



Board Appointment Form

City Clerk's Office

REVISED

2:35 pm, May 28, 2024

Appointing Office	Representative Henry Rivera, District 7
Agenda Placement	Consent
Date of Council Meeting	06/04/24
Name of Board	Zoning Board of Adjustment
Agenda Posting Language	
Appointment of Gloria Franco Clark to the Zoning Board of Adjustment as a Regular Member by Representative Henry Rivera, District 7.	
Appointment Type	Regular
Member Qualifications	
Please see resume	
Nominee Name	Gloria Franco Clark
Nominee Email Address	
Nominee Residential Address	
Nominee Primary Phone Number	
Residing District	District 6
City Employed Relatives	N/A
Board Membership	
N/A	
Real estate owned in El Paso County	
Previous Appointee	Maria Isabel Smith
Reason for Vacancy	Resigned
Date of Appointment	06/04/24
Term Begins On	10/01/23
Term Expires On	09/30/25
Term	First Term

Gloria Franco Clark

PROFESSIONAL SUMMARY

Highly motivated Professional with extensive experience in Land Management functions within prior employment El Paso Electric. Responsible and accountable for the company's land right pertaining to Distribution, Transmission and substation electrical facilities within the Company's service territory, Texas, New Mexico and Arizona. I assist transmission and substation engineering, transmission maintenance, distribution and other department with projects with right-of-way issues, obtain necessary land rights through negotiations with for purchase or acquisition of land from private landowners, Federal, State, City and County entities.

WORK HISTORY

12/2021 Retired – El Paso Electric Company

Texas Real Estate Commission - Full-time Texas Realtor
12/31/2021 – Present

OTHER

Texas Real Estate Commission - Part-time Texas Realtor Professional
7/2009 – 12/2020

Kinder Morgan Energy Partner. L.P. – ROW consulting agent
Far Oaks, CA
9/2010 - 11/2010

- Map route of pipeline easement starting from Central El Paso area all the way to Northeast into Kinder Morgan Facilities, El Paso County.
- Conduct filed work and compiled worksheets of property owners along the route and contacted owners.
- Perform title research and abstract.

Salem Land Services
Bellaire, Texas
9/2003-11/2003

- Perform title research and abstract.
- Conduct field work.

WORK HISTORY – EL PASO ELECTRIC COMPANY

3/2010 – 2021

Land Management Representative, SR/WA

- Negotiate with land owners for right-of-way and /or easements , and right of entries agreements.
- Negotiates for the purchase of land or land rights necessary for construction of electrical facilities.
- Prepare all legal documents, applications, and all necessary correspondence for the acquisition of right-of-way. Work with legal department.
- assisted from the inception of a projet requiring PU regulatory approval

3/97 to 3/2010 El Paso Electric Company

El Paso, TX

Right-of-Way Specialist – Support Services

- Analyzes legal land title information, research data, and determines the rights necessary for the construction of facilities.
 - Conducted searches and verify existing land titles / ownership for Title Companies and the Company.
 - Negotiate with land owners for right-of-way and /or easements.
 - Negotiates for the purchase of land or land rights necessary for construction of electrical facilities.
 - Prepare all legal documents, applications, and all necessary correspondence for the acquisition of right-of-way.
 - I analyze and review all legal documents, permits and construction requirements necessary to permit the release of projects for construction.
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- Act as liaison to our customers who include, but are not, limited to federal, state and local government agencies, individuals and large developers on right-of-way matter.
 - Resolve encroachments, claims, landowner's complaints, and inquires into right-of-way.
 - Participates in public meetings concerning right of way issues.

3/97 – 3/97 El Paso Electric Company

El Paso, TX

Regulatory Compliance Specialist – Rate Dept.

- Knowledge of Integrated Resource Planning (IRP).
- Solicit the views of the public on resource planning matters and reflect the views of the public in its filed plan..
- Preparation of various (IRP) schedules
- Preparation of various financial schedules for cost of service studies and filing before regulatory agencies.

3/97 – 3/97 El Paso Electric Company

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3/88 – 02/97 El Paso Electric Company

El Paso, TX

Rate Administration Specialist – Rate Dept.

- Knowledgeable in Commission FERC Rules & Regulations for all three jurisdictions (Texas, New Mexico & FERC) experience in utility compliance and reporting activities.
- Prepare oral and written reports, and presentation materials
- Writing of testimony for rate cases, compiling exhibits for rate cases, writing letters of notification to customers, and written responses to customer claims.
- Knowledgeable with EPEC billing system and respond to customer complaint letters regarding customer bills and questions filed with the Public Utility Commission of Texas (PUCT).
- Coordinated the mailing of stuffer and verified against PUCT rules and regulations for compliance
- Prepare typical bill reports and participated in several projects leading to the development of customer-specific applications.
- Assist attorneys to ensure compliance with regulatory and legal matters.
- Primarily responsible for preparing and monitoring rate case expense to be surcharge for Rate Cases.
- Coordinate and monitor regulatory commission expenses, directives and generate reports to ensure the expenses are accountable and recoverable as directed by the PUCT in a final order.
- Responsible for the processing of City of El Paso payments and receipts.
- Assist in the preparation & maintaining Section's O&M variance report.
- Responsible for implementing procedures established in the preparation of rate cases and the logistics at EPEC office in Austin, Texas.
- I also supervise and coordinate the activities of section part-time personnel pertaining to regulatory activities.

- Fuel related regulatory activities which involves computing capacity factors, reconciling fuel related accounting data and forecasting future fuel penalties based on a variety of economic and operational assumptions.

09/86-03/88 El Paso Electric Company

El Paso, TX

Regulatory Accounting – Rate Dept.

- Preparation of various financial and fuel schedules for cost of service studies and filing before regulatory agencies.
- Preparation of various cost of service schedules, statistical regulatory filings, data requests, surveys, and typical bill reports.

11/85-09/86 El Paso Electric Company

El Paso, TX

Tax Section – Financial Accounting Dept.

- Prepare various financial reports, internal and external.
- Prepare rate case schedules, Federal Income Tax Return and FIT work papers, calculated of property tax accruals, revenue related tax updates and performed miscellaneous projects.
- Extensive use of the personal computer & main frame computer system.

06/79 – 11/85 El Paso Electric Company

El Paso, TX

Plant Accounting – Financial Accounting Dept.

- Prepare journal entries related to closing of the Company's books and corresponding workpapers.
- Dealt extensively with Engineering Dept., Test Section, & Las Cruces.
- Obtain land title information from various companies.
- Provided the Engineering Dept. the WIP (Work-in-Progress) work orders for job sites.
- Analyzed, review and classified the construction requirements necessary to permit the release of projects for construction.
- Responsible for maintaining all the legal documents, applications for the acquisition of the right-of-way, and filed the easement permits.

EDUCATION

July 2009 - Texas Real Estate Commission, Austin, TX
License TX Real Estate Realtor
Expires: 10/31/2025

July 2003 - International Right of Way Association, Torrance, CA
Certification Senior Right-of -Way
(SRWA) Recertification July 1, 2028

July 2001 - International Right-of-Way Association, Torrance, CA
Negotiation/Acquisition Certified (R/W-NAC)
Recertification July 21, 2028

July 1999 - University of Phoenix, Santa Teresa, NM
Master of Art in Organizational Management (MAOM)

December 1995 - The University of Texas at El Paso, El Paso, TX
Bachelor of Business Administration (B.B.A.) and Management-Concentrate
Human Resources

May 1985 - El Paso Community College, El Paso, TX
Associate in Applied Science of Accounting (AAA)

AWARDS:

- The Greater El Paso Chamber of Commerce -Leadership of El Paso Group 35 (Certification 2013)
- El Paso Electric Volunteers in Action Megawatt Award- Excellence in Community Service (2000)
- El Paso Electric Customer First Award (1998)

COMPUTER SKILLS:

- Proficient in English and Spanish
- Proficient in Microsoft Word, Excel, Powerpoint, Google Pro, Acobat Pro , Internet data and information research.

OTHER SKILLS

- Notary Public
(term of office: 2/16/24 - 2/16/2028)

REFERENCES

- Available Upon Request.