



## **A G E N D A**

**CITY COUNCIL REGULAR MEETING  
TUESDAY, JULY 4, 2023, AT 5:30 P.M. CST  
COUNCIL CHAMBERS, CITY HALL,  
100 SOUTH MONROE STREET, EAGLE PASS,  
MAVERICK COUNTY, TEXAS**

### **ESTABLISHMENT OF QUORUM**

### **MOMENT OF REVERENCE**

### **CITIZENS COMMUNICATIONS AND RECOGNITIONS**

1. Presentation of award of retirement:
  - Jessies Sandoval for 35 Years of Service with the Public Works Department

### **PUBLIC HEARING(S)**

2. Public hearing on an amendment to Chapter 23 (Subdivisions) Article III, Section 23-94 of the City of Eagle Pass Code of Ordinances; by updating new provisions to allow new development for uniform standards regarding fences; closing of public hearing and possible action.
3. Public hearing on an amendment to Article V of the Parkland Dedication Ordinance of the City of Eagle Pass Code of Ordinances by updating new provisions to new developments for uniform standards regarding parkland; closing of public hearing and possible action.
4. Public hearing on the request submitted by Juan and Maribel Salazar for the rezoning of Lot 12 in Block 55 of Hillcrest Addition (2010 Olive Street), from R-1 First One-Family Dwelling District to R-3(A) Apartment District; and possible action.
5. Public hearing on the request submitted by Ruben De Los Santos for the rezoning of Lots 7 and 8 in Block 48 ½ of Hillcrest Addition (355 Brazos Street), from B-1 Neighborhood Business District to R-3(A) Apartment District, closing of public hearing.
6. Public hearing on the request submitted by Four DLS Properties, LLC for the rezoning of property legally known as "Being 11.67 acres, the remainder of a 12.67 acres tract described in conveyance document to FOUR DLS Properties, LLC recorded in Volume 1877, Page 322 of the Maverick County

Official Public Records, Maverick County, Texas from R-2 Second One-Family Dwelling District to Industrial District; closing of public hearing and possible action.

7. Public hearing on the request submitted by Ernesto Fuentes for the rezoning of Lot 6 in Block 3 of Buena Vista Unit #4 (983 Colorado Street), from R-3 Duplex District to R-3(A) Apartment District; closing of public hearing and possible action.
8. Public hearing on the subdivision variance request submitted by Terra Tec for City of Eagle Pass Code of Ordinances Chapter 23 Article IV Section 23-61(a)(4) regulating 2 points of vehicular access for ingress and egress to the preliminary plat of the Home2suites Subdivision; closing of public hearing and possible action.

#### **MAYOR'S CONSENT AGENDA ANNOUNCEMENT**

A Consent Agenda is contained in this meeting agenda. The consent agenda is designed to assist in making the meeting shorter and more efficient. Items left on the Consent Agenda may not be discussed when the Consent Agenda comes before the Council. If any Council Member wishes to discuss a Consent Agenda item, please tell me now and I will remove the Item from the Consent Agenda and place it in an appropriate place on the meeting agenda so it can be discussed when that item is taken up by the Council. Does any Council Member request removal of a Consent Agenda item?

#### **CONSENT AGENDA ITEMS**

9. Approval of minutes for the June 6 and June 13, 2023 meetings.
10. Second reading of an ordinance amending Section 5-32, Article III, Chapter 5 (Alcoholic Beverages) of the Code of Ordinances of the City of Eagle Pass, Texas, to include Fifty-Seven Heights Subdivision Unit #2 Block 1 Lot 1 (2927 E. Main Street), within the areas in which the sale of alcoholic beverages for consumption on the premises is permitted; finding that the meeting at which this ordinance is passed is open to the public as required by law; providing a severability clause; and establishing an effective date.
11. Third and final reading of an ordinance changing the zoning district classification of 2.114 acres located in Survey 8, Abstract Number 1111, Maverick County, Texas, and being part of and out of Block a of Holly Park Subdivision Unit 5 according to the map of recorded under envelope 48, Side B of the map records of Maverick County, Texas, for reference, said 2.114 acre tract being that certain called 2.1117 acre tract conveyed from Maxey Family Limited Partnership, a Texas Limited Partnership, to Daniel W. Hartman and wife, Irma Alicia Hartman by warranty deed with vendor's lien recorded under book 560, page 70 of the official public records of Maverick County, Texas, said 2.114 acre tract also being that certain called 2.117 acre tract conveyed from Kalyk Development, LLC, to Lewis E. Stock by warranty deed recorded under book 1876, page 460 of the official public records of Maverick County, Texas, from B-1 Neighborhood Business District to B-3 General Business District :finding that the meeting at which this ordinance is passed is open to the public as required by law; providing a severability clause; and establishing an effective date.
12. Third and final reading of an ordinance amending Chapter 27 (Water and Sewer), Article II, Sections 27-40 and 27-41 of the Code of Ordinances of the City of Eagle Pass, Texas to update; finding that

the meeting at which this ordinance is passed is open to the public as required by law; providing a severability clause; and establishing an effective date.

13. Consideration and possible approval of a resolution of the City Council of the City of Eagle Pass, supporting the submission of an application to the Texas Department of Transportation's 2023 transportation alternatives set-aside (TA) call for projects.

## REPORTS

14. Monthly Departmental

- A. Bridge
- B. Economic Development
- C. Engineering
- D. Finance/Grants
- E. Fire
- F. Human Resources
- G. Library
- H. Marketing
- I. Municipal Court
- J. Parks & Recreation
- K. Planning & Building
- L. Police/Code Enforcement/Security/Animal Control
- M. Public Works/Waste Management
- N. Tax

## ORDINANCE(S)

15. Consideration and possible approval of an ordinance changing the zoning district classification of Lot 12 in Block 55 of Hillcrest Addition (2010 Olive Street), from R-1 First One-Family Dwelling District to R-3(A) Apartment District :finding that the meeting at which this ordinance is passed is open to the public as required by law; providing a severability clause; and establishing an effective date.
16. Consideration and possible approval of an ordinance changing the zoning district classification of Lots 7 and 8 in Block 48 ½ of Hillcrest Addition (355 Brazos Street), from B-1 Neighborhood Business District to R-3(A) Apartment District :finding that the meeting at which this ordinance is passed is open to the public as required by law; providing a severability clause; and establishing an effective date.
17. Consideration and possible approval of an ordinance changing the zoning district classification being 11.67 acres, the remainder of a 12.67 acres tract described in conveyance document to Four DLS properties, LLC recorded in volume 1877, page 322 of the Maverick County Official Public Records, Maverick County, Texas from R-2 Second One-Family Dwelling District to I Industrial District: finding that the meeting at which this ordinance is passed is open to the public as required by law; providing a severability clause; and establishing an effective date.

18. Consideration and possible approval of an ordinance changing the zoning district classification of Lot 6 in Block 3 of Buena Vista Unit #4 (983 Colorado Street), from R-3 Duplex District to R-3(A) Apartment District: finding that the meeting at which this ordinance is passed is open to the public as required by law; providing a severability clause; and establishing an effective date.
19. Consideration and possible approval of an ordinance amending the 2022-2023 budget adopted by ordinance no. 2022-22 to adjust city-wide revenues and appropriations to fund current year commitments; finding that the meeting at which this ordinance is passed is open to the public as required by law; providing a severability clause; and establishing an effective date.

## **RESOLUTION(S)**

20. Consideration and possible approval of a resolution of the City Council of the City of Eagle Pass, Texas, approving guidelines for Texas Community Development Block Grant Program for Housing Rehabilitation Assistance Program
21. Consideration and possible approval of a resolution of the City Council of the City of Eagle Pass, Texas, providing for the approval of an agreement between the State of Texas and the City of Eagle Pass, for the temporary closure of Bus. US 277 and Spur 240 in the Historic Downtown District of Eagle Pass during various 2023 events.
22. Consideration and possible approval of a resolution of the City Council of the City of Eagle Pass, Texas, providing for the approval of an agreement between the State of Texas and the City of Eagle Pass, for the temporary closure of Bus. US 277 and Spur 240 in the Historic Downtown District of Eagle Pass during Eagle Pass Incubator Construction.
23. Consideration and possible approval of a resolution of the City Council of the City of Eagle Pass, Texas, approving a contingent fee agreement for legal services in accordance with the Texas Government Code.

## **WORKSHOP**

24. Discussion of the City of Eagle Pass Budget for fiscal year 2023-2024 and possible action on directive to City Administration regarding same.

## **OTHER BUSINESS**

25. Consideration and possible approval of an Interlocal Agreement with the Middle Rio Grande Development Council for 9-1-1 Public Safety Answering Point Services.
26. Consideration and possible approval of an interlocal agreement between the City of Eagle Pass, the Maverick County Hospital and District, and Maverick County.
27. Consideration and possible approval to issue Request for Qualifications for International Bridge Master Plan.

## **EXECUTIVE SESSION**

28. Executive Session pursuant to Section 551.087 Chapter 551, Texas Government Code – Regarding a presentation on Project Kennedy, and discussion, authorizing Acting City Manager to negotiate terms for Chapter 380 agreement between City of Eagle Pass and private investor; and possible action in open session regarding same.
29. Executive session pursuant to Section 551.071, Chapter 551, Texas Government Code – Consultation with legal counsel regarding contract negotiations for the Solar Eclipse events; and possible action in open session regarding same.
30. Executive Session pursuant to Section 551.071 Chapter 551, Texas Government Code – Consultation with legal counsel regarding litigation styled as Cause No. 19-04-37176-MCV; Apolonio and Maria Delma Delgado vs. RBY Family Trust 2006; and possible action in open session including but not limited to acceptance of Langley & Banack, Inc. settlement and release of all claims related to legal representation.

## **ADJOURNMENT**

The City Council reserves the right to consider business out of the posted order and the right to adjourn into Executive Session to discuss items which are not listed as Executive Session items, but which qualify to be discussed in closed session as permitted by the Texas Open Meetings Act, under Chapter 551 of the Texas Government Code.

Entrance and parking spaces for disabled persons are available in front of City Hall.

## **CERTIFICATION**

I, the undersigned Assistant City Secretary, do hereby certify that the notice of meeting was posted on the bulletin board located in the lobby at City Hall, 100 South Monroe Street, Eagle Pass, Texas, on Friday, June 30, 2023, at 4:30 p.m.

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Ita A. Cortinas  
Assistant City Secretary