

RENARD U. JOHNSON  
MAYOR

DIONNE MACK  
CITY MANAGER



CITY COUNCIL  
ALEJANDRA CHÁVEZ, DISTRICT 1  
JOSH ACEVEDO, DISTRICT 2  
DEANNA MALDONADO-ROCHA, DISTRICT 3  
CYNTHIA BOYAR TREJO, DISTRICT 4  
IVAN NIÑO, DISTRICT 5  
ART FIERRO, DISTRICT 6  
LILY LIMÓN, DISTRICT 7  
CHRIS CANALES, DISTRICT 8

**CITY COUNCIL WORK SESSION MINUTES**  
**November 17, 2025**  
**COUNCIL CHAMBERS, CITY HALL AND VIRTUALLY**  
**9:00 A.M.**

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The City Council met at the above place and date. The meeting was called to order at 9:05 a.m. Mayor Renard Johnson was present and presiding. The following Council Members answered roll call: Alejandra Chávez, Josh Acevedo, Deanna Maldonado-Rocha, Cynthia Boyar Trejo, Ivan Niño, and Art Fierro. Late arrival: Lily Limón and Chris Canales at 9:01 a.m.  
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**AGENDA**

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1. Discussion and action on the City of El Paso's Internal Audit Current State, Maturity, and Needs Assessment, prepared by Weaver and Tidwell, LLP.

The following Weaver and Tidwell, LLP associates presented a PowerPoint presentation (copy on file in the City Clerk's Office):

- Mr. Brandon Tanous, Engagement Partner
- Ms. Holly Hart, Director

Mayor Johnson and Representatives Chávez, Acevedo, Maldonado-Rocha, and Niño commented.

The following City Staff members commented:

- Ms. Liz De La O, Deputy Chief Internal Auditor
- Mr. Miguel A. Montiel, Internal Audit Manager

Ms. Patricia Osmond, citizen, commented.

Motion made by Representative Acevedo, seconded by Representative Chávez, and unanimously carried to **ADOPT** the City of El Paso's Internal Audit Current State, Maturity, and Needs Assessment recommendations, prepared by Weaver and Tidwell, LLP.

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón and Canales.

NAYS: None

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2. Envision El Paso Comprehensive Plan Update: Housing Needs Assessment.

Mr. Matt Prosser, Principal, Economic & Planning Systems, Inc., presented a PowerPoint presentation (copy on file in the City Clerk's Office).

Mayor Johnson and Representatives Chávez, Acevedo, Boyar Trejo, Niño, Limón and Canales commented.

Ms. Nickole H. Rodriguez, Community & Human Development Director, commented.

Ms. Carmen Rodriguez, citizen, submitted a statement of support to be entered into the record.

**NO ACTION** was taken on this item.

3.

### RESOLUTION

**WHEREAS**, as part of Envision El Paso, the Urban Planning and Design Division is reviewing and updating housing policy recommendations to ensure they reflect best practices, address community needs, and support a balanced and sustainable housing market; and

**WHEREAS**, to support this effort, the Urban Planning and Design Division proposes the formation of a Cross-Functional Team (“CFT”) comprised of City Council Members representing diverse districts and perspectives; and

**WHEREAS**, the purpose of the CFT is to learn about urban planning principles and best practices, understand existing housing policies and ordinances, discuss and evaluate strategies to support housing generation throughout the city, provide unique insight regarding the housing needs and conditions within their respective districts, develop recommendations and strategies, including potential new policies, for City Council consideration; and

**WHEREAS**, the proposed CFT will include representatives from Districts 1, 3, 4, and 5 to ensure diverse geographic and socioeconomic representation of El Paso’s housing conditions; and

**WHEREAS**, the CFT will meet monthly in person for one-hour workshops designed to share information, pose key questions, and facilitate discussion and recommendations among participants; and

**WHEREAS**, the CFT will operate through the adoption of Envision El Paso and during the implementation phase of the housing strategy that results from this comprehensive plan; and

**WHEREAS**, City Council finds that establishing this CFT will promote collaboration, enhance understanding of urban housing challenges, and strengthen the City’s approach to achieving equitable and sustainable housing opportunities for all residents.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EL PASO, TEXAS, THAT:**

That the City Council hereby approves the formation of a Cross-Functional Team on Housing Policy as part of Envision El Paso, to include representatives from Districts 1, 3, 4, and 5, to advise and collaborate with the Urban Planning and Design Division on housing policy recommendations aligned with the City’s strategic goals and community vision.

Ms. Marcella A. Attolini, Urban Planning and Design Manager, presented a PowerPoint presentation. (copy on file in the City Clerk's Office).

Ms. Carmen Rodriguez, citizen, submitted a statement of support to be entered into the record.

Motion made by Representative Niño, seconded by Representative Canales, and unanimously carried to **APPROVE** the Resolution.

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón, and Canales

NAYS: None

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4. Presentation and discussion providing an overview of the Transportation User Fee process requirements, key policy considerations, and next steps.

Representatives Chávez and Canales commented.

The following members of the public submitted statements of opposition to be entered into the record:

- Ms. Vanessa Williams
- Ms. Angel Ulloa
- Ms. Eileen Karlsruher
- Mr. Enrique Ortiz
- Mr. Javier Acosta
- Mr. Joe Ables
- Ms. Laura Roberts
- Mr. Mauricio Murguía
- Ms. Melissa Robertson
- Mr. Ryan Henry
- Ms. Susan Mucha
- Mr. Phillip Thomas Laign, Jr.
- Mr. Stafford W. Thurmond

Motion made by Representative Limón, seconded by Representative Fierro, and carried to **DELETE** the item.

AYES: Representatives Chávez, Boyar Trejo, Niño, Fierro, and Limón

NAYS: Representatives Acevedo, Maldonado-Rocha, and Canales

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5. **RESOLUTION**

**WHEREAS**, Texas Gas Service Company, a division of ONE Gas, Inc., ("TGS" or the "Company"), a gas utility, distributes natural gas within the city limits of the City of El Paso pursuant to a franchise originally granted to Southern Union Company on February 22, 2000, then assigned to ONEOK, Inc., and subsequently assigned to ONE Gas, Inc., the parent company of TGS; and

**WHEREAS**, on June 30, 2025, TGS, filed with the City of El Paso its *Statement of Intent*

*of Texas Gas Service Company, a Division of ONE Gas, Inc. to Increase Rates within the Company's Incorporated Areas of Central-Gulf, West North, and Rio Grande Valley Services Areas ("Application"), and proposed that the rate change should be effective in thirty-five (35) days from that filing date; and*

**WHEREAS**, pursuant to the Gas Utility Regulatory Act ("GURA"), Texas Utilities Code Section 103.001, the City of El Paso has exclusive original jurisdiction over the rates, operations, and services of TGS within the city limits of the City of El Paso; and

**WHEREAS**, on July 21, 2025, the City Council, as local regulatory authority, suspended the proposed rate change for a period of ninety (90) days beyond the date the change would otherwise be effective in order to determine whether the rates are appropriate, fair, just, and reasonable to ratepayers; and

**WHEREAS**, the City of El Paso hired and directed legal counsel and rate consultants to prepare a response to TGS's requested system-wide rate increase and proposed consolidation of service areas, and

**WHEREAS**, the City Council finds that the rates and proposed consolidation of services areas proposed by TGS's rates are unreasonable and unjustified, and the rate request and consolidation should be denied; and

**WHEREAS**, the City Council has determined that the amount of the rate increase request, proposed consolidation of service areas, rate class changes, and the rate design proposals in the Company's Statement of Intent are unreasonable; and

**WHEREAS**, the City Council has determined that the appropriate action in light of the nature of the filing is to deny the request in its entirety; and

**WHEREAS**, GURA § 103.022 provides that reasonable costs of services incurred by the City of El Paso for participating in or conducting ratemaking activities are to be reimbursed by the regulated utility.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EL PASO:**

1. That the Application, including the proposed rate increase, consolidation of service areas, rate class changes, and rate design changes identified in the Company's Statement of Intent filed on June 30, 2025, are in all things denied.
2. That TGS is directed to reimburse all reasonable rate case expenses incurred by the City in relation to the Application.
3. That the City Manager shall so notify TGS by having a copy of this Resolution delivered or mailed to the Chief Executive Officer of the Company.

Mr. Matthew G. Marquez, Assistant City Attorney, presented a PowerPoint presentation (copy on file in the City Clerk's Office).

Ms. Stacey McTaggart, Rates and Regulatory Director with Texas Gas Company, presented PowerPoint presentation on behalf of the company (copy on file in the City Clerk's Office).

Mayor Johnson and Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón, and Canales commented.

Mr. Vince Perez, Texas State Representative for House District 77, commented.

The following members of the public commented:

- Mr. Gabrielle Regalado
- Mr. Francisco Tarin
- Ms. Angel Ulloa
- Ms. Veronica Carbajal
- Mr. Wesley Lawrence
- Mr. Felipe Acuna
- Ms. Patricia Osmond
- Mr. Saul Gonzalez
- Mr. Joshua Simmons

The following members of the public submitted statements of opposition to be entered into the record:

- Ms. Cindy Franco
- Ms. Jenny Solo
- Ms. Tasha Stewart
- Ms. Gabriela Keast
- Mr. Brian Davis
- Ms. Melissa Diaz
- Ms. Ann L. McDonnell
- Ms. Brenda Perez
- Mr. & Mrs. Ricardo & Cynthia Pacheco
- Ms. Michelle Zamora
- Ms. Flor Castillo
- Ms. Irma Esparza
- Ms. Reyna Esparza
- Ms. Itzel Soto
- Ms. Vianey Contreras Alderete
- Mr. Mark Davis
- Ms. Easter Crawford
- Ms. Ruth Alexander
- Mr. Mark Hubbart
- Mr. Francisco Eduardo Tarin Velazquez
- Ms. Cheryl Greer
- Ms. Guillermina Shiozaki
- Mr. William Thurmond Stafford
- Ms. Kay Bailey
- Ms. Katherine Gilliam
- Mr. Joe Ables
- Mr. Jorge Acosta
- Ms. Donna Almada
- Mr. Nathan Coleman

- Ms. Guadalupe Robledo
- Ms. Denise De La Rosa
- Ms. Cinda Cotham
- Mr. Raymundo
- Mr. Ricardo Vilardell
- Ms. Teresa Martinez
- Ms. Linda Macias
- Ms. Deborah Torres
- Ms. Araceli Barnard
- Ms. Cassandra Urrutia on behalf of State Senator César Blanco, District 29
- Mr. Ron Betts
- Mr. Juan Martinez
- Mr. Jeffery Zimmerly
- Ms. Arleen Lopez
- Mr. Michael Parra & Mr. Ed Beckman
- Mr. Randy McGraw
- Mr. Erik Nordquist
- Ms. Mary Woodruff
- Ms. Amy Hernandez on behalf of Texas House Delegation Representatives Joe Moody, Mary Gonzalez, Eddie Morales, Claudia Ordaz, and Vince Perez
- Mr. Jose R. Torres
- Mr. Scott Hansen
- Ms. Gloria Jimenez
- Sembrando Esperanza Coalition
- Christine Flora

Motion made by Alternate Mayor Pro Tempore Fierro, seconded by Representative Limón, and unanimously carried to **APPROVE** the Resolution.

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón, and Canales

NAYS: None

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**EXECUTIVE SESSION**

Motion made by Representative Niño, seconded by Representative Fierro, and unanimously carried that the City Council **RETIRE** into **EXECUTIVE SESSION, for Items EX1, EX2, and EX4**, at 11:04 a.m. pursuant to Section 3.5A of the El Paso City Charter and the Texas Government Code, Sections 551.071 - 551.089 to discuss the following items:

Section 551.071 CONSULTATION WITH ATTORNEY

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón, and Canales

NAYS: None

Motion made by Representative Limón, seconded by Representative Boyar Trejo, and unanimously carried to **ADJOURN** the Executive Session at 12:19 p.m. and **RECONVENE** the meeting of the City Council at which time motions were made.

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón, and Canales

NAYS: None

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**EXECUTIVE SESSION**

Motion made by Representative Limón, seconded by Representative Fierro, and unanimously carried that the City Council **RETIRE** into **EXECUTIVE SESSION, for Items EX3, EX5, EX6, and EX7**, at 2:25 p.m. pursuant to Section 3.5A of the El Paso City Charter and the Texas Government Code, Sections 551.071 - 551.089 to discuss the following items:

Section 551.071 CONSULTATION WITH ATTORNEY

Section 551.072 DELIBERATION REGARDING REAL PROPERTY

Section 551.087 DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón, and Canales

NAYS: None

Motion made by Representative Limón, seconded by Representative Chávez, and unanimously carried to **ADJOURN** the Executive Session at 3:31 p.m. and **RECONVENE** the meeting of the City Council at which time motions were made.

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón, and Canales

NAYS: None

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**EX1.** Statement of Intent of Texas Gas Service Company, a Division of ONE Gas, Inc. to Increase Rates within the Company's Incorporated Areas of Central-Gulf, West North, and Rio Grande Valley Service Areas - OS-25-00028202; HQ#UTILITY-67 (551.071)

**NO ACTION** was taken on this item.

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**EX2.** Legal Consultation regarding municipal transportation user fees. HQ #23-1161 (551.071)

**NO ACTION** was taken on this item.

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**EX3.** William C. Haywood v. El Paso Police Department et. al; Cause No.: 3:20-CV-00114 (551.071)

**NO ACTION** was taken on this item.

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**EX4.** Joseph Pickett v. City of El Paso; Cause No.:2024DCV5250 (551.071)

**NO ACTION** was taken on this item.

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**EX5.** Application of El Paso Electric Company for Approval of an Amended Distribution Cost Recovery Factor - PUC#58910; HQ#UTILITY-73 (551.071)

Motion made by Mayor Pro Tempore Chávez, seconded by Representative Limón, and carried that the City Attorney in consultation with the City Manager be authorized to hire and retain outside counsel and any other necessary consultants, and to file an intervention in the *Application of El Paso Electric Company for Approval of an Amended Distribution Cost*

*Recovery Factor*, under the Texas Public Utility Commission, Docket No. 58910, in Matter Number HighQ Utility-73, and to take all steps necessary, including the execution of any required documents, in order to effectuate this authority.

Representative Acevedo verbally disclosed a \$1,750 contribution received from El Paso Electric Employee Political Action Committee.

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón and Canales

NAYS: None

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**EX6.** Discussion on economic development opportunities in Downtown El Paso, Texas HQ#25-6028 (551.087)

**NO ACTION** was taken on this item.

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**EX7.** Discussion on economic development opportunities in Downtown El Paso, Texas HQ#25-4395 (551.071) (551.072) (551.087)

**NO ACTION** was taken on this item.

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Motion made by Representative Limón, seconded by Representative Niño, and unanimously carried to **ADJOURN** the meeting at 3:33 p.m.

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón, and Canales

NAYS: None

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APPROVED AS TO CONTENT:

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Laura D. Prine, City Clerk