

# City of San Antonio



## AGENDA City Council A Session

City Hall Complex  
105 Main Plaza  
San Antonio, Texas 78205

---

**Thursday, April 28, 2016**

**9:00 AM**

**Municipal Plaza Building**

---

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

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

**12:00PM: Lunch Break**

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

**6:00PM: Adjourn**

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

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

### DISABILITY ACCESS STATEMENT

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

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

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

1. [16-2840](#) Invocation by Pastor Brent Saathoff, Bandera Road City Church, guest of Councilmember Cris Medina, District 7.

2. [16-2841](#) Pledge of Allegiance
3. [16-2842](#) Approval of Minutes for the Regular City Council Meetings of March 9 - 10, 2016

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

**ACTION ITEMS FOR STAFF BRIEFING**

4. [16-2517](#) Consideration of the following two items for contracts related to the River Barges and related concessions contract: [Lori Houston, Assistant City Manager; John Jacks, Interim Director, Center City Development]
- 4A. [16-2836](#) An Ordinance approving a professional services agreement with METALAB in an amount not to exceed \$400,000.00 to complete construction documents for watercraft design of a new river barge fleet and fabrication of a prototype barge.
- 4B. [16-2837](#) An Ordinance approving an amendment to the River Barge Concession Contract to extend the contract term through September 30, 2017 and to adjust ticket prices and percentage payment to the City effective May 1, 2016.

**CONSENT AGENDA**

**Purchase of Services, Supplies and Equipment**

5. [16-1968](#) An Ordinance authorizing the purchase of the following insurance policies for a period beginning May 1, 2016 through September 30, 2017 for a total cost of \$1,910,213.00, funded from the Liability Insurance Fund: (A) medical professional liability from Homeland Insurance Company of New York d/b/a OneBeacon Insurance Group; (B) airport owners and operators liability from Commerce and Industry Insurance Company; (C) aircraft hull and liability from Commerce and Industry Insurance Company; (D) crime liability from National Union Fire Insurance Company of Pittsburg; (E) fine arts liability from AXA Insurance Company; (F) property/equipment breakdown from Factory Mutual Insurance Company; and (G) inland marine from XL Specialty Insurance Company. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Director, Finance]

6. [16-2189](#) An Ordinance authorizing a contract with Due Amicis, Inc. dba Green Landscaping to provide landscaping, irrigation maintenance and repair services to the City's Human Services Department for an estimated amount of \$71,000.00 annually, funded from the FY2016 Operating Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Director, Finance]
7. [16-2300](#) An Ordinance accepting the offer from Vermeer Texas-Louisiana, Inc. to provide one replacement trailer mounted self-feeding brush chipper to the City's Transportation & Capital Improvements (TCI) Department, Stormwater Division for a total cost of \$81,575.00, funded from the Equipment Renewal and Replacement Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Director, Finance]
8. [16-2322](#) An Ordinance authorizing an amendment to the Magna equipment service agreement with Roche Diagnostics Corporation extending the term for an additional three year period for an annual cost of \$12,150.00. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Director, Finance]

### Capital Improvements

9. [16-2236](#) An Ordinance authorizing a task order to a Job Order Contract with Con-Cor, Inc., in an amount not to exceed \$122,142.52 for sewer line replacement at the Central Police Substation, a FY 2016 Deferred Maintenance Program funded project, located in Council District 5. [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

### Acquisition, Sale or Lease of Real Property

10. [16-1729](#) An Ordinance authorizing an amendment to an existing lease with the North American Development Bank for office space located in the City-owned International Center building at 203 South Saint Mary's Street in Council District 1. [Lori Houston, Assistant City Manager; John Jacks, Interim Director, Center City Development & Operations]
11. [16-2406](#) An Ordinance authorizing the 6th Renewal and Extension of Lease Agreement with Burkhart, Shannon and Holmes, dba Washington Place, for approximately 6,050 square feet of office space, located at 215 South San Saba in Council District 1, for the continued use by the

San Antonio Police Department's Regional Auto Crime Team program for a five-year term. [Lori Houston, Assistant City Manager; John Jacks, Interim Director, Center City Development & Operations]

### Grant Applications and Awards

12. [16-2539](#) An Ordinance authorizing the submission of an Early Head Start - Child Care Partnership grant application to the U.S. Department of Health and Human Services and acceptance upon award of \$2,656,800.00 for the period August 1, 2016 to July 31, 2017, a budget of \$3,321,000.00, which includes an in-kind match of \$664,200.00, and a personnel complement of 20 positions. [María Villagómez, Assistant City Manager; Melody Woosley, Director, Human Services]
13. [16-2379](#) An Ordinance authorizing the submission of a grant application in an amount up to \$865,211.00 to the Texas Automobile Burglary and Theft Prevention Authority for the Regional Auto Crimes Team Project; authorizing the acceptance of funds, upon award; authorizing an interlocal agreement between the City of San Antonio and the Bexar County Sheriff's Office related to the grant application; and approving a cash matching contribution of \$554,233.00 and an in kind matching contribution of \$2,136,944.00. [Erik Walsh, Deputy City Manager; William McManus, Chief, Police]
14. [16-2327](#) Consideration of two Ordinances related to the Air Traffic Control Tower project at Stinson Municipal Airport: [Carlos R. Contreras, Assistant City Manager; Noel T. Jones, Director, Aviation]
- 14A. [16-2838](#) An Ordinance authorizing an amendment increasing the total amount to a grant with the Texas Department of Transportation to \$573,990.00 for the design of the project; increasing the local matching share from \$53,763.00 to \$135,115.00; and, appropriating an additional \$81,351.20 from the Airport Capital Improvement Fund.
- 14B. [16-2839](#) An Ordinance authorizing an amendment increasing the total amount to a grant with the Texas Department of Transportation to \$4,4337,740.18 for the construction of the project; increasing the local matching share from \$2,135,649.00 to \$2,776,615.18; and, appropriating an additional \$640,966.18 from the Airport Capital Improvement Fund

**Boards, Commissions and Committee Appointments**

15. [16-2591](#) Consideration of the following Board, Commission and Committee appointments for the remainder of unexpired terms of office to expire May 31, 2017, 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 Frederick A. Andis (District 3) to the Building Standards Board.
- B) Appointing L.J. Cott (District 10) to the City/County Joint Commission on Elderly Affairs.
- C) Appointing Edward A. Garza (District 3) to the Historic and Design Review Commission.
- D) Reappointing Ruben J. De Leon (District 3) to the Ethics Review Board for the remainder of an unexpired term of office to expire April 25, 2018.

**Miscellaneous**

16. [16-2368](#) An Ordinance authorizing the negotiation and execution of contracts with Bexar Land Trust, Inc. d/b/a Green Spaces Alliance of South Texas and The Nature Conservancy not to exceed an aggregate of \$2,500,000.00 for real estate services under the 2015 Venue Sales Tax - Edwards Aquifer Protection Program, for an estimated period of five years. [María D. Villagómez, Assistant City Manager; Janet A. Martin, Interim Director, Parks and Recreation]
17. [16-2354](#) An Ordinance authorizing the execution of an Interlocal Agreement in the amount of \$476,901.00 with the San Antonio River Authority for project management and evaluation of the Edwards Aquifer Protection Program's \$10 million earmarked for recharge and water quality initiatives in Bexar County. [María D. Villagómez, Assistant City Manager; Janet A. Martin, Interim Director, Parks and Recreation]
18. [16-2560](#) A Resolution authorizing the Department of Planning and Community Development to prepare a Service Plan regarding the voluntary

annexation of the Nabors Property, approximately 202.79 acres located along Old Corpus Christi Highway and South IH 37, adjacent to the City limits and located in the southeast part of San Antonio's Extraterritorial Jurisdiction and Bexar County. [Peter Zanoni, Deputy City Manager; Bridgett White, Interim Director, Planning and Community Development]

### City Manager's Report

19. [16-2843](#) City Manager's Report  
A. Fiesta Recycling Update

**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.**

- Z-1.** [16-2431](#) ZONING CASE # Z2016035 (Council District 1): An Ordinance amending the Zoning District Boundary from "C-2 H HS AHOD" Commercial King William Historic Significant Airport Hazard Overlay District to "C-2NR IDZ H HS AHOD" Commercial Noise Restrictive Infill Development Zone King William Historic Significant Airport Hazard Overlay District on 0.14 of an acre out of NCB 935 located at 1036 South Alamo Street. Staff and Zoning Commission recommend Approval.
- P-1.** [16-1927](#) PLAN AMENDMENT # 16025 (Council District 2): An Ordinance amending the future land use plan of the Government Hill Neighborhood Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use of 0.47 acres out of NCB 488, located at 1604 North Hackberry Street from "Neighborhood Commercial" to "High Density Residential." Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2016087)
- Z-2.** [16-2303](#) ZONING CASE # Z2016087 (Council District 2): An Ordinance amending the Zoning District Boundary from "C-1 AHOD" Light Commercial Airport Hazard Overlay District to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with

Single-Family Homes not to exceed 33 units per acre on 0.47 acres out of NCB 488 located at 1604 North Hackberry Street. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 16025)

- Z-3.**    [16-2302](#)    ZONING CASE # Z2016003 CD (Council District 2): An Ordinance amending the Zoning District Boundary from "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with Conditional Use for Manufactured Home/Oversized Vehicle Sales, Service and Storage on 5.421 acres of land out of NBC 13811 located at 5315, 5319, and 5331 Sherri Ann Road. Staff and Zoning Commission recommend Approval.
- Z-4.**    [16-2414](#)    ZONING CASE # Z2016104 (Council District 2): An Ordinance amending the Zoning District Boundary from "R-6 AHOD" Single-Family Residential Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District on Lot P-22, NCB 15894, located at 7004 Walzem Road. Staff and Zoning Commission recommend Approval.
- Z-5.**    [16-2410](#)    ZONING CASE # Z2016101 (Council District 3): An Ordinance amending the Zoning District Boundary from "MR AHOD" Military Reservation Airport Hazard Overlay District to "C-2NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District on 11.816 acres of land out of NCB 10879, generally located at the 3800 Block of Lyster Road at the intersection of Goliad Road. Staff and Zoning Commission recommend Approval.
- Z-6.**    [16-2413](#)    ZONING CASE # Z2016103 CD (Council District 3): An Ordinance amending the Zoning District Boundary from "R-4 CD AHOD" Residential Single-Family Airport Hazard Overlay District with Conditional Use for a Health and Wellness Center to "R-4 CD AHOD" Residential Single-Family Airport Hazard Overlay District with a Conditional Use for a Professional Office on Lot 7, Block 32, NCB 9642, located at 527 Offer Street. Staff and Zoning Commission recommend Approval.
- Z-7.**    [16-2588](#)    ZONING CASE # Z2016081 CD (Council District 3): An Ordinance amending the Zoning District Boundary from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "R-4 CD

AHOD" Residential Single-Family Airport Hazard Overlay District with Conditional Use for a Professional Office on the East half of Lot 11 and Lot 12, Block 48, NCB 3316 located at 646 East Rigsby Avenue. Staff and Zoning Commission recommend Approval. (Continued from April 7, 2016)

- P-2.**    [16-2191](#)    PLAN AMENDMENT # 16029 (Council District 8): An Ordinance amending the future land use plan contained in the North Sector Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use of 6.142 acres of land out of NCB 17204, 29.711 acres of land out of NCB 14862, and Lot 9, Block 2, NCB 14862, generally located in the 6400 Block of Babcock Road and 6300 Block of Melissa Ann Street from "Suburban Tier" and "Civic Center" to "Suburban Tier." Staff recommends Approval. Planning Commission recommends Denial. (Associated Zoning Case Z2016097)
- Z-8.**    [16-2192](#)    ZONING CASE # Z2016097 (Council District 8): An Ordinance amending the Zoning District Boundary from "MF-33" Multi-Family Residential District to "RM-4" Residential Mixed District on 27.031 acres of land out of NCB 14862 and 6.142 acres of land out of NCB 17204 and to "C-2" Commercial District on 2.6800 acres of land out of NCB 14862, generally located in the 6400 Block of Babcock Road and the 6300 Block of Melissa Ann Street. Staff recommends Approval, pending Plan Amendment. Zoning Commission recommends Denial. (Associated Plan Amendment 16029)
- Z-9.**    [16-2306](#)    ZONING CASE # Z2016100 S (Council District 10): An Ordinance amending the Zoning District Boundary from "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-2 S AHOD" Commercial Airport Hazard Overlay District with Specific Use Authorization for Convenience Store with Gasoline and Carwash on Lot P-3B, NCB 16592 located 15311 Lookout Road. 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.