

MINUTES OF PROCEEDINGS
LA FERIA CITY COMMISSION MEETING ROOM
Tuesday, August 13, 2024

Be it known that the City of La Feria City Commission met in Regular Session on **Tuesday, August 13, 2024 at 6:30 P.M.** in the City Commission Meeting Room, La Feria, Texas 78559. The purpose of said meeting was to consider and take action on those items of City Business as was duly posted by agenda in accordance with State Open Meetings Law. The following City Commission members were present at said meeting.

3. DETERMINE QUORUM PRESENT AND CALL MEETING TO ORDER – MAYOR

Mayor Pro-Tem Guevara declared a quorum present and called the meeting to order. The following staff members were present at said meeting:

Attendee Name	Title	Status
Olga H. Maldonado	Mayor	Present
Maricela Zuniga	Commissioner	Absent
Michael Martinez	Commissioner	Present
Julian Guevara, Jr.	Mayor Pro-Tem/Commissioner	Absent
Esmeralda Lozano	Commissioner	Present
Donato Garcia	Commissioner	Present

Staff present:

Mr. Frank Rios, City Manager
 Ms. Amanda Morales, City Secretary
 Mr. Luis Castillo, Finance Director
 Ms. Allison Bastian-Rodriguez, City Attorney

4. PUBLIC COMMENTS

There were no comments during this item.

5. CONSENT AGENDA:

- a. **APPROVAL OF MINUTES FOR CITY COMMISSION MEETING HELD JULY 23, 2024.**
- b. **CONSIDERATION AND POSSIBLE ACTION TO APPROVE THE FINANCIAL AUDIT FOR FISCAL YEAR ENDING SEPTEMBER 30, 2023.**

Commissioner Lozano made a motion to approve the items under consent agenda with corrections to item 8 of the minutes for the meeting held July 23, 2024. During that item the commission requested that the City Manager provide renderings of the proposed “Lions Park” and confirm with the funding agency that the grant could be used on other existing parks. The motion was seconded by Commissioner Martinez and passed unanimously.

Commissioner Lozano made a motion to move to item #13. The motion was seconded by Commissioner Martinez and passed unanimously.

13. DISCUSS AND APPROVE AWARD TO SELECTED GRANT MANAGEMENT FIRM FOR GRANT PRE-APPLICATION, APPLICATION, AND IMPLEMENTATION SERVICES FOR

THE CITY OF LA FERIA 2025-2026 TEXAS COMMUNITY DEVELOPMENT GRANT FUND PROGRAM AS ADMINISTERED BY THE TEXAS DEPARTMENT OF AGRICULTURE.

Mr. Rios explained that Grantworks was the only firm to respond to the RFP. Nelda Briones of Grantworks addressed the Commission and stated that the grant amount was up to \$750 Thousand and funds could be used for parks, streets and water projects. The city would be responsible for matching 10% of the awarded funding. Commissioner Lozano made a motion to select Grantworks for grant Management firm for grant pre-application, application and implementation services for the City of La Feria 2025-2026 Texas Community Development Grant Fund Program as administered by the Texas Department of Agriculture. The motion was seconded by Commissioner Garcia and passed unanimously.

6. **CONSIDERATION AND POSSIBLE ACTION REGARDING A PROPOSED TAX RATE CALCULATION FOR TAX YEAR 2024 (FISCAL YEAR 2024-2025), AND SET DATES FOR PUBLIC HEARINGS ON THE CITY FY 2024-25 BUDGET AND PROPOSED TAX RATE.**
Commissioner Lozano made a motion to approve the proposed tax rate and set public hearings for September 17, 2024. The motion passed unanimously with all Commissioners voting aye.
7. **CONSIDERATION AND POSSIBLE ACTION ON ORDINANCE 2024- 05 AMENDING SECTIONS OF THE CITY OF LA FERIA CODE OF ORDINANCES, AS PERTAINING TO ALCOHOLIC BEVERAGES AND ALCOHOL PERMITS.**
Commissioner Lozano requested several revisions and clarifications be added to the Ordinance including definitions for waiver, SUP, variance and application. Commissioner Lozano made a motion to postpone this item to a later date. The motion was seconded by Commissioner Martinez and passed unanimously.
8. **CONSIDERATION AND POSSIBLE ACTION TO SELECT A PROVIDER FOR BANK DEPOSITORY SERVICES.**
Mr. Castillo addressed the commission and made the recommendation to continue using Texas National Bank for bank depository services. Commissioner Lozano made a motion to select Texas National Bank for bank depository services. The motion was seconded by Commissioner Martinez and passed unanimously.
9. **CONSIDERATION AND POSSIBLE ACTION ON ITEMS RELATED TO THE EPA COMMUNITY CHANGE PROGRAM:**
 - a. **AUTHORIZE CITY SECRETARY TO PUBLISH THE REQUEST FOR PROPOSALS (RFP) FOR PROFESSIONAL MANAGEMENT SERVICES FOR THE EPA COMMUNITY CHANGE PROGRAM**
 - b. **AUTHORIZE CITY SECRETARY TO PUBLISH THE REQUEST FOR STATEMENTS OF QUALIFICATIONS FOR ARCHITECTURAL / ENGINEERING SERVICES FOR EPA COMMUNITY CHANGE PROGRAM**
 - c. **AUTHORIZE CITY SECRETARY TO PUBLISH PUBLIC HEARING NOTICE FOR THE EPA COMMUNITY CHANGE PROGRAM**
 - d. **CONSIDER AND ADOPT RESOLUTION TO SUBMIT GRANT APPLICATION TO EPA FOR ITS COMMUNITY CHANGE PROGRAM**
 - e. **DISCUSS THE EPA COMMUNITY CHANGE SURVEY FORM**
 - f. **CONSIDER AND APPROVE PARTNERSHIP AGREEMENT WITH NON-PROFIT ORGANIZATIONS**
 - g. **CONSIDER AND APPROVE SOLIDARITY PARTNERSHIP AGREEMENT**

Commissioner Lozano made a motion to postpone this item for a later meeting. The motion was seconded by Commissioner Martinez and passed unanimously.

Mayor Maldonado called the meeting into closed session at 7:04 PM.

10. CLOSED SESSION

- a. **CLOSED SESSION PURSUANT TO SEC. 551.072, TEX. GOV'T CODE, FOR DISCUSSION PERTAINING TO TWO (2) AGRICULTURAL LEASES FOR LAND IN THE PARKER AND RABB HEIGHTS SUBDIVISIONS, BETWEEN THE CITY OF LA FERIA AND CARL BAUER, JR.**
- b. **CLOSED SESSION PURSUANT TO SEC. 551.071, TEX. GOV'T CODE, FOR ATTORNEY CONSULTATION REGARDING THE CONVEYANCE OF THE PARKING LOT LOCATED AT THE SOUTHWEST CORNER OF OLEANDER AVENUE AND MAIN STREET IN LA FERIA TO THE LFIDC, AND THE CITY'S RIGHTS, DUTIES, AND OBLIGATIONS UNDER THE RESTRICTION AGREEMENT BETWEEN THE LFIDC AND CITY GOVERNING SAME.**

RETURN TO OPEN SESSION

The meeting reconvened in open session at 7:46 PM.

11. CONSIDERATION AND APPROPRIATE ACTION, IF ANY, REGARDING TWO (2) AGRICULTURAL LEASES FOR LAND IN THE PARKER AND RABB HEIGHTS SUBDIVISIONS, BETWEEN THE CITY OF LA FERIA AND CARL BAUER, JR.

There was no action taken on this item.

12. CONSIDERATION AND ACTION REGARDING A RESOLUTION AUTHORIZING THE CITY OF LA FERIA TO TERMINATE THE RESTRICTION AGREEMENT WITH THE LFIDC CONCERNING THE OLEANDER AVENUE PARKING LOT.

Commissioner Lozano made a motion to approve Resolution 2024-15 authorizing the City of La FERIA to terminate the restriction agreement with the LFIDC concerning the Oleander avenue parking lot.

14. PRESENTATION AND POSSIBLE ACTION ON A LETTER OF SUPPORT FOR TCEQ 319 FY25 GRANT FOR LOWER LAGUNA MADRE BROWNSVILLE SHIP CHANNEL WATERSHED CHARACTERIZATION.

There was no action taken on this item.

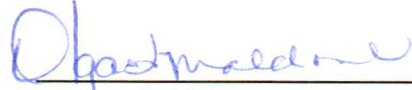
15. CONSIDERATION AND POSSIBLE ACTION TO APPROVE THE APPOINTMENT OF AN EXECUTIVE DIRECTOR OF THE LA FERIA INDUSTRIAL DEVELOPMENT CORPORATION.

Commissioner Martinez made a motion to approve the appointment of Frank Rios as Executive Director of the LA feria Industrial Development Corporation.

16. ADJOURN.

There being no further business to discuss, Commissioner Martinez made a motion to adjourn the meeting. The motion was seconded by Commissioner Lozano, and it passed unanimously.

APPROVED:



Olga H. Maldonado, Mayor

ATTEST:



Amanda Morales, City Secretary