

# City of San Antonio



## AGENDA City Council A Session

City Hall Complex  
105 Main Plaza  
San Antonio, Texas 78205

---

**Thursday, October 20, 2016**

**9:00 AM**

**Municipal Plaza Building**

---

The City Council shall hold its regular meetings in the Norma S. Rodriguez Council Chamber in the Municipal Plaza Building within the City Hall Complex beginning at 9:00 AM. After the meeting is convened, the City Council shall consider the following time certain items no sooner than the designated times, but may consider them at a later time.

**9:00AM: Invocation and Approval of Minutes**

**12:00PM: Lunch Break**

**2:00PM: Neighborhood Plan and Zone Amendments**

**6:00PM: Adjourn**

At any time during the meeting, the City Council may meet in executive session for consultation concerning attorney-client matters under Chapter 551 of the Texas Government Code.

Citizens may appear before the City Council to speak for or against any item on this agenda, in accordance with procedural rules governing City Council meetings. Questions relating to these rules may be directed to the Office of the City Clerk at (210) 207-7253.

### DISABILITY ACCESS STATEMENT

**This meeting site is wheelchair accessible. The Accessible Entrance is located at the Municipal Plaza Building / Main Plaza Entrance. Accessible Visitor Parking Spaces are located at City Hall, 100 Military Plaza, north side. Auxiliary Aids and Services, including Deaf interpreters, must be requested forty-eight [48] hours prior to the meeting. For assistance, call (210) 207-7268 or 711 Texas Relay Service for the Deaf.**

For additional information on any item on this agenda, please visit [www.sanantonio.gov](http://www.sanantonio.gov) or call 207-7080.

The City Council of San Antonio will convene in the Norma S. Rodriguez Council Chamber, Municipal Plaza Building in a Regular Council Meeting at 9:00 A.M.

1. [16-5402](#) Invocation by Father Victor Valdez, San Fernando Cathedral, guest of Councilmember Roberto C. Treviño, District 1.

2. [16-5403](#) Pledge of Allegiance
3. [16-5404](#) Approval of Minutes for the Regular City Council Meetings of September 14 - 15, 2016
4. [16-5405](#) Councilmember Ron Nirenberg will be sworn-in as Mayor Pro-Tem, serving the term from November 2, 2016 through January 11, 2017.

**THE FOLLOWING ITEMS MAY BE CONSIDERED AT ANY TIME DURING THE REGULAR COUNCIL MEETING:**

**CONSENT AGENDA**

**Purchase of Services, Supplies and Equipment**

5. [16-5090](#) An Ordinance authorizing contracts with Central Electric Enterprises & Company, HJD Capital Electric, Inc., and Inoca Holdco, II LLC dba Fox Service Company to provide on-call electrical maintenance and repair services for an estimated cost of \$480,000.00 annually, funded from FY2017 Operating Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]
6. [16-5185](#) An Ordinance accepting the offer from Spurs Sports and Entertainment, LLC to provide advertising services promoting the City's Residential Recycling Program for a total cost of \$186,950.00, funded from the FY2017 Solid Waste Operating and Maintenance Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]
7. [16-5105](#) An Ordinance authorizing the following contracts establishing unit prices for goods and services for an estimated annual cost of \$322,000.00: (1A) Mosty Brothers Nursery and Bob Wells Nursery LLC and (1B) AgH2O Holdings LLC and SiteOne Landscape Supply to supply five, seven and fifteen gallon shade, ornamental, fruit and nut trees; and (2) The Watermark Group for Solid Waste Management Department "Pay as You Throw" program door hangers. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**Capital Improvements**

8. [16-4664](#) An Ordinance for the Harry Wurzbach at Austin Highway Intersection

Improvements Project, authorizing the execution of an amendment to a Professional Design Services Agreement with Civil Engineering Consultants (dba Don Durden, Inc.) in the amount not to exceed \$385,999.68 for additional Design and Engineering Services, a Alamo Area Metropolitan Planning Organization and Certificates of Obligation funded project, located in Council Districts 2 and 10; and reallocating \$1,000,000.00 from the Tax Note-funded Base Realignment and Closure Infrastructure Project to the Harry Wurzbach at Austin Highway Intersection Improvements Project. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

9. [16-4828](#) An Ordinance for the School Pedestrian Infrastructure Improvements Project awarding a construction contract to Allbrite Constructors of Texas LLC in the amount of \$1,907,357.85, which \$115,303.50 will be reimbursed by San Antonio Water Systems, \$1,565,975.00 will be reimbursed by Texas Department of Transportation and \$226,079.35 will be the City's contribution, a Local Agency Management project, located in Districts 2 and 3. [Peter Zanoni, Deputy City Manager, Mike Frisbie, Director, Transportation & Capital Improvements]

#### **Acquisition, Sale or Lease of Real Property**

10. [16-5189](#) An Ordinance authorizing the 1st Renewal of Lease Agreement between the City of San Antonio and Catholic Life Insurance, for a five-year term, for the continued use of office space located at 1635 NE Loop 410, Suite 510 for use as the City Council District 10 Constituent Office, for the initial monthly rental amount of \$1,600.00. [Lori Houston, Assistant City Manager; John Jacks, Interim Director, Center City Development & Operations]
11. [16-5190](#) An Ordinance approving the Farmers Market lease assignments of Foto Memories by Zubair – Personalized Photos and Gifts to Tainy Delgado Garnica dba TAE Souvenirs and Siew Pang International to Carlos Sandoval and Caton Sandoval dba Fiesta Mercado. [Lori Houston, Assistant City Manager; John Jacks, Interim Director, Center City Development and Operations Department]

#### **Grant Applications and Awards**

12. [16-5203](#) An Ordinance authorizing the submission of a Head Start grant application to the U.S. Department of Health and Human Services and

acceptance upon award of an amount up to \$22,483,945.00 for the period of February 1, 2017 to January 31, 2018, a budget of \$28,104,932.00, which includes an in-kind match of up to \$5,620,987.00, and a personnel complement of 94 positions for the Department of Human Services; authorizing four service provider agreements in a cumulative amount of \$16,356,396.00 with renewal options until the end of the grant term on July 31, 2018. [María Villagómez, Assistant City Manager; Melody Woosley, Director, Human Services]

13. [16-5253](#) An Ordinance authorizing the acceptance of grant funds in an amount up to \$650,000.00 from the U.S. Department of Justice for the Enhanced Collaborative Model to Combat Human Trafficking Program to enhance anti-human trafficking law enforcement; authorizing an in-kind matching contribution of \$216,667.00; and authorizing a memorandum of understanding with the entities partnering in the program. [Erik J. Walsh, Deputy City Manager; William P. McManus, Chief, Police]

#### Miscellaneous

14. [16-5163](#) An Ordinance authorizing the execution of a Donation Agreement between the City of San Antonio, the San Antonio Tricentennial Celebration Commission, and Sculpture Trail LLC providing for the conveyance of eight bronze statues of historically significant individuals who contributed to San Antonio from Sculpture Trail LLC to the City and the installation of a total of fourteen statues as part of the City's Tricentennial Celebration in 2018. [Lori Houston, Assistant City Manager; Debbie Racca-Sittre, Interim Director, Arts and Culture]
15. [16-5446](#) An Ordinance authorizing the settlement of a lawsuit styled Virginia Finster v. City of San Antonio, Cause Number 2015CV6772 pending in the County Court at Law No. 10 in Bexar County, Texas in an amount up to \$75,000.00 from the Self-Insurance Liability Fund. [Andrew Segovia, City Attorney]
16. [16-5447](#) An Ordinance authorizing the settlement of a lawsuit styled Babe Anderson v. City of San Antonio, pending in the 45th Judicial District Court, Bexar County, Texas, Cause Number 2015-CI-12803 in the amount of \$75,000.00 paid from the Self-Insurance Liability Fund.

[Andrew Segovia, City Attorney]

17. [16-5477](#) An Ordinance authorizing execution of a contract with AS&G Claims Administration, Inc. to provide third-party administration services for workers' compensation claims for the City in an estimated annual amount of \$1,032,000.00 for the first year of the contract, funded by the Workers' Compensation Self Insurance Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Director, Finance]
18. [16-4698](#) An Ordinance awarding a professional services contract to Professional Auditing Services of America, Co. to provide accounts payable recovery audit services on a contingency basis. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]
19. [16-5187](#) An Ordinance authorizing the renewal of Interlocal Agreements for a term of five years with the following Independent School Districts: San Antonio, Edgewood, Southside, Northside, South San, North East, Judson, East Central, Southwest, Alamo Heights, and Harlandale, to use their facilities for the purpose of immunizing and providing medications to the residents of Bexar County in the event of a public health emergency. [Erik Walsh, Deputy City Manager; Vincent R. Nathan, PhD, MPH, Interim Health Director]
20. [16-5194](#) An Ordinance authorizing the execution of a contract with WellMed Medical Management Inc. from October 1, 2016 to September 30, 2021, with 2 one-year renewal options, to provide health and wellness related services at no cost to the City and at no cost to residents age 60 and older attending various senior centers. [María Villagómez, Assistant City Manager; Melody Woosley, Director, Human Services]
21. [16-5103](#) An Ordinance approving license agreements with Mobilitie, LLC, a Nevada Limited Liability Company for the use of city rights-of-way for the installation of small cell equipment on utility and traffic light poles and the installation and maintenance of fiber optic cable, conduit, and related facilities in city rights-of-way to support small cell equipment installation Citywide. [Ben Gorzell, Chief Financial Officer; Hugh Miller, Director, Information Technology Services]
22. [16-5104](#) An Ordinance approving license agreements with Mobilitie Management, LLC, a Delaware Limited Liability Company for the use

of city rights-of-way for the installation of small cell equipment on utility and traffic light poles and the installation and maintenance of fiber optic cable, conduit, and related facilities in city rights-of-way to support small cell equipment installation Citywide. [Ben Gorzell, Chief Financial Officer; Hugh Miller, Director, Information Technology Services]

23. [16-5192](#) An Ordinance authorizing the execution of a License Agreement with Eastside Christian Action Group for the continued operation, maintenance and use of the Wheatley Heights Sports Complex, located in Martin Luther King Park and the Wheatley Heights flood buyout property in Council District 2; the term of the agreement is for five years, beginning on the date of execution with up to two additional five-year renewal options, subject to the approval of City Council for a total maximum term of fifteen years ; no City funds are associated with this action. [María Villagómez, Assistant City Manager; Xavier D. Urrutia, Director, Parks & Recreation]

#### City Manager's Report

24. [16-5406](#) City Manager's Report

**THE CITY COUNCIL WILL RECESS FOR LUNCH AT NOON AND RECONVENE TO CONSIDER ANY UNFINISHED COUNCIL BUSINESS**

**2:00 P.M. TIME CERTAIN ITEMS (may be heard after this time): Public Hearing and Consideration of the following Adoption and Amendments of the Neighborhood, Community and Perimeter Plans as Components of the Master Plan and Zoning Cases. Plan amendments and Zoning cases presented by Erik Walsh, Deputy City Manager; Roderick Sanchez, Director, Development Services.**

25. [16-5254](#) ALCOHOL VARIANCE # AV2016008 (Council District 2): An Ordinance granting a Variance to City Code 4-6(c)(1), 4-6(c)(2), 4-6(c)(3), 4-6(c)(4), 4-6(d)(1), 4-6(d)(6) and 4-6(e)(1) of the City Code and authorizing the sale of alcoholic beverages on Lot 38, Block 3, NCB 1371, located at 1955 East Houston Street for off-premise consumption within three-hundred (300) feet of The Pickett Academy, a public education institution within the San Antonio Independent School District.

- Z-1. [16-5255](#) ZONING CASE # Z2016241 S (Council District 1): An Ordinance amending the Zoning District Boundary from "C-2 H AHOD" Commercial Lavaca Historic Airport Hazard Overlay District to "C-2

S H AHOD" Commercial Lavaca Historic Airport Hazard Overlay District with Specific Use Authorization for an Extended Stay Hotel/Timeshare/Corporate Apartment on Lot 11, Block 1, NCB 719, located at 716 S Presa Street. Staff and Zoning Commission recommend Approval with a condition.

- P-1.** [16-5112](#) PLAN AMENDMENT # 16066 (Council District 2): An Ordinance amending the IH-10 East Corridor Perimeter Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use of approximately 10.17 acres out of NCB 17996, located at 2919 FM 1516 from "Community Commercial", "Industrial" and "Low Density Residential" to "Industrial". Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2016229)
- Z-2.** [16-5171](#) ZONING CASE # Z2016229 (Council District 2): An Ordinance amending the Zoning District Boundary from "C-3 AHOD" General Commercial Airport Hazard Overlay District to "I-1 AHOD" General Industrial Airport Hazard Overlay District on 10.17 acres out of NCB 17996, located at 2919 FM 1516 North. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 16066)
- Z-3.** [16-5168](#) ZONING CASE # Z2016226 S (Council District 2): An Ordinance amending the Zoning District Boundary from "R-5" Residential Single-Family District to "R-5 S" Residential Single-Family District with Specific Use Authorization for a Manufactured Home on Lot 2E, NCB 10746, located at 231 Boulder Avenue. Staff and Zoning Commission recommend Approval.
- Z-4.** [16-5178](#) ZONING CASE # Z2016238 (Council District 2): An Ordinance amending the Zoning District Boundary from "RM-4 H AHOD" Residential Mixed Dignowity Hill Historic Airport Hazard Overlay District to "IDZ H AHOD" Infill Development Zone Dignowity Hill Historic Airport Hazard Overlay District with uses permitted in "C-2" Commercial District on the W 38.34 feet of Lot 2, Block 15A, NCB 576, located at 1506 E. Houston Street. Staff and Zoning Commission recommend Approval.
- P-2.** [16-5099](#) PLAN AMENDMENT # 16065 (Council District 3): An Ordinance amending the South Central San Antonio Community Plan, a component of the Comprehensive Master Plan of the City, by

changing the future land use of Lot 4, Block 6, NCB 10938, located at 734 Hot Wells Boulevard from “Low Density Residential” to “Community Commercial”. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2016224)

- Z-5.** [16-5165](#) ZONING CASE # Z2016224 (Council District 3): An Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "C-2 NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District on Lot 2, Block 6, NCB 10938 and Lot 4, Block 6, NCB 10938, located at 712 and 734 Hot Wells Boulevard. Staff and Zoning Commission recommend Approval, pending Plan Amendment (Associated Plan Amendment 16065).
- Z-6.** [16-5170](#) ZONING CASE # Z2016228 (Council District 3): An Ordinance amending the Zoning District Boundary from “R-4 AHOD” Residential Single-Family Airport Hazard Overlay District to “MF-18 AHOD” Multi-Family Airport Hazard Overlay District on the North 120 Feet of Lots 19 and 20, Block 44, NCB 9467, located at 1500 Escalon Avenue. Staff and Zoning Commission recommend Approval.
- Z-7.** [16-5166](#) ZONING CASE # Z2016225 CD (Council District 5): An Ordinance amending the Zoning District Boundary from “R-4 AHOD” Residential Single-Family Airport Hazard Overlay District to “C-2P CD AHOD” Commercial Pedestrian Airport Hazard Overlay District with Conditional Use for Stone Curing, Monument Manufacturing on Lot 10, Block 1, NCB 6439, located at 317 Frio City Road. Staff and Zoning Commission recommend Approval.
- Z-8.** [16-5169](#) ZONING CASE # Z2016227 CD (Council District 5): An Ordinance amending the Zoning District Boundary from “I-2 AHOD” Heavy Industrial Airport Hazard Overlay District to “C-2 CD AHOD” Commercial Airport Hazard Overlay District with Conditional Use Motor Vehicle Sales (Full Service) on 0.580 acres out of NCB 8736, located at 552 New Laredo Highway. Staff and Zoning Commission recommend Approval.
- Z-9.** [16-5175](#) ZONING CASE # Z2016234 S (Council District 5): An Ordinance amending the Zoning District Boundary from “C-1 AHOD” Light Commercial Airport Hazard Overlay District to “C-2 S AHOD” Commercial Airport Hazard Overlay District with Specific Use



Authorization for a Carwash on Lots 14 thru 18, Block 57, NCB 7960, located on 817 Milvid Avenue. Staff and Zoning Commission recommend Approval.

- Z-10.** [16-5256](#) ZONING CASE # Z2016242 (Council District 5): An Ordinance amending the Zoning District Boundary from “R-4 AHOD” Residential Single-Family Airport Hazard Overlay District to “IDZ AHOD” Infill Development Zone Airport Hazard Overlay District with uses permitted in "C-2 P" Commercial Pedestrian District and “RM-4” Residential Mixed District on 0.118 acres out of NCB 6861, located at 103 Carle Avenue. Staff and Zoning Commission recommend Approval.
- P-3.** [16-4727](#) PLAN AMENDMENT # 16064 (Council District 6): An Ordinance amending the Northwest Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use of 3.094 acres out of NCB 17636, located at 7400 West Loop 1604 North from “High Density Residential” to “Regional Commercial”. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2016221)
- Z-11.** [16-4999](#) ZONING CASE # Z2016221 (Council District 6): An Ordinance amending the Zoning District Boundary from “MF-33” Multi-Family District to "C-3" General Commercial District on 3.094 acres out of NCB 17636, located at 7400 West Loop 1604 North. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 16064)
- P-4.** [16-5113](#) PLAN AMENDMENT # 16068 (Council District 7): An Ordinance amending the Northwest Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use of approximately 6.58 acres out of NCB 18313, located in the 7400 Block of Tezel Road from "Neighborhood Commercial" to "Low Density Residential". Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2016236)
- Z-12.** [16-5177](#) ZONING CASE # Z2016236 (Council District 7): An Ordinance amending the Zoning District Boundary from "C-2" Commercial District to "R-6" Residential Single-Family District on 6.58 acres out of NCB 18313, located in the 7400 Block of Tezel Road. Staff and Zoning Commission recommend Approval, pending Plan Amendment.

(Associated Plan Amendment 16068)

- Z-13.** [16-5174](#) ZONING CASE # Z2016233 CD (Council District 8): An Ordinance amending the Zoning District Boundary from "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District and "C-1 AHOD" Light Commercial Airport Hazard Overlay District to "C-2 NA CD AHOD" Commercial Non-Alcoholic Sales Airport Hazard Overlay District with Conditional Use for a Human Services Campus on 2.839 acres out of NCB 17102, located at 4630 Hamilton Wolfe Road. Staff and Zoning Commission recommend Approval.
- P-5.** [16-5144](#) PLAN AMENDMENT # 16071 (Council District 10): An Ordinance amending the Northeast Inner Loop Neighborhood Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use of 2.13 acres out of NCB 10440, located at 2659 Eisenhower Road from "Public/Institutional" to "Low Density Residential". Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2016240)
- Z-14.** [16-5180](#) ZONING CASE # Z2016240 (Council District 10): An Ordinance amending the Zoning District Boundary from "RM-4 S AHOD" Residential Mixed Airport Hazard Overlay District with Specific Use Authorization for a Non-Commercial Baseball Park to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with single-family detached uses, not to exceed 5 units per acre on 2.13 acres out of NCB 10440, located at 2659 Eisenhower Road. Staff and Zoning Commission recommend Approval, pending Plan Amendment (Associated Plan Amendment 16071)

## ADJOURNMENT

6:00 P.M. – If the Council has not yet adjourned, the presiding officer shall entertain a motion to continue the council meeting, postpone the remaining items to the next council meeting date, or recess and reconvene the meeting at a specified time on the following day.