

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



DRAFT

Meeting Minutes

City Council B Session

City Hall Complex
105 Main Plaza
San Antonio, Texas 78205

Wednesday, January 17, 2018

2:00 PM

Municipal Plaza Building

The City Council of San Antonio convened in the “B” Room of the Municipal Plaza Building. City Clerk Leticia Vacek took the Roll Call noting the following Councilmembers present:

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

1. A Briefing on the City Wide Street Light Program. [Ben Gorzell, Chief Financial Officer]

Ben Gorzell stated that the City of San Antonio had 77,500 streetlights of different sizes and wattage depending on the street type. He noted that the most recent transition in streetlight technologies was from High Pressure Sodium (HPS) bulbs to Light Emitting Diode (LED) bulbs. He stated that the benefits of LEDs were reduced energy usage, reduced maintenance cost, and reduced cost of fuel. He noted that funding for the City Wide Street Light Program was based on savings resulting from the conversion from HPS to LED with savings to date valued at 4.8 Megawatts (MW) or 1,500 homes per year. He stated that revised LED pricing effective June 2016 would allow the city to retrofit 30,000 residential streetlights with an estimated savings of 2.6 MW or 806 homes per year. He noted that 22,500 streetlights remained for conversion and would be changed based on outages, availability, and cost. He stated that the Budget Process allocated \$3 million over three years to District 5 for

additional infill lighting to improve security and public safety and nearly 6,000 streetlights were added or retrofitted. He stated that the cost of retrofitting to date totaled \$24.2 million and reiterated that it paid for itself through savings. He noted that in addition to the funds for the District 5 Infill; EastPoint had \$500,000 for retrofitting from Tax Increment Reinvestment Zone and Community Block Grant Program Funds. Additionally, Councilmembers could allocate monies from their Discretionary Funds for other lighting projects.

Mr. Gorzell noted the spectrum differences between 4,000 Kelvin (K) LED Lights, 3,000K LED Lights, and 2,700K HPS Lights. He stated that CPS recommended a citywide standard of 4,000K Lights for highways and major roadways and 3,000K for residential roadways with exceptions for historic and cultural areas, as well as residential areas in need of enhanced security. He noted that the Downtown Lighting Project aimed to retrofit 1,500 streetlights to LEDs and upgrade poles and bases along key streets. He stated that some retrofits and pole upgrades were on hold pending the Downtown Lighting Master Plan. He provided an overview of the Downtown Lighting Master Plan and noted that a Request For Qualifications for such was issued in 2016 to assess downtown lighting performance, seek lighting expertise, gather stakeholder input, create maps and standards, and include park and architectural lighting. He noted that the plan would cost \$500,000 with half funded through savings from the Downtown Lighting Project and half from CPS Energy. He stated that Alderson & Associates was selected during the bidding process and would be forwarded to the full City Council for consideration at the next A Session.

Mr. Gorzell stated that the city was coordinating with CPS Energy on Smart City Lighting including a Smart Light Pilot Program in District 5 evaluating small light features, controls, and costs. He noted that Smart City Initiatives would likely require in excess of savings generated by retrofitting. He recommended that the city continue with retrofitting 30,000 residential street lights, move forward with the Downtown Master Plan Lighting Study, and finalize the cost-benefit analysis of the Smart Light Pilot Program.

Mayor Nirenberg asked of the status of the Dark Skies Program. Michael Shannon stated that a presentation on the expansion of the Dark Skies Program would go before the Community Health & Equity City Council Committee the following week and to the full City Council in February 2018.

Councilmember Treviño discussed the positive impacts of improved lighting on the quality of life for residents.

Councilmember Sandoval asked if savings as a result of the program would be available to pay for additional projects. Mr. Gorzell replied that savings currently only covered the cost of the retrofit projects. Councilmember Sandoval asked why the 4,000K Lights installed in

District 5 were not recommended for all residential areas. Mr. Gorzell replied that the choice was based on health and safety recommendations from industry experts. Richard Medina from CPS Energy stated that there were no overall standards and municipalities established their own based on local factors.

Councilmember Gonzales asked of expanding programs to historical areas. Mr. Gorzell replied that it was not within the scope of the Downtown Lighting Master Plan but additional areas could be addressed separately.

Councilmember Perry asked if a design process for the Downtown Lighting Master Plan or other areas of the city was necessary or if additions and replacements could be made similar to the program in District 5. Mr. Gorzell replied that because of the differing needs in various parts of the city, it was beneficial to utilize a contractor to handle the challenges of volume and planning but additional Master Plans were not planned at this time.

Councilmember Pelaez expressed support for the Downtown Lighting Master Plan and for consideration of future Lighting Master Plans for other areas of the city.

Councilmember Viagran asked that opportunities for public input be incorporated throughout the process of implementing the Downtown Lighting Master Plan.

Mayor Nirenberg thanked staff for the presentation.

2. A Briefing on the City-wide Legacy Business Registry and World Heritage Area Legacy Business Grant Pilot Program. [Lori Houston, Assistant City Manager; Colleen Swain, Director, World Heritage Office; Shanon Shea Miller, Director, Office of Historic Preservation

Shanon Shea Miller stated that the World Heritage Area Legacy Business Grant Pilot Program was part of the Living Heritage Initiative and ScoutSA through the Office of World Heritage. She noted that the Legacy Business Program was created based on feedback gathered during the World Heritage Symposia and the Living Heritage Symposium in September 2017. She stated that to qualify as a Legacy Business, businesses must be 20 years or older and contribute to the history, culture, and authentic identity of San Antonio. She noted that benefits of participation in the Legacy Business Registry included listings online and in print, a branded window decal, and specialized marketing and promotion opportunities.

Colleen Swain stated that Legacy Businesses within the World Heritage Buffer Zone or within a two mile radius of Missions Concepción, San José, San Juan, or Espada would be

eligible for the World Heritage Area Legacy Business Grant Pilot Program. She noted that visitors to the area would be connected to registered businesses through a mobile responsive website. She provided an outline of program components including grant matching up to \$10,000 for façade improvements, grant matching up to \$10,000 for landscaping, signage, and parking lot improvements, Capacity Building Courses, and access to low interest Interior Infrastructure Loans through LiftFund and the Local Initiatives Support Corporation (LISC). She stated that the Office of Historic Preservation would be responsible for review of applicant businesses and the World Heritage Office would provide a liaison to assist with applications and manage grant funding. She provided an overview of the grant funding process as a one-to-one matching basis. She noted that the program was modeled after the Northeast Corridor (NEC) Enhancement Matching Grant Program and could be layered with Operation Facelift. She stated that the program would be presented to the full City Council on February 8, 2018 for consideration. She noted that based on the results of the pilot; a similar program could be implemented citywide.

Councilmember Viagran expressed support for the programs and noted the benefits for Legacy Businesses.

Councilmember Courage asked if there was a nomination process for businesses to become part of the program. Mrs. Miller replied that citizens were invited to nominate businesses but the businesses would have to accept the nomination and agree to the requirements of the program. Councilmember Courage asked of the long-term commitments required of member businesses. Mrs. Miller replied that if the mission or nature of the business that had originally qualified it as a Legacy Business changed, it would lose its status.

Councilmember Pelaez asked how businesses would be held accountable for program requirements once grant funds were disbursed. Ms. Swain replied that there was a time limit to complete improvements funded through grants and if the time limit was exceeded or the work was substandard; the funds could be recouped.

Mayor Nirenberg thanked staff for the presentation.

EXECUTIVE SESSION

Mayor Nirenberg recessed the meeting into Executive Session at 3:25 pm to discuss the following:

- A. Economic development negotiations pursuant to Texas Government Code Section 551.087 (economic development).

- B. The purchase, exchange, lease or value of real property pursuant to Texas Government Code Section 551.072 (real property).
- C. Litigation related to opioid manufacturers, distributors, and promoters pursuant to Texas Government Code Section 551.071 (consultation with attorney).
- D. Deliberate issues related to the San Antonio Public Safety Radio System pursuant to Texas Government Code Sections 551.076 (security devices and audits) and 551.071 (consultation with attorney).
- E. Evaluation and duties of public officers or employees and any related legal issues pursuant to Texas Government Code Section 551.074 (personnel matters) and Texas Government Code Section 551.071 (consultation with attorney).
- F. Legal issues related to State statutes addressing SAPD field recording devices pursuant to Texas Government Code Section 551.071 (consultation with attorney).

RECONVENED

Mayor Nirenberg reconvened the meeting at 6:02 pm and announced that no action was taken in Executive Session. He noted that the Executive Session would resume after the business portion of the City Council Meeting the next day.

CITIZENS TO BE HEARD

Mayor Nirenberg called upon the citizens registered to speak.

Brian Petkovich, Lauren Eberhart, and Craig Sorgi representing Musicians Local 23 of the San Antonio Symphony spoke of the operational difficulties the Symphony had experienced and thanked City Council for their support to restore the current year's season. They expressed concern with services provided by the Tobin Center and asked for continued support.

Mark Perez expressed concern with local businesses not paying required fees or holding necessary permits.

Paul DiGiovanni representing Ideas for COSA asked that the city provide live streaming and

remote interaction options for City Council Meetings including Citizens to be Heard.

Delaney Tholen representing Ideas for COSA noted that an informal poll of the group indicated the top priorities for members were transportation and mobility, affordable housing, public education, basic infrastructure, and public health. She spoke in support of online engagement between constituents and elected representatives.

RECESSED

There being no further discussion, Mayor Nirenberg recessed the meeting at 6:22 pm.

APPROVED

RON NIRENBERG
MAYOR

ATTEST:

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