

THE STATE OF TEXAS §
CITY OF BROWNSVILLE §
COUNTY OF CAMERON §



NOTICE OF A PUBLIC MEETING OF THE HISTORIC PRESERVATION COMMISSION OF THE CITY OF BROWNSVILLE

Pursuant to Chapter 551, Title 5 of the Texas Government Code, the Texas Open Meetings Act, notice is hereby given that the Historic Preservation Commission of the City of Brownsville, Texas, in accordance with Article V, Section 12, of the Charter of said City, will convene a **Regular Meeting**, on **September 11, 2026**, at **12:00 PM**, in the Commission Chambers, on the Second Floor of the Brownsville City Hall - Old Federal Building, located at 1001 East Elizabeth Street, Brownsville, Cameron County, Texas, 78520.

Microsoft Teams meeting

Join: <https://teams.microsoft.com/meet/243299297403645?p=ccskTENVJ1bm4OEYVu>

Meeting ID: 243 299 297 403 645

Passcode: ez7sq9fW

[Historic Preservation Commission 09/11/2026 - YouTube](#)

Pursuant to Section 551.127, Texas Government Code, one or more Board or Commission members or employees may attend this meeting remotely using videoconferencing technology. The video and audio feed of the videoconferencing equipment can be viewed and heard by the public at the address posted above as the location of the meeting.

This Notice and Meeting Agenda are posted online at: <https://brownsvilletx.gov/129/Agendas-Minutes>

Members of the public who submitted a “Public Comment Form” will be permitted to offer public comments as provided by the agenda and as permitted by the presiding officer during the meeting. A recording of the meeting will be made and will be available to the public in accordance with the Open Meetings Act.

At any time during the course of the posted meeting, the Brownsville Board or Commission members may retire into Executive Session under Texas Government Code 551.071 to confer with legal counsel on any subject matter on this agenda in which the duty of the attorney to the Brownsville Board or Commission members under Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code. Further, at any time during this meeting, the Brownsville Board or Commission may retire to deliberate on any subject slated for discussion at this meeting, as may be permitted under one or more exceptions to the Texas Open Meetings Act set forth in Title 5, Subtitle A, Chapter 551, Subchapter D of the Texas Government Code.

At the said meeting, the following items will be considered:

CALL TO ORDER

- a) ROLL CALL

PUBLIC COMMENT PERIOD

- **Non-Agenda Items:** Kindly submit a “Public Comment Form” stating the City business or City policy you wish to speak to an hour before the start of the scheduled meeting time with the City Secretary. Forms are not reserved for anyone nor may time be deferred to anyone. PowerPoint presentations may not be accommodated. This period is limited to five (5) speakers with a time limit of three (3) minutes per speaker.
- **Agenda Items:** Kindly submit a “Public Comment Form” stating which item(s) on the agenda you wish to speak to an hour before the start of the scheduled meeting time with the City Secretary. Speakers will be allowed to address the Board, Commission or Committee on the agenda item before it is to be considered. The speaker is limited to three (3) minutes.
- **Time Limits:** The Board, Commission or Committee shall have the discretion to modify its regulations regarding time limits on public comment if necessary. For example, the time limit may be shortened to accommodate a lengthy agenda or it could be lengthened to allow additional time for discussion on a complicated matter or if there is a need for an interpreter.

CONSENT AGENDA ITEM(S)

The following are considered to be routine by the Board or Commission and will be approved by one motion. There will be no separate discussion of these items unless a Board Member or Commissioner so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the Agenda.

- 1) Approval of the minutes: August 7, 2026
- 2) Approval of the minutes: August 28, 2026.

PUBLIC HEARING (S)

Discussion with possible action, including but not limited to granting a Certificate of Appropriateness (COA) regarding the following proposals:

- 1) **No Number - 823 E. Ringgold St. - LIGHTBOURN RENTAL HOUSE (c.1930s)**
District D3
Traditional Neighborhood (TN)
Proposal: Demolition.
Applicant / Owner: Mareli Builders, LLC.
City Staff: Juan Velez, Historic Preservation Office, 956-548-6142
- 2) **No Number - 823 E. Ringgold St. - Lightbourn Site**
District D3
Traditional Neighborhood (TN)
Proposal: New Single House + ADU.
Applicant / Owner: Mareli Builders, LLC.
City Staff: Juan Velez, Historic Preservation Officer, 956-548-6142
- 3) **No Number - 202 Ebony Ave. - FAY H. & E.E. MORGAN HOUSE (1928)**
District D3
Traditional Neighborhood (TN)
Proposal: Rear addition & Driveway Replacement.
Applicant / Owner: Juan Ramos / Gipo Enterprises, LLC.
City Staff: Juan Velez, Historic Preservation Office, 956-548-6142
- 4) **No Number - 1106 E. Adams St. - VICTORIANO FERNANDEZ STORE & RESIDENCE (1877-1885)**
District D4
Downtown Core (DC)

Proposal: Completion of a mural.
Applicant / Owner: Mitte Cultural District / City of Brownsville.
City Staff: Juan Velez, Historic Preservation Office, 956-548-6142

EXECUTIVE SESSION

ADJOURNMENT

NOTE: This Commission Chair has the authority to change the sequence of certain items listed above.

NOTE: The City of Brownsville does not discriminate on the basis of disability in the admission of, access to, treatment of, or employment in its programs, activities, or public meetings. Any individual with a disability in need of accommodation is encouraged to contact the ADA Coordinator at (956)548-6037 (voice or Relay TX) Requests must be submitted no later than three (3) business days before the meeting to allow time to make appropriate arrangements.

I, certify that a copy of the Notice for the **September 11, 2026** Meeting of the **Brownsville Historic Preservation Commission** was posted on the designated bulletin board at City Hall – Federal Building, 1001 Elizabeth Street, a location readily accessible to the public, for at least three (3) business days prior to the scheduled meeting date, in compliance with Chapter 551 of the Texas Government Code. I further certify that the Agenda was posted on the City’s website and can be downloaded by accessing: <https://brownsvilletx.gov/129/Agendas-Minutes>


By: Juan Velez
Historic Preservation Manager

I certify that the attached agenda notice by the Brownsville Boards and Commission was removed by me from the Brownsville City Hall – Old Federal Building bulletin areas on the _____ day of _____, 2026.

Employee Name and Signature

Date