

The Board of Commissioners for the City of Alamo, Texas met for the Regular Meeting on Tuesday, July 20, 2021 at 6:00 p.m., at the City of Alamo Municipal Building.

COMMISSION PRESENT:

Mayor Diana Martinez
Okie Salinas, Mayor Pro-Tem
Robert De La Garza, Commissioner
Pilar Garza, Commissioner

COMMISSION ABSENT:

Pete Morales, Commissioner

STAFF PRESENT:

Robert L. Salinas, City Manager	Alicia Cano, HR Director
Rick Palacios, City Attorney	Adela Perez, Purchasing
Alexandra Rangel, City Secretary	Ronnie Cruz, City Engineer
Richard Ozuna, Police Chief	Melisa Gonzales, Special Projects Director
Roy Contreras, Fire Chief	
Rafael Tapia, AEDC Director	

I. CALL MEETING TO ORDER

Mayor Diana Martinez called the regular meeting held on Tuesday July 20, 2021 to order at 6:00 p.m. at the City of Alamo Municipal Building. Mayor Diana Martinez led the Pledge of Allegiance and Melisa Gonzales led the Invocation.

C. Presentations and Announcements

Special Projects Director Melisa Gonzales announced Music in the Park will be this Friday starting at 7:30pm, in addition mosquito spraying will continue after our inclement weather.

D. Consideration and Action to approve the minutes for the first regular meeting of July 06, 2021.

Commissioner Robert De La Garza motioned to approve, and Mayor Pro-Tem Okie Salinas seconded. Motion carried.

E. Discussion and Presentation by PFM Financial Advisors regarding the City of Alamo General Obligation Refunding Bonds, Series 2021.

Mr. David Gonzales from PFM Financial Advisors stated these are refunding opportunities for the city, it will not increase any debt. Extending this option is only replacing current interest rates. Just this week rates have dropped 10-15 basis points which is a 1.2 compared to 3 weeks ago we were at a 1.8, if you are able to lock the rates currently you are looking at a 0.3%. If this is done, then the city is looking at a savings of \$311, 875 and percentage savings of 6.75%.

City Attorney Rick Palacios asked what are the projected expenses to refund, opposed to what the savings will be.

Mr. David Gonzales responded according to this analysis the expenses are already included in the savings already, we are planning to do an open market bonds sale. Which means we will have open rating agencies and bond counsels, attorney general offices and etc. If we seek out local and national banks we can see savings with underwriters and the cost is already included in the savings.

F. Consideration and Action to engage a Bond Counsel for the City of Alamo, Texas

No action taken

G. Consideration and action to Approve the Memorandum of Agreement with the Alamo Crime Stoppers.

Special Projects Director Melisa Gonzales asked to approve this Memorandum of Agreement. It sets the terms and understanding between Alamo Crime Stoppers and the Alamo Police Department.

Commissioner Robert De La Garza motioned to approve, and Commissioner Pilar Garza seconded. Motion carried.

H. Consideration and action to Approve an Ordinance to amend the General Fund for the completion of the ARTIE Citizen Drop-Off Site Project.

Special Projects Director Melisa Gonzales stated with prices going up the grant was not enough to cover the cost, we ask to amend the budget by \$6,500 and grant this bid to American Steel and Metal for \$21,156.45.

Commissioner Robert De La Garza motioned to approve, and Commissioner Pilar Garza seconded. Motion carried.

I. Consideration and Action to Approve an Ordinance Approving a Negotiated Resolution between the City of Alamo and Texas Gas Service.

City Manager Robert Salinas stated back on April 29, 2021, Texas Gas Service Company filed for a rate increase pursuant to the Cost of Service Adjustment tariff adopted by the Rio Grande Valley Service Area Cities. TGS claimed an entitlement to rate relief under the tariff in the amount of \$4,262,987 on a system-wide basis. Attorney, Thomas Brocato, and consultant, Karl Nalepa, relied upon by the city coalition to review the TGS filing and negotiated and agreed to recommend a settlement of \$3,842,357.

Commissioner Robert De La Garza motioned to approve, and Mayor Pro-Tem Okie Salinas seconded. Motion carried.

J. Consideration and Action Regarding the Proposed Fees for the TML Intergovernmental Risk Pool.

City Manager Robert Salinas stated we received the proposed new fees for our TML Intergovernmental Risk Pool. They handle all of our General Liability, Auto, Property, and Worker's Compensation Insurance. As you can see our various coverages have gone up by approximately \$56,750. This is due to a combination of lawsuits, accidents, & property damage that occurred over the past year. The more the occurrences, the more our insurances increase. The question before you is whether we should accept the increase and try to be more diligent throughout the next year with the hopes of reducing the costs of our insurance next year or attempt to go out for bids, there was an increase of 19% but not compared to our health insurance with an increase of 1%.

Mayor Pro-Tem Okie Salinas asked is this something we have to decided right now or can we look for rates

City Manager Robert Salinas asked HR by when do we need to renew this

HR Director Alicia Cano responded by October 1

Mayor Okie Salinas motioned to go out for proposals, and Commissioner Robert De La Garza seconded. Motion carried.

K. Consideration and Action Regarding the Possible Waiver of Subdivision Requirements as requested by Zares, LLC for property located at 211 E. Business 83

Mayor Diana Martinez asked for the record who placed this item on the agenda

City Manager Robert Salinas responded Mayor Pro-Tem Okie Salinas, he continued within the packet there is a letter from Zares, LLC regarding the Flea Market property they did ask for a delayed payment last year. Fast-forward a year, Mr. Cazares sold the property and is asking to waive the fees, Crockett street is currently being widened with this project, the cost will be reduced to an escrow fee of \$17,443.54, as far as with our ordinance we will require him to pay the escrow fee and take care of the other requirements such as provide proof of exclusion from the water district, provide a street light along Crockett Ave., Must escrow 5' sidewalks along Crockett Ave. in the amount of \$6,480.000. May be required an additional fire hydrant if improvements are more than 300' from and existing fire hydrant, must connect to existing sanitary sewer or provide an OSSF (septic tank) system if approved by city engineer.

Mayor Diana Martinez asked does the new property owner know about this?

City Manager Robert Salinas responded he is not sure, but he did speak to the new owner and was given the all the information. He stated if this is approved it will be difficult in the future to deny others in the future.

Mayor Pro-Tem Okie Salinas asked you can make a recommendation with the adjustment

City Manager Robert Salinas responded yes, the reduction of \$7,000

Mr. Alberto Cazares thanked the commission for the opportunities but with COVID it was difficult to maintain the property. He continued to state when he was asked to pay for the sidewalk he did pay the \$6,000. As far as the \$24,000 he will be the only one paying, which is not fair, especially when he wants to bring new business.

Mayor Pro-Tem Okie Salinas motioned to reduce the fees as recommended by the City Manager and Commissioner Pilar Garza seconded.

Mayor Diana Martinez and Commissioner Robert De La Garza in Dissent

Due to the 2-2 Vote, no action taken

L. Presentation of Departmental Reports

Mayor Diana Martinez thanked Public Works for the paving of Border Rd. she also asked about the video of promoting Alamo, when will that come out? She also thanked Mauricio Diaz from TXDoT on fixing the light on Ridge and Alamo Rd.

City Manager Robert Salinas responded the video will be out this month

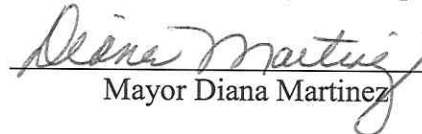
Departmental Report presentations were included in the commissioner's packet, no comments from the City Commission.

CITIZEN PARTICIPATION: Five minutes per person with no response from the City
No citizen participation

I. ADJOURNMENT

Citizens are encouraged to sign the attendance sheet.

There being no further business, Mayor Diana Martinez adjourned the meeting at 6:30 pm



Mayor Diana Martinez

ATTEST:



Alexandra Rangel, City Secretary



