

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



**FINAL  
Meeting Minutes  
City Council A Session**

City Hall Complex  
105 Main Plaza  
San Antonio, Texas 78205

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Thursday, April 20, 2017

9:00 AM

Municipal Plaza Building

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

**PRESENT:** 11 - Mayor Taylor, Treviño, Warrick, Viagran, Saldaña, Gonzales, Lopez, Medina, Nirenberg, Krier and Gallagher

Mrs. Vacek announced that Councilmember Saldaña was testifying in Austin on behalf of the city and would be in attendance this afternoon.

1. The Invocation was delivered by Reverend Rodolfo Caballero, Pastor, Prince of Peace Catholic Church, guest of Councilmember Ray Lopez, District 6.
2. Mayor Taylor led the Pledge of Allegiance to the Flag of the United States of America.
3. Approval of Minutes for the Regular City Council meetings of March 8-9, 2017.

Councilmember Gallagher moved to approve the Minutes for the Regular City Council

meetings of March 8-9, 2017. Councilmember Krier seconded the motion. The motion prevailed by the following vote:

**AYE:** 10 - Mayor Taylor, Treviño, Warrick, Viagran, Gonzales, Lopez, Medina, Nirenberg, Krier and Gallagher

**ABSENT:** 1 - Saldaña

### **POINT OF PERSONAL PRIVILEGE**

Councilmember Viagran reported that the Mission Branch Library had been recognized by the San Antonio Chapter of the American Institute of Architects where they gave top honors to Muñoz and Company for their architectural design last year. She highlighted the Silver LEED Certification Strategies they employed and thanked everyone for their great work on the project. She added that Muñoz and Company was celebrating 90 years as an architectural firm under various names and congratulated them on their achievements. Mr. Steve Tillotson thanked the City Council for the recognition and spoke of the exemplary design of the Mission Branch Library. The City Council congratulated Muñoz and Company on their great work.

Councilmember Krier recognized Dan Parman who passed away last week. He highlighted Mr. Parman's dedication to District 9 and noted his many accomplishments to include the building of Stone Oak, Dan Parman Library, and advocating for Panther Springs Park. Mayor Taylor offered her condolences to the Parman Family and stated that she appreciated Mr. Parman's many contributions to the community.

### **CONSENT AGENDA ITEMS**

Items 5, 11A, 11B, 11C, 11D, 11E, 12, 21, 24, and 25 were pulled for Individual Consideration. Councilmember Warrick moved to approve the remaining Consent Agenda Items. Councilmember Treviño seconded the motion.

Mayor Taylor called upon Rhett Smith to speak. Mr. Smith referenced the Memorandum of Understanding with the U.S. Department of Justice, Bureau of Alcohol, Tobacco, Firearms, and Explosives (Item 22). He noted the importance of technology but expressed concern with guns and violence.

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

**AYE:** 10 - Mayor Taylor, Treviño, Warrick, Viagran, Gonzales, Lopez, Medina, Nirenberg, Krier and Gallagher

**ABSENT:** 1 - Saldaña

**2017-04-20-0246**

4. An Ordinance authorizing a contract amendment with the Texas Department of State Health Services to allow the Office of the City Clerk continued on-line access to birth records for the term of September 1, 2017 through August 31, 2018. [Leticia M. Vacek, City Clerk]

**2017-04-20-0248**

6. An Ordinance authorizing the following contracts establishing unit prices for goods and services for an estimated annual cost of \$380,000.00: (A) Ergon Asphalt & Emulsions, Inc. for Onyx mastic surface sealer, (B) Liberty Tire Recycling, LLC for processing waste tires, (C) Nagels North America, LLC for thermal magnetic strip tickets, and (D) Dun & Bradstreet for the renewal of an annual contract for D&B Supplier Risk Manager reporting services. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2017-04-20-0249**

7. An Ordinance authorizing a change order in the amount of \$381,654.00 and authorizing payment to J3 Company, LLC for the \$14.8 million Redland Road North Project to provide for additional excavation needed for the installation of box culverts throughout the scope of the project, a 2012-2017 General Obligation Bond funded project, located in Council District 9. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

**2017-04-20-0250**

8. An Ordinance authorizing the sale and disposition of surplus property owned by the Urban Renewal Agency for the City of San Antonio d/b/a the Office of Urban Redevelopment - San Antonio located at 1007 Piedmont in Council District 2 to Chapawu Properties, LLC for the sum of \$4,400.00 and associated closing costs, and the properties located at 5215 Trading Post and 7 lots located near the intersection of Vista Valley and Walnut Valley Drive in Council District 4 to Romo Construction Services, LLC for the cumulative sum of \$10,000.00 and associated closing costs. [Lori Houston, Assistant City Manager; John Jacks, Interim Director, Center City Development & Operations]

**2017-04-20-0251**

9. An Ordinance approving the assignment of a license agreement from SAT Neisner to Hotel 409 East Houston OPCP, L.P., the new owner of the Towneplace Suites Hotel, for encroachments into public space. [Lori Houston, Assistant City Manager; John

Jacks, Interim Director, Center City Development and Operations Department]

**2017-04-20-0252**

10. An Ordinance authorizing the execution of the 1st Renewal and 1st Amendment to Master Lease and Management Agreement with the Jefferson Woodlawn Lake Community Development Corporation for the continued use of the City-owned property known as the Travis Building, located at 1800-1814 Fredericksburg Road, in City Council District 1, for a term of ten years. [Lori Houston, Assistant City Manager; John Jacks, Interim Director, Center City Development & Operations]

**2017-04-20-0259**

13. An Ordinance authorizing a Second Amendment of the Food Services Agreement for the Alamodome with SAVOR Black Tie Joint Venture. [Carlos Contreras, Assistant City Manager; Michael J. Sawaya, Director, Convention and Sports Facilities]

**2017-04-20-0260**

14. An Ordinance authorizing the creation of a memorial designation of “Archbishop Patrick Flores Memorial Way” on a portion of W. Woodlawn Ave. between N. Zarzamora and Bandera Road. [Roderick J. Sanchez, Assistant City Manager; Mike Shannon, Interim Director, Development Services]

**2017-04-20-0017R**

15. A Resolution approving a Bexar County tax abatement for the redevelopment of adjoining buildings at 305 East Houston and 315 East Houston, within the boundary of the Houston Street Tax Increment Reinvestment Zone in Council District 1. [Carlos Contreras, Assistant City Manager; Rene Dominguez, Director, Economic Development]

**2017-04-20-0261**

16. An Ordinance authorizing the extension of line-of-duty injury leave for San Antonio Fire Department Fire Engineer Frank Menchaca. [Erik J. Walsh, Deputy City Manager; Charles N. Hood, Fire Chief]

**2017-04-20-0262**

17. An Ordinance authorizing the extension of line-of-duty injury leave for San Antonio Fire Department Firefighter Francisco Bryand Jr. [Erik J. Walsh, Deputy City Manager; Charles N. Hood, Fire Chief]

**2017-04-20-0263**

18. An Ordinance authorizing the execution of a Sports License Agreement with Alamo City Rugby Football Club, Inc. for use and maintenance of sports fields located at

Brooks Park located in Council District 3 for a five year term beginning May 1, 2017, and ending April 30, 2022; no City funds are associated with this action. [María Villagómez, Assistant City Manager; Xavier D. Urrutia, Director, Parks & Recreation]

**2017-04-20-0264**

19. An Ordinance authorizing the execution of a Funding Agreement with Eastside Christian Action Group in the amount of \$25,000.00 to support the operations and management of Wheatley Heights Sports Complex, located at Martin Luther King Park in Council District 2; and redirecting \$25,000.00 from the FY 2017 Midnight Basketball program. [María Villagómez, Assistant City Manager; Xavier D. Urrutia, Director, Parks & Recreation]

**2017-04-20-0265**

20. An Ordinance authorizing the City Manager or designee to enter into a funding agreement with the Municipal Golf Association San Antonio (MGA-SA) for an erosion control project at Willow Springs Golf Course in the amount of \$600,000.00 of which 50% will be funded by MGA-SA and 50% funded by the City's Facilities Fund and authorizing the appropriation of funds. [Maria Villagomez, Assistant City Manager; Xavier D. Urrutia, Director, Parks and Recreation]

**2017-04-20-0267**

22. An Ordinance authorizing the ratification of a Memorandum of Understanding between the San Antonio Police Department and the U.S. Department of Justice, Bureau of Alcohol, Tobacco, Firearms and Explosives, establishing and defining a partnership that will result in an ATF National Integrated Ballistic Information Network system located at the SAPD. [Erik Walsh, Deputy City Manager; William P. McManus, Chief of Police]

**2017-04-20-0268**

23. An Ordinance authorizing a five month extension of the contract with SST, Inc., for a gunshot detection system pilot program at a cost of \$108,333.33 through September 26, 2017 to allow the San Antonio Police Department to complete an analysis and evaluation of the technology. [Erik Walsh, Deputy City Manager; William P. McManus, Chief of Police]

**CONSENT ITEMS CONCLUDED**

**ITEMS PULLED FOR INDIVIDUAL CONSIDERATION**

City Clerk Vacek read the caption for Item 5:

**2017-04-20-0247**

5. An Ordinance authorizing the execution of a Professional Services Agreement with Event Professional Services, LLC in the amount of \$150,000.00 for a term of one year to provide project management services for Small, Minority, Women and African-American owned construction businesses currently working or aspiring to procure construction contracts with the City of San Antonio. [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

Christi Chapman presented a brief powerpoint regarding the professional services agreement with Event Professional Services, LLC. She highlighted the Diversity Action Plan Goal to increase participation of Small, Minority, and Women-owned Business Enterprises (S/M/WBE). She stated that the Management Technical Assistance Program was created as a direct result and Phase 1 was implemented in September 2014. She noted that Phase 2, Project Management, would begin this month and included on-site training and education on best practices, quality assurance, estimating, and scheduling. She provided an overview of the S/M/WBE and African American Business Enterprise (AABE) participation in city contracts. She mentioned that continued efforts would include an update of the Diversity Action Plan.

Mayor Taylor called upon Edward Hardemon to speak. Mr. Hardemon stated that he was an electrical contractor and had been in business for over 20 years. He spoke of his company's great experience in the Technical Assistance Program and spoke in support of the recommendation.

Councilmember Warrick asked if there would be more primes or subcontractors at the end of the contract. Courtney McClure replied that there would be more of both but mainly primes. Councilmember Warrick asked of the Technical Assistance Program. Mr. McClure stated that Phase 1 was one-on-one training conducted in a classroom setting and Phase 2 would be administered in the field.

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

**AYE:** 10 - Mayor Taylor, Treviño, Warrick, Viagran, Gonzales, Lopez, Medina, Nirenberg, Krier and Gallagher

**ABSENT:** 1 - Saldaña

Items 11A-E were addressed jointly. City Clerk Vacek read the captions for Items 11A-11E:

- 11.** Consideration of the following Ordinances, on behalf of the San Antonio Water System (SAWS), authorizing the acquisition through negotiation or condemnation, of interests in privately owned real property for the rehabilitation and operation of the SAWS sanitary sewer infrastructure system and declaring the projects to be public use projects and a public necessity: [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

**2017-04-20-0253**

- 11A.** Acquisition of approximately seventeen (17) parcels located in NCB 3640, 3628, 8288, 8898, 8895, 8893, 8891, & 8887 for the C5/C28 Phase 3 - SAWS sewer main pipeline from Culebra-Castroville to Laredo & Zarzamora Creek, San Gabriel located in Council District 5.

**2017-04-20-0254**

- 11B.** Acquisition of approximately twenty-two (22) parcels located in NCB 12163, 12523, 13500, 13569, and 14326; and CB 11220, 11230, 14540, 14930, 22170 and 98561 for the E-19 Segment II: Seguin Road to Nacogdoches Road - SAWS sewer main pipeline along Salado Creek from Rittiman Road to a point just north of NE Loop 410 in Council Districts 2 and 10.

**2017-04-20-0255**

- 11C.** Acquisition of properties located in NCB 8644, 11964, 13733, 13748, 13752, 13753, 17285, 17440 and CB 5013 for the E-20 Wurzbach Parkway: Jones Maltsberger to Nacogdoches - SAWS sewer main pipeline along Salado Creek and Wurzbach Parkway from a point south of Nacogdoches Road to Jones Maltsberger Road in Council Districts 9 and 10.

**2017-04-20-0256**

- 11D.** Acquisition of approximately twenty-five (25) parcels located in NCB 10881, NCB 10846, NCB 18239, NCB 10852, NCB 10615, NCB 12887, NCB 10780, and NCB 10849 for the East Sewershed Package 3 - Rosillo Creek Outfall - SAWS sewer main pipeline at Rosillo Creek from FM 1346 to just south of WW White in Council Districts 2 and 3.

**2017-04-20-0257**

- 11E.** Acquisition of approximately 10 parcels located in NCB 11493, 15330, and 15331 for the W-1 Leon Creek - Hwy 151 to Hwy 90 Project - SAWS sewer main pipeline along Leon Creek from a point approximately 3,200 linear feet north of Hwy 151 on Leon Creek to a point approximately 4,000 linear feet south of Highway 151 on Leon

## Creek in Council District 6.

Councilmember Lopez moved that the City of San Antonio authorize the use of the power of eminent domain to acquire property in Bexar County for the SAWS Sanitary Sewer Infrastructure System public use project by acquiring the following properties along the routes described by the City Clerk and incorporated as part of this Motion. Councilmember Medina seconded the motion.

City Clerk Vacek read the property descriptions:

Item 11A. All or part of approximately seventeen (17) parcels located in New City Blocks 3640, 3628, 8288, 8898, 8895, 8893, 8891, and 8887, on Landa Ave. from Matyear Street to N. General McMullen along Zarzamora Creek and terminating at N. San Gabriel as well as from W. Houston Street, northwest to Culebra Road.

Item 11B. All or part of approximately twenty-two (22) parcels located in New City Blocks 12163, 12523, 13500, 13569, 14326 as well as County Blocks 11220, 11230, 14540, 14930, 22170 and 98561, along Salado Creek from Rittiman Road to a point just north of NE Loop 410.

Item 11C. All or part of approximately sixteen (16) parcels located in New City Blocks 8644, 11964, 13733, 13748, 13752, 13753, 17285, 17440 as well as County Block 5013, along Salado Creek and Wurzbach Parkway from a point south of Nacogdoches Road to Jones Maltzberger Road.

Item 11D. All or part of approximately twenty-five (25) parcels located in New City Blocks 10881, 10846, 18239, 10852, 10615, 12887, 10780, and 10849, along Rosillo Creek from FM 1346 to just south of WW White Road.

Item 11E. All or part of approximately 10 parcels located in New City Blocks 11493, 15330, and 15331, along Leon Creek from a point approximately 3,200 linear feet north of Hwy 151 on Leon Creek to a point approximately 4,000 linear feet south of Hwy 151 on Leon Creek.

The motion to approve Items 11A-11E prevailed by the following vote:

**AYE:** 10 - Mayor Taylor, Treviño, Warrick, Viagran, Gonzales, Lopez, Medina, Nirenberg, Krier and Gallagher

**ABSENT:** 1 - Saldaña



City Clerk Vacek read the caption for Item 12:

**2017-04-20-0258**

- 12.** An Ordinance approving an amendment to Economic Development Grant Agreement with Iron and Steel Lofts, LLC for the Steel House Lofts project at 1401 South Flores St. in Council District 1. [Lori Houston, Assistant City Manager; John Jacks, Interim Director, Center City Development and Operations]

Councilmember Treviño highlighted the Steel House Lofts Project and stated that it represented the transformation and metamorphosis of a building and neighborhood. He noted that the apartments had been rented at a 90% rate and economic conditions continue to improve. He mentioned the new Kipp School in the area and stated that he was proud of the success of the area.

Councilmember Nirenberg stated that this was a good signal to the market that incentives and programs to revitalize housing are beginning to work.

Councilmember Treviño moved to adopt the Ordinance for Item 12. Councilmember Nirenberg seconded the motion. The motion prevailed by the following vote:

**AYE:** 10 - Mayor Taylor, Treviño, Warrick, Viagran, Gonzales, Lopez, Medina, Nirenberg, Krier and Gallagher

**ABSENT:** 1 - Saldaña

Items 24A and 24B were addressed jointly at this time. City Clerk Vacek read the captions for Items 24A and 24B:

- 24.** Consideration of the following two items relating to economic incentives for Hulu, LLC in Council District 8: [Carlos Contreras, Assistant City Manager; Rene Dominguez, Director, Economic Development]

**2017-04-20-0269**

- 24A.** An Ordinance authorizing and approving the terms and conditions of a Tax Abatement Agreement with Hulu LLC to exempt one hundred percent of ad valorem taxes for a period of six years on real and personal property improvements at an estimated value of \$12,920,000.00 and the creation of 500 full-time jobs.

**2017-04-20-0018R**

**24B.** A Resolution nominating Hulu LLC for designation as a Texas Enterprise Zone Project.

Rene Dominguez presented a brief powerpoint and stated that staff was recommending a tax abatement with Hulu LLC and nomination as a State Enterprise Zone Project. He noted that Hulu was established in 2007, headquartered in Santa Monica, and was a video streaming service with 12 million subscribers and 1,600 employees. He stated that Hulu would establish a Viewer Experience Operations Headquarters at 4511 Horizon Hill and receive a 6-year, 100% tax abatement on real and personal property valued at \$278,589. He noted that they would create at least 500 new jobs over 3 years including a minimum of 65 jobs earning \$50,000 or more. Additionally, they will make capital investments of at least \$12.92 Million. He added that the Enterprise Zone Nomination had no fiscal impact on the City of San Antonio.

Mayor Taylor thanked everyone for their work and stated that she was excited to welcome Hulu to San Antonio. Councilmember Krier stated that he was very excited for this opportunity and thanked Mayor Taylor for her leadership role in the process. Councilmembers Viagran and Warrick expressed their support and welcomed Hulu to San Antonio.

Mr. Ben Smith, Executive Vice-President of Hulu, thanked the City Council and everyone that was instrumental on the project. He stated that the process had taken over 9 months and they were very excited to become a member of the San Antonio community.

Councilmember Krier moved to adopt the Ordinance for Item 24A and approve the Resolution for Item 24B. Councilmember Lopez seconded the motion. The motion prevailed by the following vote:

**AYE:** 10 - Mayor Taylor, Treviño, Warrick, Viagran, Gonzales, Lopez, Medina, Nirenberg, Krier and Gallagher

**ABSENT:** 1 - Saldaña

Item 21 was addressed at this time. City Clerk Vacek read the caption for Item 21:

**2017-04-20-0266**

**21.** An Ordinance authorizing the San Antonio Housing Trust Finance Corporation to issue Multi-Family Housing Revenue Bonds for the Oak Valley Apartments in Council District 10 in an amount not to exceed \$22 million. [Peter Zaroni, Deputy

City Manager; Bridgett White, Director, Planning and Community Development]

Bridgett White presented a powerpoint noting that staff was requesting approval of the issuance of multifamily housing revenue bonds by the San Antonio Housing Trust Finance Corporation for the development of Oak Valley Apartments in an amount not to exceed \$22 Million. She noted that they would be located at 12613 Judson Drive and offer 192 affordable housing units. She reported a total development cost of \$36,567,858 with HOME Funds totaling \$1,250,000.

Mayor Taylor called upon the citizens registered to speak.

Connie Marszalek, President of the Feather Ridge Neighborhood Association spoke against the multi-family housing apartments. She showed photos of the traffic and lack of sidewalks along Judson Road and noted safety concerns for people walking in the area.

Mitch Marszalek also stated that he was opposed to apartment development due to the lack of sidewalks for the people that will live there. He stated his fear that the City of San Antonio would have to install sidewalks for which taxpayers would bear the burden.

Jean Latsha addressed the Council stating that she represented the developer and owner and was available to answer any questions.

Adrienne Ornelas addressed the Council in opposition to the development and stated that she was a business owner and lifelong resident of San Antonio. She expressed concern with the lack of sidewalks and the safety issues in the area.

Mitty White read a letter from the Valley Forge Neighborhood Association President, Carol Jones, in favor of the apartment project. She wrote that the development would help the community and felt that the developer would be a great long-term partner. She noted the oak trees that they were keeping and the drainage improvements they would be making.

Ronald Olson stated that he was a resident of the Larkspur Subdivision in support of the project.

Shirley Anderson stated that she was a retired Veteran and opposed to the project. She added that she was concerned with the potential for increased crime which was already occurring in the area.

Councilmember Gallagher thanked all of the neighborhood representatives as well as staff, noting that the developer made several concessions to make this project work. He

mentioned that the Valley Forge Neighborhood Association was in support of the project. He asked of the concessions that had been made by the developer. Ms. Jean Latsha noted that they had revised their fencing plan based on feedback from the neighborhood. Additionally, the developer has agreed to provide free transportation to the nearest bus stop and to the three elementary schools in the area. She added that they had designed the driveway in a circle that would allow buses to enter and exit safely.

Councilmember Gallagher asked of the sidewalks. Mike Frisbie explained that the City Code allowed for a variance if there was an undue hardship on the development. He stated that they were putting together an estimate to widen the bridge structure and provide retaining walls. Councilmember Gallagher stated that he would like a commitment from staff that they would do whatever they could to help the security of the people using the area. Mr. Frisbie confirmed same. Councilmember Gallagher asked how many units could be built. Michael Shannon replied that they could build up to 300 units but were only requesting 192. Councilmember Gallagher asked of the individuals that would rent the units. Ms. Jean Latsha stated that the development would serve individuals that make 60% of the area median income which equated to individuals that earn anywhere from \$12.50 to \$20 per hour. She noted that they were working people and would have careful selection criteria.

Councilmember Warrick asked of the company's reputation. Jim Plummer stated that Pedcor was the largest FHA Tax Credit Developer in the country and had a great national reputation. Councilmember Warrick asked of the HOME Funds. Mr. Plummer confirmed that the city was investing federal HOME Funds in the amount of \$1,250,000.

Councilmember Viagran thanked everyone that spoke and commended Councilmember Gallagher for working with the developer to address concerns. She asked that they continue to work on the safety issue due to lack of sidewalks and get people to the bus stop safely.

Councilmember Nirenberg noted the importance of affordable housing throughout the city. He asked why a variance was granted on the sidewalks. Mr. Frisbie replied that the Code allowed for a variance if there was an undue burden on the development and staff determined that Judson Road was much higher and had a bridge structure through it. Councilmember Nirenberg asked what would be required of the developer so that the burden of building sidewalks would not be brought onto citizens. Mr. Shannon stated that there were existing gaps that could not be addressed by the development and would provide additional information regarding rough proportionality. Councilmember Nirenberg expressed concern with the precedent for allowing these types of development to occur and stated that he could not support the project.

Councilmember Gonzales asked if the travel lanes could be reduced to allow the installation of a sidewalk along Judson Road. Mr. Frisbie replied that they were reviewing options and cost estimates. Councilmember Gonzales stated that she wanted to support the project but was concerned with not requiring the developer to install sidewalks.

Councilmember Gallagher added that the lack of sidewalks along Judson Road was a bigger issue that could not be addressed by the development. Councilmember Treviño spoke of the importance of exploring sidewalk options. Mr. Frisbie noted that they were doing same but any option would be very costly. Mayor Taylor thanked everyone that spoke and Councilmember Gallagher for working on a compromise. She added that they needed to work on the waiver policy due to the commitment to Vision Zero and was pleased that they would continue to explore solutions.

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

**AYE:** 8 - Mayor Taylor, Treviño, Warrick, Viagran, Gonzales, Lopez, Krier and Gallagher

**NAY:** 1 - Nirenberg

**ABSENT:** 2 - Saldaña and Medina

- 25.** Consideration of the following items in connection with the Financing of Certain Educational and Housing Facilities for Trinity University: [Ben Gorzell, Jr., Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer]

Mayor Taylor recessed the San Antonio City Council Meeting and convened the Board of Directors of the City of San Antonio, Texas Education Facilities Corporation to consider Item 25A. City Clerk Vacek read the caption for Item 25A:

**EFC 2017-04-20-0001R**

- 25A.** A Resolution of the City of San Antonio, Texas Education Facilities Corporation authorizing the issuance of up to \$38,000,000 in principal amount of City of San Antonio, Texas Education Facilities Corporation Higher Education Revenue Improvement Bonds (Trinity University Projects), Series 2017, Restated Loan Agreement, a Second Amended and Restated Indenture of Trust, and a Purchase Contract; authorizing the preparation and distribution of an Official Statement, and approving other matters in connection therewith.

Director Nirenberg recused himself on Item 25A by exiting the Council Chambers and noted that he submitted the recusal forms to the City Clerk.

Director Warrick moved to approve the Resolution for Item 25A. Director Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 8 - Mayor Taylor, Treviño, Warrick, Viagran, Gonzales, Lopez, Krier and Gallagher

**ABSENT:** 2 - Saldaña and Medina

**ABSTAIN:** 1 - Nirenberg

Mayor Taylor adjourned the meeting of the Board of Directors of the City of San Antonio, Texas Education Facilities Corporation and reconvened the San Antonio City Council Meeting.

City Clerk Vacek read the caption for Item 25B:

**2017-04-20-0019R**

**25B.** A Resolution by the City Council of the City of San Antonio approving the issuance of up to \$38,000,000 in principal amount of “Higher Education Revenue Improvement Bonds” by the City of San Antonio, Texas Education Facilities Corporation for Trinity University, a Texas Nonprofit Corporation, and approving other matters related thereto.

Councilmember Nirenberg recused himself from Item 25B by exiting the Council Chambers and noted that he submitted the recusal forms to the City Clerk.

Councilmember Gallagher moved to approve the Resolution for Item 25B. Councilmember Medina seconded the motion. The motion prevailed by the following vote:

**AYE:** 9 - Mayor Taylor, Treviño, Warrick, Viagran, Gonzales, Lopez, Medina, Krier and Gallagher

**ABSENT:** 1 - Saldaña

**ABSTAIN:** 1 - Nirenberg

**26.** City Manager's Report

There was no City Manager's Report.

### **EXECUTIVE SESSION**

Mayor Taylor recessed the meeting at 10:53 am to continue the previous day's Executive Session on the following items:

- 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. Legal issues related to collective bargaining pursuant to Texas Government Code Section 551.071 (consultation with attorney).
- D. Litigation matters involving the City pursuant to Texas Government Code Section 551.071 (consultation with attorney).
- E. Discuss legal issues relating to grant requirements promulgated by the State of Texas pursuant to Texas Government Code Section 551.071 (consultation with attorney).

### **RECONVENED**

Mayor Taylor reconvened the meeting at 2:05 pm and announced that no action was taken in Executive Session. She addressed the Consent Zoning Items.

### **CONSENT ZONING ITEMS**

Item Z-4 was pulled for individual consideration. Councilmember Treviño moved to approve the remaining Consent Zoning Items. Councilmember Krier seconded the motion. Mayor Taylor announced that there were no citizens registered to speak.

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

**AYE:** 11 - Mayor Taylor, Treviño, Warrick, Viagran, Saldaña, Gonzales, Lopez, Medina, Nirenberg, Krier and Gallagher

### **2017-04-20-0020R**

- 27. A Resolution to initiate a Zoning Case for property located at 1612 N Zarzamora. (Council District 1)

**2017-04-20-0021R**

- 28.** A Resolution to initiate a Plan Amendment and Zoning Case for property located at 2706 W. Southcross. (Council District 5)

**2017-04-20-0270**

- Z-1.** ZONING CASE # Z2017065 (Council District 1): An Ordinance amending the Zoning District Boundary from "MF-33 AHOD" Multi-Family Airport Hazard Overlay District to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with uses permitted in "MF-33" Multi-Family District on the East 110 feet of Lots 2 and 4, Block 25, NCB 366, and the West 64 feet of Lots 2 and 4, Block 25, NCB 366, and Lot 6, Block 25, NCB 366, and Lot 8 except the South 15 feet of West 28 feet, Block 25, NCB 366, located at 411 and 415 Lewis Street and 302 and 312 West Evergreen 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: EAST 110 FEET OF LOTS 2 AND 4, BLOCK 25, NCB 366, AND THE WEST 64 FEET OF LOTS 2 AND 4, BLOCK 25, NCB 366, AND LOT 6, BLOCK 25, NCB 366, AND LOT 8 EXC THE SOUTH 15 FEET OF WEST 28 FEET, BLOCK 25, NCB 366 TO WIT: FROM "MF-33 AHOD" MULTI-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "IDZ AHOD" INFILL DEVELOPMENT ZONE AIRPORT HAZARD OVERLAY DISTRICT WITH USES PERMITTED IN "MF-33" MULTI-FAMILY DISTRICT.

**2017-04-20-0271**

- Z-2.** ZONING CASE # Z2017087 (Council District 1): An Ordinance amending the Zoning District Boundary from "C-3NA H AHOD" General Commercial Nonalcoholic Sales Tobin Hill Historic Airport Hazard Overlay District to "IDZ H AHOD" Infill Development Zone Tobin Hill Historic Airport Hazard Overlay District with uses permitted in "C-2" Commercial District and "R-4" Residential Single-Family District on Lot 16, Block 14, NCB 1735, located at 2213 North St. Mary's 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: LOT 16, BLOCK 14, NCB 1735 TO WIT: FROM "C-3NA H AHOD" GENERAL COMMERCIAL NONALCOHOLIC SALES TOBIN HILL



HISTORIC AIRPORT HAZARD OVERLAY DISTRICT TO "IDZ H AHOD" INFILL DEVELOPMENT ZONE TOBIN HILL HISTORIC AIRPORT HAZARD OVERLAY DISTRICT WITH USES PERMITTED IN "C-2" COMMERCIAL DISTRICT AND "R-4" RESIDENTIAL SINGLE-FAMILY DISTRICT.

**2017-04-20-0272**

**P-1.** PLAN AMENDMENT # 17028 (Council District 2): An Ordinance amending the Arena District/Eastside Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Medium Density Residential" to "Mixed Use" on Lots 8 through 12, Block 12, NCB 1309; Lots 15 through 34, Block 13, NCB 1344, and Lots 13 through 20 and 22 through 25, Block 14, NCB 1328, located on multiple properties generally bounded by Burleson Street to the north, Hays Street to the south, North Walters Street to the east and Hudson Street to the west. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2017082)

**2017-04-20-0273**

**Z-3.** ZONING CASE # Z2017082 (Council District 2): An Ordinance amending the Zoning District Boundary from "MF-33 EP-1 AHOD" Multi-Family Facility Parking/Traffic Control Overlay Airport Hazard Overlay District to "IDZ EP-1 AHOD" Infill Development Zone Facility Parking/Traffic Control Overlay Airport Hazard Overlay District with uses permitted in "MF-33" Multi-Family District on Lots 8 through 12, Block 12, NCB 1309; Lots 15 through 34, Block 13, NCB 1344; and Lots 13 through 20 and 22 through 25, Block 14, NCB 1328, located on multiple properties generally bounded by Burleson Street to the north, Hays Street to the south, North Walters Street to the east and Hudson Street to the west. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 17028)

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 8-12, BLOCK 12, NCB 1309; LOTS 15-34, BLOCK 13, NCB 1344; AND LOTS 1-20 AND 22-25, BLOCK 14, NCB 1328 TO WIT: FROM ""MF-33 EP-1 AHOD" MULTI-FAMILY FACILITY PARKING/TRAFFIC CONTROL OVERLAY AIRPORT HAZARD OVERLAY DISTRICT TO "IDZ EP-1 AHOD" INFILL DEVELOPMENT ZONE FACILITY PARKING/TRAFFIC CONTROL OVERLAY AIRPORT HAZARD OVERLAY DISTRICT FOR MULTI-FAMILY NOT EXCEED 25 UNITS PER ACRE.

**2017-04-20-0274**

- P-2.** PLAN AMENDMENT # 17007 (Council District 3): An Ordinance amending the Highlands Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Parks and Open Space" to "Community Commercial" on Lots 10 and 11, Block 21, NCB 12135, located at 6703 Enfield Road. Staff and Planning Commission recommend Approval. (No Associated Zoning Case) (Continued from March 2, 2017)

**2017-04-20-0275**

- P-3.** PLAN AMENDMENT # 17026 (Council District 3): An Ordinance amending the Highlands Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Medium Density Residential" to "Community Commercial" on 0.83 acres out of NCB 10937, located in the 800 Block of Hot Wells Boulevard. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2017076)

**2017-04-20-0276**

- Z-5.** ZONING CASE # Z2017076 (Council District 3): An Ordinance amending the Zoning District Boundary from "RM-4 AHOD" Residential Mixed Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District on 0.830 acres out of NCB 10937, located in the 800 block of Hot Wells Boulevard. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 17026)

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: 0.830 ACRES OUT OF LOT 13, BLOCK 5, NCB 10937 TO WIT: FROM "RM-4 AHOD" RESIDENTIAL MIXED AIRPORT HAZARD OVERLAY DISTRICT TO "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT.

**2017-04-20-0277**

- Z-6.** ZONING CASE # Z2017084 S (Council District 3): An Ordinance amending the Zoning District Boundary from "MF-33 AHOD" Multi-Family Airport Hazard Overlay District to "R-6 S AHOD" Residential Single-Family Airport Hazard Overlay District with Specific Use Authorization for a Childcare Daycare Center on Lots 1 and 2, Block 3, NCB 9475, located at 7223 Green Oak Place. 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 1 AND 2, BLOCK 3, NCB 9475 TO WIT: FROM "MF-33 AHOD" MULTI-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "R-6 S AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT WITH SPECIFIC USE AUTHORIZATION FOR A CHILDCARE CENTER.

**2017-04-20-0278**

**P-4.** PLAN AMENDMENT # 17022 (Council District 4): An Ordinance amending the Heritage South Sector Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Agribusiness/RIMSE Tier", "Natural Tier", and "Suburban Tier" to "Suburban Tier" on 534.22 acres out of CB 4296, CB 4297, and CB 4298, generally located southwest of the intersection of State Highway 16 and Watson Road. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2017070)

**2017-04-20-0279**

**Z-7.** ZONING CASE # Z2017070 (Council District 4): An Ordinance amending the Zoning District Boundary from "MI-1 AHOD" Mixed Light Industrial Airport Hazard Overlay District, "RD-FDP AHOD" Rural Development Flex Development Plan Airport Hazard Overlay District, "RD-CS AHOD" Rural Development Conservation Subdivision Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District on 99.95 acres out of CB 4296, CB 4297 and CB 4298 and "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District on 434.27 acres out of CB 4296 and CB 4298, generally located at the southwest corner of State Highway 16 and Watson Road. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 17022)

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: 534.22 ACRES OUT OF CB 4296, 4297, AND 4298 TO WIT: FROM "MI-1 AHOD" MIXED LIGHT INDUSTRIAL AIRPORT HAZARD OVERLAY DISTRICT, "RD-FDP AHOD" RURAL DEVELOPMENT AIRPORT HAZARD OVERLAY DISTRICT (FLEX DEVELOPMENT PLAN), "RD-CD AHOD" RURAL DEVELOPMENT AIRPORT HAZARD OVERLAY DISTRICT (CONSERVATION SUBDIVISION) TO "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT ON 99.95 ACRES AND "R-5 AHOD" RESIDENTIAL SINGLE-FAMILY

## AIRPORT HAZARD OVERLAY DISTRICT ON 434.27 ACRES.

**2017-04-20-0280**

- P-5.** PLAN AMENDMENT # 17025 (Council District 4): An Ordinance amending the United Southwest Communities Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Low Density Residential" and "Parks/Open Space" to "Community Commercial" on 18.36 acres out of NCB 15269, located in the 5400 Block of Ray Ellison Boulevard. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2017074)

**2017-04-20-0281**

- Z-8.** ZONING CASE # Z2017074 (Council District 4): An Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District on 18.36 acres out of NCB 15269, generally located in the 5400 block of Ray Ellison Boulevard. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 17025)

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: 18.36 ACRES OUT OF NCB 15269 AND 26.07 ACRES OUT OF NCB 15269 TO WIT: FROM "R-6 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "R-5 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT ON 26.07 ACRES OUT OF NCB 15269 AND "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT ON 18.36 ACRES OUT OF NCB 15269.

**2017-04-20-0282**

- P-6.** PLAN AMENDMENT # 17027 (Council District 4): An Ordinance amending the West/Southwest Sector Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Rural Estate Tier" to "Suburban Tier" on 0.386 acres out of NCB 11254 and the South 140 feet of the North 160 feet of Lots 18 and 19, located at 7119 New Laredo Hwy and 3618 SW Military Drive. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2017077)

**2017-04-20-0283**

- Z-9.** ZONING CASE # Z2017077 CD (Council District 4): 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 Motor Vehicle Sales on 0.386 acres out of NCB 11254 and the

South 140 Feet of the North 160 Feet of Lots 18 and 19, Block 1, NCB 11254, located at 7119 New Laredo Highway and 3618 Southwest Military Drive. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 17027).

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: 0.386 ACRES OUT OF NCB 11254 AND THE SOUTH 140 FEET OF THE NORTH 160 FEET OF LOTS 18 AND 19, BLOCK 1, NCB 11254 TO WIT: FROM "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT TO "C-2 CD AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT WITH CONDITIONAL USE FOR MOTOR VEHICLE SALES.

**2017-04-20-0284**

**Z-10.** ZONING CASE # Z2017075 (Council District 5): An Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District on Lot 20 and the North 22 Feet of Lot 19, Block 13, NCB 7499, located at 240 Carlota Avenue. 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 20 AND THE NORTH 22 FEET OF LOT 19, BLOCK 13, NCB 7499 TO WIT: FROM "R-6 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "R-4 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT.

**2017-04-20-0285**

**Z-11.** ZONING CASE # Z2017081 (Council District 5): An Ordinance amending the Zoning District Boundary from "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with uses permitted in "C-2" Commercial District on Lots 17 and 18, Block 39, NCB 3442, located at 107 Royston Avenue. 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 17 AND 18, BLOCK 39, NCB 3442 TO WIT: FROM "R-5 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "IDZ AHOD" INFILL DEVELOPMENT ZONE AIRPORT HAZARD OVERLAY DISTRICT WITH USES PERMITTED IN "C-2" COMMERCIAL DISTRICT.

**2017-04-20-0286**

**Z-12.** ZONING CASE # Z2017083 (Council District 5): An Ordinance amending the Zoning District Boundary from "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with Multi-Family uses not to exceed 21 units per acre to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with uses permitted in "C-2" Commercial District and Multi-Family uses not to exceed 21 units per acre on Lots 11 and 24, Block 4, NCB 2568, located at 415 East Cevallos 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 24, BLOCK 4, NCB 2568 TO WIT: FROM "IDZ AHOD" INFILL DEVELOPMENT ZONE AIRPORT HAZARD OVERLAY DISTRICT WITH MULTI-FAMILY USES NOT TO EXCEED 21 UNITS PER ACRE TO "IDZ AHOD" INFILL DEVELOPMENT ZONE AIRPORT HAZARD OVERLAY DISTRICT WITH USES ALLOWED IN MULTI-FAMILY NOT TO EXCEED 21 UNITS PER ACRE AND "C-2" COMMERCIAL DISTRICT.

**2017-04-20-0287**

**Z-13.** ZONING CASE # Z2017116 S ERZD (Council District 9): An Ordinance amending the Zoning District Boundary from "C-3 S MLOD ERZD" General Commercial Camp Bullis Military Lighting Overlay Edwards Recharge Zone District with Specific Use Authorization for a Transit Park and Ride to "C-3 S MLOD ERZD" General Commercial Camp Bullis Military Lighting Overlay Edwards Recharge Zone District with Specific Use Authorization for a Transit Park and Ride (to amend the site plan) on Lot 8, Block 25, NCB 19219, located at 22139 US Hwy 281 North. Staff recommends Approval. Zoning Commission recommendation pending the April 18, 2017 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: LOT 8, BLOCK 25, NCB 19219 TO WIT: FROM "C-3 S MLOD ERZD" GENERAL COMMERCIAL MILITARY LIGHTING OVERLAY

EDWARDS RECHARGE ZONE DISTRICT WITH SPECIFIC USE AUTHORIZATION FOR A TRANSIT PARK AND RIDE TO "C-3 S MLOD ERZD" GENERAL COMMERCIAL MILITARY LIGHTING OVERLAY EDWARDS RECHARGE ZONE DISTRICT WITH SPECIFIC USE AUTHORIZATION FOR A TRANSIT PARK AND RIDE.

**2017-04-20-0288**

**Z-14.** ZONING CASE # Z2017033 S ERZD (Council District 9): An Ordinance amending the Zoning District Boundary from "C-2 MLOD-1 ERZD" Commercial Camp Bullis Military Lighting Overlay Edwards Recharge Zone District to "C-2 S MLOD-1 ERZD" Commercial Camp Bullis Military Lighting Overlay Edwards Recharge Zone District with Specific Use Authorization for a Hotel on Lot P-5A, P-8A, P-10, P-11, NCB 15671, and allowing a fence up to eight (8) feet in height in accordance with Section 35-514(d)(2)(D) of the Unified Development Code, located in the 2800 Block of North Loop 1604 East. Staff and Zoning Commission recommend Approval. (Continued from April 6, 2017)

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 P-5A, P-8A, P-10, P-11, NCB 15671 TO WIT: FROM "C-2 ERZD MLOD" COMMERCIAL CAMP BULLIS MILITARY LIGHTING OVERLAY EDWARDS RECHARGE ZONE DISTRICT TO "C-2 S ERZD MLOD" COMMERCIAL CAMP BULLIS MILITARY LIGHTING OVERLAY EDWARDS RECHARGE ZONE DISTRICT WITH SPECIFIC USE AUTHORIZATION FOR A HOTEL.

**CONSENT ZONING CONCLUDED**

**ZONING ITEM PULLED FOR INDIVIDUAL CONSIDERATION**

**CONTINUED TO MAY 4, 2017**

**Z-4.** ZONING CASE # Z2017066 (Council District 2): An Ordinance amending the Zoning District Boundary from "R-4" Residential Single-Family District to "IDZ" Infill Development Zone with uses permitted in "C-2" Commercial District and Motor Vehicle Sales on the South 112.5 feet of Lots 14 and 15, Block 15, NCB 10333, located at 3302 Martin Luther King Drive. Staff and Zoning Commission recommend Denial.

Melissa Ramirez presented Item Z-4 and stated that staff and the Zoning Commission

recommended denial. She reported that of 42 notices mailed; one was returned in favor and one in opposition. She added that the applicant was requesting a continuance.

Councilmember Warrick moved to continue Item Z-4 until May 4, 2017. Councilmember Viagran seconded the motion. The motion to continue prevailed by the following vote:

**AYE:** 11 - Mayor Taylor, Treviño, Warrick, Viagran, Saldaña, Gonzales, Lopez, Medina, Nirenberg, Krier and Gallagher

**ADJOURNMENT**

There being no further discussion, Mayor Taylor adjourned the meeting at 2:07 pm.

APPROVED

IVY R. TAYLOR  
MAYOR

ATTEST:

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