

**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

## **MINUTES FOR REGULAR COUNCIL MEETING**

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**June 24, 2025**  
**COUNCIL CHAMBERS, CITY HALL AND VIRTUALLY**  
**9:00 AM**

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### **9:00 AM PLEDGE OF ALLEGIANCE**

**IDEA Edgemere Public School at the Invitation of City Representative**  
**Deanna Maldonado-Rocha**

**Adrian Garcia**  
**Zoe Raymundo**  
**Eliana Lopez**  
**Julian Acosta**  
**Mildreth Olea**  
**Rebecca Cervantes**  
**Hector Garcia**  
**Luis Avalos**  
**Sebastian Gonzalez**

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### **MAYOR'S PROCLAMATIONS**

**Nina Tawney Day**

**You Eat I Eat**

**United States Army's 250th Birthday**

**Project BRAVO**

**El Paso Athletic Hall of Fame and El Paso Sports Commission Week**

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### **10:00 AM ROLL CALL**

The City Council of the City of El Paso met on the above time and date. Meeting was called to order at 10:02 a.m. Mayor Renard Johnson was present and presiding and the following Council Members answered roll call: Alejandra Chávez, Deanna Maldonado-Rocha, Cynthia Boyar Trejo, Ivan Niño, Art Fierro, and Chris Canales. Representative Limón participated virtually. Late arrival: Josh Acevedo at 10:22 a.m.

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### **INVOCATION BY EL PASO POLICE SENIOR CHAPLAIN DAVID MAYFIELD**

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**CALL TO THE PUBLIC (CITY RELATED NON-AGENDA ITEMS):**  
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The following members of the public commented:

1. Ms. Elizabeth Crawford
2. Ms. Claudia Contreras Siller
3. Mr. Ron Comeau
4. Ms. Barbara Valencia
5. Mr. Arnulfo Hernandez
6. Ms. Wally Cech submitted a statement to be entered into the record

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**PUBLIC COMMENT ON CONSENT AGENDA AND REGULAR AGENDA ITEMS**  
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Ms. Marcy Chavez, citizen, spoke on Item 43 of the Regular Agenda.

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**NOTICE TO THE PUBLIC**  
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**1<sup>ST</sup> MOTION**

\*Motion made by Mayor Pro Tempore Chávez, seconded by Representative Fierro, and unanimously carried to **APPROVE**, all matters listed under the Consent Agenda unless otherwise noted. (Items approved, postponed, or deleted pursuant to the vote on the Consent Agenda will be shown with an asterisk {\*}).

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

NAYS: None

**2<sup>ND</sup> MOTION**

Motion made by Representative Canales, seconded by Representative Fierro, and unanimously carried to **RECONSIDER** the consent agenda for Council Members to disclose campaign contribution from Doug Schwartz, applicant listed on item 11 of the agenda.

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

NAYS: None

**3<sup>RD</sup> AND FINAL MOTION**

\*Motion made by Representative Chávez, seconded by Representative Fierro, and unanimously carried to **APPROVE**, all matters listed under the Consent Agenda unless otherwise noted. (Items approved, postponed, or deleted pursuant to the vote on the Consent Agenda will be shown with an asterisk {\*}).

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

NAYS: None

- .....
1. \*Motion made, seconded, and unanimously carried to **APPROVE** the minutes of the Regular City Council Meeting of June 10, 2025.
- .....

**CONSENT AGENDA – REQUEST TO EXCUSE ABSENT CITY COUNCIL MEMBERS:**  
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2. **NO ACTION** was taken on this item.

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**CONSENT AGENDA – RESOLUTIONS:**  
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3. **\*RESOLUTION**

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

That the City Manager, or designee, be authorized to sign a Shoeshine Concession Agreement by and between the City of El Paso and Los Amigos Shoeshine for shoe shine services inside the El Paso International Airport Terminal Building, located at 6701 Convair Road, El Paso, Texas 79925, for 9.5% of gross receipts and an initial period of two (2) years with two (2) additional one(1) year options to extend.

4. **\*RESOLUTION**

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

That the City Manager, or designee, be authorized to sign Contract No. JSC-CC-2025-001 by and between the National Aeronautics and Space Administration ("Lessee" or "NASA") and the City of El Paso ("Lessor" or "City") for the lease of hangar and office space located at 8101 and 8201 Boeing Drive, El Paso, Texas 79925, for a one (1) year term and may be extended in one (1) year increments for up to nine (9) consecutive option years.

5. **\*RESOLUTION**

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

That the City Manager, or designee, be authorized to sign an Amendment to the Underground Electrical and Transformer Pad Easement to accommodate an electrical transmission line to provide electrical power to property in the vicinity of the El Paso International Airport, said easement more particularly described as:

Lot 2, Block 15, El Paso International Airport Tract Unit 11, filed for record in Volume 71, Page 29, Plat Records of El Paso County, Texas.

6. **\*RESOLUTION**

**WHEREAS**, TJW Aviation, LLC ("Lessee") entered into a General Aviation Commercial Ground Lease with the effective date of June 1, 1990, as Amended dated April 1, 1992; as Assigned dated January 27, 2004; as Assigned dated January 27, 2012 for property described as Portions of Lots 2 and 3, Block 4, El Paso International Airport Tracts, Unit 10, El Paso, El Paso County, Texas commonly known and numbered as 6805 Boeing Drive, El Paso, Texas, City of El Paso as ("Lessor") TJW Aviation, LLC as ("Lessee").

**WHEREAS**, Lessee has defaulted in its obligation to maintain compliance with all federal, state, and City airport rules and regulations as required by the Lease and has not satisfactorily complied with Lessor demands to cure such default.

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

That the Director of Aviation be authorized to terminate the Lease as set forth therein.

7.

**\*R E S O L U T I O N**

**WHEREAS**, Dade Aviation, Inc. ("Lessee") entered into a Non-Commercial Aviation Ground Lease (as amended, the "Lease") with an effective date of February 1, 2004, for Lots 25, 26, and 27, and a vacated portion of Boeing Drive, El Paso International Airport Tracts Unit 2, City of El Paso, El Paso County, Texas, municipally known and numbered as 7605 Boeing Drive, El Paso, Texas 79925 (the "Premises"); which Lease is by and between the City of El Paso, Texas (as "Lessor") and Dade Aviation, Inc. (as "Lessee").

**WHEREAS**, Lessee has defaulted in its obligation pay, when due, taxes, tax liens, and governmental charges as required by the Lease, abandoned the premises without the prior written consent of Lessor, and failed to provide proof of insurance to Lessor as required by the Lease and has not satisfactorily complied with Lessor demands to cure such default.

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

That the Director of Aviation be authorized to terminate the Lease as set forth therein.

8.

**\*R E S O L U T I O N**

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

**THAT** the City Manager, or designee, is authorized to sign the First Amendment to the Standard Form of Agreement by and between the City of El Paso and Jordan Foster Construction, LLC ("Design-Builder") for the project known as 2024-0272R Advanced Manufacturing District, to accept and incorporate the Design-Builder's Mobilization and Sitework Phases for the project in the amount of Forty-Nine Thousand One Hundred Eighty-Eight and 00/100 dollars (\$49,188.00); and

That the City Manager, or designee, be authorized to approve contract changes which are necessary for proper execution of the work and carrying out the intent of the project, which are in accordance with applicable law and do not make changes to the prices and are within the appropriate budget; and

That the City Manager be authorized to establish the funding sources and make any necessary budget transfers and execute any and all documents necessary for execution of this agreement.

9.

**\*R E S O L U T I O N**

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

That the City Manager or designee is authorized to sign a Memorandum of Understanding by and between the City of El Paso, El Paso Fire Department and the Texas Division of Emergency Management (TDEM), a member of the Texas A&M System (A&M System) and an agency of the State of Texas and the Texas Emergency Management Assistance (TEMAT) will allow employees and members to participate in emergency response and support at the request of the State of Texas. These activities are intended to help respond and recover from emergencies and disasters, and include specialized training activities for emergency responders to maintain TEMAT operational readiness for a term of five (5) years.

**\*R E S O L U T I O N**

**WHEREAS**, in accordance with Chapter 9.04 of the El Paso City Code, ERICKSON GEORGIA, referred to as owner, regardless of number, of the hereinafter described property, was given notice that said property constituted a public nuisance due to the accumulation of trash, vegetation and weeds or other objectionable, unsightly or unsanitary matter in violation of Chapter 9.04 of the El Paso City Code; and the owner failed to comply with due notices. In accordance with El Paso City Code Chapter 9.04, the Environmental Services Department proceeded to clean and dispose of the trash, vegetation, weeds or other rubbish; and

**WHEREAS**, the Director of the Environmental Services Department has reported the cost of doing such work in the amount hereinafter set forth.

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

1. The City Council determines its reasonable expenses including administrative costs and the cost of removing the accumulated trash, vegetation and weeds or other rubbish located on the property known as:

5155 Mount Abbott Dr, more particularly described as Lot 1031, Block 40, Mountain View Subdivision, City of El Paso, El Paso County, Texas, PID #M851-999-0400-7300

to be \$496.50, in accordance with the El Paso City Code Section 9.04.880 and the Texas Health & Safety Code Section 342.007. The City Council finds that the work was completed on the 30<sup>th</sup> day of May, 2023, and approves the costs described herein.

2. The City Council, in accordance with Chapter 9.04 of the El Paso City Code, declares the above total amount FOUR HUNDRED NINETY SIX AND 50/100 DOLLARS (\$496.50) to be a lien on the above described property, said amount being due and payable within ten (10) days from the date of City Council approval, and thereafter bearing ten percent (10%) interest per annum.

3. The City Clerk is directed to give notice of the lien by filing a copy of this Resolution for record with the County Clerk.

4. All records of the City Clerk's office relating to the proceeding against the above described property are made a part of this Resolution by reference.

**\*R E S O L U T I O N**

**WHEREAS**, in accordance with Chapter 9.04 of the El Paso City Code, GUTIERREZ ARMANDO JR, referred to as owner, regardless of number, of the hereinafter described property, was given notice that said property constituted a public nuisance due to the accumulation of trash, vegetation and weeds or other objectionable, unsightly or unsanitary matter in violation of Chapter 9.04 of the El Paso City Code; and the owner failed to comply with due notices. In accordance with El Paso City Code Chapter 9.04, the Environmental Services Department proceeded to clean and dispose of the trash, vegetation, weeds or other rubbish; and

**WHEREAS**, the Director of the Environmental Services Department has reported the cost of doing such work in the amount hereinafter set forth.

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

1. The City Council determines its reasonable expenses including administrative costs and the cost of removing the accumulated trash, vegetation and weeds or other rubbish located on the property known as:

333 Kitt Rd, more particularly described as Lot S 138.82 Ft Of W 76.88 Ft Of & E 78.96 Ft Of 5, MC CUNE'S Subdivision, City of El Paso, El Paso County, Texas, PID #M238-999-0010-2100

to be \$554..50, in accordance with the El Paso City Code Section 9.04.880 and the Texas Health & Safety Code Section 342.007. The City Council finds that the work was completed on the 21<sup>ST</sup> day of July, 2022, and approves the costs described herein.

2. The City Council, in accordance with Chapter 9.04 of the El Paso City Code, declares the above total amount FIVE HUNDRED FIFTY FOUR AND 50/100 DOLLARS (\$554.50) to be a lien on the above described property, said amount being due and payable within ten (10) days from the date of City Council approval, and thereafter bearing ten percent (10%) interest per annum.

3. The City Clerk is directed to give notice of the lien by filing a copy of this Resolution for record with the County Clerk.

4. All records of the City Clerk's office relating to the proceeding against the above described property are made a part of this Resolution by reference.

11.

**\*R E S O L U T I O N**

**A RESOLUTION APPROVING A DETAILED SITE DEVELOPMENT PLAN FOR A PORTION OF LOT 2, BLOCK 3, DESERT PASS SUBDIVISION UNIT 5, 191 GEM STREET, CITY OF EL PASO, EL PASO COUNTY, TEXAS, PURSUANT TO SECTION 20.04.150. THE PENALTY IS AS PROVIDED FOR IN CHAPTER 20.24 OF THE EL PASO CITY CODE.**

**WHEREAS**, CAMINO REAL INVESTMENTS I, LTD, (the "Owner") has applied for approval of a detailed site development plan which requires City Plan Commission and City Council approval. The detailed site development plan is subject to the development standards in the C-3/SC (COMMERCIAL/SPECIAL CONTRACT) **District** regulations and subject to the approved Detailed Site Development Plan signed by the Applicant, the City Manager and the Executive Secretary to the City Plan Commission. A copy of this plan is attached hereto as **Exhibit "B"\*\*\*** and is incorporated herein by reference for all purposes; and,

**WHEREAS**, a report was made by the staff to the City Plan Commission and a public hearing was held regarding such application;

**WHEREAS**, the City Plan Commission has approved and herein recommends Council approval of the subject detailed site development plan; and

**WHEREAS**, the City Council finds that the detailed site development plan meets all applicable requirements of the El Paso City Code:

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

1. Pursuant to requirements, the City Council hereby approves the detailed site development plan submitted by the Applicant, to permit business and medical offices as required under the **C-3/sc (Commercial/special contract)** District as per Section **20.04.150**, on the following described property, and as more particularly described by metes and bounds on the attached **Exhibit "A"\*\*\***, incorporated by reference, which is located in a **C-3/sc (Commercial/special contract)** District:

**A portion of Lot 2, Block 3, Desert Pass Subdivision Unit 5, 191 Gem Street, City of El Paso, El Paso County, Texas.**

2. A copy of the approved detailed site development plan, signed by the Applicant, the City Manager and the Secretary of the City Plan Commission, is attached hereto, as **Exhibit "B"\*\*\*** and incorporated herein by reference.
3. All construction and development on the property shall be done in accordance with the approved detailed site development plan and the development standards applicable in the C- 3/SC (COMMERCIAL/SPECIAL CONTRACT District regulations.
4. The Applicant shall sign an agreement to develop the property and to perform all construction thereon in accordance with the approved detailed site development plan and the standards applicable in the C-3/SC (COMMERCIAL/SPECIAL CONTRACT) District. Such agreement shall be signed and filed with the Zoning Administrator and the Executive Secretary of the City Plan Commission before building permits are issued.
5. This approval shall be void if construction on the property is not started in accordance with the approved detailed site development plan within four (4) years from the date hereof.

**\*\*Exhibits available at the City Clerk's Office.**

Mayor Johnson verbally disclosed a contribution received from Mr. Doug Schwartz.

Representative Chávez verbally disclosed a \$3,500 contribution received from Mr. Doug Schwartz.

Representative Acevedo verbally disclosed a \$500 contribution received from Mr. Doug Schwartz.

Representative Maldonado-Rocha verbally disclosed a contribution received from Mr. Doug Schwartz.

Representative Fierro verbally disclosed a \$2,500 contribution received from Mr. Doug Schwartz.

Representative Limón verbally disclosed a contribution received from Mr. Doug Schwartz.

Representative Canales verbally disclosed a contribution received from Mr. Doug Schwartz.

**WHEREAS, Christian Euzarraga** (hereinafter referred to as “Grantee”) has submitted an application for a Special Event Permit as per Chapter 13.38 (Special Events) of the El Paso City Code, for the use and closure of rights-of-way within the City of El Paso’s (hereinafter referred to as “the City”) for the **One Size Fits All Vintage Summer Smash Block Party from 5:00 pm to 10:00 pm on Saturday, July 19, 2025** (hereinafter referred to as the “Event”); and

**WHEREAS,** The Event will utilize both City and State rights-of-way; and

**WHEREAS,** The City of El Paso (hereinafter referred to as the “City”) has found the Event serves a public purpose; and

**WHEREAS,** The State of Texas (hereinafter referred to as the “State” owns and operates a system of highways for public use and benefit, including **Mesa Street** within El Paso, Texas; and

**WHEREAS,** 43 TAC, Section 22.12 establishes the rules and procedures for the temporary closure of portions of the State Highway System for periods of time exceeding four hours; and

**WHEREAS,** the State in recognition of the public purpose for the Event, provides a means of cooperating with the City for the temporary closure of State right-of-way, provided the closure is in accordance with the requirements of 43 TAC, Section 22.12 and the City enters into an Agreement for the Temporary Closure of State Right-of-Way for the Event (Form TEA 30A).

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

That the closure of rights-of-way within the City of El Paso for the **One Size Fits All Vintage Summer Smash Block Party, Saturday, July 19<sup>th</sup>, 2025 from 12:00 pm to 11:59 pm**, serves a public purpose of providing cultural and recreational activities for the residents and visitors of the City of El Paso, and in accordance with 43 TAC, Section 22.12, the City Manager be authorized to sign an Agreement For The Temporary Closure of State Right Of Way (Form TEA 30A) by and between the City of El Paso and the State of Texas, acting by and through the Texas Department of Transportation, for the temporary closure and use of State owned and operated street (s) in excess of four hours for portions of **Mesa Street between San Antonio Avenue and Overland Avenue.** upon the issuance of required permits from the City of El Paso and substantial conformity to the finalized TEA30 agreement between the City of El Paso and State of Texas Department of Transportation.

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13.

**\*R E S O L U T I O N**

**WHEREAS,** WSB is a regional government entity and non-profit organization established to act as an arm of the State of Texas to carry out the governmental functions of workforce development; and

**WHEREAS,** the Library and Parks and Recreation Department (“**Departments**”) offer a wide range of programs, youth outreach, and educational and career development services to the community including resume and job interview assistance services; and

**WHEREAS,** the parties wish to enter into this Agreement to provide a license to WSB for the use of the Main Branch Library and the Chamizal Community Center space to provide workforce training programs. The license is subject to the provisions noted within the Agreement that can be revoked at will and use of space is at the sole discretion of City.

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

That the City Manager, or designee, be authorized to sign License and Use Agreement for the City of El Paso Library and Parks and Recreation Department, and Workforce Solutions Borderplex (WSB), to formalize a longstanding programmatic partnership to allow for instruction and workforce development of public at Library and Park sites for five years. Partner will pay \$10,000 annually for City to use for programmatic expenses including but not limited to paid internships and trainings.

14.

**\*RESOLUTION**

**WHEREAS**, the City of El Paso ("City") is a municipal corporation organized and existing under the laws of the State of Texas and is a political subdivision of the State of Texas;

**WHEREAS**, the Texas A&M Transportation Institute ("TTI") is an agency of the State of Texas and a part of the Texas A&M University System;

**WHEREAS**, Chapter 791 of the Texas Government Code provides that any one or more public entities may contract with each other for the performance of governmental functions or services in which the contracting parties are mutually interested;

**WHEREAS**, the City is in need of various transportation studies, research, evaluations, and services related to transportation which may be provided by TTI;

**WHEREAS**, in 2020, the parties entered into a Master Interlocal Cooperation Agreement ("2020 Agreement") for TTI to provide various transportation studies, research, evaluations, and services related to transportation to the City on an as-needed basis;

**WHEREAS**, the 2020 Agreement will expire November 10, 2025;

**WHEREAS**, the City and TTI wish to enter into a new Master Interlocal Agreement to be effective November 11, 2025 for TTI to provide various transportation studies, research, evaluations, and services related to transportation to the City on an as-needed basis for a term of five years.

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

That the City Manager be authorized to sign a Master Interlocal Cooperation Agreement for transportation studies, research, evaluations, and other services by and between the City and TTI for TTI to provide various transportation studies, research, evaluations, and services related to transportation to the City on an as-needed basis, with said Master Interlocal Cooperation Agreement to be effective commencing November 11, 2025 for a term of five years.

**CONSENT AGENDA – BOARD RE-APPOINTMENTS:**

15. \*Motion made, seconded, and unanimously carried to **RE-APPOINT** Silvia Serna to the Animal Shelter Advisory Committee by Representative Josh Acevedo, District 2.

16. \*Motion made, seconded, and unanimously carried to **RE-APPOINT** Alfred Reeves to the AmeriCorps Seniors Advisory Council by Representative Alejandra Chávez, District 1.

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**CONSENT AGENDA – BOARD APPOINTMENTS:**  
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17. \*Motion made, seconded, and unanimously carried to **APPOINT** Raul Villagrana to the Committee on Border Relations by Representative Deanna Maldonado-Rocha, District 3.
18. \*Motion made, seconded, and unanimously carried to **APPOINT** Arvis Jones to the Fair Housing Task Force, as a regular member, by Representative Cynthia Boyar Trejo, District 4.
19. \*Motion made, seconded, and unanimously carried to **APPOINT** Luis "Sito" Negrón to the Historic Landmark Commission by Representative Chris Canales, District 8.
20. \*Motion made, seconded, and unanimously carried to **APPOINT** Robert Monarez to the Tax Increment Reinvestment Zone Number 5 by Mayor Renard U Johnson.

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**CONSENT AGENDA – APPLICATIONS FOR TAX REFUNDS:**  
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21. \*Motion made, seconded, and unanimously carried to **APPROVE** the tax refunds listed below and posted on the attachment with the agenda.
1. Cynthia Munoz, in the amount of \$4,347.88, made an overpayment on February 10, 2025 of 2024 taxes. (Geo. # 1689-999-1326-9842)
  2. Murphy Oil USA Inc, in the amount of \$43,474.74 made an overpayment on January 31, 2025 of 2024 taxes. (Geo. #P899-000-0000-0200)
  3. Corelogic Tax Services LLC, in the amount of \$2,572.53, made an overpayment on February 21, 2025 of 2024 taxes. (Geo. #V897-999-0060-0100)

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**CONSENT AGENDA - NOTICE FOR NOTATION:**  
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22. \*Motion made, seconded, and unanimously carried to **NOTE** the Special Projects, Discretionary Fund Expenditures, and P-Card Transactions for the period of April 21, 2025 - May 20, 2025, for Mayor, City Council Representatives, City Attorney's Office, City Manager's Office and staff.
23. \*Motion made, seconded, and unanimously carried to **NOTE** that City Representative Lily Limón attended a trip sponsored by Destination El Paso to Queretaro and Tequisquiapan, Mexico from May 28th through May 31st. The purpose of the trip was to promote tourism to the El Paso region. All expenses for the trip were incurred and paid for personally by Representative Limón with no costs incurred or paid for by the City of El Paso or taxpayers.

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**CONSENT AGENDA - BIDS:**  
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24. \*Motion made, seconded, and unanimously carried to **AWARD** Solicitation 2025-0345 Infield Baseball Mix to Desert Rock Co. for a term of three (3) years for an estimated amount of \$137,700.00. This contract will allow the purchase of infield mix used to build and maintain optimal playing conditions at park fields.

**Contract Variance:**

The difference based in comparison to the previous contract is as follows: An increase of \$87,701.00, for the initial term, which represents a 175.41% increase due to price increases, an additional year to the term of the contract and additional quantities.

|                               |                             |
|-------------------------------|-----------------------------|
| Department:                   | Parks & Recreation          |
| Award to:                     | Desert Rock Co.             |
| City & State:                 | El Paso, TX                 |
| Item(s):                      | All                         |
| Initial Term:                 | 3 Years                     |
| Option Term:                  | N/A                         |
| Total Contract Time:          | 3 Years                     |
| Year 1:                       | \$43,800.00                 |
| Year 2:                       | \$45,900.00                 |
| Year 3:                       | \$48,000.00                 |
| Initial Term Estimated Award: | \$137,700.00                |
| Option Term Estimated Award:  | N/A                         |
| Total Estimated Award:        | \$137,700.00                |
| Account(s):                   | 451-1000-51270-531130-P5114 |
| Funding Source(s):            | General Fund                |
| District(s):                  | All                         |

This was a Low Bid Procurement - unit price contract.

The Purchasing & Strategic Sourcing and Parks and Recreation Departments recommend award as indicated to Desert Rock Co., the lowest responsive responsible bidder.

It is requested that the City Manager be authorized to establish the funding sources and make any necessary budget transfers and execute any and all documents necessary for execution of this award.

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25. \*Motion made, seconded, and unanimously carried to **AWARD** Solicitation 2025-0429 Grounds Maintenance - City Facilities to Delta Unlimited LLC dba Delta Pest Control & Lawn Service for an initial term of three (3) years for an estimated amount of \$781,050.00. The award also includes a two (2) year option for an estimated amount of \$520,700.00. The total contract time is for five (5) years for a total estimated amount of \$1,301,750.00. This contract will provide exterior grounds maintenance services for designated areas surrounding City-owned facilities, including adjacent parkways, sidewalks, curbsides, and gutters.

**Contract Variance:**

The difference based in comparison to the previous contract is as follows: An increase of \$316,030.00 for the initial term, which represents a 32.06% increase due to additional locations being added and changes in the frequency of services.

|                               |                                                           |
|-------------------------------|-----------------------------------------------------------|
| Department:                   | Streets and Maintenance                                   |
| Award to:                     | Delta Unlimited LLC dba Delta Pest Control & Lawn Service |
| City & State:                 | El Paso, TX                                               |
| Item(s):                      | All                                                       |
| Initial Term:                 | 3 Years                                                   |
| Option Term:                  | 2 Years                                                   |
| Total Contract Time:          | 5 Years                                                   |
| Annual Estimated Award:       | \$ 260,350.00                                             |
| Initial Term Estimated Award: | \$ 781,050.00                                             |

|                              |                                    |
|------------------------------|------------------------------------|
| Option Term Estimated Award: | \$ 520,700.00                      |
| Total Estimated Award        | \$1,301,750.00                     |
| Account(s):                  | 532 - 2305 - 31040- 522260 - P3120 |
|                              | 532 - 1000 - 31040- 522260 - P3120 |
| Funding Source(s):           | General Fund Environmental Fee     |
| District(s):                 | All                                |

This was a Best Value Bid Procurement - unit price contract.

The Purchasing & Strategic Sourcing and Streets and Maintenance Departments recommend award as indicated to Delta Unlimited LLC dba Delta Pest Control & Lawn Service; the highest ranked bidder based on the evaluation factors established in the evaluation criteria for this procurement.

It is requested that the City Manager be authorized to establish the funding sources and make any necessary budget transfers and execute any and all documents necessary for execution of this award.

In accordance with this award, the City Manager or designee is authorized to exercise future options if needed.

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**REGULAR AGENDA – FIRST READING OF ORDINANCES:**  
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Motion made by Alternate Mayor Pro Tempore Fierro, seconded by Representative Maldonado-Rocha, and unanimously carried that the following Ordinances, having been introduced pursuant to Section 3.9 of the El Paso City Charter, be **ADVERTISED** for public hearing:

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

NAYS: None

- .....
- 26.** An Ordinance of the City Council of the City of El Paso, Texas, dissolving Tax Increment Reinvestment Zone Number Nine City of El Paso, Texas, and terminating the Board of Directors of the zone; providing a severability clause; and providing an effective date.
  - .....
  - 27.** An Ordinance of the City Council of the City of El Paso, Texas, dissolving Tax Increment Reinvestment Zone Number Ten, City of El Paso, Texas, and terminating the Board of Directors of the zone; providing a severability clause; and providing an effective date.
  - .....

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**PUBLIC HEARING WILL BE HELD ON JULY 8, 2025 FOR ITEMS 26 AND 27**  
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- 28.** An Ordinance changing the zoning of Lot 1, Block 1, River Run Subdivision Unit One, 1071 Country Club Road, City of El Paso, El Paso County, Texas from R-2/spc (Residential/special protective condition) to C-1 (Commercial) and imposing a condition. The penalty is as provided for in Chapter 20.24 of the El Paso City Code.

The proposed rezoning meets the intent of the Future Land Use designation for the property and is in accordance with Plan El Paso, the City's Comprehensive Plan.

Subject Property: 1071 Country Club Rd.

Applicant: Upper Valley Investment Corporation, PZRZ25-00007

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- 29.** An Ordinance releasing all conditions placed on property by Ordinance No. 9332 which changed the zoning of Lot 1, Block 1, River Run Subdivision Unit One, 1071 Country Club Road, City of El Paso, El Paso County, Texas. The penalty is as provided for in Chapter 20.24 of the El Paso City Code.

The proposed condition release meets the intent of the Future Land Use designation for the property and is in accordance with Plan El Paso, the City's Comprehensive Plan.

Subject Property: 1071 Country Club Rd.  
Applicant: Upper Valley Investment Corporation, PZCR25-00001

- 
- 30.** An Ordinance changing the zoning of all of Lots 58 and 59, save and except a portion thereof, Block 3, Lafayette Place, 525 Lafayette Drive, City of El Paso, El Paso County, Texas from R-3 (Residential) to A-2 (Apartment), and imposing conditions. The penalty is as provided for in Chapter 20.24 of the El Paso City Code.

The proposed rezoning meets the intent of the Future Land Use designation for the property and is in accordance with Plan El Paso, the City's Comprehensive Plan.

Subject Property: 525 Lafayette Drive  
Applicant: MVG Limitless Group, LLC. PZRZ25-00006

- 
- 31.** An Ordinance changing the zoning of Tracts 1 and 2, SA & MGRR Surveys No. 268, 341 Thorn Avenue, City of El Paso, El Paso County, Texas Parcel 1 from R-3 (Residential) to C-1 (Commercial) and Parcel 2 from R-3 (Residential) to C-3 (Commercial), and imposing conditions. The penalty is as provided for in Chapter 20.24 of the El Paso City Code.

The proposed rezoning meets the intent of the Future Land Use designation for the property and is in accordance with Plan El Paso, the City's Comprehensive Plan.

Subject Property: 341 Thorn Avenue  
Applicant: Abdolkarim Saadatkhah, Conde, Inc. PZRZ25-00001

- 
- 32.** An Ordinance changing the zoning of Tract 1F2, Block 10, Upper Valley Surveys, City of El Paso, El Paso County, Texas from R-F (Ranch and Farm) to R-2A (Residential). The penalty is as provided for in Chapter 20.24 of the El Paso City Code.

The proposed rezoning meets the intent of the Future Land Use designation for the property and is in accordance with Plan El Paso, the City's Comprehensive Plan.

Subject Property: South of Abe Goldberg Dr. and East of Kings River Pl.  
Applicant: Alejandro, Erika, David, and Margarita Pinedo, PZRZ24-00031

- 
- 33.** An Ordinance changing the zoning of a portion of Block 8, Castner Range Subdivision No. 1, City of El Paso, El Paso County, Texas from C-1 (Commercial) to C-3 (Commercial). The penalty is as provided for in Chapter 20.24 of the El Paso City Code.

The proposed rezoning meets the intent of the Future Land Use designation for the property and is in accordance with Plan El Paso, the City's Comprehensive Plan.

Subject Property: 9909 Kenworthy St.  
Applicant: FirstLight Federal Credit Union, PZRZ25-00004

- .....
34. An Ordinance amending Title 2 (Administration and Personnel), Chapter 2.30 (Construction Board of Appeals); Section 2.30.020 (Appointment); Section 2.30.030 (Membership and Terms); Section 2.30.040 (Quorum and Voting); Section 2.30.050 (Secretary of the board); Section 2.30.060 (Powers); Section 2.30.070 (Appeals); and Section 2.30.080 (Procedures of the board) to dissolve the Construction Board of Appeals and reorganize into a new chapter 2.30 Titled Construction Appeals.
- .....
35. An Ordinance amending Title 2 (Administration and Personnel), Chapter 2.92 (Ethics), Section 2.92.060 (Restriction for Former City Officers and Employees) of the El Paso City Code to remove reference to the Construction Board of Appeals.
- .....
36. An Ordinance amending Title 9 (Health and Safety), Chapter 9.52 (Fire Prevention Code), Section 9.52.030.16 (Section 111.1 Board of Appeals established, amended) of the El Paso City Code, to perform the following: amend Section 111.1 (Board of Appeals) to replace Construction Board of Appeals with appeals officer; and Section 9.52.110.4 (section 3201.1.4, appeals, added), of the El Paso City Code to perform the following: amend section 3201.1.4 (Appeals) to replace Construction Board of Appeals with appeals officer
- .....
37. An Ordinance amending Title 13 (Streets, Sidewalks and Public Places), Chapter 13.04 (Street and Sidewalk Construction and Maintenance), Section 13.04.010 (Sidewalk and Curb Permit Required), Paragraph A of the El Paso City Code to perform the following: amend Section 13.04.010 to replace Construction Board of Appeals with appeals officer; and Chapter 13.08 (Excavations), Section 13.08.120 (Appeal) of the El Paso City Code to perform the following: amend Section 13.08.120 to replace Construction Board of Appeals with appeals officer.
- .....
38. An Ordinance amending Title 15 (Public Services), Chapter 15.20 (Stormwater Management), Section 15.20.110 (Stormwater Discharge from Construction Activities), Paragraph A to replace Construction Board of Appeals with appeals officer.
- .....
39. An Ordinance amending Title 17 (Housing), Chapter 17.04 (Housing Code Adopted), Section 17.04.070 (Section 107 Amended-Appeals) of the El Paso City Code to perform the following: amend section 170.04.070 (Section 107 Amended-Appeals) to replace Construction Board of Appeals with appeals officer.
- .....
40. An Ordinance amending Title 18 (Building and Construction), Chapter 18.02 (Building and Construction Administrative Code); Chapter 18.08 (Building Code); Chapter 18.18 (Outdoor Lighting Code); Chapter 18.44 (Grading); Chapter 18.46 (Landscape); and Chapter 18.60 (Flood Damage Prevention) of the El Paso City Code to perform the following: amend Section 18.02.105.27 (Appeals to the Construction Board of Appeals) to replace Construction Board of Appeals with appeals officer; amend Section 18.02.107.15.5 (Third Party Service Provider Audit Process) to replace Construction Board of Appeals with appeals officer; amend Section 18.02.111.13 (Appeals to the Construction Board of Appeals) to replace Construction Board of Appeals with appeals officer; amend Section 18.08.080 Section 501.2.4 (Appeals) to replace Construction Board of Appeals with appeals officer; amend Section 18.08.140 Section 1101.4 (Variances) to replace Construction Board of Appeals with appeals officer; amend Section 18.18.380 (Appeals) to replace Construction Board of Appeals with appeals officer; amend Section 18.44.120 (Appeals) to replace Construction Board of Appeals with appeals officer; amend Section 18.46.310 (Appeals), Paragraph A to replace Construction Board of Appeals with appeals officer; and amend Section 18.60.180 (Development Permit Procedures) Section C Paragraphs 1, 2, 3 and 7 to replace Construction Board of Appeals with appeals officer.
- .....

**PUBLIC HEARING WILL BE HELD ON JULY 22, 2025 FOR ITEMS 28 THROUGH 40**

- .....
41. An Ordinance amending the 2025 Proposed Thoroughfare System, as incorporated into Plan El Paso, to delete the extension of Ninth Street from Frank Avenue to La Mesa, delete the proposed collector connection from Horizon Boulevard to I-10, and downgrade Gomez Road from West Terminus to Upper Valley Road to collector.
- .....

**PUBLIC HEARING WILL BE HELD ON JULY 8, 2025 FOR ITEM 41**

.....

**REGULAR AGENDA – INTRODUCTION AND PUBLIC HEARING OF AN ORDINANCE:**

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**ITEMS 42 AND 55 WERE DISCUSSED TOGETHER**

.....

42. **ORDINANCE 019740**

The City Clerk read an Ordinance entitled: **AN ORDINANCE AUTHORIZING THE ISSUANCE OF CITY OF EL PASO, TEXAS, GENERAL OBLIGATION REFUNDING BONDS, SERIES 2025 FOR DEBT SERVICE SAVINGS IN AN AMOUNT NOT TO EXCEED \$285,640,000; LEVYING A CONTINUING DIRECT ANNUAL AD VALOREM TAX FOR THE PAYMENT OF SUCH BONDS; AND RESOLVING OTHER MATTERS WHICH ARE NECESSARY TO EFFECTUATE SUCH ISSUANCE; INCLUDING THE DELEGATION OF MATTERS RELATING TO THE SALE AND ISSUANCE OF SUCH BONDS TO AN AUTHORIZED CITY OFFICIAL WITHIN CERTAIN SPECIFIED PARAMETERS.**

Mr. Robert Cortinas, Chief Financial Officer, presented a PowerPoint presentation (copy on file in the City Clerk's Office).

Representatives Chávez, Fierro, and Canales commented.

Motion duly made by Representative Canales, seconded by Representative Fierro, and carried that the Ordinance be **ADOPTED**.

Whereupon the Mayor ordered that a vote be taken on the passage and adoption of the Ordinance which when so done resulted as follows:

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

NAYS: None

Whereupon the Mayor ordered that, the vote having been cast in favor of the Ordinance, the same be and the same is hereby **ADOPTED**.

.....

**REGULAR AGENDA – PUBLIC HEARINGS AND SECOND READING OF ORDINANCES:**

.....

43. **R E S O L U T I O N**

**WHEREAS**, El Paso Electric Company ("EPE" or the "Company"), provides electric power within the City limits of the City of El Paso pursuant to a franchise granted to EPE dated as of July 15, 2005, as amended, and is an electric utility;

**WHEREAS**, on January 27, 2025, EPE, filed with the City of El Paso its Application of El Paso Electric Company to Change Rates;

**WHEREAS**, pursuant to applicable law, the City of El Paso maintains original jurisdiction over rates of EPE for rates charged within the City limits of the City of El Paso, and

**WHEREAS**, on February 3, 2025, pursuant to the Public Utility Regulatory Act, Texas Utilities Code Section 36.108, the City of El Paso, as regulatory authority, suspended the proposed rate change subject to the City's jurisdiction for a period of 90 days after the proposed date the change would otherwise be effective; and

**WHEREAS**, by letter dated April 21, 2025 EPE extended the effective date of the proposed rates within the City of El Paso so that the City's jurisdiction was extended to July 1, 2025, and

**WHEREAS**, the City Council has determined that both the amount of the rate request filed and the rate design proposals in the Company's application are unreasonable.

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

1. That the rate increase, rate class changes, and rate design changes identified in the Application of El Paso Electric Company to Change Rates filed January 27, 2025, is in all things denied.
2. That the City Manager shall so notify El Paso Electric Company by having a copy of this Resolution delivered or mailed to the Chief Executive Officer of the Company.
3. That the City Attorney in consultation with the City Manager be authorized to engage in settlement negotiations with El Paso Electric Company and the other intervening parties in the *Application of El Paso Electric Company for Authority to Change Rates*, under the Public Utility Commission of Texas, docket no. 57568, and to take all steps necessary, including the execution of any required documents, in order to effectuate this authority.

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

Mr. Daniel Perez, El Paso Electric Regional Director of Government Affairs, introduced the presentation by EP Electric's staff.

Ms. Jennifer Borden, Director of Regulatory Accounting, and Mr. George Novela, El Paso Electric Senior Director of Regulatory Policy and Rates presented a PowerPoint presentation (copy on file in the City Clerk's Office).

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

Mr. Karla Nieman, City Attorney commented.

The following members of the public commented:

1. Mr. VJ Smith
2. Ms. Marcy Chavez

**PUBLIC HEARING** to discuss and review Public Utility Commission of Texas (PUCT) Docket No. 57568, the El Paso Electric Company petition to approve changes to its base rates, was **OPENED** at 10:53 a.m. and **CLOSED** at 12:43 p.m. on Tuesday, June 24, 2025.

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

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

NAYS: None

.....  
The Regular City Council Meeting **RECESSED** at 12:44 p.m.

The Regular City Council Meeting **RECONVENED** at 1:03 p.m.

.....  
**44. ITEMS 44 AND 45 WERE TAKEN TOGETHER**

**ORDINANCE 019741**

The City Clerk read an Ordinance entitled: **AN ORDINANCE CHANGING THE ZONING OF A PART OF TRACT 5D, TRACT 5E1A, AND TRACT 5E1B, BLOCK 41, YSLETA GRANT, CITY OF EL PASO, EL PASO COUNTY, TEXAS FROM R-F (RANCH AND FARM) TO C-4 (COMMERCIAL) AND IMPOSING CONDITIONS. THE PENALTY IS AS PROVIDED FOR IN CHAPTER 20.24 OF THE EL PASO CITY CODE.**

**THE PROPOSED REZONING MEETS THE INTENT OF THE FUTURE LAND USE DESIGNATION FOR THE PROPERTY AND IS IN ACCORDANCE WITH PLAN EL PASO, THE CITY'S COMPREHENSIVE PLAN.**

**45. ORDINANCE 019742**

The City Clerk read an Ordinance entitled: **AN ORDINANCE AMENDING THE FUTURE LAND USE MAP (FLUM) CONTAINED IN "PLAN EL PASO" FOR THE PROPERTIES LEGALLY DESCRIBED AS PART OF TRACT 1B, PART OF TRACT 3, TRACT 5D, PART OF TRACT 5E1A, AND PART OF TRACT 5E1B, PART OF TRACT 2C, BLOCK 41, AND PART OF TRACT 5C-1, BLOCK 50, YSLETA GRANT, CITY OF EL PASO, EL PASO COUNTY, TEXAS, FROM O-1, PRESERVE AND O-3, AGRICULTURE TO G-7, INDUSTRIAL AND/OR RAILYARDS.**

Mr. Luis Zamora, Chief Planner and Zoning Administrator, presented a PowerPoint presentation (copy on file in the City Clerk's Office)

Representatives Maldonado-Rocha, Boyar Trejo, and Fierro commented.

Motion duly made by Mayor Pro Tempore Chávez, seconded by Representative Acevedo, and carried that the Ordinances be **ADOPTED**.

Whereupon the Mayor ordered that a vote be taken on the passage and adoption of the Ordinances which when so done resulted as follows:

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

NAYS: None

Whereupon the Mayor ordered that, the vote having been cast in favor of the Ordinances, the same be and the same are hereby **ADOPTED**.

46.

**ORDINANCE 019743**

The City Clerk read an Ordinance entitled: **AN ORDINANCE CHANGING THE ZONING OF LOT 4, BLOCK 1, FALCON HILLS #2, 7213 ROYAL ARMS DRIVE, CITY OF EL PASO, EL PASO COUNTY, TEXAS FROM R-3/SP (RESIDENTIAL/SPECIAL PERMIT) TO R-4/SP (RESIDENTIAL/SPECIAL PERMIT), AND IMPOSING A CONDITION. THE PENALTY IS AS PROVIDED FOR IN CHAPTER 20.24 OF THE EL PASO CITY CODE.**

**THE PROPOSED REZONING MEETS THE INTENT OF THE FUTURE LAND USE DESIGNATION FOR THE PROPERTY AND IS IN ACCORDANCE WITH PLAN EL PASO, THE CITY'S COMPREHENSIVE PLAN.**

Motion duly made by Representative Canales, seconded by Representative Fierro, and carried that the Ordinance be **ADOPTED**.

Whereupon the Mayor ordered that a vote be taken on the passage and adoption of the Ordinance which when so done resulted as follows:

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

NAYS: None

Whereupon the Mayor ordered that, the vote having been cast in favor of the Ordinance, the same be and the same is hereby **ADOPTED**.

47.

**ITEMS 47 AND 48 WERE TAKEN TOGETHER**

**ORDINANCE 019744**

The City Clerk read an Ordinance entitled: **AN ORDINANCE CHANGING THE ZONING OF LOTS 5 TO 10, BLOCK 226, ALEXANDER, 2821 N. KANSAS STREET, CITY OF EL PASO, EL PASO COUNTY, TEXAS FROM A-2 (APARTMENT) TO A-3 (APARTMENT). THE PENALTY IS AS PROVIDED FOR IN CHAPTER 20.24 OF THE EL PASO CITY CODE.**

**THE PROPOSED REZONING MEETS THE INTENT OF THE FUTURE LAND USE DESIGNATION FOR THE PROPERTY AND IS IN ACCORDANCE WITH PLAN EL PASO, THE CITY'S COMPREHENSIVE PLAN.**

48.

**ORDINANCE 019745**

The City Clerk read an Ordinance entitled: **AN ORDINANCE GRANTING SPECIAL PERMIT NO. PZST24-00017, TO ALLOW FOR A 70% PARKING REDUCTION ON THE PROPERTY DESCRIBED AS LOTS 5 TO 10, BLOCK 226, ALEXANDER, 2821 N. KANSAS STREET, CITY OF EL PASO, EL PASO COUNTY, TEXAS, PURSUANT TO SECTION 20.14.070 OF THE EL PASO CITY CODE. THE PENALTY BEING AS PROVIDED IN CHAPTER 20.24 OF THE EL PASO CITY CODE.**

**THE PROPOSED SPECIAL PERMIT MEETS THE INTENT OF THE FUTURE LAND USE DESIGNATION FOR THE PROPERTY AND IS IN ACCORDANCE WITH PLAN EL PASO, THE CITY'S COMPREHENSIVE PLAN.**

Representative Canales commented.

Motion duly made by Representative Canales, seconded by Representative Maldonado-Rocha, and carried that the Ordinances be **ADOPTED**.

Whereupon the Mayor ordered that a vote be taken on the passage and adoption of the Ordinances which when so done resulted as follows:

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

NAYS: None

Whereupon the Mayor ordered that, the vote having been cast in favor of the Ordinances, the same be and the same are hereby **ADOPTED**.

49.

**ORDINANCE 019746**

The City Clerk read an Ordinance entitled: **AN ORDINANCE CHANGING THE ZONING OF LOT 29, BLOCK 24, ENCHANTED HILLS UNIT FIVE, 7600 HUNTER FOSTER DRIVE, CITY OF EL PASO, EL PASO COUNTY, TEXAS FROM R-5/C (RESIDENTIAL/CONDITIONS) TO C-1/C (COMMERCIAL/CONDITIONS) AND R-5 (RESIDENTIAL) TO C- 1 (COMMERCIAL), AND IMPOSING CONDITIONS. THE PENALTY IS AS PROVIDED FOR IN CHAPTER 20.24 OF THE EL PASO CITY CODE.**

**THE PROPOSED REZONING MEETS THE INTENT OF THE FUTURE LAND USE DESIGNATION FOR THE PROPERTY AND IS IN ACCORDANCE WITH PLAN EL PASO, THE CITY'S COMPREHENSIVE PLAN.**

Mayor Johnson verbally disclosed a contribution received from Mr. Doug Schwartz.

Representative Chávez verbally disclosed a \$3,500 contribution received from Mr. Doug Schwartz.

Representative Acevedo verbally disclosed a \$500 contribution received from Mr. Doug Schwartz.

Representative Maldonado-Rocha verbally disclosed a contribution received from Mr. Doug Schwartz.

Representative Fierro verbally disclosed a \$3,500 contribution received from Mr. Doug Schwartz.

Representative Limón verbally disclosed a contribution received from Mr. Doug Schwartz.

Representative Canales verbally disclosed a \$1,000 contribution received from Mr. Doug Schwartz.

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

1. Mr. Christian Lopez
2. Mr. Michael Bester
3. Mr. Henry Garcia
4. Ms. Marcella Carrillo

5. Ms. Deborah Torres

Motion duly made by Mayor Pro Tempore Chávez, seconded by Representative Niño, and carried that the Ordinance be **ADOPTED**.

Whereupon the Mayor ordered that a vote be taken on the passage and adoption of the Ordinance which when so done resulted as follows:

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

NAYS: None

Whereupon the Mayor ordered that, the vote having been cast in favor of the Ordinance, the same be and the same is hereby **ADOPTED**.

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**REGULAR AGENDA - MEMBERS OF THE CITY COUNCIL**

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50.

**R E S O L U T I O N**

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

**WHEREAS**, District 2 desires to hire a Part-time Administrative Specialist employee for the Office of District 2 for a period not to exceed 20 hours per week;

**WHEREAS**, the hiring of a part-time employee will assist District 2 in the City goal to promote transparent & consistent communication amongst members of the community;

**WHEREAS**, the use of the expenditure of discretionary funds of District 2, shall not exceed \$3,000.00 for payroll purposes of a Part-time Administrative Specialist;

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

This expenditure would serve the municipal purpose to promote transparent & consistent communication amongst all members of the community by fostering and encouraging open communication of current and future projects to our citizens; and

Further, that the City Manager, or designee, be authorized to effectuate any budget transfers and execute any contracts and/or related documents necessary to ensure that the funds are properly transferred for payroll purposes.

Representative Acevedo commented.

Motion made by Representative Acevedo, seconded by Representative Boyar Trejo 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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**REGULAR AGENDA – OPERATIONAL FOCUS UPDATE:**

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51. Provide an annual report to the City Council on operations of the stormwater Utility.

Ms. Gisela Dagnino, Stormwater Chief Operations Officer for El Paso Water, presented a PowerPoint presentation (copy on file in the City Clerk's Office).

Mayor Johnson and Representatives Chávez and Boyar Trejo commented.

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

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**REGULAR AGENDA – OTHER BIDS, CONTRACTS, PROCUREMENTS:**

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52. Motion made by Representative Maldonado-Rocha, seconded by Representative Fierro, and carried to **AWARD** Solicitation 2025-0205 EPIA West Parking Lot Expansion to Gracen Engineering & Construction, Inc. for a total estimated amount of \$1,635,323.00. This project will consist of the expansion of the West Parking Lot at the Airport to meet increasing demand and improve functionality.

|                        |                                         |
|------------------------|-----------------------------------------|
| Department:            | El Paso International Airport           |
| Award to:              | Gracen Engineering & Construction, Inc. |
| City & State:          | El Paso, Texas                          |
| Item(s):               | All                                     |
| Contract Term:         | 180 Consecutive Calendar Days           |
| Base Bid I:            | \$1,635,323.00                          |
| Total Estimated Award: | \$1,635,323.00                          |
| Account(s):            | 562-3010-62335-580270-PAP00976          |
| Funding Source(s):     | Airport Enterprise Fund                 |
| District(s):           | 3                                       |

This was a Low Bid Procurement - lump sum contract.

The Purchasing & Strategic Sourcing Department and El Paso International Airport recommend award as indicated to Gracen Engineering & Construction, Inc. the lowest responsive and responsible bidder.

It is requested that the City Manager be authorized to establish the funding sources and make any necessary budget transfers and execute any and all documents necessary for execution of this award.

As a part of this award, upon the review of the City Attorney, the City Engineer may without further authorization from City Council approve contract changes which are necessary for proper execution of the work and carrying out the intent of the project, which are in accordance with applicable law, do not make changes to the prices and are within the appropriate budget.

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón, and Canales  
NAYS: None

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53. Motion made by Alternate Mayor Pro Tempore Fierro, seconded by Representative Boyar Trejo, and unanimously carried to **AUTHORIZE** the Director of Purchasing & Strategic Sourcing Department to issue Purchase Order(s) for Solicitation 2025-0349 EMS Stretchers Parts, Repairs and Maintenance to Howmedica Osteonics Corp. dba Stryker Sales, LLC (Stryker Medical Division), the sole manufacturer and service provider of PowerPro Stretchers, for an initial term of three (3) years for an estimated amount of \$771,850.00. Supplier will be required to provide an updated sole source letter and affidavit each year. This contract will

allow the department to purchase new stretchers for ambulances as well as provide repairs and maintenance to the existing inventory.

**Contract Variance:**

The difference based in comparison to the previous contract is as follows: An increase of \$158,503.00 for the initial term, which represents a 25.84% increase due to unit prices, additional maintenance, and warranty price increases.

|                               |                                                                                   |
|-------------------------------|-----------------------------------------------------------------------------------|
| Department:                   | Fire                                                                              |
| Award to:                     | Howmedica Osteonics Corp dba Stryker Sales, LLC (Stryker Medical Division)        |
| City & State:                 | Portage, MI                                                                       |
| Item(s):                      | All                                                                               |
| Initial Term:                 | 3 Years                                                                           |
| Option Term:                  | NA                                                                                |
| Total Contract Time:          | 3 Years                                                                           |
| Annual Estimated Award:       | \$257,283.33                                                                      |
| Initial Term Estimated Award: | \$771,850.00                                                                      |
| Option Term Estimated Award:  | NA                                                                                |
| Total Estimated Award:        | \$771,850.00                                                                      |
| Account(s):                   | 322-1000-22090-580090-P2214 Stretchers<br>322-1000-22090-532080-P2214 Maintenance |
| Funding Source(s):            | General Fund                                                                      |
| District(s):                  | All                                                                               |

Non-Competitive Procurement under Local Government General Exemption: Section 252.022 -(7) a procurement of items that are available from only one source - (D) captive replacement parts or components for equipment.

The Purchasing & Strategic Sourcing Department and Fire Department recommend award as indicated to Howmedica Osteonics Corp dba Stryker Sales, LLC (Stryker Medical Division) under the exemption listed above.

It is requested that the City Manager be authorized to establish the funding sources and make any necessary budget transfers and execute any and all documents necessary for execution of this award.

Fire Chief Brian Silva commented.

AYES: Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Niño, Fierro, Limón, and Canales  
NAYS: None

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54. Motion made by Alternate Mayor Pro Tempore Fierro, seconded by Representative Canales, and unanimously carried to **AWARD** 2025-0170 Vehicle Offsite Fueling to Emprex Proximity, LLC dba Southwest Convenience Stores, LLC for an initial term of three (3) years, for an estimated amount of \$2,910,000.00. The award also includes a two (2) year option for an estimated amount of \$1,940,000.00, for a total estimated award amount of \$4,850,000.00. This contract will allow for the fueling of the City fleet at offsite locations.

**Contract Variance:**

The difference based in comparison to the previous contract is as follows: An increase of \$315,000 for the initial term, representing a 12.14% price adjustment to ensure adequate capacity to meet service demand and to account for anticipated price fluctuations.

|                               |                                                                |
|-------------------------------|----------------------------------------------------------------|
| Department:                   | Streets and Maintenance                                        |
| Award to:                     | Emprex Proximity, LLC<br>dba Southwest Convenience Stores, LLC |
| City & State:                 | Brentwood, TN                                                  |
| Item(s):                      | All                                                            |
| Initial Term:                 | 3 Years                                                        |
| Option Term:                  | 2 Years                                                        |
| Total Contract Time:          | 5 Years                                                        |
| Annual Estimated Award:       | \$970,000.00                                                   |
| Initial Term Estimated Award: | \$2,910,000.00                                                 |
| Option Term Estimated Award:  | \$1,940,000.00                                                 |
| Total Estimated Award:        | \$4,850,000.00                                                 |
| Account(s):                   | 532-3600-37020-531240-P3701                                    |
| Funding Source(s):            | Supply Support Fund                                            |
| District(s):                  | All                                                            |

This was a Low Bid Procurement - discount fee per gallon.

The Purchasing & Strategic Sourcing and Streets and Maintenance Departments recommend award as indicated to Emprex Proximity, LLC dba Southwest Convenience Stores, LLC, the sole lowest responsive and responsible bidder.

It is requested that the City Manager be authorized to establish the funding sources and make any necessary budget transfers and execute any and all documents necessary for execution of this award.

In accordance with this award, the City Manager or designee is authorized to exercise future options if needed.

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

NAYS: None

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**REGULAR AGENDA – OTHER BUSINESS:**

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**55. ITEMS 42 AND 55 WERE DISCUSSED TOGETHER**

A RESOLUTION authorizing the defeasance and redemption of certain outstanding obligations of the City; approving and authorizing the execution of an escrow agreement for the deposit of funds in an amount sufficient to defease and redeem such obligations; resolving other matters incident and related thereto; and providing an effective date.

WHEREAS, pursuant to ordinances passed and adopted by the City Council (the "City Council") of the City of El Paso, Texas (the "City"), the City has heretofore issued and there are currently outstanding certain obligations more particularly described as follows:

1. "City of El Paso, Texas, Combination Tax and Revenue Certificates of Obligation, Series 2019," dated January 15, 2019 (the "Series 2019 Certificates");
2. "City of El Paso, Texas, Combination Tax and Revenue Certificates of Obligation, Series 2020," dated January 15, 2020 (the "Series 2020 Certificates");

3. "City of El Paso, Texas, Combination Tax and Revenue Certificates of Obligation, Series 2021A," dated May 15, 2021 (the "Series 2021A Certificates"); and
4. "City of El Paso, Texas, Combination Tax and Revenue Certificates of Obligation, Series 2021C," dated December 1, 2021 (the "Series 2021C Certificates" and, together with the Series 2019 Certificates, Series 2020 Certificates, and Series 2021A Certificates, the "Obligations"); and

WHEREAS, each of the Obligations are subject to redemption prior to their maturity, at the option of the City; and

WHEREAS, in accordance with the provisions of Texas Government Code, Chapter 1207, as amended ("Chapter 1207"), the City is authorized and empowered to deposit funds and/or securities directly with the place of payment for the Obligations, or other authorized depository, and enter into an escrow or similar agreement with such place of payment for the safekeeping, investment, reinvestment, administration, and disbursement of such deposit of funds, and such deposit, when made in accordance with Chapter 1207, shall constitute the making of firm banking and financial arrangements for the discharge and full payment of the Obligations; and

WHEREAS, the City Council finds and determines that it is in the best interest of the City and its residents to defease and redeem the Defeased Obligations (as hereinafter defined) as herein provided in order to reduce the City's aggregate debt service requirements on such Defeased Obligations;

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

SECTION 1: The (1) Series 2019 Certificates maturing on August 15 in each of the years 2029 and 2030, in the aggregate principal amount of \$3,125,000, (2) Series 2020 Certificates maturing on August 15, 2030, in the aggregate principal amount of \$1,890,000, (3) Series 2021A Certificates maturing on August 15 in each of the years 2031 and 2032, in the aggregate principal amount of \$4,160,000, and (4) Series 2021C Certificates maturing on August 15, 2031, in the aggregate principal amount of \$2,530,000 (the "Defeased Obligations"), shall be defeased to the respective redemption dates set forth in Section 5 hereof (each such date, a "Redemption Date").

The City Council hereby authorizes and directs the Mayor or Mayor Pro Tern, City Manager, or Chief Financial Officer (each, an "Authorized Official") to transfer lawfully available funds of the City to the Escrow Agent (as hereinafter defined) in an amount sufficient (when combined with investment earnings on such initial deposit) to pay (i) all interest due and owing on the Defeased Obligations from the time of such deposit through their respective Redemption Date, (ii) the principal amount of the Defeased Obligations due and owing on their respective Redemption Date, and (iii) the associated costs and expenses of such defeasance and redemption. Upon the making of such deposit, the Defeased Obligations will be defeased and, as a result, discharged and no longer considered outstanding obligations of the City in accordance with applicable Texas law.

SECTION 2: Each Authorized Official is hereby authorized to enter into an escrow agreement (the "Escrow Agreement") with Computershare Trust Company, N.A., the paying agent/registrar for the Obligations, or such other entity as determined by such Authorized Official (the "Escrow Agent"), for the final payment and discharge of the Defeased Obligations on their respective Redemption Date, in a form acceptable to the Authorized Official, for and on behalf of the City and as the act and deed of the City Council of the City; and the Escrow

Agreement as executed by an Authorized Official shall be deemed the Escrow Agreement approved by the City Council of the City.

SECTION 3: Each Authorized Official and other appropriate officials of the City as directed by such Authorized Officials, in cooperation with the Escrow Agent, are hereby authorized and directed to make the necessary arrangements for the purchase of the escrowed securities referenced in the Escrow Agreement, if any, and the delivery thereof to the Escrow Agent for deposit to the credit of the "CITY OF EL PASO, TEXAS, DEFEASANCE 2025 ESCROW FUND" (referred to herein as the "Escrow Fund") or such other designation as provided for in the Escrow Agreement; all as contemplated and provided in Chapter 1207, this Resolution, and the Escrow Agreement.

SECTION 4: The City Council further hereby authorizes each Authorized Official to select a firm of independent certified public accountants (the "Verification Agent") to verify the sufficiency of the deposit to the Escrow Fund to accomplish the defeasance of the Defeased Obligations.

SECTION 5: The Defeased Obligations shall be called for redemption on (1) August 15, 2028, with respect to the Series 2019 Certificates, (2) August 15, 2029, with respect to the Series 2020 Certificates, and (3) August 15, 2030, with respect to the Series 2021A and Series 2021C Certificates, at the price of par and accrued interest to each respective Redemption Date. The City Clerk or any Authorized Official is hereby authorized and directed to file a copy of this Resolution, together with the suggested forms of notice of redemption to be sent to Obligation holders, with Computershare Trust Company, N.A., or its successors or assigns (the "Paying Agent/Registrar"), in accordance with the redemption provisions applicable to such Defeased Obligations; such suggested forms of notice of redemption being attached hereto as **Exhibits A, B, C, and D\*\*** and incorporated herein by reference as a part of this Resolution for all purposes.

SECTION 6: Each Authorized Official is authorized to provide certifications or other evidence of adoption of this Resolution and to do any and all things necessary or convenient to effect the defeasance and redemption described herein and otherwise give effect to the intent and purpose hereof, including the execution of the Escrow Agreement.

SECTION 7: The recitals contained in the preamble hereof are hereby found to be true, and such recitals are hereby made a part of this Resolution for all purposes and are adopted as a part of the judgment and findings of the City Council.

SECTION 8: Though such parties may be identified, and the entry into a particular form of contract may be authorized herein, the City Council hereby delegates to each Authorized Official the authority to independently select the counterparty to any agreement with the Paying Agent/Registrar, the Escrow Agent, the Verification Agent or any other contract that is determined by such Authorized Official, the City's Financial Advisor, or Bond Counsel to be necessary or incidental to carry out the provisions of this Resolution, as long as each of such contracts has a value of less than the amount referenced in Section 2252.908 of the Texas Government Code (collectively, the "Ancillary Contracts"); and, as necessary, to execute the Ancillary Contracts on behalf and as the act and deed of the City Council. The City Council has not participated in the selection of any of the business entities which are counterparties to the Ancillary Contracts.

SECTION 9: If any provision of this Resolution or the application thereof to any person or circumstance shall be held invalid, the remainder of this Resolution and the application of such provision to other persons and circumstances shall nevertheless be valid, and the City

Council hereby declares that this Resolution would have been enacted without such invalid provision.

**SECTION 10:** It is officially found, determined, and declared that the meeting at which this Resolution is adopted was open to the public and public notice of the time, place, and subject matter of the public business to be considered at such meeting, including this Resolution, was given, all as required by Texas Government Code, Chapter 551, as amended.

**SECTION 11:** This Resolution shall be in force and effect from and after its passage on the date shown below.

APPROVED AND ADOPTED, this 24<sup>th</sup> day of June, 2025.

\*\*Exhibits available at the City Clerk's Office.

Mr. Robert Cortinas, Chief Financial Officer, presented a PowerPoint presentation (copy on file in the City Clerk's Office).

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

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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**ITEMS 56 THROUGH 58 WERE TAKEN TOGETHER**

**56. ITEM:** Discussion and action to accept the results of the Accounts Receivable – Hotel Occupancy Tax Review P2025-01.

**57. ITEM:** Discussion and action to accept the results of the El Paso International Airport -Accounts Payable Audit A2025-02.

**58. ITEM:** Discussion and action to accept the results of the Division of Military Affairs - Travel and Accounts Payable Follow-Up Audit Report A2025-03.

Mayor Johnson and Representatives Chávez, Acevedo, Fierro, and Canales commented.

Mr. Edmundo Calderon, Chief Internal Auditor, commented.

Motion made by Representative Acevedo, seconded by Representative Maldonado-Rocha, and unanimously carried to **ACCEPT** the results of the audits.

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

NAYS: None

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**59. ITEM:** Discussion and action to request that the City Council approves a deductive change order in the amount of \$453,371.60 to ZTEX Construction, Inc., for Contract No. 2024-0472 Traffic Signals Improvements. The original contract amount was \$2,557,478.40. The new contract amount is \$2,104,106.80. There is no change in contract time resulting from this

change order. The City Manager, or designee, is authorized to execute any documents necessary to carry out this deductive change order.

Mr. Gilbert Guerrero, Capital Improvement, Capital Improvement Assistant Director, presented a PowerPoint presentation (copy on file in the City Clerk's Office).

Representatives Chávez, Acevedo, Maldonado-Rocha, Boyar Trejo, Fierro, and Canales commented.

The following City staff members commented:

- Ms. Dionne Mack, City Manager
- Ms. Yvette Hernandez, Deputy City Manager

Motion made by Mayor Pro Tempore Chávez, seconded by Representative Fierro, and carried to **POSTPONE** the item for **FOUR WEEKS**.

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

60.

## RESOLUTION

**WHEREAS**, on January 21, 2025, a rooftop cooling unit ("RTU") over the East Administration ("East Admin") portion of the Airport experienced a coil failure; and

**WHEREAS**, as a result of the RTU coil failure a significant water leak occurred which discharged approximately 1,000 gallons of water into the Airport Accounting ("Accounting") section; and

**WHEREAS**, the flooding caused by the water discharge spread throughout the East Admin area into both the Operations and Security and Human Resources sections, as well as the areas of the Airport Terminal below East Admin; and

**WHEREAS**, extensive water damage was caused by the flooding and immediate action was required to prevent further damage and mitigate the damage to East Admin and the areas below; and

**WHEREAS**, Servpro of West El Paso, Servpro of Southeast Butterfield, El Paso ("ServPro") was already present on the Airport providing services to an Airport tenant and was therefore immediately able to respond to aid in minimizing the further spread of damage and addressing the existing damage; and

**WHEREAS**, ServPro performed water extraction and drying of the flooded areas, inspection and evaluation of the safety of the electrical and HVAC systems in the flooded areas, and inspection and repairs to the ceilings, flooring, and walls of the flooded areas; and

**WHEREAS**, the services performed by ServPro included both mitigation and restoration of the damaged areas totaling \$192,908.18, with a cost of \$27,233.49 for mitigation and a cost of \$165,675.29 for restoration; and

**WHEREAS**, the restoration services were deemed necessary by the Airport as Accounting is routinely accessed by the public and the tenants of the Airport to make payments to the Airport; and

**WHEREAS**, the application of Sec. 252.022(a) of the Local Government Code regarding the procurement of services on an emergency basis was used to request the initial payment for the services of ServPro; and

**WHEREAS**, the restoration services of \$165,675.29 have already been performed simultaneously with the mitigation services due to the need for the public to access Accounting; and

**WHEREAS**, the parties now desire that City Council ratify the payment for the restoration services for a total amount of up to \$171,747.55.

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

That the City Council ratifies the payment to Servpro of West El Paso, Servpro of Southeast Butterfield, El Paso for the performance of restoration services for a total amount of up to \$171,747.55 to mitigate the water damage to the Airport East Administration section of the Airport Terminal.

Mayor Johnson and Representatives Acevedo and Canales commented.

The following City staff members commented:

- Mr. Tony Nevarez, Airport Director
- Ms. Dionne Mack, City Manager

Motion made by Representative Maldonado-Rocha, seconded by Representative Chávez, 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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Motion made by Representative Niño, seconded by Representative Maldonado-Rocha, and unanimously carried to **ADJOURN** this meeting at 2:07 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