

# City of San Antonio



## AGENDA City Council A Session

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

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Thursday, March 12, 2015

9:00 AM

Municipal Plaza Building

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

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

**12:00PM: Lunch Break**

**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. [15-1961](#) Invocation by Sister Stephanie Martinez, Blessed Sacrament Academy, guest of Councilmember Rebecca J. Viagran, District 3.

2. [15-1962](#) Pledge of Allegiance
3. [15-1964](#) Approval of Minutes for the Regular City Council Meetings of February 11 -12, 2015.
4. [15-1963](#) Councilmember Alan E. Warrick will be sworn-in as Mayor Pro-Tem, serving the term of March 21, 2015 through May 31, 2015, or until such time as City Councilmember's successor is elected and qualified for office.

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

**ACTION ITEMS FOR STAFF BRIEFING**

5. [15-1940](#) Briefing and possible action on legislation filed in the 84th Regular State Legislative Session, an update on the status of proposed State legislation and its impact on the City of San Antonio. [Carlos Contreras, Assistant City Manager; Jeff Coyle, Director, Intergovernmental Relations]
6. [15-1872](#) Consideration of the following in connection with the Refinancing of Certain Educational and Housing Facilities for the University of the Incarnate Word: [Ben Gorzell, Jr., Chief Financial Officer; Troy Elliott, Director of Finance]

*At this time, the City Council of the City of San Antonio will recess and convene as the Board of Directors of the City of San Antonio, Texas Education Facilities Corporation to consider the following:*

- 6A. [15-1965](#) A Resolution of the Board of Directors of the City of San Antonio, Texas Education Facilities Corporation approving and authorizing the execution of a loan agreement by and among the City of San Antonio, Texas Education Facilities Corporation, the University of the Incarnate Word, and DNT Asset Trust, a Delaware business trust and wholly-owned subsidiary of JPMorgan Chase Bank, N.A., for the purpose of refinancing certain educational and housing facilities previously financed for the University and an affiliated educational institution; and approving and authorizing the execution of all other instruments and procedures related thereto.

*At this time, the Board of Directors of the City of San Antonio, Texas Education Facilities Corporation will adjourn and the City Council of the City of San Antonio will reconvene to consider the following:*

- 6B.**    [15-1966](#)    A Resolution by the City Council of the City of San Antonio, Texas regarding approval for purposes of Section 147(f) of the Internal Revenue Code, of a tax exempt loan agreement by and among the City of San Antonio, Texas Education Facilities Corporation, the University of the Incarnate Word, and DNT Asset Trust, a Delaware business trust and wholly-owned subsidiary of JPMorgan Chase Bank, N.A.

## CONSENT AGENDA

### Purchase of Services, Supplies and Equipment

7.        [15-1514](#)    An Ordinance authorizing the City to continue to utilize the State of Texas Department of Information Resources contracts for an additional amount up to \$36 million to provide the City with information technology hardware, software, professional and technical services, telecommunication services, and maintenance and support services. [Ben Gorzell, Chief Financial Officer; Hugh Miller, Director, Information Technology Services]
8.        [15-1778](#)    An Ordinance awarding a contract to TCL Construction Enterprises, Inc. for a Labor and Material Contract for Concrete Work in San Antonio parks for an estimated amount of \$729,930.50, providing labor and concrete material for park operations as needed and in accordance with the annual adopted budget approved by City Council. [Gloria Hurtado, Assistant City Manager; Xavier Urrutia, Director, Parks and Recreation]

### Capital Improvements

9.        [14-3234](#)    An Ordinance for Dreamwood Drive Bridge a 2012-2017 General Obligation Bond Project, located in Council District 10, accepting the lowest responsive bid and awarding a construction contract to E-Z Bel Construction, LLC in an amount not to exceed \$917,023.96 of which \$75,408.00 will be reimbursed by San Antonio Water Systems and \$25,017.50 will be reimbursed by CPS Energy and authorizing a payment of up to \$150,000.00 for project acceleration costs associated with additional overhead and overtime. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]
10.      [14-3235](#)    An Ordinance for the construction of the East Commerce Street Bridge

and the East Commerce (North Rio Grande to East Houston Street) Street Improvements Project, both 2012-2017 General Obligation Bond funded projects, located in Council District 2, accepting the lowest responsive bid and awarding a construction contract to Capital Excavation, in the amount of \$9,556,267.60, of which \$2,872,787.70 will be reimbursed by San Antonio Water Systems (SAWS) and \$174,605.20 will be reimbursed by CPS Energy, and authorizes a payment of up to \$300,000 for project acceleration costs associated with additional overhead and overtime. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportations & Capital Improvements]

11. [14-3447](#) An Ordinance for the Alamo Plaza Visitor Center Renovation Project, a 2014 Hotel Occupancy Tax Funded Project, located in Council District 1, accepting the lowest responsive bid and awarding a construction contract, including an additive alternate, in an amount not to exceed \$298,595.00, payable to Breda Construction Inc. of which \$27,172.00 is being appropriated from the Hotel Occupancy Tax fund. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]
12. [15-1270](#) An Ordinance for Quail Creek Tributary Drainage, a 2012-2017 Bond funded project, located in Council District 10, accepting the lowest responsive bid and awarding a construction contract to Capital Excavation Company in an amount not to exceed \$2,099,290.15 of which \$460,226.65 will be reimbursed by San Antonio Water Systems and \$17,955.00 will be reimbursed by CPS Energy. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]
13. [15-1336](#) An Ordinance for the Southside Lions Park Improvements Project, a 2012-2017 Bond-funded project, located in Council District 3, accepting the lowest responsive bid and awarding a construction contract in the amount of \$479,000.00 to CGC General Contractors, Inc. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]
14. [15-1772](#) An Ordinance authorizing a Job Order Contract for roof renovations at the Commander's House in an amount of \$181,423.95, funded from the Parks and Recreation General Fund operating budget, payable to F.A. Nunnally, located in Council District 1. [Gloria Hurtado,

Assistant City Manager; Xavier Urrutia, Director, Parks & Recreation]

15. [15-1474](#) Consideration of the following two items related to the Lone Star Recreational Facility, a 2012-2017 Bond Program project, located in Council District 5: [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvement]
- 15A. [15-1969](#) An Ordinance authorizing the execution of a Funding Agreement with the Boys and Girls Clubs of San Antonio in an amount not to exceed \$1,850,000.00 for the development of a recreational facility in the Lone Star neighborhood, located in Council District 5.
- 15B. [15-1970](#) An Ordinance authorizing the execution of a 20 year rent free ground lease of an approximately 1.979 acre parcel located at 829 Nogalitos Street from the Boys and Girls Clubs of San Antonio and a 20 year rent free lease-back of the same property to the Boys and Girls Clubs of San Antonio for construction and operation of a recreational facility.

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

16. [15-1586](#) An Ordinance for the Cupples Road (Merida St. to Castroville Rd.) Project, a 2012-2017 Bond Program-funded project, located in Council District 5; authorizing the acquisition, through negotiation or condemnation, of approximately 0.1894 acres for interests in land sufficient for project purposes in a portion of five parcels of privately-owned real property located in NCBs 9564, 9563, 3686 and 3685; and declaring it to be a public use project for the acquisition and authorizing expenditures not to exceed \$191,500.00, payable to the selected title company, for land, relocation, litigation expenses and associated title fees. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]
17. [15-1784](#) An Ordinance authorizing Amendment No. 1 to the Land Use Agreement with CPS Energy at Calaveras Park and Amendment No. 1 to the Sublease Agreement with East Central Independent School District at Calaveras Park for the purpose of providing on-going recreational and sports programs, and services to the community, through East Central Independent School District. [Gloria Hurtado, Assistant City Manager; Xavier D. Urrutia, Director, Parks & Recreation]

18. [15-1774](#) Consideration of the following Ordinances related to the Linear Creekway Development Project [Gloria Hurtado, Assistant City Manager; Xavier Urrutia, Director, Parks & Recreation]
- 18A. [15-1967](#) An Ordinance authorizing the acquisition through condemnation of approximately 9.3 acres in NCB 10845 located along Salado Creek in Council District 3 for the Linear Creekway Development Project, a 2010 Proposition 2 Sales Tax Initiative funded project; property being in the City of San Antonio, Bexar County, Texas; declaring the Linear Creekway Development Project on aforementioned waterway to be a public project for public use; declaring public necessity for the acquisition of privately owned real property; and authorizing the City Attorney and/or designated special counsel to file eminent domain proceedings.
- 18B. [15-1968](#) An Ordinance authorizing the acquisition through donation and/or good faith negotiations of approximately 37.0 acres of land located in NCB 10568 and 12175 along Salado Creek in Council District 2, NCB 13962 and 14859 along Leon Creek in Council Districts 4 and 8, and NCB 17635 along Culebra Creek in Council District 6 for the Linear Creekway Development Project, a 2010 Proposition 2 Sales Tax Initiative funded project.
19. [15-1212](#) Consideration of the following Ordinances related to the Department of Human Services and the Family Services Association of San Antonio: [Peter Zanoni, Deputy City Manager; Mike Etienne, Director, EastPoint & Real Estate Services Office]
- 19A. [15-1971](#) An Ordinance authorizing the execution of a Sublease Agreement between the City of San Antonio as Sublessee and Family Service Association of San Antonio, Inc. as Lessee for the continued use of approximately 1,615 square feet of office space located at 3014 Rivas St., The Neighborhood Place, for a five-year term.
- 19B. [15-1972](#) An Ordinance authorizing the execution of a Lease Agreement between the City of San Antonio as Landlord and Family Service Association of San Antonio, Inc. as Tenant for the continued use of approximately 630 square feet of office space located at 2806 E. Commerce, The Claude Black Community Center, for a five-year term.

**Grant Applications and Awards**

20. [15-1783](#) An Ordinance authorizing the submission of a grant application and the acceptance of up to \$1,000,000.00 upon award from the Texas Parks & Wildlife Department for the funding of a new baseball field and associated amenities at the Eastside Boys & Girls Club in Martin Luther King Park in Council District 2 and authorizing a funding agreement with the Boys & Girls Clubs of San Antonio in the amount of the award [Gloria Hurtado, Assistant City Manager; Xavier D. Urrutia, Director, Parks & Recreation]
21. [15-1825](#) An Ordinance authorizing allocation of U.S. Department of Housing and Urban Development Housing Opportunities for Persons With AIDS grant funding in the amount of \$69,875.00 to Alamo Area Resource Center, \$11,274.00 to BEAT AIDS Coalition Trust, Inc., \$197,903.70 to San Antonio AIDS Foundation for a combined total of \$279,052.70 for Supportive Services and Housing Support; and related contract amendments. [Gloria Hurtado, Assistant City Manager; Melody Woosley, Director, Human Services]

**Boards, Commissions and Committee Appointments**

22. [15-1845](#) 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 Maryann Jarrell (District 10) to the SA2020 Commission on Education.
- B) Appointing Thursten D. Simonsen (District 10) to the Citizens Environmental Advisory Committee.

**Miscellaneous**

23. [15-1881](#) An Ordinance approving a local contribution in the amount of \$40,616.00 to the Events Trust Fund in anticipation of reimbursement of up to \$294,463.00 from the State Comptroller for eligible expenses related to 2015 Valero Alamo Bowl, authorizing the execution of a

- reimbursement Agreement with the San Antonio Bowl Association for reimbursement of conference fees totaling up to \$253,847.00, contingent upon State reimbursement, and authorizing payment upon the receipt of such funds from the Events Trust Fund. [Ed Belmares, Assistant City Manager; Michael J. Sawaya, Director, Convention & Sports Facilities]
24. [15-1873](#) An Ordinance approving appointments to the Workforce Solutions Alamo Board of Directors; and approving the WSA Local Plan for 2014-2015. [Carlos Contreras, Assistant City Manager; Rene Dominguez, Director, Economic Development Department]
25. [15-1921](#) An Ordinance authorizing an amendment to the existing contract with United HealthCare Insurance Company, the City's Third Party Administrator for the City's self-funded medical plans, to extend for one additional year through Plan Year 2016; and amending the fee terms for Plan Year 2016 to decrease administrative fees resulting in total net fee paid to UHC of approximately \$4.1 million in 2016. [Ben Gorzell, Chief Financial Officer; Lori Steward, Interim Human Resources Director]
26. [15-1931](#) An Ordinance authorizing an amendment to the existing contract with Buck Consultants, LLC, to extend the term of the contract for an amount up to \$275,000.00 beginning June 19, 2015 through December 31, 2015; and amending the contract to allow for continued services to include actuarial analysis, cost analysis, and review of active and retired civilian medical plan designs. [Ben Gorzell, Jr., Chief Financial Officer; Lori Steward, Interim Director Human Resources]
27. [15-1827](#) A Resolution of Support for Venado Parque a multi-family rental housing development project located in the southeast quadrant of Loop 1604 and Huebner Road seeking 2015 Competitive 9% Housing Tax Credits from the Texas Department of Housing and Community Affairs. [Peter Zaroni, Deputy City Manager; John Dugan, Director, Planning and Community Development]
28. [15-1369](#) An Ordinance authorizing the selection of Lockwood, Andrews & Newnam, Inc. and Cobb Fendley & Associates for execution of two On-Call Professional Services Agreements each in an amount not to exceed \$225,000.00 per year for an option to extend for one additional year for civil engineering consulting services associated with federally



funded projects, located city-wide. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

29. [15-1402](#) An Ordinance authorizing the execution of an Interlocal Agreement between the City of San Antonio and the San Antonio River Authority and authorizing payment to SARA to complete the “Outfall Mapping Project”, and the “Drainage Master Plan” Project, in an amount not to exceed \$2,400,000 for services supporting sustainable land use and for the development, management, and operation of storm water related programs, projects, and activities; and appropriating \$2,000,000.00 from the Storm Water Regional Facility Fund for this purpose. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]
30. [15-1408](#) An Ordinance authorizing the execution of an Interlocal Agreement with Bexar County for the Flood Control Capital Project "Prue Road at French Creek (LC-6)" located in Council District 8 and authorizing payment to Bexar County in an amount not to exceed \$211,061.33 available from 2007-2012 General Obligation Bond Funds. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]
31. [15-1671](#) An Ordinance authorizing one Task Order Contract for On-Call demolition services with LaSalle Affordable Builders, LLC, in an amount not to exceed \$694,075.00 per year, with an option to renew the agreement for three one-year extensions under the same terms and conditions.[Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]

### City Manager's Report

32. [15-1982](#) City Manager's Report  
A. Center City Development Office Update - HOPE Program

**THE CITY COUNCIL WILL RECESS FOR LUNCH AT NOON AND RECONVENE TO CONSIDER ANY UNFINISHED COUNCIL BUSINESS**

### 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.

