

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



DRAFT

**Meeting Minutes
City Council A Session**

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

Thursday, September 4, 2014

9:00 AM

Municipal Plaza Building

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

Present: 10 - Mayor Taylor, Bernal, Toney, Viagran, Gonzales, Lopez, Aguirre-Rodriguez, Nirenberg, Krier and Gallagher

Absent: 1 - Saldaña

1. The Invocation was delivered by Pastor Cindy Daniel, Expect a Miracle Church, guest of Councilmember Mari Aguirre-Rodriguez, District 7.
2. Mayor Taylor led the Pledge of Allegiance to the Flag of the United States of America.
3. Approval of Minutes for the Regular Meeting of June 19, 2014 and the Special Meeting of June 26, 2014.

Councilmember Gallagher moved to approve the minutes for the Regular Meeting of June

19, 2014 and the Special Meeting of June 26, 2014. Councilmember Krier seconded the motion. The motion prevailed by the following vote:

Aye: 10 - Mayor Taylor, Bernal, Toney, Viagran, Gonzales, Lopez, Aguirre-Rodriguez, Nirenberg, Krier and Gallagher

Absent: 1 - Saldaña

ACTION ITEMS FOR STAFF BRIEFING

The City Clerk read the caption for Item 4:

2014-09-04-0638

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

City Clerk Leticia Vacek presented a Power Point and stated that a Charter Amendment Election would be held on Saturday, May 9, 2015 from 7:00 am to 7:00 pm to add Section 3a to the City Charter, entitled, "Limitation on Powers; Streetcar or Light Rail" providing that:

"No grant of permission to alter or damage any public way of the city for the laying of streetcar or light rail tracks shall ever be valid, and no funds shall be appropriated and no bonds or notes shall be issued or sold for the purpose of streetcar or light rail systems, unless first approved by a majority of the qualified electors of the city voting at an election containing a proposition specifically identified for and limited to such purpose."

Mrs. Vacek outlined the Election Calendar noting that the last day to Register to Vote in the May Election would be April 9, 2015. She reported that Early Voting by Personal Appearance would take place from April 27, 2015 through May 5, 2015. She stated that Election Day would be Saturday, May 9, 2015 from 7:00 am to 7:00 pm. She mentioned that Early Voting and Election Day Polling Sites would be presented to the City Council at a later date. She added that funds for the May 9, 2015 Election had been allocated in the Municipal Elections Budget. She stated that staff had coordinated said item with the Office of the City Attorney.

Mayor Taylor thanked Mrs. Vacek for the presentation and called upon the citizens registered to speak.

Nazirite Ruben Flores Perez spoke in support of said item and stated that the Streetcar would help reduce pollution.

Jack M. Finger spoke in opposition to the Streetcar Project noting that it had previously been voted down by the voters in San Antonio. He expressed concern with the disruption to streets and the high cost of the project.

Jeff Judson of the Streetcar Vote Coalition thanked the City Council for placing the Charter Amendment on the Ballot.

Mayor Taylor stated that she was supportive of placing the item on the ballot and thanked everyone that worked on the language. She asked if the language was the same as the language approved at the Governance Council Committee. Mr. Robbie Greenblum confirmed that the language was exactly the same as had been approved at the Governance Council Committee.

Councilmember Krier commended Mayor Taylor for her leadership on said issue and stated that it was important to allow the citizens to vote. He added that he was pleased that all sides had worked together on the language and come to an agreement.

Councilmember Krier moved to adopt the proposed Ordinance. Councilmember Gallagher seconded the motion. The motion prevailed by the following vote:

Aye: 10 - Mayor Taylor, Bernal, Toney, Viagran, Gonzales, Lopez, Aguirre-Rodriguez, Nirenberg, Krier and Gallagher

Absent: 1 - Saldaña

POINT OF PERSONAL PRIVILEGE

Councilmember Viagran recognized former Councilmember Bob Marbut and his students from Northwest Vista College. Mayor Taylor welcomed them to the City Council Meeting.

CONSENT AGENDA ITEMS

Items 10 and 17 were pulled for Individual Consideration. Councilmember Viagran moved to approve the remaining items under the Consent Agenda: 5, 6, 7, 8, 9, 11, 12, 13, 14, 15, 16A, 16B, 18, 19, 20, 21, 22, 23, 24, 25, 26, 27, 28A, 28B, and 28C. Councilmember Toney seconded the motion. Mrs. Vacek announced that Item 8E was pulled from the agenda by staff.

Mayor Taylor called upon the citizens registered to speak.

Nazirite Ruben Flores Perez spoke in support of Item 16 and stated that it was important to protect the water supply.

Jack M. Finger spoke in opposition to the street closure for Bexar County (Item 14) and the 40% Tax Abatement that would be provided to United Parcel Service (Item 28).

Faris Hodge, Jr. submitted written testimony in support of Items 4-16B, and 21-28. He wrote in opposition to Items 17, 19, and 20.

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

Aye: 9 - Mayor Taylor, Bernal, Toney, Viagran, Gonzales, Lopez, Aguirre-Rodriguez, Nirenberg and Gallagher

Absent: 2 - Saldaña and Krier

2014-09-04-0639

5. 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]

2014-09-04-0640

6. 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]

2014-09-04-0641

7. 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]

2014-09-04-0642

8. 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]

2014-09-04-0643

9. 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]

2014-09-04-0645

11. 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 Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]

2014-09-04-0646

12. 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 Zanoni, Deputy City Manager, Mike Frisbie, Director, Transportation and Capital Improvements]

2014-09-04-0647

13. 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 Zanoni, Deputy City Manager; Mike Etienne, Director, EastPoint & Real Estate Services Office]

2014-09-04-0648

14. 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]

2014-09-04-0649

15. 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 Zaroni, Deputy City Manager; Mike Etienne, Director, EastPoint & Real Estate Services Office]

16. Consideration of the following Ordinances associated with a conservation easement totaling 720 acres over the Edwards Aquifer Contributing Zone. [Peter Zaroni, Deputy City Manager; Mike Etienne, Director, EastPoint & Real Estate Services Office]

2014-09-04-0650

- 16A. 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.

2014-09-04-0651

- 16B. 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.

2014-09-04-0653

18. 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]
19. 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.

2014-09-04-0654

20. 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]

2014-09-04-0655

21. 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]

2014-09-04-0656

22. 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]

2014-09-04-0657

23. 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]

2014-09-04-0658

24. 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]

2014-09-04-0659

25. 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 Zanoni, Deputy City Manager; John Dugan, Director, Planning & Community Development]

2014-09-04-0029R

26. A Resolution of Intent authorizing the feasibility analysis of a City-initiated Northeast Corridor Tax Increment Reinvestment Zone in City Council District 10. [Peter Zanoni, Deputy City Manager; John Dugan, Director, Planning and Community Development]

2014-09-04-0660

27. 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 Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]
28. 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]

2014-09-04-0661

- 28A. 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.

2014-09-04-0662

- 28B. 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.

2014-09-04-0030R

- 28C. 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.

CONSENT ITEMS CONCLUDED

ITEMS PULLED FOR INDIVIDUAL CONSIDERATION

The City Clerk read the caption for Item 10:

2014-09-04-0644

- 10.** 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 Zanoni, Deputy City Manager; Mike Frisbie, Transportation and Capital Improvements Director]

Councilmember Aguirre-Rodriguez stated that she wanted to highlight the project that would greatly improve drainage near Jefferson High School. She thanked everyone that helped move the project forward.

Councilmember Aguirre-Rodriguez moved to adopt the proposed Ordinance. Councilmember Nirenberg seconded the motion. The motion prevailed by the following vote:

Aye: 10 - Mayor Taylor, Bernal, Toney, Viagran, Gonzales, Lopez, Aguirre-Rodriguez, Nirenberg, Krier and Gallagher

Absent: 1 - Saldaña

The City Clerk read the caption for Item 17:

2014-09-04-0652

- 17.** 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]

Councilmember Gallagher expressed concern with the city's involvement in Teen Pregnancy Prevention and stated that he could not support that portion of the program.

Councilmember Bernal expressed support for the program and stated that Teen Pregnancy was a big issue in San Antonio.

Councilmember Lopez expressed concern with repeat pregnancies by teenagers and stated that the program could have a positive impact on the community.

Councilmember Nirenberg stated that he would like to vote on the Teen Pregnancy Prevention portion separately.

Councilmember Aguirre-Rodriguez spoke of the reduction in teen births over the last five years and the positive economic impact to the city. Dr. Schlenker stated that the economic impact was \$23 Million. He noted that 1,000 more women and young girls were able to contribute successfully to the Educational System.

Mayor Taylor stated that teen pregnancy was a community and economic issue and that it was a personal priority as well. She noted that she would be recusing herself on the Teen Pregnancy Prevention portion of the item since she served on the Board of Healthy Futures Texas.

Councilmember Lopez moved to adopt the proposed Ordinance without funding for Teen Pregnancy Prevention. Councilmember Viagran seconded the motion. The motion prevailed by the following vote:

Aye: 10 - Mayor Taylor, Bernal, Toney, Viagran, Gonzales, Lopez, Aguirre-Rodriguez, Nirenberg, Krier and Gallagher

Absent: 1 - Saldaña

Mayor Taylor recused herself on the funding for Teen Pregnancy Prevention by exiting the Council Chambers and noting that she had submitted the recusal forms to the City Clerk.

Councilmember Lopez moved to approve the funding for Teen Pregnancy Prevention. Councilmember Viagran seconded the motion. The motion prevailed by the following vote:

Aye: 7 - Bernal, Toney, Viagran, Gonzales, Lopez, Aguirre-Rodriguez and Nirenberg

Nay: 2 - Krier and Gallagher

Absent: 1 - Saldaña

Abstain: 1 - Mayor Taylor

RECESSED

Mayor Taylor recessed the meeting at 9:45 am and announced that the meeting would resume at 2:00 pm for Zoning.

RECONVENED

Mayor Taylor reconvened the meeting at 2:03 pm and addressed the Zoning Items.

CONSENT ZONING ITEMS

Item Z-6 was pulled for individual consideration. Councilmember Toney moved to approve the remaining items under Consent Zoning: 29, P-1, Z-1, Z-2, Z-3, Z-4, Z-5, Z-7, Z-8, Z-9, and Z-10. Councilmember Lopez seconded the motion.

Mayor Taylor called upon Jack M. Finger to speak.

Mr. Jack M. Finger expressed concern with the Cell Phone Tower requested in Item 29. He spoke against the expansion of the Trailer Park (Item Z-7) and the Auto Paint and Body Shop (Item Z-9).

Faris Hodge, Jr. submitted written testimony in opposition to Item 29. He wrote in favor of the remaining Zoning Items (P-1 through Z-10).

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

Aye: 9 - Mayor Taylor, Bernal, Toney, Viagran, Lopez, Aguirre-Rodriguez, Nirenberg, Krier and Gallagher

Absent: 2 - Saldaña and Gonzales

2014-09-04-0031R

- 29.** 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.

2014-09-04-0663

- P-1.** 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)

2014-09-04-0664

- Z-1.** 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)

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 20, NCB 6009 TO WIT: FROM "R-4 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "NC AHOD" NEIGHBORHOOD COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT.

2014-09-04-0665

- Z-2.** 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.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 0.083 OF AN ACRE OUT OF LOTS 5 AND 6, BLOCK F, NCB 2564 TO WIT: FROM "RM-4 AHOD" RESIDENTIAL MIXED AIRPORT HAZARD OVERLAY DISTRICT TO "RM-4 HL AHOD" HISTORIC LANDMARK RESIDENTIAL MIXED AIRPORT HAZARD OVERLAY DISTRICT.

2014-09-04-0666

- Z-3.** 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.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 22.222 ACRES OUT OF NCB 35132 TO WIT: FROM "R-6 PUD" RESIDENTIAL SINGLE-FAMILY PLANNED UNIT DEVELOPMENT DISTRICT TO "R-4" RESIDENTIAL SINGLE-FAMILY DISTRICT.

2014-09-04-0667

Z-4. 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.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 9.681 ACRES OUT OF NCB 5132 TO WIT: FROM "R-6" RESIDENTIAL SINGLE-FAMILY DISTRICT TO "R-4" RESIDENTIAL SINGLE-FAMILY DISTRICT.

2014-09-04-0668

Z-5. 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.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOTS 11 AND 37, BLOCK 4, NCB 600 TO WIT: 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.

2014-09-04-0670

Z-7. 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.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 0.272 OF AN ACRE OUT OF NCB 11174 TO WIT: 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.

2014-09-04-0671

Z-8. 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.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: PARCEL 19, COUNTY BLOCK 4283 TO WIT: FROM "R-4 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "MHP AHOD" MANUFACTURED HOUSING PARK AIRPORT HAZARD OVERLAY DISTRICT.

2014-09-04-0672

Z-9. 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.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 5, BLOCK 21, NCB 15663 TO WIT: 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 PROVIDED ALL CONDITIONS IMPOSED BY THE CITY COUNCIL ARE ADHERED TO.

2014-09-04-0673

Z-10. 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.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 24 AND THE WEST 10.5 FEET OF LOT 7, NCB 12101 TO WIT: FROM "R-6 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "RM-5 AHOD" RESIDENTIAL MIXED AIRPORT HAZARD OVERLAY DISTRICT.

CONSENT ZONING CONCLUDED

ITEMS PULLED FOR INDIVIDUAL CONSIDERATION

2014-09-04-0669

Z-6. 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.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: 1.829 ACRES OUT OF LOT 28, BLOCK 1, NCB 10934 TO WIT: 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 PROVIDED ALL CONDITIONS IMPOSED BY THE CITY COUNCIL ARE ADHERED TO.

John Jacks presented Item Z-6 and stated that staff and the Zoning Commission recommend approval with the following conditions: 1) All auto paint and repair work shall occur indoors; 2) A Type B landscape buffer and six-foot tall solid screen fence shall be maintained along the entire west yard, and along the portion of the east yard that is shown as an outdoor storage area on the Specific Use Authorization Site Plan, subject to clear-vision regulations in the Unified Development Code; and 3) There shall be no making of noise which exceeds 70 decibels when measured from the property line. The manner of measuring noise shall be in compliance with Section 21-56 of the City Code relating to the method of noise measurement. He reported that of seven notices mailed; none were returned in favor or in opposition.

Councilmember Viagran stated that she was pleased that the applicant had worked with the Hot Wells Neighborhood Association and provided a copy of the Restrictive Covenants.

Councilmember Viagran moved to adopt the proposed ordinance with the conditions read by John Jacks. Councilmember Lopez seconded the motion. The motion prevailed by the following vote:

Aye: 9 - Mayor Taylor, Bernal, Toney, Viagran, Lopez, Aguirre-Rodriguez, Nirenberg, Krier and Gallagher

Absent: 2 - Saldaña and Gonzales

ADJOURNMENT

There being no further discussion, Mayor Taylor adjourned the meeting at 2:09 pm.

APPROVED

IVY R. TAYLOR
MAYOR

ATTEST:

LETICIA M. VACEK, TRMC/MMC
CITY CLERK