CITY OF MISSION

# CITY COUNCIL REGULAR MEETING
**MISSION CITY HALL**
**SEPTEMBER 23, 2025 at 4:30 PM**

## MINUTES

**PRESENT:**

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
Anna Carrillo, City Secretary
Juan Pablo Terrazas, Co-Interim City Manager
Andy Garcia, Co-Interim City Manager

**ABSENT:**

**ALSO PRESENT:**
Lourdes Cardenas
Monica Ibarra
Corin Gonzalez
David Bridgewater

**STAFF PRESENT:**
Anais Chapa, Assistant City Secretary
Edgar Gonzalez, Deputy City Engineer
Cesar Torres, Chief of Police
Vidal Roman, Finance Director
Xavier Cervantes, Planning Director
Alex Hernandez, Asst Planning Director
Yenni Espinoza, Library Director
Ruben Hernandez, Media Relations
Humberto Garcia, Media Relations
Sydney Hernandez, Media Relations Director
Judith Garcia, Deputy Media Relations Director
Michael Fernuik, Golf Course Director
Mike Silva, Fire Chief
Roel Mendiola, Sanitation Director
Steven Kotsatos, Health Director
Juan Avila, Fleet Director
Joel Chapa, Police Officer
Orlando Garcia, Police Officer

## REGULAR MEETING

### CALL TO ORDER AND ESTABLISH QUORUM

With a quorum being present, Mayor Norie Gonzalez Garza called the meeting to order at 4:32 p.m.

### INVOCATION AND PLEDGE ALLEGIANCE

Councilwoman Jessica Ortega led the invocation and Pledge of Allegiance.

### DISCLOSURE OF CONFLICT OF INTEREST

Mayor Pro Tem Plata filed a conflict of interest on Item 11 due to his employment with Synergy One Lending, Inc.

## PRESENTATIONS

### 1. Proclamation - MCISD Gear Up Program – Carrillo

Mayor Pro Tem Plata moved to approve the Proclamation – MCISD Gear Up Program. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

### 2. Proclamation - National Food Safety Education Month – Kotsatos

Mayor Pro Tem Plata moved to approve the Proclamation – National Food Safety Education Month. Motion was seconded by Councilwoman Marissa Gerlach and approved unanimously 5-0.

### 3. Proclamation - Fill the Boot Days – Silva

Councilwoman Ortega moved to approve the Proclamation – Fill the Boot Days. Motion was seconded by Mayor Pro Tem Plata and approved unanimously 5-0.

### 4. Proclamation - National Day of Remembrance for Murder Victims – Torres

Councilwoman Ortega moved to approve the Proclamation – National Day of Remembrance for Murder Victims. Motion was seconded by Mayor Pro Tem Plata and approved unanimously 5.0.

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

Brenda Enriquez, Greater Mission Chamber of Commerce President, spoke about events that happened throughout the month such as: Ribbon Cuttings: Mission Regional Medical Center Step One Service Program, Consuelo Behavioral Health Services, Texas Citrus Fiesta Tree Planting Ceremony, and Shary Oaks. The Chamber of Commerce has welcomed four new members: Salon Agave, Madrinas Insurance, Recovery Center, and Monter Bookeeping Services. Upcoming Events would be the 22 year celebration for Taqueria Oviedo on September 30$^{th}$ and the Annual Member Business Banquet on October 9$^{th}$. At the member banquet, the following will be announced: Nonprofit of the Year: Capable Kids, Business of the Year: Halff, Business Leader of the Year: Veronica “Ronnie” Ontiveros.

### 6. Departmental Reports – Terrazas / A. Garcia

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

### 7. Citizen's Participation on Specific Agenda Items – Garza

No Comments

## ANNOUNCEMENTS - CITY COUNCIL / CITY MANAGER

City Manager – Juan Pablo “JP” Terrazas announced the Texas Citrus Fiesta Product Costume Show Saturday, September 27th, Town Hall Meeting at Bryan Elementary on September 30$^{th}$ at 5:30 p.m., Boo-tiful Home Decorating Contest is ongoing through October 17$^{th,}$ Fall Sweep on Saturday, September 27$^{th}$ from 8am – 12pm at 1400 S. Conway.

City Council – Councilwoman Gerlach stated that she had attended the Ribbon Cutting Ceremony for RGV Paddle Club, and she encouraged everyone to visit the new facility.

Mayor – No Comments

## PUBLIC HEARING

## PLANNING & ZONING RECOMMENDATIONS

**8. Conduct a public hearing and consideration of a rezoning request from Agricultural Open Interim District ("AO-I") to Light Industrial District ("I-1"), being the North 30.458 acres out of Lot 6-9, West Addition to Sharyland Subdivision, located along the East side of Mayberry Road approximately 170 feet North of Military Highway. Applicant: Victor Trevino c/o Bruno M. Castillo, Adoption of Ordinance #5718 - Cervantes**

The applicant was requesting to rezone the subject property from Agricultural Open Interim District ("AO-I") to Light Industrial District ("I-1") for a proposed industrial development. The tract of land measures 1,005.4 feet along Mayberry Road and had a depth of 1,320 feet. The surrounding zones were Agricultural Open Interim (A-OI) to the north and east, Agricultural Open Interim (A-OI) and Light Industrial (I-1) to the south and Light Industrial District (I-1) to the west. The surrounding land uses were agricultural land to the west, south and east and a battery storage facility to the north. The subject property was used as farmland. The Future Land Use Map showed the subject property as General Commercial and Planned Unit Development but, during the workshops held in February and March of 2025, the Planning and Zoning Commission labeled the subject property in the working map as future industrial. The requested zoning was in line with the future land use map designation for the property from the workshops working map. The future 365 Toll Road cuts through a portion of the property as shown in the attached RMA map and reflected in the Future Land Use Map exhibit. Notices were mailed to 10 surrounding property owners. Planning staff had not received any phone calls from the surrounding property owners.

Staff and Co-Interim City Managers recommended approval.

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

There were no comments.

Juan Pablo "JP" Terrazas, Co-Interim City Manager called Mr. Trevino up to ask if the environmental assessment had been completed for this project.

Mr. Trevino stated that the environmental assessment had been completed and approved.

Mayor Pro Tem Plata moved to approve the rezoning request from Agricultural Open Interim District ("AO-I") to Light Industrial District ("I-1"), being the North 30.458 acres out of Lot 6-9, West Addition to Sharyland Subdivision, located along the East side of Mayberry Road approximately 170 feet North of Military Highway. Applicant: Victor Trevino c/o Bruno M. Castillo, Adoption of Ordinance #5718. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

**ORDINANCE NO. 5718**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A REZONING THE NORTH 30.458 ACRES OUT OF LOT 6-9, WEST ADDITION TO SHARYLAND SUBDIVISION, LOCATED ALONG THE EAST SIDE OF MAYBERRY ROAD APPROXIMATELY 170 FEET NORTH OF MILITARY HIGHWAY, FROM AO-I (AGRICULTRUAL OPEN INTERIM) TO I-1 (LIGHT INDUSTRIAL)

**9. Conduct a public hearing and consideration of a rezoning request from General Business District ("C-3") to Single-family Residential District ("R-1"), being a 0.148 acre tract of land out of Lot 6, Mission Acres Subdivision, located along the South side of**

**Green Lawn Drive approximately 150 feet East of Washington Avenue. Applicant: Jesus Ivan Perez, Adoption of Ordinance #5719 - Cervantes**

The applicant was requesting to rezone the subject property from General Business District (“C-3”) to Single-family Residential District (“R-1”) for the proposed construction of a residential home. The tract of land measured 50 feet along Green Lawn Drive and had a depth of 127.76 feet. The surrounding zones were Single-family Residential District (R-1) to the north and General Business District (C-3) to the west, east and south. The surrounding land uses were residential homes in all directions. The subject property was vacant. The Future Land Use Map showed the subject property as General Commercial, but the requested rezoning was in line with how the city block was developed with single-family homes. Notices were mailed to 24 surrounding property owners.

Staff and Co-Interim City Managers recommended approval.

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

Jesus Perez, applicant, stated that he was requesting this in order to be able to build a home for his family.

Councilwoman Ortega moved to approve the rezoning request from General Business District (“C-3”) to Single-family Residential District (“R-1”), being a 0.148-acre tract of land out of Lot 6, Mission Acres Subdivision, located along the South side of Green Lawn Drive approximately 150 feet East of Washington Avenue. Applicant: Jesus Ivan Perez, Adoption of Ordinance #5719. Motion was seconded by Mayor Pro Tem Plata and approved unanimously 5-0.

**ORDINANCE NO. 5719**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A REZONING FOR A 0.148 ACRE TRACT OF LAND OUT OF LOT 6, MISSION ACRES SUBDIVISION, LOCATED ALONG THE SOUTH SIDE OF GREEN LAWN DRIVE APPROXIMATELY 150 FEET EAST OF WASHINGTON AVENUE, FROM C-3 (GENERAL BUSINESS) TO R-1 (SINGLE FAMILY RESIDENTIAL)

**10. Conduct a public hearing and consideration of a Conditional Use Permit Renewal for a Mobile Food Unit – Café Allegro, in a (C-1) Office Building District, being a 0.56 of an acre tract of land being a portion of Lot 25-10, West Addition to Sharyland Subdivision, located at 1001 E. Griffin Parkway, Applicant: Jonathan Morales, Adoption of Ordinance #5720 - Cervantes**

The subject site was located approximately 300’ east of E. Palm Circle along the north side of E. Griffin Parkway. Per Code of Ordinance, Mobile Food Units required the approval of a Conditional Use Permit by the City Council. The applicant was leasing an area within the Picasso Chiropractic Clinic to place Café Allegro Mobile Food Unit. He offered a variety of coffees and pastries. This operation was only for pick-up and go. Access to the site was provided off Griffin Parkway through an existing 22’ concrete driveway. The proposed days and hours of operation are Monday–Saturday from 7:00 am to 7:00 pm, closed on Sundays. Staff: 2 employees; Parking: There was a total of 8 parking spaces available that would be shared amongst the two businesses. Staff notes that the Chiropractic Clinic operates by appointment only. The last conditional use permit approved for the mobile food unit for this location was on October 28, 2024 for a period of 1 year. Staff noted that this would be the 1st renewal. The Planning staff had not received any objections to the request from the surrounding property owners. Staff mailed out (14) 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 was compatible and complementary to adjacent properties.

Staff and Co-Interim City Managers recommended approval subject to compliance with the following conditions: Permit for two (2) years to continue to assess this conditional use permit. Continued compliance with all City Codes (Building, Fire, Health, Sign codes, etc.). CUP is not transferable to others. Hours of operation to be as follows: Monday – Saturday from 7:00 am to 7:00 pm.

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 Renewal for a Mobile Food Unit – Café Allegro, in a (C-1) Office Building District, being a 0.56 of an acre tract of land being a portion of Lot 25-10, West Addition to Sharyland Subdivision, located at 1001 E. Griffin Parkway, Applicant: Jonathan Morales, Adoption of Ordinance #5720. Motion was seconded by Mayor Pro Tem Plata and approved unanimously 5-0.

**ORDINANCE NO. 5720**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A CONDITIONAL USE PERMIT RENEWAL FOR A MOBILE FOOD UNIT – CAFÉ ALLEGRO, IN A (C-1) OFFICE BUILDING DISTRICT, BEING A 0.56 OF AN ACRE TRACT OF LAND BEING A PORTION OF LOT 25-10, WEST ADDITION TO SHARYLAND, LOCATED AT 1001 E. GRIFFIN PARKWAY

**11. Conduct a public hearing and consideration of a Conditional Use Permit to allow a Mortgage Lending Company in a (C-2) Neighborhood Commercial District, being Lot 1, Bannworth Business Center Subdivision, located at 1821 N. Shary Road, Suite 6, Applicant: Synergy One Lending, Inc. Adoption of Ordinance #5721 - Cervantes**

The subject site was located along the west side of Shary Road between Village Drive and Mulberry Street. Per Code of Ordinance, loan companies in a Neighborhood Commercial District required the approval of a Conditional Use Permit by the City Council. The applicant was leasing a 1,152 square foot suite within a commercial plaza for a mortgage lending company. Access to the site was via a 30’ driveway off of Shary Road. The proposed days and hours of operation are Monday–Friday from 8:00 am to 5:00 pm, Staff: 4 employees; Parking: Based on the square footage of the suite, there were a total of 6 parking spaces required for this business. It was noted that the parking area was held in common; 58 existing parking spaces are shared with other businesses, thus meeting code. Staff had seen this type of businesses in C-2 zones without creating a negative impact on the surrounding areas since the hours of operation are reasonable. Staff noted that there was an ordinance that regulated the distance between loan companies, which is 1,500 feet. This distance requirement was focused on payday loans. The Planning staff has not received any objections to the request from the surrounding property owners. Staff mailed out (20) 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 Co-Interim City Managers recommended approval subject to compliance with the following conditions: Life of the Use with the understanding that the permit could be revoked due to noncompliance. Continued compliance with all City Codes (Building, Fire, Health, Sign codes, etc.). CUP was not transferable to others. Hours of operation to be as follows: Monday – Friday from 8:00 am to 5:00 pm.

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 to allow a Mortgage Lending Company in a (C-2) Neighborhood Commercial District, being Lot 1, Bannworth Business Center Subdivision, located at 1821 N. Shary Road, Suite 6, Applicant: Synergy One Lending, Inc. Adoption of Ordinance #5721. Motion was seconded by Councilman Alberto Vela and approved 4-0, with Mayor Pro Tem Plata abstaining from discussion and voting on this item due to a conflict of interest, citing his employment with Synergy One Lending, Inc.

**ORDINANCE NO. 5721**

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF MISSION, TEXAS GRANTING A CONDITIONAL USE PERMIT TO ALLOW A MORTGAGE LENDING COMPANY IN A (C-2) NEIGHBORHOOD COMMERCIAL DISTRICT, BEING LOT 1, BANNWORTH BUSINESS CENTER SUBDIVISION, LOCATED AT 1821 N. SHARY ROAD, SUITE 6

## 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*

**12. Approval of Minutes – Carrillo**

Regular Meeting – September 9, 2025

**13. Acknowledge Receipt of Minutes – Terrazas / A. Garcia**

Mission Economic Development Corporation – July 16, August 11, 2025
Mission Economic Development Authority – July 16, 2025
Mission Tax Increment Reinvestment Zone – July 21, 2025
Mission Redevelopment Authority – July 21, 2025
Mission Education Development Council – July 16, 2025
Zoning Board of Adjustments – May 28, 2025
Special Zoning Board of Adjustments – May 8, 2025
Accommodations Review Board – May 8, 2025
Planning and Zoning Commission – August 6, August 20, 2025
Parks & Recreation Board Meeting – August 12, 2025

**14. Approval of Region One Education Service Center (ESC) Memorandum of Understanding (MOU) – Espinoza**

The MOU allowed Region One ESC to use our facilities and Internet services to provide adult education courses free to the public through qualified instructional personnel. Region One personnel would provide instructional materials, supplies, and assessments.

**15. Authorization to execute the second and final one-year renewal option for Offsite Document Storage, Destruction and Other Related Services, RFP No. 22-543-09-06, with 3GS, LLC – Carrillo**

The City entered into a contract with Lone Star Shredding and Document Service dba 3GS, LLC under Bid No. 22-543-09-06 for Offsite Document Storage, Destruction, and Related Services. The contract allowed for two (2) one-year renewal options. This request was to exercise the second and final renewal allowed under the contract.

The renewal period would extend the contract from October 21, 2025 through October 20, 2026, with a 5% price increase applied in accordance with the original bid terms and conditions.

**16. Approval of Interlocal Agreement between Mission Independent School District and City of Mission on behalf of Shary Municipal Golf Course to provide golf course and driving range usage to their respective golf teams in the amount of $19,000.00 – Fernuik**

Agreement between the City and District to coordinate accessibility and compensation for the District's use of the Shary Municipal Golf by District golf teams, in an effort to maximize resources and provided increased services to the public during the 2025/2026 District school year. Also, to provide a secure area designated under the Shary Municipal Golf Course Clubhouse for the storage of Golf clubs and Bags if the school district so desired. Mission ISD agreed to compensate Shary Municipal Golf Course the sum of $19,000 for the usage once the Interlocal Agreement was signed. The rate increased by $2,000 from the previous year.

**17. Approval of Interlocal Agreement between Sharyland Independent School District and City of Mission on behalf of Shary Municipal Golf Course to provide golf course and driving range usage to their respective golf teams in the amount of $19,000.00 -Fernuik**

Agreement between the City and District to coordinate accessibility and compensation for the District's use of the Shary Municipal Golf by District golf teams, in an effort to maximize resources and provided increased services to the public during the 2025/2026 District school year. Also, to provide an secure area designated under the Shary Municipal Golf Course Clubhouse for the storage of Golf clubs and Bags if the school district so desired. Sharyland ISD agreed to compensate Shary Municipal Golf Course the sum of $19,000 for the usage once the Interlocal Agreement was signed. The rate increased by $2,000 from the previous year.

**18. Authorization to submit a grant application to the Texas Department of Transportation for the STEP – Impaired Driving Mobilization 2026 Grant in the amount of $45,000 with a 20% match accepted by TXDOT via in-kind match through fringe benefits and administrative costs – Torres**

The Mission Police Department was seeking authorization to apply for the STEP – Impaired Driving Mobilization 2026 grant. This grant was crucial for the city of Mission as it allowed the opportunity to have more officers on the road during peak holidays (Spring Break, Christmas, New Years, Labor Day, and Independence Day). This grant allowed the Mission Police Department to increase patrols and enforcement (targeting impaired driving), which helped reduce roadway deaths and number of road accidents in the City of Mission. The grant was a year-round grant, split into mobilization periods per peak holiday. The grant period would be from 12/10/2025 to 09/04/2026. The grant application due date was upcoming in October 2025.

We kindly requested your authorization to proceed with the application process for this grant, as it aligned with our shared goal of promoting a safer environment for the residents and visitors of our city. The grant was a year-round grant, split into mobilization periods per peak holiday (Spring Break, Christmas, New Years, Labor Day, and Independence Day). The total grant request was for $45,000. The grant required a 20% in-kind match, which was accepted by TXDOT through fringe benefits and administrative costs.

**19. Approval of Resolution #2002, Resolution approving the resolution of Mission Economic Development Corporation authorizing the issuance of bonds on behalf of Vinton Steel LLC; and matters related thereto – Garcia**

Lee McCormick, President of Community Development Associates, had facilitated the issuance of revenue bonds by the Mission Economic Development Corporation for the purpose of financing and refinancing projects for Vinton Steel LLC, under the assistance of MEDC's Private Activity Bond program.

Mr. McCormick would be available to answer any questions City Council members may have.

**RESOLUTION NO. 2002**

RESOLUTION APPROVING THE RESOLUTION OF MISSION ECONOMIC DEVELOPMENT CORPORATION AUTHORIZING THE ISSUANCE OF BONDS ON BEHALF OF VINTON STEEL LLC; AND MATTERS RELATED THERETO

**20. Authorization to re-lease ten (10) 2020 Ram 1500 2WD Crew Cab Tradesman from D&M Leasing Company (Buyboard #744-24) in the amount of $109,165.60 – Avila**

The City of Mission Planning, Public Works, and Sanitation departments were seeking authorization to re-lease a total of ten (10) 2020 Ram 1500 2WD Crew Cab Tradesman units from D&M Leasing Company (Buyboard contract #744-24). Six (6) units pertain to the Planning department, three (3) units pertain to the Public Works department, and one (1) unit pertains to the Sanitation Department. The Rams would be re-leased for an extended 12-month term. Monthly debt service (including principal and interest) would be $622.52 per unit. The total purchase capitalized cost for the leased amounts to $109,165.60.

**21. Authorization to purchase Automotive Parts, Fluids, Maintenance equipment and supplies from AutoZone Region 4 R211201, NAPA Auto Parts BuyBoard Contract #715-23, O'Reillys Auto Parts Sourcewell Contract 100124-ORA for Fleet and Sanitation Departments Preventative Maintenance – Avila**

Staff was seeking authorization to purchase Automotive Parts, Fluids, Maintenance equipment and supplies from AutoZone Region 4 R211201, NAPA Auto Parts BuyBoard Contract #715-23, and O'Reillys Auto Parts Sourcewell Contract 100124-ORA for the Fleet and Sanitation Department. Such items/supplies would be purchased on an as-needed basis for preventative maintenance on the city's fleet for the 2025-2026 fiscal year.

**22. Authorization to purchase tires from Hesselbein and Southern Tire Mart via BuyBoard Contract 729-24 for the Fleet Department for the 2025-2026 Fiscal Year- Avila**

Authorization to purchase tires from Hesselbein and Southern Tire Mart via BuyBoard Contract #729-24 (valid from 03.01.2024-02.28.2027) for the 2025-2026 fiscal year. Tires would be purchased on an as-needed basis for the city's units, Sanitation department and special equipment.

**23. Approval of pre-negotiated service agreements for hourly labor rates and parts mark ups for fleet repairs on all city units to include special equipment and Sanitation Units for the 2025-2026 Fiscal Year – Avila**

Staff was requesting approval of pre-negotiated service agreements with Amigo Power Equipment, Bobcat of the RGV, Vermeer Equipment, D&R Glass Etc, Inc., Desperado Harley Davidson, Fire and Rescue Maintenance LLC, Holt Cat, Lino's Automatic Transmission, Mission Paint and Body Shop, Regio Machining, Sames Ford McAllen, South Texas Buick GMC, Spikes Ford, Superior Oil Express, Tellus Equipment Solutions, Action Hydraulic Hoses, Admiral Auto Glass, AG Fleet Services, Border Engine Rebuilders, Diesel Fleet Care, Holt Truck Centers, J's Hydraulics, Rush Truck Center, Anderson, Bert Ogden, Nueces Power and South Texas Truck Center. Service agreements include repair hourly labor rates and parts mark-ups for all the City's Fleet and Special Equipment to include the Sanitation Units and are valid for the 2025-2026 Fiscal Year (10/01/2025-09/30/2026). Pursuant to Texas Local Government Code Section 252.022 (a)(3) a procurement necessary because of unforeseen damage to public machinery, equipment, or other property. Services and parts would be acquired on an as needed basis and will be determined solely by the City of Mission. Attached are the hourly labor rates and percentage mark ups on parts.

**24. Approval of Resolution #2003 authorization to enter into a Lease-Purchase Agreement with Government Capital Corporation for the purpose of financing a Generator – Garcia**

Staff was requesting to enter into a Lease Purchase Agreement with Government Capital Corporation for the purpose of financing a generator. The first payment would be made in fiscal year 2025-2026. The loan was for five (5) years at 5.148% annual interest, with yearly payments of $198,054.03.

This expenditure would be under General Exemption 252.022 (a) (2) of the Texas Local Government Code: a procurement necessary to preserve or protect the public health or safety of the municipality's residents.

**RESOLUTION NO. 2003**

A RESOLUTION REGARDING A LEASE PURCHASE AGREEMENT FOR THE PURPOSE OF FINANCING A *"GENERATOR(s)".*

**25. Authorization to accept the FY 2025-2026 Other Victim Assistance Grant (OVAG) from the Office of the Attorney Generals' Crime Victim Services Division in the amount of $49,500.00 with no cash match – Torres**

The grant was a one-year grant for FY 2025-2026. The total amount of the grant award was $49,500.00. This grant would allow the Mission Police Department to continue the services provided by our Crime Victims Liaison program. There was no cash match required by the City of Mission. This grant would be in effect from September 2025 through August 2026.

**26. Authorization to accept grant funds from the Office of the Governor for the FY 2026 Body Worn Camera Program (BWC), in the total amount of $28,150.00, with a 25% cash match from the City – Torres**

On September 03, 2025, the Mission Police Department was awarded $28,150.00 from the FY 2026 Body Worn Camera Program (BWC) with the Office of the Governor. This grant award would allow the department to acquire seventeen (17) body-worn cameras for daily operations of sworn officers. This grant opportunity required a 25% cash match of $9,375.00. The total project cost was $37,500.00.

**27. Authorization to purchase twenty-eight (28) bulletproof vests for police officers, from Galls, LLC (Buyboard #698-23), totaling $26,472.00 with $13,236.00 reimbursable from the U.S. Department of Justice - Torres**

The Mission Police Department was seeking authorization to purchase (28) twenty-eight bulletproof vests for police officers. The total purchase amount was $26,472.00. This purchase would be made from Galls, LLC (Buyboard #698-23). A total of 50% of this purchase, $13,236.00, would be reimbursed through the Bulletproof Vests Grant (FY 2023 & 2024).

**28. Authorization to accept grant funds from the Texas Department of Transportation for the FY 2026 General Grant Proposal Grant (Nurse Phlebotomy Program), in the total amount of $183,522.10, with an in-kind 20% match from the City subject to a budget amendment – Torres**

The Mission Police Department requested authorization to accept grant funds from the Texas Department of Transportation for the FY 2026 General Grant Proposal Grant (Nurse Phlebotomy Program). The total grant amount was $183,522.10, which included a match of $37,558.10 required by the City of Mission.

TXDOT would award a total of $141,000.00 in funds to contract/house a registered nurse at the Mission Police Department at the jail section. Housing the registered nurse would facilitate the blood search warrant process during peak hours (7 pm to 3 am), and keep patrol officers from waiting at hospitals for long periods for blood draws. The registered nurse would be employed/contracted by the Mission Hospital, who will hold all liability (medical & legal).

TXDOT was accepting the match as an in-kind match, which will be fulfilled as follows: $4,942.10 for (120) Administrative hours (including salary & fringe benefits), $1,580.00 for the budgeted purchase of (200) blood tubes, $11,036.00 paid towards the budgeted contractual services for alcohol breath testing (relieve recent contract increase), $12,600.00 costs for the building use and utilities, and $7,400.00 in social media awareness/public safety announcements (see attached social media valuations). By matching with in-kind (totaling $37,558.10), the City of Mission's cash match is zero. The grant period was from October 1, 2025 to September 30, 2026.

**29. Authorization to re-enter into an Interlocal Agreement between the City of Mission and the City of Penitas to provide temporary housing for prisoners in the amount of $54.00 per prisoner per day for one year – Torres**

The City of Penitas was in need to continue services for the temporary housing and detention of prisoners awaiting arraignment. The Mission Police Department agreed to make use of the agency's holding facility for prisoners of the Penitas Police Department, subject to the availability of space based on the facility's capacity. The temporary housing of prisoners would be at a cost of $54.00 per prisoner per day. The cost included detention, transportation and meal costs. Term of the Agreement was for one year commencing on October 1, 2025 and ending at midnight on September 30, 2026.

**30. Authorization to re-enter into an Interlocal Agreement between the City of Mission and the City of Palmhurst to provide temporary housing for prisoners in the amount of $54.00 per prisoner per day for one year – Torres**

The City of Palmhurst was in need to continue services for the temporary housing and detention of prisoners awaiting arraignment. The Mission Police Department agreed to make use of the agency's holding facility for prisoners of the Palmhurst Police Department, subject to the availability of space based on the facility's capacity. The temporary housing of prisoners would be at a cost of $54.00 per prisoner per day. The cost included detention, transportation and meal costs. Term of the Agreement was for one year commencing on October 1, 2025 and ending at midnight on September 30, 2026.

**31. Authorization for First Extension of Medical Director Agreement between City of Mission Fire Department and Medical Director Dr. Ivan Melendez for an estimated cost of $5,000 per month for FY 2025 – 2026 – Silva**

The Mission Fire Department was seeking authorization for First Extension of Medical Director Agreement between City of Mission Fire Department and Medical Director Dr. Ivan Melendez for an estimated cost of $5,000 per month for FY 2025 – 2026. Dr. Melendez provided specialized medical oversight in the development and administration of the Mission Fire Department's EMS Service.

**32. Authorization to purchase beer, wine and liquor for resale at the Mission Event Center and Shary Municipal Golf Course – A. Lerma, M. Fernuik**

Staff was requesting to purchase beer, wine & liquor for resale on as needed basis at the Mission Event Center and Shary Municipal Golf Course from the following vendors. Glazer's Beer and Beverage, L&F Distributors, Holiday Wine & Liquor thru September 30, 2026. As per Texas Local Government Code 252.022(D)(14) General Exemptions, "goods purchased by a municipality for subsequent retail sale by the municipality" the goods acquired by the Mission Event Center and Shary Municipal Golf Course are exempt from the competitive bid process.

- Mission Event Center budget not to exceed $72,000
- Shary Municipal Golf Course not to exceed $61,200

**33. Approval of Memorandum of Understanding between Mission EDC and the City of Mission related to Facility Maintenance Services for the CEED Building – T. Garcia**

Mission EDC staff was requesting the Mayor's execution of a Memorandum of Understanding (MOU) concerning facility maintenance services for the CEED building. By approving this MOU, the City of Mission would allocate its maintenance staff to carry out general maintenance services including routine inspections, basic repairs, HVAC maintenance, floor care, minor plumbing and electrical issues, groundskeeping, building and safety checks, and exterior maintenance, along with. other services as outlined in the MOU. Mission EDC would compensate the City of Mission with $65,000 annually for these services, effective upon the execution of the MOU by both parties, with the agreement set to expire on September 30, 2026. The Mission EDC Board of Directors approved the MOU on September 17, 2025.

Mayor Pro Tem Plata moved to approve all consent agenda items 12 thru 33 as presented. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

## APPROVALS AND AUTHORIZATIONS

**34. Plat Approval Subject to Conditions for Bellwood Manor Subdivision Phase I, a tract of land containing 26.79 acres of land, being part or potion of Lot 39, Lot 40, Lot 41, and a 70.00 strip of canal right-of-way between Lot 40 and Lot 41, Bell-woods Company's Subdivision "C"., located on the East side of Trosper Road and approximately 1,970**

**linear feet North of W. Mile 2 Road, Developer: Dina Salinas, Engineer: S2 Engineering, PLLC., - Cervantes**

The subdivision was located on the East side of Trosper Road and approximately 1,970 linear feet North of W. Mile 2 Road. This project was a proposed 70 multi-family lot subdivision that would be built out in two phases as part of a master plan. Phase I would consist of 30 multi-family lots. The proposed lots were in line with the required lot sizes for R-2 zoning. The average lot size measured 82 feet by 130 feet with an area of 10,660 square feet. The site was in a Zone "C" (no shading), defined as an area of minimal flooding, according to the FEMA Firm Community Panel No.480334 0400 C, map revised dated November 16, 1982. The development surface would be graded to direct storm water toward curb and gutters and intercepted by type "A" curb inlets that lead to a detention facility. This system would bleed into City of Mission systems. The Engineering Department had reviewed and approved the drainage report. Water service would be provided by connecting to an existing 8" water line located along the East side of N. Trosper Road and looped to an existing main line within the recorded Amber Groves Estates Subdivision which was prepped with a flush valve that would be removed. Each lot would be serviced by a 2" water line to accommodate each duplex/fourplex. There was total of 3 fire hydrants as per the Fire Marshall's directive. The sanitary sewer line runs to and thru the subdivision collecting from 4" sewer stub. A Capital Sewer Recovery Fee was required at $670 per lot which equated to $20,100.00. Required fees included Park Fee ($500xUnit), Conveyance or Payment of Water Rights ($3000 per acre), and all other format findings will be complied with prior to the recording of the plat. The internal street was public 32 feet back-to-back within a 50 feet right-of-way and an access only thru N. Trosper Road.

Staff and Co-Interim City Managers recommended approval of the Plat subject to conditions: Payment of Capital Sewer Recovery Fees, Payment of Park Fees, Conveyance or Payment of Water Rights, and approval of the infrastructure from the different City departments as per the approved construction plans.

Mayor Pro Tem Plata moved to approve Bellwood Manor Subdivision Phase I, a tract of land containing 26.79 acres of land, being part or potion of Lot 39, Lot 40, Lot 41, and a 70.00 strip of canal right-of-way between Lot 40 and Lot 41, Bell-woods Company's Subdivision "C"., located on the East side of Trosper Road and approximately 1,970 linear feet North of W. Mile 2 Road, Developer: Dina Salinas, Engineer: S2 Engineering, PLLC**.**. Motion was seconded by Councilwoman Ortega and approved unanimously 5-0.

**35. Granting a Variance of Ordinance No. 2198 allowing Sharyland ISD fireworks display on October 1, 2025 for Homecoming festivities under the supervision of Mission Fire Department and Mission Fire Prevention – Cavazos**

Consideration of a request from Sharyland ISD for a firework display on Wednesday, October 1, 2025, at 8:45 p.m. The public viewing would take place at the Sharyland High School main parking lot area. All required safety precautions would be observed.

Staff and Co-Interim City Managers recommended approval.

Mayor Pro Tem Plata moved to grant a Variance of Ordinance No. 2198 allowing Sharyland ISD fireworks display on October 1, 2025 for Homecoming festivities under the supervision of Mission Fire Department and Mission Fire Prevention. Motion was seconded by Councilman Vela and approved unanimously 5-0.

**36. Approval of Budget Amendment: General, Utility, Golf, Solid Waste, Capital Projects, Police Dept Special, Police Federal Sharing, Designated Purpose – Roman**

Approval of the attached budget amendments:

General Fund – ($851,200 -Revenues/$1,445,477 Expenditures)

Utility Fund – ($646,500 Revenues/$148,050 Expenditures)

Golf Fund – ($65,000 Revenues/$107,100 Expenditures)

Solid Waste Fund- ($474,500 Revenues/$400,900 Expenditures)

Capital Projects Fund-($21,759,925 Revenues/$21,759,925 Expenditures)

Police Dept Special Fund-($1,504 Revenues/$-10,550 Expenditures)

Police Federal Sharing Fund-($160,830 Revenues/$27,500 Expenditures)

Designated Purpose Fund – Various Grants ($1,608,742 Revenues/$947,918 Expenditures)

Staff and Co-Interim City Managers recommended approval.

Mayor Pro Tem Plata moved to approve Budget Amendments: General, Utility, Golf, Solid Waste, Capital Projects, Police Dept Special, Police Federal Sharing, Designated Purpose. Motion was seconded by Councilman Vela and approved unanimously 5-0.

**37. Presentation of July 2025 Unaudited Financial Statements – Roman**

July 2025 Unaudited Financial Statements

Staff and Co-Interim City Managers recommended approval of the presentation.

No Action Taken; Presentation Only

**UNFINISHED BUSINESS**

None

At 5:30 p.m., Mayor Pro Tem Plata moved to convene into Executive Session. Motion was seconded by Councilwoman Gerlach and approved unanimously 5-0.

**EXECUTIVE SESSION**

Councilman Vela stepped out of executive session at 6:19 p.m.

Mayor Pro Tem Plata stepped out of executive session at 6:59 p.m.

Upon conclusion of Executive Session at 7:16 p.m., Councilwoman Gerlach moved to reconvene the regular meeting. Motion was seconded by Councilwoman Ortega and approved unanimously 3-0.

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

No Action

2. Closed session pursuant to Tex. Gov't Code Section 551.071 (Consultation with Attorney) regarding roles and responsibilities

No Action

## ADJOURNMENT

At 7:17p.m., Councilwoman Ortega moved for adjournment. Motion was seconded by Councilwoman Gerlach and approved unanimously 5-0.

________________________________
Norie Gonzalez Garza, Mayor

ATTEST:

_________________________
Anna Carrillo, City Secretary