



MINUTES

Norie Gonzalez Garza, Mayor
Ruben D. Plata, Mayor Pro-Tem
Jessica Ortega, Councilwoman
Marissa Ortega-Gerlach, Councilwoman
Alberto Vela, Councilman
Patricia A. Rigney, City Attorney
Mike R. Perez, City Manager
Anna Carrillo, City Secretary

ALSO PRESENT:

Brenda Enriquez
Robert D. Russell
Beto De La Garza
Azucena Bastida
Debbie Alvarez

STAFF PRESENT:

Anais Chapa, Assistant City Secretary
Juan Pablo Terrazas, Asst. City Manager
Andy Garcia, Assistant City Manager
Noemi Munguia, Human Resources Director
Nereyda Peña, Asst. Human Resources Director
Vidal Roman, Finance Director
Susie De Luna, Assistant Planning Director
Gabriel Ramirez, Planning
Xavier Cervantes, Planning Director
Abram Ramirez, IT Director
Yenni Espinoza, Library Director
Edgar Gonzalez, Engineer
Cesar Torres, Chief of Police
Ted Rodriguez, Assistant Chief of Police
Reynaldo Perez, Assistant Chief of Police
Ruben Hernandez, Media Relations
Brad Bentsen, Parks & Rec Director
Michael Fernuik, Golf Director
Judith E. Garcia, Deputy Media Relations Dir.
Sydney Hernandez, Media Relations Director
Michael Elizalde, Dir. Of Grants & Strategic Dev.
Michael Silva, Fire Chief
Roel Mendiola, Sanitation Director

REGULAR MEETING

CALL TO ORDER AND ESTABLISH QUORUM

With a quorum being present, Mayor Norie Gonzalez Garza called the meeting to order at 4:30 p.m

INVOCATION AND PLEDGE ALLEGIANCE

Mayor Pro Tem Plata led the invocation and Pledge of Allegiance

DISCLOSURE OF CONFLICT OF INTEREST

Mayor Pro Tem Ruben Plata has one on file for items and executive session item #2.

PRESENTATIONS

1. May Employee of the Month – Munguia

Noemi Munguia, Human Resources Director, recognized Ms. Paula Banda and Ms. Patty Leija as the employees of the month for May 2025. The theme for the month of May was teamwork, and both of these ladies demonstrated that when they worked together to help an elderly gentleman obtain his documents. Their actions reflected the very best of the city's values – kindness, respect, and a genuine dedication to public service.

2. Presentation by Mission Police Department – Torres

Cesar Torres, Chief of Police, presented a packet to the council that highlighted the Police Department's goals and objectives for the upcoming year as well as an overview of the current operations. Over the last three years, the department has seen a reduction in the crime rate. For this year, they had used 44.6% of their operating budget, and they had a remaining balance of \$188,000 in their overtime budget which included \$100,000 that were awarded to the department by the government. Through 20 different grants totaling approximately \$3 billion, the department was able to obtain four 911 phone towers, 8 ATVs, trailers, cameras, a van, overtime funding, etc. The department, through their task force's forfeitures, had obtained thousands of pounds of illegal substances, a \$475K home, approximately \$1.3 million in vehicle seizures, and approximately \$4 million in currency. The department was also focusing heavily on training, emphasizing de-escalation training and mental health awareness.

3. Report from the Greater Mission Chamber of Commerce – Brenda Enriquez

Brenda Enriquez, Mission Chamber of Commerce President, gave a recap of events: June 16th – La Concheria Café Ribbon Cutting, June 19th Cross Church Ribbon Cutting, Membership Mixer at Moon Restaurant & Mixology. She also highlighted upcoming events: June 26th – Funding your Dream: The Basics of Startup Financing, June 28th – Discover Mission: National Butterfly Center Mariposa Kermes Event, June 29th – New Podcast Episode: Mission on the Rise featuring Mayor Norie Gonzalez Garza, July 2nd – SBDC: como Iniciar un Negocio: Una Guia del SBDC para Exito, July 2nd – Shary Oaks Luxury Townhomes Ribbon Cutting, July 3rd – Ribbon Cutting: The Drunken Chicken 8th Anniversary, July 17th – Membership Mixer: Bubba's 33, August 13th – Buenas Tardes Luncheon – the State of Current Business. The Chamber was now accepting Board Director Position Nominations and accepting Business of the Year, Business Leader of the Year and Nonprofit of the Year

4. Departmental Reports – Perez

Mayor Pro Tem Plata moved to approve the Departmental Reports as presented. Motion was seconded by Councilwoman Jessica Ortega and approved unanimously 5-0.

5. Citizen's Participation on Specific Agenda Items – Garza

None

PUBLIC HEARING

6. Proposed CDBG Annual Action Plan FY 25-26 – Elizalde

No Action; Public Hearing Only

PLANNING & ZONING RECOMMENDATIONS

7. Conduct a public hearing and consideration of a rezoning request for Tract 1, a tract of land containing 5.182 acres, from Agricultural Open Interim District (“AO-I”) to General Business District (“C-3”), and Tract 2, a tract of land containing 4.210 acres, from Agricultural Open Interim District (“AO-I”) to Townhouse Residential District (“R-1T”), both out of Lot 24-5, West Addition to Sharyland Subdivision, located along the South side of West Griffin Parkway approximately 112 feet East of Holland Avenue. Applicant: 3BU Family Limited Partnership, Adoption of Ordinance #5661 - Cervantes

The applicant was requesting to rezone the subject property from Agricultural Open Interim District (“AO-I”) to General Business District (“C-3”) and Townhouse Residential District (“R-1T”) to allow a commercial development (3 lots) along West Griffin Parkway with a 37 lot townhome development immediately to the south. The developer was proposing a public street to connect the proposed townhomes to West Griffin Parkway. Tract 1 measured 691.9 feet along West Griffin Parkway and had a depth of 330 feet along the east side and 311.82 feet along the West side for a total area of 5.182 acres. Tract 2 measured 691.25 feet East to West and had a depth of 250 feet along the east side and 270 feet along the West side for a total area of 4.21 acres. The surrounding zones were Single Family Residential District (“R-1”) to the South, Agricultural Open Interim District (“AO-I”) to the West, General Business District (“C-3”) to the North, and General Business District (“C-3”) and Multi-family Residential District (“R-3”) to the East. The existing land uses were: a large commercial plaza and Delia’s tamales to the North, a vacant tract to the west, The Northside single-family subdivision to the South and Elizondo’s Plumbing to the East. The subject property had an abandoned home with an abandoned large shed in the back. The Future Land Use Map showed the subject property (Tract 1) as General Commercial and (Tract 2) as Low-Density Residential. Even though the requested rezoning for Tract 2 of the rezoning was not considered low-density residential, townhouses were an acceptable transition from commercial land uses to low-density residential land uses. Notices were mailed to 30 surrounding property owners. Planning staff received one phone with concerns about lack of maintenance (high weeds) in the property.

Staff and City Manager recommended approval.

Mayor Garza asked if there were any comments for or against the request.

There were no comments.

Mayor Pro Tem Plata moved to approve the rezoning request for Tract 1, a tract of land containing 5.182 acres, from Agricultural Open Interim District (“AO-I”) to General Business District (“C-3”), and Tract 2, a tract of land containing 4.210 acres, from Agricultural Open Interim District (“AO-I”) to Townhouse Residential District (“R-1T”), both out of Lot 24-5, West Addition to Sharyland Subdivision, located along the South side of West Griffin Parkway approximately 112 feet East of Holland Avenue. Applicant: 3BU Family Limited Partnership, Adoption of Ordinance #5661. Motion was seconded by Councilman Vela and approved unanimously 5-0.

ORDINANCE NO. 5661

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A REZONING FOR TRACT 1, A TRACT OF LAND CONTAINING 5.182 ACRES, FROM AGRICULTURAL OPEN INTERIM DISTRICT (“AO-I”) TO GENERAL BUSINESS DISTRICT (“C-3”), AND TRACT 2, A TRACT OF LAND CONTAINING 4.210 ACRES, FROM AGRICUTRUAL OPEN INTERIM (“AO-I”) TO TOWNHOUSE RESIDENTIAL DISTRICT (“R-1T”), BOTH OUT OF LOT 24-5, WEST ADDITION TO SHARYLAND SUBDIVISION, LOCATED ALONG THE SOUTH

SIDE OF WEST GRIFFIN PARKWAY APPROXIMATELY 112 FEET EAST OF HOLLAND AVENUE.

8. Conduct a public hearing and consideration of a rezoning request from Office Building District (“C-1”) to General Business District (“C-3”) for a 2.50-acre tract of land out of Lot 28-6, West Addition to Sharyland Subdivision, located along the West side of Conway Avenue approximately 1,170 feet South of West Mile 2 Road. Applicant: MAS Engineering, LLC, Adoption of Ordinance #5662 - Cervantes

The applicant was requesting to rezone the subject property from Office Building District (“C-1”) to General Business District (“C-3”) to allow a commercial development at the site. The subject property had 110.08 feet of frontage along Conway Avenue, but the property widens to 248.08 feet at the rear. The subject property had a depth of 575.32 feet and a total area of 2.5 acres. The developer was processing a 2-lot subdivision with an access easement for the rear lot to have access to Conway Avenue. The surrounding zones were Single Family Residential District (“R-1”) to the West, Mobile & Modular Home District to the South, Agricultural Open Interim (AO-I) to the East and Office Building District (C-1) and General Business District (C-3) to the North. The existing land uses were: a commercial plaza to the North with Donato Panaderia and Valley Pediatric Clinic, The Wagon City Mobile Home Subdivision to the South, the Mission North single-family subdivision to the west and a residential home in a large tract of land to the East.

The Future Land Use Map showed the subject property designated for High Density Residential. Even though the requested rezoning was not in line with the Future Land Use Map designation, the property had frontage to Conway Avenue which was a major commercial thoroughfare. Due to the heavy traffic along Conway Avenue and based on the commercial zonings to the North of the property, staff believed that the property was in transition and recommended approval of the rezoning request. 62 legal notices were mailed to the surrounding property owners. Ms. Davis, the manager of the Wagon City Mobile Home Subdivision, called the Planning Department expressing concerns about the lack of maintenance of the subject property.

Staff and City Manager recommended approval.

Mayor Garza asked if there were any comments for or against the request.

There were no comments.

Mayor Pro Tem Plata moved to approve the rezoning request from Office Building District (“C-1”) to General Business District (“C-3”) for a 2.50-acre tract of land out of Lot 28-6, West Addition to Sharyland Subdivision, located along the West side of Conway Avenue approximately 1,170 feet South of West Mile 2 Road. Applicant: MAS Engineering, LLC, Adoption of Ordinance #5662. Motion was seconded by Councilwoman Marissa Gerlach and approved unanimously 5-0.

ORDINANCE NO. 5662

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A REZONING FOR A 2.50 ACRE TRACT OF LAND OUT OF LOT 28-6, WEST ADDITION TO SHARYLAND SUBDIVISION, LOCATED ALONG THE WEST SIDE OF CONWAY AVENUE, APPROXIMATELY 1,170 FEET SOUTH OF WEST MILE 2 ROAD, FROM C-1 (OFFICE BUILDING DISTRICT) TO C-3 (GENERAL BUSINESS)

9. Conduct a public hearing and consideration of a Conditional Use Permit for a Drive-Thru Service Window – La Mexico in a (C-2) Neighborhood Commercial District, being Lot

9, Block 5, Taurus Estates Subdivision No. 9, Ph. I, located at 4009 N. Inspiration Road, Applicant: Blesson George, Adoption of Ordinance #5663 – Cervantes

The convenience store was located at the Northwest corner of Inspiration Road and Azalea Street. Per Code of Ordinance, a Drive-Thru Service Window required the approval of a Conditional Use Permit by the City Council. The applicant had been operating the convenience store at this location since January 12, 2023. He would like to continue utilizing the drive-thru service window, therefore the need to reapply for the conditional use permit. The site had a 30' access point off of Inspiration Road and a 24' access to an alley off Azalea Street. Drive-thru customers would primarily use the Azalea alley access in order to utilize the drive-thru service window. The location of the window allowed for enough stacking for at least 3 vehicles. The hours of operation were as follows: Monday – Sunday from 6:00 am to 11pm. Staff: 8 employees; Parking: Based on the square footage of the building (3,728 sq. ft.) there were 12 parking spaces required. The applicant had 24 parking spaces, exceeding code by 12 spaces. The last CUP for the Drive-thru Service Window was approved on February 26, 2024 for a period of 1 year. Staff noted that this would be their second renewal. The Planning staff had not received any objections to the request from the surrounding property owners. Staff mailed out (25) legal notices to surrounding property owners.

Staff and City Manager recommended approval subject to the following conditions: year approval to continue to assess this business; Continued compliance with all City Codes (Building, Fire, Health, etc.); CUP was not transferable to others; Hours of operation: Monday – Sunday from 6:00 am to 11pm

Mayor Garza asked if there were any comments for or against the request.

There were no comments.

Councilwoman Ortega moved to approve a Conditional Use Permit for a Drive-Thru Service Window – La Mexico in a (C-2) Neighborhood Commercial District, being Lot 9, Block 5, Taurus Estates Subdivision No. 9, Ph. I, located at 4009 N. Inspiration Road, Applicant: Blesson George, Adoption of Ordinance #5663. Motion was seconded by Mayor Pro Tem Plata and approved unanimously 5-0.

ORDINANCE NO. 5663

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A CONDITIONAL USE PERMIT FOR A DRIVE-THRU SERVICE WINDOW – LA MEXICO IN A (C-2) NEIGHBORHOOD COMMERCIAL DISTRICT, BEING LOT 9, BLOCK 5, TAURUS ESTATES SUBDIVISION NO. 9, PHASE I, LOCATED AT 4009 N. INSPIRATION ROAD

10. Conduct a public hearing and consideration of a Conditional Use Permit for a Home Occupation for the sale of firearms – Guns & More in a (R-1A) Large Lot Single Family District, being Lot 19, Monaco Subdivision, located at 2208 Monaco Drive, Applicant: Robert D. Russell, Adoption of Ordinance #5664 - Cervantes

The subject site was located 820' west of Shary Road along the south side of Monaco Drive, in a gated private street. Per Code of Ordinance, a home occupation required the approval of a Conditional Use Permit by the City Council. The applicant would like to keep his Federal Firearms License active and one of the requirements was for him to have permission from the City to utilize his home address for the business. The applicant had a Federal Firearms license, which allowed him to process paperwork for the issuance of the firearms, if first approved by the

Federal Bureau of Alcohol, Tabacco and Firearms. The home had a 100-foot-long driveway that leads to a detached 3-car garage, thus having plenty of space for 2 off-street parking spaces for residential areas. The applicant had his office next to the front foyer where he would conduct business. The applicant would be the only person operating the business and there would be no advertising on the premises. The proposed gun sales would be strictly via online sales and by appointment only; walk-ins were not welcome but would happen on occasion. The applicant made the majority of his sales at Gun Shows. Staff noted that a conditional use permit was approved for a home occupation - sale of Firearms for this same location on September of 2011 for a period of 1 year. Shortly after his approval, the applicant moved his business to a commercial location. In 2018, the applicant closed his business due to health reasons. The applicant obtained a letter from the Monaco Homeowners Association stating that he was approved to move his ATF license to his residence. The applicant's home had an alarm system, and the firearms are safely stored in a safe. In an effort to comply with the ATF requirements and to keep his license current for at least 2 more years he would like the board's consideration of his request. Staff noted that during his CUP tenure there were no complaints filed. The P&Z Commission had seen and approved a similar request for 2706 E. 28th Street. The Planning staff had not received any objections to the request from the surrounding property owners. Staff mailed out (17) legal notices to surrounding property owners. In accordance with the zoning ordinance, the P&Z and City Council may impose requirements and conditions of approval to ensure that a use requested by a Conditional Use Permit is compatible and complementary to adjacent properties.

Staff and City Manager recommended approval subject to the following conditions: 1 year approval to assess this new operation; Compliance with Section 1.56-1 (Home Occupations) of the Zoning Ordinance; Acquire a business license; CUP is not transferable to others.

Mayor Garza asked if there were any comments for or against the request.

There were no comments.

Mayor Pro Tem Plata asked what Mr. Russell would be doing at home in regards to his business and if he would be keeping inventory in the home.

Mr. Xavier Cervantes, Planning Director, stated that the applicant would be conducting background checks for buyers. He typically sells products at trade shows or online sales.

Mr. Robert D. Russell, applicant, stated that he did keep inventory at home; however, it was locked in 3 different safes. He would not be making sales out of his home to the general public.

Mayor Pro Tem Plata moved to approve a Conditional Use Permit for a Home Occupation for the sale of firearms – Guns & More in a (R-1A) Large Lot Single Family District, being Lot 19, Monaco Subdivision, located at 2208 Monaco Drive, Applicant: Robert D. Russell, Adoption of Ordinance #5664. Motion was seconded by Councilwoman Gerlach and approved unanimously 5-0.

ORDINANCE NO. 5664

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A CONDITIONAL USE PERMIT FOR A HOME OCCUPATION FOR THE SALE OF FIREARMS – GUNS & MORE IN A (R-1A) LARGE LOT SINGLE FAMILY DISTRICT, BEING LOT 19, MONACO SUBDIVISION, LOCATED AT 2208 MONACO DRIVE

11. Conduct a public hearing and consideration of a Conditional Use Permit for the Sale & On-Site Consumption of Alcoholic Beverages – Taboo Bar & Grill in a property zoned (C-3) General Business District, being Lot 1, Alba Plaza Subdivision, located at 608 N. Shary Road, Suites 9 & 10. Applicant: Blesson George, Adoption of Ordinance #5665 - Cervantes

The subject site was located ¼ mile south of East Business Highway 83 within a commercial plaza along the east side of Shary Road. Per the Code of Ordinance, the Sale & On-Site Consumption of Alcoholic Beverages required the approval of a Conditional Use Permit by the City Council. This business had been in operation since June 2021. Access to the site was via a 34-foot driveway off Shary Road. The applicant was currently operating a nightclub. This nightclub offered food, a VIP area, live music and concerts, etc. The hours of operation were as follows: Thursday – Sunday from 6:00 pm to 2 am. Staff: 15 employees in different shifts Parking: There were a total of 165 seating spaces available, which required 55 parking spaces. It was noted that the parking was held in common and there was a total of 138 parking spaces that were shared with the other businesses within the commercial plaza. Section 1.56-3 of the Zoning Code stated that bars, cocktail lounges, taverns, cantinas, saloons, dancehalls, discotheques, or nightclubs must be 300 feet from the nearest residence, church, school or publicly owned property. There was a residential subdivision within 300 feet, however P&Z and City Council have waived this separation requirement in previous conditional use permits. The last conditional use permit use approved for this location was on September 9, 2024 for a period of 6 months. The Planning staff had not received any objections to the request from the surrounding property owners. Staff mailed out (25) legal notices to surrounding property owners. Staff requested a report from Mission PD in regards to any incidents which may have occurred in relation to the sale and on-site consumption of alcohol. There was a total of 8 incidents from September 9, 2024 to present that range from: 1-Suspicious Circumstances, 2-fights, 1-assault, 1-accident minor, 1-assist ambulance, 1-alarm, and 1-public assistance. In accordance with the zoning ordinance, the P&Z and City Council may impose requirements and conditions of approval to ensure that a use requested by a Conditional Use Permit is compatible and complementary to adjacent properties.

Staff and City Manager recommended approval subject to the following conditions: Permit for six (6) months to continue to assess this business; Continued compliance with all City Codes (Building, Fire, Health, etc.); Waiver of the 300' separation requirement from the residential homes; Continued compliance with TABC requirements; CUP was not transferable to others. Must have security cameras inside and outside with a minimum 30-day retention. The cameras must be approved by the Police Chief; Maximum occupancy to be 165 people at all times; Hours of operation: Thursday – Sunday from 6:00 pm to 2 am.

Mayor Garza asked if there were any comments for or against the request.

There were no comments.

Mr. Cervantes stated that the Planning & Zoning Board had approved the CUP with the additional condition of having 5 security officers present at all times.

Councilwoman Gerlach asked how long their CUP had been expired to which it was stated that it had been expired for two months.

Councilwoman Ortega asked if there was any type of penalty in place for businesses who let their permits lapse. She suggested there should be an additional fee implemented for those businesses who fail to reapply before their permits expire.

Mayor Pro Tem Plata moved to approve a Conditional Use Permit for the Sale & On-Site Consumption of Alcoholic Beverages – Taboo Bar & Grill in a property zoned (C-3) General Business District, being Lot 1, Alba Plaza Subdivision, located at 608 N. Shary Road, Suites 9 & 10. Applicant: Blesson George, Adoption of Ordinance #5665. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

ORDINANCE NO. 5665

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A CONDITIONAL USE PERMIT FOR THE SALE & ON-SITE CONSUMPTION OF ALCOHOLIC BEVERAGES – TABOO BAR & GRILL IN A (C-3) GENERAL BUSINESS DISTRICT, BEING LOT 1, ALBA PLAZA SUBDIVISION, LOCATED AT 608 N. SHARY ROAD, SUITES 9 & 10

12. Conduct a public hearing and consideration of a Renewal of a Conditional Use Permit for the Ohana Construction and Landscaping Nursery in a property zoned (AO-I) Agricultural Open Interim District, being a 1.68 tract of land, out of Lot 28-5, West Addition to Sharyland Subdivision, located at 305 West Mile 2 Road. Applicant: Azucena Bastida, Adoption of Ordinance #5666- Cervantes

The site was located at the Southwest corner of West Mile 2 and Compton Roads. The applicant would like to renew her conditional use permit to continue to use the property for the purpose of selling plants and trees. The proposed hours of operation were as follows: Tuesday – Saturday from 9:00 am to 6:00 pm. and Sundays & Mondays were by appointment only. The working staff was 4 employees. Parking: The parking must be striped for at least 4 vehicles. The Planning Staff had not received any objections to the request from the surrounding property owners. Staff mailed out (40) legal notices to surrounding property owners. In accordance with the zoning ordinance, the P&Z and City Council may impose requirements and conditions of approval as were needed to ensure that a use requested by a conditional use permit was compatible and complementary to adjacent properties.

Staff and City Manager recommended approval subject to the following conditions: approval for life of use with the understanding the permit can be revoked; Must continue to comply with all City Codes (Building, Fire, Health, etc.); No dumping of dead plants or trees outside of the property; Parking for at least (4) four vehicles must be provided.

Mayor Garza asked if there were any comments for or against the request.

Luis De La Garza and Azucena Bastida, applicants, thanked the council for the opportunity to continue their business in Mission.

Mayor Pro Tem Plata moved to approve a Renewal of a Conditional Use Permit for the Ohana Construction and Landscaping Nursery in a property zoned (AO-I) Agricultural Open Interim District, being a 1.68 tract of land, out of Lot 28-5, West Addition to Sharyland Subdivision, located at 305 West Mile 2 Road. Applicant: Azucena Bastida, Adoption of Ordinance #5666. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

ORDINANCE NO. 5666

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A CONDITIONAL USE PERMIT RENEWAL FOR THE OHANA CONSTRUCTION AND LANDSCAPING NURSERY IN A PROPERTY ZONED (AO-I) AGRICULTURAL OPEN INTERIM

DISTRICT, BEING A 1.68 TRACT OF LAND, OUT OF LOT 28-5, WEST ADDITION TO SHARYLAND SUBDIVISION, LOCATED AT 305 WEST MILE 2 ROAD

13. Conduct a public hearing and consideration of a Conditional Use Permit to Designate an area as a Mobile Food Park for the operation of four (4) Mobile Food Units, being a 77 feet x 210 feet tract of land, block 144, Mission Original Townsite Subdivision, in a C-3 zone General Business District, located at 410 E. 9th Street. Applicant: Mario A. Guerra, Adoption of Ordinance #5667– Cervantes

The site was located at the southeast corner of E. 9th Street and N. Oblate Avenue. Pursuant to Section 1.56 (11)(H) of the City of Mission Code of Ordinances, a Mobile Food Park required the approval of a conditional use permit by the City Council. The applicant proposed to have a mobile food park to allow mobile food unit owners to sell their products. The applicant proposed to construct separate restrooms for men and women, and a 20-foot x 34-foot canopy for the common seating area. Based on the current ordinance, each mobile food truck operator must still apply for their own C.U.P. to operate within the mobile food park. The proposed hours of operation were as follows: Monday through Sunday from 7:00 a.m. to 12:00 a.m. Parking: The proposed 40 chairs result in 13 parking spaces required by code. The applicant was proposing 8 new parking spaces, and there are 5 existing parking spaces, for a total of 12 parking spaces. Staff noted that this property was located within the Mission Central Business District, thus exempt from parking requirements. Landscaping: The applicant was proposing landscaping areas within the property. The application for this conditional use permit was submitted before the ordinance was amended, placing distance limitations. The Planning Staff had not received any objections to the request from the surrounding property owners. Staff mailed out (10) legal notices to the surrounding property owners. In accordance with the zoning ordinance, the P&Z and City Council may impose requirements and conditions of approval as were needed to ensure that a use requested by a conditional use permit was compatible and complementary to adjacent properties.

Staff and City Manager recommended approval subject to the following conditions: Approval for a 1-year re-evaluation in order to assess this new operation; Must comply with all City Codes (Building, Fire, Health, etc.); Hours of operation were Monday through Sunday from 7:00 am to 12:00 am; Must comply with the noise ordinance; Acquisition of a business license prior to occupancy for each mobile food unit; CUP is not transferable to others; and Restrooms must be registered with the Texas Department of Licensing and Regulation for Americans with Disabilities Act compliance

Mayor Garza asked if there were any comments for or against the request.

There were no comments./Comments.

Mayor Pro Tem Plata moved to approve a Conditional Use Permit to Designate an area as a Mobile Food Park for the operation of four (4) Mobile Food Units, being a 77 feet x 210 feet tract of land, block 144, Mission Original Townsite Subdivision, in a C-3 zone General Business District, located at 410 E. 9th Street. Applicant: Mario A. Guerra, Adoption of Ordinance #5667. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

ORDINANCE NO. 5667

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A CONDITIONAL USE PERMIT FOR A MOBILE FOOD PARK FOR THE OPERATION OF (4) MOBILE FOOD UNITS IN A (C-3) GENERAL BUSINESS DISTRICT, BEING A 77 FEET X 210

FEET TRACT OF LAND, BLOCK 144, MISSION ORIGINAL TOWNSITE SUBDIVISION, AT 410 E. 9TH STREET

14. Conduct a public hearing and consideration of a Conditional Use Permit to allow a Mobile Food Unit – Tony’s Hot Dogs & More in a property zoned General Business District (“C-3”), being the South 3.86 acres out of Lot 22, New Caledonia Subdivision, located at 2120 West Mile 3 Road. Applicant: Andres Antonio Cruz Torres, Adoption of Ordinance #5668 - Cervantes

The applicant was requesting a new conditional use permit to operate a mobile food unit at the subject located at the Northeast corner of Moorefield and West 3 Mile Roads. The applicant was leasing a space from the Pejuente Tire Center for the proposed operation. Per the Code of Ordinance, a mobile food unit required the approval of a conditional use permit by the City Council. The applicant had a mobile food unit in operation since December of 2011. The city annexed the property on January 14, 2013. The applicant stopped the operation of the food sales on May 11, 2025 due to a traffic accident that damaged the unit. The applicant desired to resume the operations and use the restrooms of the Tire Center for the customers. The location followed the city’s new distance regulations ordinance for mobile food units. The nearest mobile food unit was at 1900 W. Griffin Parkway (10,704 feet away) and at 3314 N. Conway (11,101 feet away). The proposed hours of operation were Tuesday to Saturday from 7:00 p.m. to 1:00 a.m; Staff: 3 employees; Parking: The applicant was proposing to have four (4) tables with four (4) chairs each for a total of 16 seating spaces. He would be required to have 5 parking spaces (1 parking space for every 3 seats = 5.3). The Planning staff had not received any objections to the request from the surrounding property owners. Notices were mailed to 18 surrounding property owners.

Staff and City Manager recommended approval subject to the following conditions: Permit for one year to re-evaluate this new operation; Must comply with all City codes (Building, Fire, Health, and Sign, etc.); Must install landscaping prior to obtaining the business license; Restrooms must be accessible to the employees and patrons at all times; Acquisition of a business license was required prior to any food sales; Must provide a minimum of 5 parking spaces at all times; Hours of operation were Tuesday to Saturday from 7:00 p.m. to 1:00 a.m.; The conditional use permit was not transferable to others

Mayor Garza asked if there were any comments for or against the request.

There were no comments.

Mayor Pro Tem Plata moved to approve a Conditional Use Permit to allow a Mobile Food Unit – Tony’s Hot Dogs & More in a property zoned General Business District (“C-3”), being the South 3.86 acres out of Lot 22, New Caledonia Subdivision, located at 2120 West Mile 3 Road. Applicant: Andres Antonio Cruz Torres, Adoption of Ordinance #5668. Motion was seconded by Councilwoman Gerlach and approved unanimously 5-0.

ORDINANCE NO. 5668

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A CONDITIONAL USE PERMIT FOR A MOBILE FOOD UNIT - TONY’S HOT DOGS & MORE IN A PROPERTY ZONED (C-3) GENERAL BUSINESS DISTRICT, BEING THE SOUTH 3.86 ACRES OUT OF LOT 22, NEW CALEDONIA SUBDIVISION, AT 2120 WEST MILE 3 ROAD

CONSENT AGENDA

All consent agenda items are considered routine by City Council and will be enacted by one motion. There will be no separate discussion of these items unless a Councilmember requests an item be removed and considered separately. The City Council May Take Various Actions; Including But Not Limited To Rescheduling An Item In Its Entirety For A Future Date Or Time. The City Council 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

15. Approval of Minutes – Carrillo

Regular Meeting – June 9, 2025

16. Acknowledge Receipt of Minutes – Perez

Speer Memorial Library – March 18, 2025

Shary Golf Course Advisory Board – May 7, 2025

Keep Mission Beautiful – April 8, May 6, 2025

17. Authorization to enter into an Interlocal Agreement between the City of Mission and Agua Special Utility District (Agua SUD) regarding sewer service to the developer of the proposed Palmview Plaza, being Lots 1 and 2, Bella Vista Subdivision – Cervantes

The request was to allow Palmview Plaza, being Lots 1 and 2, Bella Vista Subdivision that was within the Agua SUD Sewer CCN to connect to the City of Mission's Sewer Main line which was located approximately 575 linear feet east along the southside of FM 495 (aka E. Veterans Blvd). Palmview Plaza, being Lots 1 and 2, Bella Vista Subdivision was located approximately 300 feet west of Moorefield Road along the south side of FM 495 (aka E. Veterans Blvd). Agua SUD sewer line was not in service. An alternative was to connect to the City of Mission's sewer system. Agua SUD agreed that the City of Mission may provide retail sewer service to Palmview Plaza, being Lots 1 and 2, Bella Vista Subdivision (the "Customer") until such time Agua SUD transitions the customer to Agua SUD sewer service. The City of Mission shall not expand its sewer service beyond the service to the Customer or add any additional sewer customers in the Agua SUD's Sewer CCN without prior written permission from Agua SUD. Agua SUD shall provide thirty (30) days written notice to the City of Mission that it intends to provide sewer service to the Customer. City of Mission shall orderly transfer and relinquish sewer services to the customers and cease to provide sewer service to the customer's location immediately upon written confirmation from Agua SUD that sewer service is available for the customer. In an effort to assist for a successful competition, we are seeking your consideration to allow this subdivision to connect to the City of Mission's sewer system.

18. Authorization to Solicit for Bids for the purchase of Flexible Base Caliche for the Public Works Department – Terrazas

Staff was seeking authorization to solicit bids for the purchase of Flexible Base Caliche for Public Works on an as needed basis.

19. Authorization to award bid for Hot Mix Asphalt Type D (Limestone) to Synolo Materials LLC – Terrazas

The City of Mission had accepted and opened four (4) bid responses for Hot Mix Asphalt Type D (Limestone) for the Public Works Department. Staff recommended to award Bid 25-484-05-28 to Synolo Materials, LLC who was the lowest responsible bidder meeting all specifications.

20. Authorization to Approve Service Agreement between the City of Mission and Lone Star Citrus Growers Agreement – Terrazas

Staff was recommending approval of Sanitary Sewer Service Agreement between the City of Mission and Lone Star Citrus Growers. The Agreement authorized Lone Star Citrus Grower to dispose of industrial wastewater at the City of Mission Industrial Pre-treatment plant for a period of two years. Fees associated with disposal are based on meter readings (gallons), Industrial Waste BOD (biochemical Oxygen Demand) and SS (Suspended Solids) Surcharge as described in the agreement.

21. Authorize Repairs to the Francisco Avenue Railroad Crossing and Approve Sole Source Agreement with Rio Valley Switching Company at an estimated amount of \$60,482.61 – Terrazas

The railroad crossing at Francisco Avenue needed critical repairs to ensure public safety, vehicular mobility, and compliance with applicable rail infrastructure standards. Due to the nature of the infrastructure and proprietary access to the railway, Rio Valley Switching Company (RVSC) was the only qualified provider authorized to perform work on this section of the rail line. RVSC had provided a sole source estimate in the amount of \$60,482.61 for the full scope of repair work (replace wooden planks with concrete planks). This estimate included all materials, labor, and coordination necessary to restore the crossing to safety standards.

22. Authorization to Solicit for Bids for Meter Connect Supplies for the Public Works Department – Terrazas

Staff was seeking authorization to solicit bids for Meter Connect Supplies for the Public Works Department. Purchases would be made in the amounts needed and on an as needed basis.

23. Authorization to enter into a Memorandum of Understanding between the Mission High School and the City of Mission Police Department – Torres

The Mission Police Department was requesting authorization to enter into a memorandum of understanding with the Mission High School and the City of Mission Police Department, for the purpose of collaborating with Mission High School in allowing students to shadow police officers as part of their practicum course. Students would shadow the job of a police officer at the Mission Police Department & also at the Mission CISD elementary schools for perimeter & security checks. This agreement would be in effect from September 30, 2025 to May 28, 2027.

24. Authorization to lease/purchase a 2025 Ford Transit Passenger Van for the Mission Police Department fleet from D&M Leasing Company (buyboard contract #744-24), totaling \$96,089.88, using the Stonegarden FY2024 Grant funds – Torres

The Mission Police Department was seeking authorization to lease/purchase a 2025 Ford Transit Passenger Van for the Mission Police Department fleet from D&M Leasing Company (buyboard contract #744-24). The 2025 Ford Transit Passenger Van would be leased for a 12-month period and paid off after the leasing period ends. The principal purchase cost amount of the vehicle was \$92,759.35. The interest to be paid for the vehicle was \$3,331.53. The purchase cost amount was \$96,089.88, including the interest paid during the leasing period. The lease expenditure would be made with funds deriving from Stonegarden FY2024 grant funds.

25. Authorization to purchase (25) Rifle Resistant Body Armor with plates from GT Distributors, via Buyboard #698-23, in the total amount of \$46,256.25 using FY25 Rifle Resistant Body Armor grant funds from the Office of the Governor– Torres

The Mission Police Department was seeking authorization to purchase (25) Rifle Resistant Body Armor with plates. This expenditure was a total of \$46,256.25. The purchase would be made from GT Distributors via Buyboard #698-23. The total amount would derive from FY25 Rifle Resistant Body Armor grant funds.

26. Authorization to extend the lease for five (5) 2022 Chevrolet Tahoe PPV 2WD 1 WT units from D&M Leasing Company (Buyboard Contract #744-24) in the amount of \$82,625.00- Torres

The Mission Police Department was seeking authorization the extend the lease for five (5) 2022 Chevrolet Tahoe PPV 2WD 1WT units from D&M Leasing Company (Buyboard contract #744-24) to be used by their staff. The Tahoe units would be leased for an extended 12-month term. Monthly debt service (including principal and interest) for the unit would be \$1,453.11. With the respective budget amendment, the total purchase capitalized cost for the lease extension amounted to \$82,625.00.

27. Approval of United Way of South Texas for VITA In-kind letter – Espinoza

Speer Memorial Library would assist United Way of South Texas in continuing the Volunteer Income Tax Assistance (VITA) program in Hidalgo and Starr Counties. Support for the 2026 tax season (January 2026 – April 2026) would be provided.

28. Authorization to enter into an Interlocal Cooperation Agreement between Hidalgo County and the City of Mission for The Veterans Benefits Fair – Lerma

Staff was requesting approval to enter into an Interlocal Cooperation Agreement between Hidalgo County and the City of Mission for the Veterans Benefits Fair which was scheduled for October 30, 2025.

29. Approval of Ordinance #5669 Amending Chapter 30-Emergency Services-Article III. Emergency Medical Vehicles - Division 1.- Generally by Renaming Article III; Repealing Section 30-161.- Definitions in its entirety; Amending Section 30.162 - Ambulance Board; Purpose; Membership; Responsibilities Sections (A) And (B); Repealing Section 30-163 and Division 2. – Licenses - Sections 30-181 through 30-187 in their entirety – Silva

Ambulance board would review the policies, procedures and financial reports related of the City emergency medical services. The board shall be to support the continued evaluation and transparency of the City's EMS operations in accordance with established City policies. The board shall report its findings to the City Council.

The board shall consist of seven members, one of which shall be the medical director. The mayor or his/her designee shall be the seventh person. Appointments shall be made by the city council, the following city officials shall serve as ex officio members: city manager, fire chief, chief of police. Board members shall be appointed for a three-year term consistent with the city board appointment policy. Board shall meet quarterly or as needed to perform its duties. All meetings shall be held in compliance with the Texas Open Meetings Act.

The board and its representatives shall have the following responsibilities: Shall review the policies and procedures that provide for the highest level of care (Mobile Intensive Care Units). Shall review the executive summary report from the 3rd party billing company.

ORDINANCE NO. 5669

AN ORDINANCE OF THE CITY OF MISSION, TEXAS, AMENDING CHAPTER 30- EMERGENCY SERVICES-ARTICLE III. EMERGENCY MEDICAL VEHICLES- DIVISION 1.- GENERALLY BY RENAMING ARTICLE III; REPEALING SECTION 30-161.-DEFINITIONS IN ITS ENTIRETY; AMENDING SECTION 30.162-AMBULANCE BOARD; PURPOSE; MEMBERSHIP; RESPONSIBILITIES SECTIONS (A) AND (B); REPEALING SECTION 30-163 AND DIVISION 2.-LICENSES-SECTIONS 30-181 THROUGH 30-187 IN THEIR ENTIRETY; PROVIDING REPEALER CLAUSE; PROVIDING SEVERABILITY CLAUSE

30. Proposed Amendment to Procurement Manual- Insertion of Grant Compliance Requirements Section – Elizalde

The City of Mission regularly received federal and state grant funding which was subject to strict compliance and audit requirements under Uniform Guidance (2 CFR Part 200) and various granting agency rules. During a recent audit review, it was noted that the current Procurement Manual did not include explicit language or a dedicated section outlining grant-specific procurement compliance standards. To mitigate risk and ensure consistent adherence to grant conditions, an insert detailing grant compliance requirement had been prepared for inclusion in the Purchasing Manual.

31. Authorization to submit a grant application for the FY24 SAFER program with U.S. Department of Homeland Security (DHS), FEMA in the amount of \$707,122.00 with a cost share of 25% year 1 & 2 and 65% for year 3 – Elizalde

The Mission Fire Department was seeking authorization to submit a grant application for the FY24 Staffing for Adequate Fire and Emergency Response (SAFER) grant program with U.S. Department of Homeland Security (DHS), FEMA in the total amount of \$707,122.00. The awarding of the grant would support the hiring of three (3) firefighters over a three-year grant period. The city would be responsible for a 25% cost share of the for year 1&2 and 65% cost share for year 3.

32. Authorization to submit a grant application for the FY24 Fire Prevention and Safety (FP&S) Grant to the US Department of Homeland Security (DHS), FEMA in the amount of \$152,018 with a 5% cost share – Elizalde

The Mission Fire Prevention Bureau was requesting authorization for the submission of a grant application to DHS/FEMA, for the FY24 FP&S grant. The department was seeking to acquire a fire investigation trailer needed to aggressively investigate all fire incidents within the community and in mutual aid. The total grant request is in the amount \$152,018 which the city is responsible for 5% cost share in the amount of \$7,238.95.

33. Board Appointments – Citizens Advisory Committee and Shary Golf Course Advisory Board – Carrillo

Citizens Advisory Committee – Appoint Clarisa Y. Rios to term to expire December 31, 2026.

Shary Golf Course Advisory Board – Appoint Ignacio “Nacho” Pecina, Jr. term to expire December 31, 2027

34. Authorization to Approve Proposed Revisions to Group Health Plan – Munguia

In response to growing medical claims and prescription costs, City staff, in conjunction with our Agent of Record (Lone Star Insurance), had finalized the proposed group health revisions. Staff was seeking approval for the proposed revisions.

Revisions:

- Increase ER Copays by \$175 for both plans (Base and Buy-Up Plan)
- Increase Base Plan Employee Monthly Contribution by \$20 for all tiers
- Increase Buy-Up Plan Employee Monthly Contribution by \$50 for all tiers
- Implement Spousal Surcharge of \$100 per month.
- Implement CallADoc for Telemedicine/Behavioral Health
- Reduce 30-hour part-time employees to 28 hours.
- Increase Department's Health Contribution

35. Authorization to Award New Employee Benefit Contracts Effective 10/01/2025 - Munguia

In 2024, City Council authorized our Agent of Record, Lone Star Insurance to solicit proposals on our behalf. Staff recommended awarding the following contracts for the 2025–2026 Plan Year, effective October 1, 2025: FLEX (LLC) for Flexible Spending Account (FSA) Administration, ID Watch Dog for Legal Services and Identity Protection, Allstate for Term Life Insurance with Long-Term Care benefits. These selections represented the most advantageous offerings for the City of Mission in terms of cost, service quality, and employee benefit value.

36. Approval of Ordinance #5673 Amending Personnel Policy Manual Policy 500.03 Insurance and Policy 500.06 Vacation – Munguia

In reviewing the City's Personnel Policy Manual, staff was proposing a revision to the Insurance and Vacation policy. The proposed changes were as follows:

- Insurance – part time employees no longer eligible to elect medical and voluntary benefits
- Vacation accrual begins at date of hire instead of after thirty (30) days of employment.
- Vacation leave must be accrued to be used – removing the advance use of leave
- Vacation leave can be used after successful completion of the Initial Employment Period (minimum 180 days) instead of after thirty (30) days of employment.

The proposed ordinance would amend and restate the PPM effective October 1, 2025. Staff reviewed said revision, and concurs with the recommendation to approve said policy revision. Staff recommended approval of the proposed revisions for Policy 500.03 Insurance and Policy 500.06 Vacation.

ORDINANCE NO. 5673

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS, AMENDING ORDINANCE NO. 5578 TO AMEND AND RESTATE THE PERSONNEL POLICY MANUAL FOR EMPLOYEES OF THE CITY OF MISSION, TEXAS; PROVIDING FOR A PUBLICATION CLAUSE AND AN EFFECTIVE DATE

Councilwoman Ortega moved to approve all consent agenda items 15 thru 36 as presented. Motion was seconded by Mayor Pro Tem Plata and approved unanimously 5-0.

APPROVALS AND AUTHORIZATIONS**37. Approval of Ordinance # 5671 for the establishment of a Interest and Sinking Fund for the Series 2025 Certificate of Obligation – Roman**

City staff recommended the establishment of a separate fund on the Certificate of Obligation proceeds as approved on the meeting of April 2025 and issued on June 09, 2025.

These funds shall not be comingled with other funds and proceeds shall be used solely for the purpose outlined in the Official Statement under the caption “Use of Proceeds”.

Councilwoman Gerlach that Finance present quarterly reports for the draw downs.

Staff and City Manager recommended approval.

Councilwoman Gerlach moved to approve Ordinance # 5671 for the establishment of a Interest and Sinking Fund for the Series 2025 Certificate of Obligation. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

ORDINANCE NO. 5671

AN ORDINANCE ESTABLISHING A FUND FOR THE SERIES 2025 CERTIFICATE OF OBLIGATION ISSUE; PROMULGATING RULES AND REGULATIONS CONCERNING THE BUILDING AND MAINTAINING OF SUCH FUND, AND THE PERMITTED WITHDRAWALS AND PROHIBITIONS; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT; PROVIDING A SAVINGS CLAUSE; PROVIDING AN EFFECTIVE DATE.

38. Approval of Ordinance # 5672 for the establishment of a Interest and Sinking Fund for the Series 2025 Certificate of Obligation – Roman

City staff recommended the establishment of an Interest and Sinking fund on the Certificate of Obligation Series 2025 proceeds. This fund was created to deposit the City’s tax collections designated for debt payments of principal and interest as stipulated on Schedule II of the Purchase Agreement and to further secure that funds are available for such payments.

Staff and City Manager recommended approval.

Councilwoman Gerlach moved to approve Ordinance # 5672 for the establishment of a Interest and Sinking Fund for the Series 2025 Certificate of Obligation. Motion was seconded by Councilman Vela and approved unanimously 5-0.

ORDINANCE NO. 5672

AN ORDINANCE ESTABLISHING AN INTEREST & SINKING FUND FOR THE SERIES 2025 CERTIFICATE OF OBLIGATION ISSUE; PROMULGATING RULES AND REGULATIONS CONCERNING THE BUILDING AND MAINTAINING OF SUCH FUND, AND THE PERMITTED WITHDRAWALS AND PROHIBITIONS; REPEALING ALL ORDINANCES OR PARTS OF ORDINANCES IN CONFLICT; PROVIDING A SAVINGS CLAUSE; PROVIDING AN EFFECTIVE DATE.

39. Adoption of Debt Policy for the City of Mission – Roman

City staff recommended the adopting and setting in place a Debt policy that established, governing policies, ratios and measurements as well as constraints for current and future bonds and/or certificate of obligations.

Staff and City Manager recommended approval.

Councilwoman Gerlach moved to adopt the Debt Policy for the City of Mission. Motion was seconded by Councilman Vela and approved unanimously 5-0.

40. Amendment to Bid# 24-169-12-27 to include awarding of FY22 BRIC Program Development, Grant Administration, Civil Engineering, and Project Management Services to Westwood Professional Services in the amount of \$404,710.00 with a 28.31% match for project Sunset & Astroland Drainage Engineering Design – Terrazas

The City of Mission had accepted and opened one (1) Bid response for the Building Resilient Infrastructure and Communities (BRIC) Program Development, Grant Administration, Civil Engineering, and Project Management Services. Staff recommended amendment to bid# 24-169-12-27 to include awarding of FY22 BRIC Program Development, Grant Administration, Civil Engineering, and Project Management Services to Westwood Professional Services who was the lowest responsible bidder meeting all specifications in the amount of \$404,710.00 from BRIC grant award with a 28.31% match in the amount of \$114,566.11 for project Sunset & Astroland Drainage Engineering Design.

BID# 24-169-12-27

Staff and City Manager recommended approval.

Mayor Pro Tem Plata moved to approve Amendment to Bid# 24-169-12-27 to include awarding of FY22 BRIC Program Development, Grant Administration, Civil Engineering, and Project Management Services to Westwood Professional Services in the amount of \$404,710.00 with a 28.31% match for project Sunset & Astroland Drainage Engineering Design. Motion was seconded by Councilman Vela and approved unanimously 5-0.

41. Approval of Interlocal Agreement between the City of Mission and Agua SUD relating to the Inspiration Rad Sanitary Sewer – Lift Station 10 Flow Reroute – Terrazas

The City of Mission sanitary sewer trunkline along Inspiration Road had reached maximum capacity during storm events due to infiltration. Lift Station Number 10 currently discharged over 2 MGD of wastewater into the Inspiration Road sanitary sewer trunkline and this flow was contributing to the trunkline reaching maximum capacity, by rerouting a portion, up to 500 thousand gallons (kgal) per day of the effluent flow coming from City of Mission Lift Station Number 10 to the Agua SUD P2 Lift Station located on La Homa Road would offset the flow from the trunkline and allow it to be more manageable to maintain. Agua SUD had agreed to reroute the effluent flow from Lift Station Number 10 through their system and ultimately discharge at the City of Mission Wastewater Plant. Agua SUD approved the Interlocal Agreement at their June 17, 2025 meeting. Agua SUD would charge the City for Wastewater reroute services at a set rate of \$1.089 per thousand gallons (\$1.089 per 1,000 gallons) on a monthly basis.

Staff and City Manager recommended approval.

Mayor Pro Tem Plata moved to approve the Interlocal Agreement between the City of Mission and Agua SUD relating to the Inspiration Rad Sanitary Sewer – Lift Station 10 Flow Reroute. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

42. Approval of Ordinance #5673 of the City of Mission changing the speed limit from 55 to 45 mph along SH 364 as requested by TxDOT - Terrazas

The following maximum speed limits on SH 364 (La Homa), shall be as follows: Beginning at 655' N. 3 Mile Line Rd. (Mission North City Limit). to 660' S. of 3 Mile Line Rd., the maximum speed limit will change from 55 miles per hour to 45 miles per hour. 2 Mile Line Rd. to 660' S. of 3 Mile Line Rd. (Mission South City Limits) speed limit would remain as was which was currently 45 miles per hour.

Staff and City Manager recommended approval.

Mayor Pro Tem Plata moved to approve Ordinance #5673 of the City of Mission changing the speed limit from 55 to 45 mph along SH 364 as requested by TxDOT. Motion was seconded by Councilman Vela and approved unanimously 5-0.

ORDINANCE NO. 5673

APPROVAL OF ORDINANCE OF THE CITY OF MISSION, CHANGING THE SPEED LIMITS; PROVIDING FOR A PENALTY NOT TO EXCEED \$500.00 FOR ANY VIOLATION THEREOF; PROVIDING FOR AN EFFECTIVE DATE; PROVIDING FOR PUBLICATION; PROVIDING FOR SEVERABILITY AND ORDAINING OTHER PROVISIONS RELATED TO THE SUBJECT MATTER THEREOF.

43. Ratification of emergency purchase in the amount of \$153,745.99 to J&E Lift Station Services for purchase of Power Break Breaker for the North Water Treatment Plant and approval of respective budget amendment – Terrazas

In accordance with Local Government Code, General Exceptions, Paragraph 252.022 (a)(1)(2) “a procurement made because of a public calamity that requires the immediate appropriation of money to relieve the necessity of the municipality's residents or to preserve the property of the municipality” and “a procurement necessary to preserve or protect the public health or safety of the municipality's residents”, hence staff was seeking authorization as an “Emergency Purchase”.

On June 6, 2025, a power breaker at the North Water Treatment Plant experienced a failure and explosion, resulting in low water pressure for residents. Staff was requesting approval of the emergency procurement of a replacement power breaker in accordance with the City's procurement policies for emergency situations to restore full functionality and ensure continued service reliability. Request to ratify purchase in the amount of \$153,745.99 to J&E Lift Station Services.

Staff and City Manager recommended approval.

Mayor Pro Tem Plata the Ratification of an emergency purchase in the amount of \$153,745.99 to J&E Lift Station Services for purchase of Power Break Breaker for the North Water Treatment Plant and approval of respective budget amendment. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

UNFINISHED BUSINESS

None

ROUTINE MATTERS

City Manager Comments – Independence Day Celebration – July 3rd at 6:30 p.m. at the Mission Event Center; Self-Serve Sandbag Distribution every Saturday at the Speer Memorial Library from 8am-1pm at throughout Hurricane Season; Summer Craft Days at the Mission Historical Museum every Wednesday in June & July from 1pm-4pm

City Council Comments – Councilwoman Gerlach thanked all of the city's staff and those individuals that serve on boards.

Mayor's Comments - None

At 5:35 p.m., Mayor Pro Tem Plata moved to convene into Executive Session. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

EXECUTIVE SESSION

Upon conclusion of Executive Session at 6:42 p.m., Mayor Pro Tem Plata moved to reconvene the regular meeting. Motion was seconded by Councilwoman Gerlach and approved unanimously 5-0.

1. Closed session pursuant to Tex. Gov't Code Section 551.074 (Personnel Matters)
Evaluation of City Manager relating to goals and objectives

No Action

2. Closed session pursuant to Tex. Gov't Code Section 551.071 (Consultation with Attorney),
Section 551.072 (Real Property) related to Cimarron

No Action

3. Closed session pursuant to Tex. Gov't Code Section 551.071 (Consultation with Attorney),
Section 551.072 (Real Property) related to city right-of-way located at Keralum Avenue south of
US Business 83

Councilwoman Ortega moved to proceed as discussed in executive session related to city right-of-way located at Keralum Avenue south of US Business 83. Motion was seconded by Mayor Pro Tem Plata and approved unanimously 5-0.

4. Closed session pursuant to Tex. Gov't Code Section 551.071 (Consultation with Attorney)
regarding potential purchase and/or lease of water rights from United Irrigation District and legal
implications related to the existing contract

Councilwoman Gerlach moved to proceed as discussed in executive session related to potential purchase and/or lease of water rights from United Irrigation District. Motion was seconded by Mayor Pro Tem Plata and approved unanimously 5-0.

ADJOURNMENT

At 6:43 p.m., Councilwoman Gerlach moved for adjournment. Motion was seconded by Mayor Pro Tem Plata and approved unanimously 5-0.

Norie Gonzalez Garza, Mayor

ATTEST:

Anna Carrillo, City Secretary