

NOTICE is hereby given of a REGULAR MEETING of the BOARD OF ALDERMEN of the TOWN OF RANCHO VIEJO, TEXAS, to be held on JULY 12, 2022, at 6:00 P.M., in the TOWN MUNICIPAL OFFICE, 3301 CARMEN AVENUE, RANCHO VIEJO, TEXAS to consider the following items:

- 1. Call to Order
- 2. Roll Call
- 3. Invocation and Pledge
- 4. Public Comment
- 5. Approval of Minutes Regular Meeting June 14, 2022, Special Meeting June 22, 2022
- 6. Identity Fraud Presentation Olga G. Gomez, Plains Capital Bank
- 7. Consideration/Action Of An Ordinance Of The Board Of Aldermen Of The Town Of Rancho Viejo, Texas, ("City") Approving A Negotiated Resolution Between The City And Texas Gas Service ("Tgs" Or "The Company") Regarding The Company's April 28, 2022 Cost Of Service Adjustment ("Cosa") Filing; Declaring Existing Rates To Be Unreasonable; Adopting New Tariffs That Reflect Rate Adjustments Consistent With The Negotiated Settlement And Finding The Rates To Be Set By The Attached Tariffs To Be Just And Reasonable; Providing For The Recovery Of The City's And Tgs' Reasonable And Necessary Rate Case Expenses; Adopting A Savings Clause; Determining That This Ordinance Was Passed In Accordance With The Requirements Of The Texas Open Meetings Act; Declaring An Effective Date; Repealing Any Prior Ordinances Inconsistent With This Ordinance And Requiring Delivery Of This Ordinance To The Company's And The City's Legal Counsel.
- 8. Discussion/Action on the Extension of the Disaster Declaration filed with the Office of the Governor
- 9. Consideration/Action of Resolution Extending the Provisions of section 33.07 of the Property Tax Code which enables the Governing body to assess an Additional collection Penalty
- 10. Consideration/Action on a Resolution of the Town of Rancho Viejo, Texas, appointing a Designated Officer or Employee to Calculate the No-New-Revenue and the Voter-Approval Tax Rates for Tax Year 2022
- 11. Consideration/Authorization to Advertise for Bids for Common Area Maintenance
- 12. Consideration/Appointment of Member(s) to the Planning and Zoning Commission
- 13. Street Committee Report
- 14. Building Committee Report
- 15. June 2022 Police Report Chief of Police

16. Adjourn

Fred Blanco, Town Administrator



State of Texas County of Cameron Town of Rancho Viejo

I, the undersigned authority, do hereby certify that the above NOTICE OF MEETING of the Board of Aldermen of the Town of Rancho Viejo, Texas is a true and correct copy of said NOTICE, which has been posted on the Window of the Town of Rancho Viejo Municipal Office, 3301 Carmen Avenue, Rancho Viejo, Texas, a place convenient and readily accessible to the General Public, on July 8, 2022 at 5:00 P.M. and which will be continuously posted for a period of seventy-two (72) hours prior to the date and time said meeting was convened.

ATTEST: Fred Blanco, Town Administrator

1. Call to Order by Mayor Guerrero

2. Roll Call by Isabel Perales

Alderman Hernandez Alderman Johnson Alderwoman Kaechele Alderman Ricoy Alderman Vera

Legal Counsel, David Irwin.

Town Administrator, Fred Blanco.

3. Invocation and Pledge

The pledge of allegiance to the United States Flag:

"I pledge allegiance to the Flag of the United States of America, and to the Republic for which it stands, one nation under God, indivisible, with liberty and justice for all."

AND the pledge of allegiance to the Texas State Flag is:

"Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible."

4. Public Comment

5. Approval of Minutes-Regular Meeting June 14, 2022, Special Meeting June 22, 2022

TOWN OF RANCHO VIEJO BOARD OF ALDERMEN MINUTES OF A REGULAR MEETING JUNE 14, 2022

A REGULAR MEETING of the BOARD OF ALDERMEN of the TOWN OF RANCHO VIEJO, TEXAS, was held on, June 14, 2022, at 6:00 P.M., in the TOWN MUNICIPAL OFFICE, 3301 CARMEN AVENUE, RANCHO VIEJO, TEXAS to consider the following items:

1. CALL TO ORDER:

The meeting was called to order by Mayor Guerrero at 6:00 p.m.

2. ROLL CALL:

Roll call was made by Isabel Perales, Assistant Town Secretary. Members present at the meeting were: Alderman Mark A. Johnson, Alderwoman Laura Kaechele, Alderman Alfredo G. Hernandez, Alderman Marcos Ricoy, Alderman Javier Vera.

A quorum was present at the meeting.

Legal counsel, David Irwin and Town Administrator, Fred Blanco were also present at the meeting.

Those present in the audience were:

Bridget Neubauer	Dionel Ortiz	Amelia Ortiz	Federico Diaz Page
Robert Wessels	Victor Bailey	Clifford Rowell	Dixie Rowell
Pete Sepulveda	David Tumlinson	Mariana Tumlinson	Peter Harris
Liz Harris	Linda Little	Robert Little	Carla Kellam
Brent Cannon	Joe Valdez	Craig Grove	Grace Salinas
Julieta Byrt	Rosa Weisse	Ulrich Weisse	Fred Kennedy
Judy Kennedy	Terry Hoover	Nancie Hoover	Angelica Cristiano
DeAndre Williams	Dionne Williams	M. Alice Bodden	Benilde Olvera
Shari Dwyer	Richard P. Lewis	Ronne Rodriguez	Alfonso Tagle
Janie Hughes	Luigi Cristiano	Rogelio Castillo Trev	ino
Juan H. Martinez	Rosa H. Martinez	Janie Alvarado	J. Ball
Alejandro Farias	Victoria Farias	Joe Solis	Monica Solis
Bebe Gauchas	Maria Leticia Rodrig	guez	Thomas Wheeler
Jerry Hatley	Yvonne Hatley	Jennifer Gauchas	Misael Conde
James Seguin	Lillian Seguin	Michael Costa	Armando Hernandez
Sandra Guerrero	Bonnie Emerson	Myrna Sepulveda	Clarence Ball
Ruth McGinnis	Eddie Byrt		

3. INVOCATION AND PLEDGE:

Alderman Johnson led the group in the invocation and in the pledge of allegiance to the American and Texas flag.

4. PUBLIC COMMENT:

Mayor Guerrero stated that Legal Counsel, David Irwin would give a brief overview of the process for a rezone request. Mr. Irwin stated that the formal process for a rezone request has not begun. Motion

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was made by Alderman Johnson, seconded by Alderman Ricoy, and unanimously carried, to open the public comment.

Ulrich Weisse thanked the Board for approval of an agreement to go forward with repairs on a portion of Estrellas Avenue. Craig Grove, commented on the procedure for Planning & Zoning. He mentioned that the Planning & Zoning Commission had not received notice of any proposals.

Fred Kennedy, Pete Sepulveda, Clifford Rowell, Ronne Rodriguez, DeAndre Williams, Peter Harris, Leticia Rodriguez, James Seguin, David Tumlinson, Nancy Hoover, Ruben Torres, Louay Charrara, Conrad Bodden, Luigi Cristiano, Lilian Seguin, Sandra Rodriguez, Janie Alvarado, Michael Acosta, Cris Houston, Liz Harris, all made statements on their opposition to a rezone for Rancho Viejo Resort. The residents mentioned different ways that additional homes would impact the community and all the issues it would bring. They also commented on different ways the club could use the recreational zoned property to keep it green.

Rodrigo Salazar mentioned how safe Rancho Viejo is with patrol, he uses all the current amenities available in the town to stay active. Benilde Olvera talked about beautification and maintenance for the Town. Chief Tyler urged residents to sign up for alerts under Tip411 or by going to the Town's website: www.ranchoviejotexas.com to receive notices, agendas, and any alerts or emergencies.

Motion was made by Alderwoman Kaechele, seconded by Alderman Ricoy, and unanimously carried, to close public comment.

Mayor Guerrero thanked everyone for their comments and assured that there is a proper process and that it would run is natural course according to Town legal counsel.

5. APPROVAL OF MINUTES- SPECIAL MEETING MAY 16, 2022, REGULAR MEETING MAY 17, 2022:

Motion was made by Alderman Vera and seconded by Alderman Kaechele, to approve the minutes of the Special Meeting held on May 16, 2022, as written. Motion passed with the following vote:

AYES: Alderwoman Kaechele, Alderman Hernandez, Alderman Ricoy, and Alderman Vera

NAYES: None

ABSTAINING: Alderman Johnson

Motion was made by Alderman Vera, seconded by Alderwoman Kaechele, and unanimously carried, to approve the minutes of the Regular Meeting held on May 17, 2022, as written.

6. BOARD OF ALDERMEN RECOGNITION:

Mayor Guerrero presented plaques and recognized former Alderman David L. Tumlinson, IV., former Alderman Craig Grove and former Alderwoman Grace Salinas for their years of service as Aldermen for the Town of Rancho.

8. CONSIDERATION/APPROVAL A RESOLUTION OF THE BOARD OF ALDERMEN OF THE TOWN OF RANCHO VIEJO, TEXAS, AUTHORIZING BANK ACCOUNTS AND DEPOSITORY HERETOFORE ESTABLISHED AND AUTHORIZING CERTAIN PERSONS TO SIGN CHECKS AND OTHER NECESSARY TRANSACTIONS FOR SAME:

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Motion was made by Alderman Hernandez, seconded by Alderwoman Kaechele, and unanimously carried, to approve Resolution No. 374 – A RESOLUTION OF THE BOARD OF ALDERMEN OF THE TOWN OF RANCHO VIEJO, TEXAS, AUTHORIZING BANK ACCOUNTS AND DEPOSITORY HERETOFORE ESTABLISHED AND AUTHORIZING CERTAIN PERSONS TO SIGN CHECKS AND OTHER NECESSARY TRANSACTIONS FOR SAME.

9. DISCUSSION/ACTION ON THE EXTENSION OF THE DISASTER DECLARATION FILED WITH THE OFFICE OF THE GOVERNOR:

Motion was made by Alderman Johnson, seconded by Alderman Hernandez, and unanimously carried, to approve the extension of the disaster declaration filed with the office of the governor.

7. CONSIDERATION/ACTION ON EXTENSION OF CONTRACT WITH BUILDING INSPECTOR:

Motion was made by Alderman Ricoy, seconded by Alderwoman Kaechele, and unanimously carried, to approve the extension of contract for one year with the Building Inspector, Brent Cannon with the revised fees.

10. DISCUSSION REGARDING THE STRATEGIC PLANNING COMMITTEE:

Mayor Guerrero stated that the Strategic Planning Committee was established with the intention to serve in an advisory capacity to the Board of Aldermen to provide the board with advice and comments on proposed town ordinances, specifically focusing their advice on whether the proposed ordinances are in accordance with the town's comprehensive plan.

11. STREET COMMITTEE REPORT:

Mayor Guerrero mentioned that the request for quotes for the engineering was pending so that we may continue to ask for the RFQs. The Street Committee recommends that we get 3 quotes from contractors for concrete shoulder pricing. Requests are currently being worked on.

12. CONSIDERATION/ACTION ON EMPLOYEE HEALTHCARE BENEFITS:

Motion was made by Alderwoman Kaechele, seconded by Alderman Ricoy, and unanimously carried, to approve the Employee Healthcare Benefits with an increase of \$13.96 monthly per employee, as quoted.

13. CONSIDERATION/ACTION ON RENEWAL FOR TOWN HALL WINDSTORM, HURRICANE, AND HAIL INSURANCE:

Motion was made by Alderman Hernandez, seconded by Alderman Johnson, and unanimously carried, to approve the renewal for the Town Hall Windstorm, Hurricane and Hail Insurance and for the Town to request different quotes before renewal next year.

14. TOWN ADMINISTRATOR REPORT - a. APRIL 2022 FINANCIAL REPORT b. BUILDING PERMITS REPORT: Town Administrator Fred Blanco presented the financial and building permit reports for April 2022.

15. CONSIDERATION/ACTION OF LAW ENFORCEMENT MUTUAL AID OR ASSISTANCE INTERLOCAL AGREEMENT:

Motion was made by Alderman Vera, seconded by Alderman Hernandez, and unanimously carried, to approve the Law Enforcement Mutual Aid or Assistance Interlocal Agreement.

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16. MAY 2022 POLICE REPORT – POLICE CHIEF:	
Police Chief Tyler presented the May 2022 Police Report.	
17. DISCUSSION ON DATE FOR ORIENTATION MEETING FOR THE BOARD OF A	ALDERMEN:
The Board discussed the date for the Board of Aldermen Orientation meet June 22, 2022, at 6:00 p.m.	ting. The date was set fo
18. ADJOURN INTO EXECUTIVE SESSION, AS AUTHORIZED BY SECTION 551.0 THE GOVERNMENT CODE TO DISCUSS WITH ATTORNEYS MATTERS IN V ATTORNEYS UNDER THE RULES OF PROFESSIONAL CONDUCT CLEARLY CONF A. LEGAL REQUIREMENTS FOR PENDING REZONE REQUEST BY GOLF & RESOR	WHICH THE DUTY OF THE FLICTS WITH CHAPTER 551
Motion was made by Alderman Vera, seconded by Alderwoman Kaechele, a go into executive session at 8:05 p.m.	and unanimously carried to
The meeting reconvened at 8:42 p.m.	
19. POSSIBLE ACTION DISCUSSED IN EXECUTIVE SESSION:	
Motion was made by Alderwoman Kaechele, seconded by Alderman Vera, that there is no action on this item.	and unanimously carried
20. ADJOURN:	
Motion was made by Alderman Johnson, seconded by Alderwoman Kaechele carried, to adjourn the meeting at 8:43 p.m.	e, and unanimously
BY:	
Fred Blanco, Town Administrator	

APPROVED: _____

DATE: ____

Maribel B. Guerrero, Mayor

TOWN OF RANCHO VIEJO BOARD OF ALDERMEN MINUTES OF A SPECIAL MEETING JUNE 22, 2022

A Special Meeting of the Board of Aldermen of the Town of Rancho Viejo, Texas, was held on, June 22, 2022, at 6:00 P.M., in the Town Municipal Office, 3301 Carmen Avenue, Rancho Viejo, Texas to consider the following items:

1. CALL TO ORDER:	
Mayor Pro-Tem Javier Vera called the meeting	to order at 6:00 p.m.
2. ROLL CALL:	
Roll Call was made by Town Administrator Fred	d Blanco. Members present at the meeting were:
Alderman Mark A. Johnson, Alderwoman Laura	a Kaechele, and Alderman Javier Vera.
Members absent: Alderman Alfredo G. Hernande	z, Alderman Marcos Ricoy
A quorum was present at the meeting.	
Legal Counsel David Irwin and Town Administr	ator Fred Blanco were also present.
3. INVOCATION AND PLEDGE:	
This item was skipped.	
4. ORIENTATION:	
Mr. David Irwin gave an overview on the org Public Information Acts and the functions of be	ganization of the town, the Open Meetings and eing an Alderman.
5. ADJOURNMENT:	
The meeting was adjourned at 6:50 p.m.	
BY:	
Fred Blanco, Town Administrator	
APPROVED:	
Maribel B. Guerrero, Mayor	
DATE:	

6. Identity Fraud Presentation – Olga G. Gomez, Plains Capital Bank

7. Consideration/Action of an Ordinance of the Board of Aldermen of the Town of Rancho Viejo, Texas, ("City") Approving a Negotiated Resolution Between the City and Texas Gas Service ("TGS" Or "The Company") Regarding the Company's April 28, 2022 Cost Of Service Adjustment ("Cosa") Filing; Declaring Existing Rates to be Unreasonable; Adopting New Tariffs that Reflect Rate Adjustments Consistent with the Negotiated Settlement and Finding the Rates to be Set by the Attached Tariffs to be Just and Reasonable; Providing for the Recovery of the City's and TGS' Reasonable and Necessary Rate Case Expenses; Adopting a Savings Clause; Determining that this Ordinance was Passed in Accordance with the Requirements of the Texas Open Meetings Act; Declaring an Effective Date; Repealing any Prior Ordinances Inconsistent with this Ordinance and Requiring Delivery of this Ordinance to the Company's and the City's Legal Counsel

Model Staff Report in Support of TGS COSA Rate Increase Ordinance

Background

On April 28, 2022, Texas Gas Service Company ("TGS" or "Company") filed for a rate increase pursuant to the Cost of Service Adjustment ("COSA") tariff adopted by the Rio Grande Valley Service Area ("RGVSA") Cities. TGS claimed an entitlement to rate relief under the tariff in the amount of \$3,717,040 on a system-wide basis. Attorney, Thomas Brocato, and consultant, Karl Nalepa, relied upon by the city coalition to review the TGS filing and negotiate a settlement, agreed to recommend a settlement of \$2,750,000 on a system-wide basis.

Purpose of the COSA

The Texas Legislature allows gas utilities to annually adjust rates based on changes to invested capital. That statutory provision is referred to as the Gas Reliability Infrastructure Program ("GRIP"). In a GRIP proceeding, cities are not allowed to intervene at the Railroad Commission, cannot challenge the reasonableness of any investment, and may not recover rate case expenses. In 2009, RGVSA Cities negotiated a COSA tariff as a three year experimental substitute for the GRIP process. Finding the COSA process to be mutually beneficial, the COSA process was renewed at the end of the experiment. In 2012, Cities and TGS agreed to a revised COSA tariff. In 2017, Cities and TGS agreed to revise the existing COSA tariff. This is the fifth filing under the revised tariff.

Resolution of the 2022 Filing

Cities' consultant found that TGS' cost of service calculations were consistent with the terms of the COSA tariff. However, he identified several adjustments that were appropriate. After meeting to discuss the adjustment, the parties were able to reach negotiated resolution of the 2022 COSA.

In summary, the parties agreed to a total revenue requirement adjustment of \$967,040 off of the Company's original request of \$3,717,040. The agreed reductions to the revenue requirement results in a total increase of \$2,750,000.

EXPLANATION OF "BE IT ORDAINED" PARAGRAPHS IN THE ORDINANCE

- Section 1. When rates change, it is critical for the regulatory authority to find existing rates to be unreasonable and for the new rates to be just and reasonable. This section finds that the new rates reflected in tariffs for each customer class attached to the Ordinance are reasonable.
- Section 2. This paragraph authorizes TGS to collect an additional \$2,750,000 in revenue.
- Section 3. This paragraph requires the Company to reimburse the City for consulting and legal costs associated with the requested increase.

- Section 4. This paragraph repeals any prior City action that might be inconsistent with the new tariffs adopted by the Council.
- Section 5. This paragraph recites compliance with the Open Meetings Act.
- Section 6. This paragraph is a typical savings clause, preserving the remaining provisions of the Ordinance should any one provision be determined to be invalid.
- Section 7. Pursuant to the COSA tariff, the new rates are to become effective on or after the first billing cycle of August each year. This paragraph allows the Company to implement the new rates on meter reads that occur on or after July 27, 2022.
- Section 8. This paragraph requires that an adopted and signed copy of the Ordinance be sent to the Company and outside counsel to the City.

RECOMMENDATION

The City staff recommends adoption of the Ordinance and tariffs establishing new rates.

ORDINANCE NO.

AN ORDINANCE OF THE BOARD OF ALDERMEN OF THE RANCHO VIEJO, TEXAS, APPROVING A NEGOTIATED RESOLUTION BETWEEN THE CITY AND TEXAS GAS SERVICE ("TGS" OR "THE COMPANY") REGARDING THE COMPANY'S APRIL 28, 2022 COST OF SERVICE ADJUSTMENT ("COSA") FILING; DECLARING EXISTING RATES TO BE UNREASONABLE; ADOPTING NEW TARIFFS THAT REFLECT RATE ADJUSTMENTS CONSISTENT WITH THE NEGOTIATED SETTLEMENT AND FINDING THE RATES TO BE SET BY TARIFFS TO BE ATTACHED REASONABLE; PROVIDING FOR THE RECOVERY OF THE CITY'S AND TGS' REASONABLE AND NECESSARY RATE CASE EXPENSES: ADOPTING A SAVINGS CLAUSE; DETERMINING THAT THIS ORDINANCE WAS PASSED IN ACCORDANCE WITH THE REQUIREMENTS OF THE TEXAS OPEN MEETINGS ACT; DECLARING AN EFFECTIVE DATE; REPEALING ANY PRIOR ORDINANCES INCONSISTENT WITH THIS ORDINANCE AND REOUIRING DELIVERY OF THIS ORDINANCE TO THE COMPANY'S AND THE CITY'S LEGAL COUNSEL.

WHEREAS, the Town of Rancho Viejo, Texas ("City") is a gas utility customer of Texas Gas Service ("TGS" or "the Company"), and a regulatory authority with an interest in the rates and charges of TGS; and

WHEREAS, pursuant to the terms of the agreement settling TGS' 2017 Statement of Intent to increase rates, to which City was a signatory, the City and other municipalities within the Rio Grande Valley Service Area and TGS worked collaboratively to develop the Cost of Service Adjustment ("COSA") tariff that allows for an expedited comprehensive rate review process; and

WHEREAS, on or about April 28, 2022, TGS filed with the City a COSA tariff seeking to increase natural gas rates to all customers residing in the City; and

WHEREAS, the Company requested a system-wide increase of \$3,717,040; and

WHEREAS, the City coordinated a review of TGS' COSA filing and designated attorneys and consultants to resolve issues in the Company's COSA filing; and

WHEREAS, the Company has filed evidence that existing rates are unreasonable and should be changed; and

WHEREAS, independent analysis by the City's rate expert concluded that TGS is able to justify an increase over current rates; and

WHEREAS, the City's attorney and consultant recommend that the City approve the Settlement Agreement reflecting increased revenues of \$2,750,000 on a system-wide basis; and

WHEREAS, the attached tariffs implementing new rates are consistent with the negotiated resolution reached by the City and are just, reasonable, and in the public interest; and

WHEREAS, the negotiated resolution of the Company's COSA filing and the resulting rates are, as a whole, in the public interest; and

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF ALDERMEN OF THE TOWN OF RANCHO VIEJO, TEXAS:

Section 1. That the City Council finds that the existing rates for natural gas service provided by TGS are unreasonable and the new tariffs implementing this Ordinance, which are attached hereto and incorporated herein as Attachment A, are just and reasonable and are hereby adopted.

- Section 2. That a rate increase of \$2,750,000 on a system-wide basis is reasonable.
- Section 3. That TGS shall reimburse the reasonable ratemaking expenses of the City in processing the Company's rate application.

Section 4. That to the extent any resolution or ordinance previously adopted by the Council is inconsistent with this Ordinance, it is hereby repealed.

Section 5. That the meeting at which this Ordinance was approved was in all things

conducted in strict compliance with the Texas Open Meetings Act, Texas Government Code,

Chapter 551.

Section 6. That if any one or more sections or clauses of this Ordinance is adjudged to be

unconstitutional or invalid, such judgment shall not affect, impair, or invalidate the remaining

provisions of this Ordinance and the remaining provisions of the Ordinance shall be interpreted as

if the offending section or clause never existed.

Section 7. That the tariffs attached as Attachment A to this Ordinance shall become

effective for meters read on and after July 27, 2022 consistent with the COSA tariff.

Section 9. That a copy of this Ordinance shall be sent to TGS, care of Stephanie Houle,

1301 South Mopac, Suite 400, Austin, Texas 78746, and to Thomas L. Brocato, Special Counsel

to the City, at Lloyd Gosselink Rochelle & Townsend, P.C., 816 Congress Avenue, Suite 1900,

Austin, Texas 78701.

PASSED AND APPROVED this 12th day of July, 2022.

	Maribel B. Guerrero, Mayor	
ATTEST:		
Fred Blanco, Town Administrator		

RATE SCHEDULE 10

RESIDENTIAL SERVICE RATE

APPLICABILITY

Applicable to a residential customer in a single dwelling, or in a dwelling unit of a multiple dwelling or residential apartment, for domestic purposes. A residential consumer includes an individually-metered residential unit or dwelling that is operated by a public housing agency acting as an administrator of public housing programs under the direction of the U.S. Department of Housing and Urban Development. This rate is only available to full requirements customers of Texas Gas Service Company, a Division of ONE Gas, Inc.

TERRITORY

The Rio Grande Valley Service Area includes the incorporated areas of Alamo, Alton, Brownsville, Combes, Donna, Edcouch, Edinburg, Elsa, Harlingen, Hidalgo, La Feria, La Joya, La Villa, Laguna Vista, Los Fresnos, Lyford, McAllen, Mercedes, Mission, Palm Valley, Palmhurst, Palmview, Penitas, Pharr, Port Isabel, Primera, Progreso, Rancho Viejo, Raymondville, Rio Hondo, San Benito, San Juan, Santa Rosa, and Weslaco, Texas.

COST OF SERVICE RATE

During each monthly billing period:

A Customer Charge per meter per month of \$18.02 plus

All Ccf @ \$0.88854 per Ccf

OTHER ADJUSTMENTS

<u>Cost of Gas Component:</u> The basic rates for cost of service set forth above shall be increased by the amount of the Cost of Gas Component for the billing month computed in accordance with the provisions of Rate Schedule 1-INC.

Weather Normalization Adjustment: The billing shall reflect adjustments in accordance with the provisions of the Weather Normalization Adjustment Clause, Rate Schedule WNA.

<u>Energy Efficiency Program:</u> Adjustments in accordance with the provisions of the Energy Efficiency Program, Rate Schedule 1EE, if applicable.

Excess Deferred Income Taxes Rider: The billing shall reflect adjustments in accordance with provisions of the Excess Deferred Income Taxes Rider, Rate Schedule EDIT-Rider.

<u>Pipeline Integrity Testing Rider:</u> The billing shall reflect adjustments in accordance with provisions of the Pipeline Integrity Testing Rider, Rate Schedule PIT.

Rate Schedule RCE: Adjustments in accordance with provisions of the Rate Case Expense Surcharge Rider.

Taxes: Plus applicable taxes and fees (including franchises fees) related to above.

CONDITIONS

Subject to all applicable laws and orders, and the Company's rules and regulations on file with the regulatory authority.

<u>Supersedes Same Sheet Dated</u> July 28, 2021 Meters Read On and After July 27, 2022

RATE SCHEDULE 20

COMMERCIAL SERVICE RATE

APPLICABILITY

Applicable to commercial consumers and to consumers not otherwise specifically provided for under any other rate schedule. This rate is only available to full requirements customers of Texas Gas Service Company, a Division of ONE Gas, Inc.

TERRITORY

The Rio Grande Valley Service Area includes the incorporated areas of Alamo, Alton, Brownsville, Combes, Donna, Edcouch, Edinburg, Elsa, Harlingen, Hidalgo, La Feria, La Joya, La Villa, Laguna Vista, Los Fresnos, Lyford, McAllen, Mercedes, Mission, Palm Valley, Palmhurst, Palmview, Penitas, Pharr, Port Isabel, Primera, Progreso, Rancho Viejo, Raymondville, Rio Hondo, San Benito, San Juan, Santa Rosa, and Weslaco, Texas.

COST OF SERVICE RATE

During each monthly billing period:

A Customer Charge per meter per month of

\$141.62 plus (For Commercial Service)

\$123.62 plus (For Church Service)

All Ccf @

\$0.31650 per Ccf

OTHER ADJUSTMENTS

<u>Cost of Gas Component:</u> The basic rates for cost of service set forth above shall be increased by the amount of the Cost of Gas Component for the billing month computed in accordance with the provisions of Rate Schedule 1-INC.

<u>Weather Normalization Adjustment:</u> The billing shall reflect adjustments in accordance with the provisions of the Weather Normalization Adjustment Clause, Rate Schedule WNA.

<u>Energy Efficiency Program:</u> Adjustments in accordance with the provisions of the Energy Efficiency Program, Rate Schedule 1EE, if applicable.

Excess Deferred Income Taxes Rider: The billing shall reflect adjustments in accordance with provisions of the Excess Deferred Income Taxes Rider, Rate Schedule EDIT-Rider.

<u>Pipeline Integrity Testing Rider:</u> The billing shall reflect adjustments in accordance with provisions of the Pipeline Integrity Testing Rider, Rate Schedule PIT.

Rate Schedule RCE: Adjustments in accordance with provisions of the Rate Case Expense Surcharge Rider.

Taxes: Plus applicable taxes and fees (including franchises fees) related to above.

CONDITIONS

Subject to all applicable laws and orders, and the Company's rules and regulations on file with the regulatory authority.

Supersedes Same Sheet Dated July 28, 2021 Meters Read On and After July 27, 2022

RATE SCHEDULE 30

INDUSTRIAL SERVICE RATE

APPLICABILITY

Applicable to any qualifying industrial customer whose primary business activity at the location served is included in one of the following classifications of the Standard Industrial Classification Manual of the U.S. Government.

Division B - Mining - all Major Groups

Division D - Manufacturing - all Major Groups

Divisions E and J - Utility and Government - facilities generating power for resale only

TERRITORY

The Rio Grande Valley Service Area includes the incorporated areas of Alamo, Alton, Brownsville, Combes, Donna, Edcouch, Edinburg, Elsa, Harlingen, Hidalgo, La Feria, La Joya, La Villa, Laguna Vista, Los Fresnos, Lyford, McAllen, Mercedes, Mission, Palm Valley, Palmhurst, Palmview, Penitas, Pharr, Port Isabel, Primera, Progreso, Rancho Viejo, Raymondville, Rio Hondo, San Benito, San Juan, Santa Rosa, and Weslaco, Texas.

COST OF SERVICE RATE

During each monthly billing period:

A Customer Charge per meter per month of

\$903.88 plus

All Ccf @

\$0.30336 per Ccf

OTHER ADJUSTMENTS

Cost of Gas Component: The basic rates for cost of service set forth above shall be increased by the amount of the Cost of Gas Component for the billing month computed in accordance with the provisions of Rate Schedule 1-INC.

Excess Deferred Income Taxes Rider: The billing shall reflect adjustments in accordance with provisions of the Excess Deferred Income Taxes Rider, Rate Schedule EDIT-Rider.

<u>Pipeline Integrity Testing Rider:</u> The billing shall reflect adjustments in accordance with provisions of the Pipeline Integrity Testing Rider, Rate Schedule PIT.

Rate Schedule RCE: Adjustments in accordance with provisions of the Rate Case Expense Surcharge Rider.

Taxes: Plus applicable taxes and fees (including franchises fees) related to above.

CONDITIONS

Subject to all applicable laws and orders, and the Company's rules and regulations on file with the regulatory authority.

RATE SCHEDULE 40

PUBLIC AUTHORITY SERVICE RATE

APPLICABILITY

Applicable to any qualifying public authority, public and parochial schools and colleges, and to all facilities operated by Governmental agencies not specifically provided for in other rate schedules or special contracts. This rate is only available to full requirements customers of Texas Gas Service Company, a Division of ONE Gas, Inc.

TERRITORY

The Rio Grande Valley Service Area includes the incorporated areas of Alamo, Alton, Brownsville, Combes, Donna, Edcouch, Edinburg, Elsa, Harlingen, Hidalgo, La Feria, La Joya, La Villa, Laguna Vista, Los Fresnos, Lyford, McAllen, Mercedes, Mission, Palm Valley, Palmhurst, Palmview, Penitas, Pharr, Port Isabel, Primera, Progreso, Rancho Viejo, Raymondville, Rio Hondo, San Benito, San Juan, Santa Rosa, and Weslaco, Texas.

COST OF SERVICE RATE

During each monthly billing period:

A Customer Charge per meter per month of \$132.93 plus

All Ccf @

\$0.38068 per Ccf

OTHER ADJUSTMENTS

<u>Cost of Gas Component:</u> The basic rates for cost of service set forth above shall be increased by the amount of the Cost of Gas Component for the billing month computed in accordance with the provisions of Rate Schedule 1-INC.

Excess Deferred Income Taxes Rider: The billing shall reflect adjustments in accordance with provisions of the Excess Deferred Income Taxes Rider, Rate Schedule EDIT-Rider.

<u>Weather Normalization Adjustment:</u> The billing shall reflect adjustments in accordance with the provisions of the Weather Normalization Adjustment Clause, Rate Schedule WNA.

<u>Pipeline Integrity Testing Rider</u>: The billing shall reflect adjustments in accordance with provisions of the Pipeline Integrity Testing Rider, Rate Schedule PIT.

Rate Schedule RCE: Adjustments in accordance with provisions of the Rate Case Expense Surcharge Rider.

Taxes: Plus applicable taxes and fees (including franchises fees) related to above.

CONDITIONS

Subject to all applicable laws and orders, and the Company's rules and regulations on file with the regulatory authority.

RATE SCHEDULE T-1 Page 1 of 2

TRANSPORTATION SERVICE RATE

APPLICABILITY

Applicable to customers who have elected Transportation Service not otherwise specifically provided for under any other rate schedule.

Service under this rate schedule is available for the transportation of customer-owned natural gas through Texas Gas Service Company, a Division of ONE Gas, Inc.'s (the "Company") distribution system. The customer must arrange with its gas supplier to have the customer's gas delivered to one of the Company's existing receipt points for transportation by the Company to the customer's facilities at the customer's delivery point. The receipt points shall be specified by the Company at its reasonable discretion, taking into consideration available capacity, operational constraints, and integrity of the distribution system.

AVAILABILITY

Natural gas service under this rate schedule is available to any individually metered, non-residential customer for the transportation of customer owned natural gas through the Company's Rio Grande Valley distribution system which includes the incorporated areas of Alamo, Alton, Brownsville, Combes, Donna, Edcouch, Edinburg, Elsa, Harlingen, Hidalgo, La Feria, La Joya, La Villa, Laguna Vista, Los Fresnos, Lyford, McAllen, Mercedes, Mission, Palm Valley, Palmhurst, Palmview, Penitas, Pharr, Port Isabel, Primera, Progreso, Rancho Viejo, Raymondville, Rio Hondo, San Benito, San Juan, Santa Rosa, and Weslaco, Texas. Such service shall be provided at any point on the Company's System where adequate capacity and gas supply exists, or where such capacity and gas supply can be provided in accordance with the applicable rules and regulations and at a reasonable cost as determined by the Company in its sole opinion.

COST OF SERVICE RATE

During each monthly billing period, a customer charge per meter per month listed by customer class as follows:

Commercial \$483.62 per month Industrial \$1,153.88 per month Public Authority \$487.93 per month

Plus – All Ccf per monthly billing period listed by customer class as follows:

Commercial The First 5000 Ccf @ \$0.31650 per Ccf

All Over 5000 Ccf @ \$0.01777 per Ccf

TRANSPORTATION SERVICE RATE (Continued)

Industrial The First 5000 Ccf @ \$0.30336 per Ccf

All Over 5000 Ccf @ \$0.03453 per Ccf

Public Authority The First 5000 Ccf @ \$0.38068 per Ccf

All Over 5000 Ccf @ \$0.01595 per Ccf

ADDITIONAL CHARGES

- 1) A charge will be made each month to recover the cost of taxes paid to the State of Texas pursuant to Texas Utilities Code, Chapter 122 as such may be amended from time to time which are attributable to the transportation service performed hereunder.
- A charge will be made each month to recover the cost of any applicable franchise fees paid to the cities.
- 3) In the event the Company incurs a demand or reservation charge from its gas supplier(s) or transportation providers in the unincorporated areas of the Rio Grande Valley Service Area, the customer may be charged its proportionate share of the demand or reservation charge based on benefit received by the customer.
- Adjustments in accordance with provisions of the Rate Case Expense Surcharge Rider RCE.
- 5) The billing shall reflect adjustments in accordance with provisions of the Pipeline Integrity Testing Rider, Rate Schedule PIT.
- 6) The billing shall reflect adjustments in accordance with provisions of the Excess Deferred Income Taxes Rider, Rate Schedule EDIT-Rider.

SUBJECT TO

- 1) Tariff T-TERMS, General Terms and Conditions for Transportation.
- Transportation of natural gas hereunder may be interrupted or curtailed at the discretion of the Company in case of shortage or threatened shortage of gas supply from any cause whatsoever, to conserve gas for residential and other higher priority customers served. The curtailment priority of any customer served under this schedule shall be the same as the curtailment priority established for other customers served pursuant to the Company's rate schedule which would otherwise be available to such customer.
- Subject to all applicable laws and orders, and the Company's rules and regulations on file with the regulatory authority.

8. Discussion/Action on the Extension of the Disaster Declaration filed with the Office of the Governor



Rancho Viejo, Texas 78575 Phone (956) 350-4093 Fax (956) 350-4156

DECLARATION OF LOCAL DISASTER FOR PUBLIC HEALTH EMERGENCY

- WHEREAS, BEGINNING IN DECEMBER 2019, A NOVEL CORONAVIRUS, NOW DESIGNATED COVID-19, WAS DETECTED IN WUHAN CITY, HUBEI PROVINCE, CHINA, AND HAS SINCE SPREAD THROUGHOUT THE WORLD; AND
- WHEREAS, SYMPTOMS OF COVID-19 INCLUDE FEVER, COUGHING, AND SHORTNESS OF BREATH, IN SOME CASES THE VIRUS HAS CAUSED DEATH; AND
- WHEREAS, EXTRAORDINARY MEASURES MUST BE TAKEN TO CONTAIN COVID-19 AND PREVENT ITS SPREAD THROUGHOUT THE TOWN OF RANCHO VIEJO, INCLUDING THE QUARANTINE OF INDIVIDUALS, GROUPS OF INDIVIDUALS, AND PROPERTY AND, ADDITIONALLY, INCLUDING COMPELLING INDIVIDUALS, GROUPS OF INDIVIDUALS, OR PROPERTY TO UNDERGO ADDITIONAL HEALTH MEASURES THAT PREVENT OR CONTROL THE SPREAD OF DISEASE; AND
- WHEREAS, ON MARCH 20, 2020, THE MAYOR OF THE TOWN OF RANCHO VIEJO DECLARED A LOCAL STATE OF DISASTER, WHICH HAS BEEN RENEWED BY THE BOARD OF ALDERMEN BY RESOLUTION ADOPTED ON APRIL 14, 2020, MAY 12, 2020, JUNE 9, 2020, JULY 14, 2020, AUGUST 11, 2020, SEPTEMBER 8, 2020, OCTOBER 12, 2020, NOVEMBER 17, 2020, DECEMBER 8, 2020, JANUARY 12, 2021, FEBRUARY 9, 2021, MARCH 9, 2021, APRIL 13, 2021, MAY 11, 2021 JUNE 8, 2021, JULY 13, 2021, AUGUST 10, 2021, SEPTEMBER 14, 2021, OCTOBER 12, 2021, NOVEMBER 9, 2021, DECEMBER 14, 2021 JANUARY 11, 2022, FEBRUARY 8, 2022, MARCH 8, 2022, APRIL 12, 2022, MAY 17, 2022 AND JUNE 14, 2022.

NOW, THEREFORE, BE IT PROCLAIMED BY THE MAYOR OF THE BOARD OF ALDERMEN OF THE TOWN OF RANCHO VIEJO:

1. THAT A LOCAL STATE OF DISASTER FOR PUBLIC HEALTH EMERGENCY IS HEREBY DECLARED FOR THE TOWN OF RANCHO

- VIEJO, TEXAS PURSUANT TO SECTION §418.108(A) OF THE TEXAS GOVERNMENT CODE.
- 2. PURSUANT TO §418.108(B) OF THE GOVERNMENT CODE, THE STATE OF DISASTER FOR PUBLIC HEALTH EMERGENCY SHALL CONTINUE FOR A PERIOD OF NOT MORE THAN THIRTY DAYS STARTING JULY 20, 2022 TO AUGUST 19, 2022, UNLESS CONTINUED OR RENEWED BY THE BOARD OF ALDERMEN OF THE TOWN OF RANCHO VIEJO.
- 3. PURSUANT TO §418.108(C) OF THE GOVERNMENT CODE, THIS DECLARATION OF A LOCAL STATE OF DISASTER FOR PUBLIC HEALTH EMERGENCY SHALL BE GIVEN PROMPT AND GENERAL PUBLICITY AND SHALL BE FILED PROMPTLY WITH THE TOWN ADMINISTRATOR.
- 4. PURSUANT TO §418.108(D) OF THE GOVERNMENT CODE, THIS DECLARATION OF A LOCAL STATE OF DISASTER ACTIVATES THE TOWN'S EMERGENCY MANAGEMENT PLAN.
- THAT THIS PROCLAMATION SHALL TAKE EFFECT STARTING JULY 20, 2022 TO AUGUST 19, 2022, UNLESS TERMINATED EARLIER BY OPERATION OF LAW OR FURTHER ACTION OF THE BOARD OF ALDERMEN.

ORDERED THIS 12TH DAY OF JULY 2022, PURSUANT TO THE ACTION OF THE BOARD OF ALDERMEN ON SAID DATE.

MARIBEL B. GUERRERO,

TOWN OF RANCHO VIEJO MAYOR RANCHO VIEJO, TEXAS 9. Consideration/Action on A
Resolution Extending the
Provisions of Section 33.07 of
the Property Tax Code which
enables the Governing Body to
Assess an Additional Collection
Penalty

RESOLUTION NO.

A RESOLUTION OF THE BOARD OF ALDERMEN OF THE TOWN OF RANCHO VIEJO, TEXAS, EXTENDING THE PROVISIONS OF SECTION 33.07 OF THE PROPERTY TAX CODE WHICH ENABLES THE GOVERNING BODY TO ASSESS AN ADDITIONAL COLLECTION PENALTY

WHEREAS, the Town of Rancho Viejo, Texas, had adopted the provisions of Section 33.07 of the Property Tax Code; and

WHEREAS, this section of the code permits the governing body to assess an additional fifteen (15) percent collection penalty to defray the costs of collection;

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF ALDERMEN OF THE TOWN OF RANCHO VIEJO, TEXAS, that:

SECTION 1. That the provisions of 33.07 be adopted and that Ad Valorem taxes remaining unpaid on July 1, 2022, be subject to fifteen (15) percent collection penalty.

SECTION 2. That the governing body of the TOWN OF RANCHO VIEJO complied with Section 6.30 of the Code in that a delinquent tax collection contract is presently in force with Linebarger, Goggan, Blair & Sampson, LLP of Brownsville, Texas.

PASSED, ADOPTED AND APPROVED BY THE BOARD OF ALDERMEN OF THE TOWN OF RANCHO VIEJO, TEXAS AT A REGULAR MEETING ON THIS THE 12^{TH} DAY OF JULY, 2022.

Maribel B. Guerrero, Mayor

ATTEST:

Fred Blanco, Town Administrator

10. Consideration/Action on a Resolution of the Town of Rancho Viejo, Texas, Appointing a Designated Officer or Employee to Calculate the No-New-Revenue and the Voter-Approval Tax Rates for Tax Year 2022

OFFICE OF THE TAX ASSESSOR-COLLECTOR

P.O. BOX 952 BROWNSVILLE, TEXAS 78522-0952

ANTONIO "TONY" YZAGUIRRE, JR.

TAX ASSESSOR-COLLECTOR



RICK CAMARILLO CHIEF DEPUTY

BROWNSVILLE MAIN OFFICE 835 E. LEVEE ST. (956) 544-0800 FAX: 544-0808

BROWNSVILLE SOUTHMOST

FAX: 574-8176

BROWNSVILLE

SOUTHMOST BRANCH OFFICE 2900 SOUTHMOST RD. (956) 574-8176 June 14th, 2022

TOWN OF RANCHO VIEJO FRED BLANCO-TOWN ADMINISTRATOR

3301 CARMEN AVE

RANCHO VIEJO, TX 78575

Westside Branch office 1763 Military HWY. (956) 542-5854 Fax: 542-6673

Dear Taxing Authority:

HARLINGEN BRANCH OFFICE 3302 WILSON RD. (956) 427-8013 FAX: 427-8017 Each taxing unit's governing body is required to designate by official action, an officer or employee to calculate the <u>no-new-revenue</u> and the <u>voter-approval tax rates</u> for the taxing unit. Also, as per Property Tax Code Section 26.04(c), the designated person will also certify the accuracy of the Tax Rate Calculations worksheets.

LOS FRESNOS BRANCH OFFICE 745 W. OCEAN BLVD. (956) 233-4494 FAX: 233-6154

Please forward our office a copy of the order, resolution or ordinance of the contact information of the individual designated who will be responsible for your governing body & that will be working with our office on the adoption of your tax rates.

SAN BENITO DRIVE-UP BRANCH OFFICE 199 S. SAM HOUSTON (956) 247-8361 FAX: 361-8263

The information requested should include, name, phone number, physical address, and email address at which this officer or employee can be reached. In addition, please provide the list of the members of the governing body for your taxing unit.

SAN BENITO BRANCH OFFICE 1390 W. EXPWY 63 (956)361-8232 FAX:361-8235

The governing body's designee will remain until replaced by official action and acknowledgment by our office.

PORT ISABEL. BRANCH OFFICE. 505 HWY. 100 (956) 943-\$101 FAX: 943-0184 As always if my office can be of any assistance, please do not hesitate to call on us by contacting Neiva Cortez, Property Tax Manager at (956) 589-7078 and/or Rick Camarillo, Chief Deputy at (956) 550-1315.

LA FERIA BRANCH OFFICE 200 INDUSTRIAL (956) 797-3075

FAX: 797-9239

Antonio "Tony" Yzaguirre, Jr. -Tax Assessor Collector

Rick Camarillo - Chief Deputy

Respectfully,

Ramiro Noyola- Internal Auditor/Assistant Chief Deputy

RIO HONDO BRANCH OFFICE 125 W. COLORADO (956) 748-2345 FAX: 748-4622

RESOLUTION NO.

CONSIDERATION/ACTION ON A RESOLUTION OF THE TOWN OF RANCHO VIEJO, TEXAS, APPOINTING A DESIGNATED OFFICER OR EMPLOYEE TO CALCULATE THE NO-NEW-REVENUE AND THE VOTER-APPROVAL TAX RATES FOR TAX YEAR 2022

The Board of Aldermen of the Town of Rancho Viejo, Texas, does hereby designate the following employee to be the Town's designated employee for purposes set forth in Chapter 26 of the Property Tax Code. The following designated employee shall calculate the no-new-revenue and the voter-approval tax rates for the Town and shall certify the accuracy of applicable tax rate calculations worksheets.

Designated Employee:

Fred Blanco (Town Administrator)

Location of Office to be maintained by Designated Employee:
Rancho Viejo Town Hall
3301 Carmen Ave
Rancho Viejo, Texas 78575

The designated employee listed was designated by resolution of the Board of Aldermen of the Town of Rancho Viejo at a public meeting duly held on the 12th day of July 2022. This resolution shall remain effective unless rescinded or amended by resolution of the Board of Aldermen of the Town of Rancho Viejo.

PASSED, ADOPTED AND APPROVED BY THE BOARD OF ALDERMEN OF THE TOWN OF RANCHO VIEJO, TEXAS AT A REGULAR MEETING ON THIS THE 12TH DAY OF JULY 2022.

Maribel B. Guerrero, Mayor

ATTEST:

Fred Blanco, Town Administrator

11. Consideration/Authorization to Advertise for Bids for Common Area Maintenance



Rancho Viejo, Texas 78575 Phone: (956)350-4093 Fax: (956)350-4156

TOWN OF RANCHO VIEJO ADVERTISEMENT FOR BIDS COMMON AREA GRASS CUTTING AND MAINTENANCE IN RANCHO VIEJO, TEXAS

Sealed Bids will be received by the Town of Rancho Viejo, Texas for a project entitled: "COMMON AREA GRASS CUTTING AND MAINTENANCE IN RANCHO VIEJO, TEXAS" at the Town Municipal Office, 3301 Carmen Avenue, Rancho Viejo, Texas 78575, until Wednesday, August 31, 2022 at 2:00 P.M.

Sealed bids will be opened then and there and publicly read aloud. Sealed bids received after the time announced will not be considered.

Copies of the areas to be maintained and description of the work required may be obtained at the Town of Rancho Viejo Municipal Office, 3301 Carmen Avenue, Rancho Viejo, Texas 78575, Monday through Friday, 8:00 A.M. to 5:00 P.M. or online at www.ranchoviejotexas.com.

Each Bid shall be enclosed in a sealed envelope and shall be plainly marked on the outside of the envelope, "COMMON AREA GRASS CUTTING AND MAINTENANCE IN RANCHO VIEJO, TEXAS".

Each Bid shall constitute an offer to the Town of Rancho Viejo, Texas as outlined therein and shall be irrevocable after the time announced for the opening thereof.

The Town of Rancho Viejo, Texas specifically reserves the right to reject any or all bids, to waive irregularities or informalities in any or all bids and to accept any bid which is deemed to be in the best interest of the Town of Rancho Viejo.

Fred Blanco, Town Administrator Town of Rancho Viejo

COMMON AREA GRASS CUTTING AND MAINTENANCE

- 1.) Maintain Town Hall property every week in the spring and summer and every two weeks in the fall and winter, (mow the grass and maintain landscaping which includes weeding the plants). Mow grass on one adjacent lot every week in the spring and summer and every two weeks in the fall and winter.
- 2.) In Town Park Mow grass and maintain landscaping weekly. This includes weeding the plants. Spread engineered wood fiber (safety surfacing) when needed.
- 3.) Cut grass on Hidalgo along railroad tracks including the edge of road:
- a. From Cortez to curve to El Dorado cut grass from road to railroad tracks minimum of 2 times per month
- b. Carmen Avenue to Rancho Viejo Drive cut grass from road to railroad tracks minimum of 2 times per month
- c. In front of Town Office cut grass from road to railroad tracks minimum of 2 times per month.
- 4.) Cut grass in seven (7) cul-de-sac areas weekly and maintain bushes and trees (pick up branches and debris lying on ground). Cul-de-sacs are located at: 3704 Carmen, 3713 Carmen, 316 Balboa, 712 Balboa, 1001 Balboa, 402 Zapata, 108 Morelos.
- 5.) Cut slopes on eight (8) bridges weekly and trim bushes once per month. Haul away refuse at your expense. Bridges are located on Carmen, Taco, Enchilada, Escandon, Rancho Viejo Drive, Inca, Balboa and Bolivar.
- 6.) Cut grass and trim landscaping around signs, drains, posts, transformers, telephone boxes, TV cable boxes, etc. when mowing in all the common areas.
- 7.) Remove dead trees and trimmings and any involuntary growth in all common areas and haul away refuse at your expense.
- 8.) Keep all trees in all common areas trimmed up twelve feet high.
- 9.) In all areas mowed and maintained, pick up trash (bottles, paper, etc.)
- 10.) Trim low hanging branches in front of street signs and traffic signs as needed or when requested and haul away refuse at your expense.
- 11.) Palm trees in middle of Hidalgo haul away palm fronds at your expense.
- 12.) Pick up palm fronds on Carmen from Santa Ana to the end of Las Casitas as needed and haul away refuse at your expense.
- 13.) In the Bend Subdivision, maintain entrance and mini cul-de-sacs every 2 weeks. Mow the right-of-way along Carmen Avenue and The Bend Subdivision, twice a month.
- 14.) In Rio Rancho Nuevo Subdivision, maintain entrance every 2 weeks.
- 15.) Mow and maintain the landscaping one monument sign at the entrance of Carmen Avenue/Frontage Road, one monument sign at the entrance of Cortez Avenue/Frontage Road, two monument entrance signs at Rancho Viejo Drive and two monument entrance signs at Carmen and FM 1732 weekly.

- Work to be done Monday through Friday.
- Contract Term Two (2) years. (Submit bid on 12 month basis, but contract will be awarded for a two
 (2) year period.)
- The contract will provide for cancellation by either party upon thirty (30) days notice after the end of a calendar month.
- Provide Certificate of Insurance showing Workers' Compensation and General Liability in the minimum amount of \$ 250,000.⁰⁰. Also provide proof of Automobile Insurance on all vehicles.
- Provide list of equipment available for this project.
- · Provide list of three references.
- Report in at the Town Municipal Office twice a week for updates on maintenance work.
- Payment will be made monthly to contractor upon completion and acceptance of work by the Town of Rancho Viejo.
- Pre-Bid conference will be held on August 17, 2022 at 3:00 P.M. at the Town Municipal Office, 3301
 Carmen Avenue, Rancho Viejo, Texas 78575.

COMMON AREA MAINTENANCE TIME TABLE

July 12, 2022 Board Authorization for Advertisement for Bids

July 22, 2022 1st Newspaper Ad

July 29, 2022 2nd Newspaper Ad

August 17, 2022 at 3:00 P.M. Pre-Bid Conference

August 31, 2022 at 2:00 P.M. Deadline to receive Applications

August 31, 2022 at 3:00 P.M. Bid Opening

September 13, 2022 Award Contract

October 1, 2022 New Contract Begins

12. Consideration/Appointment of Member(s) to the Planning and Zoning Commission

13. Street Committee Report

14. Building Committee Report

	June 20	22 Permit	ts			
June 2022 PERMITS	# of Permits	New Homes	Cost of Const.		Fee Total:	
Permit Totals:	14	1	\$	1,095,534.00	\$	7,771.21
	YTD	TOTALS				
	# of Permits	New Homes	Cost of Const.		Fee Total:	
	150	17	\$	8,366,523.71	\$	60,317.82
L	ast fiscal ye	ear YTD T	0	TALS		
	# of Permits	New Homes	Cost of Const.		F	ee Total:
	193	19	\$	8.227.489.54	\$	61.169.61

15. June 2022 Police Report – Chief of Police

16. Adjourn