



**NOTICE OF A SPECIAL MEETING
OF THE WESLACO CITY COMMISSION
WEDNESDAY, JULY 10, 2013**

On this 10th day of July 2013 at 5:30 p.m., the City Commission of the City of Weslaco, Texas convened in a Special Session at City Hall in the Legislative Chamber, located at 255 South Kansas Avenue with the following members present:

Mayor Pro-Tem	J.F. "Johnny" Cuellar
Commissioner	David R. Fox
Commissioner	Olga M. Noriega
Commissioner	Lupe Rivera
Commissioner	Joe A. Martinez
City Manager	Leonardo Olivares
City Secretary	Elizabeth M. Walker
City Attorney	Ramon Vela

Also present: Rey Garcia, IT Director; Bret Mann, Finance Director; Veronica Ramirez, Human Resources Director; Jeff Underwood, Planning & Code Enforcement Director; David Arce, Parks & Recreation Director; David Salinas, Public Utilities Director; Police Chief Michael Kelly; Fire Chief Santiago Cuellar; Arnold Becho, Library Director; George Garrett, Airport Director; Mardoqueo Hinojosa, City Engineer; and several other staff members and citizens.

I. CALL TO ORDER

- A. Certification of Public Notice.
Mayor Wise called the meeting to order and certified the public notice of the meeting as properly posted Friday, July 5, 2013.
- B. Pledge of Allegiance.
Mayor Pro-Tem recited the Pledge of Allegiance and the Texas flag.
- C. Roll Call.
Elizabeth Walker, City Secretary, called the roll, noting the absence of Mayor Wise and Commissioner Tafolla.

II. NEW BUSINESS

- A. Discussion and consideration to award the Construction-Manager-At-Risk Contractor to the best qualified, most advantageous bidder for the construction phase of the Weslaco Boys and Girls Club Recreation Center, funded in part by the Texas Parks and Wildlife as Project Number 51-000065, as shown on architectural drawings design completed by Alcocer Garcia Associates Architectural Services and authorize the Mayor to execute any related documents. Possible action. (Rebid authorized June 11, 2013; Requested by Public Facilities Department.) Attachment.

The City Manager stated that the City received bids from E-con, Peacock, Trigent, GAS Enterprises and Hyman.

Commissioner Rivera, seconded by Commissioner Martinez, moved to award the contract to E-CON Group LLC as the highest ranked by the review committee and as recommended by the City Manager for the construction phase of the Weslaco Boys and Girls Club Recreation Center, funded in part by the Texas Parks and Wildlife as Project Number 51-000065 and authorized the Mayor to execute any related documents.

Commissioner Noriega stated that the Weslaco Independent School District Board of Trustees (WISD) tabled the ground lease and questioned how the City could continue to move forward on the project without a contract. City Manager referenced the next item on the agenda; the City Attorney stated this action may be contingent on approval of the ground lease by the WISD.

Commissioner Noriega opposed, stating for the record, "I am opposed by the way things being done, not the project." The motion carried (3-1); Mayor Pro-Tem Cuellar was present, but not voting.

- B. Discussion and consideration to approve the long term lease agreement for the Boys and Girls Club Recreation Center between the City of Weslaco and the Weslaco Independent School District and authorize the Mayor to execute any related documents. Possible action. (Lease approved May 21, 2013; Requested by Public Facilities Department.) Attachment.

Commissioner Rivera, seconded by Commissioner Martinez, moved to approve the long term ground lease agreement for the Boys and Girls Club Recreation Center between the City of Weslaco and the Weslaco Independent School District and authorize the Mayor to execute any related documents.

The City Attorney stated that the lease includes the provisions required by the Texas Parks and Wildlife for grant compliance, specifically a minimum 40-year term, assignable, which satisfies the public purpose. He recommends execution of the lease before construction commences.

In response to Commissioner Fox, the City Attorney stated the version as presented was prepared by Kevin O'Hanlan, WISD attorney. The City Manager and City Attorney recommend approval of the item.

Commissioner Noriega opposed because of insufficient time to review the proposed lease and because WISD has not yet approved it. The motion carried (3-1); Mayor Pro-Tem Cuellar was present, but not voting.

- C. Discussion and reconsideration to approve Resolution 2013-60 as amended authorizing publication of notice of intention to issue certificates of obligation. Possible action. (Resolution 2013-60 approved July 2, 2013; Requested by Finance Department.) Attachment.

The City Manager stated this constitutes an opportunity to finance projects without raising taxes; the certificate indicates an amount not to exceed \$8.5 million, though the bond issuance likely will be \$6.7 million. He presented a broad list of potential projects without prioritization.

Commissioner Rivera, seconded by Commissioner Martinez, moved to approve the item as presented.

Commissioner Noriega stated she preferred bond elections rather than certificates of obligation and lamented that she did not help develop the project list. Commissioner Rivera and Mayor Pro-Tem stated staff posted a workshop and a regular meeting to consider potential projects; the financial advisor attended both and Commissioner Noriega attended neither. The City Attorney stated bond counsel prepared the proposed Resolution as a legal vehicle to secure funding.

Commissioner Rivera, seconded by Commissioner Martinez, called to question the motion. Mayor Pro-Tem recognized the call to end discussion; Commissioner Noriega opposed.

Commissioner Noriega opposed the motion to approve the item as presented. The motion carried (3-1); Mayor Pro-Tem Cuellar was present, but not voting.

- D. Discussion and consideration to approve the City of Weslaco's Debt Management Policy and authorize the Mayor to execute any related documents. Possible action. (Requested by Finance Department.) Attachment.

Commissioner Rivera, seconded by Commissioner Martinez, moved to approve the item as presented. The motion carried unanimously; Mayor Pro-Tem Cuellar was present, but not voting.

- E. Discussion and consideration to approve the City of Weslaco's Investment Policy and authorize the Mayor to execute any related documents. Possible action. (Requested by Finance Department.) Attachment.

Commissioner Rivera, seconded by Commissioner Martinez, moved to approve the item as presented. The motion carried unanimously; Mayor Pro-Tem Cuellar was present, but not voting.

III. PUBLIC COMMENTS

There was no public comment received.

IV. ADJOURNMENT

With no other business before the Commission, at 6:06 p.m. Commissioner Martinez, seconded by Commissioner Rivera, moved to adjourn the July 10, 2013 special meeting. The motion carried unanimously; Mayor Pro Tem Cuellar was present, but not voting.

CITY OF WESLACO

(absent)

MAYOR, Miguel D. Wise

ATTEST:

CITY SECRETARY, Elizabeth M. Walker

MAYOR PRO-TEM, J.F. “Johnny” Cuellar

COMMISSIONER, David R. Fox

COMMISSIONER, Olga M. Noriega

(absent)

COMMISSIONER, Gerardo “Jerry” Tafolla

COMMISSIONER, Lupe Rivera

COMMISSIONER, Joe A. Martinez