

**State of Texas
County of Bexar
City of San Antonio**



DRAFT

**Meeting Minutes
City Council A Session**

City Hall Complex
105 Main Plaza
San Antonio, Texas 78205

Thursday, December 14, 2017

9:00 AM

Municipal Plaza Building

The City Council convened in a Regular Meeting. City Clerk Leticia Vacek took the Roll Call with the following Councilmembers present:

PRESENT: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

1. The Invocation was delivered by Father Rodolfo Caballero, Prince of Peace Catholic Church, guest of Councilmember Greg Brockhouse, District 6.
2. Mayor Nirenberg led the Pledge of Allegiance to the Flag of the United States of America.
3. Approval of Minutes for the City Council Regular Meetings of October 18 - 19, 2017

Councilmember Shaw moved to approve the Minutes for the City Council Regular Meetings of October 18-19, 2017. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 10 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Courage and Perry

ABSENT: 1 - Pelaez

CONSENT AGENDA ITEMS

Items 5, 8, 13, 14, 15, 17A, 17B, 21, 22A, 22B, 24, 31, 34, 36, 37, 41A, and 41B were pulled for Individual Consideration. Councilmember Shaw moved to approve the remaining Consent Agenda Items. Councilmember Viagran seconded the motion.

Mayor Nirenberg called upon Mr. Jack M. Finger to speak.

Jack M. Finger spoke against the Low Income Housing Tax Credits (Item 37) and the Tax Abatement with the United Services Automobile Association (Item 41B).

Councilmember Treviño highlighted the City Code Amendment related to the Demolition of Historic Structures (Item 26) and thanked everyone for their work on said item. He recognized Jim Cullum for being a longtime champion of protecting historic structures in historic neighborhoods.

Councilmember Sandoval added her support for the City Code Amendment related to registration and annual inspections of mobile home parks (Item 25).

The motion to approve the remaining Consent Agenda Items prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

2017-12-14-0984

4. An Ordinance authorizing acceptance of a proposal from Clean Energy dba California Clean Energy, Inc. to operate, maintain, and repair the City-owned compressed natural gas refueling facility that services the City's CNG refuse truck fleet for an annual estimated amount of \$144,000.00, funded from the FY 2018 Solid Waste Operating and Maintenance Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2017-12-14-0986

6. An Ordinance accepting the bid from Holt Texas, LTD. dba Holt Cat to provide the Transportation and Capital Improvements Department with four asphalt planer skid steer attachments for a total cost of \$122,332.00, funded from the FY 2018 Equipment Renewal and Replacement Fund Budget. [Ben Gorzell, Chief Financial

Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2017-12-14-0987

7. An Ordinance accepting the offer from Doggett Freightliner of South Texas, LLC to provide thirteen brush trucks with grapplers for a total cost of \$2,032,914.13, funded from the FY 2018 Equipment Renewal and Replacement Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2017-12-14-0989

9. An Ordinance accepting the offer from Cowboy Dodge to provide the City of San Antonio with three Dodge Charger pursuit vehicles for a total cost of \$90,759.76, funded from the Equipment Renewal and Replacement Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2017-12-14-0990

10. An Ordinance accepting the offer from Rush Truck Center to provide the Solid Waste Management Department with a total of twelve replacement rear load refuse collection trucks for a total cost of \$1,817,798.00, funded from the Equipment Renewal and Replacement Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2017-12-14-0991

11. An Ordinance accepting the offer from Rush Truck Center to provide the Solid Waste Management Department with nine automated side load refuse trucks for a total cost of \$2,856,051.00 that will be paid through a Tax-Exempt Lease Purchase Agreement, or other financial obligations. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2017-12-14-0992

12. An Ordinance accepting the offer from Kent Powersports to provide 11 replacement police motorcycles for an estimated cost of \$319,252.23 over a two year period, funded from Equipment Renewal and Replacement Fund and Police General Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

2017-12-14-0996

16. An Ordinance authorizing a task order to a Job Order Contract to Jamail & Smith Construction, LP in an amount not to exceed \$200,335.30, for the Frank D. Wing Municipal Court Detention Center, located in Council District 5, a Deferred Maintenance project funded in the FY 2018 to FY 2023 Capital Improvement Program, Deferred Maintenance. [Erik Walsh, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

18. Consideration of the following items related to the FY 2018 Infrastructure Management Program: [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

2017-12-14-0999

- 18A. An Ordinance for the 2018 Concrete Pavement/Flatwork Task Order Contract Package 5, accepting the lowest responsive bid and awarding a contract to HESI Enterprises, LLC in an amount not to exceed \$4,640,990.00, of which \$129,100.00 will be reimbursed by San Antonio Water System and \$600.00 will be reimbursed by CPS Energy for necessary adjustments to existing infrastructure.

2017-12-14-1000

- 18B. An Ordinance for the 2018 Reclamation Task Order Contract Package 6, accepting the lowest responsive bid and awarding a contract to AJ Commercial Services, Inc. in an amount not to exceed \$4,725,179.50, of which \$400.00 will be reimbursed by San Antonio Water System and \$40.00 will be reimbursed by CPS Energy for necessary adjustments to existing infrastructure.

2017-12-14-1001

- 18C. An Ordinance for the 2018 Asphalt Overlay Contract Package 7, formerly known as 2018 Asphalt Overlay Contract Package 9, accepting the lowest responsive bid and awarding a contract to San Antonio Constructors, LTD. in an amount not to exceed \$2,399,815.00, and authorizing a Change Order in the amount of \$359,972.00 for a total contract value not to exceed \$2,759,787.00 of which \$101,750.00 will be reimbursed by San Antonio Water System and \$7,500.00 will be reimbursed by CPS Energy for necessary adjustments to existing infrastructure.

2017-12-14-1002

19. An Ordinance authorizing an amendment to a River Walk patio lease with 155 E. Commerce Hotel LLC. to revise the start date for use of the River Walk patio to January 1, 2021. [Lori Houston, Assistant City Manager; John Jacks, Director, Center City Development & Operations]

2017-12-14-1003

20. An Ordinance approving the Market Square lease agreement with Jose Hernandez dba Joseph Fine Artist Gallery. [Lori Houston, Assistant City Manager; John Jacks, Director, Center City Development and Operations Department]

2017-12-14-1007

23. An Ordinance ratifying the submission of a grant application to, and the acceptance of funds from, the Texas Department of State Health Services for the Healthy Texas Babies funding opportunity in the amount of \$320,625.00 for 4 years and 9 months beginning December 1, 2017; and, authorizing a personnel complement [Erik Walsh, Deputy City Manager; Colleen M. Bridger, MPH, PhD, Director of Health]

2017-12-14-1009

25. An Ordinance amending Chapter 18, Mobile Living Parks, of the City Code to include registration and annual inspections of mobile home parks, establishing criminal and civil penalties, and appeals processes. [Roderick J. Sanchez, Assistant City Manager; Michael Shannon, Director, Development Services]

2017-12-14-1010

26. An Ordinance amending City Code of San Antonio, Texas, Chapter 35, Unified Development Code Sections 35-451, 35-455, and 35-614, related to the Demolition of a Historic Structure and the Appeal Process and providing for publication. [Roderick Sanchez, Assistant City Manager; Shanon Miller, Director, Office of Historic Preservation]
27. Consideration of the following Board, Commission and Committee appointments for the remainder of unexpired terms of office to expire May 31, 2019, 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) Reappointing Joel R. Garcia (District 9) to the Historic & Design Review Commission.
 - B) Appointing Marco Flores (District 9) to the San Antonio Housing Trust.
 - C) Appointing Juanita F. Sepulveda (District 4) to the City Commission on Veterans Affairs.
 - D) Appointing Lorena Pulido (District 4) to the Brooks Development Authority.
 - E) Reappointing Jean L. Brady (District 1) to the San Antonio Public Library Board of Trustees for the remainder of an unexpired term of office to expire September 30, 2019.
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2017-12-14-0047R

28. A Resolution appointing Directors and Co-Chairs to the San Antonio Tricentennial Celebration Commission. [Leticia M. Vacek, City Clerk]

2017-12-14-1011

29. An Ordinance authorizing a Chapter 380 Economic Development Program Loan in the amount of \$280,000.00 with LKZ Management to facilitate the location of a new headquarters in downtown San Antonio that will yield 50 new jobs to San Antonio. [Lori Houston, Assistant City Manager; John Jacks, Director, Center City Development & Operations]

2017-12-14-1012

30. An Ordinance authorizing a Professional Services Agreement with PMI Staffing Services, LLC to provide skilled staffing for the audio visual needs of the Alamodome, on an as-needed basis, for a three year period, with one additional two-year extension, for an estimated amount of \$150,000.00 annually. [Carlos J. Contreras, Assistant City Manager; Michael J. Sawaya, Director, Convention & Sports Facilities]

2017-12-14-1014

32. An Ordinance approving the Fiscal Year 2018 San Antonio Economic Development Foundation Economic Development Services Agreement in the amount of \$590,000.00. [Roderick Sanchez, Assistant City Manager; Rene Dominguez, Director, Economic Development]

2017-12-14-1015

33. An Ordinance authorizing the acceptance of a Mutual Aid Agreement with the Bexar Metro 9-1-1 Network District to provide Public Alert and Warning Services for the City of San Antonio. [Erik Walsh, Deputy City Manager; Charles N. Hood, Fire Chief]

2017-12-14-1016

35. An Ordinance authorizing the submission of four applications to the Centers for Disease Control and Prevention Public Health Associate Program, and authorizing the assignment of up to four Public Health Associates in the San Antonio Metropolitan Health District for a two-year period beginning October 2018, and the execution of necessary documents. [Erik Walsh, Deputy City Manager; Colleen M. Bridger, MPH, PhD, Director of Health]

2017-12-14-1019

38. An Ordinance authorizing funding agreements with the University of Texas at San Antonio in an amount not to exceed \$1,057,401.00, and Southwest Research Institute in an amount not to exceed \$530,398.00, for water quality demonstration projects under the Proposition 1 Edwards Aquifer Protection Program. [María Villagómez, Assistant City Manager; Xavier D. Urrutia, Director, Parks and Recreation]

2017-12-14-1020

39. An Ordinance authorizing two municipal boundary adjustments releasing from the City of San Antonio to the City of Converse a total of approximately 293 acres in the Northampton subdivision located south of the intersection of Gibbs-Sprawl Road and Crestway Road, west of Salitrillo Creek and north of FM 78 within the City limits of San Antonio in eastern Bexar County, Texas. [Peter Zanoni, Deputy City Manager; Bridgett White, AICP, Director, Planning]

2017-12-14-0049R

40. A Resolution stating the City of San Antonio's intent to consent to the Westpointe Public Improvement District creation by Bexar County for properties generally located west of Loop 1604, and within the City of San Antonio's Extraterritorial Jurisdiction (ETJ) in western Bexar County. [Peter Zanoni, Deputy City Manager; Bridgett White, Director, Planning Department].

CONSENT ITEMS CONCLUDED**ITEMS PULLED FOR INDIVIDUAL CONSIDERATION**

Mayor Nirenberg addressed Items 41A and 41B jointly at this time. City Clerk Vacek read the captions for Items 41A and 41B:

41. Consideration of the following items related to the USAA Expansion Project for the creation of 1,500 net new full time jobs to San Antonio: [Lori Houston, Assistant City Manager; John Jacks, Director, Center City Development & Operations]

2017-12-14-1021

- 41A. An Ordinance authorizing the negotiation and execution of a Chapter 380 Economic Development Program Loan in the amount of \$4 million to United Services Automobile Association for the creation of 1,000 net new full-time jobs to San Antonio and access to parking for the general public.

2017-12-14-1022

41B. An Ordinance authorizing the negotiation and execution of a Tax Abatement Agreement with United Services Automobile Association in an amount not to exceed \$2 million or for a term of 10 years, whichever comes first, for the investment of at least \$70 million in downtown properties located at 300 Convent Street and 700 N. St. Mary's St. and the creation of an additional 500 net new full-time jobs to San Antonio.

Councilmember Pelaez recused himself from voting on Items 41A and 41B by exiting the Council Chambers and noting he submitted the recusal forms to the City Clerk.

Councilmember Treviño commended the United Services Automobile Association (USAA) for their great investment in the Downtown Area.

Councilmember Viagran also thanked USAA for their work on the project and stated that the project would continue the legacy of economic development in the city.

Councilmember Treviño moved to adopt the Ordinances for Items 41A and 41B. Councilmember Viagran seconded the motion. The motion prevailed by the following vote:

AYE: 10 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Courage and Perry

ABSTAIN: 1 - Pelaez

RECESSED

Mayor Nirenberg recessed the meeting at 9:27 am for a Press Conference with USAA Representatives related to Items 41A and 41B.

RECONVENED

Mayor Nirenberg reconvened the meeting at 10:05 am and addressed Item 34.

City Clerk Vacek read the caption for Item 34:

2017-12-14-0048R

34. A Resolution acknowledging and supporting the importance of maintaining Brooke Army Medical Center and its military missions in the City of San Antonio, Texas. [Jeff Coyle, Director, Government & Public Affairs; Juan Ayala, Office of Military Affairs]

Mayor Nirenberg recognized General Juan Ayala, Office of Military Affairs. General Ayala stated that concerns had been expressed regarding the potential for civilian medical organizations to build additional trauma centers in San Antonio. He spoke of the importance of maintaining Brooke Army Medical Center (BAMC) and its military missions. He recognized Brigadier General (USA) Jeffery J. Johnson, Commander, BAMC. General Johnson presented a power point regarding the critical operations at BAMC to include Readiness of the Medical Force, Trauma and Burn Centers, Graduate Health Education, and Patient Streams.

Mayor Nirenberg called upon the citizens registered to speak.

Dr. Byron C. Hepburn, Retired Major General, Associate Vice-President and Director of the Military Health Institute, spoke of the importance of BAMC noting that the Level One Trauma Center was a national strategic asset that could not be compromised.

Dr. Brian Eastridge, Professor, Division of Trauma and Emergency Surgery at UT Health Science Center, stated that BAMC was the Department of Defense's only Level One Trauma Center and one of the most sophisticated in the world.

Dr. Bryan J. Alsip, Executive Vice-President and Chief Medical Officer, University Health System, stated that the partnership with BAMC was truly unique and highlighted their military readiness.

George B. Hernandez, Jr., President and CEO of the University Health System, spoke in support of BAMC highlighting their trauma and emergency response.

Kevin Wolff, Bexar County Commissioner, addressed the City Council in support of BAMC. He spoke of the importance of them being a Level One Trauma Center and the need to protect their mission in San Antonio.

Mayor Nirenberg highlighted the work at BAMC and noted the importance of protecting them from a Base Realignment and Closure (BRAC). He spoke of their value to the community and asked all for their support.

Councilmember Perry read a letter of support from Dr. Leah Jacobson, 2017 President of the Bexar County Medical Society for continuing the mission of BAMC. Councilmember Perry noted the importance of BAMC with regard to Trauma Care, Military Medical Training, and the nation's defense.

Councilmember Brockhouse expressed support for the Resolution and spoke with regard to those wounded that are taken care of at BAMC from all over the nation.

Councilmember Treviño stated that his brother had served in the military and was very well taken care of at BAMC. He thanked them for their care and services offered.

Councilmember Courage noted the value that BAMC brings to the community.

Councilmember Saldaña spoke to the history and legacy of BAMC and his experience in visiting and reading about the facility.

Councilmember Perry moved to approve the Resolution for Item 34. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

City Clerk Vacek read the caption for Item 5:

2017-12-14-0985

5. An Ordinance authorizing acceptance of a proposal from Bruel & Kjaer EMS, Inc. to provide the San Antonio International Airport with a Noise Operations and Monitoring System for a total cumulative amount of \$1,847,826.00, funded from Airport Operating and Maintenance Funds. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

Mayor Nirenberg excused himself from the meeting and Mayor Pro Tem Saldaña presided.

Councilmember Courage requested a detailed report regarding noise levels noting the increase in flights leaving and arriving from San Antonio International Airport. Russ Handy replied that they would provide that information along with a map of the Acoustical Treatment Program.

Councilmember Treviño requested that District 1 be included in the report.

Councilmember Courage moved to adopt the Ordinance for Item 5. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 8 - Treviño, Shaw, Viagran, Saldaña, Brockhouse, Sandoval, Pelaez and Courage

ABSENT: 3 - Mayor Nirenberg, Gonzales and Perry

City Clerk Vacek read the caption for Item 8:

2017-12-14-0988

8. An Ordinance authorizing acceptance of a proposal from Parking Panda Corporation to provide the Convention & Sports Facilities Department with parking lot point-of-sale services for the Alamodome for a total contract value of \$344,875.00, funded from the FY 2018 Community & Visitor Facilities Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

Councilmember Courage requested additional information. Mike Sawaya stated that staff was requesting approval for a parking lot point-of-sale for the Alamodome. He noted that cash and credit cards would continue to be accepted.

Councilmember Courage moved to adopt the Ordinance for Item 8. Councilmember Viagran seconded the motion. The motion prevailed by the following vote:

AYE: 8 - Treviño, Shaw, Viagran, Saldaña, Brockhouse, Sandoval, Pelaez and Courage

ABSENT: 3 - Mayor Nirenberg, Gonzales and Perry

City Clerk Vacek read the caption for Item 13:

2017-12-14-0993

13. An Ordinance authorizing an amendment to the prior approved Design-Build Services Agreement with SpawGlass Contractors Inc. to provide for additional facility construction to accommodate City operations within the Southeast Service Center and the Leslie Road Service Center Projects in Council Districts 2 and 6 respectively in the increased amount of \$2,450,448.00 funded from Certificates of Obligation included in the FY 2018 Capital Budget for a total contract value not to exceed \$58,210,448.00. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

Councilmember Courage asked if the project was over budget. Razi Hosseini stated that the project was on time and budget.

Councilmember Shaw thanked TCI for their work on the project and for previously answering his questions.

Councilmember Courage moved to adopt the Ordinance for Item 13. Councilmember Shaw seconded the motion. The motion prevailed by the following vote:

AYE: 8 - Treviño, Shaw, Viagran, Saldaña, Brockhouse, Sandoval, Pelaez and Courage

ABSENT: 3 - Mayor Nirenberg, Gonzales and Perry

City Clerk Vacek read the caption for Item 15:

2017-12-14-0995

- 15.** An Ordinance authorizing the execution of an Interlocal Agreement with the San Antonio River Authority in an amount not to exceed \$19,500,000.00 for the design and construction of Phase 1 and Phase 2 of the San Pedro Creek Improvement Project, a 2017 Bond funded project, located in Council District 1. [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

Councilmember Courage stated that he heard concerns regarding displacement from individuals that live across the San Pedro Creek Development Area. Mike Frisbie spoke of the process that occurs between property owners and developers. Councilmember Treviño added that they were working on those specific issues with the Department of Human Services and invited Councilmember Courage to join in on those meetings. Suzanne Scott of the San Antonio River Authority noted that they had been in direct contact with adjacent property owners and working with them on the process.

Mayor Nirenberg re-entered the meeting and presided.

Councilmember Courage moved to adopt the Ordinance for Item 15. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 10 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez and Courage

ABSENT: 1 - Perry

Items 17A and 17B were addressed jointly. City Clerk Vacek read the captions for Items 17A and 17B:

- 17.** Consideration of the following two items related to the De Zavala Road - IH-10 to Lockhill-Selma, a 2017-2022 General Obligation Bond funded project, located in Council District 8: [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

2017-12-14-0997

17A. An Ordinance accepting the lowest responsive bid and awarding a construction contract in the amount of \$13,093,369.78 authorized payable to Curran Contracting Company; of which, funds in the amount not-to-exceed \$10,680,090.28 will be funded by the City, funds in the amount not-to-exceed \$1,700,586.50 will be reimbursed by the San Antonio Water System, and funds in the amount not-to-exceed \$712,693.00 will be reimbursed by CPS Energy.

2017-12-14-0998

17B. An Ordinance authorizing the negotiation and execution of an agreement with Union Pacific Railroad in the amount not to exceed \$578,028.00 for construction required near the Union Pacific Railroad right-of-way as part of the De Zavala Road - IH-10 to Lockhill-Selma project.

Councilmember Courage asked of the project savings. Razi Hosseini noted that project savings would not be realized until all of the projects were close to 100% completion. However, he noted that savings would be reallocated as authorized by the City Council.

Councilmember Courage moved to adopt the Ordinances for Items 17A and 17B. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 9 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez and Courage

ABSENT: 2 - Shaw and Perry

City Clerk Vacek read the caption for Item 21:

2017-12-14-1004

21. An Ordinance authorizing a Lease Agreement with Grupo La Gloria for the construction of three restaurant concepts in connection with a redevelopment of Maverick Plaza in La Villita. [Lori Houston, Assistant City Manager]

Lori Houston presented an overview of the Culinary Concept for Maverick Plaza at La Villita. She noted that the Culinary Concept for Grupo La Gloria totaled \$7.6 Million and would include Chef Steve McHugh, German Brewery and Beer Garden; Chef Johnny Hernandez, Mexican Restaurant; and Chef Elizabeth Johnson, Native Texas/Spanish Cuisine. She outlined the public improvements that would be made in the area and reported that the proposed site plan was scheduled for completion in 2021. She provided an overview of the programming, development agreement, schedule, and fiscal impact. She added that

staff recommended the approval of a lease agreement that authorizes a ground lease with Grupo La Gloria for the construction of three restaurant concepts at Maverick Plaza.

Mayor Nirenberg called upon the citizens registered to speak.

Susan Beavin, President of the Conservation Society, stated that they had been briefed on the proposed culinary concept and they were concerned with the project's impact to their Annual Night in Old San Antonio (NIOA) Event. She noted that they would be supportive as long as they were involved in the design process.

Ramiro Cavazos, President and CEO of the San Antonio Hispanic Chamber of Commerce, spoke in support of the lease agreement with Grupo La Gloria that would enhance La Villita.

Steve De la Haya, Chief Administrative Officer of Visit San Antonio, spoke in support of the culinary concept for Maverick Plaza in La Villita.

Deborah Sibley, President of the La Villita Tenants Association, stated that the tenants were supportive of the culinary concepts and appreciated the planning and resources devoted to the project.

Andres Andujar, CEO of the Hemisfair Park Area Redevelopment Corporation, spoke in support of the culinary concept noting that it would be good for La Villita, Hemisfair, and the City of San Antonio.

Belinda Hartwig stated that she was Vice-President of Economic Development for the San Antonio Chamber of Commerce and supportive of the culinary concept for Maverick Plaza in La Villita.

Angela Covo, Editor of Edible San Antonio, addressed the City Council in support of the culinary concept. She highlighted the fact that San Antonio had joined the UNESCO Creative Cities Network as a City of Gastronomy.

Will Thornton, Chair of the Department of Tourism, Hospitality, and Culinary Arts at St. Philip's College, spoke in support of the culinary concept. He highlighted Chef Hernandez's commitment to Culinary Art Students at St. Philip's College.

Councilmember Treviño expressed his support and stated that this was a great project with a great team.

Councilmember Viagran thanked everyone that was a part of the project and spoke of the importance of collaboration among all stakeholders.

Councilmember Gonzales stated that she was excited about the programming and activity at Maverick Plaza noting that it had been greatly underutilized. She asked how the programming would be decided. Mrs. Houston replied that the City of San Antonio would decide on same along with Chef Hernandez and other partners such as the Conservation Society.

Councilmember Pelaez asked if there was a wage component associated with the agreement. Mrs. Houston replied that there was not. Councilmember Pelaez asked Chef Hernandez to consider hiring former inmates and individuals that had paid their debt to society. Chef Hernandez stated that he helped create the Culinary Program at the San Antonio Food Bank that brought in inmates to teach them a career path and give them skills to re-enter the work force.

Councilmember Sandoval asked of the use of La Villita and Maverick Plaza for functions. Mrs. Houston replied that the space would still be able to be leased for functions and expected the number to increase based on the improvements that would be made. Councilmember Sandoval asked of labor arrangements. Chef Hernandez replied that they would go through a process to understand the business model and noted that there was currently an upward motion of wages in the culinary industry. He spoke of the challenges for small restaurant operators that operate on a different model than national chains. Councilmember Sandoval spoke of the need to pay good wages and thanked Chef Hernandez for his work throughout the community.

Mayor Nirenberg thanked everyone for their work and expressed his support.

Councilmember Treviño moved to adopt the Ordinance for Item 21. Councilmember Viagran seconded the motion. The motion prevailed by the following vote:

AYE: 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

RECESSED

Mayor Nirenberg recessed the meeting at 12:23 pm to break for lunch and announced that the meeting would resume at 1:30 pm.

RECONVENED

Mayor Pro Tem Saldaña reconvened the meeting at 1:30 pm and addressed Item 14.

City Clerk Vacek read the caption for Item 14:

2017-12-14-0994

- 14.** An Ordinance authorizing the execution of an Advanced Funding Agreement between the City of San Antonio and the Texas Department of Transportation in the amount of \$500,000.00 payable to the Texas Department of Transportation for the construction of the 1604/Bulverde Road Turnarounds, a 2017-2022 General Obligation Bond funded Project, located in Council District 10. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

Councilmember Perry requested additional information on the project. Razi Hosseini stated that currently turnarounds were not available at the intersection of Loop 1604 and Bulverde Road and would enter into an Advanced Funding Agreement with the Texas Department of Transportation (TxDOT) to provide needed turnarounds. He highlighted the project scope and benefits and noted that construction would be completed in 2020. Councilmember Perry noted the great amount of growth that had occurred in the area and the improvements that had been made.

Councilmember Perry moved to adopt the Ordinance for Item 14. Councilmember Courage seconded the motion. The motion prevailed by the following vote:

AYE: 7 - Viagran, Saldaña, Gonzales, Brockhouse, Pelaez, Courage and Perry

ABSENT: 4 - Mayor Nirenberg, Treviño, Shaw and Sandoval

Items 22A and 22B were addressed jointly. City Clerk Vacek read the captions for Items 22A and 22B:

- 22.** Consideration of the following two items authorizing the acquisition of conservation easements totaling \$1,329,964.19 for 641.153 acres over the Edwards Aquifer Recharge Zone: [María Villagómez, Assistant City Manager; Xavier D. Urrutia, Director, Parks and Recreation]

2017-12-14-1005

- 22A.** An Ordinance authorizing the acquisition of a conservation easement over the Edwards Aquifer Recharge Zone on a 437.253 acre tract of land known as the East Verde Creek Ranch located in Medina County, Texas from East Verde Creek Ranch, Ltd., at a cost of \$1,040,507.84.

2017-12-14-1006

- 22B.** An Ordinance authorizing the acquisition of a conservation easement over the

Edwards Aquifer Recharge Zone on a 203.9 acre tract of land known as the Honeycutt Ranch located in Uvalde County, Texas from Douglas Lee Honeycutt, Neva Jean Honeycutt, Sandra Kay Ramsey, Darla Anne Breeden, and Donna Jean Martin, at a cost of \$289,456.35.

Councilmember Courage asked of the potential to acquire properties within his Council District. Xavier Urrutia replied that it was a voluntary program and did not utilize eminent domain or condemnation authority to acquire conservation easements or properties. Councilmember Courage stated that he hoped staff was reaching out to property owners in an effort to protect the aquifer.

Councilmember Courage moved to adopt the Ordinances for Items 22A and 22B. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 10 - Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

ABSENT: 1 - Mayor Nirenberg

City Clerk Vacek read the caption for Item 24:

2017-12-14-1008

24. An Ordinance authorizing the application and acceptance, if awarded, of a Texas Department of Transportation Comprehensive Selective Traffic Enforcement Program Grant in an amount up to \$900,000.00 for the period of October 1, 2018 through September 30, 2019. [Erik Walsh, Deputy City Manager; William P. McManus, Chief of Police]

Councilmember Courage asked if funds could be used for items such as speeding in school zones and how many Police Officers monitor speeding in school zones. Assistant Chief James Flavin stated that the number varied from day-to-day. He noted that said grant was geared toward addressing late night Driving While Intoxicated (DWI) offenses. Councilmember Courage requested a report on the protection of school zones.

Councilmember Sandoval asked what would occur if SAPD did not receive the grant. Assistant Chief Flavin replied that they would continue enforcement with on-duty resources. He noted that the grant would fund overtime and he would provide information on the amount of overtime utilized last year as requested.

Councilmember Courage moved to adopt the Ordinance for Item 24. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 10 - Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

ABSENT: 1 - Mayor Nirenberg

City Clerk Vacek read the caption for Item 31:

2017-12-14-1013

31. An Ordinance authorizing a Professional Services Agreement with Safety Services Inc., d/b/a U.S. Safety Services, to provide emergency medical treatment and other emergency care services for events held at the Alamodome on an as-needed basis, for a five-year term, commencing January 1, 2018 through December 31, 2022, with two additional two-year extensions, for an estimated annual amount of \$90,000.00. [Carlos J. Contreras, Assistant City Manager; Michael J. Sawaya, Director, Convention & Sports Facilities]

Mayor Pro Tem Saldaña called upon the citizens registered to speak.

Steven Dralle of American Medical Responses (AMR) stated that they were a bidder on said contract and expressed various concerns with the selected vendor.

Edward Reyes stated that he was the Owner of First Medical Response and had also bid on the contract. He expressed concern that the selected vendor did not meet the requirements of the solicitation.

Councilmember Courage asked if U.S. Safety Services met the requirements of the Request for Proposals (RFP). Mike Sawaya replied that they did. Deputy Fire Chief Carl Wedige added that Captain Turner had served on the Review Committee and verified that they met the qualifications.

Councilmember Brockhouse asked of the concerns of Messrs. Dralle and Reyes. Mr. Sawaya stated that there was not anything that came up in their questions that convinced staff that there was a problem with the recommendation.

Councilmember Courage moved to adopt the Ordinance for Item 31. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 10 - Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

ABSENT: 1 - Mayor Nirenberg

City Clerk Vacek read the caption for Item 36:

2017-12-14-1017

- 36.** An Ordinance authorizing the execution of a professional services agreement for an initial five-year term with IKE Smart City, LLC to install, operate and maintain 25 digital community kiosks at no cost to the City with an agreement that IKE Smart City, LLC will pay the City the greater of 21.5% of net advertising revenue generated from each IKE kiosk or a minimum annual guarantee of \$150,000.00 for the first year prorated to coincide with the operational date of the kiosks and a total of \$787,080.00 for the following four years of the initial term, with the City's option to renew for up to four additional one-year periods; and authorizes IKE Smart City, LLC to advertise off premises in accordance with Chapter 28, Section 28-10 of the City's Municipal Code. [María Villagómez, Assistant City Manager; Jose de la Cruz, Director, Innovation]

Councilmember Courage expressed his support and stated that he would like to see additional kiosks within city parks.

Councilmember Pelaez stated that he was particularly interested in the capabilities that the kiosks offer and asked that staff continue to be innovative with technology.

Councilmember Treviño expressed his support and asked that local art be incorporated into the kiosks.

City Clerk Vacek announced that a letter of support was received from Mary Kathryn Luna, Chair of the Parks and Recreation Board.

Councilmember Courage moved to adopt the Ordinance for Item 36. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 10 - Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

ABSENT: 1 - Mayor Nirenberg

City Clerk Vacek read the caption for Item 37:

2017-12-14-1018

- 37.** An Ordinance adopting a policy for the issuance of Resolutions of Support or No Objection for applicants seeking competitive (9%) and non-competitive (4%) Low

Income Housing Tax Credits from the Texas Department of Housing and Community Affairs. [Peter Zanoni, Deputy City Manager; Verónica R. Soto, Director, Neighborhood & Housing Services]

Councilmember Courage expressed his support for the policy but asked that staff identify additional sources of funding to develop affordable housing.

Councilmember Sandoval stated that she was supportive of the policy that would help coordinate all stakeholders on affordable housing.

Councilmember Perry asked of his recommendation to increase the points allocated for Neighborhood Engagement. Veronica Soto stated that the variation was that five points could be earned by a development if they sent public information letters and an additional five points could be earned for hosting a public meeting. She added that the item had been vetted by the Governance Committee. Councilmember Perry stated that he would support the Ordinance with some reservations with regard to public engagement.

Councilmember Gonzales asked of the outcome of the Governance Committee. Ms. Soto provided a summary of the items approved by the Governance Committee. Councilmember Gonzales expressed concern with the potential discrimination on affordable housing projects.

Councilmember Viagran stated that she would like to see how the policy could work within the framework of the Mayor's Housing Task Force.

Councilmember Treviño stated that the Governance Committee had discussed the additional requirements and asked that staff continue to review the policy on a regular basis.

Councilmember Courage moved to adopt the Ordinance for Item 37. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

AYE: 10 - Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

ABSENT: 1 - Mayor Nirenberg

42. City Manager's Report

ANIMAL CARE SERVICES-CLARION AWARD

Mrs. Sculley reported that this past November, the Association for Women in Communications presented Animal Care Services (ACS) and the Amazing Marketing

Group their prestigious Clarion Award for ACS's work on the City-Wide Pet Adoption Campaign titled, "Pets are Superheroes, Just in Disguise" that took place this past summer. She stated that the 2017 Competition attracted entries from 19 states and two countries. She noted that the campaign was used to promote a pet adoption event featuring ACS and Local Shelter Partners: Animal Defense League, San Antonio Pets Alive, and the San Antonio Humane Society. She reported that of the 30,000 pets impounded in FY 2017; 91% were adopted, rescued, or returned to their owner.

CIVTECHSA

Mrs. Sculley reported that the Office of Innovation and Geekdom have partnered to launch CivTechSA, a Civic Innovation Program connecting local government with Tech and Entrepreneurial Communities to collaboratively solve city challenges and facilitate the growth of the local startup ecosystem. She noted that the program would engage startups, entrepreneurs & tech workforce, colleges & universities, middle schools, and high schools. She indicated that the program was unique in that while other cities had components of the program; none had tied them together to create a talent pipeline and grow civically-minded startups. She stated that participants in the program would be introduced to city challenges with various degrees of complexity, via events tailored to their specific group throughout the next 12 months. She noted that in January, the city would issue a Request for Proposals targeted to startups for technology-based solutions to seven civic challenges. She added that the residencies would begin in April and end in July.

EQUITY

Mrs. Sculley provided an update on the FY 2018 Equity Strategy that maximizes the impact of city services toward the vision of prosperity documented in the City's Mission Statement. She stated that to this end, eight departments are in the process of applying the equity impact assessment to six high-impact initiatives: 1) Affordable Housing; 2) Delegate Agency Funding; 3) SA Speak Up; 4) Neighborhood Engagement; 5) Smart Cities; and 6) Street Maintenance Program. She noted that departments were documenting short, intermediate, and long-term outcomes for each initiative. She added that implementation plans for these high-impact initiatives would be completed in February 2018.

PRELIMINARY YEAR END FINANCIAL REPORT

Mrs. Sculley stated that today's report was an update since budget adoption and was preliminary and unaudited. She reported that this month, the City's External Audit Firm, Grant Thornton, would begin the year-end audit of the City's Comprehensive Annual Financial Report. She stated that the city had a \$7.6 million better General Fund ending balance due to additional revenue and Hurricane Harvey Reimbursements. She reported that the Hotel Occupancy Tax Fund and Development Services Funds were consistent with the estimates. She noted that the Solid Waste Fund collected an additional \$2 million than estimated and had \$1 million less in expenses. She recommended that the \$7.6 million

better General Fund ending balance be reserved for the FY 2019 Budget for Street Maintenance and VIA Funding.

ADJOURNMENT

Mayor Pro Tem Saldaña announced that the next Regular Council Meeting would be held on January 11, 2018. There being no further discussion, Mayor Pro Tem Saldaña adjourned the meeting at 2:40 pm.

APPROVED

RON NIRENBERG
MAYOR

ATTEST:

LETICIA M. VACEK, TRMC/CMC/MMC
CITY CLERK