



**CITY COMMISSION REGULAR MEETING  
MONDAY, JUNE 11, 2007 – 4:00 PM  
CITY COMMISSION CHAMBERS; 3<sup>RD</sup> FLOOR**

- CALL TO ORDER** - Mayor Richard Cortez  
**PLEDGE** - Mayor Richard Cortez  
**INVOCATION** - Marcus Barrera, City Commissioner

**1. ELECTION OF MAYOR PRO TEM**

**2. CONSENT AGENDA:** *[All matters listed under Consent Agenda are considered to be routine by the Governing Body and will be enacted by one motion. There will be no separate discussion of these items; however, if discussion is desired, that item(s) will be removed from the Consent Agenda and will be considered separately.]*

- A) Change Order No. 1 – 20<sup>th</sup>, 21<sup>st</sup> and 22<sup>nd</sup> Street Sewer Improvements.
- B) Award of Contract – Purchase of Thermoplastic Materials.
- C) Budget Amendment Ordinance providing for the purchase of Development Services Software.
- D) Approval of minutes of Regular Meeting held April 23, 2007.

**3. BIDS/CONTRACTS:**

- A) Award of Contract – Purchase of Meals for Inmates.
- B) Authorization to cease negotiations with L&G Engineers and begin negotiations with Broaddus Associates for Construction Management Services for the proposed Anzalduas International Bridge.
- C) Authorization to proceed with Rental Contract for Multi-Function Printers.
- D) Change Order No. 1, 3, 4, 5 and 6 for the Central Fire Station, Administration and Emergency Operations Center (EOC).

**4. ORDINANCES:**

- A) Amending the McAllen Code, Chapter 18, Article 11 relating to Airport Parking Rates.
- B) Budget Amendment for the Anzalduas Bridge and McAllen-Hidalgo Toll Bridge.
- C) Budget Amendment for the Purchase of a Generator for City Hall.
- D) Budget Amendment for the Purchase and Replacement of Various Refuse Trucks.

**5. VARIANCE:**

- A) Variance - Paving reimbursement for “J” Street from Fir Avenue to Hackberry Avenue.

**6. MANAGER’S REPORT:**

- A) Approval of Requests for Proposals for the Parking Garage Tenant Space.
- B) Presentation of Financial Report for the first six months ending March 31, 2007.
- C) Approval of design development for the new Development Services Facility and authorization to continue with construction documents.
- D) Report on operations and rate structure at the Convention Center.
- E) Selection of a representative to the Audit Committee.
- F) Presentation of Legislative Report by Joe Garcia.
- G) Board Appointments to the McAllen Housing Authority Board by Mayor Cortez.
- H) Future agenda items.

**7. MAYOR’S REPORT:**

- A) Report on Anzalduas Bridge.

**8. TABLED ITEMS:**

- A) Award of Bid – Purchase and Redevelopment of a Central Park.
- B) Ordinance amending the McAllen Code, Chapter 110, Article I, relating to Tree Preservation.

**THE CITY COMMISSION HAS THE PREROGATIVE TO RECESS INTO EXECUTIVE SESSION PRIOR TO 6:00 PM**

**9. PUBLIC HEARING BEGINNING AT 6:00 PM:**

**ONE:** Rezone from R-1 (single family residential) District to C-1 (office building) District:

Lots 27 and 28, Block 6, Fairfield Place Subdivision; 800 Kennedy Avenue.

**TRACT TWO:** Rezone from R-3A (multifamily residential apartment) District to R-3T (multifamily residential townhouse) District:

Lots 46 & 47 and the West 1.42 acres of Lot 45, Block 1, McAllen First Suburban Citrus Groves Subdivision; 4301 Colbath Road.

- B) Amending the Zoning Ordinance of the City of McAllen as enacted May 29, 1979.

**C) CONDITIONAL USE PERMITS:**

- 1) Request of The Family Church, for a conditional use permit, for life of the use, for an institutional use (church) at the 10.43 acres out of the north 16.28 acres out of Lot 3, Block 5, A.J. McColl Subdivision; 1200 E. La Vista Avenue.
- 2) Request of Nextel Partners, for a conditional use permit, for life of the use, for a personal wireless service facility at Lot 38, Block 1, Hammond Subdivision; 1950 Maple Avenue. **TABLED**

**END OF PUBLIC HEARING**

**10. EXECUTIVE SESSION, CHAPTER 551, TEXAS GOVERNMENT CODE, SECTION 551.071 CONSULTATION WITH ATTORNEY, SECTION 551.072 DELIBERATIONS ABOUT REAL PROPERTY, SECTION 551.074 PERSONNEL MATTERS, SECTION 551.086 ECONOMIC DEVELOPMENT.**

- A)** Consultation with City Attorney regarding McAllen Firefighters' Union Collective Bargaining.
- B)** Discussion and Possible Action relating to the purchase and redevelopment of a Central Park.
- C)** Discussion and Possible Action relating to the sale of La Lomita Lot 19.
- D)** Discussion and Possible Action – Purchase Agreement for Lots 9 & 10, Convention Center Subdivision.
- E)** Consultation with City Attorney regarding filing of lawsuit: City of McAllen vs. Yolanda and Guadalupe Carrillo.
- F)** Discussion and Possible Action – Consider the sale of Lots 12 and 13, McAllen Convention Center Subdivision.
- G)** Discussion and Possible Action – Consider purchase of approximately 14 acres out of Lots 11 & 12, Section 6, Hidalgo Canal Company Subdivision for Airport Expansion.
- H)** Consultation with City Attorney regarding Fixed Base Operator's (FBO) Request for Proposal (RFP).

**ADJOURNMENT**

**IF ANY ACCOMMODATION FOR A DISABILITY IS REQUIRED (OR INTERPRETERS FOR THE DEAF), NOTIFY THE CITY SECRETARY'S DEPARTMENT AT 972-7130 FORTY-EIGHT (48) HOURS PRIOR TO THE MEETING DATE. WITH REGARD TO ANY ITEM, THE BOARD OF COMMISSIONERS MAY TAKE VARIOUS ACTIONS INCLUDING BUT NOT LIMITED TO RESCHEDULING AN ITEM IN ITS ENTIRETY FOR A FUTURE DATE OR TIME. THE CITY COMMISSION MAY ELECT TO GO INTO EXECUTIVE SESSION ON ANY ITEM WHETHER OR NOT SUCH ITEM IS POSTED AS AN EXECUTIVE SESSION ITEM AT ANY TIME DURING THE MEETING WHEN AUTHORIZED BY THE PROVISIONS OF THE OPEN MEETINGS ACT.**

**C E R T I F I C A T I O N**

I, the Undersigned Authority, do hereby certify that the attached agenda of the meeting of the McAllen Board of Commissioners is a true and correct copy and that I posted a true and correct copy of said notice on the bulletin board in the Municipal Building, a place convenient and readily accessible to the general public at all times, and said Notice was posted on the 8<sup>th</sup> day of June, 2007 at 2:00 pm and will remain so posted continuously for at least 72 hours preceding the scheduled time of said meeting in accordance with Chapter 551 of the Texas Government Code.

/s/  
Annette Villarreal, TRMC  
City Secretary