

**CITY COMMISSION  
AGENDA  
REGULAR MEETING  
JUNE 17, 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, JUNE 17, 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](http://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](http://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 Frank Morales
  - 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) Presentation of Proclamation — "Celebrating Fathers and Father Figures Month"
  - c) Mayor's Business of the Month — "Las Vegas Cafe"
- 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) Special Joint Meeting of the Harlingen City Commission and HWWS — January 21, 2026
  - b) Regular Meeting of February 18, 2026
  - c) Regular Meeting of March 04, 2026
  - d) Regular Meeting of March 18, 2026
- 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 acceptance of a grant award from the Office of Justice Programs (OJP), Bureau of Justice Assistance (BJA), FY 2025 Patrick Leahy Bulletproof Vest Partnership (BVP) program. Attachment (***Special Projects Department***).
  - b) Consideration and possible action authorizing the Special Projects Director to accept a grant award from the Office of the Governor Fiscal Year 2025 State Homeland Security Grant Program in the amount of \$44,976.20. Attachment (***Special Projects Department***).
  - c) Consideration and possible action to approve a Memorandum of Understanding (MOU) between the City of Harlingen and Texas State Technical College for the efficient and effective use of

resources regarding the coordination of law enforcement services and authorize the City Manager to sign agreement. Attachment (**Police**).

- d) Consideration and possible action to authorize Police Chief Alfredo Alvear to utilize \$86,759.92 from the Federal Justice Forfeiture funds for the purchase of Lexipol Policy Software (12-month term). Attachment (**Police**).
  - e) Consideration and possible action to approve an ordinance on second and final reading to rezone from Not Designated ("N") District to Residential, Single Family ("R-1") District for 41.72 acres of land comprised of 39.59 acres out of Survey 140, L.L. Adams Subdivision, 1.58 acres out of Lot "A" and 0.55 acres out of Lot "B" of a Re-subdivision of Blocks 2 and 3, Survey 139 of Stuart Place Subdivision, located north of Beckham Road, approximately 882 feet east of Rodeo Drive. Applicant: Moore Land Surveying, LLC c/o Zarate Management, LLC. Attachment. (**Planning & Development**).
  - f) Consideration and possible action to approve an ordinance on second and final reading to rezone from Not Designated ("N") District to Light Industry ("LI") District for 7.899 acres of land, more or less, out of Lot 16, Cunningham's Subdivision, located on the south side of Primera Road approximately 1,411.16 feet west of US 77 Frontage Road. Applicant: Orlando Campos, c/o Development Corporation of Harlingen. Attachment (**Planning & Development**).
  - g) Consideration and possible action to approve an ordinance on second and final reading for a request for a Special Use Permit (SUP) to allow a food truck park in Light Industry ("LI") District, located at 6121 FM 106, bearing a legal description of Lot 3, Block 2, Arroyo View Subdivision. Applicant: Tim Pust. Attachment. (**Planning & Development**).
  - h) Consideration and possible action to approve an ordinance on second and final reading to rezone from Not Designated ("N") District to Residential, Mobile Home ("MH") District for 6.143 acres of land out of Block 18, R.A. Cunningham's Subdivision, located on the south-east corner of Primera Road and US-77 Frontage Road. Applicant: Joleigh Ares. Attachment. (**Planning & Development**).
- 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.*
- a) Public hearing for a Special Use Permit (SUP) to allow an adult business (microblading studio) in a General Retail ("GR") District, located at 310 S. Eye Street, bearing a legal description of Lots 6 and 7, Block 1, Benoist Subdivision. Applicant: Daisy Nieto. Attachment - *Minutes Pending*; (**Planning & Development**).
  - b) Public Hearing for a rezoning request from Neighborhood Services ("NS") District to Residential, Patio Home ("RPH") District for Lot C-1, Block 1, Dixieland Crossing Subdivision, located on the south side of Garrett Road, approximately 795.17 feet west of Dixieland Road. Applicant: Moore Land Surveying, LLC c/o CJE Construction. Attachment - *Minutes Pending*. (**Planning & Development**).

- c) Public hearing imposing a temporary moratorium on the acceptance, processing, and approval of applications for High-Intensity Data Processing Facilities with the City of Harlingen and its extraterritorial jurisdiction. **(City Manager).**

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 for a Special Use Permit (SUP) to allow an adult business (microblading studio) in a General Retail ("GR") District, located at 310 S. Eye Street, bearing a legal description of Lots 6 and 7, Block 1, Benoist Subdivision. Applicant: Daisy Nieto. Attachment. **(Planning & Development).**
- b) Consideration and possible action to approve an ordinance on first reading for a rezoning request from Neighborhood Services ("NS") District to Residential, Patio Home ("RPH") District for Lot C-1, Block 1, Dixieland Crossing Subdivision, located on the south side of Garrett Road, approximately 795.17 feet west of Dixieland Road. Applicant: Moore Land Surveying, LLC c/o CJE Construction. Attachment. **(Planning & Development).**
- c) Consideration and possible action to approve an ordinance on second and final reading imposing a temporary moratorium on the acceptance, processing, and approval of applications for the High-Intensity Data Processing facilities within the City of Harlingen and its extraterritorial jurisdiction. Attachment **(City Manager).**



- d) Consideration and possible action authorizing the City Manager to submit a grant application to the Texas Parks and Wildlife Local Parks Non-Urban Indoor Grant Program. Attachment **(Special Projects).**
- e) Consideration and possible action to approve an extension on the contract between the City of Harlingen and Dr. Robert Kellogg, DVM to continue providing services to the Harlingen Animal Shelter as needed. Attachment. **(Health Dept.).**
- f) Consideration and possible action to authorize the City Manager to award Bid No. 2026-05 for the Harlingen Smart Corridors Project. Attachment **(Engineering Dept.)**
- g) Consideration and possible action to authorize the City Manager to award Item No. 1 – Hot Mix Asphalt Type D under Bid No. 2026-03, Supply Contract – Materials for the Street Improvement Project 2026, to the second-lowest responsive bidder and approve the associated budget adjustment. Attachment **(Engineering Dept.)**
- h) Consideration and possible action to authorize the City Manager to execute the Advance Funding Agreement (AFA) for the PHR SL499 FY24 Traffic Signal Project with the Texas Department of Transportation (TxDOT) and approve payment of the required Direct State Costs to TxDOT. Attachment **(Engineering Dept.)**
- i) Consideration and possible action to establish discounted green fees at Tony Butler Golf Course for City of Harlingen Employees, Veterans, Active-Duty Military Personnel, First Responders, and Harlingen Resident Teachers. **(This item was requested by Commissioner Rene Perez and Mayor Pro-Tem Daniel N. Lopez).**

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 (1)

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 (2)  
Healthy Harlingen Advisory Board  
Historic Preservation Committee  
Keep Harlingen Beautiful Board (1)  
Library Advisory Board (1)  
Mayor Wellness Council  
Museum Advisory Board (1)  
Parks Advisory Board  
Planning & Zoning Advisory Board  
Senior Citizens Advisory Board (1)  
Tax Increment Finance Board 1, 2 & 3  
The Blind and Visually Impaired Advisory Committee (7)  
Utility Board of Trustees  
Veterans Advisory Board  
Zoning Board of Adjustment

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.*

- a) Pursuant to Government Code Section 551.071 – attorney consultation and contemplated litigation; Section 551.072 – deliberation regarding real estate; and Section 551.087 — economic development relating to the following projects: **(HEDC)**
  - 1) Project Its Thyme-Retail
  - 2) Project Organic-Mixed use development
  - 3) Project Tyler-Professional back-office operation
- b) Deliberation regarding the potential purchase of real property pursuant to Texas Government Code Section 551.072. **(City Manager)**
- c) Consultation with city attorney regarding legal issues related to the procurement of need property pursuant to Texas Government Code Section 551.071 and 551.072. **(City Manager)**


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.*

- a) Consideration and possible action regarding item 12a (1–3) as discussed in executive session.
- b) Consideration and possible action regarding the potential purchase of real property as discussed in executive session.
- c) Consideration and possible action regarding the potential purchase of real property as discussed in executive session.

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, June 11, 2026, at or before 4:00 p.m. and remained so posted for at least 3 business days preceding the time of said meeting.

Dated this 11th day of JUNE 2026

  
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Mayra Herrera, City Secretary