

**CITY COMMISSION
AGENDA
REGULAR MEETING
APRIL 15, 2026
@ 5:30 PM
CITY HALL, TOWN HALL MEETING ROOM
2ND FLOOR, 118 E. TYLER AVENUE
HARLINGEN, TEXAS**

Notice is hereby given that the City Commission of the City of Harlingen, Texas will hold a Regular Meeting on **WEDNESDAY, APRIL 15, 2026, at 5:30 P.M.** at City Hall, Town Hall Meeting Room, 118 E. Tyler Avenue, Harlingen, Texas and provide the public the ability to view the meeting via internet live-streaming at www.harlingentx.gov and the City of Harlingen YouTube Page.

To submit written comments regarding an item for City Secretary, go to www.harlingentx.gov and click on "PUBLIC HEARING AND CITIZEN COMMUNICATION FORM" write your comments (limited to 400 words or less) and submit the form.

PLEASE SUBMIT WRITTEN COMMENTS BEFORE 3:00 P.M. THE DAY OF THE MEETING.

A recording of the meeting will be made and will be available to the public in accordance with the Texas Open Meetings Act.

City of Harlingen meetings are available to all persons regardless of disability. If you require special assistance, please contact the City Secretary's Office at (956) 216-5001 or write Post Office Box 2207, Harlingen, Texas 78550 at least 48 hours in advance of the meeting.

The Harlingen City Commission reserves the right, pursuant to the Texas Government Code Chapter 551, Subchapter D, to enter into closed executive session on any item posted on the agenda if a matter is raised that is appropriate for closed discussion.


- 1) **Call Meeting to Order:**
 - a) Invocation - Commissioner Delia Cavazos-Gamez
 - b) Pledge of Allegiance
 - c) Welcome Citizens
- 2) **Conflict of Interest:**

"Under State Law, a conflict of interest exists if a commission member, or certain members of that person's family, has a qualifying financial interest in an agenda item. Members with a conflict of interest cannot participate in the discussion nor vote on the agenda item. Are there any known conflicts of interest to disclose at the time?" **(City Attorney)**.
- 3) **Announcements:** *With respect to items not listed elsewhere on this agenda, the City Commission may report on items of community interest, including announcing community events, announcing employee or community recognitions.*
 - a) Mayor's Announcements
 - b) City Manager's Announcements
 - c) City Commission Member Announcements
- 4) **Proclamation/Presentation of Awards:**
 - a) Harlingen Animal Shelter Pet of the Week
 - b) Certificate of Recognition — Harlingen High School "Cardinals" Boys Basketball Team"
 - c) Certificate of Recognition — Harlingen High School South "Hawks" Boys Basketball Team
 - d) Presentation of Proclamation - Child Abuse Prevention & Awareness Month"
 - e) Mayor's Business of the Month — Books-N-Things
- 5) **Citizen Communication:** *At this time, the public is invited to address the City Commission and speak on any matter not specifically listed for public hearing elsewhere in this agenda. Please note that the City Commission members may not respond to comments or deliberate on topics addressed.*
- 6) **Approval of Minutes:**
 - a) Regular Meeting of December 17, 2025
- 7) **Consent Agenda:** *No discussion is anticipated on any of the items in this section because they are routine business, were included in the budget adoption process, or have been previously discussed as a staff report or discussion item. These items will be considered collectively by a single vote, unless a commission member requests an item be removed from the consent agenda.*
 - a) Consideration and possible action to approve a resolution authorizing the City Manager to submit a grant application to the Fiscal Year 2024 & 2025 Building Resilient Infrastructure and Communities Grant Program. Attachment **(Special Projects Department)**.
 - b) Consideration and possible action to approve a resolution authorizing the City Manager to submit a grant application to the Hogg Foundation for Mental Health for the Libraries Supporting Community Mental Health Grant Program. Attachment **(Special Projects Department)**.
 - c) Consideration and possible action to approve a resolution authorizing the City Manager to submit a grant application to the Gary Sinise Foundation First Responder Grant Program. Attachment **(Special Projects Department)**.
- 8) **Reports and Other Discussion Items:** *Items in this section are not expected to require action by the*

City Commission and are generally for information only. However, any item listed in this section may become an action item at a future meeting with the request of the Mayor, or after the request of any two Staff Commission members, or the City Manager.

- a) City Manager's Report
 - b) Staff Reports:
- 9) **Public Hearings:** At this time, the Mayor will invite members of the public who have filled out the Public Hearing and the Citizen Communication Form to address each item listed in this section. Please limit your comments to the topic of that public hearing. If more than one public hearing is being held, you will be allowed to speak during each topic, provided you have filled out the Public Hearing and Citizen Communication Form for the appropriate topic. If you are signed up for two (2) or more Public Hearings, you will be limited to 5 minutes for all topics.
- 10) **Action Items:** City Commission will discuss, consider, and take any action deemed necessary on items listed in this section, including the adoption of a resolution or an ordinance.

Ordinances:

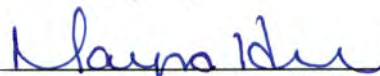
- a) Consideration and possible action to approve an ordinance on first reading amending the Harlingen Code of Ordinances Chapter 18, Master Fee Schedule to include free or reduced fee adoption events in conjunction with national organizations as opportunities become available. Attachment (**Health**).
 - 
 - b) Consideration and possible action to approve funding for roof restoration and air conditioning (A/C) unit replacement at Fire Station #1 Attachment (**Public Works**).
 - c) Consideration and possible action to approve an inter local agreement between the City of Harlingen and Harlingen Consolidated Independent School District (HCISD) for the use of the district's athletic facilities for the Elevate Volleyball and 7 on 7 Football League. Attachment (**Parks and Recreation**).
 - d) Consideration and possible action to authorize the City Manager to approve the re-classification of a Project Engineer position to Project Engineer III. Attachment (**Engineering**).
 - e) Consideration and possible action to authorize the City Manager to accept drainage right-of-way dedications for Lon C. Hill Block 50 and Block 63, subject to City Attorney review and approval of the dedication documents. Attachment (**Engineering**).
 - f) Consideration and possible action to approve a request from Union Pacific Railroad to permanently close "B" Street, "A" Street, and 2nd Street between Adams Avenue and Jefferson Avenue as part of the railroad track realignment project. Attachment (**Engineering**).
 - g) Discussion and possible action to amend the Teen and Youth Advisory Board ordinance. (**Mayor**)
- 11) **Board Appointments:**
Specifically, appointment or discussion and possible action to include appointment and/or removal of any position subject to appointment or removal by statute, ordinance, or bylaws
- Airport
 - Animal Shelter Advisory Committee (3)
 - Audit Committee (Terms expire in June)
 - Civil Service Commission
 - Community Development Advisory Board(CDBG)
 - Construction Board of Adjustments (4)
 - Convention & Visitors Bureau
 - Development Corporation of Harlingen, Inc.(HEDC)

Golf Course Advisory Board
Harlingen Community Improvement Board(4B)
Harlingen Housing Authority Board
Harlingen Finance Corporation (6)
Harlingen Teen and Young Adult Advisory Board (1)
Healthy Harlingen Advisory Board
Historic Preservation Committee
Keep Harlingen Beautiful Board (2)
Library Advisory Board (1)
Mayor Wellness Council
Museum Advisory Board
Parks Advisory Board
Planning & Zoning Advisory Board (1)
Senior Citizens Advisory Board (1)
Tax Increment Finance Board 1, 2 & 3
Utility Board of Trustees
Veterans Advisory Board
Zoning Board of Adjustment (2)

- 12) **Executive Session:** *All items listed in this section will be deliberated in a closed session. Members of the public are not generally permitted to attend a closed session. Executive Session items may be considered as an action item at the discretion of the Mayor. However, City Commission will not take any action in closed session.*
- 13) **Action on Executive Session Items:** *The City Commission will reconvene in open session and may take action on any item listed in the Executive Session Section of this agenda.*
- 14) **Adjournment:**

I, the undersigned authority, do hereby certify that the above Notice of the Regular Meeting of the Harlingen City Commission is a true and correct copy of said notice posted on the bulletin board at City Hall of said City of Harlingen, Texas in a place convenient and readily accessible to the general public at all times and on the City's Internet Website and said Notice was posted on **THURSDAY, APRIL 09, 2026**, at or before 2:15 a.m./p.m. and remained so posted for at least three (3) business days preceding the time of said meeting.

Dated this 9th day of **APRIL 2026**



Mayra Herrera, City Secretary

REGULAR MEETING

CITY COMMISSION

HARLINGEN, TEXAS

January 7, 2026

A Regular Meeting of the Harlingen City Commission was held January 7, 2026 at 5:31pm, at City Hall, Town Hall Meeting Room, 118 E. Tyler, Harlingen, Texas and providing the public the ability to view the meeting via internet, live streaming and permitting the public to offer citizen communication or participate in items listed on the agenda via videoconferencing or telephonically via www.harlingentx.gov Those in attendance were:

Mayor and Commissioners

Mayor Norma Sepulveda
Delia Cavazos-Gamez, Commissioner District 1
Mayor Pro-Tem Daniel N. Lopez, District 2
Michael Mezmar, Commissioner District 3
Frank Morales, Commissioner District 4
Rene Perez, Commissioner District 5

City Staff

Gabriel Gonzalez, City Manager
Mayra Herrera, City Secretary
Mark Sossi, City Attorney

1. **Call Meeting to Order** – Mayor Pro-Tem Daniel N. Lopez

- a) Invocation – Commissioner Michael Mezmar
- b) Pledge of Allegiance – Commissioner Delia Cavazos-Gamez
- c) Welcome Citizens – Mayor Pro-Tem Daniel N. Lopez

2. **Conflict of Interest**

“Under State Law, a conflict of interest exists if a council member, or certain members of that person’s family, has a qualifying financial interest in an agenda item. Members with a conflict of interest cannot participate in the discussion nor vote on the agenda item. Are there any known conflicts of interest to disclose at this time?”

Mark Sossi, read the conflict of interest and asked the Mayor and City Commissioners if they had a conflict on any item on the agenda.

- Mayor Pro-Tem Daniel N. Lopez abstained from Item 10(g).

3. **Announcements** –

- a) Mayor’s Announcements – Congratulated HEDC/Garver on extending development.
- b) City Manager’s Announcements- Thanked the city staff and commission for looking in on him after his surgery and keeping the city going while he was gone.
- c) City Commission Member Announcements – NONE

4. **Proclamation/Presentation of Awards:**

- a) Harlingen Animal Shelter - "Pet of the Week" – “Truffle” Male 1 year old healer.
- b) Presentation of Proclamation — Coach Ashley Moncivaiz

5. **Citizen Communication:**

- Raymond Reyes – Direction of Cities Growth
- Gabriel Ledezma – Energy Demand and Rising Costs
- Joe Martinez – Business related concerns
- Kay Polt – Ad Hoc Planning Advisory Committee
- Robert Drinkard – Agenda Postings
- Inti Salas – Address City Commission

- Max Garza, Etienne Rosas, Ingrid Gonzalez, Donovan Salazar, Luis & Angela Valdespino, Ilary Rocha, Ashton Delacruz, Joyce Hamilton, Maricela Alvarado: Data Center Concern

6. **Approval of Minutes:**

- a) Regular Meeting of September 17, 2025

Motion was made by Commissioner Perez and seconded by Mayor Pro-Tem Lopez to approve minutes for Regular Meeting of September 17, 2025. Motion Carried Unanimously.

7. **Consent Agenda:**

- a) Consideration and possible action to approve the testing and potential installation of speed humps at the following location(s): (This item was requested by Commissioner Delia Cavazos-Gamez and Mayor Pro-Tem Daniel N. Lopez).

1. 7th & 13th Street prior to getting to Rio Hondo Street from Marshall/Grimes
2. Rio Hondo Street from 13th to 17th Street
3. Grimes from 77 Sunshine Strip to 13th Street
4. Williamson Street, 13th to 7th

Commissioner Frank Morales added the following street: 1300 Block of South 1st Street

Commissioner Rene Perez added the following street: Graham Rd. between Lewis Lane and Dilworth.

Motion made by Commissioner Perez and seconded by Commissioner Morales to approve this item. Motion carried unanimously.

- b) Consideration and possible action to approve an ordinance on second and final reading amending the previously approved Planned Development ("PD") District Site Plan to allow for 28-foot wide streets with 30-feet of right-of-way, smaller lot sizes, reduce a common area, and a 5-foot rear yard setback for Lots 59-73 for 90 single family residential lots and one commercial lot development on a property bearing a legal description of 12.537 acres of land out of a Portion of Lots 1, 2, 7, and all of Lot 8, Block 146, San Benito Land and Water Company Subdivision, located on the northwest corner of Haine Drive and FM 509.

ORDINANCE NO. 26-01

AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF HARLINGEN: AMENDING THE PLANNED DEVELOPMENT ("PD") SITE PLAN TO ALLOW FOR 28-FOOT WIDE STREETS WITH 30- FEET OF RIGHT-OF-WAY AND SMALLER LOT SIZES, REDUCE A COMMON AREA, AND A 5-FOOT REAR YARD SETBACK FOR LOTS 59-73 FOR A 90 LOT SINGLE FAMILY RESIDENTIAL AND ONE COMMERCIAL LOT DEVELOPMENT ON A PROPERTY BEARING A LEGAL DESCRIPTION OF 12.537 ACRES OF LAND OUT OF A PORTION OF LOTS 1, 2, 7, AND ALL OF LOT 8, BLOCK 146, SAN BENITO LAND AND WATER COMPANY SUBDIVISION, LOCATED ON THE NORTHWEST CORNER OF HAINE DRIVE AND FM 509; PROVIDING FOR PUBLICATION AND ORDAINING OTHER MATTERS RELATED TO THE FOREGOING

PASSED AND APPROVED on first reading this the 17th day of December 2025.

PASSED AND APPROVED on the second and final reading this the 7th day of January 2026.

ATTEST:
Mayra Herrera, City Secretary

CITY OF HARLINGEN
Norma Sepulveda, Mayor

Motion made by Commissioner Perez and seconded by Commissioner Mezmar to approve this item. Commissioner Morales opposed. Motion approved (5-1)

- 1 c) Consideration and possible action to approve an ordinance on second and final reading for a
2 rezoning request from Residential, Single Family ("R-1") District to Residential, Duplex ("R-2")
3 District for a property located at 1301 S. 1st Street, bearing a legal description of Lot 1, Block 4,
4 Finwood Heights Subdivision.

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ORDINANCE NO. 26-02
AN ORDINANCE AMENDING THE CODE OF
ORDINANCES OF THE CITY OF HARLINGEN: REZONING
FROM RESIDENTIAL, SINGLE-FAMILY ("R-1 ") DISTRICT
TO RESIDENTIAL, DUPLEX ("R-2") DISTRICT FOR A
PROPERTY LCOATED AT 1301 S. 1sr STREET, BEARING
A LEGAL DESCRIPTION OF LOT 1, BLOCK 4, FINWOOD
HEIGHTS SUBDIVISION.

PASSED AND APPROVED on first reading this the 17th day of December 2025.
PASSED AND APPROVED on the second and final reading this the 7th day of January
2025.

ATTEST:
Mayra Herrera, City Secretary

CITY OF HARLINGEN
Norma Sepulveda, Mayor

Motion made by Commissioner Morales and seconded by Commissioner Perez to approve this
item. Motion carried unanimously

- d) Consideration and possible action to approve an ordinance on second and final reading, Chapter
111- Zoning by adding the new Article XXII – Historic Preservation and dealing with related
matters. Applicant: City of Harlingen.

ORDINANCE NO. 2026-04
AN ORDINANCE OF THE CITY OF HARLINGEN, TEXAS, AMENDING
CHAPTER 111 ZONING, BY ADDING THE NEW ARTICLE XXII - HISTORIC
PRESERVATION, AND DEALING WITH RELATED MATTERS.

PASSED AND APPROVED on first reading this the 17th day of December 2025.
PASSED AND APPROVED on the second and final reading this the 7th day of January 2025.

ATTEST:
Mayra Herrera, City Secretary

CITY OF HARLINGEN
Norma Sepulveda, Mayor

Motion made by Mayor Pro-Tem Lopez to table and seconded by Commissioner Mezmar to
approve this item until the language and presentation presented by Ana Hernandez matches
what was discussed.

8. **Staff Reports and Other Discussion Items:**

- a) City Manager's Report – None
b) Staff Reports – None

9. **Public Hearings:**

Mayor Sepulveda announced that Items 9 (a-c) are public hearings, and anyone wishing to speak
for or against these items may do so.

- a) Public hearing for the release from the City of Harlingen Extraterritorial Jurisdiction (ETJ)
consisting of 8.30 acres out of the north, 9.685 acres out of the South, 19.37 acres out of Block 75,
Minnesota Texas Land and Irrigation Company Subdivision, located approximately 800 feet south
of Tio Cano Lake Cross Rd. between Louisiana Road and FM 506. Applicant: Abby Jo Lopez.

1 b) Public Hearing for the release from the City of Harlingen Extraterritorial Jurisdiction (ETJ) consisting
2 of 5.50 acres out of Block 41, Briggs & Coleman Subdivision in Surveys 271-272, Cameron County,
3 Texas, located along the south side of Bowen Road, 655.42 feet east from the northwest corner of
4 Block 41 (centerline of Ebony Road). Applicant: Manuel Tamez III.

5
6 c) Public hearing for the release from the City of Harlingen Extraterritorial Jurisdiction (ETJ) consisting
7 of 7.70 acres of land out 15.407 acres of land out of Block 247, San Benito Land and Water
8 Company Subdivision, located west of State Highway 345 (North Sam Houston Boulevard).
9 Applicant: Gustavo Alex Flores.

10
11 With no one signed up to speak, all items opened and closed by Mayor Sepulveda.

12
13 Mayor Sepulveda announced a 5 minute recess at 5:55pm.

14 Mayor Sepulveda announced continuation of the meeting at 6:41pm

15
16 **10. Action Items**

17 **Ordinances:**

18 a) Consideration and possible action to approve an ordinance on first reading for the release from the
19 City of Harlingen Extraterritorial Jurisdiction (ETJ) consisting of 8.30 acres out of the North 9.685
20 acres out of the South 19.37 acres out of Block 75, Minnesota Texas Land and Irrigation Company
21 Subdivision, located approximately 800 feet south of Tio Cano Lake Cross Rd. between Louisiana
22 Road and FM 506. Applicant: Abby Jo Lopez.

23
24 Commissioner Mezmar asked what the rationale is for this item.

25
26 Special Projects Director, Ana Hernandez, asked to have the item tabled.

27
28 Motion was made by Commissioner Mezmar seconded by Commissioner Cavazos-Gamez to table the
29 item at the request of the Special Projects Director Ana Hernandez. Motion carried unanimously.

30
31 b) Consideration and possible action to approve an ordinance on first reading for the de-annexation
32 from the City of Harlingen Extraterritorial Jurisdiction (ETJ) consisting of 5.50 acres out of Block
33 41, Briggs & Coleman Subdivision in Surveys 271-272, Cameron County, Texas, located along the
34 south side of Bowen Road, 655.42 feet east from the northwest corner of Block 41 (centerline of
35 Ebony Road). Applicant: Manuel Tamez III.

36
37 Commissioner Mezmar asked what the rationale is for this item.

38
39 Ana Hernandez answered that the petitioner does not want to comply with the subdivision
40 requirements through the city and would rather go through Cameron County.

41
42 Commissioner Perez asked if the petitioner has any intention of being annexed back into the City.

43
44 Mrs. Hernandez stated that question is not one that has been asked.

45
46 Commissioner Morales voiced his concerns about the amount of petitioners requesting to be
47 removed from the ETJ due to the law that was passed allowing this.

48
49 City Attorney Mark Sossi stated that the function of City Commission upon the receipt of a petition
50 is ministerial, not at the discretionary of the commission. If the petition complies with all the
51 elements of the petition, commission doesn't really have options but to follow through and make
52 sure its valid as per the ETJ.

53
54 Mayor Sepulveda stated that what City Attorney has stated is true and confirmed the understanding
55 of the matter.

1 Mr. Sossi confirmed and stated that its per state law not city law.
2

3 Motion was made by Mayor Pro-Tem Lopez seconded by Commissioner Mezmar to approve the
4 de-annexation. Commissioner Morales opposed. (4-1)
5

6 Mayor Sepulveda addressed Commissioner Morales in reference to the state law and the process
7 of it in regard to voting on the action and having the authority to oppose the request from the
8 petitioner.
9

10 Mayor Pro-Tem Lopez furthered the conversation by addressing Mr. Sossi by asking if voting no,
11 the petitioner could ask for an election of the area to be de-annexed, but the city would have to pay
12 for it, and in that instance , the only people would could vote would be those being de-annexed, the
13 home owners voting in favor of the de-annexation, then the city would have to pay for it.
14

15 Mayor Sepulveda asked if we really wanted to pay for it and stated she doesn't exactly agree with
16 the most recent laws passed but it is what is now law.
17

18 Mr. Sossi stated that the laws passed did come from a state level to diminish the authority at the
19 City level.
20

- 21 c) Consideration and possible action to approve an ordinance on first reading for the release from the
22 City of Harlingen Extraterritorial Jurisdiction (ETJ) consisting of 7.70 acres of land out of 15.407
23 acres of land out of Block 247, San Benito Land and Water Company Subdivision, located west of
24 State Highway 345 (North Sam Houston Boulevard). Applicant: Gustavo Alex Flores.
25

26 Motion was made by Mayor Pro-Tem Lopez seconded by Commissioner Mezmar to approve the
27 de-annexation. Motion carried unanimously.
28

- 29 d) Consideration and possible action to authorize funding, not to exceed \$40,000, for the construction
30 and installation of a new front desk/permitting counter for the Planning and Development
31 Department.
32

33 Motion was made by Mayor Pro-Tem Lopez seconded by Commissioner Perez to approve the
34 funding. Motion carried unanimously.
35

- 36
37 e) Consideration and possible action to over hire three (3) firefighters this calendar year.
38

39 Motion was made by Commissioner Mezmar seconded by Mayor Pro-Tem Lopez to approve the
40 hiring of 3 firefighters. Motion carried unanimously.
41

- 42 f) Consideration and possible action to authorize the City Manager to sign the Memorandum of
43 Understanding between the Texas Commission of Fire Protection, the International Association of
44 firefighters and the City of Harlingen Fire Department.
45

46 Motion was made by Mayor Pro-Tem Lopez seconded by Commissioner Perez to approve item.
47 Motion carried unanimously.
48

- 49 g) Consideration and possible action to authorize the City Manager to sign the Fire Services
50 agreements between the City of Harlingen with Cameron County Emergency Services District No.
51 1, City of Combes and the City of Palm Valley for Fiscal Year 2025-2026. Attachment (Fire Dept.)
52 APPROVED: Commissioner Daniel N. Lopez-Abstained
53

54 Motion was made by Commissioner Perez seconded by Commissioner Mezmar to approve the
55 item. Motion carried. Mayor Pro-Tem Lopez Abstained. (4-1)

1 h) Discussion and possible action to approve a resolution, creating an Ad Hoc Planning Advisory
2 Committee to review certain adopted plans and to report recommendations to the City Commission.
3

4 Mayor Pro-Tem Lopez stated that he would like to table the item to be able to explain thoroughly
5 about what is to come over the next 10 years.
6

7 Commissioner Perez stated he has a concern when it comes to creating this Ad Hoc committee
8 when its something can be discussed amongst all commission in a workshop given that the portion
9 having to do with parks in the city have to do with his district since it is deficient in that particular
10 portion.
11

12 Mayor Pro-Tem responds that he is not against that idea, however his though process was that of
13 efficiency by including members from advisory boards and stakeholders to have input in regards to
14 all sections of the Comprehensive plan.
15

16 Commissioner Perez confirms with City Manager Gonzalez that a meeting was held in the past in
17 regard to matters like this before. And that it was very effective.
18

19 Mayor Sepulveda reminded the commission that the motion at this time is to table this concern and
20 adjustments could be made during this table.
21

22 Commissioner Morales stated he would like to ensure that the public is involved in the workshop.
23

24 Motion was made to table the item by Commissioner Lopez seconded by Commissioner Mezmar.
25 Motion carried unanimously.
26

27 **11. Board Appointments:**

28 Commissioner Cavazos-Gamez: Re-appointed Michael "Mike" Garza to the Utility Board of Trustees.
29 Mayor Norma Sepulveda- Appointed Dagoberto "Beto" Pena to Planning & Zoning Committee.
30 Commissioner Frank Morales – Re-appointed Steven Brewer to Golf Advisory Board and appointed
31 him to Construction Board of Appeals as (Contractor Alt.)
32 Commissioner Rene Perez – Appointed Marcus Cruz to Development Corporation of Harlingen-
33 replacing Rudy Martinez
34

35 Motion was made by Commissioner Cavazos-Gamez and seconded by Mayor Pro-Tem Lopez to
36 approve all the re-appointments and appointments. Motion carried unanimously.
37

38 **12. Executive Session:** None
39

40 **13. Action on Executive Session Items:** None
41

42 **14. Adjournment:**
43

44 There being no other business to discuss, Mayor Sepulveda adjourned the meeting.
45
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47

48 City of Harlingen
49

50
51 ATTEST:

52 _____
53 Norma Sepulveda, Mayor
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54 _____
55 Mayra Herrera, City Secretary
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7(2)

**AGENDA ITEM
EXECUTIVE SUMMARY**

Meeting Date: **April 15, 2026**

Agenda Item:	
Consideration and possible action to approve a resolution authorizing the City Manager to submit a grant application to the Fiscal Year 2024 & 2025 Building Resilient Infrastructure and Communities Grant Program. Attachment (<i>Special Projects Department</i>).	
Prepared By: Ana Hernandez, Mobility & Special Projects Director	
Brief Summary:	
The Building Resilient Infrastructure and Communities (BRIC) grant program makes federal funds available for hazard mitigation activities with the goal of lowering future disaster costs. It does so with a recognition of the need to upgrade and modernize the nation's infrastructure against natural weather disasters, and of the need for natural hazard risk mitigation activities and resilience with respect to those hazards.	
The City of Harlingen will submit three (3) grant applications aimed at improving the drainage infrastructure of Harlingen. The BRIC program calls for a 75% federal and 25% non-federal cost share (match). The period of performance for all projects will be 36 months from the date of award unless specified by FEMA. Project applications are due on July 23, 2026, and the anticipated award date has not been listed by FEMA.	
Funding (if applicable):	
Are funds specifically designated in the current budget for the full amount (Yes/No): *If no, specify source of funding and amount requested:	
Finance Director's approval (Yes/No/NA):	
Staff Recommendation:	
Staff recommends approval of this resolution.	
City Manager approval:	67
	Comments:
City Attorney's approval:	mf

RESOLUTION No. 2026 - ____

A RESOLUTION OF THE HARLINGEN CITY COMMISSION AUTHORIZING THE SUBMISSION OF A GRANT APPLICATION TO FISCAL YEAR 2025 & 2025 BUILDING RESILIENT INFRASTRUCTURE AND COMMUNITIES (BRIC) GRANT PROGRAM

WHEREAS, the purpose of Building Resilient Infrastructure and Communities (BRIC) Grant Program’s purpose is to make federal funds available for hazard mitigation activities with the goal of lowering future disaster costs to increase resilience and public safety; and,

WHEREAS, the City of Harlingen finds it in the best interest of the citizens of Harlingen, Texas, to apply for and submit three (3) applications to improve the drainage infrastructure of the City of Harlingen; and,

WHEREAS, the Harlingen City Commission agrees to provide any applicable matching funds for the projects as required by the FY24 & 25 BRIC program requirements, the BRIC program has a cost sharing require of 75% federal and 25% non-federal; and,

WHEREAS, the City Commission authorizes the City Manager to apply for, accept, reject, alter, or terminate the grant on behalf of the City of Harlingen.

NOW, THEREFORE, BE IT RESOLVED that the Harlingen City Commission approves of three (3) grant applications to the Building Resilient Infrastructure and Communities grant program for the purpose of improving Harlingen’s drainage infrastructure.

CONSIDERED AND ADOPTED this 15th day of April 2026 at a Regular Meeting of the Elective Commission of the City of Harlingen, Texas, at which a quorum was present, and which was held in accordance with Government Code Chapter 551, as amended.



Norma Sepulveda, Mayor

Mayra Herrera, City Secretary

76)

**AGENDA ITEM
EXECUTIVE SUMMARY**

Meeting Date: **April 15, 2026**

Agenda Item:
Consideration and possible action to approve a resolution authorizing the City Manager to submit a grant application to the Hogg Foundation for Mental Health for the Libraries Supporting Community Mental Health Grant Program. Attachment (<i>Special Projects Department</i>).
Prepared By: Ana Hernandez, Mobility & Special Projects Director
Brief Summary:
The Hogg Foundation for Mental Health has opened a grant program to receive proposals from a select group of Texas public libraries, among which the Harlingen Public Library has been identified as an eligible applicant. These funds are for the purpose of strengthening the mental health and well-being of their communities through educational programs, resources, services, and support.
There is a maximum funding amount of \$40,000 with no matching requirement. If awarded, the earliest project start date is September 1st, 2026. The expected period of performance will be two years with an end date of August 31st, 2028.
Funding (if applicable):
Are funds specifically designated in the current budget for the full amount (Yes/No): *If no, specify source of funding and amount requested:
Finance Director's approval (Yes/No/NA):
Staff Recommendation:
Staff recommends approval of this Resolution
City Manager approval: 
Comments:
City Attorney's approval: 

RESOLUTION NO. 2026 - ____

A RESOLUTION OF THE HARLINGEN CITY COMMISSION AUTHORIZING THE SUBMISSION OF A GRANT TO THE HOGG FOUNDATION FOR MENTAL HEALTH FOR THE LIBRARIES SUPPORTING COMMUNITY MENTAL HEALTH GRANT PROGRAM

WHEREAS, the Hogg Foundation for Mental Health has opened its grant program to receive proposals from a select group of Texas public libraries. These funds are for the purpose of strengthening the mental health and well-being of their communities through educational programs, resources, services, and support.; and

WHEREAS, the City of Harlingen finds it in the best interest of the citizens of Harlingen, Texas, to apply for funding from the Hogg Foundation for Mental Health for the Harlingen Public Library; and

WHEREAS, the Harlingen City Commission agrees to provide any applicable matching funds and any terms and conditions set for the said project as required by the Hogg Foundation for Mental Health and,

WHEREAS, the Harlingen City Commission agrees that in the event of loss or the misuse of the Hogg Foundation for Mental Health funds, the Harlingen City Commission assures that the funds will be returned to the Hogg Foundation for Mental Health in full; and,

WHEREAS, the City Commission authorizes the City Manager to apply for, accept, reject, alter, or terminate the grant on behalf of the City of Harlingen.

NOW, THEREFORE, BE IT RESOLVED that the Harlingen City Commission approves the submission of the grant application to the Hogg Foundation for Mental Health for the Harlingen Public Library

CONSIDERED AND ADOPTED this 15th day of April 2026 at a Regular Meeting of the Elective Commission of the City of Harlingen, Texas, at which a quorum was present, and which was held in accordance with Government Code Chapter 551, as amended.

Norma Sepulveda, Mayor

Mayra Herrera, City Secretary

7(c)

**AGENDA ITEM
EXECUTIVE SUMMARY**

Meeting Date: **April 15, 2026**

Agenda Item:	
Consideration and possible action to approve a resolution authorizing the City Manager to submit a grant application to the Gary Sinise Foundation First Responder Grant Program. Attachment (<i>Special Projects Department</i>).	
Prepared By: Ana Hernandez, Mobility & Special Projects Director	
Brief Summary:	
The Gary Sinise Foundation offers its First Responder grant program to assist firefighters, police, and EMTs performing dangerous jobs to ensure that communities remain safe. The program offers funding to first responders as many are underfunded and continue to perform dangerous jobs without critical equipment.	
The City of Harlingen's Fire Department plans to purchase a forcible entry prop to assist in firefighter training.	
Funding (if applicable):	
Are funds specifically designated in the current budget for the full amount (Yes/No): *If no, specify source of funding and amount requested:	
Finance Director's approval (Yes/No/NA):	
Staff Recommendation:	
Staff recommends approval of this resolution.	
City Manager approval: <i>AG</i>	Comments:
City Attorney's approval: <i>MR</i>	

RESOLUTION NO. 2026 - ____

A RESOLUTION OF THE HARLINGEN CITY COMMISSION AUTHORIZING THE SUBMISSION OF A GRANT APPLICATION TO THE GARY SINISE FOUNDATION FIRST RESPONDER GRANT PROGRAM

WHEREAS, many first responders are underfunded and continue to perform dangerous jobs without critical equipment. The purpose of the Gary Sinise Foundation is to assist firefighters, police, and EMTs performing dangerous jobs to ensure that communities remain safe; and,

WHEREAS, the City of Harlingen finds it in the best interest of the citizens of Harlingen, Texas, to apply for a First Responder Application for the purpose of purchasing a forcible entry prop; and,

WHEREAS, the Harlingen City Commission agrees to provide any applicable matching funds for the projects as required by the Gary Sinise Foundation; and,

WHEREAS, the City Commission authorizes the City Manager to apply for, accept, reject, alter, or terminate the grant on behalf of the City of Harlingen.

NOW, THEREFORE, BE IT RESOLVED that the Harlingen City Commission approves the submission of a grant application to the Gary Sinise Foundation First Responder grant program for the purpose of purchasing a forcible entry prop.

CONSIDERED AND ADOPTED this 15th day of April 2026 at a Regular Meeting of the Elective Commission of the City of Harlingen, Texas, at which a quorum was present, and which was held in accordance with Government Code Chapter 551, as amended.

Norma Sepulveda, Mayor

Mayra Herrera, City Secretary

**AGENDA ITEM
EXECUTIVE SUMMARY**

10/2

Meeting Date: **April 15, 2026**

Agenda Item:

Consideration and possible action to approve an amendment to Ordinance 2024-06, Chapter 18 on first reading to include free or reduced-fee adoption events in conjunction with national organizations as opportunities become available.

Prepared By (Print Name): Shannon Harvill
Title: Environmental Health Director

Signature: 

Brief Summary:

The City of Harlingen Health Department is requesting approval to amend Ordinance 2024-06, adopted 2/21/2024 to read as such: That Chapter 18, Master Fee Schedule of the Code of Ordinances of the City of Harlingen is hereby amended by allowing the Animal Shelter Manager to have specials of up to 50% off the adoption fees for dogs and cats up to once a month on special days and holidays. Also, include free or reduced-fee adoption events in conjunction with national organizations as opportunities become available.

Funding (if applicable):

Are funds specifically designated in the current budget for the full amount * Yes No
for this purpose?

*If no, specify source of funding and amount requested:

Finance Director's approval: Yes No N/A

Staff Recommendation:

City Manager's approval:  Yes No N/A

Comments:

City Attorney's approval:  Yes No N/A

ORDINANCE NO. 2024-_____

AN ORDINANCE OF THE CITY OF HARLINGEN, TEXAS AMENDING CHAPTER 18, MASTER FEE SCHEDULE OF THE HARLINGEN CODE OF ORDINANCES ESTABLISHING FEES FOR ADOPTION OF DOMESTIC DOGS AND CATS, OWNER CLAIMS AND OTHER SERVICES PROVIDED BY THE CITY OF HARLINGEN AS THEY RELATE TO CHAPTER 6 ANIMALS: PROVIDING FOR PUBLICATION AND ORDAINING OTHER MATTERS PERTAINING TO THE FOREGOING.

BE IT ORDAINED BY THE CITY COMMISSION OF THE CITY OF HARLINGEN:

Section 1. That Chapter 18, Master Fee Schedule of the Code of Ordinances of the City of Harlingen is hereby amended by adding the adoption fees for domestic dogs and cats and the owner claim fee for the Harlingen Animal Shelter and to read as follows:

Adoption of Dogs	\$58 per animal which includes: Bordetella, De-Worming for Intestinal Parasites (1 st Dose), Distemper/Parvo Vaccination, Heartworm Tested, Rabies Vaccination (Tag included), First dosage of flea/tick prevention, First dosage of heartworm prevention and Microchip
Adoption of Cats	\$46 per animal which includes: De-worming for Intestinal Parasites (1 st dose), Aids Test, Feline Leukemia, Rabies Vaccination (Tag included) and Microchip
Owner Turn Ins	\$20 per animal \$40 per litter
Owner Claim	\$5-10 per day per animal

*** Any dog or cat over five (5) months old and has been at the shelter for 15 days or longer will **NOT** have an adoption fee.

That Chapter 18, Master Fee Schedule of the Code of Ordinances of the City of Harlingen is hereby amended by allowing the Animal Shelter Manager to have specials of up to 50% off the adoption fees for dogs and cats up to once a month on special days and holidays. Also, to include free or reduced-fee adoption events in conjunction with national organizations as opportunities become available.

FINALLY ENACTED THIS _____ day of _____, 2026 at a regular meeting of the Elective Commission of the City of Harlingen, Texas at which a quorum was present, and which was held in accordance with TEXAS GOVERNMENT CODE, TITLE 5, SUBTITLE A, CHAPTER 551.

CITY OF HARLINGEN

Norma Sepulveda, Mayor

ATTEST:

Mayra Herrera, City Secretary

(106)

**AGENDA ITEM
EXECUTIVE SUMMARY**

Meeting Date: **April 15, 2026**

Agenda Item:
Consideration and possible action to approve funding for roof restoration and air conditioning (A/C) unit replacement at Fire Station #1 (<i>Public Works</i>)
Prepared By: Ruth Trevino, Assistant Director <i>Ruth Trevino</i>
Brief Summary:
Fire Station #1 has experienced ongoing facility issues, including plumbing system failures that led to further investigation of overall building conditions. During this process, additional deficiencies were identified affecting critical building systems.
The facility's roof has deteriorated and requires restoration to prevent water intrusion and further structural damage. Additionally, the second-floor A/C unit is no longer functioning efficiently and requires replacement to maintain a safe and suitable working environment for fire personnel.
Quotes have been obtained for both items:
<ul style="list-style-type: none">• Roof restoration and repairs: approximately \$52,000• Second-floor A/C unit replacement: approximately \$28,500
Currently, there is no available funding within the approved budget to address these necessary improvements.
Given the age of the facility and the history of ongoing maintenance issues, these repairs are critical to ensure the safety, operational readiness, and longevity of Fire Station #1.
Funding (if applicable):
Are funds specifically designated in the current budget for the full amount (Yes/No): *If no, specify source of funding and amount requested:
Finance Director's approval (Yes/No/NA):
Staff Recommendation:
City Manager approval: <i>RT</i>
Comments:
City Attorney's approval: <i>mt</i>



February 18, 2026

Gilberto Mata | Superintendent
City of Harlingen
118 E. Tyler Avenue
Harlingen, TX 78550

Re: Harlingen Fire Station #1, 121 W. Jefferson Avenue, Harlingen, TX 78550
NRP CPN: 230402-TX-1423

Gilberto Mata:

National Roofing Partners (NRP) and its local partner, Revo Roofing, LLC., have developed the following pricing proposal for the Harlingen Fire Station #1 project. This pricing proposal was developed in compliance with NRP's contract number R230402 with OMNIA Partners and includes the total cost to perform a roof restoration.

Attached is the Proposal & Scope of Work which defines the work that Revo Roofing, LLC. proposes to complete. The project scope includes a manufacturer's 10-year warranty, extended warranty options are available at an additional cost, provided upon request.

Based on this scope of work, pricing to complete the Harlingen Fire Station #1 project is **\$51,765.45**. This pricing is compliant with the OMNIA Partners' unit pricing.

All material is guaranteed to be as specified. All work will be completed in a workmanlike manner according to standard roofing practices and in accordance with manufacturers specifications.

If this proposal is accepted, please see instructions for purchase order:

1. The purchase order will be issued to **Revo Roofing, LLC.**
2. The purchase order should be clearly marked "**Per OMNIA Contract #230402-TX-1423**"
3. E-mail the purchase order and tax-exempt certificate, if applicable, in PDF format to:
 - a. Lupe@RevoRoofingLLC.com
 - b. Cc: coop@rlnrp.com
4. Once we receive a P.O., a notice to proceed will be issued and work can begin at the member's discretion.

If you have any questions or need additional information, please contact our office.

Best Regards,

Lupe Escobedo | Owner
Revo Roofing, LLC.
7421 Lakeside Boulevard
Olmito, TX 78575
(956)479-7246



Thank you for allowing us the opportunity to provide you with our proposal for the Harlingen Fire Station #1. We have included all necessary labor, equipment, and materials to complete the project in a safe and timely fashion.

OVERVIEW OF SITE:



Approximate Roof Area: 4,300 square feet

SCOPE OF WORK:

- Work to be done at modified bitumen roofs, approximately 4,300 square feet
- Apply Garla-Prime to all roof areas
- Apply one (1) layer of Revitalizer to roof areas
- Embed one (1) layer of Grip Polyester Soft in bed of Revitalizer
- Apply second layer of Revitalizer to cover Grip Polyester
- Broadcast granules over Revitalizer
- Provide weekly reports
- Provide Contractor's 3-Year Workmanship Warranty
- Provide Manufacturer's 10-Year NDL Warranty

PRICING:

PRICE FOR SCOPE OF WORK ABOVE:	\$ 51,765.45
TAX:	EXCLUDED
TOTAL PRICE:	\$ 51,795.45

Pricing is valid for 30 days. The prices listed in the preceding table are an estimate for the services discussed. Estimates are subject to change if project specifications are changed or costs for outsourced services change before a contract is executed. This proposal is based on the use of Standard AIA Contract Documents. Taxes are not included unless noted above. For tax exempt customers, tax amount listed above may be excluded from purchase order or contract.

EXCLUSIONS:

-Mechanical, electrical, plumbing, communications, or data equipment modification, removal, or reinstallation work unless specifically noted above. -Premium time or overtime unless specifically stated in scope of work. -Protection or necessary modification of such items as electrical substations, transformers, or powerlines shall be the responsibility of the owner to provide a safe working condition. -Structural changes to building and lightning protection systems. -ACM abatement or testing. -Interior protection or cleaning of interior contents prior to, during, or after roofing operations. -Any damage to building components under the roof decking because of mechanically fastening components of this roof assembly as required by the manufacturer. -Engineering reports or investigations. -Mold, fungus, or mildew remediation. -FM Global approval unless specifically listed in scope of work above. -Ponding water. -Permits, unless specifically named above. -Any work or materials not specifically and clearly named above.

SAFETY:

Site safety set up will comply with OSHA standards. A preliminary site inspection prior to commencement of the project will be completed to identify potential areas of hazard.

MISCELLANEOUS:

When installing highly reflective white roof coverings, construction debris, dust, or sediment will leave dirt on the new covering. Revo Roofing, LLC. will take care to minimize debris and foot traffic over the new roof covering, but some inherent dirt will remain as a result of the construction process. Post-construction cleaning of the roof covering is not included in this proposal unless specifically stated in the scope of work. If this proposal does not clearly state and include the installation of a "full tapered" insulation assembly, ponding water may be present after completion of the roof system and Revo Roofing, LLC. shall not be held liable to remedy ponding water situations. Certain products used in the installation of roofing materials emit odor. Products in this category include, but are not limited to, asphalt, adhesives, primers, etc. Mechanical units, intake vents and other air drawing equipment may be required to be shut down by the owner during certain times of construction if interior space is sensitive to odors.

TERMS & CONDITIONS:

This proposal packet is not intended to take the place of a construction contract. Contract and payment terms will be negotiated and agreed to separately by Revo Roofing, LLC. and City of Harlingen. Any alteration or deviation from the scope of work or specifications involving extra costs, will be executed only upon written orders, and will become an extra charge over and above the estimate. All warranties to be issued upon completion of contract. Those who work on your property or provide materials and services and are not paid in full may have a right to enforce their claim for payment against your property through a construction lien.

Thank you for taking to time to read and understand our proposal for this outstanding project and please do not hesitate to contact us at any time if you have any questions.





NATIONAL REFRIGERATION LLC

HEATING | AIR CONDITIONING | INDOOR AIR QUALITY

Estimate

National Refrigeration LLC TACLB96055E
1611 W Mozelle
Pharr, TX 78577
Mobile Phone: 9566403340
national.luna01@icloud.com

Estimate Number: E251119758
Estimate Date: 11/19/2025
Payment Terms: Due On Receipt
Estimate Amount: 28,500.00
Created By: jose luna

Bill To
City of Harlingen

Ship To
City of Harlingen

Item #	Item Name	Quantity	Unit Price	Taxable	Total
5497	7.5 ton split system replacement removal of old phased out 7.5-ton system Installation of new 7.5-ton A2L split system (New Refrigerant) copper line and low voltage wire replacement Re-connection of high and low voltage to new system nitrogen pressure test system vacuum A2L Freon charge and balancing unit start up verification and testing of A2L sensors	1.00	28,500.00		28,500.00
5496	crane service	1.00	0.00		0.00

Comments:

fire station #1

Subtotal: \$ 28,500.00
Estimate Amount \$ 28,500.00

Terms & Conditions:

National Refrigeration reserves the right to ownership of all and any equipment or materials until paid in full

an 18 percent late fee will be assessed to any invoice with over 30 days past due

EXECUTIVE SUMMARY

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Meeting Date: April 15th, 2026

Agenda Item:
Consideration and possible action to approve an interlocal agreement between the City of Harlingen and Harlingen Consolidated Independent School District (HCISD) for the use of the district's athletic facilities for the Elevate Volleyball and 7 on 7 Football League.

Prepared By: Daniel Diaz
Title: Director of Parks and Recreation
Signature: *[Handwritten Signature]*

Brief Summary:
Summary
The City of Harlingen Parks and Recreation Department and Harlingen Consolidated Independent School District (HCISD) have entered into a collaborative agreement to launch the Elevate Development Program. Under the agreement the City of Harlingen will provide staff and the School District (HCISD) will provide the facilities. The program is expected to benefit about 260 students enrolled through HCISD. The agreement will be in effect from April 13th, 2026, to May 13th, 2026. This partnership reflects a shared commitment to investing in youth and building a stronger, more connected community. HCISD will provide a payment of \$22,880.00 to the City of Harlingen for organizing the program Sign up Forms, Uniform Orders, Officials, Coaches, Game Clock Operator and 1 HPD Officer.

Funding (if applicable):
Are funds specifically designated in the current budget for the full amount Yes No*
for this purpose?
*If no, specify source of funding and amount requested:
Finance Director's approval: Yes No N/A

Staff Recommendation:
Staff recommends approving the agreement.

City Manager's approval: *[Handwritten Signature]* Yes No N/A
Comments:

City Attorney's approval: *[Handwritten Signature]* Yes No N/A

**INTERLOCAL AGREEMENT BETWEEN THE CITY OF HARLINGEN AND THE HARLINGEN
CONSOLIDATED INDEPENDENT SCHOOL DISTRICT**

This Interlocal Agreement between the City of Harlingen and the Harlingen Consolidated Independent School District (hereinafter referred to as "Agreement") is by and between the CITY OF HARLINGEN (hereinafter referred to as "CITY"), a Home Rule Municipal Corporation situated in Cameron County, Texas, acting herein by and through its duly authorized agent, and having its principal Administrative Offices at 118 E. Tyler Street, Harlingen, Texas 78550, and the HARLINGEN CONSOLIDATED INDEPENDENT SCHOOL DISTRICT (hereinafter referred to as "DISTRICT"), a public school district situated in Cameron County, Texas, acting herein by and through its duly authorized agent, and having its principal Administrative Offices at 407 N. 77 Sunshine Strip, Harlingen, Texas 78550; and

WHEREAS, Chapter 791 of the Texas Government Code, also known as the Inter-local Cooperation Act, authorizes local governments to enter into an interlocal contract or agreement with other local government(s) or with a state agency as defined by section 771.002 of the Texas Government Code, to provide a governmental function or service that each party to the contract is authorized to perform individually; and

WHEREAS, the CITY and the DISTRICT are both local governments in Cameron County, Texas who wish to contract with each other to provide a governmental function or service that the CITY and the DISTRICT are authorized to perform individually; and

WHEREAS, this Agreement is authorized by the governing body of the CITY and the governing body of the DISTRICT; and

WHEREAS, this Agreement is entered into in the State of Texas, and it is understood and agreed that this Agreement shall be governed by, construed, and enforced in accordance with and subject to the laws of the State of Texas;

NOW THEREFORE, in consideration of the agreements herein set forth, the CITY and the DISTRICT together execute and authorize this Agreement for the purpose of utilizing the DISTRICT's athletic facilities for the CITY's designated events during the Term of this Agreement.

TERM

The term of this Agreement shall be for Eighty One (~~8150~~) days beginning on ~~March 25, 2026~~ ~~March 11, 2024~~ and ending on ~~May 31, 2024~~ May 13, 2026 In accordance with section 791.011 of the Texas Government Code, this Agreement may be renewed by mutual written agreement of both parties.

PURPOSE

The purpose of this Agreement is to provide the use of the DISTRICT's athletic facilities at Memorial, Vela, Vernon, Coakley, Gutierrez, and Boggus Stadium to the CITY during the CITY's 202426 Elevate Volleyball and 7 on 7 Football League events for one Term.

CONSIDERATION

The DISTRICT agrees to provide the use of its Middle School athletic facilities at Memorial, Vela, Vernon, Coakley, Gutierrez, and Boggus Stadium for a Term beginning ~~March 11, 2024~~ March 25, 2026, and ending on ~~May 31, 2024~~ May 13, 2026.

COMPENSATION AND MAINTENANCE

There will be no compensation exchanged between the CITY and the DISTRICT for this Agreement. The maintenance of the athletic facilities during the Term is the responsibility of the DISTRICT.

INSURANCE

The CITY shall obtain and maintain an insurance policy for the use of the DISTRICT's gymnasiums and/or fields for a term not less than the Term of this Agreement. Such insurance policy shall provide coverage for the DISTRICT's property, namely the athletic facilities used pursuant to this Agreement, as hereinafter set forth.

INDEMNITY

Each party to this Agreement is responsible for its own actions in the performance of their governmental function and shall not be liable for any actions and/or negligence that may arise from the performance of said functions by the other party. By entering into this Agreement, the parties do not intend to create any obligations, express or implied other than those set out herein. No term or provision of this Agreement shall benefit or obligate any person or entity not a party to it. This Agreement shall not be interpreted nor construed to give to any third

party the right to any claim or cause of action, and neither the CITY nor the DISTRICT shall be held legally liable for any claim or cause of action acting pursuant to, or out of the services provided under this Agreement, except as specifically provided herein or by law.

The CITY, to the extent allowed by law, shall cooperate fully in opposing any attempt by any third person or entity to claim any benefit, protection, release, or other consideration under this Agreement. The CITY indemnifies and holds harmless the DISTRICT and its officers, agents, employees and/or Board of Trustees from all civil suits, causes of action, losses, damages, claims, and/or liability of any character, type or description, including but not limited to all expenses of litigation, court costs, and attorney's fees for any injury or death to any person, or injury to any property, received or sustained by any person(s) or property, arising out of, or occasioned by the CITY or any of its agents or employees in the execution or performance of this Agreement.

The CITY further agrees to defend, at its own expense, and on behalf of the DISTRICT and in the name of DISTRICT, any claim or cause of action which is brought in connection with any such injury, death or damage in the execution or performance of this Agreement.

This indemnity clause shall survive the expiration date of this Agreement and shall remain in full force and effect until the statute of limitations expires on any cause of action occurring during or after the period of this Agreement.

IMMUNITIES

Each PARTY to this Agreement reserves and does not waive any immunity and/or defense available to it at law or in equity as to any claim or cause of action whatsoever that may arise or result from the services provided and/or circumstance(s) arising under this Agreement. Neither PARTY to this Agreement waives, modifies, nor alters to any extent whatsoever the availability or defense of governmental immunity under the laws of the State of Texas on behalf of itself, its trustees, council members, officers, employees, and agents.

The parties hereto preserve all immunities granted to them by the United States Constitution and the laws of the State of Texas. Any provision(s) of this Agreement deemed to invalidate or diminish such immunities are hereby agreed between the parties to be null and void.

ACKNOWLEDGEMENT AND EXECUTION

Each PARTY acknowledges that it has read, understands, and intends to be bound by the terms of this Agreement. Nothing in this Agreement shall be deemed to extend, increase, or limit the jurisdiction or authority of either PARTY except as necessary to implement, perform, and obtain the services and duties provided for in this Agreement. This Agreement constitutes the full understanding of the PARTIES and supersedes all prior understandings and agreements between the PARTIES. No terms, conditions, understandings, or agreements purporting to modify or vary the terms of this Agreement shall be binding unless hereafter made in writing and signed by the Party to be charged. This Agreement constitutes a final written expression of all the terms of this Agreement and is a complete and exclusive statement of those terms.

The PARTIES, through their duly authorized officers, have executed this Agreement in duplicate originals on the date appearing below. This Agreement shall become effective on the date of the last party to sign.

Executed this _____ day of _____, ~~2024~~ 2026 in the City of Harlingen, Cameron County, Texas.

Dr. ~~J.A. Gonzalez~~ Maria Kortan, Superintendent of Harlingen
Consolidated Independent School District

Date: _____

ATTEST:

Board President, Harlingen Consolidated
Independent School District Board of Trustees

Date: _____

Gabriel Gonzalez, City Manager

Date: _____

ATTEST:

Amanda Elizondo, City Secretary

Date: _____



City of Harlingen

502 E. Tyler
 Harlingen, Texas, 78550
 (956) 216-5951

Invoice No.

QUOTE

Customer

Name Harlingen C.I.S.D.
 Address 407 N. 77 Sunshine Strip
 City Harlingen State Tx ZIP 78550
 Phone 956-430-9500

Date 3/26/2026
 Order No.
 Rep
 FOB

Qty	Description	Unit Price	TOTAL
<u>ELEVATE Developmental Program</u>			
120	Expected participants (\$88 per student) - Volleyball	\$10,560.00	
140	Expected participants (\$88 per student) - 7on7 Football	\$12,320.00	

Payment Details

Cash
 Check
 Credit Card

Name _____
 CC # _____
 Expires _____

SubTotal	\$22,880.00
Shipping & Handling	
Taxes	
TOTAL	\$22,880.00

Office Use Only

**AGENDA ITEM
EXECUTIVE SUMMARY**

Meeting Date: **April 15th 2026**

Agenda Item:
Consideration and possible action to authorize the City Manager to approve the reclassification of a Project Engineer position to Project Engineer III.

Prepared By: Roberto Hernandez, PE, CFM, MS
Title: City Engineer
Signature: *Roberto Hernandez*

Brief Summary:

The Engineering Department is requesting approval to reclassify an existing Project Engineer position to Project Engineer III. This request is based on the employee's recent achievement of obtaining a Professional Engineer (P.E.) license in the State of Texas, having successfully completed all required state examinations.

The reclassification reflects the increased level of responsibility, technical expertise, and professional qualifications associated with a licensed engineer. This adjustment is also necessary to align the position with the City's compensation structure.

Approval of this item will authorize the City Manager to implement the reclassification to Project Engineer III in accordance with City policy.

Funding (if applicable):

Are funds specifically designated in the current budget for the full amount for this purpose? Yes No*

*If no, specify source of funding and amount requested:

Finance Director's approval: Yes No N/A

Staff Recommendation:
Staff recommends approval.

City Manager's approval: *CR* Yes No N/A

Comments:

City Attorney's approval:



Yes

No

N/A

ANNUAL SALARY PROJECTION

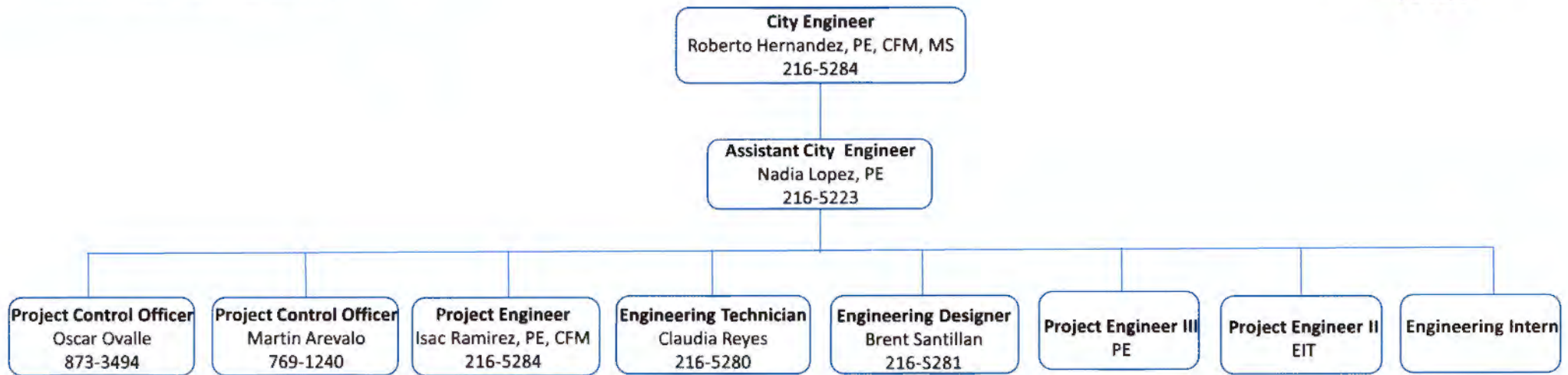
Hartington Finance Department

Dept:

001-5005-602.10-01

Pay Grade	Position	Workers Comp Code	Pay - Full Time		Fixed Fringe Benefits		Variable Fringe Benefits			Worker Comp	Total Benefits	Total Salary Expense
			Pay Rate	Regular Pay	Life Insurance	Health Insurance	Medicare Employer 1.45%	Social Sec Employer 6.20%	TMR5 Ret Employer 9.62%			
	Classified As:											
206	Project Engineer	8810	\$ 33,816.1	\$ 72,137.49	\$ 39.00	\$ 12,503.28	\$ 1,045.99	\$ 4,474.52	\$ 6,939.63	108,206.2	\$ 75,108.63	\$ 97,246.12
	Reclassified As:											
206	Project Engineer III	8810	\$ 40,865.4	\$ 88,200.03	\$ 39.00	\$ 12,503.28	\$ 1,278.90	\$ 5,468.40	\$ 8,484.84	132,300.0	\$ 27,806.72	\$ 116,106.75
	Difference Totals:		\$ 7,049.3	\$ 16,062.54	\$	\$	\$ 232.93	\$ 995.88	\$ 1,545.21	24,093.8	\$ 2,798.09	\$ 18,860.64
				Project Engineer	\$70,337	Salary						
					\$1,800	Car Allowance						
				Project Engineer III	\$85,000	Salary						
					\$3,200	Car Allowance						

**CITY OF HARLINGEN
ENGINEERING DEPARTMENT
ORGANIZATIONAL CHART**





**AGENDA ITEM
EXECUTIVE SUMMARY**

Meeting Date: **April 15th 2026**

Agenda Item:
Consideration and possible action to authorize the City Manager to accept drainage right-of-way dedications for Lon C. Hill Block 50 and Block 63, subject to City Attorney review and approval of the dedication documents.

Prepared By: Roberto Hernandez, PE, CFM, MS
Title: City Engineer
Signature: *Roberto Hernandez*

Brief Summary:

The City of Harlingen has received drainage right-of-way dedication requests associated with development activities along the Lon C. Hill drainage corridor for Block 50 and Block 63. These dedications will support ongoing efforts to improve drainage capacity and reduce flooding impacts within the area.

For Block 50, the developer has completed drainage improvements consisting of ditch widening over an area of approximately 1,100 feet by 154 feet (3.8 acres). The dedication of this improved right-of-way will allow the City to assume maintenance and ensure long-term functionality of the drainage system.

For Block 63, the developer is proposing to dedicate approximately 100 feet by 1,320 feet (3.0 acres) of drainage right-of-way adjacent to the property. As part of the request, the developer has asked to retain and spread the excavated material within the remaining site. Staff supports this request as it provides a cost-effective solution by reducing hauling expenses while simultaneously enhancing drainage capacity within the system.

Acceptance of these dedications will facilitate improved stormwater conveyance and support future drainage infrastructure planning. Approval of this item authorizes the City Manager to accept the right-of-way dedications, subject to review and approval of the dedication documents by the City Attorney.

Funding (if applicable):

Are funds specifically designated in the current budget for the full amount for this purpose? Yes No*

*If no, specify source of funding and amount requested:

Finance Director's approval: Yes No N/A

Staff Recommendation:

Staff recommends approval.

City Manager's approval: *GG*

Yes No N/A

Comments:

City Attorney's approval: *M*

Yes No N/A



**METES AND BOUNDS DESCRIPTION
(THE CITY OF HARLINGEN DRAINAGE DITCH EASEMENT)**

A 3.80 acre tract of land out of Block Fifty (50), Lon C. Hill's Subdivision, Cameron County, Texas, as per map recorded in Volume 2, Page 25, Map Records of Cameron County, Texas. Said 3.80 acre tract of land being more particularly described by metes and bounds as follows:

COMMENCING at the Northeast corner of Block 50, Lon C. Hill's Subdivision; **Thence** South 19 degrees 07 minutes 00 seconds West, with the East line of said Block 50, Lon C. Hill's Subdivision, a distance of 20.00 feet to a point for the Northeast corner of this tract of land and the **POINT OF BEGINNING**;

THENCE, continuing South 19 degrees 07 minutes 00 seconds West, with the East line of said Block 50, Lon C. Hill's Subdivision, a distance of 154.08 feet to a No. 4 rebar set (with a yellow cap stamped RGE) for the Southeast corner of this tract of land;

THENCE, North 70 degrees 53 minutes 00 seconds West, parallel with the North line of said Block 50, Lon C. Hill's Subdivision, a distance of 1,140.43 feet to a No. 4 rebar set (with a yellow cap stamped RGE) for the Southwest corner of this tract of land;

THENCE, North 63 degrees 56 minutes 20 seconds East, a distance of 48.00 feet to a point for an interior corner of this tract of land;

THENCE, North 56 degrees 26 minutes 36 seconds East, a distance of 150.95 feet to a point for the Northeast corner of this tract of land;

THENCE, South 70 degrees 53 minutes 00 seconds East, a distance of 1,015.07 feet to the **POINT OF BEGINNING** and containing 3.80 acres of land, more or less.

I, Leo L. Rodriguez, Jr., a Registered Professional Land Surveyor in the State of Texas, do hereby state that the above metes and bounds are true and are the result of an actual survey performed on the ground under my direction.

PRELIMINARY
SUBJECT TO REVISIONS

LEO L. RODRIGUEZ, Jr. – R.P.L.S. No. 2448

Date: _____





SCALE: 1"=100'

BLOCK 4 CLEMENS ADDITION No. 1									VOL. 15, PG. 6, M.R.C.C., TX.		16	
9	8	7	6	5	4	3	2	1				

W. LAMB AVENUE

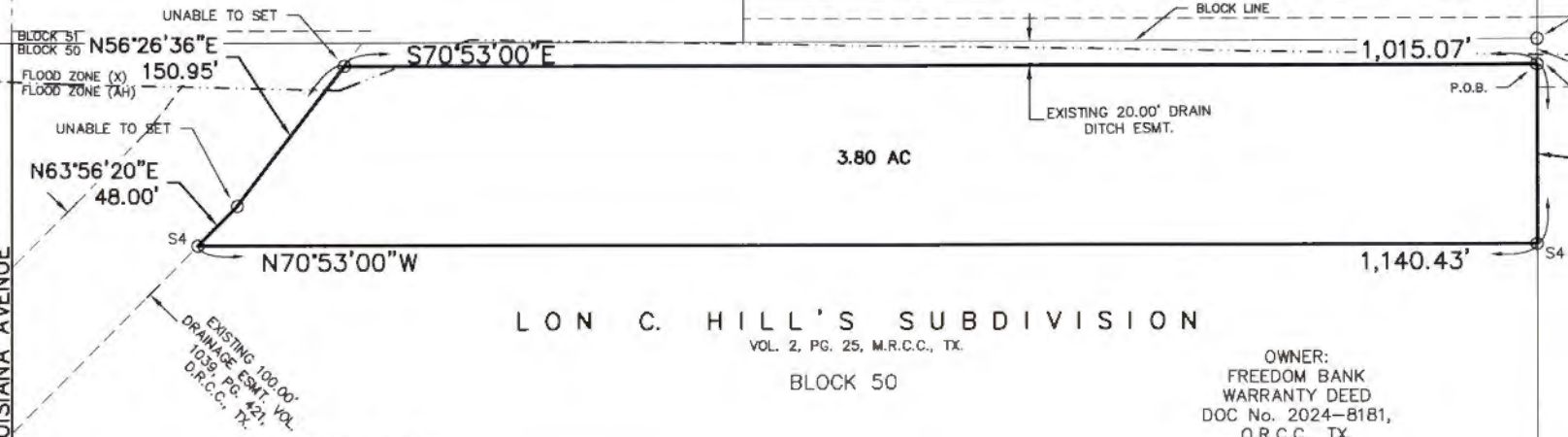
BLOCK 3												
13	12	11	10	9	8	7	6	5	4	3	2	1
CLEMENS ADDITION No. 1												
VOL. 15, PG. 6, M.R.C.C., TX.												

BLOCK 3			
1	2	3	4
ESTRELLITA SUBDIVISION			
CAB. 1, PG. 19B, M.R.C.C., TX.			

LOS ENCINOS ESTATES BLK. 1
CAB 1, SLOT 2698B, M.R.C.C., TX.

CLEMENS ADDITION No. 1
VOL. 15, PG. 6, M.R.C.C., TX.

P.O.C.
N.E. CORNER OF
BLOCK 50,
LON C. HILL'S SUBD.



LON C. HILL'S SUBDIVISION
VOL. 2, PG. 25, M.R.C.C., TX.

BLOCK 29

LOUISIANA AVENUE

LON C. HILL'S SUBDIVISION
VOL. 2, PG. 25, M.R.C.C., TX.

BLOCK 50

OWNER:
FREEDOM BANK
WARRANTY DEED
DOC No. 2024-B181,
O.R.C.C., TX.

LON C. HILL'S
SUBDIVISION
VOL. 2, PG. 25, M.R.C.C., TX.

BLOCK 61

**SURVEY PLAT
OF
(THE CITY OF HARLINGEN DRAINAGE EASEMENT)
A 3.80 ACRE TRACT OF LAND OUT OF
BLOCK 50,
LON C. HILL'S SUBDIVISION,
CAMERON COUNTY, TEXAS,
AS PER MAP RECORDED IN
VOLUME 2, PAGE 25, M.R.C.C., TX.**

S4- SET No. 4 REBAR w/
YELLOW CAP STAMPED
RQEC

ANY CERTIFICATION EXPRESSED OR IMPLIED HEREIN IS INVALID WITHOUT THE ORIGINAL SIGNATURE AND SEAL OF LEO L. RODRIGUEZ, JR. ALTERATION OF THIS DOCUMENT, EXCEPT BY A LICENSED LAND SURVEYOR IS ILLEGAL.

I, LEO L. RODRIGUEZ, Jr., HEREBY STATE THAT THIS SURVEY WAS PERFORMED ON THE GROUND UNDER MY SUPERVISION AND THAT THIS SURVEY CORRECTLY REPRESENTS THE FACTS FOUND AT THE TIME OF THE SURVEY.

PRELIMINARY SUBJECT TO REVISION

LEO L. RODRIGUEZ, JR. - R.P.L.S. No. 2448

Date: _____



R. Gutierrez Engineering Corporation
Professional Engineers & Land Surveyors
130 E. PARK AVENUE • PHARR, TEXAS 78577
(TEL) 956 782-2557 • (FAX) 956 782-2558
ENGINEERING FIRM No.: 486 • SURVEYING FIRM No.: 101650-00

Job No.: SUR25.094	Drawn By: D.C.
Date: 12-09-2025	Checked By: L.R.

Com.-Panel No.: 48061C0265F EFFECTIVE DATE: FEBRUARY 16, 2018
Flood Zone:
(X)-Areas determined to be outside the 0.2% annual chance floodplain.
(AH) Flood depths of 1 to 3 feet (usually areas of ponding); Base Flood Elevation determined. (BFE: 43.00)



METES AND BOUNDS DESCRIPTION

A 3.03 acre tract of land out of Block 63, Lon C. Hill's Subdivision, Cameron County, Texas, as per map recorded in Volume 2, Page 25, Map Records of Cameron County, Texas. Said 3.03 acre tract of land being more particularly described by metes and bounds as follows:

COMMENCING at a cotton picker spindle found at the Northeast corner of Block 63, Lon C. Hill's Subdivision for the Northeast corner of this tract of land and the **POINT OF BEGINNING**;

THENCE, South 19 degrees 07 minutes 00 seconds West, with the East line of said Block 63, Lon C. Hill's Subdivision, at a distance of 20.00 feet pass the existing South Right of Way line of Lipscomb Avenue, continuing for a total distance of 1,320.00 feet to a No. 4 rebar found at the Southeast corner of said Block 63, Lon C. Hill's Subdivision for the Southeast corner of this tract of land;

THENCE, North 70 degrees 53 minutes 00 seconds West, with the South line of said Block 63, Lon C. Hill's Subdivision, at a distance of 20.00 feet pass the existing West Right of Way line of a County Road, continuing for a total distance of 100.00 feet to a No. 4 rebar set (with a yellow cap stamped RGEN) for the Southwest corner of this tract of land;

THENCE, North 19 degrees 07 minutes 00 seconds East, parallel to the East line of said Block 63, Lon C. Hill's Subdivision, at a distance of 1,300.00 feet pass the existing South Right of Way line of said Lipscomb Avenue, continuing for a total distance of 1,320.00 feet to a No. 4 rebar set (with a yellow cap stamped RGEN) at the North line of said Block 63, Lon C. Hill's Subdivision for the Northwest corner of this tract of land;

THENCE, South 70 degrees 53 minutes 00 seconds East, with the North line of said Block 63, Lon C. Hill's Subdivision, a distance of 100.00 feet to the **POINT OF BEGINNING** and containing 3.03 acres of land, more or less.

I, Pablo Soto, Jr., a Registered Professional Land Surveyor in the State of Texas, do hereby state that the above metes and bounds are true and are the result of an actual survey performed on the ground under my direction.

PABLO SOTO, Jr. – R.P.L.S. No. 4541

Date: 2/20/2026





SCALE: 1"=200'

LON C. HILL'S SUBDIVISION

VOLUME 2, Page 25, M.R.C.C., TEXAS

LON C. HILL'S SUBDIVISION

VOLUME 2, Page 25, M.R.C.C., TEXAS

LINE TABLE		
LINE No.	BEARING	LENGTH
L1	N 70°53'00" W	100.00'
L2	S 70°53'00" E	100.00'

F4-- FOUND No. 4 REBAR
 FC-- FOUND COTTON PICKER SPINDLE
 S4-- SET No. 4 REBAR W/
 YELLOW CAP STAMPED RGEC

PROPERTY OWNERS INFORMATION:
 (1) GUADALUPE CANTU, trustee of the
 GUADALUPE CANTU LIVING TRUST
 GENERAL WARRANTY DEED DOC. No.
 2020-39140, O.R.C.C., TX.

OWNER:
 GUADALUPE CANTU,
 Trustee of the
 GUADALUPE CANTU
 LIVING TRUST
 GENERAL WARRANTY DEED
 DOC. No. 2020-39140,
 O.R.C.C., TX.

BLK. 62

EXISTING 40.00'
ROAD R.O.W.

BLK. 76

40.00'
R.O.W.

BASIS
OF
BEARING

EXISTING 60.0'
CANAL R.O.W.
(VOL. 2, PG. 25,
M.R.C.C., TX.)

P.O.C. & P.O.B
 N.E. CORNER OF
 BLOCK 63,
 LON C. HILL'S
 SUBD.

LON C. HILL'S SUBDIVISION
VOLUME 2, Page 25, M.R.C.C., TEXAS

BLOCK 63

3.03 ACRE

BLK. 75

LON C. HILL'S SUBDIVISION
VOLUME 2, Page 25, M.R.C.C., TEXAS

FLOOD ZONE--(AH)
 FLOOD ZONE--(X)

S.E. CORNER OF
 BLOCK 63,
 LON C. HILL'S SUBD.

WHITE OAK DR.

(1)

BLK. 64 LON C. HILL'S SUBDIVISION

VOLUME 2, PAGE 25,
M.R.C.C., TEXAS

EXISTING 20.00'
ROAD R.O.W.
EXISTING 40.00'
DRAINAGE R.O.W.

LIVE OAKS ESTATES No. 1
 C&G 1, SLOT 2319A, M.R.C.C., TX



SURVEY PLAT
 OF
 A 3.03 ACRE TRACT OF LAND OUT
 OF BLOCK 63,
 LON C. HILL'S SUBDIVISION,
 CAMERON COUNTY, TEXAS,
 AS PER MAP RECORDED IN
 VOLUME 2, Page 25, M.R.C.C., TEXAS.

SURVEY SHOWS ALL IMPROVEMENTS LOCATED ON THE LAND AND THAT THERE
 ARE NO ENCROACHMENTS, BOUNDARY CONFLICTS, PROTRUSIONS OR VISIBLE OR
 APPARENT EASEMENTS, EXCEPT AS SHOWN ON THE SURVEY PLAT.

THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE RESEARCH

Com.-Panel No.: 48061C0265F

EFFECTIVE DATE: FEBRUARY 16, 2018

Description:
 (X)-Areas determined to be outside the 0.2% annual chance floodplain.
 (AH) Flood depths of 1 to 3 feet (usually areas of ponding); Base Flood
 Elevation determined. (BFE: 43.00)

PABLO SOTO, JR. - R.P.L.S. No. 4541

Date: 2/20/2024

I, Pablo Soto, Jr., hereby state that this Survey
 was performed on the ground under my
 supervision and that this Survey correctly
 represents the facts found at the time of the
 survey.



Professional Engineers & Land Surveyors

130 E. PARK AVENUE • PHARR, TEXAS 78577
 (TEL) 956 782-2557 • (FAX) 956 782-2558
 ENGINEERING FIRM No.: 486 • SURVEYING FIRM No.: 101650-00

Job No.: SUR26.015	FB:	Drawn By: A.M.
Date: 02-04-2026	PG:	Checked By: P.S.



I do hereby certify that this is a true and correct copy of the original record now on file in the Official Public Records of Cameron County, Texas.



Cameron County Clerk

Sylvia Garza-Perez

Digitally signed by: Sylvia Garza-Perez
Date: Dec 16, 2025 11:02 AM -06:00

To verify the authenticity of this copy, capture the QR code or visit:
<https://cameron.tx.publicsearch.us/verifycert/pfbhi4VK>

2024 - 8181 03/08/2024 10:19 AM Page 1 of 6

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED OF RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

WARRANTY DEED

Date: February 28, 2024
Grantor: RJ SIMMONS INVESTMENTS, LLC, a Texas limited liability company

Grantor's Mailing Address (including county):

222 N. Expressway 77/83, Suite 221
Brownsville, Texas 78521
Cameron County

Grantee: FREEDOM BANK

Grantee's Mailing Address (including County):

533 North Alamo Road
Alamo, Texas 78516
Hidalgo County

CONSIDERATION: Ten and no/100ths (\$10.00) Dollars and other good and valuable consideration.

PROPERTY (including any improvements):

TRACT I:

40.98 acre tract of land comprising of all of Block Fifty (50), being 40.0 acres and 0.98 of an acre out of Block Fifty One (51), Lon C. Hill's Subdivision, Cameron County, Texas, as per map recorded in Volume 2, Page 25, Map Records of Cameron County, Texas. Said 40.98 acre tract of land out of said Block Fifty (50) and Block Fifty One (51) is vested to Charles L. Tucker from Melba C. Tucker by virtue of Last Will and Testament dated December 16, 2011, recorded in Volume 21450, Page 137, Official Records of Cameron County, Texas. Said 40.98 acre tract of land being more particularly described by metes and bounds as follows:

Commencing at a cotton picker spindle set at the Southwest corner of Block 50, Lon C. Hill's Subdivision for the Southwest corner of this tract of land and the POINT OF BEGINNING;

THENCE, North 19 degrees 07 minutes 00 seconds East, with the West line of said Block 50, Lon C. Hill's Subdivision, at a distance of 1320.00 feet pass a cotton picker spindle set at the common corner of said Block 50 and Block 51, Lon C. Hill's Subdivision, continuing for a total distance of 1386.00 feet to a cotton picker spindle set at the Southwest corner of Los Encinos Estates Block 1 (as per map recorded in Cab. 1, Slot 2698B, M.R.C.C., Texas) for the Northwest corner of this tract of land;



I do hereby certify that this is a true and correct copy of the original record now on file in the Official Public Records of Cameron County, Texas.



Cameron County Clerk

Digitally signed by: Sylvia Garza-Perez
Date: Dec 16, 2025 11:02 AM -06:00

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<https://cameron.tx.publicsearch.us/verifycert/pfbhi4YK>

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THENCE, South 70 degrees 53 minutes 00 seconds East, with the South line of the said Los Encinos Estates Block I, at a distance of 394.50 feet pass the most Southerly Southeast corner of the said Los Encinos Estates Block I and the Southwest corner of Jose Garcia property (property I.D. No. 76029), continuing for a distance of 594.50 feet to the common corner of said Jose Garcia property and Sylvia Senteno property (as per Document No. 2022-5964, O.R.C.C., Texas), continuing at a total distance of 644.50 feet to a No. 4 rebar set (with a yellow cap stamped RGEC) at the Southeast corner of Sylvia Senteno property (as per Document No. 2022-5964, O.R.C.C., Texas), also being the West line of Clemens Addition No. 1 (as per map recorded Volume 15, Page 6, M.R.C.C., Texas) for the most Northerly Northeast corner of this tract of land;

THENCE, South 19 degrees 07 minutes 00 seconds West, with the West line of the said Clemens Addition No. 1, a distance of 66.00 feet to (unable to set) the common line of said Block 50 and 51, Lon C. Hill's Subdivision, also being the Southwest corner the said Clemens Addition No. 1 for an interior corner of this tract of land;

THENCE, South 70 degrees 53 minutes 00 seconds East, with the North line of said Block 50, also being the South line of the said Clemens Addition No. 1, a distance of 675.50 feet to (unable to set) the Northeast corner of said Block 50, Lon C. Hill's Subdivision, also being the Northwest corner of Guadalupe Cantu (trustee of the Guadalupe Cantu Living Trust) property corner (as per Document No. 2020-39140, O.R.C.C., Texas) for the most Southerly Northeast corner of this tract of land;

THENCE, South 19 degrees 07 minutes 00 seconds West, with the East line of said Block 50, Lon C. Hill's Subdivision, also being the West line of said the Guadalupe Cantu property, at a distance of 968.00 feet pass the common corner of the said Guadalupe Cantu property and Sylvia Senteno property (as recorded in Document No. 2022-5964, O.R.C.C., Texas), continuing with the West line of Sylvia Senten property (as recorded in Document No. 2022-5964, O.R.C.C., Texas), at a distance of 1300.00 feet pass a No. 4 rebar set (with a yellow cap stamped RGEC) at the existing North Right of Way line of Lipscomb Avenue, continuing for a total distance of 1320.00 feet to a cotton picker spindle set at the Southeast corner of said Block 50, Lon C. Hill's Subdivision and the Southwest corner of Sylvia Senten property (as recorded in Document No. 2022-5964, O.R.C.C., Texas), also being the North line of La Chiquita Investments, Inc. property (as recorded in Document No. 2017-29523, O.R.C.C., Texas) for the Southeast corner of this tract of land;

THENCE, North 70 degrees 53 minutes 00 seconds West, with the South line of said Block 50, Lon C. Hill's Subdivision, also being the North line of the said La Chiquita Investments, Inc. property, a distance of 501.00 feet pass the common corner of the said La Chiquita Investments, Inc. property and El Gato Rentals Inc. property (as recorded in Document No. 2018-16282, O.R.C.C., Texas), continuing with the South line of said Block 50, Lon C. Hill's Subdivision and the North line of the El Gato Rentals Inc. property (as recorded in Document No. 2018-16282, O.R.C.C., Texas) for a total distance of 1320.00 feet to the POINT OF BEGINNING and containing 40.98 acres of land, more or less.

TRACT II:

33.11 acre tract of land being all of Block 63, Lon C. Hill's Subdivision, Cameron County, Texas, as per map recorded in Volume 2, Page 25, Map Records of Hidalgo County, Texas. Said 33.11 acre tract of land being all of Block 63 is vested to Charles L. Tucker from Melba C. Tucker by virtue of Last Will and Testament dated December 16, 2011, recorded in Volume 21450, Page 137, Official Records of Cameron County, Texas. Said 33.11 acre tract of land being more particularly described by metes and bounds as follows:

Commencing at a cotton picker spindle set at the Northeast corner of Block 63, Lon C. Hill's



I do hereby certify that this is a true and correct copy of the original record now on file in the Official Public Records of Cameron County, Texas.



Cameron County Clerk

Sylvia Garza-Perez

Digitally signed by: Sylvia Garza-Perez
Date: Dec 16, 2025 11:02 AM -06:00

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Subdivision for the Northeast corner of this tract of land and the POINT OF BEGINNING;

THENCE, South 19 degrees 07 minutes 00 seconds West, with the East line of said Block 63, Lon C. Hill's Subdivision, at a distance of 20.00 feet pass the existing South Right of Way line of Lipscomb Avenue, continuing for a total distance of 1320.00 feet to a No.4 rebar set (with a yellow cap stamped RGEC) at the Southeast corner of said Block 63 for the Southeast corner of this tract of land;

THENCE, North 70 degrees 53 minutes 00 seconds West, with the South line of said Block 63, a distance of 1370.49 feet to a No. 4 rebar set (with a yellow cap stamped RGEC) at the Southwest corner of said Block 63, Lon C. Hill's Subdivision for the Southwest corner of this tract of land;

THENCE, North 35 degrees 17 minutes 02 seconds East, with the West line of said Block 63, Lon C. Hill's Subdivision, a distance of 464.29 feet to a No. 4 rebar set (with a yellow cap stamped RGEC) for and exterior corner of said Block 63 for an exterior corner of this tract of land;

THENCE, North 49 degrees 37 minutes 00 seconds East, with the West line of said Block 63, Lon C. Hill's Subdivision, at a distance of 991.23 pass the existing South Right of Way line of said Lipscomb Avenue, continuing for a total distance of 1014.44 feet to a cotton picker spindle set at the Northwest corner of said Block 63, Lon C. Hill's Subdivision for the Northwest corner of this tract of land;

THENCE, South 70 degrees 53 minutes 00 seconds East, with the North line of said Block 63, Lon C. Hill's Subdivision, a distance of 726.34 feet to the POINT OF BEGINNING and containing 33.11 acres of land, more or less.

RESERVATIONS FROM AND EXCEPTIONS TO CONVEYANCE AND WARRANTY:

1. Rights of Parties in Possession.
2. Subject to the Covenant, Condition, or Restriction, recorded in Volume 2, Page 25 of the Map Records of Cameron County, Texas.
3. Rights of tenants, as tenants only, under unrecorded leases or rental agreements.
4. Any visible and apparent easements on or across the property herein described, which are not shown of record.
5. All leases, grants, exceptions or reservations of coal, lignite, oil, gas and other minerals, together with all rights, privileges, and immunities relating thereto, appearing in the Public Records whether listed herein or not. There may be leases, grants, exceptions or reservations of mineral interest that are not listed.
6. Rights of the public, the State of Texas and the municipality in and to that portion of subject property, if any, lying within the boundaries of any roadway, public or private.
7. All leases, grants, exceptions or reservations of the geothermal energy and associated resources below the surface of the land, together with all rights, privileges, and immunities relating thereto, appearing in the Public Records whether listed herein or not. There may be leases, grants, exceptions or reservations of the geothermal energy and associated resources below the surface of the land that are not listed.
8. Easements and building setback lines as shown in Volume 2, Page 25, of the Map Records, Cameron County, Texas.

Affecting Property 1:

9. Subject to the Drainage Easement, recorded on January 14, 1976, in Volume 1039, Page 421 of the Deed Records of Cameron County, Texas.
10. Subject to the Right of Way Easement, recorded on April 28, 1977, in Volume 1081, Page 399 of the Deed Records of Cameron County, Texas.
11. A reservation of oil, gas and other minerals by documents recorded on April 9, 1943, in Volume 319, Page 556 of the Deed Records, Cameron County, Texas, together with the appurtenant rights



I do hereby certify that this is a true and correct copy of the original record now on file in the Official Public Records of Cameron County, Texas.



Cameron County Clerk

Digitally signed by: Sylvia Garza-Perez
Date: Dec 16, 2025 11:02 AM -06:00

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- to use the surface of the Land.
- 12. Mineral Deed, as described in instrument executed by Southland Investment Properties, Inc. (formerly named Provident Investment Company), a Delaware corporation to Southland Land and Cattle Company dated March 06, 1981, filed March 16, 1981, recorded in/under Volume 128, Page 573 of the Official Public Records of Cameron County, Texas, reference to said instrument is hereby made for all purposes.
- 13. Mineral and/or royalty interest, as described in instrument executed by Loyd W. Powell, Jr. Children's Trust to Loyd Walter Powell, III et al dated June 04, 2019, but Effective for production and division order purposes on October 01, 2018, filed July 03, 2019, recorded in/under County Clerk's File No. 2019-24728 of the Official Public Records of Cameron County, Texas, reference to said instrument is hereby made for all purposes.
- 14. Mineral and/or royalty interest, as described in instrument executed by Abigail Perry Powell, Gideon Oakley Powell and Caleb Caldwell Powell to Boulders Land & Mineral, LP dated June 18, 2019, but Effective for production and division order purposes on October 01, 2018, filed July 03, 2019, recorded in/under County Clerk's File No. 2019-24729 of the Official Public Records of Cameron County, Texas, reference to said instrument is hereby made for all purposes.
- 15. Any rights, easements, interests, or claims that may exist by reason of, or be reflected by, the following facts shown on the survey dated February 09, 2024, prepared by Pablo Soto, Jr.: (Affects Tract 1 and 2)

Grantor, for the consideration, receipt of which is acknowledged, and subject to the reservations from and exceptions to conveyance and warranty, grants, sells and conveys to Grantee the property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executor, administrators, successors or assigns forever. Grantor and Grantor's heirs, executors, administrators and successors are hereby bound to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to conveyance and warranty.

When the context requires, singular nouns and pronouns include the plural.

**RJ SIMMONS INVESTMENTS, LLC, a
Texas limited liability company**

By:
Juliana Simmons,
Sole Managing Member



I do hereby certify that this is a true and correct copy of the original record now on file in the Official Public Records of Cameron County, Texas.



Cameron County Clerk

Sylvia Garza-Perez

Digitally signed by: Sylvia Garza-Perez
Date: Dec 16, 2025 11:02 AM -06:00

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(Acknowledgment)

STATE OF TEXAS §
COUNTY OF CAMERON §

This instrument was acknowledged before me on March 7, 2024, by Juliana Simmons, as Sole Managing Member on behalf of RJ Simmons Investments, LLC, a Texas limited liability company.



Rose A. Garcia
Notary Public, State of Texas

True Title GF# 24-47

PREPARED IN THE LAW OFFICE OF:
Hodge & James
Attorneys at Law
P.O. Box 534329
1617 East Tyler, Suite A
Harlingen, Texas 78550

WHEN RECORDED RETURN TO:
Freedom Bank
533 North Alamo Road
Alamo, Texas 78516



I do hereby certify that this is a true and correct copy of the original record now on file in the Official Public Records of Cameron County, Texas.



Cameron County Clerk

Sylvia Garza-Perez

Digitally signed by: Sylvia Garza-Perez
Date: Dec 16, 2025 11:02 AM -06:00

To verify the authenticity of this copy, capture the QR code or visit:
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2024-8181 03/08/2024 10:23 AM Page 6 of 6

**Cameron County
Sylvia Garza-Perez
Cameron County Clerk**

Instrument Number: 2024-8181

eRecording - Real Property

Recorded On: March 08, 2024 10:19 AM

Number of Pages: 6

" Examined and Charged as Follows: "

Total Recording: \$51.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 8181
Receipt Number: 20240308000040
Recorded Date/Time: March 08, 2024 10:19 AM
User: Michael P
Station: CCLERK18_07

Record and Return To:

Simplifile



**STATE OF TEXAS
COUNTY OF CAMERON**

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of County, Texas.

Sylvia Garza-Perez
Cameron County Clerk
Cameron County, TX

Sylvia Garza-Perez



Project Location Map

10(f)

**AGENDA ITEM
EXECUTIVE SUMMARY**

Meeting Date: **April 15th 2026**

Agenda Item:
Consideration and possible action to approve a request from Union Pacific Railroad to permanently close "B" Street, "A" Street, and 2nd Street between Adams Avenue and Jefferson Avenue as part of the railroad track realignment project. Attachment

Prepared By: Roberto Hernandez, PE, CFM, MS
Title: City Engineer
Signature: *Roberto Hernandez*

Brief Summary:

Union Pacific Railroad (UPRR) has requested approval to permanently close B Street, A Street, and 2nd Street between Adams Avenue and Jefferson Avenue as part of a railroad track realignment project. The goal of this project is to eliminate the existing rail line and at-grade crossings extending from the Commerce Street and North Business 77 intersection to Jefferson Avenue, and to connect the existing tracks west of Commerce Street to the rail line along Jefferson Avenue.

This project is led by the Cameron County Regional Mobility Authority (CCRMA) in coordination with UPRR and the City of Harlingen. The project is funded through the Consolidated Rail Infrastructure and Safety Improvements (CRISI) Program, with grant administration managed by CCRMA. The effort is also being coordinated with the City's Commerce Street Redesign Project.

The proposed improvements will eliminate multiple at-grade crossings, including those at North Commerce Street, Markowsky Avenue, Orange Heights Drive, Lela Avenue, Ona Avenue, Washington Avenue, and Adams Avenue, and will introduce a new crossing at Commerce Street connecting to Jefferson Avenue. The project also includes realignment of the railroad along Jefferson Avenue to improve rail operations and enhance safety.

In addition to improving mobility and safety, the removal of the existing rail corridor presents an opportunity for future conversion of the vacated rail line into a hike and bike trail. The proposed street closures will also contribute to reduced construction complexity and lower long-term maintenance costs.

Approval of this item will authorize the permanent closure of the identified street segments to facilitate the railroad realignment project. Supporting exhibits are attached for reference.

Funding (if applicable):

Are funds specifically designated in the current budget for the full amount for this purpose? Yes No*

*If no, specify source of funding and amount requested:

Finance Director's approval:

Yes

No

N/A

Staff Recommendation:

Staff recommends approval.

City Manager's approval:

GB

Yes

No

N/A

Comments:

City Attorney's approval:

M

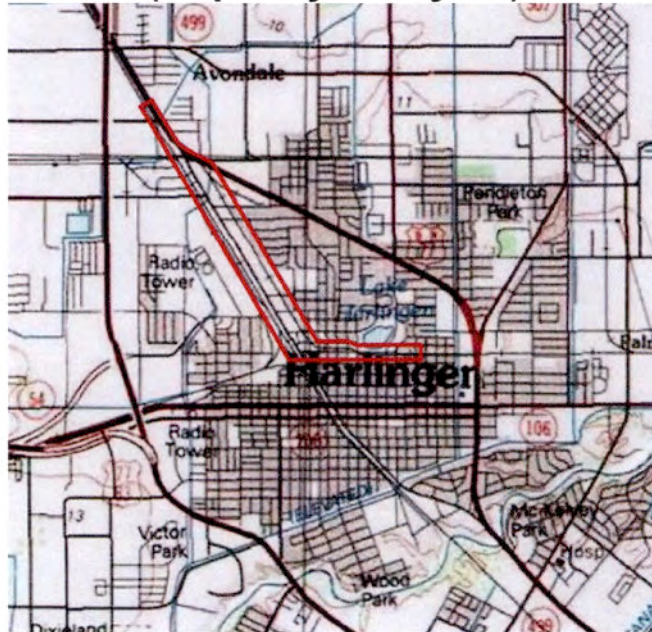
Yes

No

N/A

Harlingen Railroad Relocation Project

Street Closures and Traffic Controls at Railroad Crossings (A Supplemental Report) (Capacity Analysis)



Developed for the Cameron County Regional Mobility Authority

Developed by JWH and Associates, Inc.

This document is released for review and not for construction
under the authority of John W. Hudson, Jr., P.E., 29932 on March 11, 2026

Harlingen Railroad Relocation Project

Street Closures and Traffic Controls at Railroad Crossings (A Capacity Analysis)

Summary

Based on discussions with the City of Harlingen from the previous report on traffic controls and street closures, it was requested that a capacity analysis be performed, assuming Streets A, B, C, and 2nd would be closed. The analysis was carried out to identify the traffic redirected to other streets, specifically Commerce St., 1st St., and 3rd St. Additionally, it was requested that future volumes be examined over a 20-year period.

The four streets proposed for closure see a total of 842 vehicles daily, with traffic counts ranging from 89 on C Street to 401 on B Street. These volumes would be allocated to the nearest open streets. Overall, these traffic numbers are very low.

After rerouting traffic from the closed streets, Commerce St. volumes increased from 6,778 to 6,923 vehicles. First Street traffic rose from 6,138 to 7,348 vehicles. Third Street saw a slight increase from 499 to 591 vehicles. These volumes reflect the 2025 Average Daily Traffic (ADT).

Commerce Street, which is planned for a major widening project, can handle the additional 145 vehicles projected for the street. First Street can accommodate 605 vehicles per day.

Capacity Analysis

A street's ability to handle vehicles depends on its number of lanes, traffic controls, parking, the percentage of commercial vehicles, and other factors. The Texas Department of Transportation (TXDOT) and the Texas A&M Transportation Institute (TTI) use planning values (derived from the Highway Capacity Manual (HCM)) when cities review traffic impact analyses for developments.

Below is the typical planning capacity recommended in Texas.

Roadway Type	No. Lanes	Peak Hour Capacity	ADT Capacity
Local	2	200-400	1,500-3,000
Collector	2	600-900	4,000-10,000
Minor Arterial	4	800-1,200	15,000-30,000
Principal Arterial	4 to 6	1,200-1,800	30,000-50,000

Table 1- Typical Street Capacities

A, B, and 2nd Street are classified as local streets, while 1st Street and Commerce Street are considered arterial streets based on their length and surrounding land use.

Capacity levels for streets and intersections are defined by Levels of Service (LOS), which range from A to F. LOS A indicates smooth flow conditions, while LOS F signifies near full street capacity. When LOS F is reached, delays become significant, accidents are more likely, and drivers may feel uneasy. A LOS of C is considered an acceptable design standard.

Another good example of LOS occurs at traffic signals, where it serves as a very restrictive measure of the street’s capacity. If all motorists can clear the intersection during the initial green phase, the intersection is considered to be operating at or below capacity.

The examined streets are all two-lane roads that flow freely at the railroad crossing. Commerce Street is currently in the planning and design phase for widening. Except for 1st Street, each vehicle faces a stop sign at Jefferson Ave. or Adams Ave. before crossing the mid-block railroad tracks.

Table 2 below presents the spreadsheet analysis and includes the ADTs collected on December 16, 2025. It shows the diverted traffic. The future traffic volumes include both the current and diverted volumes projected over a 20-year span. These 20-year projections are for planning purposes only. Commerce Street was considered to be a four-lane street in the future.

Street	ADT 2025	ADT After Diversion	Diversion to Commerce	Diversion to 3rd. St.	Diversion to First	ADT After Diversion	LOS Before	LOS After	Future ADT	Future LOS
C	89	0	45	0	44	0	A	NA		
B	401	0	100	0	301	0	A	NA		
A	169	0	0	0	169	0	A	NA		
1st.	6138	6743	0	0	0	7348	A	A	12,055	C
2nd	183	0	0	92	91	0	A	NA		
3rd	499	499	0	0	0	591	A	A	970	A
Commerce	6778					6923	A	A	11,358	A
Jefferson	1801					2176		A	3,570	A
Adams	657					942		A		
Total	16715	7242	145	92	605	17980				

Table 2- Traffic Diversions and Capacity

Conclusion

The project to realign the Union Pacific Railroad tracks across Commerce Street and remove the seven at-grade crossings to the north is currently at the 30% design phase. The decision to close the streets identified or to introduce traffic controls at the streets and railroad crossings is up to the City’s discretion. Previously, the City Commission approved the closure of C Street.

The nearby streets can manage the traffic diverted from the streets that are proposed to be closed. The street closures would only be between Adams Ave. and Jefferson Ave. The

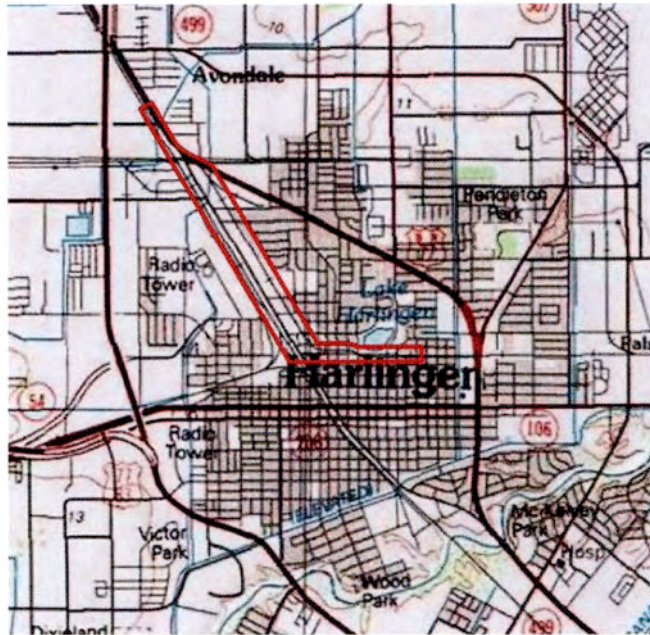
specified street closures represent the maximum safety measures that can be put in place without adversely affecting the streets that would handle the diverted traffic. Electronic signals, flashers, and gates to control street traffic cost about \$300,000 each. The Union Pacific Railroad considers it a city responsibility for costs and future maintenance.

The project has received a \$7 million grant from the Federal Railroad Administration, but the current construction estimate is \$28 million. The latest Union Pacific Railroad estimate includes street crossings for upgrading flashers and gates outside this project area. Additional funds will be needed for the project to move forward to construction.

The City of Harlingen wants to establish a quiet zone in this area, and street closures can help make that happen. To create a quiet zone, all street crossings must have gates.

Harlingen Railroad Relocation Project

Street Closures and Traffic Controls at Railroad Crossings



Developed for the Cameron County Regional Mobility Authority

Developed by JWH and Associates, Inc.

**This document is released for the review and not for construction
under the authority of John W. Hudson, Jr. P.E., 29932 on January 22, 2026**

Harlingen Railroad Relocation Project

Street Closures and Traffic Controls at Railroad Crossings

Summary

The Harlingen City Commission has approved the closure of C Street as part of the project. Traffic controls and street closures at the remaining street rail crossings were evaluated based on traffic volumes, speeds across the crossings, safe sight distances, and conformance with the Texas Manual on Uniform Traffic Control Devices (TMUTCD).

It is recommended that the street traffic controls at the rail crossings continue as they exist today, as follows:

- West Commerce Street- install new flashers and gates like the existing Commerce Street crossing to the north.
- C Street- to be closed
- B Street- change from Yield signs to Stop signs
- A Street- continue with Yield signs
- First Street- reuse existing flashing lights and gates
- Second Street- continue with Yield signs
- Third/Jefferson Street- continue with All-Way Stop signs

Project Description

Harlingen, Texas. The project includes realigning the Union Pacific Railroad (UPRR) Harlingen Subdivision tracks between 6th Street and Commerce Street. One phase involves realigning the reverse curves of the tracks starting at 3rd Street, while the second phase extends the rail tracks westward across Commerce Street to connect with the Union Pacific Railroad track south of the switchyard. This realignment would remove the rail tracks along the old Southern Pacific switchyard between West Adams and North Commerce Street near the intersection of 77 Sunshine Strip. Removing these tracks will eliminate seven rail street crossings. **Figure 1** shows the project.

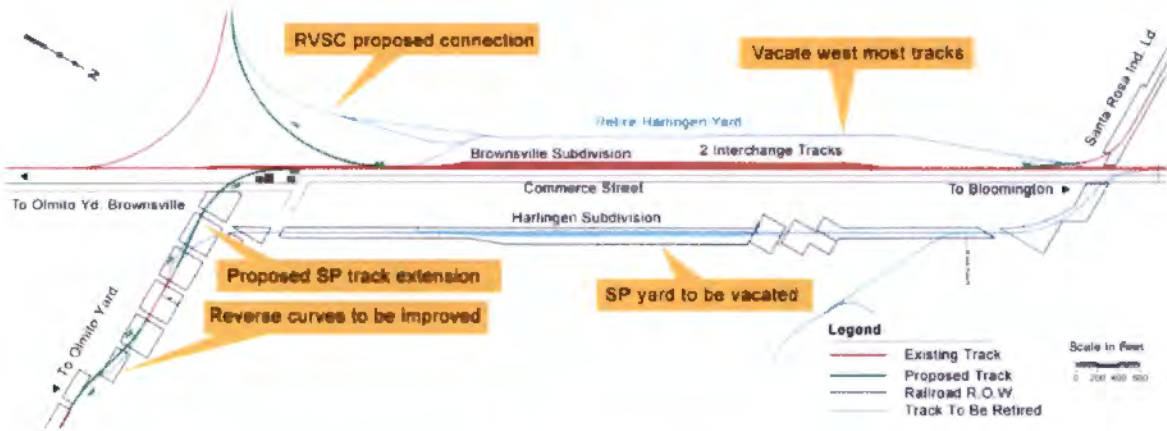


Figure 1 - Union Pacific Railroad Track Relocation Project

Street Closures and Traffic Controls at Crossings

An assessment of potential street closures for this project was performed for the area between Commerce Street and 3rd Street, as well as between West Adams and West Jefferson. The streets included in this section are A Street, B Street, C Street, and 1st, 2nd, and 3rd Streets. **Figure 2** shows the layout of these streets in relation to the project.



Figure 2 - Project Area and Street Crossings Involved

The closure of any of these streets would affect a one-block segment between West Adams and West Jefferson. Each of the streets listed above, except C Street, currently has a street-rail crossing that will either remain or be slightly moved. The realignment of the reverse curve will require a slight relocation of the remaining crossings within the same block. Traffic counts and speed surveys were conducted on December 16, 2025, at each street-rail location or proposed site. The hourly traffic volume counts, and speed data are included in **Appendix A**.

Previously, traffic counts were taken at the planned C Street crossing. A summary of the traffic counts and speeds is shown in **Table 1**.

Harlingen RR Yard Closure Traffic Counts and Speed Study					
Date		12/16/2025			
All traffic counts are in proximity of the RR Crossing or Proposed Crossing					
Locations	Direction	ADT	Peak Hr.	Speed MPH-85%	Speed MPH -Avg.
Jefferson Ave (2nd to 3rd)	EB	1,079	41	28	24.8
	WB	722	60	28	23.9
	Total	1,801	101		
Commerce St.	NB	3,130	124	35	31.4
	SB	3,648	155	33	37.7
	Total	6,778	279		
A St.	NB	88	10	14	14.6
	SB	81	7	17	15.8
	Total	169	17		
B St.	NB	172	11	19	18.5
	SB	229	13	21	17.7
	Total	401	24		
First St.	NB	3,048	132	28	25.2
	SB	3,090	124	29	24.9
	Total	6,138	256		
Second St.	NB	89	8	14	14.7
	SB	94	10	13	14.6
	Total	183	18		
Third St.	NB	248	9	29	22.7
	SB	251	16	19	16.7
	Total	499	25		

Table 1 - Traffic Voume Summary

The following analysis considers each proposed street-rail crossing within this project as a potential street closure and recommends vehicle traffic control measures at the rail crossings.

Safe Stopping Distance

The safe stopping distance was calculated for each approach for each of the street rail crossings. The calculations were based on dry asphalt with a relative differential in the grades of zero. The reaction times used were only the minimum due the advance warnings being provided by signing and the close proximity to the existing stops signs on the cross streets on Jefferson Ave. The safe stopping distance should provide enough distance for the majority of the drivers to stop safety to avoid a collision with an object or in this case the train.

The formular for the safe stopping distance is shown below:

$$SSD = 1.47PV + V^2/30(f + G) \text{ where}$$

P = perception time

V= Speed in MPH

f = coefficient of friction

G= roadway grade

Table 2 Shows the summary of the safe stopping distances for each intersection. Field analysis used these values to determine any sight distance deficiencies.

Street	Direction	85%-tile Speed MPH	SSD Ft. Min.
B	NB	19	45
B	SB	21	63
A	NB	14	33
A	SB	17	45
1st	NB	28	101
1st	SB	29	90
2nd	NB	14	33
2nd	SB	13	30
3rd	NB	29	108
3rd	SB	19	53
Jefferson	EB	28	101
Jefferson	WB	28	101

Table 2 Intersection Safe Stopping Distances

The only location found to be deficient was on the northbound approach on B Street. An existing old Union Pacific Railroad building is located on the southeast quadrant that obstructs the view of an approaching train. The proposed tracks are designed to be closure to the building than exist today. First St. contains flashing light and gates which provide an advance 20 seconds of warning on an approaching train. Third Street and Jefferson Ave. operated with an all-way stop control and visibility is satisfactory from the stop line to see an approaching train.

C Street Analysis for Closure

The extension of the Harlingen subdivision tracks westward across Commerce Street creates an additional rail street intersection at C Street, which was recommended to be closed between West Adams and Jefferson Street. C Street is currently closed north of West Adams Street, so no through traffic uses it at present. Further north, C Street continues to serve as a residential street, as shown in the aerial photo in **Figure 3**.



Figure 3 - C Street, Harlingen, Texas

Figure 4 shows C Street between Jefferson and Adams Streets. The existing closure of C Street north of Adams is shown in the photo.



Figure 4 - C Street View to the North

Figure 5 shows the southbound view of C Street, which ends at its intersection with West Jefferson Street. This section of C Street is approximately one block long and is 33 feet wide. The property adjacent to C Street on both sides is owned by the Union Pacific Railroad.



Figure 5 - C Street View to the South

The goal of the railroad track relocation project is to eliminate as many at-grade intersections as possible to enhance safety. Adequate traffic flow is maintained in this area, and the closure will not cause issues for property owners. The schematic drawing in **Figure 6** shows the proposed rail crossing at C Street.

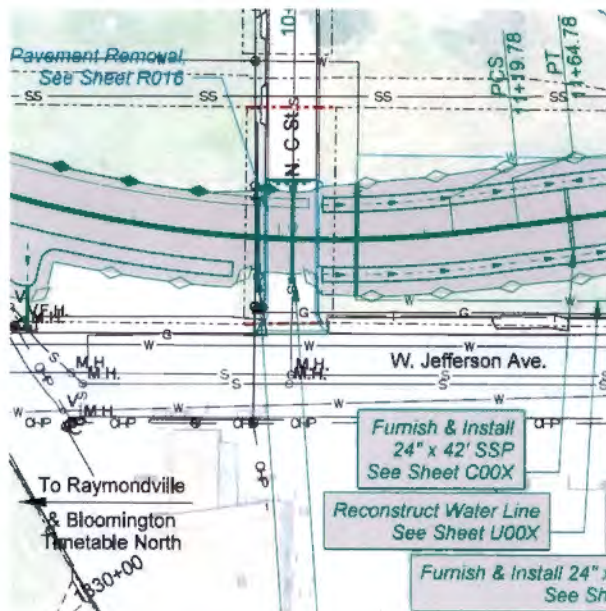


Figure 6 - Schematic Diagram of the Proposed C Street Rail Crossing

Prior traffic counts conducted between May 14 and May 19, 2024, on C Street between Jefferson and Adams Streets showed an average daily traffic volume of 89 vehicles, with 36

vehicles on Sunday, May 19, and 127 vehicles on Tuesday, May 14. West Adams Street has 657 vehicles per day.¹

Action Item

In September 2025, the City of Harlingen Commission approved the closing of C Street.

West Commerce Street Rail Crossing

The new West Commerce Street rail crossing will replace the existing rail crossing further north. The current West Commerce Street rail crossing to the north includes flashing lights and gates for safety controls. Daily 24-hour traffic at the proposed rail crossing is 6,778 vehicles, with 3,130 traveling northbound and 3,648 southbound. The 85th-percentile speeds are 35 MPH for northbound and 33 MPH for southbound. The design for the proposed West Commerce Street crossing is shown below in *Figure 7*.

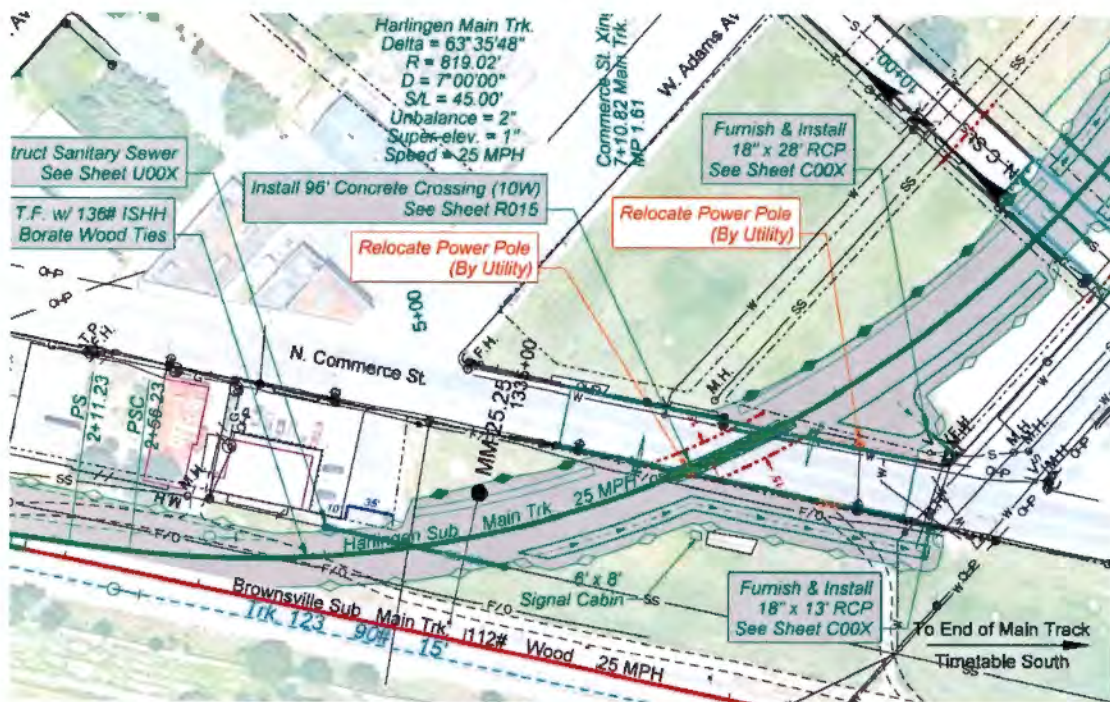


Figure 7 - Proposed West Commerce Street Rail Crossing

The new West Commerce Street rail crossing will be near the Union Pacific Railroad switching yard west of Commerce Street. Train activity across Commerce Street could increase. The rail crossing will be at a slight angle to the street.

Action Item

Install new flashing lights and gates.

¹ Texas Department of Transportation traffic count maps for 2022

B Street Analysis

The extension of the Harlingen Subdivision rail across West Commerce Street will move the existing rail street crossing on B Street approximately 75 feet south of its current location. Construction plans show this crossing to be 40 feet wide, with a new concrete rail crossing to be installed. The **Figure 8** schematic illustrates the proposed relocation of the B Street rail crossing. The current traffic control at this site consists of Yield signs for northbound and southbound traffic. Traffic counts indicate a 24-hour volume of 401 vehicles on B Street, with 172 northbound and 229 southbound. The 85th percentile speed for northbound vehicles is 19 MPH, and for southbound vehicles, it is 21 MPH. There will be a sight-distance restriction for northbound vehicles due to the old railroad building at the southeast corner of the crossing, which limits visibility when a westbound train is present. Ideally, removing part of the building would improve visibility. The number of trains per day is below 5, traveling at 10 MPH but proposed for 25 MPH.

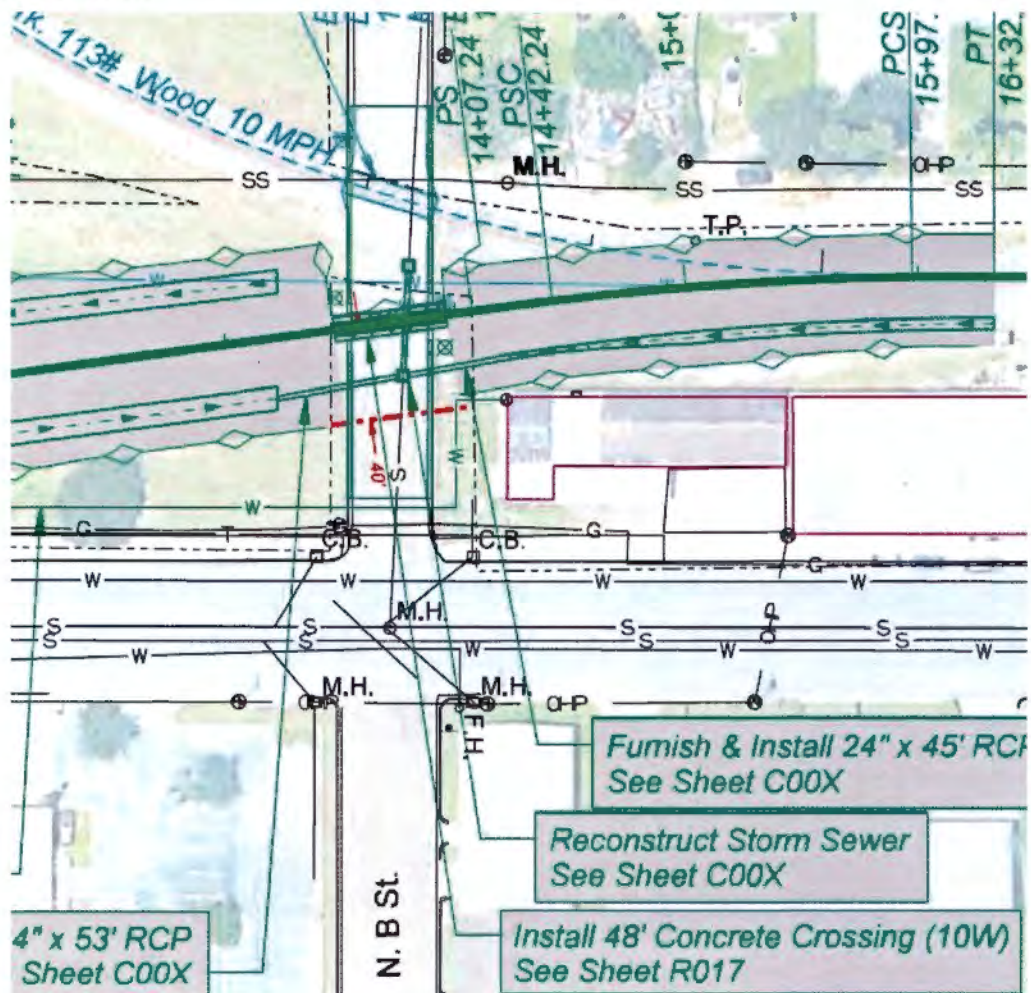


Figure 8 - Schematic Diagram of the Proposed B Street Rail Crossing

The following photos show each approach at the B Street crossing.



B Street - Northbound



B Street - Southbound



B Street - Eastbound



B Street - Westbound

It is not recommended to close B Street because it will serve traffic affected by the closure of C Street. The E. C. Bennet Fire Station is located at the southeast corner of A Street and Jefferson Avenue and uses B Street for circulation.

Action Item

Replace the current Yield sign with a Stop sign at the rail street crossing due to limited sight distance. Request the Union Pacific Railroad to consider removing the building. If such building is removed the Yield signs would be the appropriate traffic control.

A Street Analysis

The extension of the Harlingen Subdivision rail across North Commerce Street would keep the existing rail street crossing on A Street at its current location. A Street is 40 feet wide at the rail crossing. The E. C. Bennet Fire Station is located at the southeast corner of A Street and Jefferson Avenue. **Figure 9** shows the proposed relocation of the A Street rail crossing.

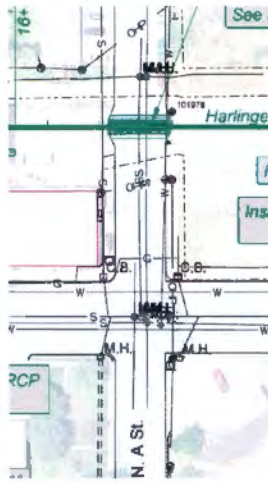


Figure 9 - Proposed A Street Rail Crossing

The following photos show each approach at the B Street crossing.



B Street - Northbound



B Street - Southbound



B Street - Eastbound



B Street - Westbound

Traffic Volumes

A street experiences 24-hour traffic volumes of 169 vehicles, with 88 northbound (NB) and 81 southbound (SB). The 85th percentile speed at the rail crossing is 14 MPH for NB vehicles and 17 MPH for SB vehicles. The number of trains remains the same as described for A Street. A Street provides direct access for fire trucks leaving the station on the southeast corner of Jefferson Avenue to reach areas to the north. A Street also serves as access to the downtown area of Harlingen. Both A Street and B Street would serve the traffic affected by the closure of C Street.

Action Item

Continue to utilize the yield signs at this crossing.

First Street Analysis

The extension of the Harlingen Subdivision rail across North Commerce Street would keep the existing rail street crossing at its current location for First Street. The street is 40 feet wide at the rail crossing. Flashing lights and gates are provided at this location. **Figure 10** shows the location of the First Street rail crossing on the plans.

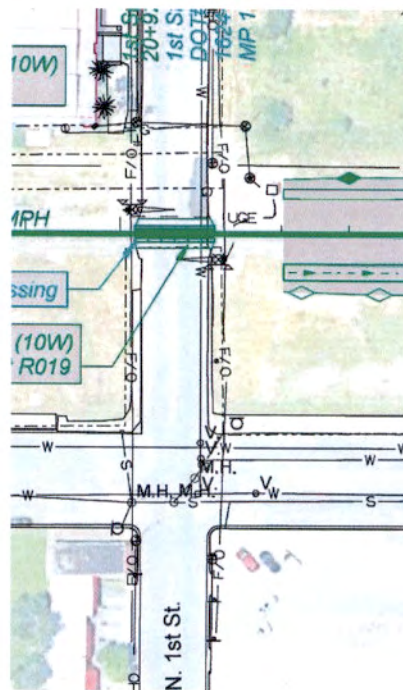


Figure 10 - Proposed First Street Rail Crossing

First Street functions as a major north-south arterial in this part of Harlingen. It runs north, crossing 77 Sunshine Strip (Business Highway 77). North of the highway, it changes its name to New Combes Highway and continues north until it reaches FM 508. South of the rail crossing, it extends to Tyler Street. First Street has 6,138 vehicles daily, with 3,048 traveling

northbound and 3,090 southbound. The 85th percentile speeds are 28 MPH for the northbound and 29 MPH for the southbound. The **Figure 11** aerial view shows First Street through this section of Harlingen.



Figure 11 First Street

North of the rail crossing, the land use is residential, while to the south it is mainly commercial. The following photos show each approach at the First Street crossing.



First Street - Northbound



First Street - Southbound



First Street - Eastbound



First Street - Westbound

Action Item

First Street must remain open through this area as it serves as a major arterial street extending north and south across this part of Harlingen. It is recommended to continue the use of flashing lights and gates on First Street for traffic control at the rail crossing.

Second Street Analysis

The extension of the Harlingen Subdivision rail across North Commerce Street would move the Second Street rail crossing approximately 75 feet to the south from its current location. The street width at the rail crossing is 30 feet. Traffic counts for this area showed 183 vehicles per day, with speeds of 14 MPH northbound and 13 MPH southbound. **Figure 12** shows the proposed, dark green, relocation of the Second Street rail crossing.

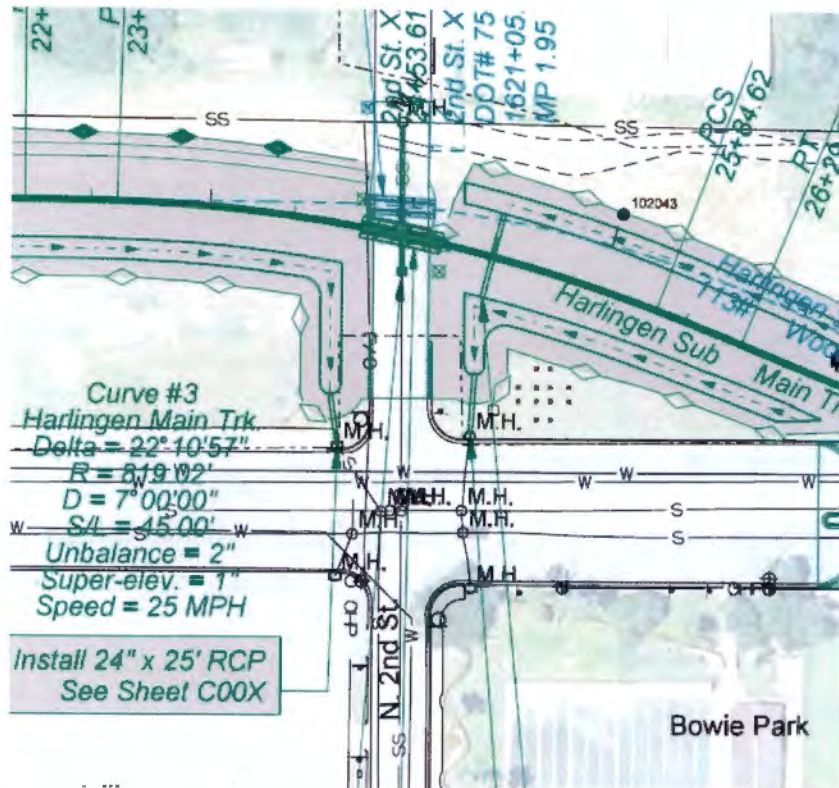


Figure 12 - Schematic Diagram of the Proposed Second Street Rail Crossing

Second Street extends from South Commerce Street/Polk Avenue at the south to just north of East Lee Street. Its land use is residential north of the rail crossing and commercial south of it. **Figure 13** shows an aerial view of the Second Street area.

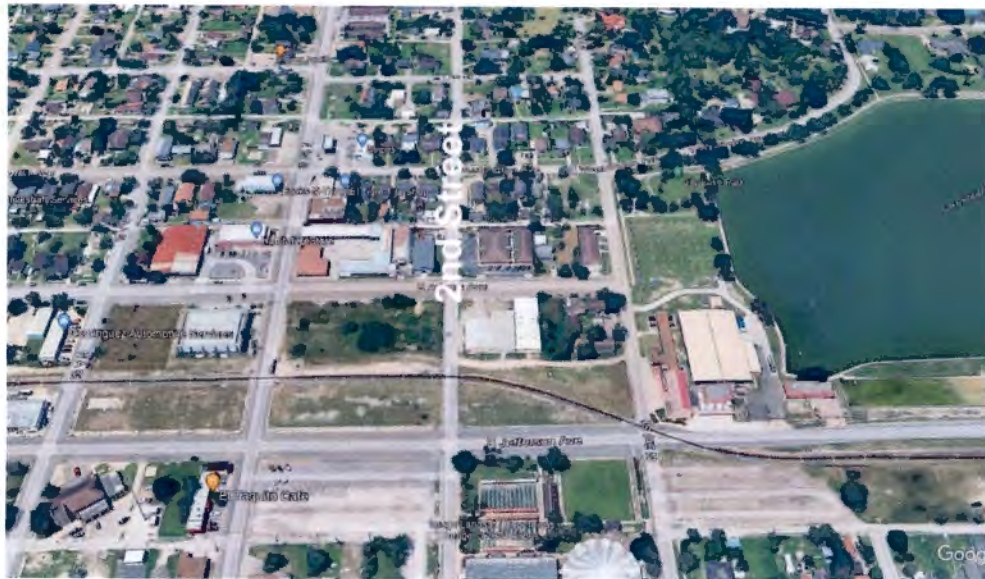


Figure 13 - Second Street Area

The following photos show each approach at the Second Street crossing.



Second Street - Northbound



Second Street - Southbound



Second Street - Eastbound



Second Street - Westbound

Action Item

It is recommended to continue using Yield signs for north and southbound traffic. The low number of trains and vehicles per day does not warrant additional traffic controls.

Third Street and Jefferson Avenue Analysis

The extension of the Harlingen Subdivision rail across North Commerce Street would relocate the existing Third Street and Jefferson Avenue rail crossing slightly south of its current location. The street is 40 feet wide at the rail crossing. The existing traffic control for 3rd Street and Jefferson Avenue consists of all-way stop signs.

Traffic volume counts and speed data collected at this location reflect the following data for each approach.

Direction	ADT	85 th % speed
NB	248	29 MPH
SB	251	19 MPH
EB	1,079	28 MPH
WB	722	28 MPH

The **Figure 14** aerial shows an existing rail crossing that is a very complex street-and-rail intersection. It is within this area that the rail alignment is proposed to be flattened to improve rail operation. Traffic flows on both West Jefferson Avenue and 3rd Street are affected by this rail crossing. The Harlingen Water Works Water Filtration Plant is located at the northeast corner of this intersection and generates much of the traffic on the northside of the intersection. Bowie Park is located at the southwest corner of the intersection. A large parking area for the park is situated on the southeast quadrant. The Union Pacific Railroad owns the large vacant tract west of 3rd Street. A residential complex is north of the UPRR property. Channelization is proposed west of the intersection to redirect traffic, given the large difference in the widths of Jefferson Street. To the east, the street is 36 feet wide, and to the west, it is 68 feet wide.

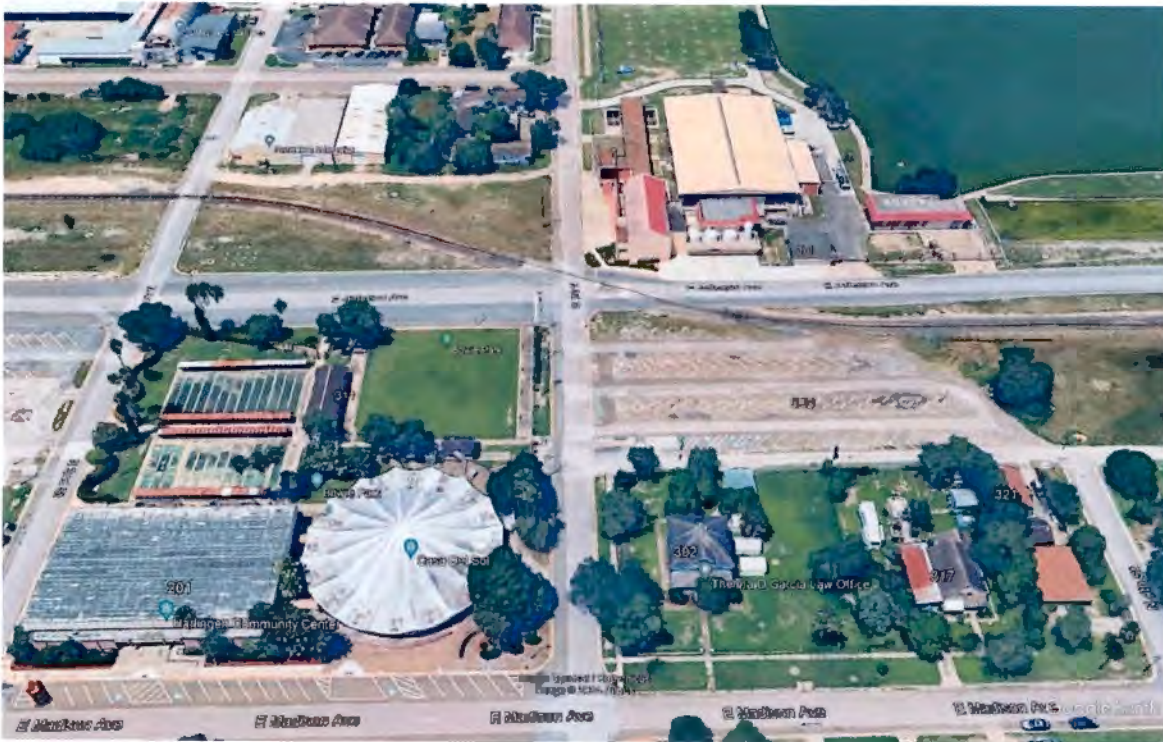


Figure 14 - Intersection of West Jefferson, Third Street, and Railroad Crossing

The **Figure 15** plan sheet shows the proposed crossing at Third Street. The dark green is the proposed rail realignment.

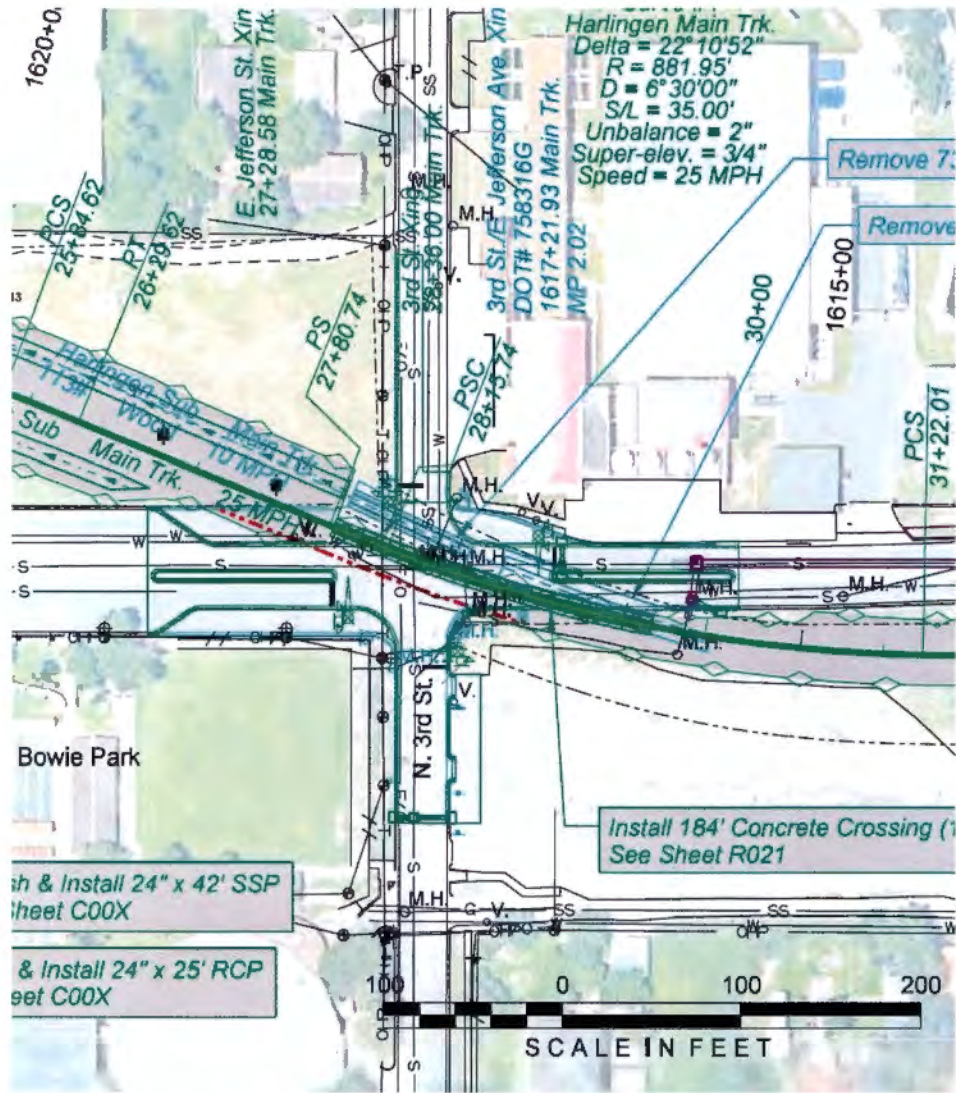


Figure 15 - Schematic of Proposed Rail West Jefferson, Third Street, and Railroad Crossing

The following photos show each approach at the Third Street at Jefferson Ave. crossing.



Third Street - Northbound



Third Street - Southbound



Third Street - Eastbound



Third Street - Westbound



Third Street - Eastbound View from Northside

The existing Harlingen Water Filtration Plant building has frontage on Third Street and relies on access to its facility. While closing this one-block segment of Third Street would be highly desirable, it does not seem feasible. Fortunately, the low traffic volume on Third Street (251 ADT) within this block minimizes issues associated with this complex intersection. The residential complex on the west side of Third Street would pose problems if the street were closed. Therefore, closing Third Street is not recommended.

Traffic control at this intersection consists of ALL-WAY Stop signs. The TMUTCD specifies that warrants for ALL-Way stop controls are 300 vehicles per hour on the major street (both approaches) and 200 vehicles per hour on the minor street's single approach for 8 hours during the day. Existing volumes on Jefferson Avenue range from 140 to 180 vehicles per hour, while those on Third Street are around 20 vehicles per hour. These volumes are below the warrant thresholds established in the TMUTCD. The manual does describe an engineering study to further justify the ALL-WAY stop controls.

It is recommended to continue using the ALL-WAY control based on the following issues:

- The transitional pavement widths on Jefferson Ave.
- Limited sight distance caused by the Harlingen Water Works Building
- The intersection's proximity to Bowie Park
- The railroad tracks cross diagonally through the intersection.

Action Item

Continue to utilize the ALL-WAY stop control at this location.

Appendix
Traffic Volumes and Speeds

10(4)

City of Harlingen
Agenda Item Request Form

I hereby request the following item to be added to April 15, 2026, City Commission Agenda:

1. Discussion and possible action to amend the Teen and Youth Advisory Board ordinance.

(This item was requested by Mayor Norma Sepulveda)