

The Board of Commissioners for the City of Alamo, Texas met for the Regular Meeting held on Tuesday, December 3, 2024 at 6:00 p.m., at the City of Alamo Municipal Building.

COMMISSION PRESENT:

Mayor J.R. Garza
Okie Salinas, Mayor Pro-Tem
Pete Morales, Commissioner
Roel Leon Moreno Jr, Commissioner
AJ Garcia, Commissioner

COMMISSION ABSENT:

STAFF PRESENT:

Robert L. Salinas, City Manager	Alexandra Rangel, Assistant City Manager
Rick Palacios, City Attorney	Sergio Zavala, Planning Director
RC Flores, Fore Chief	Saul Solis, Police Chief
Alex Oyoque, Museum Director	Jose Tamez, Library Director
Isauro Trevino, AEDC Consultant	Ronnie Cruz, City Engineer
Arturo Aguirre, Human Res. Director	Adela Perez, Purchasing Agent
Sandra Chavez, Parks & Rec. Director	Michael Torres, IT Director
Juan Ornelas, Assistant Public Works Dir.	Nina Chavez, Creative Producer

I. CALL MEETING TO ORDER

Mayor J.R. Garza called the special meeting held on Tuesday December 3rd, 2024 to order at 6:00 p.m. at the City of Alamo Municipal Building. City Manager Robert L. Salinas led the Pledge of Allegiance and Pastor Tuttle led the Invocation.

Presentation and Announcements

- Alamo Chamber of Commerce Executive Director Leticia Luna stated that they have presented the Alamo Chamber of Commerce Audit for 2023-2024. The Alamo Chamber of Commerce aims to boost revenue and implement innovative ideas, including a proposed tax rate increase, to support sustainable growth and strengthen the community's economic foundation.*
- Assistant City Manager Alexandra Rangel invited everyone to our annual Christmas Parade and Tree Lighting this upcoming December 13th, 2024 from 6:30 to 9 p.m.. Starting at Alamo Road, turning east on old 83 and ending at Downtown Central Park.*
- Commissioner AJ Garcia announced the Mighty Wolverine Band Color Guard Winter Concert on December 10th, 2024 at 6p.m. at the Robert Gomez Jr. Auditorium. This event is free admission.*
- Commissioner Pete Morales congratulated all the City of Alamo employees who helped with all the Christmas Decorations.*
- Commissioner Roel Leon Moreno Jr. stated that the City of Alamo employees will be participating in the City of Alamo Department Games on December 7th, 2024 starting at 10 a.m.*
- AEDC Consultant Isauro Trevino stated that the Alamo Economic Development Center presented gift bags to the City Commission and City Management that include some swag items and a "Shop in Alamo" shirt. He finished by congratulating the City for caring the AA-rating with standard and poor.*

Public Comments

- Alex Cruz stated that he was there to speak on behalf of his parents Alejandro and Lorenza Cruz. His parents had a missing cat that has been located and it was found in a decommissioned irrigation pipe. He is requesting help to get the cat out of the pipe.*
- Gabriel Aguilar congratulated the City Commission for their hard work and dedication.*

II CONSENT AGENDA

All consent agenda items are considered routine by the City Commission 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 Commission May Take Various Actions; Included But Not Limited To Rescheduling An Item In Its Entirety For A Future Date Or Time. The City Commission May Elect To Go Into Executive Session Item At Any Time During The Meeting When Authorized By The Provision Of The Open Meetings Act.

1. *Consideration and Action to Approve the minutes for a special meeting on November 6, 2024.*
2. *Consideration and Action to Approve the minutes for a regular meeting on November 19, 2024.*
3. *Consideration and Action to Approve the minutes for a special meeting on November 21, 2024.*
4. *Consideration and Action to a Resolution and Road Closure for the Our Lady of Guadalupe Procession on December 12, 2024.*
5. *Consideration and Action to introduce the “Bike Patrol Operations” policy in to the Alamo Police Department Policy and Procedures.*
6. *Discussion and Possible Action on an Ordinance to Amend Title 3 ‘Business and License Regulations’, Chapter 2 ‘Liquor Control’, to designate another city official to process TABC administrative processes; and to include a measure of reasonable flexibility on mandatory communication with the local TACBC license holder.*
7. *Discussion and Possible Action on an Ordinance to amend Title 3 ‘Business and License Regulations’, Chapter 5 ‘Junk Yards’, Section 3-5-3- (B) ‘Conditions of License’ , to specify that piled items within the junk yard to not be visible from nearby street levels.*
8. *Discussion and Possible Action on an Ordinance adding Section 10-3-6 (D) (2) in the ‘Vehicle Parking’ Code to exempt certain center city Blacks form off-street parking requirements when such lots are afforded On-street Parking.*
9. *Discussion and Possible Action to Amend Section 9-5-4- (A) (3) to reference the Building/Fire Codes on separation of structures being viable codes to apply to meet the intent of setback seperation on a Mobile Home/RV Park development.*

Commissioner Roel Leon Moreno Jr. Motioned to approve Consent Agenda items 1, 2, 3, 4, 5, 6, 7, 8 and 9, Commissioner Pete Morales seconded. Motion carried.

III. Regular Agenda

- D. Presentation of the 2023-2024 Audit for the Alamo Chamber of Commerce.**

Mayor J.R. Garza stated that the City Commission had legal questions in regards to this item so they will further discuss it in Executive Session.

- E. Consideration and Possible Action to select a contractor for Roof Renovations at Fire Station No. 2 and Alamo Youth Center Building.**

Purchasing Agent, Adela Perez stated that The City solicited sealed proposals for professional contractors for the Roof Renovations at Fire Station No. 2 and Alamo Youth Center Building. The solicitation for services was advertised on September 18th & 25th with bid opening on October 8th. 6 bids were received and evaluated by the City Staff and Project Architect Charlie Garcia:

<u>Rank</u>	<u>Firm</u>	<u>Quote</u>	<u>Score</u>
1.	Millennial General Contractors	\$187,357.00	264
2.	SLR Building Contractors	\$245,125.00	249
3.	Tadco Roofing, LLC	\$234,800.00	248
4.	Rio United Builders, LLC	\$247,126.00	242
5.	South TX BuildCon, LLC	\$236,070.00	237
6.	JGA Roofing Systems, LLC	\$296,640.00	215

Staff/used various criteria in determining the scores of the firms, cost, reputation, quality of goods, experience, and work done with the City of Alamo. This document outlines the bids received and the evaluation process. Staff's Recommendation: Approve award to Millennial General Contractors for \$187,357.00.

Commissioner Roel Leon Moreno Jr. asked whether the City provides a scope of work document when requesting bids.

Purchasing Agent Adela Perez responds yes.

Mayor Pro Tem Okie Salinas asked Project Architech Charlie Garcia if everything was taken care of as per their last meeting.

Project Architech Charlie Garcia answered yes. When the pre bid package was put together, it included the recommendations and updates for these renovations.

Commissioner Roel Leon Moreno Jr asked if he has worked with this contractor before?

Charlie Garcia stated that while he hasn't worked directly with that contractor, he is familiar with the contractors they collaborate with and is confident in their ability to complete the work. Additionally they are using the manufacturer that they recommended.

Mayor Pro Tem Okie Salinas asked if the Millennial General Contractors offered warranty?

Charlie Garcia answered yes, they offer manufactured warranty as well as craftman ship warranty as well at least one year with an option to go to two on both projects.

Mayor Pro Tem Okie Salinas asked since the buildings are old, were there significant changes in the materials that will now be used for the renovation.

Further was discussed in regards to the renovations.

Commissioner Roel Leon Moreno Jr. motioned to approve, Commissioner Pete Morales seconded. Motion carried.

F. Consideration and Action Regarding Advertising Proposals; De Shopping on Texas Magazine and Alamo Billboard Proposal.

City Manager Robert L. Salinas stated that the City of Alamo is seeking commission approval for the following advertising proposals to enhance city communication, visibility, and outreach efforts:

1. De Shopping on Texas Magazine – Half or full Page ad
 - a. Half color page ad – One Year contract:
 - i. Monthly Payment \$685
 - ii. Added Value:
 1. One post per month on Facebook and Instagram, reaching over 63,600 followers – (\$50 value per month).
 2. One time use of a full page ad by combining two half-page spaces
 3. (proposed for Alamo's 100-Year Celebration).
 4. One – time inclusion of a ½ page editorial

2. *Alamo Billboard Proposal – Autopista Monterrey – Reynosa*
 - a. *Location: Autopista Monterrey – Reynosa (strategically positioned for high visibility).*
 - b. *One Year Contract*
 - i. *Monthly Payment \$650*
 - ii. *Includes one free vinyl and installation (\$600 value).*

Staff recommendation: Staff recommends approval for the De Shopping on Texas Magazine half or full-page ad contract. This recommendation is based on the following:

- *The added value provides increased visibility on digital platforms, which complements traditional print exposure.*
- *The flexibility to use ad space for key city initiatives, aligns with communication goals.*
- *Social media and editorial support provide a well-rounded advertising strategy.*

Alternatively, staff also recommends consideration of the Alamo Billboard Proposal. The location provides valuable visibility to cross-border and regional travelers, with the added benefit of included setup costs. Both options offer value and alignment with the city's communication goals.

Mayor Pro Tem Okie Salinas suggested for the City of Alamo Hotels be promoted.

Commissioner Roel Leon Moreno Jr. motioned to approve half a page, Commissioner Pete Morales seconded. Motion carried.

G. Consideration and Action Regarding a Request to allow the Alamo Crimestoppers to use the Alamo Sports Complex for an event to be held on May 24, 2025.

City Manager Robert L. Salinas stated that a request was submitted by the Alamo Crime Stoppers for a baseball tournament to be held on May 24, 2025 at the Alamo Sports Complex. As per ordinance 85-11-22, the City Commission granted authority to the City Manager to authorize street closures and certain uses of city facilities, however I do not have the authority to waive the fees for the use of such facilities. According to the park code the rental fee for the Sports Complex for a non-profit user is \$75.00 per field, plus a \$100 deposit. The Crimestoppers are asking for the City Commission to waive the park use fee for their baseball tournament. Recommendation, since the event is a civic oriented event, and since the Crimestoppers are a non-profit entity, whose whole purpose is to raise funds to aid the Alamo Police Department, staff recommends approval of the waiver.

Alamo Police Officer Eddie Garza emphasized the need for at least two fields for their event, highlighting the large number of participating teams and requesting the fee be waived. He also detailed how the Alamo Crime Stoppers secure funding and utilize those resources to support their initiatives.

Mayor Pro Tem Okie Salinas motioned to approve the request, wave the fees and use all 4 fields, Commissioner AJ Garcia seconded. Motioned carried.

EXECUTIVE SESSION:

The City Commission will convene in Executive Session, in accordance with Texas Open Meetings Act, Vernon's Texas Statutes and Codes Annotated, Government Code, Chapter 551, Subchapter D, Exceptions To Requirement That Meetings Be Open. The City Commission reserves the right to go into executive session on any item listed in the Agenda Notice 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. Subject to the foregoing reservation, the following are to items to be discussed in executive session:

Mayor J.R. Garza called to executive session at 6:25 p.m.

1. Pursuant to Texas Government Code §551.071 Consultations with Attorney:

- a. Discussion regarding the 2025 Watermelon Festival & 4th of July Freedom Bash (Vendors, Musical Acts, Alcohol Sales, Fees)
- b. Presentation of the 2023-2024 Audit for the Alamo Chamber of Commerce.

OPEN SESSION:

The City Commission will convene in Open Session to take necessary action, if any, in accordance with Texas Government Code, Chapter 551, Open Meetings, Subchapter E, Procedures Relating to Closed Meeting, § 551.102, Requirement To Vote Or Take Final Action In Open Meeting.

Mayor J.R. Garza open session at 8:27 p.m.

1. Consideration and Action to approve the 2025 Watermelon Festival and 4th of July Freedom Bash (Vendors, Musical Acts, Alcohol Sales, Fees).

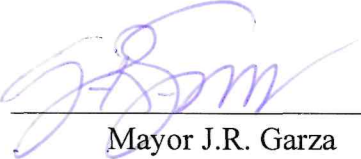
Commissioner Pete Morales motioned to approve, Commissioner AJ Garcia seconded. Motion carried.

CITIZEN PARTICIPATION: Five minutes per person with no response from the City Commission. Residents must sign up prior to the city meeting.

I. ADJOURNMENT

Citizens are encouraged to sign the attendance sheet.

There being no further business, Mayor J.R. Garza adjourned the meeting at 8:28 p.m.



Mayor J.R. Garza

ATTEST:



Alexandra Rangel, Assistant City Manager