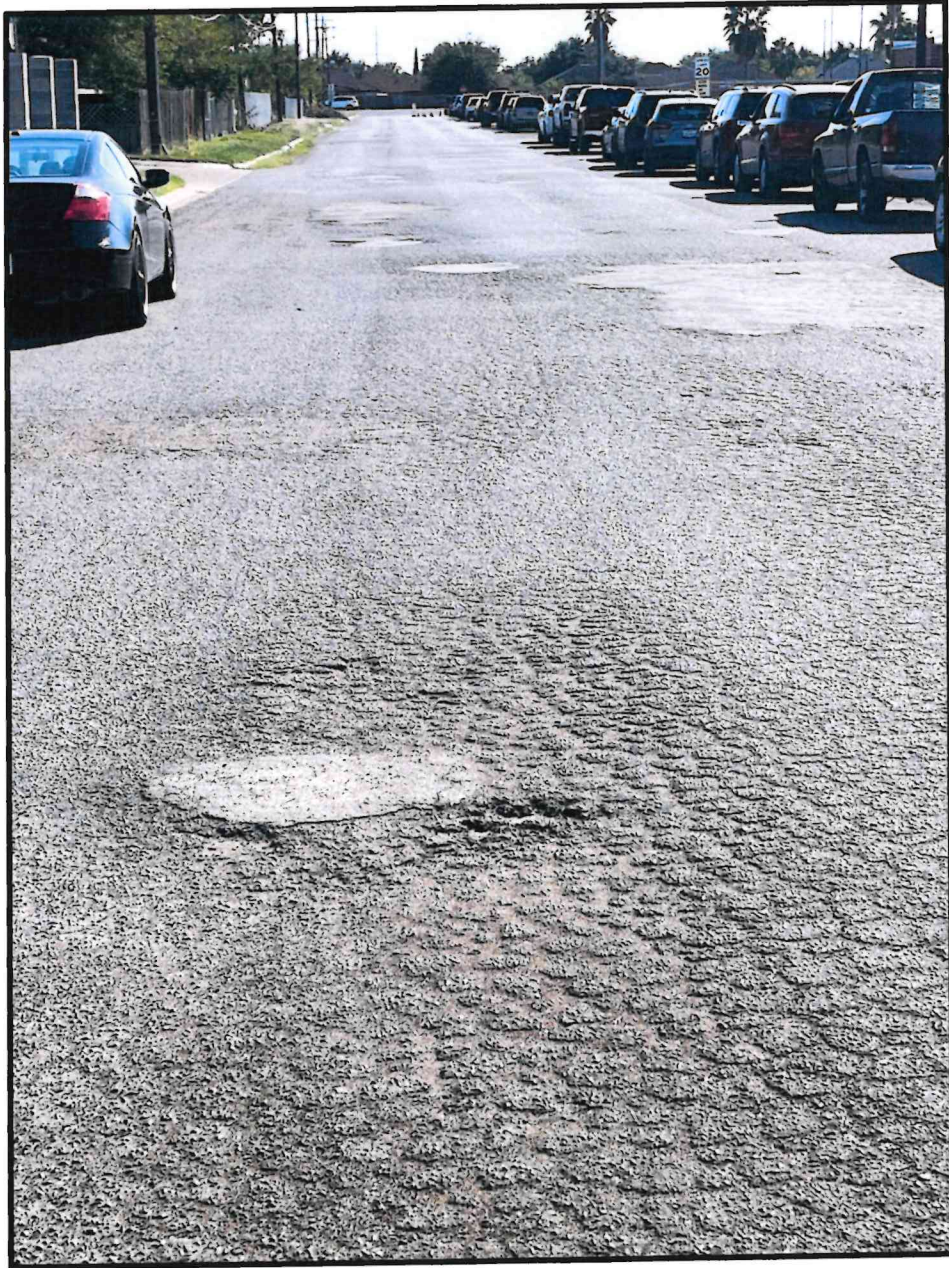


**Gardenia Drive
Bar Subdivision Unit No. 4**



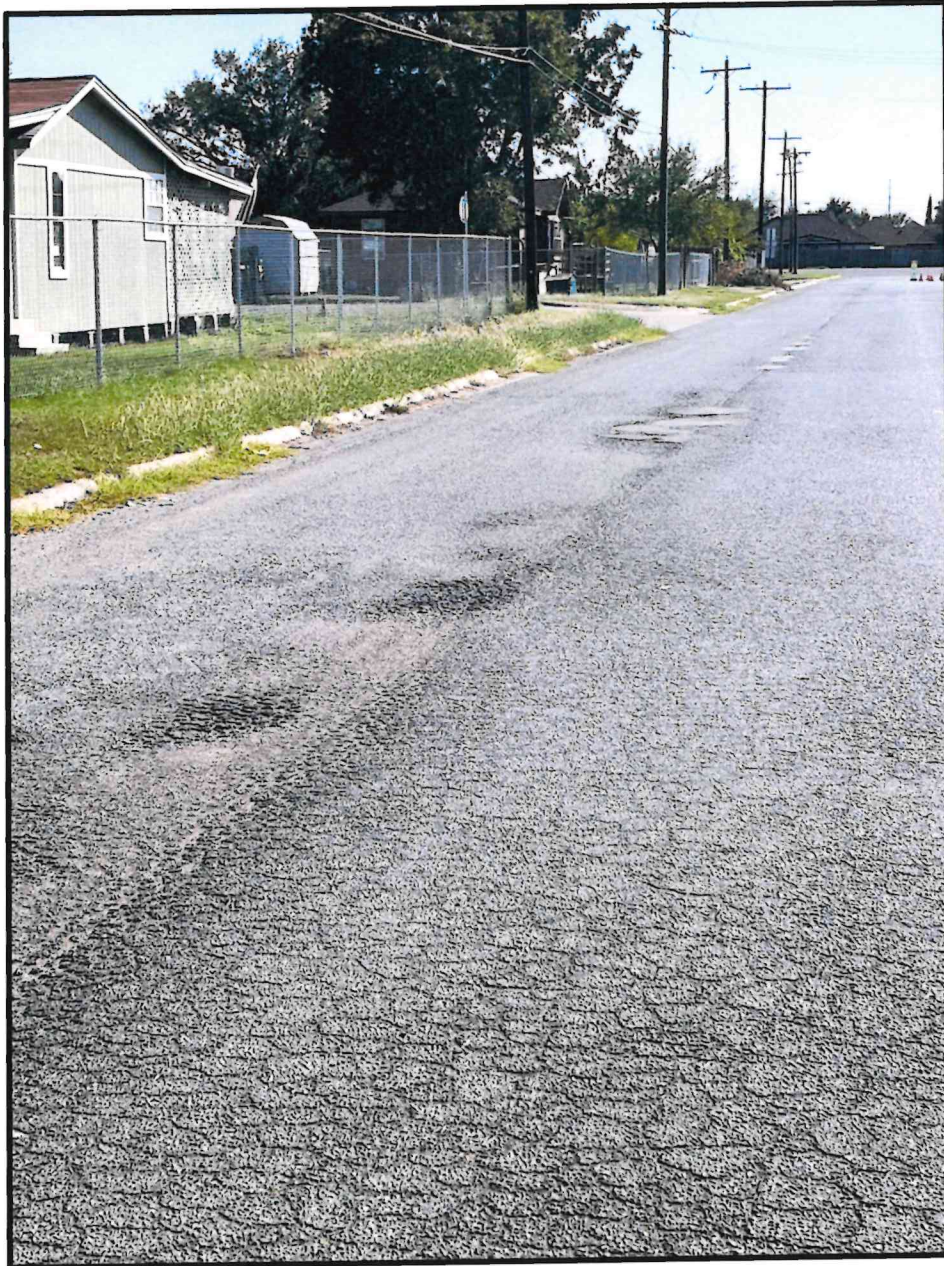


**Gardenia Drive
Bar Subdivision Unit No. 4**



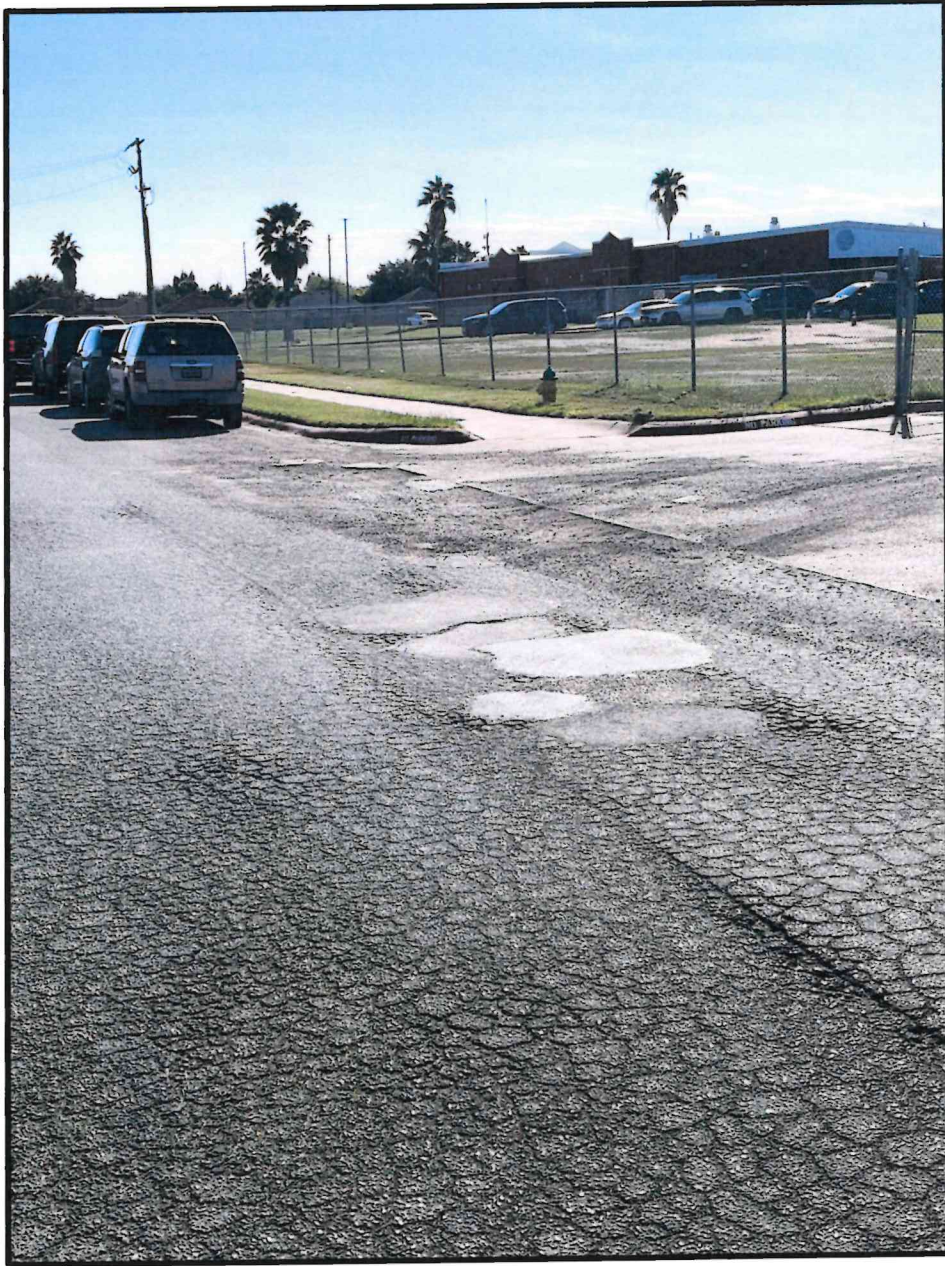


**Gardenia Drive
Bar Subdivision Unit No. 4**



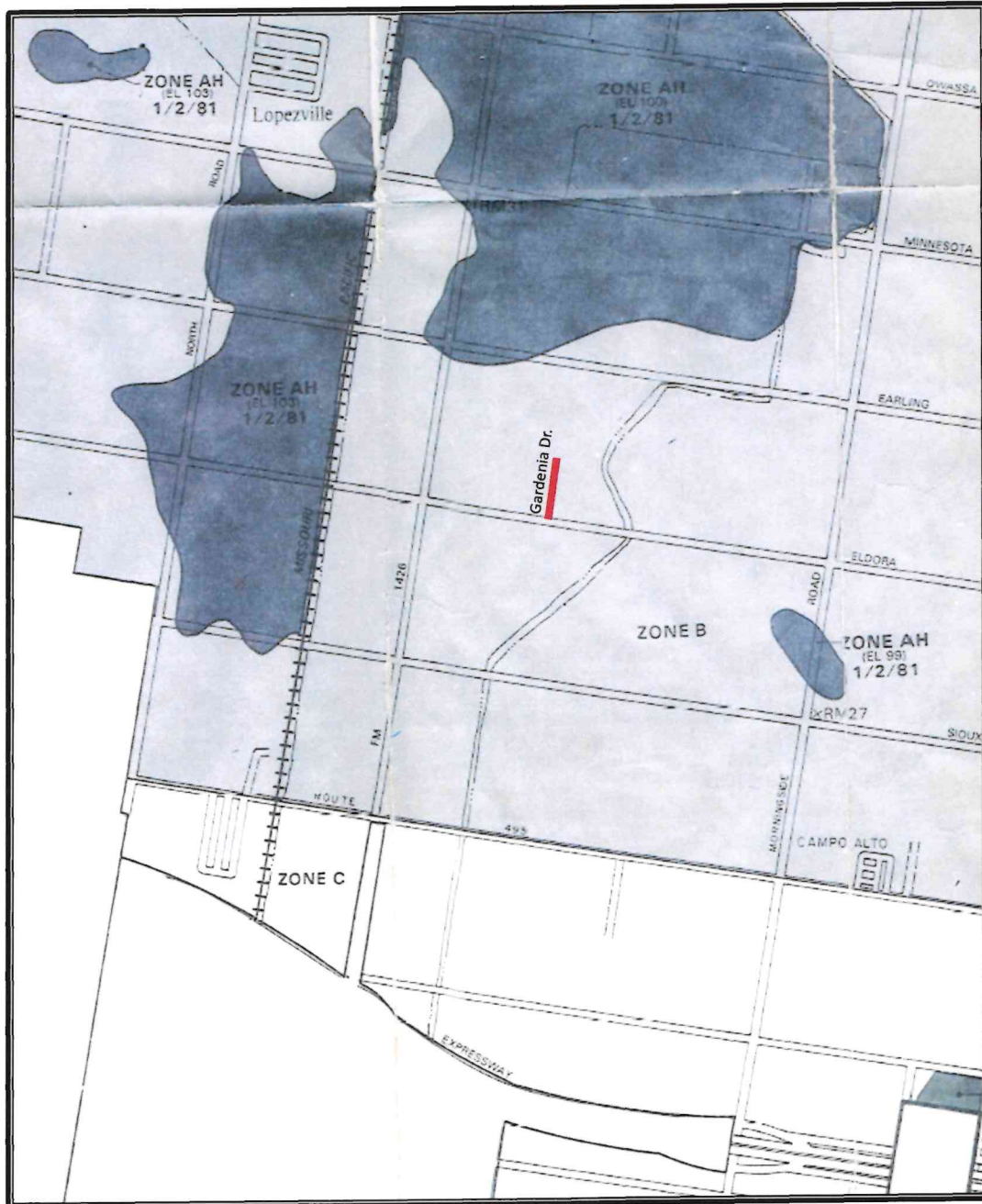


Gardenia Drive Bar Subdivision Unit No. 4





HIDALGO COUNTY FEMA MAP
COMMUNITY PANEL NUMBER 480334 0425 C
MAP REVISED: NOVEMBER 16, 1982



NATIONAL FLOOD INSURANCE PROGRAM

FIRM

FLOOD INSURANCE RATE MAP

**HIDALGO
COUNTY,
TEXAS**

(UNINCORPORATED AREA)

PANEL 425 OF 525

(SEE MAP INDEX FOR PANELS NOT PRINTED)

COMMUNITY-PANEL NUMBER
480334 0425 C

MAP REVISED:
NOVEMBER 16, 1982



federal emergency management agency

"E" FRAME

KEY TO MAP

500-Year Flood Boundary	—————
100-Year Flood Boundary	—————
Zone Designations* With Date of Identification e.g., 12/2/74	
100-Year Flood Boundary	—————
500-Year Flood Boundary	—————
Base Flood Elevation Line With Elevation In Feet**	~~~~~ 513 ~~~~~
Base Flood Elevation in Feet Where Uniform Within Zone**	(EL 987)
Elevation Reference Mark	RM7x
River Mile	• M1.5

** Referenced to the National Geodetic Vertical Datum of 1929

* EXPLANATION OF ZONE DESIGNATIONS

ZONE	EXPLANATION
A	Areas of 100-year flood; base flood elevations and flood hazard factors not determined.
A0	Areas of 100-year shallow flooding where depths are between one (1) and three (3) feet; average depths of inundation are shown, but no flood hazard factors are determined.
AH	Areas of 100-year shallow flooding where depths are between one (1) and three (3) feet; base flood elevations are shown, but no flood hazard factors are determined.
A1-A30	Areas of 100-year flood; base flood elevations and flood hazard factors determined.
A99	Areas of 100-year flood to be protected by flood protection system under construction; base flood elevations and flood hazard factors not determined.
B	Areas between limits of the 100-year flood and 500-year flood; or certain areas subject to 100-year flooding with average depths less than one (1) foot or where the contributing drainage area is less than one square mile; or areas protected by levees from the base flood. (Medium shading)
C	Areas of minimal flooding. (No shading)
D	Areas of undetermined, but possible, flood hazards.
V	Areas of 100-year coastal flood with velocity (wave action); base flood elevations and flood hazard factors not determined.
V1-V30	Areas of 100-year coastal flood with velocity (wave action); base flood elevations and flood hazard factors determined.

City of San Juan
WORKPLAN PROJECT SHEET
FY 37 (2024)

Project Name: Nuestra Clinica Del Valle

Proposed Budget: \$7,000.00

National Objective: LMC

Matrix Code: 05M

(Check One)

X Benefits low/moderate income

 Prevention/elimination of slum & blight

 Meets an urgent need

Project Description: Project expenditures include providing medical, dental and behavioral services to uninsured, economically disadvantaged residents in the City of San Juan. NCDV will provide medical , dental, and behavioral services to 75 adults and children who would otherwise have no access to these services.

Project Location: 801 W. 1st Street, San Juan, TX 78589

P.O. Box 1689, Pharr, Texas 78577

SECTION II

Primary Purpose: (Check One)

<u>X</u>	Help the homeless	<u> </u>	Helps Persons with HIV/AIDS
<u>X</u>	Help persons with disabilities	<u> </u>	Address public housing needs
<u> </u>	Not applicable	<u> </u>	

Priority Need Category: (Check One)

<u> </u>	Rental Housing	<u> </u>	Public facility
<u> </u>	Owner Occupied Housing	<u> </u>	Infrastructure
<u> </u>	Economic Development	<u>X</u>	Public Service
<u> </u>	Plannign/Administration	<u> </u>	Other

If Public Services: (Number of Beneficiaries)

<u>X</u>	Youth	<u>X</u>	People (General)
<u>X</u>	Elderly	<u> </u>	

SECTION III

Specific Objectives: (Check all that apply)

☐	Improved access to affordable owner housing for minorities
☐	Increase number of homeless persons moving into permanent housing
☐	End chronic homelessness
☒	Improve the services to low/mod income persons
☐	Improve quality/increase quantity of neighborhood facility for low-income persons
☐	Improve quality/increase quantity of public improvements for low-income persons
☐	Remediate and re-develop brownfields
☐	Improve economic opportunities for low income persons

Proposed Outcome: Project will provide medical, dental and behavioral services to 75 adults and children who would otherwise have no access to these services.

Will CDBG funds be leveraged?

☒ Yes	☐ No
If yes... list all funding sources and amounts	
1	Amount: _____
2	Amount: _____
3	Amount: _____
4	Amount: _____

SECTION IV

(MUST INCLUDE WITH WORKPLAN)

Infrastructure Projects	Public Service (Sub-recipients)
☒ City map	☒ Sub recipient agency letter
☒ Flood Zone map	☒ Beneficiary count
☒ Project site photos	☒ List of minor equip./supplies

SECTION V

CERTIFICATION OF COMPLETION

DOES THE PROPOSED PROJECT MEET A NATIONAL OBJECTIVE?

☒ **YES** ☐ **NO**

COMPLETED BY: Benjamin Arjona

TITLE: City Manager

NUESTRA CLINICA DEL VALLE, INC.

ADMINISTRATIVE OFFICES
P.O. BOX 1689 PHARR, TEXAS 78577
956-787-8915

October 9, 2023

Mayor Mario Garza
City of San Juan
709 S. Nebraska
San Juan, TX 78589

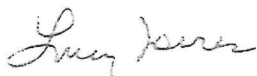
Dear Mayor Garza:

Please accept this as Nuestra Clinica del Valle's letter of intent to seek funds in the amount of \$10,000 from Urban County/CDBG funds for program year 37 (2024-2025).

Nuestra Clinica del Valle, Inc. (NCDV) will provide medical, dental and behavioral services to uninsured, economically disadvantaged residents in the City of San Juan. NCDV will provide medical, dental and behavioral services to 75 adults and children who would otherwise have no access to these services.

Please contact our office regarding additional information required in order to expedite our request.

Sincerely,



Lucy Torres
Chief Executive Officer

1516 E. Santa Rosa Ave.
Edcouch, TX 78538
956-262-1363

1500 First Street
Mercedes, TX 78570
956-565-3191

611 N. Bryan Rd.
Mission, TX 78572
956-530-3303

105 South 10th Street
Donna, TX 78537
956-464-5809

801 W. 1st Street
San Juan, TX 78589
956-787-0787

201 S. Los Ebanos
Alton, TX 78574
956-519-1800

300 N. 86th St.
San Carlos, TX 78539
956-287-8350

600 N. Garza, Suite A
RGCC, Tex. 78582
956-487-0048

2891 E. Grant St.
Roma, Texas 78584
956-349-2100

2900 Raul Longoria
San Juan, TX 78589
956-781-8077

806 W. 3rd St
San Juan, Texas 78589
956-787-0787

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Consideration and Action on the Preliminary and Final Plat Approval of the Re-plat of Lot 2, Gutierrez-Duncan Subdivision Being a 2.22-acre Tract of Land out of Lot 2, Gutierrez-Duncan Subdivision, as Requested by Javier Hinojosa Engineering. [Daniel Tijerina, Director of Planning]

STAFF COMMENTS AND RECOMMENDATIONS:

The developer is re-platting Lot 2 of Gutierrez-Duncan Subdivision, which was recorded on January 24, 2023, with a two-lot subdivision. One commercial lot along Raul Longoria Road and a multi-family lot on the back. Now, they are proposing to re-plat the multi-family lot into twenty-three (23) individual lots.

Water, sewer and fire hydrants have already been installed. The subdivision will have access to Lincoln Avenue. The flood zone for this subdivision is “C” according to the FEMA Map.

RECOMMENDATION:

Staff recommends approval of the Preliminary and Final Plat.

PREPARED BY:

Daniel Tijerina,
Planning Director

APPROVED BY:

Benjamin Arjona, City
Manager

MEETING DATES:
PLANNING AND ZONING COMMISSION – 11/02/2023
CITY COMMISSION – 11/14/2023
DATE PREPARED – 10/30/2023

PAGE 1

STAFF REPORT
GENERAL INFORMATION

APPLICATION:	Re-Subdivision of Lot 2, Gutierrez-Duncan Subdivision
APPLICANT:	Gutierrez-Duncan, LLC.
AGENT:	Javier Hinojosa Engineering
LEGAL:	Being a 2.22-acre tract of land out of Lot 2, Gutierrez-Duncan Subdivision
LOCATION:	The property is located approximately 130 feet South of Salazar Street and Lincoln Avenue
LOT/TRACT SIZE:	2.22-acre tract
CURRENT USE OF PROPERTY:	Vacant
EXISTING LAND USE/ ADJACENT ZONING	<u>North</u> – Residential; Single-Family Residence District (R-S) <u>South</u> – Residential; Multi-Family Residence District (R-MF) <u>East</u> – Commercial; General Business District (C-2) <u>West</u> – Residential; Single-Family Residence District (R-S)
PUBLIC SERVICES:	Water and sewer services will be provided by the City of San Juan.
RECOMMENDATION:	Staff recommends approval.

EVALUATION AND CONDITIONS FOR APPROVAL

The developer is re-platting Lot 2 of Gutierrez-Duncan Subdivision, which was recorded in January 24, 2023 with a two lots subdivision. One commercial lot along Raul Longoria Road and multi-family lot on the back. Now, they are proposing to re-plat the multi-family lot into twenty-three (23) lots.

Water, sewer and fire hydrants have already been installed. The subdivision will have access to Lincoln Avenue. The flood zone for this subdivision is “C” according to the FEMA Map.

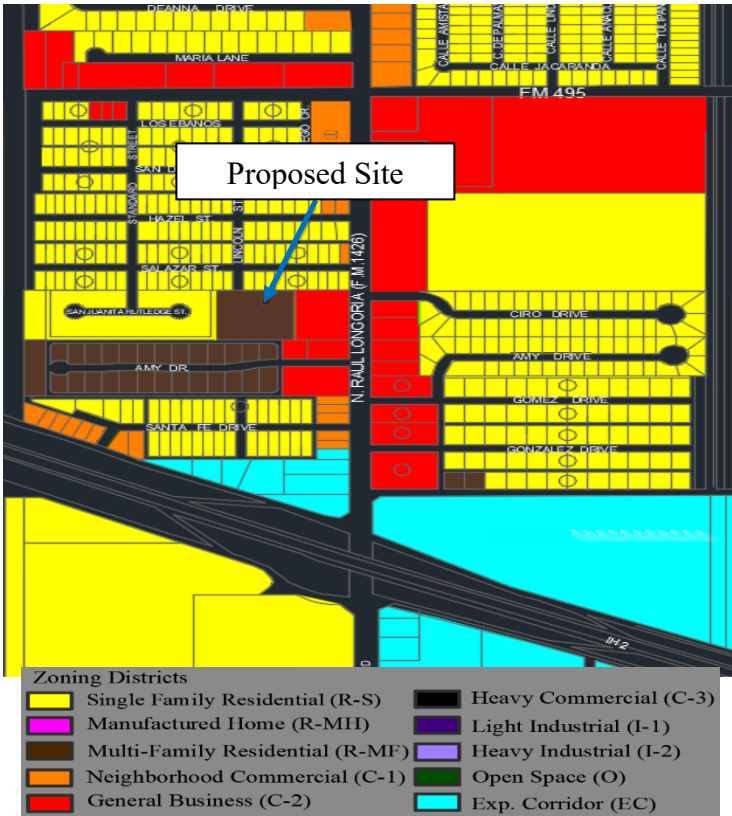
ATTACHMENTS: Location Map
 Aerial Photo
 Zoning Map
 Comments from City Engineer, Fire and Utilities Departments
 Subdivision Plat



Proposed Site



Location Map



Zoning Map

October 11, 2023

Monica Gomez
Assistant Planning Director
City of San Juan
709 S. Nebraska Avenue
San Juan, Texas 78589

RE: Preliminary Plat Review – Lot 2 Gutierrez-Duncan Subdivision

Dear Ms. Gomez:

We have reviewed the preliminary subdivision plat for the above captioned subdivision and offer the following comments:

Subdivision Plat (Sheet 1)

1. Need to show location of BM on the plat
2. Need to show found iron rod in legend with a solid circle and not with the letters "FND".
3. Correct spelling of Duncan on 5th paragraph of Metes and Bounds.

These comments are not all encompassing and additional comments may be provided after further reviews of this subdivision plat.

Sincerely,



Ramiro Gutierrez, P.E., President
R. Gutierrez Engineering Corporation



Tirso Garza,
Fire Chief

Carlos Alaniz,
Assistant Chief

Jose J. Salinas,
Fire Inspector

Sandra Guajardo,
Adm. Assistant

Station #1
707 S. Nebraska
San Juan, TX 78589

Station #2
2301 N. Raul Longoria Rd.
San Juan, TX 78589

Ph: (956) 223-2470
Fax: (956) 783-3441

BUILDING PLAN REVIEW COMMENTS

Building Plan Name: Gutierrez-Duncan Subdivision

Address: _____

Date Reviewed: 9/27/2023

After reviewing plans, the following requirements shall be needed as per the Fire Protection System per IFC 2018:

1. The hydrant shall be looped to the 8" waterline. (Recommended Mueller Safety Yellow Barrel without the anti-theft device.)
2. The Developer shall install reflective blue markers in front of all hydrants.
3. Curb shall be painted RED with WHITE lettering reading NO PARKING 30 feet from the center of hydrant and 15 feet to each side.
4. A fire hydrant must be placed within 500 feet of existing fire hydrant.

RECEIVED

SEP 28 2023

Planning Department

Plans Reviewed By,
Jose J. Salinas, Fire Inspector



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

To: Director of Planning & Zoning, Daniel Tijerina
From: Israel Garza Director of Public Works Department
Date: October 18, 2023
Subject: Gutierrez-Ducan Subdivision

Department of Public Works Department reviewed the plans for comments are as follow:

- 4x8 Signs with all Permits
- MS4 Permits
- SWP-3
- NTP
- Silk fence all around construction site
- 98% compaction tested by testing company
- Asphalt at 2 ½ inches
- Cul-de-sac 3 inches of asphalt
- Detention Ponds must have 6-foot cedar fence or chain link fence with 2 12ft gates
- Asphalt speed bumps up to standard (Qty2) painted yellow (No Exceptions No Variance)
- Detention ponds will have cement safety ends with bull rock for sediment control
- Detention ponds will have hydro seeding for erosion control NO EXCEPTIONS
- All storm drain covers will have City of San Juan logo
- Sidewalk must be connected to curb with NO green area in between
- Must give up an area for 6- or 8-yard containers for trash

RECEIVED

OCT 18 2023

PLANNING DEPARTMENT



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

To: Director of Planning & Zoning , Daniel Tijerina
From: Interim Director of Utilities, Juan Carlos Martinez
Date: October 18 September 18, 2023
Subject: Gutierrez-Duncan Subdivision

Department of Utilities reviewed the plans for Gutierrez-Duncan Subdivision, comments are as follow:

Water Distribution

- All existing water services need to be adjusted and meter boxes need to be installed.
- Hydrostatic test and Bacteriological testing will be required.

Collection System

- All Previous Comments Have Been Addressed.

RECEIVED

OCT 18 2023

PLANNING DEPARTMENT

709 S. Nebraska Ave. • San Juan, Texas 78589-2649
Phone: (956)223-2200 • Fax: (956) 787-5978



AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Consider Approval of the Economic Development Corporation's Proposed Budget for Fiscal Year 2023-2024. [Leroy Gonzales, Director of Finance]

STAFF COMMENTS AND RECOMMENDATIONS:

Consider Approval of the Economic Development Corporation's Proposed Budget for Fiscal Year 2023-2024.

RECOMMENDATION:

Approve Proposed Budget for Fiscal Year 2023-2024.

PREPARED BY:

Leroy Gonzales,
Director of Finance

APPROVED BY:

Benjamin Arjona, City
Manager

Budget Worksheet

San Juan Economic Development

For Fiscal: 2022-2023 Period

	Budget 2022-2023	YTD Actual 2022-2023	Proposed Budget 2023-2024
24-3200.1101 SALES TAX - 4B	1,537,643	1,348,776	1,724,595
24-3200.1104 REND GEN SALES & USE TAX	-	(12,383)	(12,383)
Revenue: 3200 - SALES TAX REVENUE	1,537,643	1,336,394	1,712,212
24-3700.1100 INTEREST EARNED	1,000	69,152	70,000
24-3700.1105 MEMBERSHIP DUES	300	-	-
24-3700.1300 MISCELLANEOUS REVENUE	-	-	-
Revenue: 3700 - OTHER REVENUE	1,300	69,152	70,000
24-3800.1060 OPERATING TRANSFER-EDC SALES TAX	(104,593)	(95,903)	(106,791)
Revenue: 3800 - OTHER FINANCING SOURCES:	(104,593)	(95,903)	(106,791)
Revenue Total:	1,434,350	1,309,643	1,675,421

Budget Worksheet

San Juan Economic Development

For Fiscal Year: 2023-2024

Budget	YTD Actual	Proposed Budget
2022-2023	2022-2023	2023-2024

Category: 10 - SALARIES & WAGES/BENEFIT

24-571.1030

SALARIES OF EMPLOYEES

Budget Detail Description
 1 - Administrative Assistant I
 1 - Administrative Assistant II
 1 - Interim Director
 1 - Project Specialist
 Proposed Cost of Living - Admin. Asst. I
 Proposed Cost of Living - Admin. Asst. II
 Proposed Cost of Living - Project Specialist

131,686	122,483	136,146
---------	---------	---------

24-571.1040

OVERTIME

24-571.2060

SOCIAL SECURITY TAX

Budget Detail Description
 Employee Staff
 Proposed Cost of Living

10,494		
342		

24-571.2070

HEALTH INSURANCE

24-571.2080

EMPLOYEE RETIREMENT

Budget Detail Description
 Employee Staff
 Proposed Cost of Living

6,324		
206		

24-571.2100

UNEMPLOYMENT COMPENSATION INS.

24-571.2110

WORKER'S COMPENSATION INS.

Budget Detail Description
 Employee Staff
 Proposed Cost of Living

593	195	580
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Category: 10 - SALARIES & WAGES/BENEFIT Total:

172,537	160,035	177,957
---------	---------	---------

Budget Worksheet

San Juan Economic Development

For Fiscal Year: 2023--2024

Budget	YTD Actual	Proposed Budget
2022-2023	2022-2023	2023--2024

Category: 20 - PURCHASED PROF/TECH SRVS

24-571.3400	ACCOUNTING & AUDITING SERVICES	77,677	66,190	85,444
24-571.3410	MANAGEMENT CONSULTING SERVICE	-	-	-
24-571.3430	LEGAL SERVICES	48,000	46,475	42,000
24-571.3499	OTHER PRO & PARA PRO SERVICE	83,000	73,076	83,000
	Budget Detail Description	Amount		
	Hollis	36,000		
	Security Services	5,000		
	SMKT	42,000		

Category: 20 - PURCHASED PROF/TECH SRVS Total:

208,677	185,741	210,444
---------	---------	---------

Category: 30 - PUR PORP SRVS & OTH SRVS

24-571.4570	ELECTRICITY	6,120	3,889	5,393
24-571.4590	WATER (UTILITY)	1,320	1,081	1,488
24-571.4640	REPAIR & MAINTENANCE	500	-	500
24-571.4650	RENTAL OF LAND AND BUILDING	32,880	27,580	-
24-571.4660	RENTAL OF MACHINERY & EQUIP	4,416	6,346	5,154
	Budget Detail Description	Amount		
	Kyocera	600		
	NDS Leasing	4,554		

Budget Worksheet

San Juan Economic Development

For Fiscal Year: 2023-2024

Budget	YTD Actual	Proposed Budget
2022-2023	2022-2023	2023-2024

[24-571.5470](#)

TELEPHONE

7,176

3,475

3,252

Budget Detail Description

Intelepeer
Verizon

Amount

504
2,748

[24-571.5480](#)

INTERNET

3,672

3,035

4,116

[24-571.5490](#)

POSTAGE

200

129

200

[24-571.5500](#)

TRAVEL AND TRAINING

20,000

33,331

37,608

Budget Detail Description

Austin Meeting
EDC Conference
ICSC Dallas Red River Conference
ICSC Las Vegas
Region 12 TML Training South Padre Island
TML South Padre Island

Amount

2,500
6,500
6,608
16,000
3,000
3,000

[24-571.5510](#)

ADVERTISING

20,000

3,526

20,000

Category: 30 - PUR PORP SRVS & OTH SRVS Total:

96,284

82,391

77,711

Category: 40 - SUPPLIES

[24-571.6120](#)

OFFICE EQUIPMENT

1,400

-

1,500

[24-571.6140](#)

OFFICE SUPPLIES

9,400

2,788

9,000

[24-571.6150](#)

MAPS, PLANS PLATS

500

-

500

[24-571.6180](#)

MILEAGE

3,500

4,334

5,000

[24-571.6250](#)

FOOD, ICE AND BOTTLED WATER

6,000

3,089

6,000

Budget Worksheet

San Juan Economic Development

For Fiscal Year: 2023-2024

24-571.6270 CLOTHING AND UNIFORMS
Category: 40 - SUPPLIES Total:

Budget 2022-2023	YTD Actual 2022-2023	Proposed Budget 2023-2024
4,000	1,695	4,000
24,800	11,906	26,000

Category: 50 - CAPITAL OUTLAY

24-571.7954 COMPUTER

-	-	-
---	---	---

24-571.7956 MACH AND EQUIP.
Category: 50 - CAPITAL OUTLAY Total:

10,000	1,643	-
10,000	1,643	-

Category: 60 - DEBT SERVICE

24-571.8790 BOND PRINCIPAL

145,000	145,000	145,000
---------	---------	---------

Budget Detail Description
Comb. Tax & Rev. CO - Series 2016
Comb. Tax & Rev. CO - Series 2020

Amount		
100,000		
45,000		

24-571.8810 BOND INTEREST

72,850	72,850	68,050
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Budget Detail Description
Comb. Tax & Rev. CO - 2016
Comb. Tax & Rev. CO - Series 2020

Amount		
44,800		
23,250		

Category: 60 - DEBT SERVICE Total:
Category: 90 - MISCELLANEOUS

217,850	217,850	213,050
---------	---------	---------

24-571.9700 MEMBERSHIPS AND SUBS.

2,000	2,260	4,562
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Budget Detail Description
Apple
GoDaddy
ISCS Membership
LoneStar
Shutterstock
TML Membership

Amount		
12		
900		
1,250		
400		
400		
1,600		

24-571.9897 LOCAL AIR ADVERTISEMENT

20,000	-	20,000
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Budget Worksheet

San Juan Economic Development

For Fiscal Year: 2023-2024

Budget	YTD Actual	Proposed Budget
2022-2023	2022-2023	2023-2024

24-571.9898

PROMOTIONAL EXPENSE

153,764	86,253	171,221
---------	--------	---------

Budget Detail Description

Amount

City Event-4th of July

15,000

City Event-Noche de Paz

60,000

Mini Grant

10,000

Sponsorship Boys & Girls Wine & Food Festival

2,500

Sponsorship Christian Manor

2,500

Sponsorship-VA 4th of July Event

500

Sponsorship-Catholic Charities RGV Gala

1,500

Sponsorship-Keep San Juan Beautiful

2,500

Sponsorship-PAL Blue Santa Toy Giveaway

1,500

Sponsorship-PAL Golden Gloves

2,500

Sponsorship-PAL National Night Out

1,000

Sponsorship-PAL Shop with 1st Responder

500

Sponsorship-Palms Awards

1,500

Sponsorship-PSJA Autism Walk

500

Sponsorship-PSJA Educational Foundation GALA

2,000

Sponsorship-PSJA FFA Booster Club

800

Sponsorship-PSJA Senior Class End of the Year

500

Sponsorship-RGV Partnership Small Bus, Week

1,000

Sponsorship-SJ Community Lions Club-Queens

1,000

Sponsorship-STX 7 on 7

1,000

Sponsorship-Vanguard Academy Fam Golf Classic

1,000

Undesignated

61,921

Budget Worksheet

San Juan Economic Development

For Fiscal Year: 2023-2024

Budget	YTD Actual	Proposed Budget
2022-2023	2022-2023	2023-2024

24-571.9899 OTHER - SPECIAL EXPENSES

24-571.9900 OTHER-SETTLEMENT PAYMENT

Budget Detail Description
Home2 Suites

Amount
100,000

SPECIAL PROJECTS

396,438 65,000 639,476

Budget Detail Description

Amount

Project Bear 1 of 5
Project BT 1 of 3
Project Court 1 of 2
Project GW's 1 of 2
Project Door 1 of 5
UNDESIGNATED

50,000
20,000
25,000
10,000
25,000
509,476

Category: 90 - MISCELLANEOUS Total:

704,202 289,699.49 970,259

Department: 571 - SAN JUAN ECONOMIC DEV Total:

1,434,350 949,265 1,675,421

Department: 800 - LONG TERM DEBT

Category: 30 - PUR PORP SRVS & OTH SRVS

24-800.0300 MISCELLANEOUS EXPENSE

Category: 30 - PUR PORP SRVS & OTH SRVS Total:

- - -
- - -

Department: 800 - LONG TERM DEBT Total:

- - -

Expense Total:

1,434,350 949,265 1,675,421

Fund: 24 - SAN JUAN E. D. C. Surplus (Deficit):

- 360,378 -

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Discussion and Consideration to Award RFP NO. 24-001-10-05 CITY OF SAN JUAN AMBULANCE SERVICE Contract and Authorize the City Manager to Negotiate and Execute all Related Documents as Needed to the Most Responsible Bidder.

STAFF COMMENTS AND RECOMMENDATIONS:

On September 20, 2023 and September 27, 2023, Staff Advertised for Proposals in the Advance News Journal RFP NO. 24-001-10-05 CITY OF SAN JUAN AMBULANCE SERVICE. A Bid Opening was held on October 5, 2023 and proposals were received from the following Ambulance Companies:

1. SKYLINE INC. EMERGENCY MEDICAL SERVICES
2. MED CARE EMS, INC.
3. LONE STAR AMBULANCE, INC.
4. CITY OF PHARR EMS

Rankings were conducted by staff as follows:

1. MED CARE EMS, INC.
2. LONE STAR AMBULANCE, INC.
3. SKYLINE INC. EMERGENCY MEDICAL SERVICES
4. CITY OF PHARR EMS

RECOMMENDATION:

Select and Authorize the City Manager to Enter into a Contract for City of San Juan Ambulance Services with the most responsible and qualified bidder.

PREPARED BY:

Lori Maldonado,
Purchasing Agent

APPROVED BY:

Benjamin Arjona, City
Manager



**BID TABULATION SHEET
AMBULANCE SERVICE
RFP NO. 24-001-10-05**

**BID OPENING: THURSDAY, OCTOBER 5, 2023 @ 3:00 P.M.
LOCATION: 1010 S. STANDARD, SAN JUAN, TX, 78589
SAN JUAN MEMORIAL LIBRARY**

COMPANY	LOCATION	SERVICE LEVEL	SERVICE COST YEAR 1	SERVICE COST YEAR 2	SERVICE COST YEAR 3	TOTAL
SKYLINE Inc. Emergency Medical Services	CITY	1 MICU Ambulance 1 ALS Ambulance	\$70,000.00 monthly \$840,000.00 yearly	\$70,000.00 monthly \$840,000.00 yearly	\$70,000.00 monthly \$840,000.00 yearly	\$2,2520,000.00
Med Care EMS, Inc.	CITY	1 MICU Ambulance	\$35,000.00 monthly \$420,000.00 yearly	\$35,000.00 monthly \$420,000.00 yearly	\$35,000.00 monthly \$420,000.00 yearly	\$1,260,000.00
Lone Star Ambulance, Inc.	CITY	1 MICU UNIT	\$450,000.00 yearly	\$450,000.00 yearly	\$472,500.00 yearly	\$1,372,500.00
City of Pharr EMS	CITY	1 MICU UNIT	\$375,000.00 yearly	\$375,000.00 yearly	\$375,000.00 yearly	\$1,125,000.00
	Peak hour posting (12 hours)	ALS/MICU UNIT	\$0.00	\$0.00	\$0.00	\$0.00
	CITY	COMMAND STAFF	\$0.00	\$0.00	\$0.00	\$0.00



**RANKING SHEET
AMBULANCE SERVICE
RFP NO. 24-001-10-05**

RANK	COMPANY	LOCATION	SERVICE LEVEL	TOTAL SERVICE COST (3 YEARS)	RESPONSE TIME	YEARS OF SERVICE (5 YR. REQUIREMENT)	911 YEARS OF SERVICE (3 YR. REQUIREMENT)
1	Med Care EMS, Inc.	CITY	1 MICU Ambulance	\$35,000.00 monthly \$420,000.00 yearly \$1,260,000.00	Under 10 Minutes	27 Years	27 Years
2	Lone Star Ambulance, Inc.	CITY	1 MICU UNIT	\$450,000.00 yearly (Year 1 & 2) \$472,500.00 (Year 3) \$1,372,500.00	Under 9 Minutes	14 Years	3 Years
3	SKYLINE Inc. Emergency Medical Services	CITY	1 MICU Ambulance 1 ALS Ambulance	\$70,000.00 monthly \$840,000.00 yearly \$2,2520.000.00	8 Minutes	13 Years	4 Years
4	City of Pharr EMS	CITY Peak hour posting (12 hours) CITY	1 MICU UNIT ALS/MICU UNIT COMMAND STAFF	\$375,000.00 yearly \$1,125,000.00	Under 10 Minutes	2 Years	2 Years



**600 E. Griffing PKWY Suite B
Mission, TX 78572
Phone 956-682-7222 Fax 267-381-4496**

**Ambulance Service
RFP NO. 24-001-10-05**

A - BIDDER'S IDENTITY

NAME: Skyline Emergency Medical Services Inc.

PHYSICAL ADDRESS: 600 E. Griffing Parkway Suite B Mission TX 78572

MAILING ADDRESS: 310 E. Main PMB 213 Alton, TX 78573

PHONE NUMBERS: Business: (956) 682-7222
Fax Number: (267) 381-4496

CONTACT PERSONS: President: Maria I. Rodriguez
Vice-President: Juan F. Cordero Jr
Chief Operations Officer: Juan F. Cordero Jr
Director of Operations: Kevin Harris

ARTICLES OF INCORPORATION:
ATTACHMENT 01

CERTIFICATE OF FILLING:
ATTACHMENT 02

CHAIN OF COMMAND:
ATTACHMENT 03

B - RESPONSE TIME COMMITMENT

ACCEPTANCE

Skyline EMS understands that this RFP is for a high-performing EMS System. We have the necessary experience, personnel, leadership, equipment, infrastructure, and software to effectively operate at the highest levels of efficiency. We know that a key performance indicator of any EMS System is fast and reliable response times. We are committed to achieving that level of performance and reporting our successes and failures in all operational areas. We are partners within the community we serve, and full transparency is critical to identify and correct deficiencies and negative trends. Skyline EMS is prepared to meet and exceed the 8-minute response time to the City of San Juan Area. In the unfortunate event of a delayed response as identified above, we will conduct a full investigation of the incident. Upon completion of the investigation, the City Commissioners will receive a full written report along with a summary of the corrective actions we have taken.

As a local ambulance provider in Hidalgo County, Skyline EMS is at a distinct advantage for controlling and limiting the start-up cost of the contract. We will utilize our existing infrastructure and employees. We have the necessary equipment and staff to service this contract in less than 30-days from award.

C - LEVEL OF CLINICAL SOPHISTICATION

COMMITMENT TO EXCEED MINIMUM STANDARDS

It is the commitment of Skyline EMS to meet or exceed the minimum requirements of Clinical Sophistication as outlined by City of San Juan.

1. **Personnel Qualifications Minimum:** Skyline EMS is Licensed through the Texas Department of State Health Services to provide the level of care as Mobile Intensive Care Unit (MICU) and Advance Life Support (ALS). All of Skyline EMS ambulances are staffed with Texas Department of State Health Certified and/or Licensed Paramedics, Intermediates and Basic EMT's. Each unit will and must be staffed with an EMT-Paramedic or Advance-EMT attendant; and a driver certified as an EMT-Basic, EMT-Intermediate, or EMT-Paramedic.
2. **In-Service Training Program Minimum:** Skyline EMS strives to offer continuing education throughout the year for its personnel by appointing a training officer to provide continuing education classes. The program was designed to provide for the continuing education and ongoing training of all certified ambulance personnel and first responder organizations under Skyline Emergency Medical Services.
3. **On Board Equipment/Supplies/Medication Minimums:** Skyline EMS meets and exceeds the minimum amount of equipment, supplies, and medications required to operate at the level of Mobile Intensive Care Unit (MICU) and Advance Life Support (ALS) as defined by the Texas Department of State Health Services.
4. **Medical Protocol Minimums:** Skyline EMS has strived to provide for the most complete and thorough Medical Protocols for the citizens of the communities in which we serve. We have combined the narrative/textbook style of protocols with a flow chart to provide for an easy to use yet thorough piece of equipment. Copy available upon request.
5. **Names of employee personnel and their Qualifications:**

SEE ATTACHMENT 04

6. Emergency Medical Service Medical Director:

The EMS Medical Director provides medical oversight for Skyline EMS. This includes both direct and in-direct medical oversight.

The EMS Medical director also provides medical oversight in-directly. This includes, but is not limited to protocol and policy development, quality assurance and improvement activities, education, and communications.

Skyline EMS's protocols, as well as policies and procedures are intended to establish the Standard of Care which is expected of all Skyline EMS providers. These protocols reflect nationally recommended treatment modalities for providing patient care in the pre-hospital setting.

Name, Address, and Telephone Number of Medical Director:

- *Medical Director:* John F. Visintine, M.D.
- *License Number:* N3376
- *Address:* 2717 N. 10th St
McAllen, Texas 78501
- *Telephone:* (956) 331-3098

SEE ATTACHMENT 05

D - QUALITY, QUANTITY AND REPLACEMENT OF EQUIPMENT

A. Skyline EMS will provide:

In conjunction with a top tier fleet, Skyline EMS also provides our patients and partners with state-of-the-art equipment. Skyline's standard equipment in ambulances (vents, pump, monitors and stretchers) are:

- Serviced at the manufactured recommended service interval.
- Serviced by certified factory medical equipment technicians in accordance with the manufactures' specifications.

While we use industry recognized leaders, we believe in partnering with the communities we serve in the selection process. This assists in seamless patient care by achieving symmetry with First Responders and Hospital equipment preferences. This would allow for improved reporting of pre-arrival patient diagnostics that provides critical data even before the patient arrives at the destination.

1. Minimum of two (1) MICU and (1) ALS ambulance.
2. These units include up-to-date stretchers at a higher patient weight capacity (600lbs).
3. Philips MRX and LP 15's series cardiac monitor defibrillators with 12 lead cardiac monitoring, automatic blood pressure monitoring, telemetry, oxygen saturation and capnography monitoring devices.
4. "Sprint Texas Wide Two-Way" and Hand held radios with regional frequency radio system for assured communication between our base station, EMS units and Supervisor Units. VHF two-way communication backup systems as well as State Mandated Interoperability.

Fleet replacement policy: Skyline EMS has adopted the policy of chassis / powertrain replacement at a minimum of 200,000 miles on its emergency vehicles.

Fleet Size Policy: Skyline EMS will not fall under the minimum number of units as stated above for Emergency Medical Services for City of San Juan.

E - DISPATCH CENTER OPERATIONS

Skyline EMS maintains state-of-the-art Communication Centers. The center has a built-in redundancy power supply and technology to ensure seamless operations in the event of a system failure. The Skyline EMS communication center is in Mission, TX. Providing service to our communities requires carefully selected personnel and thorough training and staffing levels that assure consistency and reliability of the system.

Skyline EMS will meet and exceed all minimum requirements listed in the RFP.

A. Qualifications of Personnel

Skyline EMS believes that the heart of any EMS System is in the communications center. They are often the lifeline for our ambulance crews on scene. We aggressively recruit qualified candidates and often hire EMTs and Paramedics from field operations. Our current staffing level is as follows:

- 9 Certified Emergency Medical Dispatchers
- 9 Primary 911 Dispatchers
- 18 Total Communications Staff

All our staff are trained in the Principles of Emergency Medical Dispatch and System Status Management. They are proficient in all aspects of the Communication Center functions, rules and regulations.

New employees must receive their Emergency Medical Dispatcher certification within 1 year of employment with most achieve the certification within 6 months.

B. In-service Training of Skyline EMS Employees

Skyline EMS conducts regular training with communications center personnel. Our training is generated from our Quality Improvement process and is accomplished through both prospective and retrospective methods. Prospective methods include, but are not limited to, training, testing and certification of tele communicators, operational policy and procedures development, and legislative activities. Retrospective activities include but are not limited to quality assurance, dispatch record audit and review, (process improvement), direction of remedial education, and limitation of dispatch functions if needed. Skyline's Communications Manager and Training Officer perform various aspects of prospective and retrospective medical direction.

- Classroom training
- On-line training



- Scenario Training
- Incident debriefing
- Recording playback and evaluation
- Remedial training with a Training Officer

We also provide concurrent training in our communications center. Our phone system allows for a trainee and training officer to both participate in a phone call. This allows for the instructor to coach the trainee on proper procedures and dialog with the patient or customer. This type of training is invaluable as it is real-time, real-world experience. We use every available resource at our disposal to ensure we have the best trained and experienced communications center staff.

C. Employee Screening and Orientation

Skyline EMS has a thorough employee screening process. Every potential employee must pass or meet company standards for the following prior to employment.

- State and National Background Check
- Pre-Employment Drug Screening
- Verification of any certifications (EMD)
- Current Driver's License
- Valid Social Security Card or Work Credentials
- Current Healthcare Provider CPR Card
- Not listed on the OIG Excluded Provider List

We begin with the above extensive screening and background process in our Human Resources Department. Once the candidate has been vetted, they begin the intake process.

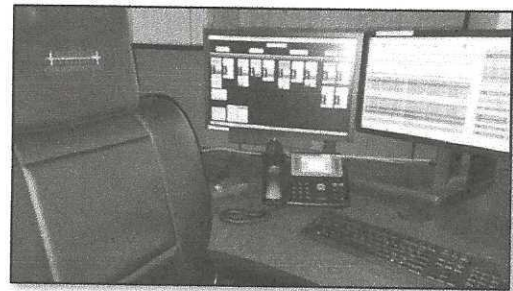
- Classroom training
- EMD course and non-emergent call taking.
- System Status Management training
- Scenario based training.
- Live tandem training with a Training Officer
- Extensive check off test (regarding company policy and procedures)
- Peer Review of performance
- Call recording based feedback.
- Cross functional training in all aspects of the center operation

D. Initial Coverage and Staffing Plan

Skyline EMS has the knowledge and depth to handle all of City of San Juan 2's ambulance dispatch. Currently our communication center provides pre-arrival EMD instructions to callers. It is still essential to have a fully staffed and professional communication center. To ensure proper response time compliance, our staff must effectively manage the EMS system with pinpoint accuracy. To ensure that each call is handled with the upmost professionalism and skill.

E. Proposed Computer Aided Dispatch System

The backbone of every innovative communication center is the computer-Aided Dispatch (CAD) system. Skyline EMS utilizes Angle Track CAD. Our CAD seamlessly integrates with field operations to provide top quality patient care to the community and the patients we serve. We have a full-featured CAD system that gives our personnel all the necessary tools to reduce our response.



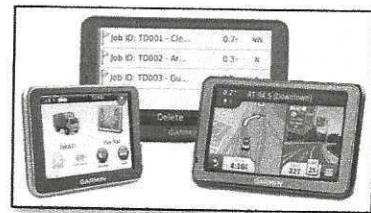
System Features:

- Automated Vehicle Locator (AVL) for real time vehicle locations
- AVL integrated with the CAD for closest unit available selection to reduce response times.

- In Vehicle Mobile Data Terminals (MDT)
- Silent Dispatch
- Integrated with mobile text messaging and email.
- Advanced Data Analytics / Reporting for customized reports
- Response Time monitoring by district

Skyline EMS optimizes its systems as described but also trains and drills its team to be able to manually make these decisions. While technology and systems continue to become more and more seamless, Skyline EMS believes in being prepared for the unexpected.

Skyline EMS uses tracking technology through Angel Track that provides an additional tool for mobile communication. Our CAD integrates with Google Maps to send digital messages to the Radios with routing and directions. We also use the automatic texting feature to alert our crews of calls with information about their response. They can send status messages to the communication center and notify when en route, on scene, etc. These Angel Track units function as a full mobile data terminal.



Skyline EMS not only provides real-time GPS monitoring but also having a comprehensive system that allows for monitoring of vehicle conditions, speed and crew driving performance to provide peace of mind to our communities that responses are being handled in an expedient but also responsible fashion that does not endanger the public.

Skyline EMS will complete a manual "dispatch card" for each dispatch of an ambulance when the CAD system is inoperable. Skyline's personnel will enter manual dispatch cards into the CAD system after the system resumes operations. It is important to note that Skyline's CAD system outages are monitored and measured both internally and by a contracted third party. Skyline's unplanned system outage time is **less than .05%** of total operating time per annum. Of these unscheduled outages, 98.82% are less than seventeen (8) minutes.

Skyline EMS is guided by a set of core principles that require placing patient care as our top priority. We believe that, although the outcome of every patient contact is variable, the method and fundamentals of how we respond is dependable, responsible and in the highest ethical manner. Simply put, "call screening" violates our core values and we do not tolerate that practice in our organization.

F. Response Time Commitments and Reporting

Skyline EMS understands that this RFP is for a high-performance EMS System. We have the necessary experience, personnel, leadership, equipment, infrastructure, and software to effectively operate at the highest levels of efficiency. We know that a key performance indicator of any EMS System is fast and reliable response times. We are committed to achieving that level of performance and reporting our successes and failures in all operational areas. We are partners within the community we serve, and full transparency is critical to identifying and correct deficiencies and negative trends.

Skyline EMS is prepared to meet and exceed the 8-minute response time requirement. In the unfortunate event of a delayed response as identified above, we will conduct a full investigation of the incident. Upon completion of the investigation, the County Judge will receive a full written report along with a summary of the corrective actions we have taken.

F - First Responder Program Commitment

First Responder Support Program

Every EMS System relies on multiple agencies to successfully execute the mission. First Responders are the first step in ensuring an EMS System's success. Skyline EMS understands how necessary a strong relationship between the ambulance provider and the first responders is to the system's overall success. Skyline EMS will help ensure the success of our first responders in our services area. We are committed to working with them as a trusted partner.



The Fire Department and Police Department will continue to be able to participate in training events and continuing education courses sponsored by Skyline EMS.

Our goal has always been to incorporate the First Responder organizations into our continuing education program. We will continue our commitment to all first responder organizations in the area. Skyline EMS will also provide CPR and first aid classes to City of San Juan.

G – Professional References

Skyline EMS currently is the 911 provider for the following Counties and Cities:

**Jim Hogg County
Hidalgo Precent 1
Hidalgo Precent 3
City of Palmhurst, Texas
Mutual Aid for City of Mission, Texas**

See ATTACHMENT 06

H - LIABILITY INSURANCE REQUIREMENTS

A. Provision of Insurance

Skyline EMS understands the importance of having insurance coverage to ensure the stability of the EMS system from unforeseen liabilities.

Skyline EMS will always meet or exceed the insurance requirements of this RFP and agree to all requirements set forth in the RFP. Refer to the Additional Supplemental Section to review our certificate of insurance.

Skyline EMS agrees with the Indemnity and Hold Harmless Provisions set forth in this RFP and list the City of San Juan as an additional insured.

Skyline EMS agrees with the Limitation of Damages language set forth in this RFP.

**Accord Binder – Certificate of Insurance:
See ATTACHMENT 07**

I – Pricing

Skyline EMS rates follow a national standard and are constantly compared against regional market information to confirm our pricing remains fair and reasonable.

Over the past several years, ambulance reimbursement has changed. We are proposing to adjust those rates to reflect the rates charged throughout the ambulance industry and the State. We look forward to discussing this in further detail. We propose to use our years of providing services across the State of Texas to create an Average Patient Charge (APC). We propose an APC of \$ 1,750.00. Our APC was calculated based upon the following criteria:

Proposed initial user fee structure is as follows:

HCPC	Medicare
Charges	
A0382 - BLS Disposables	\$ 280.00
A0398 - ALS Disposables	\$ 425.00
A0422 - Oxygen	\$ 125.00
A0425 - Mileage	\$ 25.00
A0426 - ALS Non-Emergent	\$ 1,200.00
A0427 - ALS Emergent	\$ 1,500.00
A0428 - BLS Non-Emergent	\$ 1,000.00
A0429 - BLS Emergent	\$ 1,200.00
A0433 - ALS Level II	\$ 1,750.00
A0434 - Specialty Care Transport	\$ 2,750.00

The following is a custom package of the services that we are ready to provide once the County decides on the number of trucks. Skyline Emergency Medical Services is prepared to provide MICU ambulance service in City of San Juan.

Options A is for 1 Mobile Intensive Care Unit (MICU) and Advance Life Support Unit (ALS) with a monthly subsidy of \$70,000.00 and yearly total of \$840,000.00. The cost for both units monthly is \$70,000.00.

J – CERTIFICATIONS FROM DEPARTMENT OF STATE HEALTH SERVICES
--

State CERTIFICATION
See ATTACHMENT 08

AMBULANCE CERTIFICATION

See ATTACHMENT 09

K - BASE STATION

Our corporate headquarters are located at 600 E. Griffin Parkway Suite B in Mission Texas. This location houses our Administration Operations. We have a substation at this location. We house a total of 6 Units at this location. Our Starr County Station houses 5 Units and our Hidalgo County Precent-3 houses 2 Units. Hidalgo County Precent-1 houses 3 If awarded the contract this location will house a total of 2 units.

L - COLLECTION POLICIES AND PROCEDURES

XII. Billing and Accounts Receivable Program

Skyline EMS knows that a successful billing program is fundamental to any EMS services provider. The key to our success is the ability to effectively manage our Accounts Receivable. We have developed an in-house professional ambulance billing service that has over 5 internal professional ambulance coders. They have experience, knowledge, and experience, which has been demonstrated by the fact that over the past 2 years we have billed out almost 10,000 invoices.

We accomplish our goals with a simple formula of trained professional staff and state-of-the-art billing software. Our employees undergo a thorough screening process and an extensive training program, including customer service, HIPAA compliance, Medicare and Medicaid billing regulations, and internal billing procedures. Our process includes:

- Efficiencies in follow-up procedures when claims need to be corrected and/or re-filed with appropriate payers to ensure maximum reimbursement.
- Industry leading technology from Angel Track Software used for automation of the medical billing process.
- Strict adherence to compliance training, compliance certification, and compliance auditing.

A. Accounts Receivable Program

Skyline EMS monitors and manages our Accounts Receivable daily. Through our Billing Software provided by Angel Track, we have a wide range of reports available to ensure we are maximizing our collection efforts. .

All billing activities are completed in strict accordance with local, state, and federal laws, regulations, procedures, and policies. We hold a member position with the American Ambulance Association that helps stay current in this regard and when needed to help lead the industry to affect change reimbursement policy.

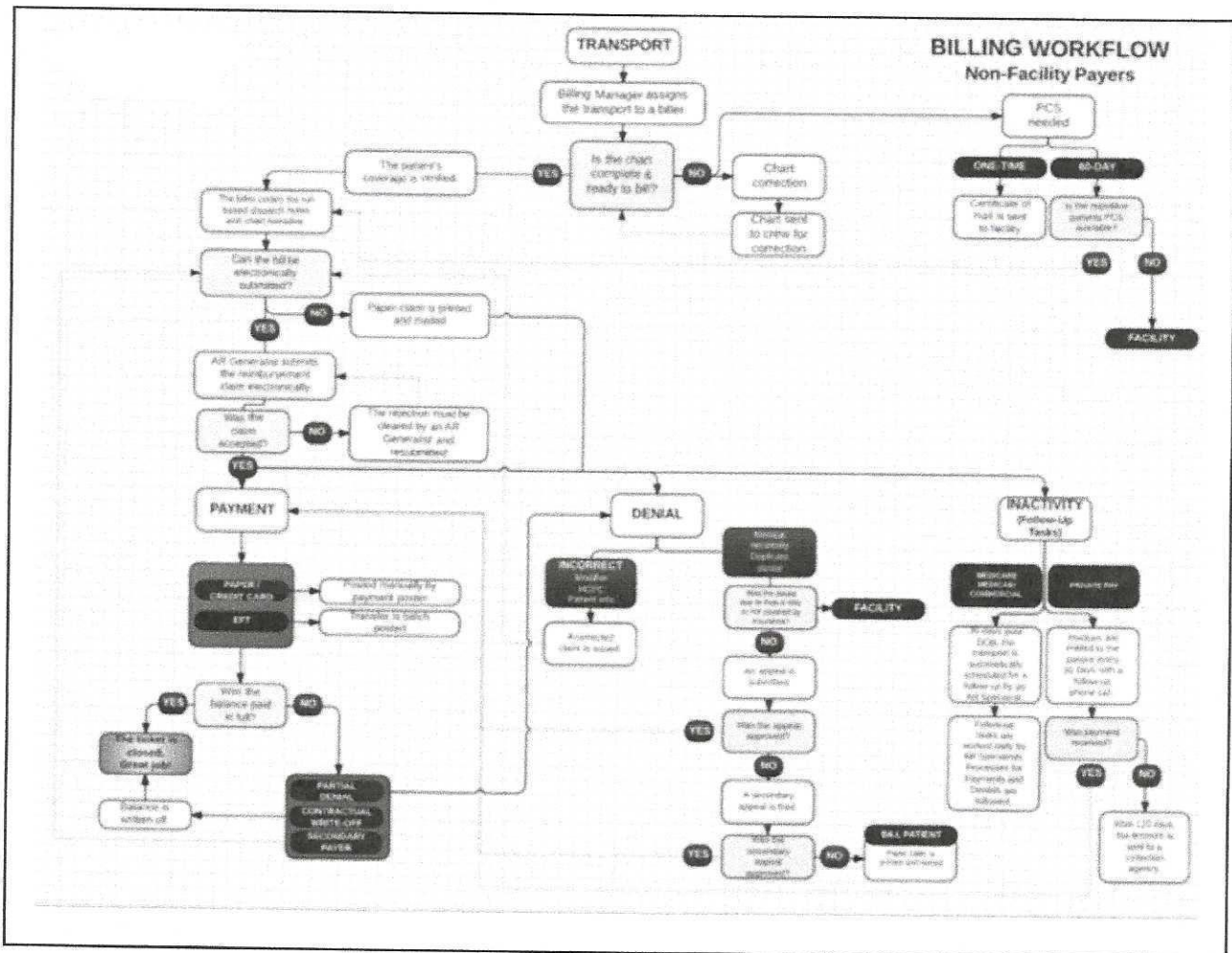
We have built Skyline EMS on a foundation of strict core values. We pride ourselves on acting with the utmost dignity and highest integrity. We will never attempt to collect fees associated with our services during a patient's time of crisis. We are here to help and not cause additional anxiety or grief. We provide comfort and a sense of stability during these times.

Our billing and collection practices are retrospective. We will work with patients to settle their accounts, once their emergency is over.

City of San Juan is invited to inspect our billing records. We will provide a full report annually in compliance with the requirements of this RFP.

Skyline EMS has a comprehensive Accounts Receivable Program. Our team of professionals works tirelessly on behalf of the patient to minimize their out of pocket expenses.

Below is a flow chart of our account receivables program.



M - EMS HELICOPTER ORGANIZATION

Skyline EMS does agree to request helicopter evacuation for patients in need of this type of service in accordance to the TRAC guidelines for Helicopter Evacuation. Skyline EMS has incorporated an Air Medical Utilization Protocol that addresses air evacuation. A copy of our Protocol has been attached for review.

N - PARTICIPATION IN TRAC

Skyline EMS does participate in the Trauma Regional Advisory Council and does abide by the recommendation for hospital diversion and bypass protocols. The TRAC was designed to "get the right trauma patient" to the "nearest most appropriate trauma facility". Enclosed is our signed Acknowledgement affidavit for the TRAC.

O - MAXIMUM ANNUAL RATE

Maximum Annual Rate: Our Subsidy price for providing (1) MICU ambulance and (1) ALS ambulance, stationed at City of San Juan , TX.

See Tab 10

1 MICU Ambulance

1 ALS Ambulance

- \$840,000.00 yearly
- \$70,000.00 monthly



Juan Cordero
COO
Skyline EMS, Inc.

October 05, 2023

Date

P – DEADLINE

October 05, 2023 at 3:00 P.M.

1	Articles of Incorporation
2	Certificate of Filling
3	Chain of Command
4	Personnel List
5	Medical Director Information
6	Certificate of Insurance
7	State Certification
8	Ambulance Certifications
9	Bid Price
10	

1

Articles of Incorporation

Form 201
(revised 6/01)



This space reserved for office use.

Return in Duplicate to:
Secretary of State
P.O. Box 13697
Austin, TX 78711-3697
FAX: 512/463-5709
Filing Fee: \$300

Articles of Incorporation
Pursuant to Article 3.02
Texas Business
Corporation Act

FILED
In the Office of the
Secretary of State of Texas
MAY 12 2010
Corporations Section

Article 1 - Corporate Name			
The name of the corporation is as set forth below:			
Skyline EMS Inc.			
The name must contain the word "corporation," "company," "incorporated," or an abbreviation of one of these terms. The name must not be the same as, deceptively similar to or similar to that of an existing corporate, limited liability company, or limited partnership name on file with the secretary of state. A preliminary check for "name availability" is recommended.			
Article 2 - Registered Agent and Registered Office (as set forth and completed on Form 201 and 201-1)			
☐ A. The initial registered agent is a corporation (cannot be corporation named above) by the name of:			
OR			
☒ B. The initial registered agent is an individual resident of the state whose name is set forth below:			
First Name	M.I.	Last Name	Suffix
Maria Isabel		Rodriguez	
C. The business address of the registered agent and the registered office address is:			
Street Address	City	TX	Zip Code
310 E. Main # 213	Alton		78573
Article 3 - Directors			
The number of directors constituting the initial board of directors and the names and addresses of the person or persons who are to serve as directors until the first annual meeting of shareholders or until their successors are elected and qualified are set forth below:			
Director 1: First Name	M.I.	Last Name	Suffix
Maria Isabel		Rodriguez	
Street Address	City	State	Zip Code
310 E. Main # 213	Alton	TX	78573
Director 2: First Name	M.I.	Last Name	Suffix
Street Address	City	State	Zip Code
Director 3: First Name	M.I.	Last Name	Suffix
Street Address	City	State	Zip Code

Article 4 - Authorized Shares

☒ A. The total number of shares the corporation is authorized to issue is 1000 and the par value of each of the authorized shares is \$.01

OR (You must select and complete either option A or option B, do not select both.)

☐ B. The total number of shares the corporation is authorized to issue is _____ and the shares shall have no par value.

If the shares are to be divided into classes, you must set forth the designation of each class, the number of shares of each class, the par value (or statement of no par value), and the preferences, limitations, and relative rights of each class in the space provided for supplemental information on this form.

Article 5 - Initial Capitalization

The corporation will not commence business until it has received for the issuance of its shares consideration of the value of one thousand dollars (\$1,000).

Article 6 - Duration

The period of duration is perpetual.

Article 7 - Purpose

The purpose for which the corporation is organized is for the transaction of any and all lawful business for which corporations may be incorporated under the Texas Business Corporation Act.

Supplemental Provisions and Information

Text Area

[The attached addendum are incorporated herein by reference.]

Incorporator

The name and address of the incorporator is set forth below.

Name: Maria Isabel Rodriguez

Street Address	City	State	Zip Code
310 E. Main # 213	Alton	TX	78573

Effective Date of Filing

☒ This document will become effective when the document is filed by the secretary of state.

OR

☐ This document will become effective at a later date, which is not more than ninety (90) days from the date of its filing by the secretary of state. The delayed effective date is _____

Execution

The undersigned incorporator signs these articles of incorporation subject to the penalties imposed by law for the submission of a false or fraudulent document.

Signature of incorporator: 

2

Certificate of Filling



Office of the Secretary of State

CERTIFICATE OF FILING OF

Skyline EMS Inc.
File Number: 801268588

The undersigned, as Secretary of State of Texas, hereby certifies that a Certificate of Formation for the above named Domestic For-Profit Corporation has been received in this office and has been found to conform to the applicable provisions of law.

ACCORDINGLY, the undersigned, as Secretary of State, and by virtue of the authority vested in the secretary by law, hereby issues this certificate evidencing filing effective on the date shown below.

The issuance of this certificate does not authorize the use of a name in this state in violation of the rights of another under the federal Trademark Act of 1946, the Texas trademark law, the Assumed Business or Professional Name Act, or the common law.

Dated: 05/12/2010

Effective: 05/12/2010



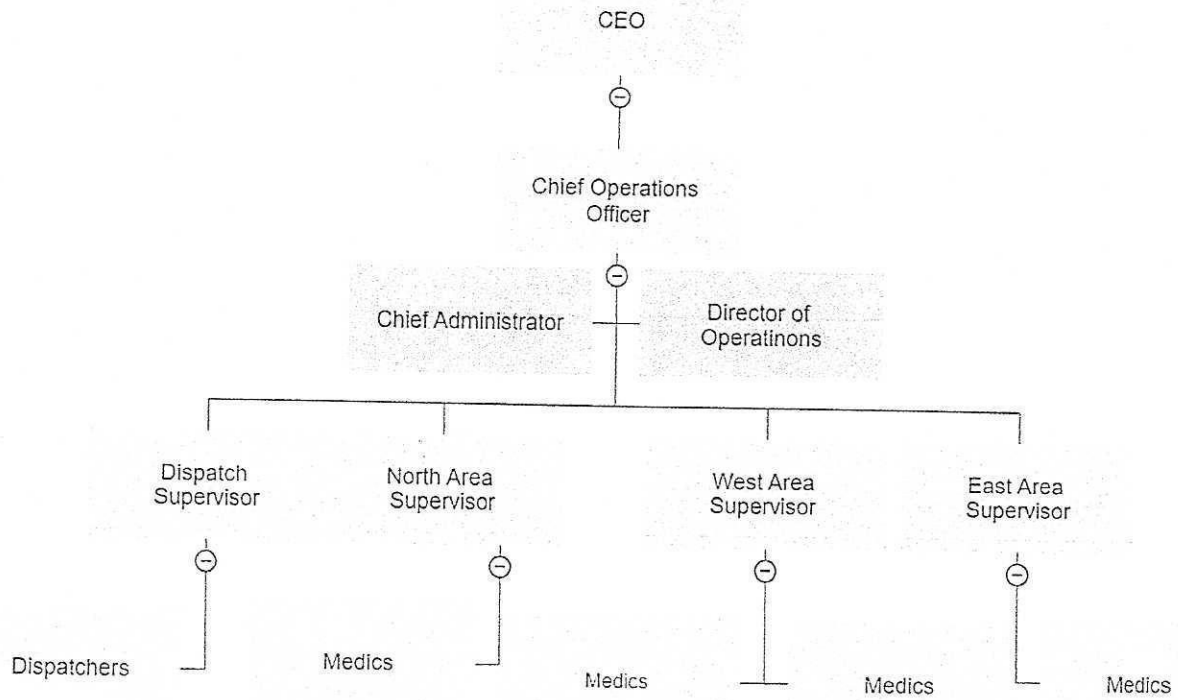
A handwritten signature in cursive script, appearing to read "Hope Andrade".

Hope Andrade
Secretary of State

3

Chain of Command

Skyline EMS INC



4

Personnel List

Related Party Name	License	Address
BERWANGER, DAVID	Certified Emergency Medical Technician (EMT) #738316 Status: Expired Expiration Date: 03/31/2023	KILLEEN, TX BELL 76549 US
ADAME, JESUS	Certified Emergency Medical Technician (EMT) #726585 Status: Current Expiration Date: 08/31/2024	RIO GRANDE CITY, TX STARR 78582 US
GARZA, GILBERTO	Certified Emergency Medical Technician (EMT) #740576 Status: Current Expiration Date: 02/28/2025	MISSION, TX HIDALGO 78572 US
AYALA, YOLANDA	Certified Emergency Medical Technician - Paramedic (EMT-P) #164056 Status: Current Expiration Date: 04/30/2025	WESLACO, TX HIDALGO 78599 US
ARMIJO, ABRYNAH A	Certified Emergency Medical Technician (EMT) #745513 Status: Current Expiration Date: 09/30/2024	EDINBURG, TX HIDALGO 78539 US
DE LEON, CHRISTIAN	Certified Emergency Medical Technician - Paramedic (EMT-P) #701152 Status: Current Expiration Date: 11/30/2025	MCALLEN, TX HIDALGO 78501 US
GUERRERO, MANUEL	Certified Emergency Medical Technician - Paramedic (EMT-P) #34004 Status: Current Expiration Date: 04/30/2024	EDINBURG, TX HIDALGO 78542 US
MEBANE, CHRISTOPHER JASON	Certified Emergency Medical Technician (EMT) #733668 Status: Expired Expiration Date: 03/31/2022	EDINBURG, TX HIDALGO 78541 US
SHATTO, TONY	Certified Emergency Medical Technician - Paramedic (EMT-P) #728418 Status: Current	WESLACO, TX HIDALGO 78599

Related Party Name	License	Address
CANTU, IVAN	Expiration Date: 11/30/2025	US
	Certified Emergency Medical Technician (EMT) #734775	EDINBURG , TX
	Status: Expired	HIDALGO 78542
GUTIERREZ, JUAN MANUEL	Expiration Date: 06/30/2018	US
	Licensed Paramedic #721164	EDINBURG , TX
	Status: Current	HIDALGO 78541
RIOS, DOMINGO	Expiration Date: 10/31/2024	US
	Certified Emergency Medical Technician (EMT) #744161	MISSION , TX
	Status: Expired	HIDALGO 78573
PENA III, PLACIDO	Expiration Date: 09/30/2021	US
	Licensed Paramedic #159617	ROMA , TX
	Status: Current	STARR 78584
GUTIERREZ, ALEXANDER IVAN	Expiration Date: 12/31/2023	US
	Licensed Paramedic #723606	GARCIASVILLE , TX
	Status: Current	STARR 78547
HARRIS, KEVIN LYNN	Expiration Date: 06/30/2026	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #57331	EDINBURG , TX
	Status: Current	HIDALGO 78539
MORA, ZADHAY JESUS	Expiration Date: 10/31/2024	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #738692	ALAMO , TX
	Status: Current	HIDALGO 78516
CANALES, ABRAHAM ALBERTO	Expiration Date: 11/30/2025	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #113596	MISSION , TX
	Status: Current	HIDALGO 78574
PAZ III, MARCIAL	Expiration Date: 01/31/2024	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #159267	EDINBURG , TX
	Status: Current	HIDALGO 78542

Related Party Name	License	Address
ARREDONDO, DAVID	Expiration Date: 12/31/2024	
	Certified Emergency Medical Technician - Paramedic (EMT-P) #118884	RIO GRANDE CITY, TX
	Status: Current	STARR
		78582
DE LA ROSA, NOE I	Expiration Date: 01/31/2025	US
	Licensed Paramedic #159209	SAN ANTONIO, TX
	Status: Expired	BEXAR
		78218
KEEFER, JAVIER	Expiration Date: 03/31/2022	US
	Licensed Paramedic #722197	ALAMO, TX
	Status: Current	HIDALGO
		78516
PENA, ELIEL	Expiration Date: 08/31/2024	US
	Certified Emergency Medical Technician (EMT) #163184	MISSION, TX
	Status: Current	HIDALGO
		78572
VILLALPANDO, NICOLAS	Expiration Date: 10/31/2026	US
	Licensed Paramedic #704377	WESLACO, TX
	Status: Current	HIDALGO
		78599
BARRERA, JORGE ALBERTO	Expiration Date: 08/31/2025	US
	Certified Emergency Medical Technician (EMT) #129130	RIO GRANDE CITY, TX
	Status: Current	STARR
		78582
GARCIA, ANA LILIA	Expiration Date: 06/30/2024	US
	Certified Emergency Medical Technician (EMT) #760688	RIO GRANDE CITY, TX
	Status: Current	STARR
		78582
GARZA JR, IV	Expiration Date: 09/30/2027	US
	Certified Emergency Care Attendant (ECA) #157106	ROMA, TX
	Status: Current	STARR
		78584
GONZALEZ, JESUS	Expiration Date: 04/30/2024	US
	Certified Emergency Medical Technician (EMT) #740376	MCALLEN, TX
	Status: Current	HIDALGO
		78504
	Expiration Date: 03/31/2024	US

Related Party Name	License	Address
LOPEZ, VANESSA	Certified Advanced Emergency Medical Technician (Adv EMT) #722514 Status: Current Expiration Date: 05/31/2024	RIO GRANDE CITY , TX STARR 78582 US
RESENDEZ, RAMIRO	Certified Advanced Emergency Medical Technician (Adv EMT) #718090 Status: Current Expiration Date: 02/29/2024	RIO GRANDE CITY , TX STARR 78582 US
GUERRERO, EFRAIN	Certified Emergency Medical Technician - Paramedic (EMT-P) #708200 Status: Expired Expiration Date: 02/28/2023	MISSION , TX HIDALGO 78573 US
GARZA, RICARDO	Certified Emergency Medical Technician (EMT) #740406 Status: Current Expiration Date: 06/30/2025	MCALLEN , TX HIDALGO 78501 US
ALONSO, RAY ANTHONY	Licensed Paramedic #740004 Status: Current Expiration Date: 07/31/2026	EDINBURG , TX HIDALGO 78539 US
ALMAZAN, GUADALUPE ALEJANDRA	Certified Emergency Medical Technician (EMT) #113597 Status: Current Expiration Date: 02/28/2026	BROWNSVILLE , TX CAMERON 78520 US
SALMON , JOSE	Certified Emergency Medical Technician - Paramedic (EMT-P) #742575 Status: Current Expiration Date: 02/28/2026	RIO GRANDE CITY , TX STARR 78582 US
CORDERO , JUAN F	Certified Emergency Care Attendant (ECA) #730493 Status: Current Expiration Date: 10/31/2025	ALTON , TX HIDALGO 78573 US
HERNANDEZ, MARIO GUADALUPE	Certified Emergency Medical Technician - Paramedic (EMT-P) #717829 Status: Current	EDINBURG , TX HIDALGO 78540 US

Related Party Name	License	Address
ROSALES, ELIAS	Expiration Date: 02/28/2025	
	Certified Emergency Medical Technician (EMT) #705808	MISSION, TX
	Status: Current	HIDALGO 78572
RODRIGUEZ, BLANCA	Expiration Date: 06/30/2024	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #56027	PHARR, TX
	Status: Current	HIDALGO 78577
RAMIREZ, ALBERTO	Expiration Date: 05/31/2025	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #702319	MCALLEN, TX
	Status: Current	HIDALGO 78504
RICO, ORLANDO M	Expiration Date: 07/31/2026	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #743972	EDINBURG, TX
	Status: Current	HIDALGO 78541
TREVINO, JOSE ALFREDO	Expiration Date: 02/28/2025	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #164042	MISSION, TX
	Status: Current	HIDALGO 78572
CANTU, FERNANDO	Expiration Date: 10/31/2026	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #141665	SAN JUAN, TX
	Status: Current	HIDALGO 78589
SAENZ, KARINA	Expiration Date: 08/31/2024	US
	Certified Emergency Medical Technician (EMT) #740575	RIO GRANDE CITY, TX
	Status: Current	STARR 78582
RODRIGUEZ, CESAR	Expiration Date: 09/30/2027	US
	Certified Emergency Medical Technician (EMT) #169919	MONTE ALTO, TX
	Status: Current	HIDALGO 78538
SILVA, JASON	Expiration Date: 05/31/2025	US
	Certified Emergency Medical Technician (EMT) #168563	MISSION, TX
		HIDALGO

Related Party Name	License	Address
MELENDEZ, LUIS ENRIQUE	Status: Current	78572 US
	Expiration Date: 08/31/2025	
	Certified Emergency Medical Technician (EMT) #729148	RIO GRANDE CITY , TX
	Status: Current	STARR 78582 US
BARRERA, ALONDRA	Expiration Date: 04/30/2025	
	Certified Emergency Medical Technician (EMT) #764274	RIO GRANDE , TX
	Status: Current	STARR 78582 US
	Expiration Date: 07/31/2024	
FERRUZCA, ANGEL IVAN	Licensed Paramedic #754265	EDINBURG , TX
	Status: Current	HIDALGO 78542 US
	Expiration Date: 06/30/2027	
	Certified Emergency Medical Technician (EMT) #740835	EDINBURG , TX
GOMEZ, APOLONIA	Status: Current	HIDALGO 78541 US
	Expiration Date: 09/30/2027	
	Certified Emergency Medical Technician - Paramedic (EMT-P) #141672	RIO GRANDE CITY , TX
	Status: Current	STARR 78582 US
GARCIA, FIDEL	Expiration Date: 02/28/2026	
	Licensed Paramedic #166899	RIO GRANDE CITY , TX
	Status: Current	STARR 78582 US
	Expiration Date: 07/31/2027	
GARCIA JR, DAMACIO	Licensed Paramedic #744067	EDINBURG , TX
	Status: Current	HIDALGO 78541 US
	Expiration Date: 03/31/2025	
	Certified Emergency Medical Technician (EMT) #720693	TEXARKANA , TX
BITTORF, ERICH RICHARD	Status: Expired	BOWIE 75503 US
	Expiration Date: 05/31/2019	
	Licensed Paramedic #100366	SEBASTIAN , TX
	Status: Current	WILLACY

Related Party Name	License	Address
MULROY, WENDEE JOH	Expiration Date: 01/31/2026	78594 US
	Certified Emergency Medical Technician (EMT) #737397	KILLEEN, TX
	Status: Current	BURNET 76549
	Expiration Date: 01/31/2027	US
GONZALEZ, RICARDO	Certified Emergency Care Attendant (ECA) #736964	MCALLEN, TX
	Status: Current	HIDALGO 78504
	Expiration Date: 11/30/2026	US
	Certified Emergency Medical Technician (EMT) #726970	EDINBURG, TX
VALENZUELA, DANA DENISE	Status: Current	HIDALGO 78541
	Expiration Date: 09/30/2024	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #718932	ROMA, TX
	Status: Current	STARR 78584
REYNOSO JR, JUAN	Expiration Date: 10/31/2024	US
	Licensed Paramedic #711077	EDINBURG, TX
	Status: Current	HIDALGO 78541
	Expiration Date: 08/31/2026	US
MONTALVO, JESSE	Certified Advanced Emergency Medical Technician (Adv EMT) #45990	MISSION, TX
	Status: Current	HIDALGO 78574
	Expiration Date: 08/31/2025	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #732935	EDINBURG, TX
BERLANGA, JUAN M	Status: Current	HIDALGO 78539
	Expiration Date: 01/31/2026	US
	Licensed Paramedic #106222	WESLACO, TX
	Status: Current	HIDALGO 78596
GARCIA, ROSALBA	Expiration Date: 07/31/2026	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #127283	MONTE ALTO, TX
	Status: Expired	HIDALGO 78538

Related Party Name	License	Address
	Expiration Date: 09/30/2021	US
	Certified Emergency Medical Technician (EMT) #731555	MCALLEN , TX
NEGRILLO, EDMOND	Status: Current	HIDALGO 78504
	Expiration Date: 10/31/2025	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #705859	MCALLEN , TX
GARCIA, SERGIO RAMON	Status: Current	HIDALGO 78501
	Expiration Date: 07/31/2025	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #100372	PENITAS , TX
LEIJA, SAMUEL	Status: Current	HIDALGO 78576
	Expiration Date: 08/31/2025	US
	Certified Emergency Medical Technician (EMT) #747287	EDINBURG , TX
HERNANDEZ, LESLIE ANNE	Status: Current	HIDALGO 78541
	Expiration Date: 07/31/2025	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #126029	PORT MANSFIELD , TX
JACKSON, FREDERICK WILLIAM	Status: Current	WILLACY 78598
	Expiration Date: 01/31/2024	US
	Certified Emergency Medical Technician (EMT) #742270	MCALLEN , TX
FRAUSTO, OSCAR	Status: Expired	HIDALGO 78504
	Expiration Date: 01/31/2020	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #737742	RIO GRANDE CITY , TX
LOPEZ, HECTOR	Status: Current	STARR 78582
	Expiration Date: 06/30/2025	US
	Certified Emergency Medical Technician (EMT) #173063	LA FERIA , TX
BARRERA, RAMON	Status: Current	CAMERON 78559
	Expiration Date: 04/30/2026	US
CARREON JR., NOEL	Certified Emergency Medical Technician - Paramedic (EMT-P) #756672	EDINBURG , TX HIDALGO

Related Party Name	License	Address
GARZA JR, RAMIRO	Status: Current	78542 US
	Expiration Date: 09/30/2027	
	Certified Emergency Medical Technician (EMT) #143252	BRUNI, TX
	Status: Current	WEBB 78344 US
HAYES, WILLIAM LOCIO	Expiration Date: 05/31/2026	
	Certified Emergency Medical Technician (EMT) #773735	PHARR, TX
	Status: Current	HIDALGO 78577 US
	Expiration Date: 02/28/2026	
HERNANDEZ, ISAAC	Certified Emergency Medical Technician - Paramedic (EMT-P) #750995	ALTON, TX
	Status: Current	HIDALGO 78573 US
	Expiration Date: 06/30/2027	
	Certified Advanced Emergency Medical Technician (Adv EMT) #120808	BENAVIDES, TX
MARTIN, CLAY REID	Status: Current	DUVAL 78341 US
	Expiration Date: 08/31/2026	
	Licensed Paramedic #106292	EDINBURG, TX
	Status: Current	HIDALGO 78539 US
PITTMAN, JAMES CLOUD	Expiration Date: 02/29/2024	
	Certified Emergency Medical Technician (EMT) #773912	RIO GRANDE CITY, TX
	Status: Current	STARR 78582 US
	Expiration Date: 02/28/2026	
GONZALEZ, JAVIER	Certified Emergency Medical Technician - Paramedic (EMT-P) #149051	EDINBURG, TX
	Status: Current	HIDALGO 78539 US
	Expiration Date: 07/31/2025	
	Licensed Paramedic #761945	PALMHURST, TX
GARZA, ABIGAIL	Status: Current	HIDALGO 78573 US
	Expiration Date: 03/31/2026	
	Certified Emergency Medical Technician (EMT) #127462	CONCEPCION, TX
		DUVAL

Related Party Name	License	Address
	Status: Current	78349 US
	Expiration Date: 07/31/2024	
	Certified Emergency Medical Technician (EMT) #773865	EDCOUCH , TX
MARTINEZ, JOSEPH JOHN	Status: Current	HIDALGO 78538
	Expiration Date: 02/28/2026	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #763554	PHARR , TX
MARES, SELENA	Status: Current	HIDALGO 78577
	Expiration Date: 09/30/2026	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #721305	EDINBURG , TX
MARTINEZ, ERIC	Status: Current	HIDALGO 78539
	Expiration Date: 08/31/2026	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #135523	MISSION , TX
MARTINEZ ESCALANTE, RIGOBERTO	Status: Current	HIDALGO 78573
	Expiration Date: 09/30/2025	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #736944	MCALLEN , TX
CONTRERAS, ALESSANDRO	Status: Current	HIDALGO 78503
	Expiration Date: 08/31/2026	US
	Licensed Paramedic #769325	PHARR , TX
RAMIREZ AYALA , JAN HILARIO	Status: Current	HIDALGO 78577
	Expiration Date: 06/30/2027	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #742224	ALTON , TX
ARJONA, ZEFERINO	Status: Current	HIDALGO 78573
	Expiration Date: 08/31/2026	US
	Certified Emergency Medical Technician (EMT) #777758	WESLACO , TX
AYALA , RENE	Status: Current	HIDALGO 78596
	Expiration Date: 09/30/2026	US
CRUZ, LIONEL	Licensed Paramedic #118280	MCALLEN , TX

Related Party Name	License	Address
	Status: Current	HIDALGO 78501 US
	Expiration Date: 02/28/2026	
	Certified Emergency Medical Technician (EMT) #747024	MCALLEN , TX HIDALGO 78501 US
DE LEON, CHRISTOPHER	Status: Current	
	Expiration Date: 12/31/2024	
	Certified Emergency Medical Technician (EMT) #715791	HOUSTON , TX HARRIS 77520 US
FLORES, RICHARD LEE	Status: Current	
	Expiration Date: 06/30/2026	
	Licensed Paramedic #55253	MCALLEN , TX HIDALGO 78504 US
DE PENA, MARCOS JORDAN	Status: Current	
	Expiration Date: 02/29/2024	
	Licensed Paramedic #107508	HARLINGEN , TX CAMERON 78550 US
GARCIA, JUAN JAVIER	Status: Current	
	Expiration Date: 05/31/2026	
	Licensed Paramedic #166896	EDINBURG , TX HIDALGO 78542 US
CASTORENA, ANA PATRICIA	Status: Current	
	Expiration Date: 04/30/2027	
	Certified Emergency Medical Technician (EMT) #164040	EDINBURG , TX HIDALGO 78539 US
RAMIREZ, CHRISTINE MARIA	Status: Current	
	Expiration Date: 01/31/2025	
	Certified Emergency Medical Technician (EMT) #733573	MCALLEN , TX HIDALGO 78501 US
CRIPPS, JOE T.	Status: Current	
	Expiration Date: 03/31/2026	
	Licensed Paramedic #135529	MISSION , TX HIDALGO 78573 US
DELEON, CHRISTOPHER	Status: Current	
	Expiration Date: 10/31/2026	
	Certified Emergency Medical Technician (EMT) #772258	PHARR , TX HIDALGO 78577 US
GONZALEZ, LUCERITO	Status: Current	

Related Party Name	License	Address
CORDOVA, JESUS	Expiration Date: 11/30/2025	
	Certified Emergency Medical Technician - Paramedic (EMT-P) #736366	PHARR, TX
	Status: Current	HIDALGO
		78577
BARAJAS, CARLOS	Expiration Date: 09/30/2026	US
	Certified Emergency Medical Technician - Paramedic (EMT-P) #159420	MISSION, TX
	Status: Current	HIDALGO
		78573
BARAJAS, JOSEPH	Expiration Date: 09/30/2025	US
	Certified Emergency Medical Technician (EMT) #774866	MCALLEN, TX
	Status: Current	HIDALGO
		78501
DELEON, CARLOS HECTOR	Expiration Date: 04/30/2026	US
	Certified Emergency Medical Technician (EMT) #729013	HIDALGO, TX
	Status: Current	HIDALGO
		78557
AMADOR, JESSE AMADOR	Expiration Date: 12/31/2024	US
	Licensed Paramedic #761250	EDINBURG, TX
	Status: Current	HIDALGO
		78539
GARZA, BELINDA	Expiration Date: 08/31/2027	US
	Certified Advanced Emergency Medical Technician (Adv EMT) #125381	BRUNI, TX
	Status: Current	78344
		US
DE LEON, FLORINDA DAVILA	Expiration Date: 06/30/2024	
	Licensed Paramedic #21951	HEBBRONVILLE, TX
	Status: Current	JIM HOGG
		78361
	12/31/2024	US

5

Medical Director information



Texas Medical Board

Healthcare Provider Verification / Profile

[Search](#) [Back](#) [Print Verification](#)

Physician License

NAME: JOHN FRANCIS VISINTINE III, MD

LICENSE: N3376

INFORMATION CURRENT AS OF: 10/3/2023

CURRENT STATUS: ACTIVE

[Click here for a detailed information on what each section below contains.](#)

THE INFORMATION IN THIS BOX HAS BEEN VERIFIED BY THE TEXAS MEDICAL BOARD

Verified Information

Year of Birth: 1970

License Number: N3376 Physician License

Issuance Date: 05/29/2009

Expiration Date: 11/30/2024

Current Status: ACTIVE as of 06/22/2009

Disciplinary Restrictions: NONE

Non-Disciplinary Restrictions: NONE

Specialties:

School of Graduation:

UNIV OF TOLEDO COLL OF MED, TOLEDO OH (ALTERNATE
SCHOOL NAME: MED COLL OF OHIO) 1997

Current Board Action

 Medical Malpractice Investigations

THE INFORMATION IN THESE SECTIONS WAS REPORTED BY THE
LICENSEE AND MAY HAVE NOT BEEN VERIFIED BY THE TEXAS
MEDICAL BOARD

Self Reported Information**Gender:** MALE**Place of Birth:** OHIO**Race:** WHITE**Current Primary Practice Address:**

1120 EAST RIDGE ROAD
SUITE 220
MCALLEN, TX 78503

Years of Active Practice in the U.S. or Canada:
25 year(s)**Years of Active Practice in Texas:**
12 year(s) Specialty Board Certification Specialties Education Hospital Privileges Utilization Review Patient Services Awards, Honors, Publications Malpractice Information Criminal History

6

Certificate of Insurance



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

10/2/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an **ADDITIONAL INSURED**, the policy(ies) must have **ADDITIONAL INSURED** provisions or be endorsed. If **SUBROGATION IS WAIVED**, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER

TrueNorth Companies, L.C.
500 1st St SE
Cedar Rapids IA 52401

CONTACT NAME:

PHONE
(A/C, No, Ext): 319-366-2723

FAX
(A/C, No): 319-862-0612

E-MAIL
ADDRESS: certs@truenorthcompanies.com

INSURER(S) AFFORDING COVERAGE**NAIC #****INSURED**

Skyline EMS, Inc.
310 E. Main PMB 213
Alton TX 78573

SKYLEMS-01

INSURER A: Capitol Specialty Insurance Corporation

10328

INSURER B: National Indemnity Company

20087

INSURER C:**INSURER D:****INSURER E:****INSURER F:****COVERAGES****CERTIFICATE NUMBER:** 1770821302**REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☒ CLAIMS-MADE ☐ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☒ POLICY ☐ PRO-JECT ☐ LOC OTHER:	Y		MM20222199-02	4/8/2023	4/8/2024	EACH OCCURRENCE \$1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$100,000 MED EXP (Any one person) \$5,000 PERSONAL & ADV INJURY \$1,000,000 GENERAL AGGREGATE \$1,000,000 PRODUCTS - COMP/OP AGG \$1,000,000 Deductible \$5,000
B	AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ OWNED AUTOS ONLY ☐ HIRED AUTOS ONLY ☒ SCHEDULED AUTOS ☐ NON-OWNED AUTOS ONLY	Y		73APB006369	4/8/2023	4/8/2024	COMBINED SINGLE LIMIT (Ea accident) \$100,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ Deductible \$
	UMBRELLA LIAB ☐ EXCESS LIAB DED ☐ RETENTION \$						EACH OCCURRENCE \$ AGGREGATE \$ Deductible \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				PER STATUTE ☐ OTH-ER ☐ E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
A	Professional Liability			MM20222199-02	4/8/2023	4/8/2024	Each Claim Aggregate Deductible 1,000,000 1,000,000 \$5,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)
Sexual Misconduct Liability: Policy MM20222199-02 Eff 04/08/23 - 04/08/24

Limits of Liability:
Each Claim - \$250,000
Aggregate - \$750,000
Deductible - \$5,000

CERTIFICATE HOLDER

City of San Juan
709 S Nebraska Ave
San Juan TX 78589

CANCELLATION

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

7

State Certification



TEXAS
Health and Human
Services

Texas Department of State
Health Services

This certifies that

SKYLINE EMS INC

License Number: 1000723

has submitted acceptable evidence of compliance with the Texas Health and Safety Code, Chapter 773, the Texas EMS Act, and is hereby granted a License as a **TEXAS EMERGENCY MEDICAL SERVICES PROVIDER**. This License is not transferable and is valid only for use by the provider named above.

Expiration Date: 9/30/2025

If you have a complaint about the services you have received from this EMS Provider or if you have a reason to believe that a violation of Texas EMS regulations has occurred, please report your concerns to the Texas Department of State Health Services at:

1-800-452-6086 or by email to **EMS_Complaint@dshs.texas.gov**

Document Number: 8670

8

Ambulance Certifications

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with MICU
Capability
Document No.:
95777

TEXAS DEPARTMENT OF STATE HEALTH SERVICES

This certifies that

SKYLINE EMS INC

has submitted acceptable evidence of compliance with the Texas EMS Act, Chapter 773, of the Health and Safety Code, and is hereby granted an EMS Provider License by the State of Texas. This document is to be prominently displayed in the patient compartment of each designated EMS vehicle while in service or response ready. This document is valid only for the EMS Provider named above.

If you have a complaint about the services you have received from this EMS Provider or if you have a reason to believe that a violation of Texas EMS regulations has occurred, please report your concerns to the Texas Department of State Health Services at:

1-800-452-6086 or by email to **EMS_Complaint@dshs.texas.gov**

SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with MICU
Capability
Document No.:
95776

TEXAS DEPARTMENT OF STATE HEALTH SERVICES

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with MICU
Capability
Document No.:
95775

TEXAS DEPARTMENT OF STATE HEALTH SERVICES

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with MICU
Capability
Document No.:
95774

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with MICU
Capability
Document No.:
95773

TEXAS DEPARTMENT OF STATE HEALTH SERVICES

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with MICU
Capability
Document No.:
95772

TEXAS DEPARTMENT OF STATE HEALTH SERVICES

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with MICU
Capability
Document No.:
95771

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with ALS
Capability
Document No.:
95770

TEXAS DEPARTMENT OF STATE HEALTH SERVICES

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with ALS
Capability
Document No.:
95769

TEXAS DEPARTMENT OF STATE HEALTH SERVICES

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with ALS
Capability
Document No.:
95768

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with ALS
Capability
Document No.:
95767

TEXAS DEPARTMENT OF STATE HEALTH SERVICES

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with ALS
Capability
Document No.:
95766

TEXAS DEPARTMENT OF STATE HEALTH SERVICES

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SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with ALS
Capability
Document No.:
95765

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ALTON TX 78573

Provider License No.: 1000723
Expiration Date: 9/30/2025

Vehicle Designation:
BLS with ALS
Capability
Document No.:
95764

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has submitted acceptable evidence of compliance with the Texas EMS Act, Chapter 773, of the Health and Safety Code, and is hereby granted an EMS Provider License by the State of Texas. This document is to be prominently displayed in the patient compartment of each designated EMS vehicle while in service or response ready. This document is valid only for the EMS Provider named above.

If you have a complaint about the services you have received from this EMS Provider or if you have a reason to believe that a violation of Texas EMS regulations has occurred, please report your concerns to the Texas Department of State Health Services at:

1-800-452-6086 or by email to **EMS_Complaint@dshs.texas.gov**

SKYLINE EMS INC
310 E MAIN PMB 213
ALTON TX 78573

9

Bid Prices

O - MAXIMUM ANNUAL RATE

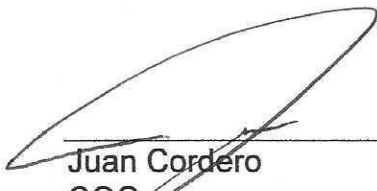
Maximum Annual Rate: Our Subsidy price for providing (1) MICU ambulance and (1) ALS ambulance, stationed at City of San Juan , TX.

See Tab 10

1 MICU Ambulance

1 ALS Ambulance

- \$840,000.00 yearly
- \$70,000.00 monthly



Juan Cordero
COO
Skyline EMS, Inc.

October 05, 2023

Date

10

Letters of Recommendation

Chantel E. Molina, MSN, RN
Jim Hogg County Emergency Manager
512 W. Beasley
Hebbronville, TX 78361

August 21, 2023



To whom it may concern,

It is with great pleasure, that I write this letter of recommendation for Skyline Ambulance. I have had the privilege of working side by side with this Emergency Service for the last four years. Skyline Ambulance first began providing services for Meridian Care of Hebbronville in 2019, later becoming the 911 Service for Jim Hogg County.

Gilbert Garza, Skyline Supervisor, established and open communication with me on the onset of their 911 service. Open communication was developed to implement positive changes to how our 911 system operated. Keeping communication open during unforeseen circumstances was a positive impact on the care provided by our 911 system. Although Skyline was only contracted to provide two ambulances, on multiple occasions Skyline provided up to five ambulances to address the needs of our community.

The goal to provide high-quality care for the community was met within a month of service. Not only have they provided life-saving aid to the community but have also provided numerous community trainings, as well as first-responder trainings. The effort to provide high-quality care and education to our community has not been easy, especially through our healthcare system circumstances being seen today, however, their continuous efforts to provide care to our community has continued. As an emergency room nurse, I have had the privilege working side by side with some of the best medics in South Texas and I can honestly say Skyline Ambulance has proven to be apart of these dedicated medics who all have the same goal in mind, high-quality care.

Our healthcare system has demonstrated some challenging times and Skyline has demonstrated their loyalty to patient care and our community by quickly adapting to the challenges. As we continue to experience unknown diseases and threats to our healthcare system, a strong Emergency Services is needed for our community. With the dedication and loyalty seen throughout the last three years, the continuation of services would be a positive asset to Jim Hogg County. Please let me know if there is any additional information needed.

Sincerely,


Chantel E. Molina, MSN, RN

Jim Hogg Co. Emergency Manager



Mayor, Virginio Gonzalez Jr.
Mayor Pro-temp/Place 1: Rene A. Flores
Alderman Place 2: Joel Segura
Alderman Place 3: John Chapa
Alderman Place 4: Roberto Gutierrez
Alderman Place 5: Selma Garcia Morales
City Manager Victor Hugo De La Cruz

August 24, 2023

To whom it may concern,

It is with great pleasure, that I write this letter of recommendation for Skyline EMS. I have had the privilege of working side by side with this Emergency Service for the last year. Skyline EMS first began providing services for City of Edcouch in November of 2022 and is the current provider for our City. Skyline EMS is currently providing ALS and MICU services to the area. They are also providing a Fast response unit and assisting our Fire Department with an FRO program.

Skyline EMS administration established an open line of communication with me from the onset of their 911 service. Open communication was key in developing and implementing positive changes to how our 911 system operated. Keeping communication open during unforeseen circumstances was a positive impact on the care provided by our 911 system. Although Skyline was only contracted to provide two ambulances, on multiple occasions Skyline EMS has provided up to four ambulances and a rescue vehicle to address the needs of our community.

The goal to provide high-quality care for the community was met within a month of service. Not only have they provided life-saving aid to the community, but have also provided numerous community trainings, first-responder trainings, and is aiding in establishing the First Responder programs for the cities of Elsa and Edcouch. The effort to provide high-quality care and education to our community has not been easy, especially through our healthcare system circumstances being seen today, however, their continuous efforts to provide care to our community has continued.

Our healthcare system has demonstrated some challenging times and Skyline has proven their loyalty to patient care and our community by quickly adapting to those challenges. As we continue to experience unknown diseases and threats to our healthcare system. A strong Emergency Services was needed for our community. With the dedication and loyalty seen throughout the last year, the continuation of services would be a positive asset to our precinct. Please let me know if there is any additional information needed.

Skyline EMS has also provided Training not only to our Fire Department but to our Police Department as well.

I Victor Nieves Jr. Highly recommend Skyline EMS, I have never worked with a company willing to help and assist my Department and the people of the City of Edcouch.

Victor Nieves Jr.

Edcouch Volunteer Fire Department
956-463-6344



COMMISSIONER
Everardo "Ever" Villarreal

August 24, 2023

To whom it may concern,

I'm writing this letter of recommendation for Skyline EMS. Skyline EMS began providing the residents of Hidalgo County Precinct 3 about a year ago, and is our current provider. Skyline EMS has provided the Precinct with a professional and fast service to our residents. The line of communications has been our first priority to provide the best emergency service. The quality of care has been met month to month since they started. Skyline has provided additional services beyond their contract therefore a plus for Hidalgo County. Our Precinct has had many healthcare challenges and Skyline has adapted to the challenges presented. The administration and staff have shown their commitment to emergency care for all in need.

Victor Gallardo

ROW AGENT



City Council
Fred del Barrio, Mayor
Robert A. Salinas, Mayor Pro-Tem
Ruben De Leon, Councilman
James Aranda, Councilman
Hugo Gutierrez, Councilman
Ofelia Peña-Perez, Councilwoman
Lori A. Lopez, City Manager

August 24th, 2023

Skyline Emergency Medical Services
Attn: Juan F. Cordero, Chief Operations Officer
310 E. Main #213
Alton, Texas 78573

RE: Request for Recommendation Letter

Dear Sir or Madam,

The following is a Letter of Recommendation for Skyline EMS

The City of Palmhurst has had the pleasure of working with Mr. Cordero over the past 11 months. During this time, Skyline EMS has provided great service with low response times on their calls within the City of Palmhurst.

Skyline EMS under the direction of Mr. Cordero are a great candidate for your Emergency Ambulance Provider.

Should you have any further questions, please contact the office at (956) 583-8697 or email me at llopez@cityofpalmhurst.com. Thank you.

Sincerely,

Lori A. Lopez,
City Manager

4417 N. Shary Road
Palmhurst, Texas 78573
(956) 583-8697 • Fax (956) 581-4630
www.cityofpalmhursttx.com



Sealed Submission for
**2023
EMERGENCY
AMBULANCE
SERVICES
For City of San
Juan**



**RESPONSE TO REQUEST
FOR PROPOSAL**

A Life-Saving Organization
1501 S. K. ST.



NOTICE OF INTENT TO RESPOND

Firms interested in submitting a bid on **AMBULANCE SERVICE RFP NO. 24-001-10-05** as outlined in the specifications, should indicate their intention by signing, dating and returning the form to the email address below prior to September 29, 2023, so that they may receive any addendums to the specifications should the need arise.

City of San Juan
Attn: Lori A. Maldonado, Purchasing Agent
709 S. Nebraska Avenue, San Juan, Texas 78589
Phone: (956) 223-2204
lmaldonado@sjtx.us

Bidder: MED CARE EMS, Inc.
[Please print or type the full name of your proprietorship, partnership, corporation, or joint venture.*]

Contact Name: David de los Santos, Business Development
[Please print or type name] [Title]

Address: P.O. Box 6767 McAllen, TX 78502
[Mailing]

1501 S. K Center St. McAllen, TX 78503
[Street, if different]

Telephone: 956-878-7165
[Print or type telephone number]

Fax: 956-213-8071
[Print or type telephone number]

Email: ddelossantos@medcare-ems.com
[Print or type]

Med Care EMS hereby submits this response to City of San Juan's Request for Proposal for *Emergency Ambulance Services*.

Company Name:	Med Care EMS, Inc.
Address:	1501 S. K. St., McAllen, TX 78503
Contact:	Veronica L. Ontiveros
Title:	CEO/President
Email:	vontiveros@medcare-ems.com
Telephone:	(956) 668-9111

Mrs. Veronica L. Ontiveros, CEO/President of Med Care EMS is the company contact person for any clarifications, additional information regarding the proposal, and is authorized to contractually obligate Company with proposal and future negotiations.



"Emergency Ambulance Services for City of San Juan"

TABLE OF CONTENT

- Requirements, Scope of Service and Responsibilities
- Fee Schedule / Proposed Bid Subsidy
- Areas of Specialization
- Personnel and Staffing
- Required Certification and Submittal
- Insurance Requirement
- Medical Licensing TDH Certification
- Overview
- References

REQUIREMENTS, SCOPE OF SERVICES AND RESPONSIBILITIES

- 1) Med Care EMS will provide one (1) Mobile Intensive Care Unit (MICU) dedicated to the City of San Juan 24 hours a day, 7 days a week, 365 days per year. MICU average (mean) response time is to be under 10:00 minutes to arrival on scene 90% or greater of the time.
- 2) Med Care EMS will provide MICU Ambulance and EMT-Ps to meet or exceed The State of Texas regulations, MICU Ambulance is to utilize The City of San Juan's Fire Departments radio frequency for the following: signing on when responding, arrival at scene, and clearing the scene, either transporting the number of patients to hospital (specify hospital) or remaining in service.
- 3) Med Care EMS will provide at no cost to the City of San Juan, at least one (1) staff member to coordinate and provide public education services, training, CPR and obstructed airway procedures, informational talks on EMS related subjects, AED training to recertify at the appropriate levels, and other health matters. Provided that this does not Violate any Local, State, or Federal Laws.
- 4) Med Care EMS will provide at no cost to the City of San Juan, CPR and/or First Aid training to all City employees once a year. Provided that this does not Violate any Local, State, or Federal Laws.
- 5) Med Care EMS will take part in all Civil Defense/Emergency Management, Emergency Preparedness, and Disaster Training exercises as deemed necessary by the City.
- 6) Med Care EMS will provide MICU unit at public events when requested to do so by the City of San Juan at no cost. Provided that this does not Violate any Local, State, or Federal Laws.
- 7) Med Care EMS will provide phone number to person or people in charge for supplies that may be needed at any time. Provided that this does not Violate any Local, State, or Federal Laws.



"Emergency Ambulance Services for City of San Juan"

- 8) Med Care EMS will provide any medical equipment needed for fire and/or police department, requested supplies shall be provided after any emergency or on a daily basis. Provided that this does not Violate any Local, State, or Federal Laws.
- 9) Med Care EMS will provide a detailed list of all personal and certification levels and copies of their certifications. Upon awarding of contract.
- 10) Med Care EMS shall designate identification procedures for its operators and attendants and will be responsible for ensuring that the procedures used will allow the general public to be able to readily identify Med Care EMS personnel as ambulance personnel. Upon awarding of contract.
- 11) Med Care EMS personnel shall carry on their person, at all times, while performing their duties as set out herein identification establishing their certification.
- 12) Med Care EMS agrees to follow and abide by the established protocol procedures of any hospital.
- 13) Med Care EMS will ensure professional vehicle and general liability insurance coverage, naming City of San Juan as additionally insured AND a Hold Harmless Statement covering all claims. *
- 14) Med Care EMS will provide a list of references.



"Emergency Ambulance Services for City of San Juan"

FEE SCHEDULE / PROPOSED BID SUBSIDY

Med Care EMS agrees to furnish on demand to City of San Juan a full schedule of its charges for emergency ambulance services.



"Emergency Ambulance Services for City of San Juan"

MED-CARE EMS CHARGES

Description	Price
SPORT / MILEAGE	
-Emergency Trans	850.00
ALS1-Emergency Trans	1,200.00
ALS N-EmergencyTrans	850.00
Mileage	25.00
911Aid Call Wait Time	50.00
ROUTINE SUPPLIES	
Pulse Oximetry	85.00
Non-Sterile Gloves (pair)	9.00
OXYGEN/ AIRWAY	
Oxygen	115.50
Oxygen Mask/Nasal Cann	50.00
Non-rebreather Mask	45.00
Nebulizer	28.50
BVM	50.00
Tracheal Tube	28.00
Tube	105.00
ETCO2 Detector	13.00
Suctioning	350.00
Intubation	350.00
Airway Maintenance	400.00
CPAP Airway Press Vent	350.00
CPAP Circuit	250.00
OTHER SPECIALIZED	
Chest Decompression	275.00
CPR	350.00
Defib / Cardioversion	500.00
Extra Attendant - CPR	75.00
Extra Attend-Ventilation	75.00
Chest Decompression Kit	50.00
Rapid Sequence Induction	275.00
IV THERAPY	
IV Therapy	105.00
IV Normal Saline 500ml	60.00
IV Normal Saline 1000ml	75.00
Start Kit	95.00
Verigard	6.00
Drin Set	85.00

Description	Price
CARDIAC MONITORING	
EKG Monitoring W/ Interp.	300.00
EKG Electrodes (pkg)	25.00
Defibrillation	250.00
Misc. EKG Supplies	5.00
IMMOBILIZATION	
Spinal Immobilization	250.00
Backboard	90.00
Cervical Collar	75.00
Head Blocks	80.00
Splints	75.00
Traction Splint	60.00
K.E.D.	150.00
Immobilization Procedure	225.00
Extraction	300.00
CPR Head Bed	50.00
Pelvic Sling	45.00
Spider Webbing	45.00
Pedi-Mate	85.00
BLEEDING CONTROL / DRESSING	
Bleeding Control Proc.	125.00
Trauma Dressing	15.00
Burn Sheet	30.00
Occlusive Dressing	15.00
BLOOD SUGAR READING	
Glucose Monitor	40.00
Glucose Lancets	1.50
Glucose Stix	8.00
Glucose Bandage	1.00
Glucose Supplie	29.00
IV THERAPY (cont)	
Extension Set	15.00
Blood Y-Tubing	24.00
14-24 Gauge Catheter	190.00
Huber Needle	40.00
Intraosseous Needle	175.00
Syringe 1cc - 10cc	20.00

Description	Price
PHARMACEUTICALS	
Adenosine 3 mg/ml 2 ml	178.50
Albuterol 0.083% 3 ml	30.00
Asprin 81 mg/tablet	4.00
Atropine 1 mg 10 ml	66.50
Atrovent 0.5 mg/2.5 ml	17.00
Benadryl 50 mg/ml 1ml	20.00
Dextrose 50% 50ml	41.00
Epi-Injector - Adult Dose	96.00
Epi-injector - Pedi Dose	96.00
Epinephrine 1:1,000 1ml	31.00
Epinephrine 1:10,000 1ml	35.00
Furosemide 40mg 4ml	22.00
Lactated Ringers 1000ml	84.00
Lidocaine 100mg 5ml	19.00
Lidocaine Prei-mix 0.4% ml	72.00
Morphine Sulfate	17.00
Naloxone 1 mg/ml 2mg	102.00
Nitroglycerin Tab/Spray	18.00
Oral Glucose	19.00
Sodium Bicarbonate	31.00
Valium	12.00
INFECTION CONTROL	
Mask with Shield	20.00
Isolation Kit/Gown/Cap	49.00
Goggles	25.00
Biohazard Bag	8.00
MISCELLANEOUS	
O.B. Kit	73.00
Cold Pack	20.00
Hot Pack	20.00
Sterile Water	10.00
Emesis Bag/Basin	9.00
Decontamination of Unit	35.00
Emergency Communication Fee	200.00

* These charges are for insurance billing. These charges will not effect co-pays for Medicare reciepients nor will they effect citizens with Medicaid. Citizen's with no insurance will be given private pay discounts.

Med Care EMS, Inc.

City of San Juan Bid Subsidy Amount

\$35,000.00 per Month



AREAS OF SPECIALIZATION

An Ambulance Leader in Our Community and State

2000	Texas EMS Private Provider of the Year
2000	Texas EMS Administrator of the Year
2002	McAllen Chamber of Commerce Top 5 Small Business Awards Recipient
2004	Med-Care EMS was selected as one of three EMS services in the State to participate with Texas Department of State Health Services'
2005	Participation in Katrina Relief in Houston, Texas
2009	Sit on Committee for Stroke Prevention at Regional Advisory Committee on Trauma Area-V
2009	The Monitor Readers' Choice Award
2010	Response to Hurricane Alex with participation at the McAllen Emergency Operations Center, State Operations Center and Medical Incident Support Team
2010	The Monitor Readers' Choice Award
2011	Med-Care EMS Command staff attended and active members of ASM- Ambulance Staging Manager Training ASTL- Ambulance Strike Team Leader Training MIST – Medical Incident Support Team
2011	The Monitor Readers' Choice Award
2013	Response to Multiple local and regional Mass Casualty Incidents
2014	Participation in South Padre Island State Exercise
2015	Lead EMS Agency for Regional Biological & Infectious Disease Response
2017	Response to Hurricane Harvey Response
2018	Participation in South Padre Island State Exercise
2021	Only Ambulance Service in the Region to carry whole Blood.

MED CARE EMS accepts the minimum requirements and commits to exceed such requirements.

The Medical Priority Dispatch System allows MED CARE EMS to have a **State of the Art EMS Communications** Center in Hidalgo County to provide **pre-arrival instructions for CPR, Child Birth, Bleeding Control, Ebola Response and other Life Saving Instructions**

The MED-CARE EMS Communications Center utilizes advanced technological Computer Aided Dispatch (CAD) equipment and System Status Management principles to ensure responsive service and efficiency. It also utilizes Medical Priority Dispatch System (MPDS), Mobile Data Terminals (MDT), and Global Positioning Systems (GPS).

All of the Communications Personnel are Emergency Medical Dispatch (EMD) certified through MPDS.

The Communications Center is staffed with call-takers and dispatchers. The call-takers receive the 9-1-1 calls and follow a protocol that is approved by Dr. Alanis. While still on the line once the appropriate information for the call is gathered it is saved on the CAD, but the call taker remains on the line to give caller routine or lifesaving instructions, as needed. When the call is saved the Dispatcher will dispatch the nearest appropriate EMS unit.

MED CARE EMS subscribes to the Regional Communications System with 5 talk groups. 1 group for Hidalgo County, 1 group for Cameron County, 2 tactical groups for large incidents, and one admin group. MED CARE EMS also has all of the inter-ops channels for regional communications.



MED CARE EMS was established in 1996 with a vision of being the primary high-performance 9-1-1 emergency and non-emergency medical service provider in South Texas. It has developed into a leading ambulance company in South Texas employing caring professionals and state-of-art equipment

MED CARE EMS is currently licensed by the Texas Dept. of State Health Services for 30 BLS/MICU ambulances

MED CARE EMS is the 9-1-1 provider for the Cities of Edinburg, Mission, Alton, Hidalgo, Donna, Alamo, ESD#3, ESD#4



“Emergency Ambulance Services for City of San Juan”

MED CARE EMS invested in a 12,000 – gallon underground Gasoline Tank. This allows MED CARE EMS to maintain operations in the event of a natural disaster. **This fuel is made available to our contracted City Fire Department as a backup to their primary fuel source in the event of an emergency.**



"Emergency Ambulance Services for City of San Juan"

Med Care EMS, Inc. Current 911 Territories

City of Mission 22yrs	Fire Chief Adrian Garcia	956-929-8704
City of Alton 3yrs	CM Jeff Underwood	956-458-1466
City of Hidalgo 5plus yrs	Fire Chief Robert Rojas	956-843-8101
City of Edinburg 3yrs	Fire Chief Omar Garza	956-383-7691
ESD#3 3yrs	Board President Luis Flores	956-457-0205
ESD#4 10yrs	Board President Tirso Garza	956-588-1201
City of Donna 3yrs	Chief David Simmons	956-354-9024
City of Alamo 10yrs	Chief Roy Contreras	956-781-2004



"Emergency Ambulance Services for City of San Juan"

MED CARE EMS has taken the lead in patient care by putting into service the new Lifepak 15 and the LUCA CPR compression device and having Electronic Patient Care Reports (EPCR).

The LP 15 has the following features:



- | | |
|-------------|----------------|
| 12 Lead | Telemetry |
| NIBP | Pulse Oximetry |
| Capnography | |

Since the 12 lead and Transmission technology has been put in place the door to balloon times have been cut in half. The national standard for door to balloon is 90 minutes average, our average at one of the local accredited chest pain centers is 36 minutes.

The LUCAS allows CPR to continue effectively without the need of mor personnel. Thus, reducing the number of units placed out of service. And making those units available for additional 9-1-1 calls.



Electronic Patient Care Reports allow for a streamlined way to keep track of the 9-1-1 calls that are done. The EPCR's are legible and easy to understand, making it easier for hospital or QA staff to review. The data that can be derived from ePCR's allows MED CARE EMS to trend calls around the year. This makes it possible to have continuing educations on the calls that are predicted to happen based on trending.



Med Care EMS EMS has recently purchased all new Ferno Ambulance automated EMS Stretchers. Each stretcher has a maximum capacity of 700 pounds. And can break down to fit in tighter spaces.

MED CARE EMS is a Licensed by the Texas Department of State Health Services
Emergency Medical Services as a BLS / MICU provider

License number: 300112

MED CARE EMS is interested in contracting with City of San Juan to provide on-call emergency medical services to the areas listed in the RFP.



“Emergency Ambulance Services for City of San Juan”

Med Care EMS is a competent and duly licensed provider under the Emergency Medical Services Act, Texas. Health & Safety Code ann. Ch. 773 (Vernon 1992 & Supp. 1995) V.T.C.A., Health, and Safety Code, that has experience in but not limited to, the following:

1. Med Care EMS maintains a state-of-the-art communication center capable of managing EMS calls County Wide.

Med Care EMS's Medical Priority Dispatch System (MPDS) allows Med Care EMS to have a state-of-the-art EMS Communications Center in Hidalgo County to provide pre-arrival instructions for CPR, Child Birth, Bleeding Control, Ebola Response and other Life Saving Instructions.

The Med Care EMS Communications Center utilizes advanced technological Computer Aided Dispatch (CAD) equipment and System Status Management principles to ensure responsive service and efficiency. It also utilizes Medical Priority Dispatch System (MPDS), Mobile Data Terminals (MDT), and Global Positioning Systems (GPS). All of the Communications Personnel are Emergency Medical Dispatch (EMD) certified through MPDS.

The Communications Center is staffed with call-takers and dispatchers. The call-takers receive calls and follow a protocol that is approved by medical director Dr. Alanis. While still on the line once the appropriate information for the call is gathered it is saved on the CAD, but the call taker remains on the line to give the caller routine or life-saving instructions, as needed. When the call is saved the Dispatcher will dispatch the nearest appropriate EMS unit.

Med Care EMS subscribes to the Regional Communications System with 5 talk groups - 1 group for Hidalgo County, 1 group for Cameron County, 2 tactical groups for large incidents, and an admin group. Med Care EMS also has all of the inter-ops channels for regional communications.

2. Med Care EMS maintains a valid emergency ambulance provider license for the highest level of care, issued by the Texas Board of Health.

Med Care EMS is a Licensed by the Texas Department of State Health Services Emergency Medical Services as a BLS / MICU provider, **License number: 300112.**



"Emergency Ambulance Services for City of San Juan"

3. Med Care EMS is the only provider in the region to carry whole blood.
4. Med Care EMS has more than twenty-six (26) years of experience as a competent and duly licensed emergency medical (ambulance) service provider.

Med Care EMS was established in 1996 and has 26 years of experience as a competent and duly licensed emergency medical (ambulance) service provider.

5. Med Care EMS is licensed by the Texas Department of Health for the provision of the emergency medical services described in these Specifications, and must, in addition, possess all other licenses, permits, third-party reimbursement arrangements required of the provider by law, regulation, or sound business practices.



“Emergency Ambulance Services for City of San Juan”

PERSONNEL AND STAFF

Veronica L. Ontiveros- CEO/President

12 years in EMS, sits on several EDCs, successful business owner and philanthropist

Heriberto Alanis M.D.-Medical Director

25 years as Board Certified Emergency Room Physician and EMS Director

Maria Veronica Ontiveros- Chief Financial Officer

25 years of experience in EMS Administration, Certified Ambulance Compliance Officer

Mack Gilbert- Chief Operating Officer

30 plus years in EMS, Certified Ambulance Privacy officer

Richard Becerra- Clinical Coordinator

Multiple EMS certifications including EMS instructor

Mack Gilbert- Communication Director

30 plus years in EMS communications with multiple certifications

David De Los Santos- Business Development

39 years in EMS and business in Hidalgo County

Supervisors- 6 with 12 plus years of experience each

First Responders- 6 with 7 plus years of experience each

48 Paramedics

14 EMT-As

83 EMTs

6 dispatchers

12 call takers

14 support staff

(Clinical Vitae upon request)



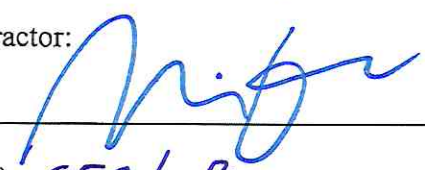
"Emergency Ambulance Services for City of San Juan"

SEVERABILITY CLAUSE

In the event any portion of The City's specifications dated 10/05/23 is determined to be in violation of Federal, State and/or Local Laws, that section will immediately be null and void and the full force spirit of the remaining terms

IN WITNESS WHEREOF the parties hereto have accepted this agreement the day and year first written dated 10-05-23

Contractor:

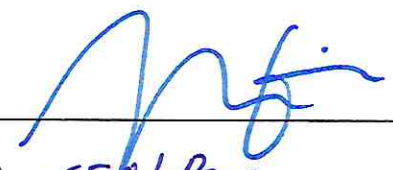
BY: 

(Title) CEO / Pres

INDEMNIFICATION CERTIFICATION

I the undersigned shall to the maximum extent permitted by law indemnify and save harmless The City of San Juan from any and all damages, liability, actions, suits, proceedings, claims, demands, losses, costs and legal expenses (including reasonable attorney's fees) that may arise out of or in connection with services provided by this contract.

Contractor:

BY: 

(Title) CEO / Pres

CONFLICT OF INTEREST QUESTIONNAIRE

FORM CIQ

For vendor or other person doing business with local governmental entity

This questionnaire reflects changes made to the law by H.B. 1491, 80th Leg., Regular Session.

This questionnaire is being filed in accordance with Chapter 176, Local Government Code by a person who has a business relationship as defined by Section 176.001(1-a) with a local governmental entity and the person meets requirements under Section 176.006(a).

By law this questionnaire must be filed with the records administrator of the local governmental entity not later than the 7th business day after the date the person becomes aware of facts that require the statement to be filed. See Section 176.006, Local Government Code.

A person commits an offense if the person knowingly violates Section 176.006, Local Government Code. An offense under this section is a Class C misdemeanor.

OFFICE USE ONLY

Date Received

1 Name of person who has a business relationship with local governmental entity.

N/A

2 ☒ Check this box if you are filing an update to a previously filed questionnaire.

(The law requires that you file an updated completed questionnaire with the appropriate filing authority not later than the 7th business day after the date the originally filed questionnaire becomes incomplete or inaccurate.)

3 Name of local government officer with whom filer has employment or business relationship.

Name of Officer

This section (item 3 including subparts A, B, C & D) must be completed for each officer with whom the filer has an employment or other business relationship as defined by Section 176.001(1-a), Local Government Code. Attach additional pages to this Form CIQ as necessary.

A. Is the local government officer named in this section receiving or likely to receive taxable income, other than investment income, from the filer of the questionnaire?

☐ Yes

☐ No

B. Is the filer of the questionnaire receiving or likely to receive taxable income, other than investment income, from or at the direction of the local government officer named in this section AND the taxable income is not received from the local governmental entity?

☐ Yes

☐ No

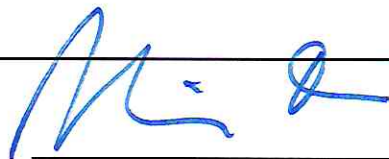
C. Is the filer of this questionnaire employed by a corporation or other business entity with respect to which the local government officer serves as an officer or director, or holds an ownership of 10 percent or more?

☐ Yes

☐ No

D. Describe each employment or business relationship with the local government officer named in this section.

4



Signature of person doing business with the governmental entity

10/3/2023

Date

NON-COLLUSION STATEMENT

The undersigned certifies under penalties of perjury that this bid is in all respects bona fide, fair and made without collusion or fraud with any other person. (The word person shall mean any natural person, joint venture, partnership, corporation or other business or legal entity).

Company Name Med Care EMS, Inc
Company Address 1501 S. K Center St. McAllen, TX 78503
Authorized Signature [Signature]
Telephone Number 956-802-4911
Date of Bid October 5, 2023

CERTIFICATE OF VOTE (Corporations Only)

At a duly authorized meeting of the Board of Directors of the

_____ held on _____ it was voted that
(Name of Corporation) (Date)

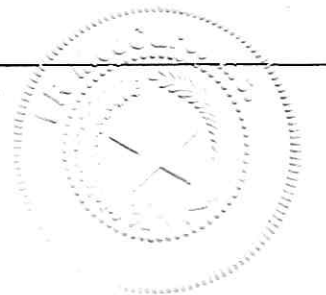
_____ of this company, be and hereby authorized to execute contracts and bonds in the name and on behalf of said company, and affix its corporate seal hereto; and such execution of any contract or obligation in this company's name on its behalf by such officer under seal of the company, shall be valid and binding upon this company.

I hereby certify that I am the clerk of the above-named corporation and that

_____ is the duly elected officer as above of said company, and that the above vote has not been amended or rescinded and remains on full force and effect as the date of this contract.

(Date)

(Clerk) Corporate Seal



REQUIRED CERTIFICATIONS AND SUBMITTAL

Med Care EMS is licensed as a Texas Emergency Medical Services Provider by the Texas Department of State Health Services. Please refer to the license below as required by the Emergency Medical Services Act, Texas Health and Safety Code ann. Ch. 773 (Vernon 1992 & Supp. 1995) V.T.C.A., Health, and Safety Code.



TEXAS
Health and Human
Services

Texas Department of State
Health Services

This certifies that

**MED CARE EMS INC DBA
MED CARE EMS**

License Number: 300112

has submitted acceptable evidence of compliance with the Texas Health and Safety Code, Chapter 773, the Texas EMS Act, and is hereby granted a License as a **TEXAS EMERGENCY MEDICAL SERVICES PROVIDER**. This License is not transferable and is valid only for use by the provider named above.

Expiration Date: 12/31/2023

JOHN HELLERSTEDT MD
COMMISSIONER

If you have a complaint about the services you have received from this EMS Provider or if you have a reason to believe that a violation of Texas EMS regulations has occurred, please report your concerns to the Texas Department of State Health Services at:

1-800-452-6086 or by email to **EMS_Complaint@dshs.texas.gov**

Document Number: 7982



"Emergency Ambulance Services for City of San Juan"



TEXAS
Health and Human
Services

Texas Department of State
Health Services

This certifies that

**MED CARE EMS INC DBA
MED CARE EMS**

License Number: 300112

has submitted acceptable evidence of compliance with the Texas Health and Safety Code, Chapter 773, the Texas EMS Act, and is hereby granted a License as a **TEXAS EMERGENCY MEDICAL SERVICES PROVIDER**. This License is not transferable and is valid only for use by the provider named above.

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1-800-452-6086 or by email to **EMS_Complaint@dshs.texas.gov**

Document Number: 7982



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)
9/28/2023

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Higginbotham Insurance Agency, Inc. 1400 N. McColl Rd. #105 McAllen TX 78501		CONTACT NAME: Mary Villarreal PHONE (A/C, No, Ext): 956-668-3515 FAX (A/C, No): 956-687-1286 E-MAIL ADDRESS: mvillarreal@higginbotham.net	
INSURED Med Care Emergency Medical Services Inc. P O Box 6767 McAllen TX 78502		INSURER(S) AFFORDING COVERAGE	
		INSURER A: Texas Mutual Insurance Company	NAIC # 22945
		INSURER B: National Liability & Fire Ins Co	20052
		INSURER C: Admiral Insurance Company	24856
		INSURER D: Underwriters At Lloyd's, London	15642
		INSURER E:	
		INSURER F:	

COVERAGES

CERTIFICATE NUMBER: 401088499

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSD WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
C	☒ COMMERCIAL GENERAL LIABILITY ☒ CLAIMS-MADE ☐ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☒ POLICY ☐ PRO-JECT ☐ LOC OTHER:		CO000007033-01	3/15/2023	3/15/2024	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 50,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 0 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 1,000,000 \$
B	AUTOMOBILE LIABILITY ☐ ANY AUTO ☐ OWNED AUTOS ONLY ☒ SCHEDULED AUTOS ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY		73APB007185	9/21/2023	9/21/2024	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
D	UMBRELLA LIAB ☒ OCCUR ☒ EXCESS LIAB ☐ CLAIMS-MADE DED ☒ RETENTION \$ 10,000		UM100192	3/15/2023	3/15/2024	EACH OCCURRENCE \$ 1,000,000 AGGREGATE \$ 1,000,000 \$
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N ☐ N/A	0001139799	12/27/2022	12/27/2023	☒ PER STATUTE ☐ OTH-ER E.L. EACH ACCIDENT \$ 1,000,000 E.L. DISEASE - EA EMPLOYEE \$ 1,000,000 E.L. DISEASE - POLICY LIMIT \$ 1,000,000
C	Professional Liability		CO000007033-01	3/15/2023	3/15/2024	Each Occurrence \$1,000,000 Aggregate \$2,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

CANCELLATION

City of San Juan
709 S Nebraska Ave
San Juan TX 78589

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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Overview

Med Care EMS understands that City of San Juan is seeking proposals from licensed providers of emergency medical (ambulance) services interested in contracting with Hidalgo County to provide on-call emergency services to the areas as listed in the requirements.

Med Care EMS understands that providers making proposals must be licensed by the Texas Department of Health for the provision of emergency medical (ambulance) services in accordance with the specifications outlined in the Request for Proposals.

Med Care EMS is interested in contracting with City of San Juan to provide on-call emergency medical (ambulance) services to d areas as listed in the requirements.

Med Care EMS was established in 1996 with a vision of being the primary high-performance 9-1-1 emergency and non-emergency medical service provider in South Texas. It has developed into a leading ambulance company in South Texas employing caring professionals and state-of-art equipment.

Med Care EMS is currently licensed by the Texas Dept. of State Health Services for 30 BLS/MICU ambulances, **License number: 300112.**

Med Care EMS is the 9-1-1 provider for the following cities or Emergency Service Districts:

- City of Mission
- City of Hidalgo
- City of Donna
- City of Alamo
- City of Alton
- Emergency Service District #3
- Emergency Service District #4
- Back-up for City of Weslaco
- Backup for City of Mercedes
- City of Edinburg

Please refer to the following pages for references:



"Emergency Ambulance Services for City of San Juan"

References

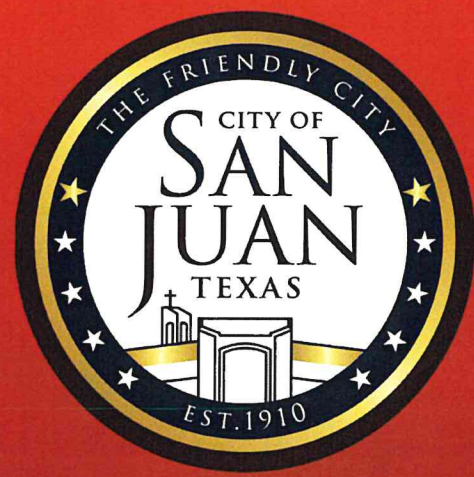
1. J. E. “Eddie” Guerra
Hidalgo County Sheriff
Phone: 956-383-8114
2. Kane Dawson
CEO Mission Hospital
3. Lance Ames
CEO South Texas Health Systems
Phone: 956-735-6000
4. Jeff Underwood
Alton City Manager
Phone: 956-458-1466



“Emergency Ambulance Services for City of San Juan”



©TonyGarza



LONESTAR AMBULANCE SERVICE

**AMBULANCE SERVICE
REQUEST FOR SEALED PROPOSAL
RFP NO. 24-001-10-05
ATTN: LORI A. MALDONADO, PURCHASING
AGENT CITY OF SAN JUAN
709 S. NEBRAKSA AVENUE
SAN JUAN, TEXAS 78589-2649**



Lone Star Ambulance, Inc.
3700 Fredericksburg Rd
San Antonio, TX 78201
EIN: 75-2707125
NPI: 1942201272
DUNS: 009630777
CAGE CODE: 46B83
Status: Small Business | Veteran Owned | Hub Zone Qualified (Pending)

September 25, 2023

Ms. Lori A. Maldonado
Purchasing Agent
City of San Juan
709 S. Nebraska Avenue
San Juan, Texas 78589-2649

Re: Response to RFP NO. 24-001-10-05 for 911 Emergency Medical Services

Dear Ms. Maldonado,

We are honored to submit our response to RFP NO. 24-001-10-05 concerning the provision of 911 Emergency Medical Services. Lone Star Ambulance, Inc. is deeply committed to the health and safety of the communities we serve.

Our workforce currently consists of over 250 clinical professionals, all of whom are either National certified or licensed by the State of Texas. This dedicated team encompasses various specialists, from Paramedics and Intermediates to EMTs, RN/Paramedics, and Respiratory Tech/Paramedics. Our commitment to quality and professionalism dictates that our paramedic and intermediate staff maintain ACLS and BLS/CPR certifications, with our EMTs consistently upholding BLS/CPR certifications. Additionally, our specialty care services are comprehensive, spanning from ventilator and CPAP/BiPAP services to bariatric care and mental health safety protocols.

****National Disaster and DOJ Work History: ****

Throughout our history, we have responded to numerous emergencies and challenges across the nation, we are a company that can handle The City of San Juan.

- Army Guardian Response (Multiple Instances)
- US Army/Mexican Army Search and Rescue Drill
- Presidential Inaugurations
- Indiana DOH, DHS | COVID-19 Vaccination sites
- COVID-19 Disaster Relief in various locations, including New York City, New Jersey, New Orleans, and several states such as Maine, Kentucky, North Carolina, South Carolina, Missouri, and California.
- State-specific EMS Staffing in places like Oklahoma and San Bernardino, California.
- Department of defense (DOD) collaborations in Quantico, Virginia, and Camp Atterbury, Indiana.
- Texas DHS Immigration support in Del Rio, McAllen, and Brownsville.
- Hurricane Responses: Katrina (2005), Rita (2005), Ike (2008), Irene (2011), Issac (2012), Sandy (2012), Arthur (2014), Mathew (2016), Harvey (2017), Maria (2017), Irma (2017), Michael (2019), Ida (2021), Ian (2022) and Idalia (2023).
- Other significant events and emergencies from 2005 through 2022, spanning various states.

Our organizational ethos is deeply rooted in providing the highest quality of care, respecting the individual needs of patients, valuing our employees, and upholding integrity in all our operations. We endeavor to be Texas's premier private ambulance provider and are continually driven by values of preparedness, proficiency, pride, and compassion.

In closing, we hope for the privilege to potentially serve the City of San Juan with our unwavering dedication to excellence. Please do not hesitate reach out if further information or clarifications are needed.

Thank you for considering Lone Star Ambulance, Inc.

Warm regards,



Alex Rosa
Director of Operations
Lone Star Ambulance, Inc.
317.200.7198
409.812.1017
arosa@pcg-ems.com



****QUALIFICATIONS: ****

Lone Star Ambulance Service, Inc. has operated an ambulance service at the Paramedic Level for over eight (14) years, well exceeding the required five (5) years. We have a robust team with over three (3) years of emergency response experience, ensuring that we have ample staff to perform the contract services. We're financially sound and backed by a team of experienced professionals dedicated to the EMS field. We have never been issued an OEMS/DPH Provisional License. All necessary financial and operational records, as well as proof of qualifications, can be provided upon request.

****B. REQUIREMENTS: ****

1. ****24/7/365 MICU Ambulance****: We pledge to station a MICU Ambulance within The City around the clock. Our track record demonstrates an average response time of under 9 minutes, with over 90% of our calls answered timely.
2. ****Regulations & Communication****: Our MICU Ambulance and EMT-Ps not only align with the State of Texas regulations but often surpass them. We are also fully prepared to integrate with The City's Fire Department's communication channels when needed.
3. ****Public Education & Training****: We will designate a staff member exclusively for public education, training, and other vital health services, all at no cost to The City.
4. ****Free CPR & First Aid Training****: All City employees can rely on us for annual CPR and First Aid training, delivered without any charges.
5. ****Emergency Management****: Lone Star Ambulance, Inc. is committed to participating in all required Civil Defense/Emergency Management training exercises.
6. ****Public Event Support****: Should the City require, we are ready to deploy our MICU units at public events without any additional fees.
7. ****Direct Supply Chain Access****: For any urgent supply needs, we will provide direct access to our supply chain lead, ensuring a swift and efficient response.
8. ****Supporting Fire & Police Departments****: Necessary medical equipment for both fire and police departments will be provided as required.
9. ****Transparency in Personnel Details****: For the City's reference, we will supply a comprehensive list detailing all our staff, their certification levels, and relevant documentation as requested.
10. ****Clear Identification****: Our stringent identification procedures ensure that the public can easily recognize and trust our personnel during emergencies.

11. ****On-Duty Identification****: Every member of our team is mandated to carry their identification, which includes their certification details, at all times during duty.

12. ****Upholding Hospital Protocols****: We strictly adhere to the established protocol procedures of any hospital we collaborate with.

At Lone Star Ambulance, Inc., we take pride in serving the city of McAllen, Texas, handling nearly 500 emergency 911 calls each month. Our dedication to prompt service is showcased by our exceptional response time of under 8 minutes for priority one calls. This accomplishment is partly attributed to the trust and empowerment bestowed upon us by the city. This collaboration enables us to provide an adequate fleet of ambulances to meet the needs of McAllen's citizens.

However, our commitment extends beyond mere speed. Prompt arrival at emergency medical situations can greatly affect outcomes, and our results are a testament to this. Lone Star Ambulance, Inc. reports a Return of Spontaneous Circulation (ROSC) rate that doubles the national average, underscoring our impactful presence in critical moments.

Moreover, our expertise isn't confined to McAllen. We have had the honor of serving San Antonio, Texas, with both emergent and non-emergent transports for over 14 years. This enduring relationship signals our steadfast dedication, proficiency, and distinction in the emergency medical realm. We maintain transparency regarding our service records, and detailed data is always accessible upon request.

Lone Star Ambulance Service, Inc. gives the City of San Juan permission to contact the City of McAllen and the City of McAllen Fire Department as it relates to the professionalism and quality of service that Lone Star Ambulance, Inc. has offered the City.

****C. INVENTORY****

1) We commit to resupplying any medical equipment utilized in the field by The City's Public Safety personnel.

****COMPLIANCE WITH THE LAW****

We always adhere to all relevant Federal, State, and City laws, regulations, and standards. We continuously monitor changes to the "Standards" and will promptly notify The City Manager and/or City Administrator of any significant changes.

****E. CANCELLATION BY THE CITY****

Lone Star Ambulance Service, Inc. understands and agrees to the stipulated terms regarding contract cancellation. We pride ourselves on upholding the highest service and response standards and are committed to transparent communication. We have an established process for notifying The City if we encounter any issues related to upholding the set standards and specifications. Our company has always prioritized maintaining the necessary equipment,

materials, and qualified personnel to meet the outlined bid specifications. Furthermore, we assure The City that we will honor all bid prices for the entire contract duration.

****E. TERM/WORK TO BEGIN****

We acknowledge the proposed contract duration starting from the (immediately) date in 2023 and ending a year later in 2024. We appreciate the option to extend the contract for two additional years at one-year intervals and will strive to provide exemplary service throughout our partnership.

****G. INVOICES AND PAYMENTS: ****

Lone Star Ambulance Service, Inc. will ensure timely submission of monthly invoices by or before the fifteenth (15th) of each month. We understand the importance of punctuality in financial matters and will adhere to the stipulated payment schedule.

****H. SPECIAL CONDITIONS: ****

- 1) We are equipped and ready to provide comprehensive "MICU" Emergency Ambulance services, including all related services, for The City's residents and the general public.
- 2) All our ambulance vehicles, state-mandated garaging facilities, and staff are available for inspection by The City at any given time.
- 3) We will follow the guidelines specified for providing ambulance services under the direction of The City's Police and/or Fire Departments.
- 4) Our ambulances assigned to The City are equipped with the necessary communication tools to maintain seamless communication with The City's essential services.
- 5) We have a robust system in place to handle simultaneous emergency calls, ensuring that residents receive timely medical attention. We understand that at times additional Ambulances could be needed in the City of San Juan. Lone Star Ambulance, Inc. keeps non dedicated units available in the City of McAllen Texas that will serve as a reliable back up should the need arise. The proximity between the two Cities offers a unique advantage to service the constituents of San Juan.
- 6) While we aim to prevent any service delays, we acknowledge and accept the charges applicable if The City's Fire Department assistance is required due to our insufficiency. We would request a proposed amount to be discussed upon award.
- 7) We guarantee that all our vehicles used within The City are compliant with the outlined specifications regarding insurance, registration, maintenance, and age. Lone Star Ambulance would propose a new 2024 Ambulance for the Service of the City of San Juan.
- 8) All our personnel consistently maintain the required certifications for their roles.

9) We agree to always dispatch the nearest ambulance to incidents in The City, ensuring optimal response times. Lone Star uses a state of the art Artificial Intelligence (AI) system that is constantly reviewing closest appropriate unit for particular supply capabilities and traffic patterns. Demonstration upon request.

10) We are open to discussions regarding housing our vehicles in City-owned buildings and will adjust our monthly invoices as per the stipulated terms.

11) We value the feedback from The City and its Public Safety personnel. We commit to addressing any concerns promptly and ensuring our team represents the highest standards of professionalism.

****GENERAL TERMS AND CONDITIONS FOR AMBULANCE CONTRACTOR: ****

Lone Star Ambulance, Inc. has carefully reviewed the General Terms and Conditions set forth by the City of San Juan for Ambulance Contractors. We understand and appreciate the comprehensive approach taken by the City to ensure the highest standards for emergency medical services to its residents.

Upon thorough analysis, Lone Star Ambulance, Inc. agrees to the terms and conditions as stipulated. We are fully committed to providing timely, professional, and reliable ambulance services to the City and its residents, ensuring both quality care and adherence to the regulations set by the State of Texas and the City of San Juan.

The indemnity clause is noted, and we concur with its stipulations. We understand our responsibilities and liabilities, as well as the need to safeguard the interests of both parties involved.

I. **INDEMNITY CLAUSE: **

We affirm our responsibility to indemnify and hold The City harmless from all claims arising due to any negligent act or omission by our team or any party associated with us during the duration of this agreement. We understand that our indemnity obligations apply except in cases where the City's negligence is the sole cause of any resultant damages.

J. **INSURANCE: **

1. ****Liability Insurance****: We commit to maintaining the stipulated automobile liability and errors and omissions policy coverages.
2. ****Indemnity Insurance****: We assure the City that the necessary indemnification coverage will be maintained, with the City indemnified as specified in the agreement.
3. ****Worker's Compensation Insurance****: We will adhere to the regulations of Preamble 110.110 and provide the necessary Worker's Compensation Insurance.

4. ****Certificate Submission****: We will ensure that the appropriate certificates of insurance, mentioning the specified coverages, are submitted to the Purchasing Office before the commencement of any contract-related operations. The City of San Juan will be named as "Also Insured."

K. **PUBLIC NOTICE, ADVERTISING 911:**

We acknowledge the provision to provide public notice and will cooperate and participate, as necessary, in any emergency phone number services initiated by the City.

L. **PROVISIONS OF BACK-UP SERVICE: **

Lone Star Ambulance, Inc. assures the City of its capability to respond to emergency calls within the stipulated time frame. In the rare event of an inability to respond, we will ensure the provision of backup services as specified. Additionally, we understand and respect the provisions regarding the assignment and subletting of the contract.

M. MONTHLY REPORTS/RECORDS: **

Lone Star Ambulance, Inc. ("CONTRACTOR") acknowledges the requirements to maintain accurate records and the necessity to provide monthly run reports and average response times. We commit to timely delivery of these reports to the CITY's Fire Chief by the 5th day of each month, including all required details. We are aware of the penalty fee associated with late reports and will ensure compliance.

****N. CONFLICT OF INTEREST: ****

Lone Star Ambulance, Inc. is familiar with CHAPTER 176 OF THE TEXAS LOCAL GOVERNMENT CODE. We have undertaken a review to ensure we have no affiliations or business relationships that might cause a conflict of interest with the City of San Juan. If required, we will complete the Questionnaire Form CIQ and submit it within the timeline stipulated. We are aware of the consequences of non-compliance.

**** O. DISPUTE VENUE: ****

We concur that the venue for any potential disputes or legal actions shall be Hidalgo County, Texas.

**** P. METHOD OF AWARD: ****

Lone Star Ambulance, Inc. understands and acknowledges that the City of San Juan reserves the right to award the contract based on the criteria mentioned. We remain hopeful and confident in providing exceptional service, aligning with the City's values and requirements.

**** Q. NOTICE: ****

All communications from Lone Star Ambulance, Inc. to the CITY will be sent via U.S. mail, certified mail, with postage prepaid to the address specified.

****Remainder of this page left blank intentionally****

NOTES:



NON-COLLUSION STATEMENT

The undersigned certifies under penalties of perjury that this bid is in all respects bona fide, fair and made without collusion or fraud with any other person. (The word person shall mean any natural person, joint venture, partnership, corporation or other business or legal entity).

Company: Lone Star Ambulance, Inc.

Company Address: 3700 Fredericksburg Rd, San Antonio, TX 78201

Telephone Number: 317.200.7198

Date of Bid: 9/29/2023

Signature: 

CERTIFICATE OF VOTE (Corporations Only)

At a duly authorized meeting of the Board of Directors of the

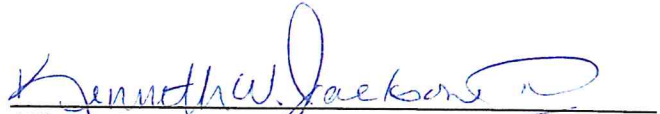
Lone Star Ambulance, Inc. held on 9/26/2023 it was voted that (Name of Corporation)
(Date)

Alex Rosa, Director of Operation of this company, be and hereby authorized to execute contracts and bonds in the name and on behalf of said company, and affix its corporate seal hereto; and such execution of any contract or obligation in this company's name on its behalf by such officer under seal of the company, shall be valid and binding upon this company.

I hereby certify that I am the clerk of the above-named corporation and that

Kenneth W. Jackson II is the duly elected officer as above of said company, and that the above vote has not been amended or rescinded and remains on full force and effect as the date of this contract.

9/26/2023
(Date)


(Clerk) Corporate Seal

SEVERABILITY CLAUSE

In the event any portion of The City's specifications dated 9/29/2023 is determined to be in violation of Federal, State and/or Local Laws, that section will immediately be null and void and the full force spirit of the remaining terms

IN WITNESS WHEREOF the parties hereto have accepted this agreement the day and year first written dated 9/26/2023

Contractor:

BY: Lone Star Ambulance, Inc.

Name: Alex Rosa
Alex Rosa

(Title) Director of Operations

INDEMNIFICATION CERTIFICATION

I the undersigned shall to the maximum extent permitted by law indemnify and save harmless The City of San Juan from any and all damages, liability, actions, suits, proceedings, claims, demands, losses, costs and legal expenses (including reasonable attorney's fees) that may arise out of or in connection with services provided by this contract.

Contractor: Lone Star Ambulance, Inc.

Alex Rosa
BY: Alex Rosa

(Title): Director of Operations, Lone Star Ambulance, Inc.

CITY OF SAN JUAN AMBULANCE SERVICES CLIENT LIST

PLEASE LIST BELOW ALL COMMUNITIES WITHIN A FIFTY MILE RADIUS OF THE CITY OF SAN JUAN WHICH YOU ARE OR HAVE FURNISHED THE TYPE OF SERVICE AS REQUIRED BY THE CITY;

Please use additional pages if needed;

The City of McAllen, Texas
City/Town

956- 681-3111
Telephone Number

1 Year
Years of Service

CITY OF SAN JUAN AMBULANCE SERVICES

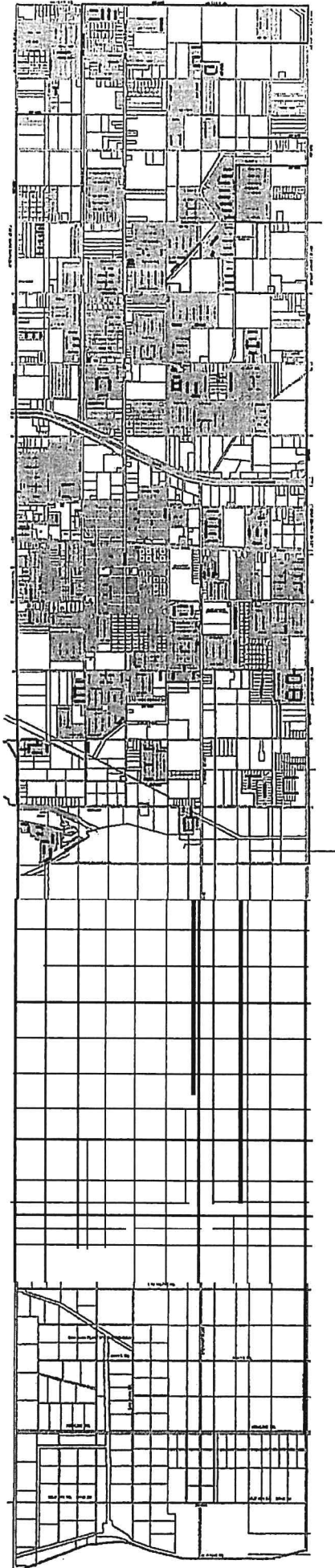
OFFICIAL BID FORM 2023-2024

Lone Star Ambulance, Inc. proposes to provide ambulance service for The City of San Juan based on the bid document dated 9/29/2023 and the Official Bid Form below;

MICU Paramedic Service

(24 hours, 7 days a week, 365 days)

Location	Service Level	Service Cost Year One	Service Cost Year2	Service Cost Year3	Total
City	MICU 1 UNIT	\$450,000.00	\$450,000.00	\$472,500.00	1,372,500.00





CITY OF SAN JUAN
AMBULANCE SERVICE
RFP NO. 24-001-10-05





**CITY OF SAN JUAN
AMBULANCE
SERVICE RFP NO.
24-001-10-05**

QUALIFICATION STATEMENT

GENERAL TERMS AND CONDITIONS

AMBULANCE SERVICE DEFINITIONS

NON-COLLUSION STATEMENT

CERTIFICATE OF VOTE

SERVERABILITY CLAUSE

INDEMNIFICATION CERTIFICATION

CITY OF SAN JUAN AMBULANCE SERVICE
CLIENT LIST

CITY OF SAN JUAN AMBULANCE SERVICES
OFFICIAL BID FORM 2023-2024

CHECKLIST OF BID SUBMISSION
REQUIREMENTS

EXHIBIT "A"
SERVICE AREA MAP

EXHIBIT "B"
PHARR EMS EMPLOYEE ROSTER

EXHIBIT "C"
PHARR EMS DSHS LICENSE

EXHIBIT "D"
CERTIFICATE OF INSURANCE

EXHIBIT "E"
NOTICE OF INTENT TO RESPOND

QUALIFICATION STATEMENT

Pharr EMS is currently the 9-1-1 provider for the City of San Juan. We take pride in the fact that we have many staff that work and live in the City of San Juan including our EMS Chief.

Since becoming the 9-1-1 provider for the City of San Juan we have worked with the Fire Chief to help improve on our services to the community to include:

- Stop the Bleed training for city staff.
- A 2nd ambulance to stand-by at city events at no additional cost to the city.
- Posting a 2nd ambulance at the RGH- freestanding during peak times.
- Access for San Juan Fire Department and San Juan Police Communications to Samsara, our GPS and Camera system, for live ambulance tracking.
- Response from Pharr EMS command staff to major incidents.
- Wrapped an ambulance to represent the City of San Juan.
- Access to Chief Mobile a mobile app for live incident notification.

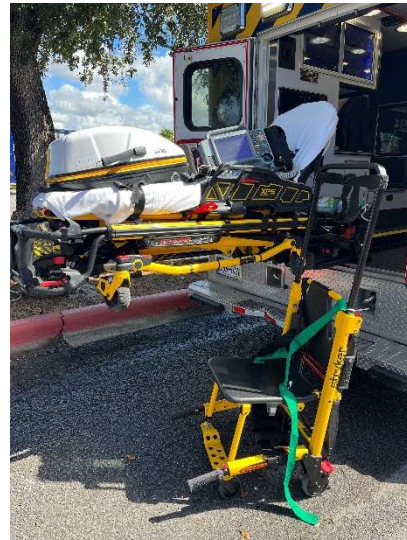


STATE-OF-THE-ART EQUIPMENT

Pharr EMS also aims to provide the best prehospital care in the region by providing well trained prehospital professionals and the **ONLY EMS** service with state-of-the-art equipment **on every ambulance**, such as:



- Life Pak 15 Heart Monitors
- Power Stretchers
- Power Load System
- Stair Chairs
- LUCAS 3
- Video Laryngoscopes
- SAM IO Needles



PUBLIC SAFETY COMMUNICATIONS

Our communications department is one of the most advanced systems in the State of Texas. Our EMS telecommunications officers are Emergency Medical Dispatch (EMD), which allows the 9-1-1 caller to become the 1st responder. Our EMDs give directions on:

- Cardiac Arrest
- Childbirth
- Chest Pain
- Allergic Reactions



CONTINUOUS EDUCATION

Pharr EMS conducts quarterly training with all prehospital staff to provide the best care to the community. Trainings include:

- IV Competencies
- IO Competencies
- 12 lead interpretation
- Chest Decompression
- Rapid Sequence Intubation
- Documentation
- Patient Advocacy



COMMUNITY PREPAREDNESS / RESPONSE

To better provide patient care to the community Pharr EMS participates with following local, regional, and state organizations:

- Appointment – Governors EMS and Trauma Advisory Council
- Board Seat – Rio Grande Valley Health Care Coalition
- Board Seat – Rio Grande Valley Communications Group
- Active Member – Trauma Regional Advisory Council -V
- Active Member – Texas Emergency Medical Task Force – Region 11
- Active Member – Hidalgo County Local Emergency Planning Committee
- Active Member – LRGVDC Homeland Security Advisory Council

A. QUALIFICATIONS

The City of Pharr EMS was established on May 15, 2021. Our command staff have nearly 100 years of combined 9-1-1-Emergency Medical Services experience.

Daniel Ramirez EMT-Paramedic, EMS Chief

31 Years of EMS experience

- Public Safety Communications Director, City of Pharr
- Regional 11 Emergency Medical Task Force Coordinator. Coastal Bend Regional Advisory Council
- EMS Instructor, Elite Medical Training Solutions
- Assistant Director of Operations, Med Care EMS

Tomas Martinez, AAS, LP, NREMT-Paramedic, Assistant EMS Chief

18 Years of EMS experience

- EMS Instructor, South Texas College
- EMS Instructor, Elite Medical Training Solutions
- Clinical Coordinator, Med Care EMS

Cris Cisneros, EMT-P, FP-C, NREMT-Paramedic, Operations Captain

21 Years of EMS experience

- Flight Paramedic, San Antonio Air Life
- Air Base Lead / Flight Paramedic, Air Evac
- Flight Paramedic, South Texas Emergency Care

Raul Escamilla, AAS, Licensed Paramedic, Training & Compliance Captain

26 Years of EMS experience

- Paramedic / Supervisor, Med Care EMS
- Paramedic / Supervisor, Lifeline EMS
- Paramedic, Bulverde-Spring Branch EMS

The City of Pharr EMS as a department under the City of Pharr 2023-2024 budget, which was approved on September 18, 2023.

The City of Pharr EMS have never worked utilizing a provisional license or used the variance allowed by the Texas Department of State Health Services



B. REQUIREMENTS

1. Pharr EMS will provide One (1) MICU Ambulance is to be located within The City 24 hours a day, 7 days a week, 365 days per year. Additionally, will post a 2nd truck in the city of San Juan during peak times and command staff will respond to all major incidents.
 - MICU response time is to be under 10:00 minutes to arrival on scene 90% or greater of the time.
2. Pharr EMS MICU Ambulance and EMT-P's to meet or exceed The State of Texas regulations, MICU Ambulance is to utilize The City's Fire Department radio frequency for the following:
 - Signing on when responding, arrival at scene, and clearing the scene, either transporting the number of patients to hospital (specify hospital) or remaining in service.
3. Pharr EMS will provide at no cost to The City, at least one (1) staff member to coordinate and provide public education services, training, CPR and obstructed airway procedures, informational talks on EMS related subjects, AED training to recertify at the appropriate levels, and other health matters.
4. Pharr EMS will provide at no cost to The City, CPR and/or First Aid training to all City employees once a year. The City will be responsible for the cost of certification cards when applicable.
5. Pharr EMS agrees to take part in all Civil Defense/ Emergency Management, Emergency Preparedness, and Disaster Training exercises as deemed necessary by The City. Pharr EMS currently participates in the following organizations which deals with disaster management:
 - Texas Emergency Medical Task Force
 - Trauma Regional Advisory Council
 - Hospital Preparedness Program
 - LRGVDC – Homeland Security Advisory Council
 - Rio Grande Valley Communications Group
 - Hidalgo County Local Emergency Planning Committee
6. Pharr EMS agrees to provide MICU unit at public events when requested to do so by The City at no cost.
7. Pharr EMS agrees to provide contact information of Supply Department personnel that can provide supplies that may be needed.



8. Pharr EMS agrees to provide any disposable medical used on a scene, needed for fire and/or police department, requested supplies shall be provided after any emergency or on a daily basis.
9. Pharr EMS agrees to provide a detailed list of all personal and certification levels and copies of their certifications. **(See Exhibit “B”)**
10. Pharr EMS agrees to designate identification procedures for its operators and attendants and will be responsible for ensuring that the procedures used will allow the general public to be able to readily identify Pharr EMS’ personnel as ambulance personnel.
11. Pharr EMS agrees that all of Pharr EMS's personnel shall carry on their person, at all times, while performing their duties as set out herein identification establishing their certification.
12. Pharr EMS agrees to follow and abide by the established standing order protocol procedures approved by the Medical Director, Dr Raul Barreda, M.D, as authorized by the Texas Department of State Health Services. Additionally, Pharr EMS follows the Cardiac, Stroke, Pediatric and Trauma guidelines set forth by the Regional Advisory Council.

Pharr EMS understands that no contract shall be awarded to any contractor who, as solely determined by The City as not qualified to perform satisfactory service due to an unsatisfactory emergency response record, or inadequate qualifications, experience, and/or lacks the necessary capital, personnel, organization, and/ or equipment to conduct and complete the services in strict accordance with all specifications.

Ambulance contractors shall list all communities within a 50-mile radius of The City in which they are providing service or have provided service, including all periods of such service, all subject to investigation and verification by Town personnel in order to determine the eligibility of the contractor. **(See Tab 8 “CITY OF SAN JUAN AMBULANCE SERVICE CLIENT LIST”)**

C. INVENTORY

1. Pharr EMS agrees to provide any disposable medical used on a scene, needed for fire and/or police department, requested supplies shall be provided after any emergency or on a daily basis.



2. COMPLIANCE WITH THE LAW

Pharr EMS will be in compliance with all applicable Federal and State legislation and the rules and regulations promulgated thereunder; the applicable by-laws, rules, and regulations and/or ordinances of The City; Federal Regulations and State Regulations as amended; and as requested by Police, Fire, or other City agencies, hereinafter referred to as the "Standards." The Contractor shall meet all requirements of the above legislation, regulations, and Standards, including any subsequent changes. In the event the Contractor becomes aware of a material change in the Standards, he/she shall notify The City Manager and/or City Administrator in writing within fifteen (15) calendar days of having become aware thereof.

3. CANCELLATION BY THE CITY

Pharr EMS understands that the City reserves the right to cancel this contract with cause on thirty (30) calendar days' written notice, certified mail, return receipt requested, if the contractor fails to meet the following standards:

- Pharr EMS must at all times uphold the service and response standards set forth in the bid specifications. The Ambulance Service must notify The City immediately if it fails to meet any standard or specification in the contract. A failure to notify The City about any failure to uphold the standards and specifications set forth is considered a breach of the Ambulance contract terms and conditions.
- Pharr EMS must possess and maintain sufficient equipment, materials, and personnel to meet all requirements set forth in the bid specifications.
- All bid prices must be maintained for the entire contract period.

The City shall state in their notice the specific reason(s) why the contract is being cancelled or not renewed. If the Contractor shall be adjudged as bankrupt, or if it should make a general assignment for the benefit of its creditors, then The City without prejudice to any other right or remedy and after giving the Contractor seven (7) days' notice, may terminate the employment of the Contractor, or may terminate the authority of the Contractor to continue work, and The City may enter into another contract without advertising therefore and hold the Contractor, herein, liable and responsible for all damage caused to the Towns thereby.



4. TERM / WORK TO BEGIN

Pharr EMS understands that the Contract shall commence on the designated start date, and the term is one (1) year, beginning on , 2023 through , 2024, with the provision to extend the contract an additional two (2) years, at one-year intervals, or unless sooner terminated as herein provided.

5. INVOICES AND PAYMENTS

Pharr EMS understands that the Contractors shall be entitled to payments made in the following manner:

Invoices: Each monthly invoice shall be rendered on or before the fifteenth (15th) day of each month for the preceding month's work. Failure to timely submit the invoice could result in a delay in payment.

Payment: Payment by The City to the Contractor, subject to deductions and claims, shall be made on the last day of each month.

6. SPECIAL CONDITIONS

The following paragraphs are special conditions which must be met by the Contractor under basic and optional service level specified herein below:

1. The Contractor (or "Ambulance Company"/these terms are used interchangeably) shall furnish all the usual and necessary "MICU" Emergency Ambulance services, with all services incidental thereto, for the transportation of The City's residents and/or the general public to area medical facilities.
2. Ambulance vehicles, State-mandated garaging facilities, and staff must be available at all times for inspection by an agent or designee of The City.
3. Pharr EMS shall provide all ambulance services to deliver all persons in The City as patients to medical facilities under the direction of staff from The City's Police and/or Fire Department(s). However, emergency ambulance services shall not include deliveries or transfer of persons from any rest home, clinic, hospital, convalescent home, or other private institution which does not involve emergency or medical treatment which is essential to the health or life of such person.
4. The ambulance(s) customarily assigned to The City shall be equipped with functioning mobile and portable two-way radios, on such a wavelength that



communication may be obtained between the Ambulance, The City's Communications Centers, The City's Public Safety Vehicles, and with other emergency ambulance service response coordinating agencies and Emergency Room Facilities. Whenever the Ambulance Company reports to an emergency call, it shall login with the City's Communications Center at the time of dispatch.

5. Pharr EMS understands that in the event of simultaneous calls for emergency medical service and/or overlapping calls for emergency medical service, the Ambulance Company shall have sufficient staffing and equipment capable of responding within a reasonable time, with one or more additional ambulance(s) as the incident(s) may require. In case of medical necessity, the Ambulance Company shall be able to furnish transportation within a radius of fifty (50) miles from The City while also simultaneously maintaining backup coverage. The licensure level of such responding ambulance(s) shall be at the discretion of the Ambulance Company but shall always maintain MICU coverage. The Ambulance Company shall develop and maintain a written plan for simultaneous backup coverage. The City reserves the right to review the backup coverage plan at any time during the contract period.
6. Pharr EMS understands that in the event the Ambulance Company does not have sufficient staff, is delayed in its response time, and/or calls The City's Fire Department for assistance, The City reserves the right to charge the ambulance company a fee for the use of The City's personnel, in accordance with the allowable charges stated in this proposal (basic life support). Said fee shall then be deducted from the Ambulance Company's monthly bill.
7. Pharr EMS understands that in all vehicles utilized by or on behalf of the Contractor within The City shall be properly insured, registered, and maintained, and shall display a valid Motor Vehicle inspection sticker at all times during the life of this contract. All vehicles shall not exceed six (6) years of age.
8. Pharr EMS understands that Contractor's/emergency personnel must at all times hold all professional, regulatory, and administrative certifications required for the work outlined in the specifications.
9. Pharr EMS understands that regardless of MICU paramedic Ambulance housing location; the closest/nearest ambulance will be dispatched to incidents in The City.
10. Pharr EMS understands that in any housing of Contractor vehicles in a City owned building(s) will require a discount credit from the bid price by Contractor to the City and/or shall be charged a monthly fee, which will be discounted from the monthly payments. No such housing is implied or guaranteed.



11. Pharr EMS understands that the City reserves the right to ban any EMS personnel from the Contractor from working in The City following a written complaint from any Public Safety personnel and investigation that an EMS employee was derelict in their duties, conduct unbecoming, attitude problems towards Public Safety personnel etc.



GENERAL TERMS AND CONDITIONS FOR AMBULANCE CONTRACTORS

1. Pharr EMS understands that all quoted prices shall be in force for the full term of the contract or until another contract is awarded. The City shall establish the term of the contract which cannot exceed one (1) year without City approval.
2. Pharr EMS understands that submission of bid: Bids shall be submitted as directed in the invitation to bid. Bids shall be submitted in the format specified, and all appropriate blank spaces shall be filled. The City is requesting One (1) USB Electronic and three (3) copies of the proposal in a sealed envelope. The envelope should clearly indicate it is a proposal for Ambulance Service. Proposals submitted by fax or electronically will not be accepted. **Proposals must be submitted on or before 3:00 p.m., on Thursday, October 5, 2023, in a sealed envelope with a return address, addressed as follows:**

AMBULANCE SERVICE REQUEST FOR SEALED PROPOSAL

RFP NO. 24-001-10-05

ATTN: LORI A. MALDONADO, PURCHASING AGENT

CITY OF SAN JUAN

709 S. NEBRAKSA AVENUE

SAN JUAN, TEXAS 78589-2649

3. Pharr EMS understands that The City reserves the right to cancel this bid process at any time before a contract is approved and executed. The City shall award a contract by written notice to the selected firm no later than sixty (60) days from the bid submission deadline unless the time for contract award is extended by mutual agreement between The City and the selected Contractor. Work will not begin without receipt of an executed contract, and the Contractor's performance under the contract must be completed by the date submitted in the Contractor's proposal and approved by The City unless extended in writing by The City.
4. Pharr EMS understands that In the event a contractor is of the opinion there are inconsistencies between portions of the specifications, terms or conditions which cause confusion as to the precise intention or objective of the City in its invitation for bids, it shall be the obligation of the contractor to notify The City, in writing, at least seven (7) calendar days before the bid opening stating in detail the section or sections which the contractor is of the opinion are inconsistent, together with an explanation why the contractor is of the opinion said sections are inconsistent.



5. Pharr EMS understands that in accordance with the laws of The State of Texas, Health and Safety Code Chapter #773, Section 051, the awarded contractor must certify under the penalties of perjury that he/she has filed all State tax returns and paid all State taxes required under the law. (Said certification will be included in the Contract.)
6. Pharr EMS understands that in accordance with the laws of The State of Texas, Health and Safety Code Chapter #773, Section 051, any person submitting a quote proposal or bid to The City for the sale, lease or provisions of supplies, equipment, materials, services or other property (whether or not for repairs or construction work) shall certify on the Official Form and on the Contract, under the penalties of perjury, that his/her bid is in all respects bona fide, fair and made without collusion or fraud with any other person. (As used in this paragraph, the word person shall mean any natural person, joint venture, partnership, corporation, or other business or legal entity.)
7. Pharr EMS understands that in accordance with the laws of The State of Texas, Health and Safety Code Chapter #773, Section 051, if a final judgment or decree is rendered in any civil or criminal proceeding brought by the Attorney General under these Chapters to the effect that a defendant (Contractor) has violated any section, The City may void, rescind or cancel any contract to which the violation pertains or relates, and which was entered into with said defendant (Contractor).
8. Pharr EMS understands that a quote proposal containing an alteration, or an erasure of any price contained in the document which is used in determining the lowest responsible quote shall be rejected unless the alteration or erasure is corrected as herein provided. An Alteration or erasure may be crossed out, and the correction thereof printed in ink or typewritten adjacent thereto, and initialed in ink by the person signing the quote.
9. Pharr EMS understands that a record shall be kept of all contracts and documents, with the names of quotes and the amounts and with the successful contractor indicated thereon. All such records shall be open to public inspection. In any case where competitive bids are required, and where all bids are rejected, no bids will be called, as in the first instance, unless otherwise expressly provided by law.
10. Pharr EMS understands that in accordance with Section 504 of the (Federal) Rehabilitation Act of 1973, each contractor awarded a contract pursuant to these General Requirements must certify to The City that said contractor does not discriminate in its employment, procurement, and marketing activities on the basis of race, creed, color, national origin, sex, handicap, or age.



11. Pharr EMS understands that it shall have the right to collect reimbursement from all persons to whom it renders emergency medical services. The City acknowledges that such payments are intended only to ensure the availability and furnishing by the Contractor of adequate equipment to meet the need for emergency medical services within the City. The Contractor warrants and represents that it will not refuse any request for emergency medical services to residents and/or any member of the general public in The City.
12. Pharr EMS will bill persons, or their insurer, for emergency medical services rendered, including ambulance transportation and other services rendered. The parties agree that The City is not responsible for collection of fees and are not liable for any such amount billed. The Contractor shall provide The City with a schedule of the amounts it charges for its services within ten (10) days after the execution of this Agreement and within ten (10) after any change in the schedule. The Contractor agrees to accept Medicare and Medicaid assignment for persons insured.
13. Pharr EMS understands that charges for the transportation from an emergency scene to a local hospital for firefighters, police officers, and/or other City officials who are injured in the line of duty shall be considered as included within the annual payment by The City set forth in Section 1 above. However, if no payment is made under Section 1 then the Contractor will bill The City the current Worker's Compensation rate in effect at the time of the request for service.
14. Pharr EMS understands that the City, without invalidating the contract, may order extra work or make changes by altering, adding to, or deducting from the work; and the contract sum shall be adjusted accordingly. All such work shall be executed under the conditions of the original contract except that any claim for extension of time caused thereby shall be adjusted at the time of ordering such change. In giving instructions, the City Manager and/or their project director shall have authority to make minor changes in the work not involving extra cost and consistent with the purposes of the work; but otherwise, no extra work or change shall be made unless in pursuance of written contract amendment signed by the City Manager and no claim for an addition to the contract sum shall be valid unless so ordered.
15. Pharr EMS understands that if the Contractor shall be adjudged as bankrupt, or if he should make a general assignment for the benefit of his creditors, or if a receiver should be appointed on account of his insolvency, or if he should persistently or repeatedly refuse, or should fail, except in cases for which extension of time is provided, to supply enough properly skilled workmen or proper materials or equipment, or if he should fail to make prompt payments to sub- contractors, or for material or labor or persistently disregard laws, ordinances or the instructions of The City Manager and or otherwise be guilty of a substantial violation of any provision of the contract, then The City without prejudice to any other right or remedy and after



giving the contractor seven (7) days' notice may terminate the employment of the Contractor, or may terminate the authority of the Contractor to continue work and may take possession of city premises, and all of the materials, tools, equipment and appliances thereon, as The City deems expedient, and shall not deprive The City of any other remedy at law or inequity.

16. Pharr EMS understands that the contract will be awarded only to one responsible contractor who is capable of performing and experienced in the type of work entailed. Only reputable established companies will be accepted as responsible vendors. The contractor will be required to show proof that it has sufficient equipment and appropriately trained and certified personnel to properly and efficiently accomplish the proposed work. Each Bidder shall also furnish proof of financial ability to start, operate and complete the work in the form of a 50% Performance Bond due in The City Purchasing Office before the contract is signed by The City.

17. Pharr EMS understands that no official of The City or their agents or employees shall be held personally responsible for any liability arising under the contract.

A. INDEMNITY CLAUSE

Pharr EMS understands that the awarded contractor shall hold harmless and indemnify The City from all claims, legal or equitable, including court costs and reasonable attorney's fees arising out of or occasioned by, directly or indirectly, any act, omission, operation, activity, or any negligent act performed by the Contractor, or its agents, servants, employees, officers, directors, subcontractors, or licensees, under this agreement.

It is the expressed intent of the parties to this agreement that the indemnity provided for in this section is an indemnity extended by the CONTRACTOR to indemnify and protect the CITY from the consequences of the City's own negligence, provided, however, that the indemnity provided for in this section shall apply only when the negligent act of the CITY is a contributory cause of the resultant injury, death, or damage, and shall have no application when the negligent act of the CITY is the sole cause of the resultant injury, death, or damage, unmixed with the legal fault of another person or entity.

The CITY shall not be liable or responsible for any act, omission, operation, activity or negligent act performed by CONTRACTOR, or its agent and shall be saved and held harmless by the CONTRACTOR from and against any and all cost of litigation, attorney's fees, court cost, expenses, and expert fee reasonably incurred by CITY in the defense of any suits or actions for losses, damages, claims or liability of any character, type, or description for injury or death to any person, or injury to any property, received or sustained by any person or persons or property, arising out of, or occasioned by, directly or indirectly, from any act, omission, operation or activity performed by the



CONTRACTOR, or its agents, servants, employees, officers, directors, subcontractors, or licensees, under this agreement, or arising from the negligent operation or activity performed by the CITY, or its agents, servants, employees, officers, or elected officials, under this agreement.

It is the expressed intent of the parties to this agreement that the indemnity provided in this section for all and all costs of litigation, attorney's fees, court costs, expenses, and expert fees reasonably incurred by CITY shall be applicable regardless of whether or not the CITY incurs liability for which the CONTRACTOR has agreed to indemnify the CITY.

B. INSURANCE

LIABILITY INSURANCE

Pharr EMS understands that the CONTRACTOR shall provide automobile liability policy(ies) of insurance with a minimum coverage for all CONTRACTOR's vehicles in an amount for each vehicle of not less than \$500,000.00 property damage, \$250,000.00 bodily injury each person, and \$500,000.00 bodily injury each occurrence, and shall further provide errors and omissions policy(ies) of insurance with coverage for all of CONTRACTOR's shall provide to the CITY satisfactory evidence of the existence of tis indemnification coverage. The CONTRACTOR shall require that the insurer specify in the certificate of coverage that the insurer shall serve on the CITY 10 days' written notice prior to cancellation of the insurance policy.

INDEMNITY INSURANCE

Pharr EMS understands that the CONTRACTOR shall provide a policy(ies) of insurance under which the CITY shall be indemnified against any liability, as specified in this agreement, which provides for a minimum indemnification coverage of all attorney's fees, litigation costs, court costs expenses expert fees and \$500,000.00 for each person and \$1,000,000.00 for each single occurrence for bodily injury or death and \$200,000.00 for each single occurrence for injury to or destruction of property. The CONTRACTOR shall provide to the CITY satisfactory evidence of the existence of this indemnification coverage. The CONTRACTOR shall require that the insurer specify in the certificate of coverage that the insurer shall serve the CITY 10 days' written notice prior to cancellation of the insurance policy.

WORKER'S COMPENSATION INSURANCE

Pharr EMS understands that the CONTRACTOR agrees to provide Worker's Compensation Insurance as mandated by Preamble 110.110, and hold harmless the CITY of any and all losses, damages or claims arising out of or in any way connected with any injury or injuries to any employee or employees of the contract(s) and from an any claims of any other person or persons for injuries, losses or damages sustained at, around, or in



connection with the work, unless the negligence of the City of San Juan and/or servant and agents, is shown to be the sole proximate cause of said injury, loss, or damage.

All policies shall be so written that The City Manager and/or the Purchasing Department will be notified of cancellation or restrictive amendment at least thirty (30) days prior to the effective date of such cancellation or amendment. A certificate from contractor's insurance carrier showing at least the coverage and limits of liability specified above and expiration date shall be filed with the Purchasing Offices before operations are begun. Such certificate shall not merely name the types of policy provided but shall specifically refer to these specifications and shall state that such insurance is as required by these specifications.

The Contractor shall name The City of San Juan as "Also Insured" on their insurance policies and supply the City with an Insurance Certificate before the contract begins. CERTIFICATES OF INSURANCE MUST BE SUBMITTED TO THE PURCHASING OFFICE BEFORE A CONTRACT IS SIGNED. THE CERTIFICATES OF INSURANCE MUST INCLUDE ALL COVERAGE AS STATED ABOVE.
(See Exhibit "ASSA")

C. PUBLIC NOTICE, ADVERTISING 9-1-1

Pharr EMS understands that IT is authorized to give public notice of the arrangement for emergency ambulance service set forth in this contract and to place appropriate listings in telephone directories and other appropriate places concerning emergency calls. If CITY decides, during the term of this agreement, to initiate, provide or participate in an emergency phone number, such as "911" or other like service, CONTRACTOR agrees to cooperate in such use and become a part of such service.

D. PROVISIONS FOR BACK UP SERVICE

Pharr EMS Represents that it is able to, and agrees that it shall, respond to each emergency call within a reasonable amount of time from the time of receiving a request for emergency service (not to exceed ten (10) minutes). Should CONTRACTOR be unable to so respond upon receiving a call, CONTRACTOR shall call for back-up service from another ambulance company and identify who the backup CONTRACTOR will be, or call for a dispatch from the Fire Department, or both, to ensure that a timely response is provided. The back up Ambulance must also be ALS. Preference shall be given to companies with three (3) years of or more as a 911 provider. Understands "911" or other like service, CONTRACTOR agrees to cooperate in such use and become a part of such service.



Pharr EMS shall provide the name and number of the back-up ambulance company or companies. CONTRACTOR shall bear the cost of any such back-up service ("Respond" as used herein means dispatching an ambulance to the designated place).

However, The CONTRACTOR shall not assign the contract or any part thereof, or sublet it or any part thereof, or assign any monies due or to become due to it there under without previous written consent of The CITY

E. MONTHLY REPORTS / RECORDS

Pharr EMS agrees to keep true and accurate records of its activities undertaken in this agreement.

Pharr EMS agrees to provide monthly run reports and 90% fractile 10-minute response times from The City which will include all incidents and response times. Said reports and response times shall be timely delivered to the CITY's Fire Chief, no later than the 10th day of each month.

Pharr EMS monthly reports shall include the following information: number of emergency calls made, the name of the person requesting emergency service, the location, the time that the call was received, the time that the ambulance was dispatched and the time of arrival (the response time), the nature of the call, the charges made therefore, the number and condition of the ambulances in service, the number and certification status of CONTRACTOR's personnel and such other relevant information as CITY may from time to time require.

Pharr EMS understands that failure to timely submit said reports and response times, may incur a penalty fee of Five Dollars and 00/100 (\$5.00) per day for each day said reports are late. Said fee shall be deducted from the following month's payment to Contractor.

F. CONFLICT OF INTEREST

Pharr EMS understands that Bidders are advised that they must be in compliance with the below mentioned law:

CHAPTER 176 OF THE TEXAS LOCAL GOVERNMENT CODE

Effective January 1, 2006, Chapter 176 of the Texas Local Government Code requires that any vendor or person considering doing business with a local government entity disclose in the Questionnaire Form CIQ, the vendor or person's affiliation or business relationship that might cause a conflict of interest with a local government entity. By law, this questionnaire must be filed with the records administrator of the City of San Juan no later than the 7th business day after the date the person becomes aware of facts that require the



statement to filed as per Section 176.006, Local Government Code a person commits an offense if the person violates Section 176,006, of the Texas Local Government Code. An offense under this section is a Class C Misdemeanor.

For more information to obtain the questionnaire CIQ, go to the Texas Ethics Commission web page at www.ethics.state.tx/us/forms/CIQ.pdf. If you have any questions about compliance, please consult your own legal counsel. Compliance is the individual responsibility of each person or agent of a person who is subject to the filing requirements.

G. DISPUTE VENUE

Pharr EMS understands the parties agree that venue for purposes of any and all lawsuits, cause of action, arbitration, and/or any other dispute(s) shall be in Hidalgo County, Texas.

H. METHOD OF AWARD

Pharr EMS understands the Ambulance COMPANY is advised that the City of San Juan reserves the right to award this contract to the lowest responsible COMPANY or the COMPANY that ranked the highest, therefore, providing the best value. Factors and weights to be considered to determine respondent providing the best value are as noted on the specification/requirements.



AMBULANCE SERVICE DEFINITIONS

A. AMBULANCE

Shall mean A vehicle for transportation of sick or injured person to, from or between places of treatment for an illness or injury and provide out of hospital medical care to the patient but specifically excludes funeral coaches and patient.

B. CITY

Shall mean the map of the City of San Juan, Texas (Exhibit A).

C. EMERGENCY AMBULANCE

Shall mean one (1) mobile intensive care unit (MICU) ambulances used, designed, or re-designed for the purpose of transporting the sick or injured, providing (MICU), the rendering of first aid, and/or assisting in rescue operations while the vehicle is being operated under emergency conditions.

D. EMERGENCY CALL

Shall mean a request for ambulance service in which the element of time in transporting the sick, injured or wounded for medical treatment is essential to the health or life of such person.

E. EMERGENCY CIRCUMSTANCE

Shall mean the existence of circumstances in which the element of time in transporting the sick, injured or wounded for medical treatment is essential to the health or life of such person.

F. EMERGENCY SERVICE

Shall include the emergency ambulance trip to the place of emergency and rendering of MICU, and the transport to the hospital or other specified destination.

G. EMERGENCY MEDICAL TECHNICIAN – PARAMEDIC (EMT-P)

Shall mean An individual who is certified by the department as minimally proficient to provide emergency prehospital or interfacility care in health care facility's emergency or urgent care clinical setting, including a hospital emergency room and a freestanding emergency medical care facility by providing advanced life support that includes initiation and maintenance under medical supervision of certain procedures, including intravenous therapy, endotracheal or esophageal intubation or both, electrical cardiac defibrillation or cardioversion, and drug therapy.



H. DEFINITION: PARAMEDIC PRIMARY COVERAGE

Ambulance service shall be staffed twenty-four (24) hours a day, seven (7) days a week, at the) Mobile Intensive Care Unit (MICU) Paramedic Level; and each Ambulance shall maintain its accreditation of the State Department of Public Health and shall meet the State Ambulance Regulations, as amended, all at the MICU (Paramedic) Level; and any applicable Federal laws and regulations. Vehicles shall be maintained with all equipment and supplies required by the Texas Transportation Code, the Department of State Health Services, Health, and Safety Code, as amended, all at the MICU (Paramedic) Level; and any and all other applicable State Law, Federal law and/or regulations. ("MICU (Paramedic) Primary Coverage")

I. DEFINITION: ADVANCED LIFE SUPPORT BACK UP COVERAGE-TEN MINUTE RESPONSE STANDARD

In the event the Company commences any Paramedic Ambulance emergency run to a facility outside of The City, said Company shall provide at a Site, suitably centrally located in The City, a class I First Response Ambulance at the ALS Level within ten (10) minutes of the time when the primary response ambulance is committed to its call within The City in accordance with all the standards at the ALS Coverage level. The aforesaid backup ambulance shall log in with The City's Public Safety Communications Centers immediately upon its arrival at the site or scene, and upon arrival at its ultimate destination if so dispatched. ("ALS Backup Coverage- Ten Minute Response Standard")



NON-COLLUSION STATEMENT

The undersigned certifies under penalties of perjury that this bid is in all respects bona fide, fair and made without collusion or fraud with any other person. (The word person shall mean any natural person, joint venture, partnership, corporation or other business or legal entity).

Company Name: City of Pharr

Company Address: 118 S. Cage, Pharr, Texas, 78577

Authorized Signature: Dr. Jonathon Flores



Telephone Number: 956-402-2100

Date of Bid: October 5th, 2023

CERTIFICATE OF VOTE
(Corporations Only)

At a duly authorized meeting of the Board of Directors of the

_____ Held on _____ it was voted that
(Name of Corporation) (Date)

_____ of this company, be and hereby authorized to execute contracts and bonds in the name and on behalf of said company and affix its corporate seal hereto; and such execution of any contract or obligation in this company's name on its behalf by such officer under seal of the company, shall be valid and binding upon this company.

I hereby certify that I am the clerk of the above-named corporation and that

_____ is the duly elected officer as above of said company, and that the above vote has not been amended or rescinded and remains on full force and effect as the date of this contract.

(Date)

(Clerk) Corporate Seal

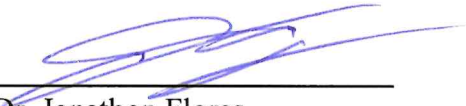
City of Pharr is a City Government, and this clause doesn't not apply

SERVERABILITY CLAUSE

In the event any portion of The City's specifications dated 10/05/2023 is determined to be in violation of Federal, State and/or Local Laws, that section will immediately be null and void and the full force spirit of the remaining terms

IN WITNESS WHEREOF the parties hereto have accepted this agreement the day and year first written dated 10.3.23

Contractor: City of Pharr EMS


BY: Dr. Jonathon Flores

(Title) Interim City Manager

INDEMNIFICATION CERTIFICATION

I the undersigned shall to the maximum extent permitted by law indemnify and save harmless The City of San Juan from any and all damages, liability, actions, suits, proceedings, claims, demands, losses, costs and legal expenses (including reasonable attorney's fees) that may arise out of or in correlation with services provided by this contract.

Contractor: City of Pharr EMS

118 S. Cage

Pharr, Texas, 78577

BY: _____


~~Dr. Jonathan Flores~~

(Title): Interim City Manager

CITY OF SAN JUAN AMBULANCE SERVICE CLIENT LIST

PLEASE LIST BELOW ALL COMMUNITIES WITHIN A FIFTY MILE RADIUS OF THE CITY OF SAN JUAN WHICH YOU ARE OR HAVE FURNISHED THE TYPE OF SERVICE AS REQUIRED BY THE CITY.

Please use additional pages if needed.

City/Town	Telephone Number	Point of Contact	Years of Service	
City of San Juan	956-588-1201	Fire Chief	6 months	
City of Pharr	956-613-0694	City Manager	2.5 years	
Hidalgo County ESD #3	956-375-8851	Board Chair	1 year	
Hidalgo County PCT #3	956-354-8659	Chief of Staff	1 year	
Sullivan City	956-566-2868	City Manager	1 year	

CITY OF SAN JUAN AMBULANCE SERVICES
OFFICAL BID FORM 2023-2024

The City of Pharr EMS proposes to provide ambulance service for the City of San Juan based on the bid document October 5, 2023, and the Official Bid Form below.

MICU Paramedic Service

(24 hours, 7 days a week, 365 days)

Location	Service Level	Service Cost Year One	Service Cost Year 2	Service Cost Year 3	Total
City	MICU 1 UNIT	\$375,000.00	\$375,000.00	\$375,000.00	
Peak hour posting (12 hours)	ALS /MICU UNIT	\$0.00	\$0.00	\$0.00	
City	COMMAND STAFF	\$0.00	\$0.00	\$0.00	

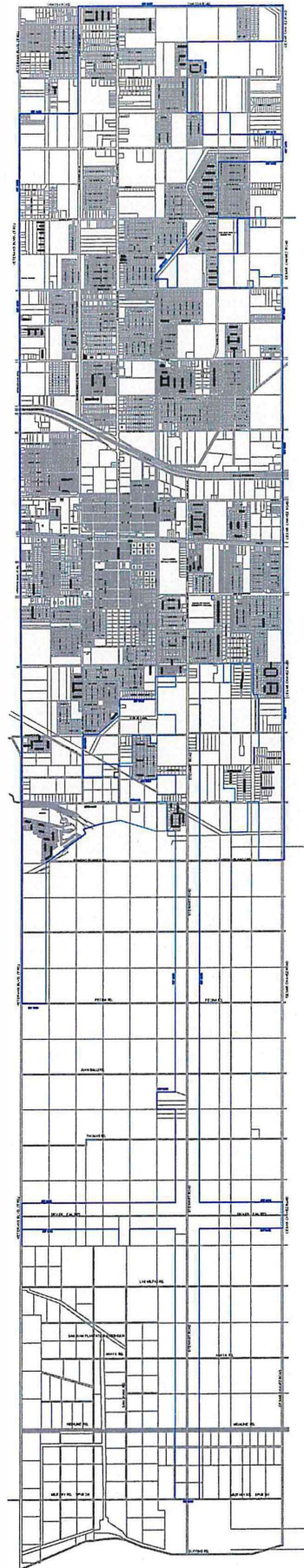
Checklist of Bid Submission Requirements:

- Addenda Received (if applicable)
- Client List Enclosed - Yes
- Equipment List Enclosed - Yes
- Signed Certification/Statement Standard Forms? - Yes
- Has your company even been given a provisional certification?

Yes____No X (past or present) If yes, please explain below;

EXHIBIT "A"

SERVICE AREA MAP





PHARR EMS EMPLOYEE ROSTER



First Name	Last Name	Level	DSHS number
Patrick	Andrade	Paramedic	760327
Stephen	Arellano	Paramedic	765956
Zeferino	Arjona	AEMT	742224
Jesus	Balderas	AEMT	746484
Edgar	Banda	EMT	764752
Joseph	Barajas	EMT	774866
Evelyn	Benavides	EMT	780386
Alexander	Borchers	EMT	782411
Rafael	Cantu	AEMT	757164
Elsa	Castillo	AEMT	771594
Cris	Cisneros	EMTP, FP-C	142262
Alessandro	Contreras	AEMT	736944
Raul	Escamilla	Paramedic	116003
Alexis	Esparza	EMT	775004
Edgar	Espiricueta	EMT	780549
Carolina	Flores	Paramedic	737741
Albert	Flores	EMT	706054
Alexa	Garcia	Paramedic	768472
Stephanos	Garcia	Paramedic	773003
Garely	Garcia	EMT	781191
Diana	Garza	EMTP, FP-C	137915
Andrew	Gonzalez	Paramedic	749247
Isabel	Gonzalez	AEMT	766537
Gabriella	Guerrero	Paramedic	762339
Vanessa	Gurrola	EMT	773880
Alonzo	Gutierrez	AEMT	757855
Ignacio	Hernandez	Paramedic	45784
Carlos	Hernandez	AEMT	720081
Elian	Hernandez	EMT	773727
Eric	Hidrogo	EMT	777478
Christopher	Kegly	Paramedic	723878
Oscar	Lopez	Paramedic	735155
Ben	Martinez	Paramedic	107374
Eric	Martinez	AEMT	721305
Raul	Martinez	EMT	748211
Kimberly	Melendez	Paramedic	749206
Amy	Mendoza	AEMT	719087
Michael	Norman	Paramedic	768215
Daniel	Ochoa	EMT	780158



PHARR EMS EMPLOYEE ROSTER



First Name	Last Name	Level	DSHS number
Mia	Palacios	EMT	705056
Danny	Ramirez	Paramedic	45103
Jesus	Raymundo	EMT	739195
Gladys	Reyes	AEMT	742365
Jonah	Riley	AEMT	742109
Alan	Rivera	EMT	782259
Damian	Rodriguez	AEMT	173060
Dominique	Rodriguez	EMT	771421
Kiefer	Roseman	AEMT	764827
Aaron	Sierra	AEMT	737480
Joseph	Silguero	Paramedic	746255
Tameka	Sosa	EMT	779997
Anselmo	Trevino	Paramedic	25747
Kesi	Valdez	EMT	780220
Roel	Vasquez	EMT	773102
Caleb	Wilkinson	AEMT	767289



TEXAS
Health and Human
Services

**Texas Department of State
Health Services**

This certifies that

CITY OF PHARR EMERGENCY MEDICAL SERVICES

License Number: 1001037

has submitted acceptable evidence of compliance with the Texas Health and Safety Code, Chapter 773, the Texas EMS Act, and is hereby granted a License as a **TEXAS EMERGENCY MEDICAL SERVICES PROVIDER**. This License is not transferable and is valid only for use by the provider named above.

Expiration Date: 4/30/2025

If you have a complaint about the services you have received from this EMS Provider or if you have a reason to believe that a violation of Texas EMS regulations has occurred, please report your concerns to the Texas Department of State Health Services at:

1-800-452-6086 or by email to **EMS_Complaint@dshs.texas.gov**

Document Number: 8501



Certificate of Coverage

TMLIRP Contract Number:	9721
Member: Pharr Ms. Veronica Ramirez HR Director PO Box 1729 Pharr, Texas 78577-1632	Company Affording Coverage: Texas Municipal League Intergovernmental Risk Pool (TMLIRP) PO Box 149194 Austin, TX 78714-9194 (512) 491-2300 or (800) 537-6655 Fax: (512) 491-2404

Certificate Holder: City of San Juan 709 S. Nebraska Ave. San Juan, Texas 78589-2649
--

This is to certify that the coverages listed below have been provided to the member and are in effect at this time. Notwithstanding any requirements, terms, or conditions of any other contract or agreement with respect to which this certificate may be issued or may pertain, the coverage afforded by TMLIRP described herein is subject only to the terms, exclusions and additions of TMLIRP's coverage contracts between TMLIRP and its member(s).

Coverage is continuous until canceled.

General Liability Effective Date: 10/1/2023 Anniversary Date: 10/1/2024 Limits of Liability (Each Occurrence): \$1,000,000 Sudden Events Involving Pollution (Each Occurrence): \$1,000,000 Annual Aggregate: \$2,000,000 Deductible per Occurrence: \$5,000	Real & Personal Property Effective Date: _____ Anniversary Date: _____ Limits of Coverage: _____ Deductible per Occurrence: _____																														
Law Enforcement Liability Effective Date: _____ Anniversary Date: _____ Limits of Liability (Each Occurrence): _____ Annual Aggregate: _____ Deductible per Occurrence: _____	Mobile Equipment Effective Date: _____ Anniversary Date: _____ Limits of Coverage: _____ Deductible per Occurrence: _____																														
Errors and Omissions Liability Effective Date: _____ Anniversary Date: _____ Limits of Liability (Each Wrongful Act): _____ Annual Aggregate: _____ Deductible per Occurrence: _____	Boiler & Machinery - Broad Form Effective Date: _____ Anniversary Date: _____ Per Accident Limit: _____ Deductible per Occurrence: _____																														
Auto Liability Effective Date: _____ Anniversary Date: _____ Limits of Liability (Each Occurrence): _____ Deductible per Occurrence: _____	<table border="1"><thead><tr><th></th><th>Yes</th><th>No</th></tr></thead><tbody><tr><td>Mortgagee</td><td></td><td></td></tr><tr><td>Loss Payee</td><td></td><td></td></tr><tr><td>Loan Number:</td><td></td><td></td></tr></tbody></table>		Yes	No	Mortgagee			Loss Payee			Loan Number:																				
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Auto Physical Damage Effective Date: _____ Anniversary Date: _____ Limits of Liability: _____ Collision Deductible: _____ Comprehensive Deductible: _____	<table border="1"><thead><tr><th>Year/Make/Model</th><th>VIN</th><th>Value</th></tr></thead><tbody><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr><tr><td></td><td></td><td></td></tr></tbody></table>	Year/Make/Model	VIN	Value																											
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Loss Payee:																															
	Loan Number:																														

DESCRIPTION: Evidence of coverage.
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Cancellation: Should any of the above described coverages be canceled before the anniversary date thereof, TMLIRP will endeavor to mail 30 days written notice to the above named certificate holder, but failure to mail such notice shall impose no obligation or liability of any kind upon TMLIRP.

Authorized Representative: Chase Tabor

Chase Tabor

Date Issued:

9/21/2023



NOTICE OF INTENT TO RESPOND

Firms interested in submitting a bid on **AMBULANCE SERVICE RFP NO. 24-001-10-05** as outlined in the specifications, should indicate their intention by signing, dating and returning the form to the email address below prior to September 29, 2023, so that they may receive any addendums to the specifications should the need arise.

City of San Juan
Attn: Lori A. Maldonado, Purchasing Agent
709 S. Nebraska Avenue, San Juan, Texas 78589
Phone: (956) 223-2204
lmaldonado@sjtx.us

Bidder: City of Pharr EMS
[Please print or type the full name of your proprietorship, partnership, corporation, or joint venture.*)]

Contact Name: Daniel Ramirez EMS Chief
[Please print or type name] [Title]

Address: 118 S. Cage, Pharr, Texas 78577
[Mailing]

[Street, if different]

Telephone: 956-402-2100 office 956-249-7183 cell
[Print or type telephone number]

Fax: 956-468-2175
[Print or type telephone number]

Email: danny.ramirez@pharr-tx.gov
[Print or type]

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Consideration and Action on a Resolution Submitting Entitlement Vote for Candidate(s) to the Hidalgo County Appraisal District Board of Directors 2024 - 2025.

STAFF COMMENTS AND RECOMMENDATIONS:

The Chief Appraiser of Hidalgo County Appraisal District has called for the election of the Hidalgo County Appraisal District Board of Directors as prescribed by Section 6.03 of the Texas Property Tax Code. There are five (5) Board of Directors, who are elected by vote of the eligible taxing units that participate in the District which governs the Hidalgo County Appraisal District. In addition to the five elected Board of Directors, the County/Tax Assessor-Collector, Mr. Pablo "Paul" Villarreal Jr., serves as a non-voting Director.

The nominees on the Official Ballot for the Election of 2024-2025 Appraisal District Board of Directors are:

Eddie Betancourt
Albert Cardenas
Fernando Castillo
Mario Chapa
Pete Garcia
Richard A. Garcia
Uvaldo Gutierrez
Antonio Lozano
Joe D. Olivarez
Amador Requenez
Ruben Saldana

The governing body may cast all of its votes for one candidate or distribute them among any number of candidates.

The City of San Juan is entitled to cast 50 votes in said election. Ballots must be returned to the Chief Appraiser before December 15, 2023.

RECOMMENDATION:

Adopting Resolution to Cast Votes for One or More Candidates for the Hidalgo County Appraisal District Board of Directors for 2024-2025.

PREPARED BY:

APPROVED BY:

Brenda Escalante,
City Secretary

Benjamin Arjona, City
Manager

HIDALGO COUNTY APPRAISAL DISTRICT

ADMINISTRATION

Rolando Garza, Chief Appraiser
Jorge Gonzalez, Asst. Chief Appraiser
Brent E Cavazos, Associate Chief Appraiser
PO Box 208
Edinburg, TX 78540-0208
(956) 381-8466 (956) 565-2461



www.hidalgoad.org

BOARD OF DIRECTORS

Albert D. Cardenas	Chairman
Joe D. Olivarez	Vice-Chairman
Amador Requenez	Secretary
Richard A. Garza	Member
Eddy Betancourt	Member
Pablo "Paul" Villarreal, Jr.	Member

October 25, 2023

City of San Juan Mayor
Mr. Mario Garza
709 S. Nebraska Ave
San Juan TX 78589

Dear Mr. Garza,

As prescribed by Section 6.03 of the Texas Property Tax Code (TPTC), enclosed you will find the "Official Ballot" with the candidates' names and the number of votes you are authorized to cast in the election for the Board of Directors of the Hidalgo County Appraisal District. In addition, I have provided a condensed biography of each candidate that provided such and a list of the total vote distribution for all voting entities.

Five (5) Board of Directors are elected by vote of the eligible taxing units that participate in the District, which governs the Hidalgo County Appraisal District. In addition to the five (5) elected Board of Directors, the County Tax/Assessor-Collector, Mr. Pablo "Paul" Villarreal Jr., serves as a non-voting Director.

The governing body of each eligible taxing unit may cast all its votes for one (1) candidate or distribute the votes among any number of candidates. Each voting unit shall determine its vote by written resolution and submit it to the Chief Appraiser **Before December 15th**. Please note that there is no provision for write-in candidates. Therefore, any vote cast for someone not listed on the ballot will be discarded.

The Chief Appraiser will count all timely submitted votes, declare the five candidates that receive the largest cumulative vote totals elected, and submit the results before December 31st to the governing body of all taxing units in the District and to the candidates.

Should you have any additional questions, please do not hesitate to contact me.

Sincerely,

Rolando Garza, RPA
Chief Appraiser

RG:plg

Enclosures

2024-2025
VOTING ENTITLEMENT
HCAD BOARD OF DIRECTORS

	2022 Tax Levied	2022 Total Levy	2022 Percent	Voting	2024 - 2025 Directorships	2024 - 2025 Official Votes
Entity						
Hidalgo County	\$ 264,653,740	\$ 1,050,933,873	25.183%	252	5	1,260
Cities						
Alamo	\$ 5,103,714	\$ 1,050,933,873	0.486%	5	5	25
Alton	\$ 3,103,203	\$ 1,050,933,873	0.295%	3	5	15
Donna	\$ 6,551,936	\$ 1,050,933,873	0.623%	6	5	30
Edcouch	\$ 622,717	\$ 1,050,933,873	0.059%	1	5	5
Edinburg	\$ 38,127,169	\$ 1,050,933,873	3.628%	36	5	180
Elsa	\$ 1,762,298	\$ 1,050,933,873	0.168%	2	5	10
Granjeno	\$ 30,754	\$ 1,050,933,873	0.003%	1	5	5
Hidalgo	\$ 3,085,315	\$ 1,050,933,873	0.294%	3	5	15
La Joya	\$ 1,209,519	\$ 1,050,933,873	0.115%	1	5	5
La Villa	\$ 661,394	\$ 1,050,933,873	0.063%	1	5	5
McAllen	\$ 58,106,007	\$ 1,050,933,873	5.529%	55	5	275
Mercedes	\$ 5,957,425	\$ 1,050,933,873	0.567%	6	5	30
Mission	\$ 28,910,952	\$ 1,050,933,873	2.751%	28	5	140
Palmview	\$ 3,676,160	\$ 1,050,933,873	0.350%	4	5	20
Penitas	\$ 1,711,540	\$ 1,050,933,873	0.163%	2	5	10
Progreso	\$ 967,912	\$ 1,050,933,873	0.092%	1	5	5
Pharr	\$ 28,727,505	\$ 1,050,933,873	2.734%	27	5	135
San Juan	\$ 10,077,462	\$ 1,050,933,873	0.959%	10	5	50
Sullivan City	\$ 739,543	\$ 1,050,933,873	0.070%	1	5	5
Weslaco	\$ 16,103,016	\$ 1,050,933,873	1.532%	15	5	75
Schools						
Donna	\$ 22,534,056	\$ 1,050,933,873	2.144%	21	5	105
Edcouch-Elsa	\$ 5,402,674	\$ 1,050,933,873	0.514%	5	5	25
Edinburg	\$ 91,362,000	\$ 1,050,933,873	8.693%	87	5	435
Hidalgo	\$ 8,845,402	\$ 1,050,933,873	0.842%	8	5	40
La Joya	\$ 41,386,168	\$ 1,050,933,873	3.938%	39	5	195
La Villa	\$ 1,808,783	\$ 1,050,933,873	0.172%	2	5	10
Lyford	\$ 198,030	\$ 1,050,933,873	0.019%	1	5	5
McAllen	\$ 96,621,136	\$ 1,050,933,873	9.194%	92	5	460
Mercedes	\$ 9,261,699	\$ 1,050,933,873	0.881%	9	5	45
Mission	\$ 31,332,081	\$ 1,050,933,873	2.981%	30	5	150
Monte Alto	\$ 2,193,628	\$ 1,050,933,873	0.209%	2	5	10
PSJA	\$ 70,777,785	\$ 1,050,933,873	6.735%	67	5	335
Progreso	\$ 3,013,695	\$ 1,050,933,873	0.287%	3	5	15
Sharyland	\$ 46,548,429	\$ 1,050,933,873	4.429%	44	5	220
So Tx College	\$ 75,735,089	\$ 1,050,933,873	7.206%	72	5	360
South Texas ISD	\$ 23,974,661	\$ 1,050,933,873	2.281%	23	5	115
Valley View	\$ 11,639,286	\$ 1,050,933,873	1.108%	11	5	55
Weslaco	\$ 28,409,990	\$ 1,050,933,873	2.703%	27	5	135
GRAND TOTALS	\$ 1,050,933,873		100.000%	1002		5,015

HIDALGO COUNTY APPRAISAL DISTRICT

ADMINISTRATION

Rolando Garza, Chief Appraiser
Jorge Gonzalez, Asst. Chief Appraiser
Brent E Cavazos, Associate Chief Appraiser
PO Box 208
Edinburg, TX 78540-0208
(956) 381-8466 (956) 565-2461



www.hidalgoad.org

BOARD OF DIRECTORS

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Richard A. Garza	Member
Eddy Betancourt	Member
Pablo "Paul" Villarreal, Jr.	Member

Hidalgo County Appraisal District 4405 S. Professional Drive PO Box 208 Edinburg TX 78540-0208 OFFICIAL BALLOT Election 2024-2025 Appraisal District Board of Directors	
Entity: City of San Juan	Authorized Votes: 50
Nominee	# of Votes
Betancourt, Eddie	
Cardenas, Albert	
Castillo, Fernando	
Chapa Mario	
Garcia, Pete	
Garza, Richard A.	
Gutierrez, Uvaldo	
Lozano, Antonio	
Olivarez, Joe D.	
Requenez, Amador	
Saldana, Ruben	

Date Resolution Passed (attach resolution)

Authorized Representative

cc: Finance Director of each entity

EDDY BETANCOURT
805 N Ware Rd
McAllen, TX 78501
(956) 789-8891

Overview

Results-driven construction and project manager with over 30 years of expertise as a superintendent, construction manager and construction business owner. History of concurrently directing multiple projects to successful completion through effective management and team collaboration. Continually strives to produce high quality Industrial, Commercial, Institutional, and Residential projects while adhering to a tight schedule and budget. Advanced understanding of customer needs with diligent attention to detail results in superior customer service and high levels of client satisfaction.

Project Management / Budget & Finances / Personnel Acquisition & Training /

Team Management / Design & Development / Customer Relations / Multi-Site Management /

New Business Development

Industry

- Commercial Construction
- Commercial / Residential Real Estate
- Retail Automotive Accessories

Project Management/Leadership

- Large Scale Construction management and implementation.
- Small Business Owner

WORK EXPERIENCE

Aug 1984 to Present

R & B General Construction Co, Inc., President

McAllen TX.

Administer construction budgets and supervise a staff of 60 full-time employees. Plan & design industrial warehouses and commercial ventures. Assist in the development of industrial facilities in various industrial parks. Coordinate development of residential homes and Multi project of renovations for commercial projects. Work closely with city municipalities, Engineers, Architects. Often present viable projects to city and county entities, and city officials to obtain necessary variances and permits for various private projects to meet city ordinances and overall governmental building codes. Development and Management of multi-million-dollar investment projects, specializing in the Cold Storage warehouse industry.

Oct 2015 to Dec. 2022

National Tire and Wheel, LLC Co-Owner and President.

McAllen, TX

Purchased existing business on 10/22/2015.

Current sales have exceeded historical sales.

Feb 2012 to Present

E2H Investments, LLC, General Retail Partner Manager.

McAllen, TX

Manage a Rent to Own Business.

Account Management

Sales

Marketing

Grew business to 8 locations in 48 months.

January 1992 - 1998

Century Forwarding Agency, Inc, Vice President

Hidalgo, Texas

Manage export operation of the Agency specializing in exporting general goods for various Mexican and American corporations as well as managing. Just In-Time inventories for various fortune 500 companies. Successfully implemented all logistics for Wal-Mart Mexico and Wal-Mart USA specializing in their produce sector through various U.S and Mexican custom brokers with strict adherence to the NAFTA rules and regulations.

Aug 1987 - 1992

Technics Construction of Texas Inc.

McAllen, TX.

Vice-President Administered construction budgets and supervised a staff of 30 full-time employees. Designed and Build warehouse storage facilities. Assisted in the Development of Industrial facilities. Coordinated all aspects of construction for residential homes and renovations of commercial projects.

COMMUNITY SERVICES:

Appointed to Texas Facilities Commission by Texas Governor Sept. 2020 to term expiring in 1/31/2023.

Most Recent Re-Appointment by Texas Governor as Commissioner for the Texas Facilities Commission and Confirmed by the Texas Senate with term Expiring in 1/31/2029.

Appointment as Member of Board of Directors Hidalgo County Appraisal District. By Hidalgo County Entities Terms 2020-22, 2022-2023

Appointed Member to Hidalgo County Appraisal District Review Board 2007 - 2012

Board Held Positions

- Member
- Secretary
- Chairman

PROFESSIONAL DEVELOPMENT:

University of Texas Pan-American - School of Business Continuing Education
Real Estate, Appraisals, Marketing, Real Estate principles, Law and Contracts
Mathematics, and Finance.

State Licensed in Real Estate # 0440351(1994)

Fluent in Reading and Writing Spanish

EXTRA CURRICULAR ACTIVITIES:

- ENACTUS Advisory Board (Students In Free Enterprise early 90's Alumni)
- Chairman entrepreneurship workshops,
- Small business development conference Invitee speaker
- Active supporter of Higher Education
- Golfing Activities, Fishing,
- Active in Daughter's School Outreach Programs
- Enjoy Family Trips

FORMAL EDUCATION

BBA (94)– Marketing and International Business, University of Texas Pan American

OTHER

Bilingual - Spanish/English.

Albert Cardenas
McAllen



Current Board member of McAllen Public Utility Board

Current member Boys & Girls Club

Vice-President Easton Construction, dealing mainly with commercial projects with offices in McAllen and San Antonio

Served 6 years on the McAllen Planning & Zoning Board

Board Member Hidalgo County Appraisal District Board of Directors 2014-Current

Mario Chapa

956-358-7796

Email: Mario@mchapa.com

SUMMARY OF QUALIFICATIONS

- 40 years experience in engineering and aviation environments, including domestic and international project management, system engineering, network management, installation and testing of airport/aviation communications systems.
- Experience in baggage system design and installation, including the acceptance testing of the integration of inline and stand alone baggage security systems at DFW, LAX, BOS, ORD, PHL, MFE, IAH, DAL, SJU, AUS, MIA, and TPA airports and contributed to problem resolution on those systems.
- Demonstrated ability to build rapport and resolve complex issues among multiple entities with conflicting interest including a telephone central office design problem, which had gone unresolved for 25 years.
- Extensive hands-on experience throughout career, including problem solving difficult technical issues.
- Self motivated, Can-Do-Attitude presenting integrity and professionalism to problem resolution.

PROFESSIONAL EXPERIENCE MANAGEMENT

- Supervised the successful ACARS Upgrade project enhancing data radio communication between US airports and enroute aircraft. Resolved a firmware design problem with control unit. Identified a hardware design flaw in the proposed control equipment preventing unnecessary delay and expense.
- Managed the installation of a 400 position San Jan Puerto Rico Reservation Center on schedule and within budget including the integration of additional capacity and enhanced network management.
- Responsible for the procurement/shipping and maintenance of \$18 million dollars worth of communications equipment annually.
- Directed the procurement, installation and test check-out for material/baggage handling and cargo systems. Reviewed and revised technical specifications and related project drawings. Presented information to management on cost, schedule and budget.
- Lead design team of a governmental ship to shore HF project. Designed system from the ground up including basic control circuit board design and build, procurement of all parts, prototype development and testing, training manuals, operating procedures and installation.
- Supervised engineering staff to plan, develop and design complex communications networks including network management. This included responses and presentations to RFPs and RFQs.

Mario Chapa Resume Cont'd

ENGINEERING

- Designed T1 carrier span lines and provided field assistance for problem solving. Assisted Bell Labs engineers with the testing and problem resolution of the first T3 carrier system in Texas.
- Lead test teams with hands on involvement, including microwave path profile calculations, to upgrade performance of approximately 35 sites of the USAF Kanto Plains Microwave System near Tokyo Japan.
- Provided engineering expertise in problem solving issues of the Motorola Trunk Radio System and Centracom consoles, which provided mobile communications to DFW airport personnel.
- Established field support of the secure/non-secure HF voice/data network supporting Air Force One. Performed diagnostic testing and maintenance.
- Introduced to Sabre at American Airlines the IBM network computer. Upon my technical analysis and recommendation, the IBM network computer was installed and utilized by American Airlines travel agencies, airport ticket counters and other airline office environments.

WORK HISTORY

Communications Officer	US Air Force
Engineer	SW Bell Telephone, Dallas, TX
Engineer	Rockwell International, Richardson, TX
Communications Director	Braniff International Airlines, Dallas, TX
Sr. Communications Engineer	Aeronautical Radio Inc, Annapolis MD
Regional Engineering Manager	General DataComm, Waterbury, CT
Communications Consultant	Self employed
International Communications	American Airlines, DFW Airport, TX
Project Manager	American Airlines, DFW Airport TX
Project Manager	BNP Associates, Danbury, CT
Project Manager	Ciara Associates, Herndon, VA

EDUCATION

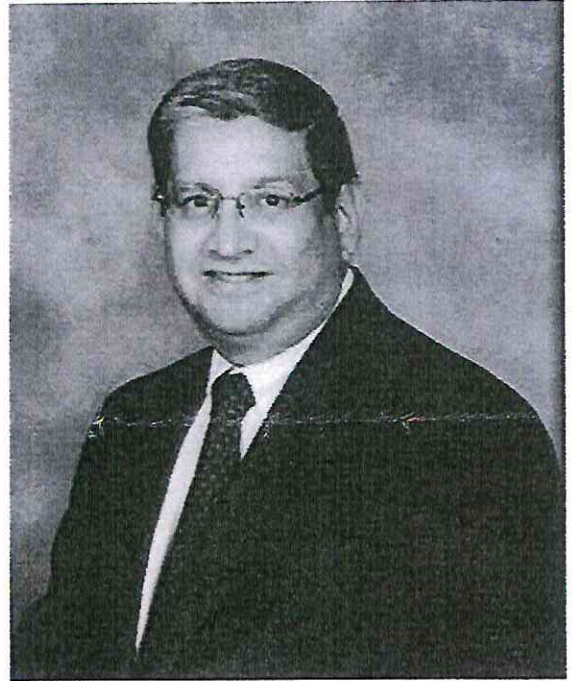
B.S. Electrical Engineering
Texas A&I University – Now Texas A&M University-Kingsville

OTHER

Private Pilot (Commercial and Instructment Ratings)

MEET RICHARD. A. GARZA,

Richard A. Garza is a lifelong resident of the Rio Grande Valley. He first received his real estate license at the age of 18 then continued on to graduate with a BBA in Finance from Pan American University in Edinburg, TX. He first joined BIC Realty in 1977. As Richard continues working on sales in residential and commercial real estate, he has also represented many banks in selling REO properties. His knowledge of over 46 years of experience in the Real Estate Industry allows him to provide clients with versatile, multi-market expertise. In the mid 80's, Richard began purchasing tracts of land and developed them into residential/ranch-type subdivisions and has since developed and sold over 10,000 acres. As a Real Estate developer, his job entails coordinating the development with engineers, city officials, city staff, utility contractors, paving contractors, water suppliers, and surveyors creating robust loyal industry relationships. Over the years Richard has also founded and participates in BIC Investments, GR Land Corporation, Garco, LTD, BIC Development, Goldstar Holdings, Ice House Ranches, GR Inversiones, and Anacahuillas companies. He is the previous Chairman of the Hidalgo County Appraisal District Board of Directors, Current Director of the Texas Land Developers Association, Current Member of the Santa Gertrudis Breeders International, Current Member of the Edinburg Chamber of commerce, Current Member of the McAllen Chamber of Commerce, Current Member of the McAllen Hispanic Chamber of Commerce and has participated/served his community in so many ways over his time in the Real Estate Industry.



10-23-2023

Antonio Lozano Jr.

Bio information for nomination as a candidate for the Board of Directors of the Hidalgo County Appraisal District

I am a retired educator with 36 years of experience. I graduated from Mercedes High School in 1970 and then earned my teaching certificate from Pan American University in 1976. While teaching for 8 years I continued my education and earned a Master's Degree in Educational Administration from Pan American University. While in Mercedes I worked at both the local Jr. High and High School as an asst. principal. After those experiences I was appointed as an Elementary Principal at Taylor Elementary. As my tenure continued in Mercedes I was also appointed to lead as Director of several local and federal programs. In Mercedes I spent 4 years as an elected City Commissioner and Mayor Pro Tem. After that I was appointed to the Mercedes Housing Authority where I spent 4 years as a member and Chair. In 1993 my family and I became residents of Pharr and I started serving my community as a Boys and Girls Club Director and later was appointed to the Pharr Housing Board where I served for 15 years as a member and Chair of the Board. After 25 years with Mercedes ISD, I started working with the PSJA ISD for a total of 11 years. While working for PSJA ISD I was appointed Principal of Buell Alternative High School for 4 years, Principal of North High School for 4 years and then finished my last 3 years as the Director of the newly established Energy Department. My family and I have been active members of St. Anne's Church in Pharr for over 20 years. I have been an active member of the Knights of

Columbus for over 40 years in Mercedes and now currently an active member with the Knights of Columbus in Edinburg. My wife and I are proud home owners and taxpayers to our City, our School District and our County. We are proud to say we have never failed with that obligation. Though retired we believe it is our responsibility to continue to serve our Community, our Schools and our Church. Thank you for your consideration.

Joe Daniel Olivarez

LNR Apartments

614 North Texas

956-463-5656

joe@LNRapts.com

OBJECTIVE

As a member of the Weslaco community I would like to be known as a leader. Someone who inspires and motivates other to achieve their goals.

EDUCATION —

University of Texas Austin
Bachelors of Arts in
Business Administration

EXPERIENCE

January 1999-Present
Owner • Olivarez Company

Manage, rent, renovate, build apartments and commercial offices.

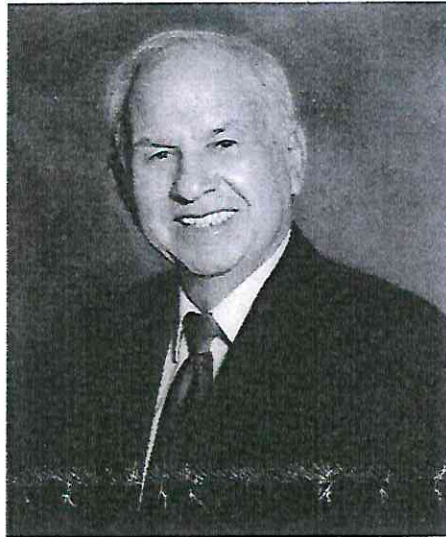
LEADERSHIP

Weslaco Economic Development Corporation
10 years to present
Hidalgo County Subdivision Review Board
10 years to present
Hidalgo County Appraisal District Review Board
12 years
Hidalgo County Appraisal District Board of Directors
4 years

REFERENCES

[Available upon request.]

Amador Requenez
Mission



Owner & operator of Valley Welding Steel & Steel Fabrication in Mission since 1970

Owner & Operator of Valley Crane Service since 1970

Member of the (AGC) Associated General Contractors of America for 43 years

Member of Mission Chamber of Commerce for 20 and Director for 4 years

Member of Mission Rotary for 20 years

Served on Board of Hidalgo County Water District #6

Served on the Hidalgo PIC (Private Industry Council)

Served on Hidalgo County Appraisal District Board of Directors from 1992 to 2009

Current Secretary Hidalgo County Appraisal District Board of Directors 2012 to Present

Dr. Ruben J. Saldaña
District Extension Administrator
Texas A&M AgriLife Extension



Academic Background

Ed.D. Agricultural Education, Texas A&M University/Texas Tech University, 2004
M.P.A. Public Administration, University of Texas - Pan American, Edinburg, Texas 1998.
B.S. Agricultural Education, Texas A&M University, 1988.
Graduate Mercedes High School, 1984.

Professional & Academic Appointments

District Extension Administrator, Southern District (12), 2006 - present
County Extension Director, El Paso County, 1998 - 2006
Project Manager, South Texas AmeriCorps Initiative, TCE, 1994 - 1998
County Extension Agent - Agriculture (Program Leader; County Coordinator) Willacy County, TCE, 1991-1994.
County Extension Agent - Agriculture, Webb County (Laredo), 1989-1991.
Professional Educator, Mercedes Jr. High School, Mercedes I.S.D., 1988-89.

Biographical Sketch

Dr. Ruben Saldaña serves as the District Extension Administrator for the Southern District of Texas. He provides leadership for 20 counties and the Texas A&M Agricultural Research & Extension Center at Weslaco. He began his career as a science teacher at Mercedes ISD then moved into Extension working as an agricultural agent, a specialist for the AmeriCorps program, and as the Director of El Paso County office before moving into his current position in 2006. He is responsible for all programming and operations for the Southern District including Extension operations at the Texas A&M AgriLife Research & Extension Center at Weslaco. He has spent his entire career working along the border of Texas from Brownsville to El Paso, working with youth, commercial agriculture, environmental issues, and most recently with Healthy South Texas, a food and health initiative of the Texas A&M University System launched by Texas A&M System Chancellor John Sharp. He was recognized in 2019 by Chancellor Sharp and agency director Rick Avery as a Texas A&M University System Regents Fellow and is a 34-year veteran of the agency.

He serves on the Advisory Board for Texas A&M University's Department of Agricultural Leadership, Education, and Communications, the Mercedes PD's Crimestoppers Board, on the MISD CTE advisory committee, Our Lady of Mercy Building Committee, and numerous other boards and organizations.

In 2022, he ran for the Mercedes City Commission and was elected in the Place 4 seat. In 2023, he was elected by the Commission as Mayor Pro-Tem.

He is married to the former Dahlia Guajardo from Mercedes. He has two college students at Texas State University, one at Angelo State University, and a son and daughter-in-law that are commercial and military pilots, respectively, in Las Vegas. He has two granddaughters.



RESOLUTION NO. 2023-XX

STATE OF TEXAS

COUNTY OF HIDALGO

WHEREAS, the Chief Appraiser of Hidalgo County Appraisal District has called for the election of the Hidalgo County Appraisal District Board of Directors; and

WHEREAS, the **City of San Juan** is entitled to cast a total of _____ votes in said election; and

WHEREAS, ballots must be returned by **December 15, 2023**, which is the deadline for accepting votes.

NOW, THEREFORE, BE IT RESOLVED by the **City of San Juan**, that the city does hereby cast _____ (#) of votes for (_____) for Hidalgo County Appraisal Board of Directors for 2024-2025.

READ, PASSED, AND APPROVED at a regular meeting by the City Commissioners of the **City of San Juan**, on this _____ day of _____ month, 2023.

CITY OF SAN JUAN

Mario Garza, Mayor

ATTEST:

Brenda Escalante, City Secretary

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Consider Approval of City of San Juan 2023 Tax Roll Certificate. [Leroy Gonzales, Director of Finance]

STAFF COMMENTS AND RECOMMENDATIONS:

In Accordance with Property Tax Code, Section 26.09 (e), I do hereby submit the 2023 City Property Tax Roll for your Approval. Pablo "Paul" Villarreal, Jr. RTA Tax Assessor and Collector for Hidalgo County and the City of San Juan, has Calculated the Taxes Imposed on each Property listed in the Certified Appraisal Roll, as submitted by the Hidalgo County Appraisal District Chief Appraiser.

RECOMMENDATION:

Approve the City of San Juan 2023 Tax Roll Certification.

PREPARED BY:

Leroy Gonzales,
Director of Finance

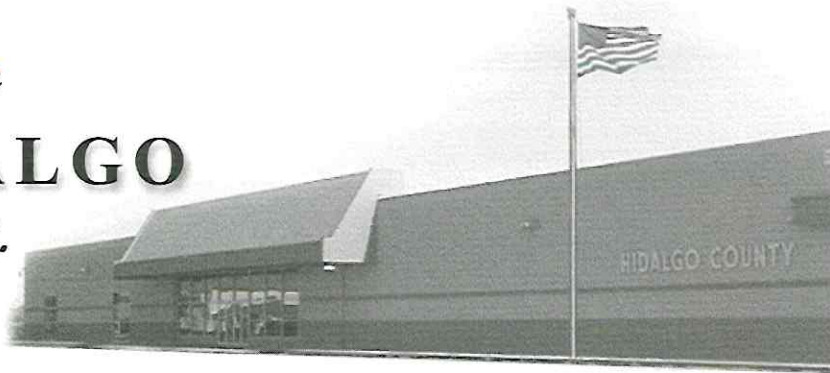
APPROVED BY:

Benjamin Arjona, City
Manager

Office of Tax Assessor-Collector

COUNTY of HIDALGO

Pablo "Paul" Villarreal, Jr. PCC.



October 31, 2023

Benjamin Arjona, City Manager
City of San Juan
709 S. Nebraska St.
San Juan, TX. 78589

P.O. Box 178
Edinburg, Texas 78540-0178
Ph. (956) 318-2157
Fax (956) 318-2733
www.hidalgocountytax.org

Dear Mr. Arjona,

Enclosed please find the 2023 Tax Roll Totals for your district.

Be advised these totals do not include totals for accounts currently under protest. Those totals will be added once the protests are resolved.

Please place this item on the agenda of your next meeting for approval by your governing body, as per Section 26.09(e), of the Texas Property Tax Code.

Should you have any questions in regards, do contact our office.

Sincerely,



Pablo (Paul) Villarreal Jr., PCC
Hidalgo County Tax Assessor-Collector

Xc: Hon. Linda Fong, CPFO
Hidalgo County Auditor



RECEIVED
NOV 06 2023
City Manager's Office

CITY OF SAN JUAN

ENTITY

The Following information is furnished as requested.

NOTE: IT IS IMPORTANT YOU COMPLETE EACH SECTION SEPARATELY.

Itemized 2023 Tax Rate (per \$100 valuation):

(A) Maintenance and Operation (M and O) \$ 0.4664

(B) Debt Service (I and S) \$ 0.2101

Total TAX RATE (A + B) FOR 2023 \$ 0.6765

Total TAX LEVY FOR 2023 \$ 11,550,566.23

No-New-Revenue Rate 2023 \$ 0.5894

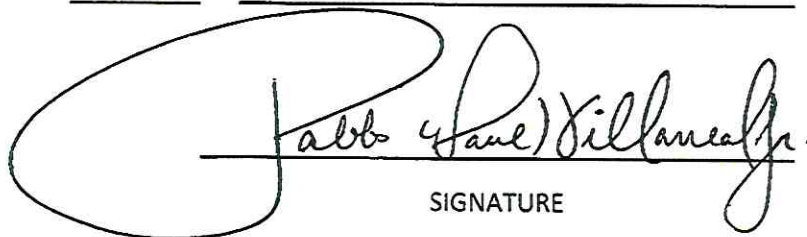
Voter-Approval Rate 2023 \$ 0.6766

De Minimis Rate 2023 \$ 0.6802

Average Residential Value 2023 \$ 132,039

10/16/2023

DATE


SIGNATURE

HIDALGO COUNTY TAX ASSESSOR-COLLECTOR

TITLE

PLEASE RETURN AS SOON AS POSSIBLE TO:

HIDALGO COUNTY APPRAISAL DISTRICT

Attn: Lydia Elizondo, Finance/Personnel Director

PO BOX 208

EDINBURG, TX 78540-0208

FAX: (956) 289-2120

CERTIFIED TAX ROLL AS OF OCTOBER 1, 2023

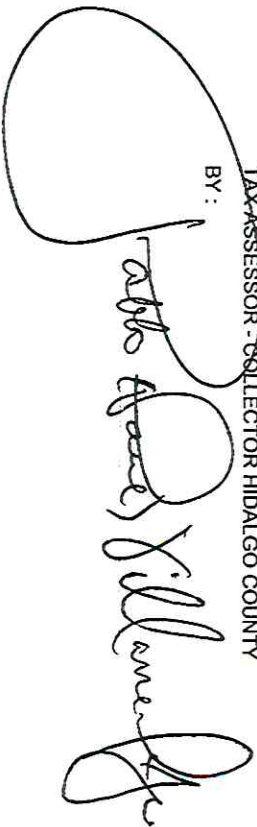
TAX ASSESSMENT ROLLS OF CITY OF SAN JUAN FOR THE YEAR 2023 SHOW THE FOLLOWING SUMMARIES:

ROLL	NUMBER ACCTS	MARKET VALUE	TAXABLE VALUE	FREEZE LOSS	TOTAL LEVY
REAL PROPERTY	12,328	2,150,822,819	1,655,831,269	455,418.61	10,746,280.48
PERSONAL PROPERTY	813	117,866,567	116,692,749	.00	804,285.75
MOBILE HOME PROPERTY	0	0	0	.00	.00
MINERAL PROPERTY	0	0	0	.00	.00
OTHER PROPERTY	0	0	0	.00	.00
TOTAL	13,141	2,268,689,386	1,772,524,018	455,418.61	11,550,566.23

RATE OF TAXATION ASSESSMENT RATIO 100%
TOTAL TAX RATE 00.676500

PABLO (PAUL) VILLARREAL JR., PCC
TAX ASSESSOR - COLLECTOR HIDALGO COUNTY

BY :



Jurisdiction: 37 CITY OF SAN JUAN		Tax Rate: 0.6765000		Opt Hom: 0.00000000	
Total Parcels:	13,141	State Hom:	0	Opt O65:	5,000
Market Value:	2,268,669,386	State O65:	0	Opt Disabled:	5,000
		Disabled:	0		
AG Exclusion Count:	205	AG Exclusion Amt:	59,248,873		
Timber Exclusion Count:	0	Timber Exclusion Amt:	0		
HS Capped Count:	5,793	HS Capped Amt:	189,180,482		
Assessed Value:	2,020,260,031				
Exempt Count/Amt:	13	Solar Exemption Count/Amt:	10,420	1	44,470
HD366 Count/Amt:	84	Pollution Control Count/Amt:	93,603	1	52,250
Prorated-Exxy Count/Amt:	265	Pro Charitable Functions Count/Amt:	207,720,810	1	69,437
100% Exempt Vet Count/Amt:	105	Pro Schools Count/Amt:	19,286,497	1	2,181,374
Pro Non Profit Count/Amt:	3	Chdo Count/Amt:	1,219,178	2	3,614,331
Inmed Residential Homestead Count/Amt:	28		0		
State Homestead Count:	6,384	State Homestead Amt:	0		
Local Homestead Count:	0	Local Homestead Amt:	0		
State Over 65 Count:	0	State Over 65 Amt:	0		
Local Over 65 Count:	2,049	Local Over 65 Amt:	9,947,350		
Surviving Spouse Count:	108	Surviving Spouse Amt:	510,000		
State Disabled Count:	0	State Disabled Amt:	0		
Local Disabled Count:	255	Local Disabled Amt:	1,240,000		
Total VET Count:	167	Total VET Amt:	1,746,278		
*VET Surviving Spouse Count:	13	*VET Surviving Spouse Amt:	121,500		
*Included in the Total VET Count/Amt					
Partial Exempt Values:	13,443,628				
Taxable Value:	1,772,524,018				
Total Levy Amt:	11,550,566.23				
Late Rendition Penalty Count:	375	Late Rendition Penalty Amt:	14,859.28		
Frozen Account Count:	2,327				
Frozen Homesite Value:	234,965,329				
Frozen Taxable Value:	213,881,724				
Unfrozen Levy Amt:	1,446,910.05				
Frozen Levy Amt:	991,491.44				
Frozen Levy Loss Amt:	455,418.61				
Total Non-Exempt Parcel Count:	13,128				

ENTITY CITY OF SAN JUAN (CSJ)
 JURISDICTION 37

2023

EXEMPT VALUE (EXXV)		TOTAL PARCELS		13,216
AG EXCLUSION	54,162,833	TOTAL MARKET VALUE		1,916,002,854
HS CAPPED AMOUNT	104,893,872	TOTAL EXEMPT PROPERTY	-	378,335,716
ABATED AMOUNT		TAXABLE VALUE	=	1,537,667,138
FREEPORT VALUE		TAX RATE PER \$100	*	0.6765
HB366 VALUE	97,354	LEVY (Before Frozen Levy Loss)	=	10,402,318.19
POLLUTION VALUE	52,250	LEVY LOSS DUE TO FREEZE	-	339,280.83
HISTORICAL VALUE		LATE AG	+	279.42
CHDO EXEMPTION	1,955,775	LATE RENDITION	+	14,144.47
PRO SCHOOLS	2,181,374	LEVY	=	10,077,461.25
100% EXEMPT VET OVER 65 HOMESTEAD EXEMPTION	15,515,171 9,916,081	TOTAL LEVY (From TC502)	=	10,077,461.55
OVER 65 HOMESTEAD SURVIVING SPOUSE	530,000	VARIANCE	+/-	-0.30
DISABLED	1,330,000			
VETERAN EXEMPTIONS	1,851,889			
PRO CHARITABLE FUNCT	62,417			
PRORATED EXXV	184,715,678			
SOLAR	44,470			
PRO NON PROFIT	1,020,374			
EXEMPT	6,178			
TOTAL EXEMPT PROPERTY	378,335,716			

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Consider Approval of the Investment Report for the Quarter Ending September 30, 2023. [Leroy Gonzales, Director of Finance]

STAFF COMMENTS AND RECOMMENDATIONS:

Consider Approval for the Investment Report for the Quarter Ending September 30, 2023.

RECOMMENDATION:

Approve as Presented

PREPARED BY:

Leroy Gonzales,
Director of Finance

APPROVED BY:

Benjamin Arjona, City
Manager



City of San Juan, Texas

Quarterly Investment Report

As of September 30, 2023

Prepare By: _____

Leroy Gonzales, Director of Finance
Investment Officer

Maria L. Beltran, Assist. Director of Finance
Investment Officer

Fund Allocation Summary

Book and Market Value

	Fund Total	Texpool	TexStar	Lone Star Bank
Solid Waste	782,602.61	696.98	577,509.34	204,396.29
Parks Development	520,021.85	417.79	315,207.77	204,396.29
Debt Service	1,624,152.54	1,235.41	1,622,917.13	-
Utility Fund	5,262,663.29	1,280.04	5,261,383.25	-
General Fund	5,985,451.07	1,879.91	5,472,520.87	511,050.29
Capital Projects-City Hall/Parks	-	-	-	-
Federal Forfeiture	-	-	-	-
CO Series 2017 BOND	357,651.58	-	357,651.58	-
CIP Street Bond 2015 Fund	316,921.90		316,921.90	-
Certificate of OB Series 2018	2,100,668.65		2,100,668.65	-
Bond 2020	0.01		0.01	-
Utility I & S Fund	13,083.80		13,083.80	-
Bond 2014 Fund	263,656.83		263,656.83	-
Water & Sewer Reserve Fund	652,130.35		652,130.35	-
Developers Escrow Fund	211,280.36		211,280.36	-
Capital Projects-Fire Station	1,996,264.05		1,996,264.05	-
Fund 51-TDEM	5,597,704.04		5,597,704.04	
Bond Series 2023	6,002,628.16		6,002,628.16	
Sub-total	\$ 31,686,881.09	\$ 5,510.13	\$ 30,761,528.09	\$ 919,842.87
EDC-Sales Tax Fund	1,981,682.19	1,490.51	1,980,191.68	-
EDC Revolving Fund	881.14	881.14	-	-
Total	\$ 33,669,444.42	\$ 7,881.78	\$ 32,741,719.77	\$ 919,842.87

Quarter End Results by Investment Category:

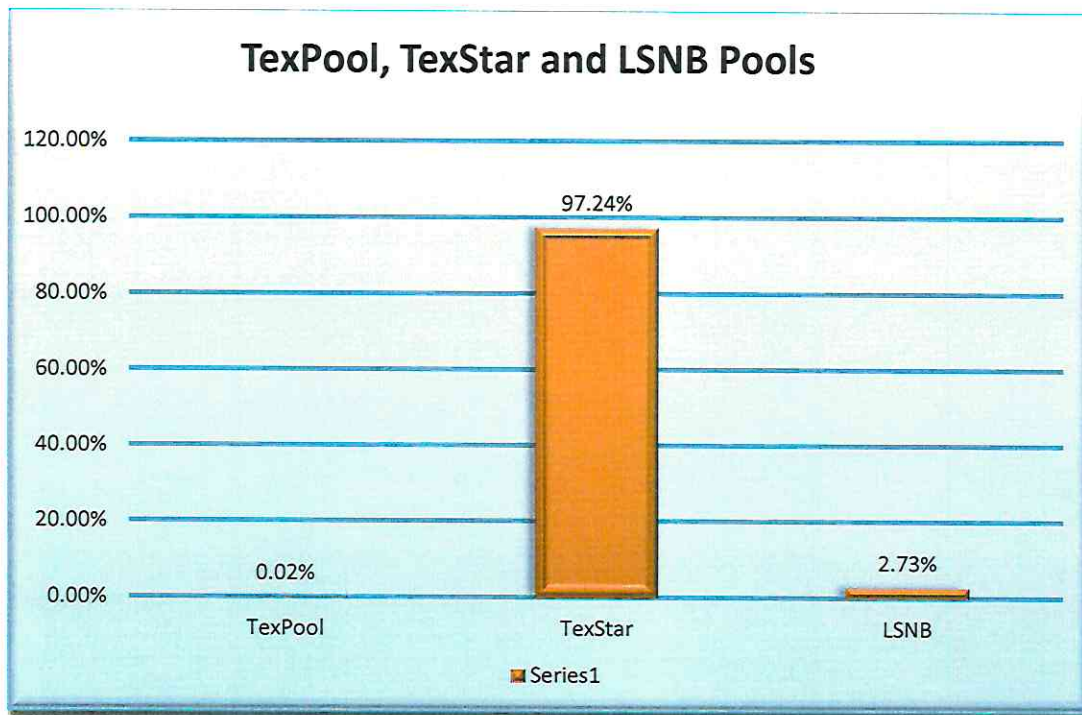
Asset Type	Ave. Yield	Jun-23		Sep-23	
		Book Value	Market Value	Book Value	Market Value
Local Governmental Pools	0.00%	29,338,030.10	29,338,030.10	32,749,601.55	32,749,601.55
CD's/Securities	0.000%	-	-	-	-
Quarterly Interest Income	\$	299,029.57			
YTD Interest	\$	1,578,565.42			

Book Value Comparison

Description	Coupon/ Discount	Settlement Date	Jun-23		Purchase at Cost	Sales Maturities	Sep-23	
			Original Face\ Par Value	Book Value			Original Face\ Per Value	Book Value
PCB Wealth Management Pools	0.000% 0.00%	6/30/2021	908,052.85 29,338,030.10	908,052.85 29,338,030.10	- -	- -	919,842.87 32,749,601.55	919,842.87 32,749,601.55
Total			\$ 30,246,082.95	\$ 30,246,082.95			\$ 33,669,444.42	\$ 33,669,444.42

Market Value Comparison

Description	Coupon/ Discount	Jun-23			Qtr-to Qtr change	Sep-23		
		Original Face\ Par Value	Market Price	Market Value		Original Face\ Per Value	Market Price	Market Value
PCB Wealth Management Pools	0.00%	- 29,404,292.54	1.00 1.00	- 29,404,292.54	- -	- 32,749,601.55	1.00 1.00	- 32,749,601.55
Total		\$ 29,404,292.54	2.00	\$ 29,404,292.54		\$ 32,749,601.55	2.00	\$ 32,749,601.55



AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Consideration and Action of an Ordinance for a Conditional Use Permit to Operate “La Herencia Event Center” at 302 E. Business Highway 83 Suite 6, Legally Described as Lettered Blks (San Juan) West 165 feet of Lot 2 and West 165 Feet of Lot 3, Block A 2, as Requested by La Herencia Event Center, LLC. [Daniel Tijerina, Director of Planning]

STAFF COMMENTS AND RECOMMENDATIONS:

The applicant is taking over an event center at the San Juan Plaza located at the Southeast corner of Business Hwy 83 and Iowa Avenue. The commercial plaza has a total of twelve (12) suites in total, a parking area available and two entrances along Iowa Avenue.

The proposed operation hours are Thursday to Sunday, from noon to midnight. They are proposing to have two employees with no alcohol sales.

Staff mailed a notice of the public hearing before the Planning and Zoning Commission to twenty-three (23) property owners within a two hundred (200) foot radius and received one email against this request. Notice of this public hearing was published in The Advance on September 20, 2023.

RECOMMENDATION:

Staff recommends approval subject to the list of requirements in the attached report.

PREPARED BY:

Daniel Tijerina,
Planning Director

APPROVED BY:

Benjamin Arjona, City
Manager

MEETING DATES:
PLANNING AND ZONING COMMISSION – 10/05/2023
CITY COMMISSION – 10/24/2023
DATE PREPARED – 10/16/2023

PAGE 1

STAFF REPORT
GENERAL INFORMATION

APPLICATION:	Conditional Use Permit to allow “La Herencia Event Center” in a commercial area.
APPLICANT:	La Herencia Event Center, LLC.
SURVEYOR/ENGINEER:	N/A
LEGAL:	Lettered Blocks (San Juan) West 165 feet of Lot 2 and the West 165 feet of Lot 3, Block A #2
LOCATION:	302 E. Business Highway 83, Suite 6
PROPOSED USE OF PROPERTY:	Event Center
EXISTING ZONING:	General Business District (C-2)
EXISTING LAND USE/ ADJACENT ZONING:	<i>North</i> – Commercial; Neighborhood Commercial District (C-1) <i>South</i> – Residential; Single-Family Residence District (R-S) <i>East</i> – Commercial; General Business District (C-2) <i>West</i> – Commercial, General Business District (C-2)
ACCESS AND CIRCULATION:	This property has access to Iowa Avenue.
PUBLIC SERVICES:	Water and sewer services are provided by the City of San Juan.
RECOMMENDATION:	Staff recommends approval subject to the list of requirements in the attached report.

EVALUATION AND CONDITIONS FOR APPROVAL

The applicant is taking over an event center at the San Juan Plaza located at the Southeast corner of Business Hwy 83 and Iowa Avenue. The commercial plaza has a total of twelve (12) suites in total, parking area available and two entrances along Iowa Avenue.

The proposed operation hours are Thursday to Sunday from noon to midnight. They are proposing to have two employees with no alcohol sale.

The following are the list of requirements for an event center:

1. The property line of the lot of any business, especially those having late hours (after 10:00 p.m.) must be a minimum of three hundred (300) feet from the nearest residence, church, school or publicly-owned property or must provide sufficient buffering and sound insulation of the building such that the business is not visible and cannot be heard from the residential areas, and must be designed to prevent disruption of the character of adjacent residential areas.
2. The business must be as close as possible to a major arterial, and shall not allow the traffic it generates onto residential streets, or allow it to exit into and disrupt residential areas;
3. The business must provide parking in accordance with the City's off-street parking regulations and make provisions to prevent use of adjacent streets for parking, especially those in adjacent residential areas, by providing additional on-site parking.
4. The business must do everything possible to prevent the unauthorized parking of its patrons on adjacent businesses or residential properties including, when necessary, the installation of fences and hedges, and the reorientation of entrances. The loading and unloading of equipment to be on premises only.
5. The business should do everything possible and be designed to discourage criminal activities and vandalism, both on site and on adjacent properties. Provision of sufficient lighting and perimeter fencing, elimination of dark areas, and the orientation of the building such that it provides maximum visibility of as much as possible of the site from a public street;
6. The business must make provisions to keep litter to a minimum, and to keep it from blowing onto adjacent streets and properties;
7. The business shall restrict the number of persons within the building to the number determined for occupancy levels by the Fire Department.
8. The business must comply with the city's noise ordinance.
9. The business must comply with the City's Security Cameras Ordinance.

**CONDITIONAL USE PERMIT
“LA HERENCIA EVENT CENTER”
NOVEMBER 14, 2023**

PAGE 3

10. Owner agrees to pay an annual fee to the City of San Juan to maintain the Occupational License and Conditional Use Permit thru the City.
11. There shall be no smoking inside the premises at any time.

Staff mailed a notice of the public hearing before the Planning and Zoning Commission to twenty-three (23) property owners within a two hundred (200) foot radius and received one email against this request. Notice of this public hearing was published in The Advance on September 20, 2023.

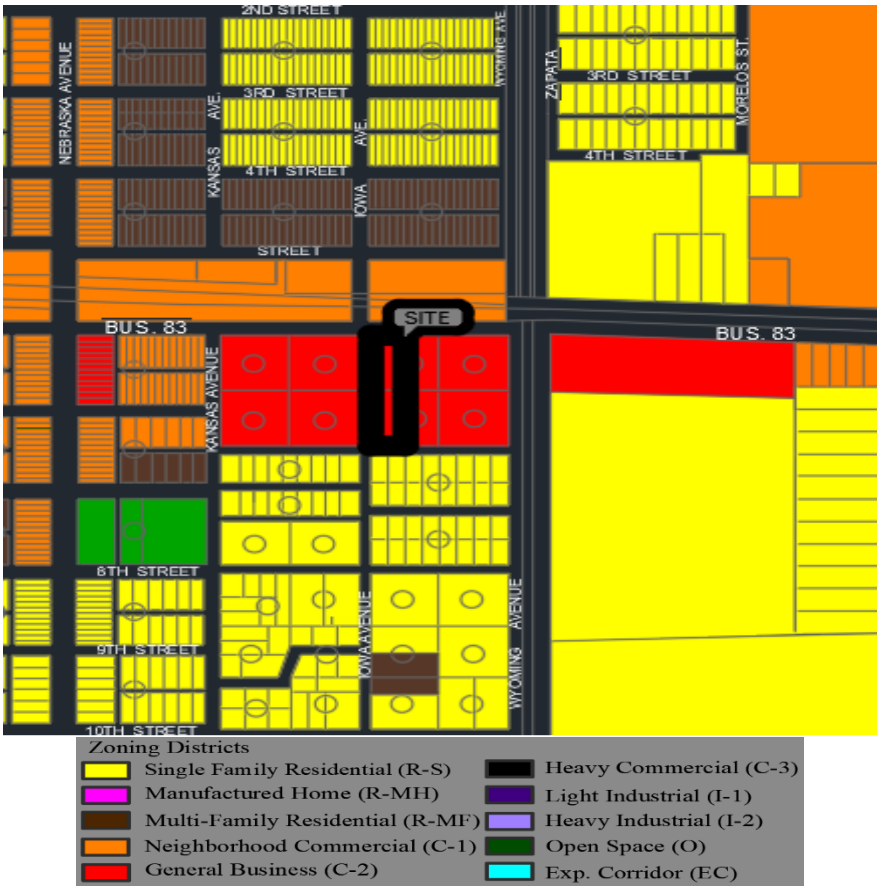
ATTACHMENTS: Letter from Property Owner
Email against the request
List of neighboring property owners receiving notice
Ordinance



Proposed Site



Aerial Map



Zoning Map



ORDINANCE NO.

**AN ORDINANCE GRANTING A CONDITIONAL USE PERMIT TO ALLOW
“LA HERENCIA EVENT CENTER” AT 302 E. BUSINESS 83, SUITE 6,
LEGALLY DESCRIBED AS LETTERED BLKS (SAN JUAN) W 165’ OF LOT 2,
W 165’ OF LOT 3, BLK A #2, AS PROVIDED IN ARTICLE IV, OF THE
ZONING ORDINANCE, CITY OF SAN JUAN, HIDALGO COUNTY, TEXAS,
PROVIDING FOR PUBLICATION AND AN EFFECTIVE DATE; PROVIDING
FOR A CODE DISPOSITION.**

WHEREAS, La Herencia Event Center, LLC. has applied for a Conditional Use Permit under Article IV; of the Zoning Ordinance of the City of San Juan to allow “La Herencia Event Center” at 302 E. Business 83, Suite 6.

WHEREAS, this type of activity is prohibited by said Zoning Ordinance unless a Conditional Use Permit is granted; and,

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF SAN JUAN, TEXAS, AS FOLLOWS:

SECTION I. That a Conditional Use Permit under Article IV of the Zoning Ordinance of the City of San Juan, Texas, be granted to La Herencia Event Center, LLC. has applied for a Conditional Use Permit to operate “La Herencia Event Center” at 302 E. Business 83, Suite 6, subject to the following conditions:

1. The property line of the lot of any business, especially those having late hours (after 10:00 p.m.) must be a minimum of three hundred (300) feet from the nearest residence, church, school or publicly-owned property or must provide sufficient buffering and sound insulation of the building such that the business is not visible and cannot be heard from the residential areas, and must be designed to prevent disruption of the character of adjacent residential areas.
2. The business must be as close as possible to a major arterial, and shall not allow the traffic it generates onto residential streets, or allow it to exit into and disrupt residential areas;
3. The business must provide parking in accordance with the City's off-street parking regulations and make provisions to prevent use of adjacent streets for parking, especially those in adjacent residential areas, by providing additional on-site parking.
4. The business must do everything possible to prevent the unauthorized parking of its patrons on adjacent businesses or residential properties including, when necessary, the installation of fences and hedges, and the reorientation of entrances. The loading and unloading of equipment to be on premises only.

5. The business should do everything possible and be designed to discourage criminal activities and vandalism, both on site and on adjacent properties. Provision of sufficient lighting and perimeter fencing, elimination of dark areas, and the orientation of the building such that it provides maximum visibility of as much as possible of the site from a public street;
6. The business must make provisions to keep litter to a minimum, and to keep it from blowing onto adjacent streets and properties;
7. The business shall restrict the number of persons within the building to the number determined for occupancy levels by the Fire Department.
8. The business must comply with the city's noise ordinance.
9. The business must comply with the City's Security Cameras Ordinance.
10. Owner agrees to pay an annual fee to the City of San Juan to maintain the Occupational License and Conditional Use Permit thru the City.
11. There shall be no smoking inside the premises at any time.

SECTION II. PUBLICATION AND EFFECTIVE DATE CLAUSE. This Ordinance shall be published in the official newspaper of the City of San Juan, Texas, as provided by law, and shall be and remain in full force and effect from the after said date of publication.

PASSED and APPROVED on first reading on the 24th day of October, 2023.

PASSED and APPROVED on second and final reading on the 14th day of November, 2023.

CITY OF SAN JUAN

MARIO GARZA, MAYOR

ATTEST:

APPROVED BY:

Palacios, Garza & Thompson, P.C.

BRENDA ESCALANTE
CITY SECRETARY

CITY ATTORNEY

Aug. 31st, 2023

I, Osmar Gonzalez will be owner and operator of La Herencia Event Center LLC. My hours of operations will be Thursday - Sunday from 12pm to 12 am. Number of employees is two; my wife and E. Paulina Navarro will be in charge of my social media and booking events. My event center is for all types of events with no alcohol being served.

Address: 302 E. Business Event Center LLC.
Hwy 83 Ste 6
San Juan Tx
78589

My contact info: # (956) 381-2422
email: osmar.gonzalez93@yahoo.com

total employees: 2

Hours: Thursday - 12pm - 12 am
Friday - 12pm - 12 am
Saturday - 12pm - 12 am
Sunday - 12 pm - 12 am



Susana Rodriguez <srodriguez@sjtx.us>

La Herencia Event Center

1 message

rose gonzalez <rmgonzalez@sbcglobal.net>

Sat, Sep 23, 2023 at 2:42 PM

To: "permits@sjtx.us" <permits@sjtx.us>

To Whom it may concern,

I just received the letter about a requests the Herencia Event Center has asked for a permit operate an event center at 302 E. Business Highway 83 Suite G. My house is at 301 E 7th Iowa. Its totally close by them. I cant understand why am getting this if the Herencia Event Center has already stated their project. Why would you all permit it with out a permit. I was fixing my porch and the city stopped to ask me questions that I need a permit but , yet this people have it up already with out a permit. If they are asking for a permit why did they start to do construction work which I believed is almost done. That was so wrong of them to do that and the City for not stopped it. This is a neighbor with elderly people that live here and we cant affect to have all that music and people drinking and getting drunk around this area. We already have the Event Center that's enough. In our opinion we can't effort to get another EVENT CENTER. The city needs to take it into concertation on the elderly that live in this area and that they have been here longer than any of us. My MOM is 89 years old and I have a son with SCHIZOPHRENIA So we are saying NO to this EVENT CENTER. I hope the city takes this issue into concertation and The people that live here in the area and not just let it happen. We the people should have a say so.

Thank you for taking your time in listening to me.

Maria Eliza & Rose Marie Garcia

RECEIVED

SEP 25 2023

PLANNING DEPARTMENT

To: The planning and zoning department.
Attention: Monica Gomez

To: the planning and zoning department the area south of the La Harencia event center is frequently subjected to excessively loud music. The venue routinely welcomes bands or DJs that play music louder than the allowable decibel level until 2 a.m. The music can be so loud that it vibrates the windows in my house, and the thumping base for hours has made my wife and I nauseated, making it painful to be in our own home. I have contacted law enforcement officials many times to convince the venue to turn it down, but the venue either ignores the request or the authorities do nothing. My wife and I's quality of life and health have suffered because of the venue's excessive volume. For the welfare of the residents of this San Juan area, I request that the city enforce the loud music ordinance. If the venue does not comply with the loud music law, the police department must enforce it and penalize the venue. We call upon you to stand by our community.

Best regards,
Ruben Rojas

RECEIVED

OCT 05 2023

PLANNING DEPARTMENT

Ruben Rojas 205 E 7th
Benjamin Waddell 212 E 7th
Felisha Barroso 207 E 7th St
Rafael Salas 203 E 7th St
Vicente Castillo 200 E 7th St
Carlos Rangel 208 E 7th St
MARA KANEZ 201 E 7th St
Carlos Sorham 225 E 7th St
Moses Alonzo 214 E 7th St
Daniella Gutierrez 204 E 7th St
Maria G. Salmonson 210 E 7th St San Juan, TX

Conditional Use Permit to allow "La Herencia Event Center" at San Juan Plaza located at 302 E. Business 83, Suites 6, Lettered Blocks (San Juan) West 165 feet of Lot 2, West 165 Feet of Lot 3, Block A #2, as Requested by La Herencia Event Center, LLC.

MARIVEL SALINAS
113 ALFREDO ST.
SAN JUAN , TX 78589

JMJ CADENA INVESTMENT
LLC.
901 SAM HOUSTON BLVD.
SAN JUAN, TX 78589

MARIA CRISELDA VILLABOS
303 E. 7TH ST.
SAN JUAN, TX 78589

LOS GATITOS BRIDAL INC.
522 S IOWA
SAN JUAN, TX 78589

SAN JUAN EXONOMIC DEV.
CORP.
4810 N. RAUL LONGORIA
SAN JUAN, TX 78589

MARIA OLGO SOTO PAZ &
PAZ ELIBORIO
307 E 7TH ST.
SAN JUAN, TX 78589

MARIA DE JESUS VALDEZ
211 E 7TH ST.
SAN JUAN, TX 78589

CITY OF SAN JUAN
709 S. NEBRASKA AVE.
SAN JUAN, TX 78589

NOEMI CASTILLO
309 E. 7TH ST.
SAN JUAN, TX 78589

CARLOS GORHAM
225 E. ST.
SAN JUAN, TX 78589

JESSICA & FERNANDO CANTU
302 E . 6TH ST.
SAN JUAN, TX 78589

CARLA CANALES
311 E. 7TH ST.
SAN JUAN, TX 78589

ELISA DEGADO VILLALOBOS
217 E 7TH ST.
SAN JUAN, TX 78589

ESTEBAN ALONZO
304 E. 6TH ST.
SAN JUAN, TX 78589

SALLY KNIGHT
PO BOX 167
SAN JUAN, TX 78589

TEXAS DEPT OF
TRANSPORTATION
PO BOX EE
PHARR, TX 78577

SONIA & NARCIZO IBARRA
308 E. 6TH ST.
SAN JUAN, TX 78589

MISSOURI PACIFIC RAILROAD
1400 DOUGLAS ST. STOP 1640
OMAHA, NE 68179

JUAN & GLORIA RAMIREZ
312 E. 6TH ST.
SAN JUAN, TX 78589

I & I RENTALS LLC.
1720 W. BUSINESS HWY 83
MISSION, TX 78572

R&B ZUNIGA PROPERTIES
INC.
306 E. 11TH ST.
SAN JUAN, TX 78589

JOEL CANO
PO BOX 385
LINN, TX 78563

DANIEL DURAN
320 E. 6TH ST.
SAN JUAN, TXC 78589

SESATTY ENTERPRISES LLC
2600 LAURA
MISSION, TX 78572

ROSE MARIE GARICA &
MARIA AGUIRRE
PO BOX 572
SAN JUAN, TX 78589

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Consideration and Action of an Ordinance for a Rezoning Request for a Single-Family Residence District (R-S) to a Multi-Family Residence District (R-MF) of a 21.55-Acre Tract of Land for Lot 14, Stewarts Addition to the Conway Gardens Subdivision, Located at the Southeast Corner of Hall Acres and Stewart Road, as Requested by Esponjas Development. Ltd. [Daniel Tijerina, Director of Planning]

STAFF COMMENTS AND RECOMMENDATIONS:

The applicant is trying to rezone a 21.55-acre tract located at the Southeast corner of Hall Acres Road and Stewart Road from a residential to multi-family district.

The Comprehensive Plan establishes this property as residential use, which allows single-family residences, townhomes and multi-family uses. If approved, the proposed multi-family development would need to comply with the city's requirements, as applicable.

The surrounding properties consist of a mixture of single-family uses along Stewart and Hall Acres Road. A subdivision plat will be required in order to make any improvements to the property.

Staff mailed a notice of the public hearing before the Planning and Zoning Commission to fifteen (15) property owners within a two hundred (200) foot radius and received no comments in favor or against this application.

RECOMMENDATION:

Staff recommends approval of the rezoning request.

PREPARED BY:

Daniel Tijerina,
Planning Director

APPROVED BY:

Benjamin Arjona, City
Manager

MEETING DATES:
PLANNING AND ZONING COMMISSION – 10/19/2023
CITY COMMISSION – 10/24/2023
DATE PREPARED – 10/13/2023

PAGE 1

STAFF REPORT
GENERAL INFORMATION

APPLICATION:	Rezoning Request from Single-Family Residence District (R-S) to Multi-Family Residence District (R-MF)
APPLICANT:	Esponjas Development, Ltd.
AGENT:	Quintanilla, Headley and Associates, Inc.
LEGAL:	Being a 21.55-acre tract of land out of Lot 14, Stewarts Addition to the Conway Gardens
LOCATION:	Located at the Southeast corner of Hall Acres and Stewart Road
LOT/TRACT SIZE:	21.55-acres
CURRENT USE OF PROPERTY:	Vacant
PROPOSED USE OF PROPERTY:	Multi-Family Residence District (R-MF)
EXISTING ZONING:	Single-Family Residence District (R-S)
EXISTING LAND USE/ ADJACENT ZONING:	<i>North</i> – Vacant; Single-Family Residence District (R-S) <i>South</i> – Vacant; Single-Family Residence District (R-S) <i>East</i> – Residential; Single-Family Residence District (R-S) <i>West</i> – Residential; Single-Family Residence District (R-S)
ACCESS AND CIRCULATION:	This property has access onto Hall Acres and Stewart Road.
PUBLIC SERVICES:	Water service will be provided by Military Water Supply Corporation; sewer is not available.
RECOMMENDATION:	Staff recommends approval of the rezoning request.

EVALUATION AND CONDITIONS FOR APPROVAL

The applicant is trying to rezone a 21.55-acre tract located at the Southeast corner of Hall Acres Road and Stewart Road from residential to multi-family district.

The Comprehensive Plan establishes this property as residential use, which allows single-family residences, townhomes and multi-family uses. If approved, the proposed multi-family development would need to comply with the city's requirements, as applicable.

The surrounding properties consist of mixture of single-family uses along Stewart and Hall Acres Road. A subdivision plat will be required in order to do any improvements to the property.

Staff mailed a notice of the public hearing before the Planning and Zoning Commission to fifteen (15) property owners within a two hundred (200) foot radius and received no comments in favor or against this application.

ATTACHMENTS:

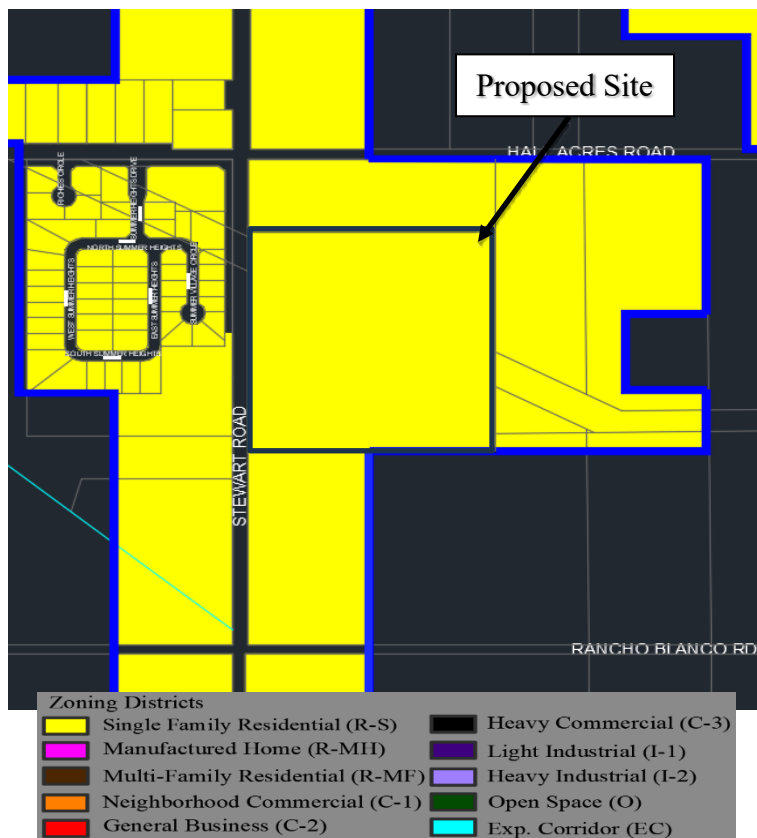
Location Map
Aerial Photo
Zoning Map
Survey of property
List of neighboring property owners receiving notice
Ordinance



Proposed Site



Proposed Site



Zoning Map



ORDINANCE NO.

AN ORDINANCE AMENDING THE ZONING ORDINANCE NO. 98-006, THE ZONING ORDINANCE OF THE CITY OF SAN JUAN, TO CHANGE THE ZONING DISTRICT FROM SINGLE-FAMILY RESIDENCE DISTRICT (R-S) TO MULTI-FAMILY RESIDENCE DISTRICT (R-MF) FOR A PROPERTY LEGALLY DESCRIBED AS A 21.55-ACRE TRACT OF LAND OUT OF LOT 14, STEWART ADDITION TO THE CONWAY GARDENS SUBDIVISION, LOCATED AT THE SOUTHEAST CORNER OF HALL ACRES AND STEWART ROAD, BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF SAN JUAN, TEXAS:

Consistent with the City's land use plan as set-forth in the land use map that is a part of the City's Zoning Ordinance, and consistent with the City's intentions of allowing and encouraging multi-family district development that generates property taxes, water and sewer revenues and sales tax revenues.

The zoning district of the property legally described as 21.55-acre tract of land out of Lot 14, Stewart Addition to the Conway Gardens Subdivision, located at the Southeast corner of Hall Acres and Stewart Road, shall be changed to Multi-Family Residence District (R-MF) and the zoning map shall be amended accordingly.

PASSED and **APPROVED** on first reading on the 24th day of October, 2023.

PASSED and **APPROVED** on second and final reading on the 14th day of November, 2023.

CITY OF SAN JUAN

MARIO GARZA
MAYOR

ATTEST:

APPROVED BY:
Palacios, Garza & Thompson, P.C.

BRENDA ESCALANTE
CITY SECRETARY

CITY ATTORNEY

N.W. COR.
LOT 14
SET C.P.S.

HALL ACRES ROAD

322.03'

S 62°40'00" E 12.94'
EAST 48.50'

SET 1/2" X 24"
IRON ROD WITH
CAP STAMPED
RPLS 4856

S 61°44'47" E
25.41'

SET 1/2" X 24"
IRON ROD WITH
CAP STAMPED
RPLS 4856

NORTH
20.00'

EAST
130.00'

SET 1/2" X 24"
IRON ROD WITH
CAP STAMPED
RPLS 4856

P.O.B.
SET C.P.S.

EAST

760.41'

980.00'



SCALE: 1" = 100'

STEWART ROAD

NORTH

EXIST.
60.00'
R.O.W.

30.00'

30.00'

30.00'

20.00' EASEMENT GRANTED TO HIDALGO COUNTY
IRRIGATION DISTRICT NO. 2, RECORDED IN VOLUME
2615, PAGE 597, OFFICIAL RECORDS, HIDALGO
COUNTY, TEXAS.

P.O.B.
S.W. COR.
LOT 14
SET C.P.S.

SOUTH
20.00'

WEST

912.79'

20.00' EASEMENT GRANTED TO HIDALGO COUNTY
IRRIGATION DISTRICT NO. 2, RECORDED IN VOLUME
2615, PAGE 597, OFFICIAL RECORDS, HIDALGO
COUNTY, TEXAS.

SET 1/2" X 24"
IRON ROD WITH
CAP STAMPED
RPLS 4856

WEST
60.00'

LOT 17

STEWARTS ADDITION TO CONWAY GARDENS,
RECORDED IN VOLUME 0, PAGE 43, MAP
RECORDS, HIDALGO COUNTY, TEXAS.

PLAT SHOWING ZONE CHANGE FROM R-S TO R-MF

A 21.55 ACRE TRACT OF LAND OUT OF LOT 14, STEWARTS ADDITION TO THE CONWAY GARDENS SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE PLAT OR MAP THEREOF RECORDED IN VOLUME 0, PAGE 43, MAP RECORDS HIDALGO COUNTY, TEXAS, AND ACCORDING TO WARRANTY DEED RECORDED UNDER COUNTY CLERK'S DOCUMENT NUMBER 3368808, OFFICIAL RECORDS, HIDALGO COUNTY, TEXAS.

NOTE:
● = SET 1/2" X 24"
IRON ROD WITH
PLASTIC CAP
STAMPED RPLS 4856
UNLESS OTHERWISE NOTED.

FLOOD ZONE DESIGNATION: ZONE "B"
AREAS BETWEEN LIMITS OF THE 100-YEAR AND 500-YEAR FLOOD; OR CERTAIN AREAS SUBJECT TO 100-YEAR FLOODING WITH AVERAGE DEPTHS LESS THAN ONE (1) FOOT OR WHERE THE CONTRIBUTING DRAINAGE AREA IS LESS THAN ONE (1) SQUARE MILE; OR AREAS PROTECTED BY LEVEES FROM THE BASE FLOOD. COMMUNITY-PANEL NUMBER 480334 0425 C MAP REVISED: NOVEMBER 16, 1982

BEARINGS SHOWN ON THIS SURVEY PLAT ARE IN ACCORDANCE WITH VALLEY RANCH SUBDIVISION RECORDED IN INSTRUMENT NUMBER 3215669, MAP RECORDS, HIDALGO COUNTY, TEXAS.

THE PROPERTY SHOWN ON THIS SURVEY PLAT MAY BE SUBJECT TO THE SUBDIVISION REGULATIONS OF THE COUNTY OF HIDALGO AND/OR ORDINANCES OR GOVERNMENTAL REGULATIONS OF THE CITY IN WHICH THE PROPERTY MAY BE LOCATED OR HOLDING EXTRA TERRITORIAL JURISDICTION.

I, ALFONSO QUINTANILLA, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THE FOREGOING PLAT TO BE A TRUE AND CORRECT REPRESENTATION OF THE LANDS SHOWN AS THE RESULT OF AN ACTUAL SURVEY DONE ON THE GROUND UNDER MY DIRECTION. THERE ARE NO VISIBLE DISCREPANCIES, CONFLICTS, OR SHORTCOMINGS IN AREA ON BOUNDARY LINES, OR ANY VISIBLE ENCROACHMENTS, OR ANY VISIBLE OVERLAPPING OF IMPROVEMENTS EXCEPT AS SHOWN ON THIS PLAT.



ALFONSO QUINTANILLA
REGISTERED PROFESSIONAL LAND SURVEYOR
No. 4856



QUINTANILLA, HEADLEY AND ASSOCIATES, INC.

CONSULTING ENGINEERS
124 E. STUBBS ST.
EDINBURG, TEXAS 78539
REGISTRATION NUMBER F-1513

LAND SURVEYORS
PHONE 956-381-6480
FAX 956-381-0527
ALFONSO@QHA-ENG.COM

ENGINEERING REGISTRATION NUMBER F-1513
SURVEYING REGISTRATION NUMBER 100411-00

Rezoning Request for Single- Family Residence District (R-S) to a Multi-Family Residence District (R-MF) of 21.55-acre tract of land out of Lot 12, Stewart Additions to the Conway Gardens Subdivision, located at the Southeast corner of Hall Acres Road and Stewart Road, as Requested by Esponjas, Development, LTD.

ESPONJAS DEVELOPMENT, LTD.
2912 S. JACKSON ROAD
MCALLEN, TX 78503

KARLA LARISSA REYES
JHAIR DE JESUS RIVERA
1025 E. PINE RIDGE AVE.
PHARR, TX 78577

RIO FRESH INC
PO BOX 1619
SAN JUAN, TX 78589

JHAIR DE JESUS RIVEA
KARLA LARISSA REYES
2401 S. MCOLL. APT#1144
MCALLEN, TX 78503

SAL RODRIGUEZ
1302 MEDCAP DR
PHARR, TX 78577

EL PILOTO ENTERPRISES LLC
17503 LA CANTERA PKWY
STE. 104
SAN ANTONIO, TX 78257

JOSEFINA & ROSENDO
GUZMAN
2902 S. STEWART RD
SAN JUAN, TX 78589

SUMMER HEIGHTS HOME
OWNERS ASSOCIATION INC.
2800 SUMMER HEIGHTS DR.
SAN JUAN, TX 78589

NORMA & DAMASO
NAVARRO
2718 S. STEWART RD.
SAN JUAN, TX 78589

JOSEPH & SARAI GARCIA
101 E. FERN APT# B11
MCALLEN, TX 78501

ANA & VICTOR ORTIZ
730 ELAIAH ST.
SAN JUAN, TX 78589

VICTORIA N. PALOMINO
EDWART MARTINEZ
734 PAULI AVE.
ALAMO, TX 78516

STEVEN FUENTES
SABRINA RODRIGUEZ
2906 SUMMER VILLAGE CIR.
SAN JUAN, TX 78589

JAVIER DE LA ROSA JR.
RENEE CATHERINE CALIFA
2904 SUMMER VILLAGE CIR.
SAN JUAN, TX 78589

NATALIE ITZEL ZAZUETA
2902 SUMMER VILLAGE CIR.
SAN JUAN, TX 78589

AGENDA ITEM AND RECOMMENDATION SUMMARY
CITY COMMISSION REGULAR MEETING
NOVEMBER 14, 2023

Consider Approval of City Commission Meeting Minutes:
- September 12, 2023

STAFF COMMENTS AND RECOMMENDATIONS:

Approval of City Commission Meeting Minutes.

RECOMMENDATION:

Approval of Minutes.

PREPARED BY:

Brenda Escalante,
City Secretary

APPROVED BY:

Benjamin Arjona, City
Manager

MINUTES OF REGULAR MEETING OF THE CITY OF SAN JUAN COMMISSION

DATE: Tuesday, September 12, 2023

TIME: 6:00 p.m.

PLACE: San Juan Memorial Library
Multipurpose Meeting Room
1010 S. Standard St.
San Juan, Texas 78589

MEMBERS PRESENT: Mario Garza, Mayor
Marco “Markie” Villegas, Mayor Pro-Tempore
Adina “Dina” Santillan, Commissioner
Ernesto “Neto” Guajardo, Commissioner
Rick Palacios, City Attorney

STAFF PRESENT: Benjamin Arjona, City Manager
Brenda Escalante, City Secretary
Tirso Garza, Fire Chief
Leandro Sifuentes, Interim Chief of Police
Leroy Gonzales, Director of Finance
Adelaida Cordero, Director of Human Resources
Armandina Segin, Library Director
Daniel Tijerina, Director of Planning
Israel Garza, Director of Sanitation/Public Works
Juan Carlos Martinez, Interim Director of Utilities
Mary Enriquez, Court Administrator
Pat Karr, Director of Information Technology
Ruben Guajardo, Assist. Director of Parks & Recreation/PAL Director

ORDER OF BUSINESS

- I. CALL MEETING TO ORDER:**
Mayor Mario Garza called meeting to order at 6:00 p.m.
- II. INVOCATION**
Benjamin Arjona, City Manager led the Pledge of Allegiance.
- III. PLEDGE OF ALLEGIANCE**
Mayor Mario Garza led the Pledge of Allegiance.
- IV. PUBLIC COMMENTS**
There were no public comments.
- V. PRESENTATIONS**
 - A. Presentation of Texas Amateur Athletic Federation Local Athletes of the Year. [Patrick Willingham, Director of Parks and Recreation.**

DISCUSSION: Ruben Guajardo, Assistant Director of Parks and Recreation/Director of PAL, awarded and congratulated Jazelle Hernandez and Oziel Cantu, the TAAF Local Athlete of the Year. Mr. Guajardo took

**CITY OF SAN JUAN
CITY COMMISSION MEETING
TUESDAY, SEPTEMBER 12, 2023**

the floor and introduced Ms. Hernandez, Female Athlete of the Year, and Mr. Cantu, Male Athlete of the Year. Mr. Guajardo expressed gratitude to the City Commission and the City Manager for their assistance. Mayor Mario Garza expressed gratitude to the San Juan Parks and Recreation Department for their efforts.

B. Presentation on Departmental Reports: Department of Planning and Zoning, Department of Parks and Recreation, Department of Sanitation, and San Juan Memorial Library.

- 1. Planning and Zoning Monthly Report. [Daniel Tijerina, Director of Planning]**
- 2. Parks and Recreation Monthly Report. [Patrick Willingham, Director of Parks and Recreation]**
- 3. Department of Sanitation Monthly Report. [Israel Garza, Director of Sanitation]**
- 4. San Juan Memorial Library Monthly Report. [Armandina Sesin, Library Director]**

DISCUSSION: Commissioner Adina "Dina" Santillan expressed gratitude and congratulations to the city staff for their outstanding involvement in the successful National Night Out event. Mayor Pro-Tem Marco "Markie" Villegas also expressed gratitude to the city personnel for their efforts.

VI. PUBLIC HEARING/ORDINANCES

A. Consider First Reading of an Ordinance to Amend Chapter 4 Business Regulations of the City of San Juan's Code of Ordinance by Adding Article 4.13 Amusement Redemption Machines to Ban Use and Operation of Such Amusement Redemption Machines; Providing for Effective Date; Providing for Publication; Providing for Codification; Providing for Severability Clause; and Providing for a Repealer Clause. [Daniel Tijerina, Director of Planning]

DISCUSSION: Daniel Tijerina, Director of Planning stated that this ordinance is regarding the amusement redemption machines that are being installed in numerous establishments. Furthermore, after consulting with the City Attorney, an ordinance was drafted to prohibit the usage and operation of redemption machines inside the San Juan city limits. Commissioner Adina "Dina" Santillan inquired whether the department had received any complaints about this amusement equipment. Mr. Tijerina said that they do receive more calls, and he has seen them in various areas, as well as an individual pushing the sale of these devices. Mr. Tijerina stated that he met with the Sheriff's Office, who informed him that this was a legal matter, and that after consulting with the City Manager and City Attorney, they prepared this ordinance for consideration by the City Commission to prevent it from occurring throughout the City of San Juan. City Manager Benjamin Arjona explained that with this rule in place, the city may contact these businesses and inform them that these devices are not authorized in the city. Mayor Mario Garza inquired if this rule will ban any future enterprise linked to this sort of business.

Commissioner Ernesto "Neto" Guajardo made motion to approve all the items under consent agenda and was seconded by Commissioner Adina "Dina" Santillan. Motion Passed (4-0)

B. Hold First Public Hearing and Consider Ordinance Adopting the Budget for the City of San Juan, Texas for the Fiscal Year Beginning October 1, 2023 through September 30, 2024. [Leroy Gonzales, Director of Finance]

DISCUSSION: Leroy Gonzales, Director of Finance, stated the budget process was initiated by the Department of Finance on April 17, 2023. The 2023-2024 budget preparation included one-on-one (1) budget sessions with each department director on June 22, 2023, through June 24, 2023, to present the department's recommendations. Two (2) budget workshops with the City Commission were held on August 24, 2023, and August 26, 2023, to present and discuss the proposed budget. This budget includes the following recommendations:

**CITY OF SAN JUAN
CITY COMMISSION MEETING
TUESDAY, SEPTEMBER 12, 2023**

Mayor Mario Garza opened the Public Hearing at 6:19 p.m.

Commissioner Adina "Dina" Santillan requested confirmation of the 4% salary raise for personnel. Mayor Mario Garza questioned the 4% figure and suggested that it be reconsidered and an alternative proportion of 5 or perhaps 6 offered. Mr. Arjona stated that the city will be in a strong position after considering several choices as a team with the 4%.

Mayor Mario Garza closed the Public Hearing at 6:23 p.m.

Commissioner Ernesto "Neto" Guajardo made motion to approve the first reading and was seconded by Commissioner Adina "Dina" Santillan. Motion Passed (4-0)

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

- A. Discussion and Possible Action to Award RFB NO. 23-015-08-10 City of San Juan Sgt. Leonel Trevino Sanitary Sewer Improvements Project Contract and Authorize the City Manager to Execute All Related Documents as Needed to the Most Responsible Bidder. [Lori A. Maldonado, Purchasing Agent]**

DISCUSSION: Lori Maldonado, Purchasing Agent, stated that on July 26, 2023 and August 2, 2023 staff advertised in the Advance News Journal to solicit sealed proposals for RFB NO. 23-015-08-10 City of San Juan Sgt. Leonel Trevino Sanitary Sewer Improvements Project. On August 2, 2023 a Pre-Bid Conference was held and a bid opening was held on August 15, 2023. Bids were submitted by the following:

1. REYA CONSTRUCTION
2. OMT UTILITIES
3. MCALLEN MULTI SERVICE
4. MJA CONSTRUCTION LLC
5. RDH SITE & CONCRETE, LLC
6. SAENZ UTILITY CONTRACTORS
7. DANA GENERAL CONTRACTORS

Consider the recommendation from TRIMAD Consultants, L.L.C., to award RFB No. 23-015-08-10 to OMT Utilities with a base bid amount of \$100,196.00, a 2% difference from the lowest bid. After evaluation of the submitted bids, Reya Construction was found to be the lowest bidder. All contractors were required to submit references with their bids. TRIMAD contacted all references and found that neighboring cities like Weslaco and Harlingen did not have favorable references. In addition, TRIMAD has no previous history of working with Reya Construction on any project. Therefore, it must rely on the references submitted by the contractors on quality and workmanship. Based on the reference check, Trimad cannot attest to a positive recommendation. The second-lowest bidder is OMT Utilities, which is presently working on the Tierra de Palmas Water Service Upgrade construction project with the City of San Juan and TRIMAD and has been responsive and quick to act. Mrs. Maldonado added that if any issues arose, Mr. Juan Carlos Martinez and TRIMAD Consultants members would be there. Commissioner Adina "Dina" Santillan inquired of Mr. Rick Salazar about any concerns that have arisen while working with OMT Utilities. Mr. Salazar noted that they outperformed and delivered high-quality results. Mr. Salazar claimed that they cannot witness for the lowest bidder, Reya Construction, but they did conduct a reference check on them. Mr. Salazar advised going with OMT Utilities, the second-lowest bidder. Commissioner Santillan questioned Mr. Martinez for his thoughts on OMT Utilities, and he said that their job had gone well. Reya Construction's Noe Cavazos shared a brief history of his firm and what they offer.

Commissioner Adina "Dina" Santillan made motion to approve the recommendation and was seconded by Mayor Pro-Tem Marco "Markie" Villegas. Motion Passed (4-0)

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B. Discussion and Possible Action on a Variance Request to not Loop an 8" water line along the East Perimeter of the Proposed San Juan Oaks Subdivision, as Requested by Nain Engineering, LLC. [Daniel Tijerina, Director of Planning]

DISCUSSION: Daniel Tijerina, Director of Planning, stated that San Juan Oaks Subdivision which is a residential subdivision with 23 lots located North of Business 83 West of Stewart Road. In addition, Willy Arriaga of Nain Engineering is asking a variance to avoid looping an 8" water line around the east boundary of the development. All water lines must be looped according to the Fire Code and the City's Design Standards. Trimad Consultants, our consulting engineer, estimates the cost of the upgrades and discrepancies. Mr. Tijerina claimed that the initial cost for the water line to cross the irrigation canal was roughly \$85,370, plus an extra \$25 to \$35 thousand since it was below the canal's flow line. Mr. Salazar offered three price alternatives for the passage. Commissioner Ernesto "Neto" Guajardo questioned Chief Tirso Garza if upgrading to a 6-inch would pose a safety risk, to which Chief Garza answered in the yes. Commissioner Guajardo asked about an ordinance requiring 8-inch water pipes in all new developments. Mr. Tijerina remarked that the ordinance will be investigated. Mayor Garza believes that if there is current ordinance in place that would be critical and suggests that this item be tabled. Commissioner Adina "Dina" Santillan, questioned about the difference between a 6-inch and an 8-inch water line. Mr. Salazar indicated that the 8-inch carries more volume for fire protection because fire pumpers are so strong that if a 6-inch is used, the pumper will compress that line. Mayor Mario Garza asked to table this item.

Commissioner Adina "Dina" Santillan made motion to table this item and was seconded by Commissioner Ernesto "Neto" Guajardo. Motion Passed (4-0)

VIII. RESOLUTIONS

A. Consideration and Action on a Resolution Suspending the August 23, 2023 Effective Date of the Statement of Intent of Texas Gas Service Company to Increase Rates within Incorporated Areas of its Service Territory.

DISCUSSION: Benjamin Arjona, City Manager stated, that the following item is for the city to submit a resolution opposing the 26% rate increase.

Commissioner Ernesto "Neto" Guajardo made motion to approve the recommendation and was seconded by Commissioner Adina "Dina" Santillan. Motion Passed (4-0)

IX. CONSENT AGENDA

- A. Consider Second Reading of an Ordinance for a Voluntary Annexation Petition of the Proposed Valley Ranch Subdivision No. 5, 6 and 7; Tract 1: being a 36.99-acre tract of land out of Lots 14 and 15, Stewarts Addition to the Conway Garden Subdivision and Tract 2: being a 3.03-acre tract of land out of Lot 14, Block 27, Alamo Land and Sugar Company's Subdivision, as Requested by Esponjas Development, LTD. [Daniel Tijerina, Director of Planning]**
- B. Consider Second and Final Reading of an Ordinance Regarding the Rezoning Request from Neighborhood Commercial District (C-1) to the Multi-Family Residence District (R-MF) of Lots 21 thru 24, Block 32, San Juan Original Townsite, located at the Southwest corner of Lincoln and 6th Street, as Requested by Alberto Treviño. [Daniel Tijerina, Director of Planning]**
- C. Consider Second and Final Reading of an Ordinance Regarding the Conditional Use Permit to Operate "The Party Factory" at 1208 N. Raul Longoria Road Suites 7-8, legally**

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described as Lot 1, Gutierrez-Duncan Subdivision, as Requested by Carolina Sandoval.
[Daniel Tijerina, Director of Planning]

- D. Consider Second and Final Reading of an Ordinance in First Reading Amending the Code of Ordinances under Appendix A. Unified Development Code, Chapter 2. Zoning Regulations, Article IV. District Use and Area Regulations, Section 1.00 "R-S" Single Family Residential District, Item (j) to Allow Non-enclosed Metal Carports within the Front Setback in Single Family Residential Districts in Subdivisions Recorded before 2015; Providing for Publication; Providing for Codification; Providing for a Severability Clause; Providing for a Repealer Clause; and Ordaining other Provisions Related to the Subject Matter Hereof.**
- E. Consider Second and Final Reading of an Ordinance Amending Chapter 1 General Provisions, Article 1.02 Administration, Division 1 Generally, Section 1.02.004 Agenda Items of the Code of Ordinances of the City of San Juan, Texas, to Modify the Procedures for Placing Agenda Items for Consideration by the City Commission; Providing for Effective Date; Providing for Publication; Providing for Codification; Providing for a Severability Clause; and Providing for a Repealer Clause. [Benjamin Arjona, City Manager]**
- F. Consider Second and Final Reading of an Ordinance Adopting the Proposed Tax Rate and Levy for the City of San Juan, Texas for the Fiscal Year Beginning October 1, 2023 and Ending September 30, 2024. [Leroy Gonzales, Director of Finance]**
- G. Consider Approval of the Budget Expenditure Report for the Month of July 31, 2023. [Leroy Gonzales, Director of Finance]**

Commissioner Ernesto "Neto" Guajardo made motion to approve all the items under consent agenda and was seconded by Mayor Pro-Tem Marco "Markie" Villegas. Motion Passed (4-0)

X. 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 Code Annotated, Government Code Chapter 551 et seq., and 551.071 Consultation with Attorney.**
 - 1. Pursuant to Section §551.071 Consultation with Attorney and Section §551.072, Real Estate Matters; Consideration and Action Regarding an Ordinance Authorizing the Mayor to Execute a Commercial Real Estate Contract and Related Documents for the Purchase of Real Property Legally Described as Lots 1-6, Block 28, San Juan Original Townsite and Situated at 128 W. US Highway Business 83 in San Juan, Hidalgo County, Texas.**
 - 2. Pursuant to Section §551.071, CONSULTATION WITH ATTORNEY; Discussion and Possible Action Regarding Possible Legal Issues Concerning Employment Hiring Practices.**

Commissioner Ernesto "Neto" Guajardo made motion to enter into executive session at 6:59 p.m. and was seconded by Commissioner Adina "Dina" Santillan. Motion Passed (4-0).

XI. RECONVENE

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Commissioner Ernesto “Neto” Guajardo made motion to reconvene at 7:23 p.m. and was seconded by Marco “Markie” Villegas. Motion Passed (4-0).

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 Meetings, and Requirements to Vote or Take Final Action in Open Meeting.

- 1. Pursuant to Section §551.071 Consultation with Attorney and Section §551.072, Real Estate Matters; Consideration and Action Regarding an Ordinance Authorizing the Mayor to Execute a Commercial Real Estate Contract and Related Documents for the Purchase of Real Property Legally Described as Lots 1-6, Block 28, San Juan Original Townsite and Situated at 128 W. US Highway Business 83 in San Juan, Hidalgo County, Texas.**

Mayor Mario Garza made motion to approve as discussed under executive session and was seconded by Mayor Pro-Tem Marco “Markie” Villegas. Motion Passed (4-0)

- 2. Pursuant to Section §551.071, CONSULTATION WITH ATTORNEY; Discussion and Possible Action Regarding Possible Legal Issues Concerning Employment Hiring Practices.**

Mayor Mario Garza made motion to approve as discussed under executive session and was seconded by Commissioner Ernesto “Neto” Guajardo. Motion Passed (4-0).

XII. ADJOURNMENT

Mayor Pro-Tem Ernesto “Neto” Guajardo made motion to adjourn at 7:23 p.m. and was seconded by Commissioner Adina “Dina” Santillan. Motion Passed (4-0).

CITY OF SAN JUAN, TEXAS

Mario Garza, Mayor

ATTEST:

Brenda Escalante, City Secretary