

**MERCEDES CITY COMMISSION
REGULAR MEETING
JULY 15, 2025 – 6:30 PM
MERCEDES CITY HALL – COMMISSION CHAMBERS
400 S. OHIO AVE., MERCEDES, TX 78570**

MEMBERS PRESENT: Mayor Oscar Montoya
Commissioner Joe Martinez
Commissioner Armando Garcia
Mayor Pro-Tem Ruben Saldana

MEMBERS ABSENT: Commissioner Jacob Howell

STAFF PRESENT: Alberto Perez, City Manager
Joselynn Castillo, City Secretary
Martie Garcia Vela, City Attorney
Patricio Avila, Asst. City Secretary
Meredith Hernandez, Interim Finance Director
Kristine Longoria, Human Resources
Francisco Sanchez, Police Chief
Javier Campos, Fire Chief/EMC
Tom Villagomez, Public Works Director
Marisol Vidales, Library Director
Denisse Hernandez, Interim Planning Director
Armando Villela, Parks Director

OTHERS PRESENT: Juan Vasquez, Juan Cuba, Eduardo Castellanos

- 1. Call Meeting to Order**
Mayor Montoya welcomed everyone and called the meeting to order at 6:34 p.m.
- 2. Establish Quorum**
Four members of the Commission were present, which constitutes a quorum.
Commissioner Howell was absent.
- 3. Invocation by Mayor Pro-Tem Saldana**
- 4. Pledge of Allegiance by Commissioner Martinez**
- 5. Open Forum**

Ms. Itaty Perez addressed the Commission to express concerns regarding the condition of her street, Chacoma Place. She stated that the street is made of caliche and has significantly deteriorated over time. She noted that when utility work is conducted in the area, the road is not properly refilled, leaving holes and worsening the overall condition. Ms. Perez shared that she has owned the property for 10 years and moved in 3 years ago. Since then, she has tried to maintain the road herself to keep it drivable. Although she has worked with the City on the matter, she stated that the caliche road remains in poor

condition and continues to present challenges. She emphasized that when it rains, the entrance to 10th Street becomes dangerous due to the mud washed from the caliche surface, which has caused her to lose control of her vehicle. Additionally, she pointed out the lack of street signs and a stop sign in the area, further adding to safety concerns. Ms. Perez acknowledged that paving may not happen immediately but respectfully requested that the City create a plan for future improvements. She stated that as a taxpayer, she believes residents should have access to safe and reliable streets. She concluded by thanking the Commission for their time and consideration.

6. Consent Agenda

- a. Approval of Minutes for Meeting(s) held July 1, 2025
- b. Second and Final Reading of Ordinance 2025-13 amending the Mobile Food Vendor Ordinance
- c. Second and Final Reading of Ordinance 2025-15 regarding the voluntary annexation for Arturo Palacios
- d. Second and Final Reading of Ordinance 2025-16 designating 3rd Street as a One-Way Street between Texas Ave. and Ohio Ave.

Commissioner Martinez motioned to approve all items under consent agenda.

Commissioner Garcia seconded. Upon a called vote, the motion passed unanimously.

7. Ordinances/Resolutions

- a. Approval of First Reading of Ordinance 2025-17 amending Garage, Patio, Yard Sale Ordinance

Interim Planning Director Ms. Hernandez addressed the Commission regarding the distinction between outdoor sales and garage/yard sales. She explained that the proposed ordinance separates the two types of permits, clarifying that garage and yard sales would be permitted only in residential areas, while outdoor sales would apply to commercial businesses.

Commissioner Martinez made a motion to approve the ordinance and to forego the reading. Mayor Pro-Tem Saldana seconded the motion. Upon a called vote, the motion passed unanimously.

- b. Approval of First Reading of Ordinance 2025-18 amending Cross-Connection Control, Backflow Prevention, and Irrigation System Installation (TCEQ)

Interim Planning Director Ms. Hernandez informed the Commission that the ordinance was being updated to address violations identified by the Texas Commission on Environmental Quality (TCEQ). She stated that the revised ordinance incorporates all necessary requirements as outlined by TCEQ, specifically relating to cross-connection control, backflow prevention, and irrigation system installation.

Commissioner Martinez made a motion to approve the ordinance and to forego the reading. Mayor Pro-Tem Saldana seconded the motion. Upon a called vote, the motion passed unanimously.

c. Approval of Resolution 2025-16 suspending the Texas Gas Service Requested Increase

Commissioner Martinez motioned to approve the resolution and forego the reading. Commissioner Garcia seconded. Upon a called vote, the motion passed unanimously.

d. Approval of Resolution 2025-17 authorizing application with Texas Parks and Wildlife

Parks Director Mr. Villela is requesting approval of the resolution to authorize the grant application by Texas Parks and Wildlife.

Commissioner Martinez motioned to approve the resolution and forego the reading. Commissioner Garcia seconded. Upon a called vote, the motion passed unanimously.

8. Bids/Contracts

a. Discussion and possible action to accept qualifications for Engineering Services and renew existing contracts

Mr. Perez stated the City is looking to renew the existing contracts and to allow the City to go out for qualifications. Commissioner Martinez motioned to approve. Mayor Pro-Tem Saldana seconded. Upon a called vote, the motion passed unanimously.

9. Monthly Departmental Reports

a. Planning Dept, I.T Dept, Library, Public Works, City Sec/HR, Fire Dept.

Mayor Pro-Tem Saldana informed the Commission that the City is moving forward with the 3rd Street Project, which will convert 3rd Street into a one-way street from Texas Avenue to Ohio Avenue. The project will also include the designation of accessible parking spaces.

Mr. Juan Vasquez updated the Commission that the City will continue utilizing the CodeRed system for emergency notifications. He also noted that the Fire Chief is currently undergoing training for the Integrated Public Alert and Warning System (IPAWS).

10. Executive Session: Chapter 551, Texas Government Code, Section 551.071 (Consultation with Attorney), Section 551.072 (Deliberation regarding Real Property), Section 551.074 (Personnel Matters) and Section 551.087 (Economic Development)

Commissioner Martinez motioned to go into executive session. Commissioner Garcia seconded. Upon a called vote, the motion passed unanimously. The meeting went into executive session at 6:50 p.m.

- a. Discussion with City Manager regarding personnel matters - Section 551.074
- b. Consultation with Attorney regarding update on litigation - Section 551.071

- c. Consultation with Attorney regarding Project Updates - Section 551.087

11. Open Session

Mayor Montoya called the meeting back to order at 8:45 p.m.

- a. Possible Action pertaining to executive session item A
No action.
- b. Possible Action pertaining to executive session item B
No action.
- c. Possible Action pertaining to executive session item C
No action.

12. Adjournment

Commissioner Garcia motioned to adjourn. Mayor Pro-Tem Saldaña seconded. Upon a called vote, the motion passed unanimously. The meeting adjourned at 8:46 p.m.