

Oscar Leeser  
Mayor

Tommy Gonzalez  
City Manager



CITY COUNCIL  
Peter Svarzbein, District 1  
Alexandra Anello, District 2  
Cassandra Hernandez, District 3  
Joe Molinar, District 4  
Isabel Salcido, District 5  
Claudia L. Rodriguez, District 6  
Henry Rivera, District 7  
Cissy Lizarraga, District 8

## **AGENDA FOR THE REGULAR COUNCIL MEETING**

---

**July 07, 2021**

**9:00 AM**

**Teleconference phone number: 1-915-213-4096**

**Toll free number: 1-833-664-9267**

**Conference ID: 445-327-756#**

**AND**

### **AGENDA REVIEW MEETING**

**July 6, 2021**

**9:00 AM**

**Teleconference phone number: 1-915-213-4096**

**Toll free number: 1-833-664-9267**

**Conference ID: 583-086-854#**

### **TEMPORARY SUSPENSION OF OPEN MEETINGS LAWS DUE TO EMERGENCY**

The Texas Governor temporarily suspended specified provisions of the Texas Open Meetings Act to allow telephonic or videoconference meetings and to avoid congregate settings in physical locations.

If the Governor does not extend the Disaster Declaration or the Suspension of the Texas Open Meetings Act by July 6, 2021, the meeting will convene at City Hall, 300 N. Campbell.

Members of the public will be notified of this change via media, webpage <https://www.elpasotexas.gov/city-clerk/meetings/city-council-meetings/>, City of El Paso social media, <https://www.elpasotexas.gov/>, or by calling (915) 212-1212

Notice is hereby given that an Agenda Review Meeting will be conducted on July 6, 2021 at 9:00 A.M. and a Regular Meeting of the City Council of the City of El Paso will be conducted on July 7, 2021 at 9:00 A.M. Members of the public may view the meeting via the following means:

Via the City's website. <http://www.elpasotexas.gov/videos>

Via television on City15,

YouTube: <https://www.youtube.com/user/cityofelpasotx/videos>

In compliance with the requirement that the City provide two-way communication for members of the public, members of the public may communicate with Council during public comment, and regarding

agenda items by calling the following number:

1-915-213-4096 or Toll free number: 1-833-664-9267

**At the prompt please enter the corresponding Conference ID:**

**Agenda Review, July 6, 2021 Conference ID: 583-086-854**  
**Regular Council Meeting, July 7, 2021 Conference ID: 445-327-756#**

**The public is strongly encouraged to sign up to speak on items on this agenda before the start of this meeting on the following links:**

**<https://www.elpasotexas.gov/city-clerk/meetings/city-council-meetings>**  
**and**  
**[http://legacy.elpasotexas.gov/muni\\_clerk/Sign-Up-Form-Call-To-The-Public.php](http://legacy.elpasotexas.gov/muni_clerk/Sign-Up-Form-Call-To-The-Public.php)**

**The following members of City Council will be present via video conference:**

**Mayor Oscar Leeser and Representatives Peter Svarzbein, Aleksandra Anello, Cassandra Hernandez, Joe Molinar, Isabel Salcido, Claudia Rodriguez, Henry Rivera, and Cissy Lizarraga**

**A quorum of City Council must participate in the meeting.**

### **ROLL CALL**

### **INVOCATION BY EL PASO POLICE CHAPLAIN JOE MARATTA**

#### **PLEDGE OF ALLEGIANCE**

**Lilia Ramirez and Leila Ramirez**

#### **MAYOR'S PROCLAMATIONS**

**Sierra Machinery 40th Anniversary Recognition Day**

**Minority Mental Health Awareness Month**

#### **NOTICE TO THE PUBLIC**

All matters listed under the CONSENT AGENDA, including those on the Addition to the Agenda, will be considered by City Council to be routine and will be enacted by one motion unless separate discussion is requested by Council Members. Prior to the vote, members of the audience may ask questions regarding items on the consent agenda. When the vote has been taken, if an item has not been called out for separate discussion, the item has been approved. Council may, however, reconsider any item at any time during the meeting.

## **CONSENT AGENDA - APPROVAL OF MINUTES:**

### **Goal 6: Set the Standard for Sound Governance and Fiscal Management**

1. Approval of Minutes of the Regular City Council Meeting of June 22, 2021, the Agenda Review Meeting of June 21, 2021, and the Work Session of June 21, 2021, and the Corrected Minutes for the Regular City Council Meetings of May 11, 2021, May 22, 2021, and June 6, 2021. [21-767](#)

#### **All Districts**

City Clerk's Office, Laura D. Prine, (915) 212-0049

## **CONSENT AGENDA - REQUEST TO EXCUSE ABSENT CITY COUNCIL MEMBERS:**

2. **CONSENT AGENDA - REQUEST TO EXCUSE ABSENT CITY COUNCIL MEMBERS:**

## **CONSENT AGENDA - RESOLUTIONS:**

### **Goal 1: Create an Environment Conducive to Strong, Sustainable Economic Development:**

3. This Resolution is to authorize the City Manager to sign a Southern Industrial Lease between the City of El Paso ("Lessor") and Portilla Properties and Investment Group, LLC ("Lessee") for the northerly 181 feet of Lot 2, 3 and 4, Block 11, El Paso International Airport Tracts, Unit 8, Replat A, City of El Paso, El Paso County, Texas, municipally known and numbered as 8630 Boeing, El Paso, Texas. [21-707](#)

The lease term is twenty (20) years with two (2) ten (10) year options. The site is 70,590 square feet at \$ 0.33 per square foot and the annual rate is \$23,294.70, an increase of \$14,365.06 annually from the expiring lease.

#### **District 3**

Airport, Sam Rodriguez, (915) 212-7301

4. Resolution to delegate authority to the Director of Aviation or designee to perform certain duties on behalf of the City of El Paso, after the City Attorney has reviewed and approved each, in accordance with the guidelines established herein, unless City Council approval is required by other law, obligation or policy. This delegation of authority to the Director of Aviation or designee will be effective as of July 7, 2021. [21-711](#)

#### **District 2 and 3**

Airport, Cary Westin, (915) 212-1063

5. That the Director of Aviation or designee be authorized to submit a minor boundary modification application and all supporting documents and coordination with taxing entities for letters of support, to the U.S. Foreign Trade Zones board, which will modify the boundaries of Foreign Trade Zone No. 68 to [21-723](#)

Include the following parcel: Legal description - NW BURDETTE SURV 2 ABST #11, 1.741 ACRES BTW PAISANO & DELTA W OF COLES E OF T & P ROW, City of El Paso, El Paso County, Texas, commonly known as 1630 E. Paisano Drive, El Paso, Texas 79901.

**District 8**

Airport, Sam Rodriguez, (915) 212-7301

6. That the Director of Aviation or designee be authorized to submit a minor boundary modification application and all supporting documents and coordination with taxing entities for letters of support, to the U.S. Foreign Trade Zones board, which will modify the boundaries of Foreign Trade Zone No. 68 to Include the following parcel: Legal description-347 VISTA DEL SOL #75 LOT 3, City of El Paso, El Paso County, Texas, commonly known as 11350 James Watt Drive, El Paso, Texas 79936. [21-725](#)

**District 7**

Airport, Sam Rodriguez, (915) 212-7301

7. That the Director of Aviation or designee be authorized to submit a minor boundary modification for Subzone designation application and all supporting documents and coordination with taxing entities for letters of support, to the U.S. Foreign Trade Zones board, which will modify the boundaries of Foreign Trade Zone No. 68 to Include the following parcel: Legal description - 540 VISTA DEL SOL #131 WLY PT OF 3 (354.04 FT ON NELY - 1151.78 FT ON SELY - 364.30 FT ON SWLY - 1044.74 FT ON NWLY), City of El Paso, El Paso County, Texas, commonly known as 1401 Pullman Road, Unit A, El Paso, Texas 79936. [21-726](#)

**District 6**

Airport, Sam Rodriguez, (915) 212-7301

8. That the City Manager is authorized to sign the Consent to Assignment of the Chapter 312 Agreement between the City of El Paso and JVN Development Leasing, LLC, therein consenting to the assignment of the Chapter 312 Agreement associated with the property located at 1061 Ranger Trail Lane from JVN Development Leasing, LLC (Assignor) to Ranger TRL Investments, LLC (Assignee). [21-743](#)

**District 7**

Economic and International Development, Jessica Herrera, (915) 212-1624

**Goal 2: Set the Standard for a Safe and Secure City**

9. That the El Paso County Hazard Mitigation Action Plan Update is approved in its entirety; the City of El Paso will pursue available funding opportunities for implementation of the proposals designated therein, and will, upon receipt of such funding or other necessary resources, seek to implement the actions contained in the mitigation strategies; the Office of Emergency Management shall inform all parties of this action, assure that the Hazard Mitigation Action Plan Update will be reviewed at least annually, and that any needed adjustments will be presented to the City Council for consideration; and the City [21-746](#)

of El Paso will take such other action as may be reasonably necessary to carry out the objectives of the Hazard Mitigation Action Plan Update and report on progress as required by FEMA and the Texas Division of Emergency Management (TDEM).

**All Districts**

Fire, Mario M. D'Agostino, (915) 212-5605

**Goal 3: Promote the Visual Image of El Paso**

10. That the Solid Waste liens on the attachment posted with this agenda be approved. (See Attachment A) [21-709](#)

**All Districts**

Environmental Services, Ellen A. Smyth, (915) 212-6000

11. A Resolution approving a Detailed Site Development Plan for Lots 1 and 2, Block 35, Colonia Verde #6, 10001 and 10005 Dyer Street, City of El Paso, El Paso County, Texas, pursuant to Section 20.04.150. The penalty is provided for in Chapter 20.24 of the El Paso City Code. [21-729](#)

The proposed detailed site development plan 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: 10001 and 10005 Dyer Street  
Applicant: Beckross Properties, LLC PZDS20-00045

**District 4**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, David Samaniego, (915) 212-1608

12. A Resolution that the City of El Paso consents to the Horizon Regional Municipal Utility District request to serve and annex certain property located within the Extraterritorial Jurisdiction of the City of El Paso, Texas. (ETJ) [21-741](#)

Subject Property: North of Eastlake Blvd. and East of Darrington Rd.  
Applicant: Horizon Regional Municipal Utility District and Ravenna II, LLC

**Extraterritorial Jurisdiction**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, Raul Garcia, (915) 212-1643

**Goal 6: Set the Standard for Sound Governance and Fiscal Management**

13. A Resolution to find that taxpayer, Jessica and Isaias Maldonado, have met the requirements of Section 33.011 of the Property Tax Code for the request of waiver of penalties and interest on the 2020 delinquent taxes in the amount of \$297.13 due to a Postal Service error. [21-714](#)

**All Districts**

Tax Office, Maria O. Pasillas, (915) 212-1737

14. That the City of El Paso hereby requests the Sheriff of El Paso County to sell, in accordance with Section 34.05 subsections (c) and (d) of the Texas Property Tax Code, the following described parcels:

1. Lot 23, Block 23, Thomas Manor Addition, Unit 9, an addition to the City of El Paso, El Paso County, Texas, according to the map or plat thereof, recorded in Volume 29, Page 6, Map Records of El Paso County, Texas.
2. Tract 23-B, Block 46, Ysleta Grant, El Paso County, Texas, as described in Volume 867, Page 1364, Official Public Records of Real Property of El Paso County, Texas; SAVE & EXCEPT however, that certain 0.033 acre tract described in Volume 3159, Page 1519, Official Public Records of Real Property of El Paso County, Texas.
3. Lot 20, Block 18, Chaparral Park Addition, Unit Four, an addition to the City of El Paso, El Paso County, Texas, according to the map or plat thereof, recorded in Volume 27, Page 10, Plat Records of El Paso County, Texas.
4. Lot 25, Block 20, Bassett Addition, an addition to the City of El Paso, El Paso County, Texas, as described in Volume 1754, Page 227, Deed Records of El Paso County, Texas.
5. Lot 26, Block 20, Bassett Addition, an addition to the City of El Paso, El Paso County, Texas, as described in Volume 1452, Page 467, Deed Records of El Paso County, Texas.
6. Lot 19, Block 1, Monte Cito Addition, First Supplemental Map, an addition to the City of El Paso, El Paso County, Texas, according to the map or plat thereof, recorded in Volume 7, Page 10, Plat Records of El Paso County, Texas.
7. Lots 14 and 15, Block 6, Hughes Subdivision, an addition to the City of El Paso, El Paso County, Texas, as described in Clerk's File #20080073277, Official Public Records of Real Property of El Paso County, Texas.
8. The North Portion of Lot 22, (25 ft. on the North, 45.09 ft. on the East, 25.32 ft. on the South, 42.15 ft. on the West), Block 12, Sunset Heights, an Addition to the City of El Paso, El Paso County, Texas. as described in Volume 552, Page 1, Deed Records of El Paso County, Texas.
9. Lot 14, Block 36, Sun Valley Addition, Section 5, an addition to the City of El Paso, El Paso County, Texas, according to the map or plat thereof, recorded in the back of Book 840, Deed Records of El Paso County, Texas.
10. Lot 26 and the East 8 1/3 feet of Lot 27, Block 16, Highland Park Addition, an addition to the City of El Paso, El Paso County, Texas, as described in Clerk's File #20180059317, Official Public Records of Real Property of El Paso County, Texas.

**All Districts**

Tax Office, Maria O. Pasillas, (915) 212-1737

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

**Goal 6: Set the Standard for Sound Governance and Fiscal Management**

15. Mark C. Walker to the Ethics Review Commission by Representative Isabel Salcido, District 5. [21-769](#)  
Members of the City Council, Representative Isabel Salcido, (915) 212-0005

**Goal 8: Nurture and Promote a Healthy, Sustainable Community**

16. Paul Andrew De La Peña to the Community Development Steering Committee by Representative Peter Svarzbein, District 1. [21-713](#)  
Members of the City Council, Representative Peter Svarzbein, (915) 212-1002
17. Jose Torres to the Community Development Steering Committee by Representative Claudia L. Rodriguez, District 6. [21-765](#)  
Members of the City Council, Representative Claudia L. Rodriguez, (915) 212-0006

**CONSENT AGENDA - BOARD APPOINTMENTS:**

**Goal 1: Create an Environment Conducive to Strong, Sustainable Economic Development:**

18. Mayra Maldonado to the Committee on Border Relations by Representative Cassandra Hernandez, District 3. [21-766](#)  
Members of the City Council, Representative Cassandra Hernandez, (915) 212-0003

**Goal 3: Promote the Visual Image of El Paso**

19. Angela Jimenez to the Historic Landmark Commission by Representative Claudia L. Rodriguez, District 6. [21-763](#)  
Members of the City Council, Representative Claudia L. Rodriguez, (915) 212-0006

**Goal 8: Nurture and Promote a Healthy, Sustainable Community**

20. Casey Mangan as a Regular Member to the Fair Housing Task Force by Representative Cissy Lizarraga, District 8. [21-768](#)  
Members of the City Council, Representative Cissy Lizarraga, (915) 212-0008

**CONSENT AGENDA - APPLICATIONS FOR TAX REFUNDS:**

**Goal 6: Set the Standard for Sound Governance and Fiscal Management**

21. That the tax refunds listed on the attachment posted with this agenda be approved. This action would allow us to comply with state law which requires [21-715](#)

approval by the legislative body of refunds of tax overpayments greater than \$2,500.00. (See Attachment B)

**All Districts**

Tax Office, Maria O. Pasillas, (915) 212-1737

- 22. That the tax refunds listed on the attachment posted with this agenda be approved. This action would allow us to comply with state law which requires approval by the legislative body of refunds of tax overpayments exceeding the three (3) year limit. (See Attachment C)

[21-717](#)

**All Districts**

Tax Office, Maria O. Pasillas, (915) 212-1737

**CONSENT AGENDA - BIDS:**

**Goal 7: Enhance and Sustain El Paso’s Infrastructure Network**

- 23. The linkage to the Strategic Plan is subsection 7.2 - Improve competitiveness through infrastructure improvements impacting the quality of life

[21-716](#)

Award Summary:

The award of Solicitation 2021-1117 Fertilizer (Re-Bid II) to the Justin Seed Company for a three (3) year initial term estimated amount of \$86,772.60. The award also includes a two (2) year option for an estimated amount of \$57,848.40. The total value of the contract is, including the initial term plus the option for a total of five (5) years, for an estimated amount of \$144,621.00. This contract will provide fertilizer products, needed for the city’s parks.

Contract Variance:

The difference in price, based on comparison to the previous contract is as follows: A decrease of \$167,174.40 for the initial term, which represents a 66% decrease due to a reduction in quantities for one of the items being awarded.

|                               |                                     |
|-------------------------------|-------------------------------------|
| Department:                   | Streets and Maintenance             |
| Vendor:                       | Justin Seed Co.<br>Justin, TX       |
| Items:                        | All                                 |
| Initial Term:                 | 3 years                             |
| Option to Extend:             | 2 years                             |
| Annual Estimated Award:       | \$28,924.20                         |
| Initial Term Estimated Award: | \$86,772.60 (3 years)               |
| Total Estimated Award:        | \$144,621.00 (5 years)              |
| Account No.:                  | 451 - 1000 - 51295 - 531130 - P5120 |
| Funding Source:               | General Fund                        |
| Districts:                    | All                                 |

This is a Low Bid, unit price contract.

The Purchasing & Strategic Sourcing and Streets and Maintenance



Departments recommend award as indicated to Justin Seed Co. for all lines.

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

**All Districts**

Streets and Maintenance, Richard Bristol, (915) 212-7000

Purchasing and Strategic Sourcing, Bruce D. Collins, (915) 212-1181

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

**Goal 4: Enhance El Paso’s Quality of Life through Recreational, Cultural and Educational Environments**

24. Discussion and action that the City Council acknowledges the donations from El Paso Electric totaling \$1,000.00 dollars and from Marathon Petroleum totaling \$1,000.00 dollars used towards costs associated with the Parks and Recreation Department Father’s Day Picnic and declares the expenditure of District 2 discretionary funds in an amount not to exceed \$2,000.00 for the Parks and Recreation Department Father’s Day Picnic serves a municipal purpose by setting the standard for a safe and secure city, promoting the visual image of El Paso, enhancing El Paso’s quality of life, promoting transparent and consistent communication among all members of the community, and nurturing and promoting a healthy and sustainable community. [21-775](#)

**District 2**

Members of the City Council, Representative Aleksandra Anello, (915) 212-0002

**CALL TO THE PUBLIC – PUBLIC COMMENT:**

**Call to the Public will begin at 12:00 p.m. Requests to speak must be received by 9:00 a.m. on the day of the meeting. Sixty minutes in total will be devoted for Call to the Public. This time is reserved for members of the public who would like to address the City Council on items that are not on the City Council Agenda.**

**Members of the public may communicate with Council during public comment, and regarding agenda items by calling 1-915-213-4096 or toll free number 1-833-664-9267 at the prompt please enter the following Conference ID: 445-327-756**

**A sign-up form is available on line for those who wish to sign up in advance of the meeting at: [http://legacy.elpasotexas.gov/muni\\_clerk/signup\\_form.asp](http://legacy.elpasotexas.gov/muni_clerk/signup_form.asp)**

**REGULAR AGENDA - FIRST READING OF ORDINANCES:**

**INTRODUCTION OF ORDINANCES PURSUANT TO SECTION 3.9 OF THE EL PASO CITY CHARTER:**

**Public comment typically is not taken during the first reading of ordinances. Public**

**comments are invited at the date of the scheduled public hearing.**

Public Hearings will be held as part of the regular City Council meeting that begins at approximately 9:00 a.m. All interested persons present shall have an opportunity to be heard at that time. After the public hearings, Council may also delay taking action on Ordinances; no requirement is made by Section 3.9B of the El Paso City Charter to publish any further notice. Copies of all Ordinances are available for review in the City Clerk's office, 300 N. Campbell, Monday through Friday, 8:00 a.m. to 5:00 p.m.

**Goal 3: Promote the Visual Image of El Paso**

25. An Ordinance amending the City of El Paso's Comprehensive Plan, "Plan El Paso". [21-730](#)

**All Districts**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553; Karina Brasgalla, (915) 212-1604

**PUBLIC HEARING WILL BE HELD ON JULY 20, 2021**

26. An Ordinance amending the Future Land Use Map (FLUM) contained in "Plan El Paso" for a Tract of land situated in the Ysleta Town Tract Survey, Abstract No. 214, City of El Paso, El Paso, County, Texas; said Tract being part of Lots 1 & 2, Block 2, A & M Addition, an addition to the City of El Paso according to the plat recorded in Volume 45, Page 10 of the Official Public Records of El Paso County, Texas; said Tract being part of that Tract of land described in Assumption Special Warranty Deed to Ben L. Ivey, LTD. recorded in Instrument No. 20020012761 of said Official Public Records; said Tract also being all of that Tract of land described in Assumption Special Warranty Deed to Ben L. Ivey, LTD. recorded in Instrument No. 20020012760 of said Official Public Records; said Tract also being part of Parcel 1 and all of Parcel 2 described in Deed Of Trust recorded in Instrument No. 20190062708 of said Official Public Records, City of El Paso, El Paso County, Texas, from O-3, Agriculture to G-7, Industrial. Subject Property: 9641 North Loop Dr. and 215 Sofia Pl. Applicant: Kimley-Horn and Associates, Inc. PLCP21-00001 [21-731](#)

**District 6**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, Karina Brasgalla, (915) 212-1604

**PUBLIC HEARING WILL BE HELD ON AUGUST 3, 2021**

27. An Ordinance amending the Future Land Use Map (FLUM) contained in "Plan El Paso" for the properties legally described as all of Tract 19B, Block 2, Ysleta Grant, City of El Paso, El Paso County, Texas, from O-3, Agriculture to G-7, Industrial. Subject Property: 551 Inglewood Dr. Applicant: Inglewood Properties, LLC PLCP21-00002 [21-732](#)

**District 6**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, Karina Brasgalla, (915) 212-1604

**PUBLIC HEARING WILL BE HELD ON AUGUST 3, 2021**

28. An Ordinance changing the zoning of Tract of land situated in the Ysleta Town Tract Survey, Abstract No. 214, City of El Paso, El Paso, County, Texas; said Tract being part of Lots 1 & 2, Block 2, A & M Addition, an addition to the City of El Paso according to the plat recorded in Volume 45, Page 10 of the Official Public Records of El Paso County, Texas; said Tract being part of that Tract of land described in Assumption Special Warranty Deed to Ben L. Ivey, LTD. recorded in Instrument No. 20020012761 of said Official Public Records; said Tract also being all of that Tract of land described in Assumption Special Warranty Deed to Ben L. Ivey, LTD. recorded in Instrument No. 20020012760 of said Official Public Records; said Tract also being part of Parcel 1 and all of Parcel 2 described in Deed of Trust recorded in Instrument No. 20190062708 of said Official Public Records, City of El Paso, El Paso County, Texas from A-2/sc (Apartment/special contract) to C-4/sc (Commercial/special contract) 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: 9641 North Loop Drive and 215 Sofia Place Applicant: Kimely-Horn and Associates, Inc. PZRZ21-00005

[21-712](#)

**District 6**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, Raul Garcia, (915) 212-1643

**PUBLIC HEARING WILL BE HELD ON AUGUST 3, 2021**

29. An Ordinance changing the zoning of Tract 19B, Block 2, Ysleta Grant El Paso, City of El Paso, El Paso County, Texas (Ysleta Grant Map, Block 2, December 1929) from R-F (Ranch-Farm) to C-4/c (Commercial/condition) and imposing conditions. The penalty is as provided for in Chapter 20.24 of the El Paso City Code.

[21-724](#)

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: 551 Inglewood Drive Applicant: Inglewood Properties, LLC  
PZRZ21-00006

**District 6**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, Raul Garcia, (915) 212-1643

**PUBLIC HEARING WILL BE HELD ON AUGUST 3, 2021**

30. An Ordinance changing the zoning of the property described as a portion of Tract 10-2, A.F. Miller Survey No. 211, 125 Belvidere Street, City of El Paso, El Paso County, Texas from R-3 (Residential) and A-O (Apartment/Office) to S-D (Special Development), pursuant to Section 20.04.360, and approving a detailed site development plan pursuant to Section 20.04.150 and 20.10.360 of the El Paso City Code to allow for front and rear yard setback reductions as permitted in the S-D (Special Development) zone district. The penalty is as provided for in Chapter 20.24 of the El Paso City Code. The proposed rezoning

[21-719](#)

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: 125 Belvidere Street Applicant: City of El Paso PZRZ21-00008

**District 8**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, Andrew Salloum, (915) 212-1603

**PUBLIC HEARING WILL BE HELD ON AUGUST 3, 2021**

31. An Ordinance changing the zoning of Lot 1, Block 35, Colonia Verde #6, 10005 Dyer Street, City of El Paso, El Paso County, Texas, From C-2/C/SC (Commercial/condition/special contract) to C-1/C/SC (Commercial/condition/special contract). The penalty is as provided for in Chapter 20.24 of the El Paso City Code.

[21-728](#)

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: 10005 Dyer Street Applicant: Beckross Properties, LLC PZRZ20-00027

**District 4**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, David Samaniego, (915) 212-1608

**PUBLIC HEARING WILL BE HELD ON AUGUST 3, 2021**

32. An Ordinance granting a Special Privilege License to El Paso Independent School District for the maintenance, use and repair of an existing underground tunnel encroaching within a portion of Arizona Avenue between Kansas Street and Stanton Street; setting the license for a term of fifteen years (15) with one (1) renewable fifteen (15) year term.

[21-733](#)

Subject Property: 1014 N. Stanton Applicant: El Paso Independent School District NESV2018-00014

**District 8**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, Armida R. Martinez, (915) 212-1605

**PUBLIC HEARING WILL BE HELD ON JULY 20, 2021**

33. An Ordinance authorizing the dedication for the use of the public as right-of-way 10.1947 acres of land legally described as a 10.1947 acre parcel situated within the corporate limits of the City of El Paso, El Paso County, Texas as a portion of sections 22 and 23, Block 80, Township 2, Texas & Pacific Railway Company Surveys.

[21-751](#)

Subject Property: South of Liberty Expressway and West of Purple Heart Highway Applicant: City of El Paso (El Paso International Airport) SURW21-00005

**District 2**

**PUBLIC HEARING WILL BE HELD ON JULY 20, 2021**

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

**Goal 4: Enhance El Paso’s Quality of Life through Recreational, Cultural and Educational Environments**

34. The linkage to the Strategic Plan is subsection 4.1 - Deliver bond projects impacting quality of life across the city in a timely, efficient manner [21-708](#)

Award Summary:

Discussion and action on the award of Solicitation 2021-1200 Liz Morayma Park Improvements to Horizone Construction I, Ltd. for an estimated award of \$1,153,900.14. This project consists of irrigation improvements that will connect to the existing irrigation system mainline. Additionally, there will be installation of 1 futsal court and 1 futsal/roller derby court, a new green sod area, a screening area, trees, shrubs, landscaping, and park amenities on new park area.

|                        |  |
|------------------------|--|
| Department:            | Capital Improvement                                      |
| Award to:              | Horizone Construction I, Ltd.<br>El Paso, TX             |
| Item(s):               | Base Bid I, Additive Alternate I & Additive Alternate II |
| Initial Term:          | 330 Consecutive Calendar Days                            |
| Base Bid I:            | \$1,103,000.00   |
| Additive Alternate I:  | \$7,671.92   |
| Additive Alternate II: | \$43,228.22  |
| Total Estimated Award: | \$1,153,900.14   |
| Funding Source:        | 2019 Capital Plan  |
| Account:               | 190-4745-38290-580270-PCP19PRK01                         |
| District:              | 2  |

This is a Low Bid procurement, unit price contract.

The Purchasing and Strategic Sourcing and Capital Improvement Departments recommend award as indicated to Horizone Construction I, Ltd., 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.

Work under this unit price contract is only an estimated value and will be ordered, performed, invoiced, and paid by measured quantity. The actual cost of this contract may be higher or lower than the total estimated value and will be the sum total of unit prices at the end of the contract term.

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.

**District 2**

Capital Improvement, Sam Rodriguez, (915) 212-0065  
Purchasing and Strategic Sourcing, Bruce D. Collins, (915) 212-1181

35. The linkage to the Strategic Plan is subsection 4.1 - Deliver bond projects impacting quality of life across the city in a timely, efficient manner.

[21-738](#)

Award Summary:

Discussion and action on the award of Solicitation 2021-1349 Joey Barraza and Vino Memorial Park Phase II (Re-Bid) to ALLEN CONCRETE, LLC. for an estimated award of \$4,337,201.78. The project consists of the addition of a dog park and one soccer field addition to the existing park. The improvements lie between Joey Barraza and Vino Memorial Park (formerly known as Northeast Regional Park).

Department: Capital Improvement  
Award to: ALLEN CONCRETE, LLC  
El Paso, Texas  
Item(s): Base Bid and Additive Alternate I  
Initial Term: 360 Consecutive Calendar Days  
Base Bid I: \$ 1,706,980.75  
Additive Alternate I: \$ 2,630,221.03  
Total Estimated Award: \$ 4,337,201.78  
Funding Source: 2012 Quality of Life Bond Parkland Dedication and Texas Wildlife Grant  
Account: 190-4800-29010-580270-PCP13PRKA21  
190-4800-29010-580270-PCP13PRKA22  
190-4800-29010-580270-PCP13PRKA23A  
451-2670-51440-580270-GS51170033  
District: 4

This is a Low Bid procurement, unit price contract.

The Purchasing & Strategic Sourcing and Capital Improvement Departments recommend award as indicated to ALLEN CONCRETE, LLC. 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.

Work under this unit price contract is only an estimated value and will be ordered, performed, invoiced, and paid by measured quantity. The actual cost of this contract may be higher or lower than the total estimated value and will be

the sum total of unit prices at the end of the contract term.

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.

**District 4**

Capital Improvement Department, Sam Rodriguez, (915) 212-0065  
Purchasing and Strategic Sourcing, Bruce D. Collins, (915) 212-1181

**Goal 6: Set the Standard for Sound Governance and Fiscal Management**

- 36. The linkage to Strategic Plan is subsection 6.2 - Implement employee benefits and services that promote financial security.

[21-750](#)

Award Summary:

Discussion and action on the award of Solicitation No. 2021-0806R Benefit Consulting Services to HUB International Texas, Inc., for an initial term of five (5) years for an estimated amount of \$534,600.00. The award also includes, two (2), two (2) year options for an estimated amount of \$427,680.00. The total contract value is, including the initial term plus options is nine (9) years, for an estimated amount of \$962,280.00. This contract will allow the City of El Paso to obtain general benefit consulting advice.

Contract Variance:

Staff is recommending that Council award the contract at the same amount awarded in 2012. Consequently, there is no increase and/or variance from the 2012 contracts.

|                               |   |
|-------------------------------|---|
| Department:                   | Human Resources                                 |
| Award to:                     | HUB International Texas, Inc.<br>Fort Worth, TX |
| Item(s):                      | All   |
| Initial Term:                 | 5 years   |
| Option to Extend:             | 2 terms of 2 years                              |
| Annual Estimated Award:       | \$ 106,920.00                                   |
| Initial Term Estimated Award: | \$ 534,600.00 (5 years)                         |
| Option Term Estimated Award   | \$ 427,680.00 (4 years)                         |
| Total Estimated Award:        | \$ 962,280.00 (9 years)                         |
| Account No.:                  | 209-3500-14045-521160-P1414                     |
| Funding Source                | Self Insurance Fund                             |
| District(s):                  | All   |

This is a Request for Proposal, requirements contract.

The Purchasing & Strategic Sourcing and the Human Resources Departments recommend award as indicated to HUB International Texas, Inc., the highest ranked proposer based on evaluation factors established for this procurement. In accordance with this award, the City Manager or designee is authorized to

exercise future options if needed.

**All Districts**

Human Resources, Mary Michel, (915) 212-1267  
Purchasing and Strategic Sourcing, Bruce D. Collins, (915) 212-1181

**Goal 7: Enhance and Sustain El Paso’s Infrastructure Network**

- 37. The linkage to the Strategic Plan is subsection 7.4 - Continue the strategic investment in City facilities and technology

[21-710](#)

Award Summary:

Discussion and action on the award of Solicitation 2021-1146 Hondo Pass Citizen Collection Station to PERIKIN ENTERPRISES, LLC for an estimated award of \$2,247,463.12. This project consists of the construction of a new Citizen’s Collection Station, that includes HMAC and concrete roadways, cast-in place-retaining walls, HMAC paved parking lot, electrical services, and light poles. In addition to two new metal buildings.

|                        |  |
|------------------------|--|
| Department:            | Capital Improvement  |
| Award to:              | PERIKIN ENTERPRISES, LLC<br>Albuquerque, NM                          |
| Item(s):               | Base Bid I   |
| Initial Term:          | 210 Consecutive Calendar Days  |
| Base Bid I:            | \$2,247,463.12   |
| Total Estimated Award: | \$2,247,463.12   |
| Funding Source:        | Environmental Services Department Fiscal<br>Year 21 Capital Projects |
| Account:               | 334-3150-34100-580270-PESD00210                                      |
| District:              | 4  |

This is a Low Bid procurement, unit price contract.

The Purchasing and Strategic Sourcing and Capital Improvement Departments recommend award as indicated to PERIKIN ENTERPRISES, LLC, 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.

Work under this unit price contract is only an estimated value and will be ordered, performed, invoiced, and paid by measured quantity. The actual cost of this contract may be higher or lower than the total estimated value and will be the sum total of unit prices at the end of the contract term.

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.



**District 4**

Capital Improvement Department, Sam Rodriguez, (915) 212-0065  
Purchasing and Strategic Sourcing, Bruce D. Collins, (915) 212-1181

- 38. The linkage to the Strategic Plan is subsection 7.2 - Improve competitiveness through infrastructure improvements impacting the quality of life.

[21-736](#)

**Award Summary:**

Discussion and action on the award of Solicitation No. 2021-0026 Central Business District, Phase IV to LESNA CONSTRUCTION, INC. for an estimated award of \$12,736,130.53. The Project consists of Roadway and Parkway improvements in Campbell Street, Kansas Street, Father Rahm Avenue, Oregon Street and 6th Avenue. The improvements will also include Storm Water, Water and Sanitary Sewer Improvements.

|                        |   |
|------------------------|---|
| Department:            | Capital Improvement   |
| Award to:              | LESNA CONSTRUCTION, INC.<br>El Paso, TX   |
| Items:                 | All   |
| Initial Term:          | 415 Standard Workweek Days  |
| Base Bid I:            | \$ 9,954,578.03   |
| Base Bid II:           | \$ 1,468,011.00   |
| Base Bid III:          | \$ 1,046,339.50   |
| Base Bid IV:           | \$ 267,202.00   |
| Total Estimated Award: | \$12,736,130.53   |
| Account No.:           | 190-4950-38170-580160-PCP19TRAN03<br>999-4710-99999-580230-PCP19TRAN03<br>190-4970-38030-580230-PCP19TRAN03 |
| Funding Source:        | 2009 Certificates of Obligation, Federal Highway Administration and El Paso Water Utilities                 |
| District:              | 8   |

This is a Low Bid procurement, unit price contract.

The Purchasing & Strategic Sourcing and Capital Improvement Departments recommend award as indicated to LESNA 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.

Work under this unit price contract is only an estimated value and will be ordered, performed, invoiced, and paid by measured quantity. The actual cost of this contract may be higher or lower than the total estimated value and will be the sum total of unit prices at the end of the contract term.

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.

**District 8**

Capital Improvement Department, Sam Rodriguez, (915) 212-0065  
Purchasing and Strategic Sourcing, Bruce D. Collins, (915) 212-1181

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

**Goal 3: Promote the Visual Image of El Paso**

39. An Ordinance changing the zoning of Tract 1J3, 1J1B, and 1K2, Block 10, and a portion of Tract 1H, Block 10, Upper Valley Grant Surveys, City of El Paso, El Paso County, Texas from R-F (Ranch and Farm) and P-R I/C (Planned Residential I/Conditions) to G-MU (General-Mixed Use) and G-MU/C (General-Mixed Use/Conditions) and approving a Master Zoning Plan. The penalty is as provided for in Chapter 20.24 of the El Paso City Code. [21-629](#)

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 Artcraft Road and East of Westside Drive  
Applicant: Wright and Dalbin Architects c/o Geoffrey Wright, PZRZ21-00004

**District 1**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, Andrew Salloum, (915) 212-1603

40. An Ordinance granting Special Permit NO. PZST21-00008, to allow for a 55' Ground-Mounted Personal Wireless Service Facility on the property described as a portion of Tracts 9B, 9C, and 10A, Block 48, Ysleta Grant, 9100 Alameda Avenue, City of El Paso, El Paso County, Texas, pursuant to Section 20.10.455 of the El Paso City Code. The penalty being as provided in Chapter 20.24 of the El Paso City Code. **THIS IS AN APPEAL.** [21-631](#)

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.

Subject Property: 9100 Alameda Avenue Applicant: Verizon c/o Les Gutierrez, PZST21-00008

**District 6**

Planning and Inspections, Philip F. Etiwe, (915) 212-1553  
Planning and Inspections, Andrew Salloum, (915) 212-1603

**REGULAR AGENDA - OTHER BUSINESS:**

## **Goal 2: Set the Standard for a Safe and Secure City**

41. Discussion and action on a Resolution that the City Manager be authorized to sign a Memorandum of Understanding in a form substantially similar to the attached document between the CITY OF EL PASO (the "City") and the EL PASO WATER UTILITIES - PUBLIC SERVICE BOARD ("EPWATER") by which EPWater will transfer approximately 306 acres of land to the City for \$1,331,250.00 to allow the City to construct public safety facilities ("Facilities Parcel"). Further the City and EPWater agree to collaborate for the preservation of an additional approximate 1,200 acres of land generally located to the north and west of the Facilities Parcel.

[21-748](#)

### **District 4**

Capital Improvement Department, Sam Rodriguez, (915) 212-0065  
Strategic Partnerships, Elizabeth Triggs, (915) 212-1619

## **Goal 6: Set the Standard for Sound Governance and Fiscal Management**

42. Discussion, update, and action on the regular session of the 87th Texas Legislature and its future special legislative sessions.

[21-744](#)

### **All Districts**

City Attorney's Office, Lupe Cuellar, (915) 212-0033  
City Manager's Office, Elizabeth Triggs, (915) 212-1619

## **Goal 8: Nurture and Promote a Healthy, Sustainable Community**

43. Discussion and action to approve policies and procedures for planning and implementation of the Program Year 2022-2023 Community Development Block Grant (CDBG) Program, Emergency Solutions Grant (ESG) Program, and Housing Opportunities for Persons with AIDS (HOPWA) Program. Funding under these grants becomes available September 1, 2022.

[21-742](#)

### **All Districts**

Community and Human Development, Nicole Ferrini, (915) 212-1659

## **EXECUTIVE SESSION**

### **TEMPORARY SUSPENSION OF OPEN MEETINGS LAWS DUE TO EMERGENCY**

The Texas Governor temporarily suspended specified provisions of the Texas Open Meetings Act to allow telephonic or videoconference meetings and to avoid congregate settings in physical locations.

The following members of City Council will be present via video conference:

**Mayor Oscar Leeser and Representatives Peter Svarzbein, Alexandra Anello, Cassandra Hernandez, Joe Molinar, Isabel Salcido, Claudia Rodriguez, Henry Rivera, and Cissy Lizarraga**

The City Council of the City of El Paso may retire into EXECUTIVE SESSION pursuant to Section 3.5A of the El Paso City Charter and the Texas Government Code, Chapter 551, Subchapter D, to discuss any of the following: (The items listed below are matters of the sort routinely discussed in Executive Session, but the City Council of the City of El Paso may move to Executive Session any of the items on this agenda, consistent with the terms of the Open Meetings Act and the Rules of City Council.) The City Council will return to open session to take any final action and may also, at any time during the meeting, bring forward any of the following items for public discussion, as appropriate.

- Section 551.071      CONSULTATION WITH ATTORNEY
- Section 551.072      DELIBERATION REGARDING REAL PROPERTY
- Section 551.073      DELIBERATION REGARDING PROSPECTIVE GIFTS
- Section 551.074      PERSONNEL MATTERS
- Section 551.076      DELIBERATION REGARDING SECURITY DEVICES OR SECURITY AUDITS
- Section 551.087      DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS
- Section 551.089      DELIBERATION REGARDING SECURITY DEVICES OR SECURITY AUDITS; CLOSED MEETING

**Goal 6: Set the Standard for Sound Governance and Fiscal Management**

**Discussion and action on the following:**

- EX1.** Claudia Reyes v. City of El Paso. (20-1036-3350) (551.071) [21-753](#)  
 City Attorney's Office, Karla M. Nieman, (915) 212-0033  
 City Attorney's Office, Nicole J. Anchondo, (915) 212-0033
- EX2.** Flores et al. v. Rivas and Sandoval. (18-1026-9855) (551.071) [21-754](#)  
 City Attorney's Office, Karla M. Nieman, (915) 212-0033  
 City Attorney's Office, Nicole J. Anchondo, (915) 212-0033
- EX3.** Discussion on lease, value, and potential purchase of real property located in Central El Paso, Texas. (20-1004-1156) (551.072) [21-756](#)  
 Capital Improvement Department, Samuel Rodriguez, (915) 212-0065
- EX4.** Discussion on lease, value, and potential purchase of real property located in Central El Paso, Texas. (20-1004-1156.002) (551.072) [21-777](#)  
 Capital Improvement Department, Samuel Rodriguez, (915) 212-0065
- EX5.** Economic Incentives for a Manufacturing Company to be located in the City of El Paso. (21-1007-2740) (551.071) (551.072) (551.087) [21-757](#)  
 Economic and International Development, Jessica Herrera, (915) 212-0094
- EX6.** Application of El Paso Electric Company to Change Rates, Public Utility Commission of Texas Docket No. 52195. (21-1008-174) (551.071) [21-755](#)  
 City Attorney's Office, Karla M. Nieman, (915) 212-0033

**ADJOURN**

**NOTICE TO THE PUBLIC:**

Sign Language interpreters are provided for regular City Council meetings. If you need Spanish Translation Services, please email [CityClerk@elpasotexas.gov](mailto:CityClerk@elpasotexas.gov) at least 48 hours in advance of the meeting.

**ALL REGULAR CITY COUNCIL AGENDAS ARE PLACED ON THE INTERNET ON THURSDAY PRIOR TO THE MEETING AT THE ADDRESS BELOW:**

<http://www.elpasotexas.gov/>