

# City of San Antonio



## AGENDA City Council A Session

City Hall Complex  
114 W. Commerce  
San Antonio, Texas 78205

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**Thursday, September 4, 2014**

**9:00 AM**

**Municipal Plaza Building**

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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**

**10:00AM: Recess**

**1:00PM: Reconvene**

**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. [14-1961](#) Invocation by Pastor Cindy Daniel, Expect a Miracle Church, guest of Councilmember Mari Aguirre-Rodriguez, District 7.
2. [14-1962](#) Pledge of Allegiance
3. [14-1963](#) Approval of Minutes for the Regular Meeting of June 19, 2014 and the Special Meeting of June 26, 2014.

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

**ACTION ITEMS FOR STAFF BRIEFING**

4. [14-1946](#) An Ordinance ordering a Charter Amendment Election for Saturday, May 9, 2015. [Leticia M. Vacek, City Clerk; Robert F. Greenblum, City Attorney]

**10:00 A.M.**

At 10:00 A.M., City Council will recess the City Council meeting. A quorum of the City Council may be present at the Ribbon Cutting Ceremony at the Tobin Center for the Performing Arts, 100 Auditorium Circle, San Antonio, Texas 78205. No official action will be taken at this event.

At 1:00 P.M, City Council will reconvene to consider any unfinished Council business.

**CONSENT AGENDA**

**Purchase of Services, Supplies and Equipment**

5. [14-1651](#) An Ordinance accepting the offer from Midwest Tape, LLC to provide the San Antonio Public Library with adult, young adult and children's media materials in English, Spanish and other languages, and cataloging and digital processing services for an estimated annual cost of up to \$2,000,000.00 and a total estimated cost of \$6,000,000.00, funded with the Library General Fund Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Director, Finance]
6. [14-1695](#) An Ordinance accepting the offer from Baker & Taylor, Inc. to provide the San Antonio Public Library with new print materials, cataloging and processing services, electronic ordering and invoicing for an estimated annual amount of \$2,700,000.00 and an estimated total amount of \$13,500,000.00, funded with the Library General Fund

Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Director, Finance]

7. [14-1657](#) An Ordinance accepting the offer from Texas Bus Sales, Inc. to provide the Aviation Department with three Shuttle Buses with Americans with Disabilities Act Lifts for a total cost of \$183,720.00, funded with the Airport Operating and Maintenance Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Director, Finance]
  
8. [14-1659](#) An Ordinance authorizing the following contracts establishing unit prices for goods and services for an estimated annual cost of \$4,810,000.00: (A) Control Technologies, Inc. and Wildcat Electric Supply, Inc. for video imaging vehicle detection system, (B) Heil of Texas and Reliance Truck & Equipment, Ltd. for refuse trucks body parts & service, (C) Texas Star Supply for asphalt emulsion sealcoat material, (D) Texas Irrigation Supply and Longhorn, Inc. for sprinkler and irrigation repair parts, (E) Paradigm Traffic Systems, Inc. for traffic signal control equipment, (F) Standard & Poor's Capital IQ for NetAdvantage subscription for San Antonio Public Library, (G) Futterman and Associates, Inc. d/b/a CIVICTechnologies for BusinessDecision license subscription and (H) Pelco Structural, LLC. for traffic signal steel poles. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Director, Finance]

### Capital Improvements

9. [14-1399](#) An Ordinance for all City owned and operated downtown parking garages and parking lots authorizing the installation of parking wayfinding signage and executing a construction contract in an amount not to exceed \$370,453.00, authorized payable to Walton Enterprises, Ltd. dba Walton Signage, a Parking Improvement & Contingency Fund project, located in Council District 1. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]
  
10. [14-1578](#) An Ordinance to authorize the execution of a funding agreement with San Antonio Independent School District for a payment to the School District in an amount not to exceed \$750,000.00, for their construction of storm water detention improvements as part of the Upper Woodlawn Drainage Project, a 2012 - 2017 General Obligation Bond funded project and FY 2015-2020 Storm Water Regional Facility

funded project. [Peter Zaroni, Deputy City Manager; Mike Frisbie, Transportation and Capital Improvements Director]

11. [14-1705](#) An Ordinance for the Carver Cultural Center Parking lot, accepting the lowest responsive bid and awarding a construction contract in the amount of \$269,683.73 to Clearfield Construction, LLC; a General Obligation Bonds funded Project, located in Council District 2. [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]
12. [14-1847](#) An Ordinance authorizing the execution of an Interlocal Agreement with Bexar County, for acceptance of funds in the amount up to \$8,500,000.00 to incorporate the County's Barbara Drive Drainage Project into the City of San Antonio's Barbara Drainage Project, for the city to provide design, construction management, and property acquisitions services for both projects. [Peter Zaroni, Deputy City Manager, Mike Frisbie, Director, Transportation and Capital Improvements]

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

13. [14-1605](#) An Ordinance to declare as surplus an improved tract of city owned property located at 604 S. Alamo Street (Fire Station No. 7) in Council District 1, and authorizing its sale to Andrew Goodman for \$850,007.00; and authorizing the negotiation and execution of an agreement with the Fire Museum Society for a matching funds donation in an amount not to exceed \$150,000.00 from the sale proceeds. [Peter Zaroni, Deputy City Manager; Mike Etienne, Director, EastPoint & Real Estate Services Office]
14. [14-1899](#) An Ordinance authorizing the closure, vacation, and abandonment of an improved portion of S. Main Street Public Right of Way, bounded by Dolorosa Street to the north and E. Nueva and W. Nueva Street to the south, in Council District 1, as requested by Bexar County. [Peter Zaroni, Deputy City Manager; Mike Etienne, Director, EastPoint & Real Estate Services Office]
15. [14-1625](#) An Ordinance authorizing the execution of a lease renewal for a 19,050 square foot City-owned building located at 2803 East Commerce known as the Barbara Jordan Community Center, located in Council District 2, to continue to be used by San Antonio Fighting

Back for an additional four-year term. [Peter Zanoni, Deputy City Manager; Mike Etienne, Director, EastPoint & Real Estate Services Office]

16. [14-1736](#) Consideration of the following Ordinances associated with a conservation easement totaling 720 acres over the Edwards Aquifer Contributing Zone. [Peter Zanoni, Deputy City Manager; Mike Etienne, Director, EastPoint & Real Estate Services Office]
- 16A. [14-1964](#) An Ordinance authorizing payment for real property interests, due diligence and closing costs on a 720-acre tract of land known as the Barkley Ranch located in Uvalde County, Texas, in the amount of \$2,312,160.66, from the voter approved Edwards Aquifer Protection Sales Tax Venue project, to Independence Title Company, as escrow agent for title on a conservation easement.
- 16B. [14-1965](#) An Ordinance authorizing the execution of a Property Substitution Agreement between the City of San Antonio and the San Antonio Water System for conservation easement interest.

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

17. [14-1848](#) An Ordinance authorizing budgets in a cumulative amount of approximately \$10,667,810.00, staffing complements and other related items in order to participate in the Medicaid 1115 Waiver Program for Demonstration Year 4 which begins October 1, 2014 and ends on September 30, 2015. [Gloria Hurtado, Assistant City Manager; Dr. Thomas Schlenker, Director of Public Health]
18. [14-1749](#) An Ordinance authorizing the acceptance of a grant in an amount up to \$33,302.00 from the Office of the Governor, Criminal Justice Division, for the Column Case Management Project. [Erik Walsh, Deputy City Manager; William McManus, Police Chief]

#### **Boards, Commissions and Committee Appointments**

19. [14-1897](#) Consideration of the following Board, Commission and Committee appointments for the remainder of unexpired terms of office to expire May 31, 2015, to be effective immediately upon the receipt of eight affirmative votes, or, in the event eight affirmative votes are not received, ten days after appointment; or for terms and effectiveness as otherwise indicated below: [Leticia M. Vacek, City Clerk]

A) Appointing Charles J. Conner, Jr. (District 8) to the Capital Improvements Advisory Committee.

B) Appointing Paige E. Johnson (District 10) to the San Antonio Youth Commission.

### Miscellaneous

20. [14-1753](#) An Ordinance authorizing a professional services agreement with XIP Consulting, LLC for IT Support Planning services for the San Antonio Airport System in an amount not to exceed \$131,450.00. [Ed Belmares, Assistant City Manager; Frank Miller, Director, Aviation]
21. [14-1432](#) An Ordinance authorizing a settlement of a lawsuit styled KGME Inc. v. the City of San Antonio, Cause No. 2008-CI-06449 in the 57th Judicial District Court, for the amount of \$230,000.00. [Robert F. Greenblum, City Attorney]
22. [14-1890](#) An Ordinance authorizing a settlement of a lawsuit styled Llanes. v. the City of San Antonio, Cause No. 2012-CI-20373 in the 224th Judicial District Court, Bexar County, Texas for the amount of \$110,000.00. [Robert F. Greenblum, City Attorney]
23. [14-579](#) An Ordinance approving a Municipal Boundary Adjustment with the City of Shavano Park for two tracts of land from the City of San Antonio municipal boundary to the City of Shavano Park (approximately 6.24 acres) and one tract of land from the City of Shavano Park to the City of San Antonio (approximately 31.81 acres), to provide for approximately 1 mile of improved hike and bike trails to the City's Howard W. Peak Greenway Trails System. [Peter Zanoni, Deputy City Manager; John M. Dugan, Director, Planning and Community Development]
24. [14-580](#) An Ordinance approving a Municipal Boundary Adjustment of approximately 1.173 acres of right-of-way from the City of Live Oak to the City of San Antonio to provide safer pedestrian access to the VIA bus stops servicing the Royal Ridge neighborhood. [Peter Zanoni, Deputy City Manager; John M. Dugan, Planning and Community Development]
25. [14-1757](#) An Ordinance authorizing an amendment to the professional service

agreement with Economic & Planning System, Inc. for Phase I of the Comprehensive Plan studies by extending the term of the contract approved by City Council on September 12, 2013 from August 31, 2014 to December 31, 2014. [Peter Zaroni, Deputy City Manager; John Dugan, Director, Planning & Community Development]

26. [14-1797](#) A Resolution of Intent authorizing the feasibility analysis of a City-initiated Northeast Corridor Tax Increment Reinvestment Zone in City Council District 10. [Peter Zaroni, Deputy City Manager; John Dugan, Director, Planning and Community Development]
27. [14-1634](#) An Ordinance authorizing the negotiation and execution of three separate On-Call Traffic Engineering Services Agreements with AC Group, LLC, Gonzalez + De La Garza & Associates, LLC and RJ Rivera Associates, Inc., each in an amount not to exceed \$250,000.00 per year, to provide as-needed professional traffic engineering services for City-owned facilities and improvements, construction projects and emergency situations, throughout the city. [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]
28. [14-1647](#) A Public Hearing and consideration of the following items relating to the United Parcel Service project: [Carlos Contreras, Assistant City Manager; Rene Dominguez, Director, Economic Development]
- 28A. [14-1816](#) An Ordinance designating the United Parcel Service Reinvestment Zone located at 6400 Seven States Boulevard near the intersection of Gibbs Sprawl and Rittiman Roads in San Antonio, Texas in Council District 2.
- 28B. [14-1817](#) An Ordinance approving a 6-year, 40% Tax Abatement Agreement with UPS on its planned investment of approximately \$85 million in real and personal property improvements, and the creation of at least 25 new full-time jobs and the retention of 600 existing full-time jobs.
- 28C. [14-1818](#) A Resolution nominating United Parcel Service, Inc. for consideration and designation as a State Enterprise Project qualifying the company for a potential refund of up to \$1.25 million over 5 years in state sales and use taxes.

Staff presentations on the FY 2015 Proposed Budget may be heard for Departments not covered or completed during the September 3, 2014 City Council meeting.

**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.**

- 29.**     [14-1930](#)     A Resolution requesting Development Services Department staff initiate a change, pursuant to a settlement, in the zoning district boundary of 4.406 acres out of Lots 4 and 5, Block 3, NCB 17843 located on a portion of the 14400 Block of Huebner Road in Council District 8 to a zoning district compatible with the adopted land use plan, surrounding area, and proposed development; expediting the case to City Council for consideration at the earliest possible date, and waiving all fees associated with the rezoning case.
- P-1.**     [14-1778](#)     PLAN AMENDMENT # 14064 (District 1): An Ordinance amending the future land use plan contained in the North Central Neighborhoods Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use of Lot 20, NCB 6009 located at 1023 Shook Avenue from High Density Residential land use to Neighborhood Commercial land use. Staff and Planning Commission recommend approval. (Associated Zoning Case # Z2014198)
- Z-1.**     [14-1758](#)     ZONING CASE # Z2014198 (District 1): An Ordinance amending the Zoning District Boundary from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "NC AHOD" Neighborhood Commercial Airport Hazard Overlay District on Lot 20, NCB 6009 located at 1023 Shook Avenue. Staff and Zoning Commission recommend approval the pending plan amendment. (Associated Plan Amendment Case 14064)
- Z-2.**     [14-1721](#)     ZONING CASE # Z2014207 HL (District 1): An Ordinance amending the Zoning District Boundary from "RM-4 AHOD" Residential Mixed Airport Hazard Overlay District to "RM-4 HL AHOD" Historic Landmark Residential Mixed Airport Hazard Overlay District on 0.083 of an acre out of Lots 5 and 6, Block F, NCB 2564 located at 218 Sweet. Staff and Zoning Commission recommend approval.
- Z-3.**     [14-1747](#)     ZONING CASE # Z2014204 (District 2): An Ordinance amending the



Zoning District Boundary from "R-6 PUD" Residential Single-Family Planned Unit Development District to "R-4" Residential Single-Family District on 22.222 acres out of NCB 35132 located on a portion of the 3000 and 3100 Blocks of Foster Meadows. Staff and Zoning Commission recommend approval.

- Z-4.** [14-1748](#) ZONING CASE # Z2014205 (District 2): An Ordinance amending the Zoning District Boundary from "R-6" Residential Single-Family District to "R-4" Residential Single-Family District on 9.681 acres out of NCB 35132 located on portions of the 6000 Block of Pleasant Lake, the 6200 Block of Lake Victoria, and the 3400 Block of Glacier Lake. Staff and Zoning Commission recommend approval.
- Z-5.** [14-1796](#) ZONING CASE # Z2014209 (District 2): An Ordinance amending the Zoning District Boundary from "AE-1 AHOD" Arts and Entertainment-1 Airport Hazard Overlay District to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with Multi-Family Residential Uses not to exceed 55 Units Per Acre on Lots 11 and 37, Block 4, NCB 600 located at 1602 East Commerce Street and 305 Omaha Street. Staff and Zoning Commission recommend approval.
- Z-6.** [14-1750](#) ZONING CASE # Z2014185 S (District 3): An Ordinance amending the Zoning District Boundary from "C-3 AHOD" General Commercial Airport Hazard Overlay District to "C-3 S AHOD" General Commercial Airport Hazard Overlay District with a Specific Use Authorization for Auto Paint And Body - Repair With Outside Storage Of Vehicles And Parts Permitted But Totally Screened From View Of Adjacent Property Owners And Public Roadways on 1.829 acres out of Lot 28, Block 1, NCB 10934 located on a portion of the 7000 Block of South New Braunfels Avenue. Staff and Zoning Commission recommend approval, with conditions.
- Z-7.** [14-1756](#) ZONING CASE # Z2014200 (District 3): An Ordinance amending the Zoning District Boundary from "C-2 H RIO-6 AHOD" Commercial Mission Historic River Improvement Overlay-6 Airport Hazard Overlay District to "R-6 H RIO-6 AHOD" Residential Single-Family Mission Historic River Improvement Overlay-6 Airport Hazard Overlay District on 0.272 of an acre out of NCB 11174 located at 2230 Emilio Guerra. Staff and Zoning Commission recommend approval.

- Z-8.** [14-1799](#) ZONING CASE # Z2014201 (District 3): An Ordinance amending the Zoning District Boundary from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "MHP AHOD" Manufactured Housing Park Airport Hazard Overlay District on Parcel 19, County Block 4283 located at 11021, 11027, and 11033 Pleasanton Road. Staff recommends approval. Zoning Commission recommendation pending the September 2, 2014 public hearing.
- Z-9.** [14-1767](#) ZONING CASE # Z2014206 S (District 7): An Ordinance amending the Zoning District Boundary from "C-3" General Commercial District to "C-3 S" General Commercial District with a Specific Use Authorization for Auto Paint and Body - Repair With Outside Storage Of Vehicles And Parts Permitted But Totally Screened From View Of Adjacent Property Owners And Public Roadways on Lot 5, Block 21, NCB 15663 located at 11247 West Loop 1604 North. Staff and Zoning Commission recommend approval.
- Z-10.** [14-1764](#) ZONING CASE # Z2014202 (District 10): An Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "RM-5 AHOD" Residential Mixed Airport Hazard Overlay District on Lot 24 and the west 10.5 feet of Lot 7, NCB 12101 located at 2716 and 2718 Woodbury Drive. Staff and Zoning Commission recommend approval.

## 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.