

MINUTES OF REGULAR MEETING OF THE CITY OF SAN JUAN COMMISSION

DATE: Tuesday, February 11, 2025

TIME: 6:00 p.m.

PLACE: San Juan Memorial Library
Multipurpose Meeting Room
1010 S. Standard
San Juan, Texas 78589

MEMBERS PRESENT: Mario Garza, Mayor
Marco “Markie” Villegas, Mayor Pro Tempore
Ernesto “Neto” Guajardo
Adina “Dina” Santillan, Commissioner
Jesus “Jesse” Ramirez, Commissioner
Rick Palacios, City Attorney

STAFF PRESENT: Tirso Garza, Interim City Manager
Brenda Escalante, City Secretary
Tirso Garza, Chief of Fire
Leandro Sifuentes, Chief of Police
Adelaida Cordero, Director of Human Resources
Leroy Gonzales, Director of Finance
Christina Perez, Library Director
Ruben Guajardo, Director of Parks & Recreation / PAL Director
Jorge Garcia, Director of Planning
Israel Garza, Director of Sanitation/ Public Works
Juan Carlos Martinez, Director of Utilities
Mary Enriquez, Court Administrator
Pat Karr, Director of Information Technology

ORDER OF BUSINESS

- I. CALL MEETING TO ORDER:**
Mayor Mario Garza called meeting to order at 6:00 p.m.
- II. INVOCATION:**
Tirso Garza, Interim City Manager led the Invocation.
- III. PLEDGE OF ALLEGIANCE:**
Mayor Mario Garza led the Pledge of Allegiance.
- IV. PUBLIC COMMENTS:**
There were no public comments.
- V. PRESENTATIONS**
 - A. Presentation on a Proclamation Recognizing the Inaugural San Juan Noche de Paz Royal Court.]**

DISCUSSION: The City of San Juan, Texas established the Noche De Paz Scholarship Pageant in 2023 to offer young women in the community an opportunity to serve as role models, build confidence, and make history. This annual city-based pageant, now renamed the Proclamation San Juan Noche De Paz Royal Court, selects its Royal Court through a judged competition featuring categories such as casual wear, formal wear, and interviews. On December 3, 2023, Anna Walleck was crowned Queen, Sarah Santos Duchess, and Khloe Martinez Princess, forming the inaugural Royal Court. These young women have represented the city at various public events with grace and professionalism. On February 11, 2025, Mayor Mario Garza and the City Commission officially recognized their contributions with a proclamation. During the ceremony, heartfelt thanks were extended to the court, their families, and all who supported the program. Additionally, the new Royal Court—Queen Amaya Cantu, Princess Ava Garza, and Duchess Alyssa Barrios—was acknowledged and congratulated for continuing the legacy.

B. Presentation on Update Regarding Vexus Fiber, LLC.

DISCUSSION: Brian Borwick with Vexus Fiber addressed concerns about the company’s fiber installation in San Juan. Although work began in 2022, city officials stated they were not informed until 2024, raising issues about lack of permits, communication, and resident complaints about property damage. Mr. Borwick

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apologized, admitted earlier missteps, and promised better coordination moving forward. He outlined Vexus's notification process and committed to improved communication with both city officials and residents. The commission asked Vexus to return with more details and a clear plan.

C. Presentation on Smart Meters by CB3, LLC.

DISCUSSION: Steven Cruz from CB3 presented to the city council about their smart meter services, explaining that over the past several months, his team has worked closely with city staff and conducted thorough research to select the best equipment and software for the city's needs. CB3 emphasizes local support, offering full warranties, maintenance, training, and a software system that provides real-time data, leak alerts, and consumption analytics. The system is compatible with the city's current billing and can improve efficiency, reduce water loss, and save the city significant money annually. Cruz also outlined financing options and assured the council of transparent, turnkey project management with no surprise costs. The proposal includes remote leak notifications and water shutoff capabilities, aiming to enhance customer service and operational control. Overall, CB3 aims to deliver a reliable, cost-effective smart meter solution tailored to the city's unique needs.

D. Presentation of the San Juan Friendly City 5k. [Ruben Guajardo, Director of Parks & Recreation].

DISCUSSION: Ruben Guajardo, Director of Parks announced the city's annual 5K event scheduled for Saturday, February 22nd, at the San Juan Sports Park. The event will include a Fun Run at 8:00 a.m., the official 5K at 8:30 a.m., and a leisure bike ride at 9:30 a.m. Registration fees are \$10 for the Fun Run, \$25 for the 5K, and \$15 for the bike ride, with discounts available for city employees. The route remains the same as previous. To boost energy and community involvement, local schools will place cheer groups and drumlines along the course. The event is supported by multiple sponsors, including law firms, businesses, and nonprofits. Mr. Guajardo thanked the commission and confirmed CB3 would also be a sponsor. They concluded by inviting further questions and sharing that efforts such as drone monitoring would ensure fair participation.

E. Presentation on the San Juan Municipal Court 2025 Case Resolution Campaign Starting March 3, 2025. [Mary Enriquez, Court Administrator]

DISCUSSION: The municipal court is launching its 2025 Case Resolution Campaign from March 3 to March 31. During this time, residents with outstanding warrants can resolve their cases without the risk of arrest, and the \$26 failure-to-appear fee will be waived. A collection agency will send out postcards to notify individuals of pending cases. This is the second year the city is participating in the campaign with Purdue Brandon, and last year's results were positive. The court encourages residents to take advantage of this opportunity, and a request was made to compare this year's collections with last year's for evaluation.,

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

1. Department of Planning and Zoning Monthly Report.
2. Department of Parks and Recreation Monthly Report.
3. Department of Sanitation Monthly Report.
4. San Juan Memorial Library Monthly Report.

DISCUSSION: Department reports were presented for Planning, Parks, and Sanitation, with all directors available for questions. Commissioners praised the departments for their work—Planning was commended for improving meeting minutes, the library was recognized for successful community events, and Sanitation was acknowledged for an impressive recent cleanup event, which attracted outside interest from Texas representatives. The city's partnership with the Keep San Juan Beautiful board was highlighted as a growing success, with increased membership and strong leadership. Collaboration with the local LULAC group was also noted as a positive development. Roll-off containers were confirmed to be available for use.

VI. PUBLIC HEARING/ORDINANCES

- A. Hold a Public Hearing and Consider an Ordinance Regarding the Rezoning Request from Single-Family Residence District (R-S) to General Business District (C-2) of the 1.894-acre tract of land out of the East 500.00 feet of the South 5.00-acre tract out of the North One-Half of Lot 42, Stewarts Addition to the Conway Gardens, as Requested by RCA Holding & Trading, LLC. [Jorge J. Garcia, Director of Planning]**

DISCUSSION: A public hearing was held to consider a rezoning request from single-family residential (R) to general business (C) for a 500-foot section of a 5-acre tract located south of Juarez Road on the west side of Stewart Road. The property, owned by RCA Holding and Trading LLC, currently contains some structures

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used for events. Nearby areas include a junkyard and trucking business, with other surrounding properties mostly vacant. No public comments were received, and city staff recommended approval based on the area's designation as a commercial/industrial corridor in the city's future land use map. The hearing opened and closed at 6:53 p.m. with no opposition, and the commission approved the rezoning.

VII. APPOINTMENTS

- A. Consider the Appointment of a Representative and Alternate for Fiscal Year 2025-2026 to the Amigos Del Valle Board of Directors. [Brenda Escalante, City Secretary]**

DISCUSSION: During the meeting, the commission considered and approved the appointment of a new representative and alternate to the board of directors for Amigos Del Valle. This was necessary due to the departure of the city manager, who previously held the position. The board meetings take place on the fourth Tuesday of each month at 11:30 a.m., either in person or via Zoom. A recommendation was made, seconded, and approved by the commission.

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

- A. Discussion and Consideration to Award RFB NO. 25-003-12-18 Wastewater Treatment Plant Improvements - Phase Two Rehabilitation of Existing Facilities Revised Project Texas Water Development Board CWSRF Project No. 73796 to the lowest most responsible bidder as recommended by Cruz-Hogan Engineers to R.P. Constructors, Inc. in the amount of \$8,426,000.00 and authorize the Interim City Manager to execute all related documents. [Lori A. Maldonado, Purchasing Agent]**

DISCUSSION: The commission discussed awarding a contract for Phase Two of the Wastewater Treatment Plant improvements, funded by the Texas Water Development Board. Although engineers recommended awarding the \$8.4 million contract to RP Constructors from New Braunfels, concerns were raised about their lack of a local office. Despite their past work, including building San Juan's original plant in 2002, some commissioners preferred a more local company. Based on staff experience and existing work history with Go Underground LLC, the commission ultimately voted to award the project to them instead.

- B. Discussion and Possible Action to Authorize the Interim City Manager to Declare as Surplus and for Final Disposal for Auction Being Held On March 1, 2025. [Israel Garza, Director of Sanitation]**

DISCUSSION: The commission discussed and approved authorizing the city manager to proceed with declaring 32 city vehicles as surplus and disposing of them through a public auction scheduled for March 1, 2025. These vehicles are in poor condition, costly to maintain, and have already been tagged for auction. Additional vehicles were added to the original list. The auction will be managed by the same contracted company from San Antonio used previously, whose contract is valid until October 2025. Some commissioners suggested considering local auction services in the future, but due to urgency and vehicle deterioration, they moved forward with the current plan.

- C. Discussion and Possible Action Regarding Hidalgo County Elections Department's Request for Early Voting/Election Day Polling Location of the San Juan Fire Station No. 2 for the 2025 Election Cycle. [Brenda Escalante, City Secretary]**

DISCUSSION: The commission reviewed and approved a request from the county elections department to use the Memorial Library, rather than Fire Station Number Two as initially stated, as the designated location for early voting and election day for the upcoming 2025 election cycle. This includes the May 3 election, the November general election, and any potential runoff elections. The November election was not included in the previous approval, which is why it was addressed in this session.

IX. RESOLUTIONS

- A. Consider a Resolution for "Walking the Southern Road to Freedom" Procession Along State Roads as Requested by The University of Texas Rio Grande Valley and the Harriet Tubman Education Center. [Jorge J. Garcia, Director of Planning]**

DISCUSSION: The commission considered and approved a resolution supporting a request from the University of Texas Rio Grande Valley and the Harriet Tubman Education Center for a multi-day commemorative walk called the "Southern Road to Freedom." This event will retrace historic routes once taken by freedom seekers escaping slavery through South Texas to Mexico. On the third day of the walk, participants will pass through the City of San Juan, which includes a nationally designated Underground Railroad site at the Jackson Ranch Church. The walk will span approximately 70 miles, starting in Sal Del Rey and ending at the U.S.-Mexico border, with daily stops at historically significant locations. Organizers aim to raise awareness of the region's hidden Black history, and community members will be invited to participate and learn more through events and presentations along the route.

Commissioner Jesus "Jesse" Ramirez made motion to approve and was seconded by Mayor Pro Tem Marco "Markie" Villegas. Motion passed (4-0)

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Commissioner Jesus "Jesse" Ramirez made motion to approve and was seconded by Mayor Pro Tem Marco "Markie" Villegas. Motion passed (4-0)

- B. Consider a Resolution Authorizing the City of San Juan Police Department to Submit and Accept an Application for Funding to the Office of the Governor, Operation Lonestar Grant Program FY2026 for the City of San Juan. [Leandro Sifuentes, Chief of Police]

X. CONSENT AGENDA

- A. Consider Approval of the Budget Expenditure Report for November 30, 2024. [Leroy Gonzales, Director of Finance]
- B. Consider Approval of the Investment Report for the Qtr Ending September 30, 2024. [Leroy Gonzales, Director of Finance]
- C. Consider Approval of the Tax Collection Report for the Month of December 2024. [Leroy Gonzales, Director of Finance]
- D. Consider Approval of the Investment Report for the Qtr Ending December 31, 2024. [Leroy Gonzales, Director of Finance]

Commissioner Jesus "Jesse" Ramirez made a motion to approve all items under the consent agenda and was seconded by Mayor Mario Garza. Motion passed (5-0)

XI. EXECUTIVE SESSION

- A. The San Juan City Commission will Convene in Executive Session in Accordance with the Texas Open Meeting Act, Vernon's Texas Statutes and Codes Annotated, Government Code Chapter §551.071 (Consultation with Attorney).
 - 1. Pursuant to Section 551.071 of the Texas Government Code (Consultation with Attorney), Discussion and Possible Action Regarding Personnel Matter Concerning Organizational Chart.
 - 2. Pursuant to Section 551.071 of the Texas Government Code (Consultation with Attorney), Discussion and Possible Action Regarding Legal Issue Concerning the Distribution of Funds under Restricted Account (10-2020.1022).
 - 3. Pursuant to Section 551.071 of the Texas Government Code (Consultation with Attorney), Discussion and Possible Action Regarding Legal Issues Concerning the Placement of Speed Bumps.

Mayor Mario Garza asked to go out of agenda order moving forward with IX. A. 2. First then after IX A. 1.

Commissioner Jesus "Jesse" Ramirez made motion to enter into executive session at 6:48 p.m. and was seconded by Mayor Pro-Tem Marco "Markie" Villegas. Motion passed (4-0)

Mayor Pro-Tem Marco "Markie" Villegas made motion to reconvene at 8:07 p.m. and was seconded by Commissioner Jesus "Jesse" Ramirez. Motion passed (3-0)

XII. RECONVENE

- A. The City Commission will Reconvene in Open Session to Take Necessary Action if any, in Accordance with Chapter 551, Open Meeting Subchapter E, Procedures Relating to Closed Meeting 551, Requirements to Vote or Take Final Action in Open Meeting.
 - 1. Pursuant to Section 551.071 of the Texas Government Code (Consultation with Attorney), Discussion and Possible Action Regarding Personnel Matter Concerning Organizational Chart.

Mayor Mario Garza made motion to approve as discussed for change orders 1-7 and was seconded by Commissioner Jesus "Jesse" Ramirez. Motion passed (4-0)

- 2. Pursuant to Section 551.071 of the Texas Government Code (Consultation with Attorney), Discussion and Possible Action Regarding Legal Issue Concerning the Distribution of Funds under Restricted Account (10-2020.1022).

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3. Pursuant to Section 551.071 of the Texas Government Code (Consultation with Attorney), Discussion and Possible Action Regarding Legal Issues Concerning the Placement of Speed Bumps.

No Action was Taken

XIII. ADJOURNMENT

Mayor Pro-Tem Marco "Markie" Villegas made motion to adjourn at 8:08 p.m. and was seconded by Commissioner Adina "Dina" Santillan. Motion passed (4-0)



ATTEST:


Brenda Escalante, City Secretary

CITY OF SAN JUAN, TEXAS


Mario Garza, Mayor