

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



**DRAFT**

**Meeting Minutes**

**City Council B Session**

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

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Wednesday, September 9, 2015

2:00 PM

Municipal Plaza Building

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

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

**ABSENT:** 1 - Medina

Mrs. Vacek announced that Councilmember Medina was running late.

1. Staff presentation and possible City Council action on potential City Council amendments to the FY 2016 Proposed Budget. [Sheryl Sculley, City Manager; Maria Villagomez, Director, Management and Budget]

Maria Villagomez provided a list of Potential Budget Amendments to the FY 2016 Proposed Capital Budget as of September 9, 2015. She explained that the list consisted of items to be included in the FY 2016 Capital Budget, FY 2017 Capital Budget, For Consideration for the 2017 Bond Program, For Consideration in Future Years, and FY 2016 Restricted Funds. She stated that the list totaled \$5,258,154 and that \$5,565,000 was available, leaving a balance of \$306,846.

Mayor Taylor thanked staff for the information.

Councilmember Lopez asked of future funding for the Lone Star Rail Project. Mrs. Sculley replied that they would bring forth an agreement with future expectations but were only addressing the funding requested this year. She stated that the Lone Star Rail District was requesting funding for consultants and staffing to keep planning the project. Councilmember Lopez stated that

Councilmember Warrick stated that he was pleased with the revisions and asked of the staff recommendation for Sub-Freeway Parking. Ms. Villagomez replied that they were recommending \$350,000 from the Parking Enterprise Fund for FY 2016. Councilmember Warrick asked if the Police Officer Station would be relocated. Lori Houston replied that they could phase out the relocation in 2017. Councilmember Warrick stated that he was pleased with the Bark Park located at the Broadway/IH-35 Interchange.

Councilmember Krier commended staff for their work and stated that he was pleased they were moving forward with Lone Star Rail. Councilmember Lopez asked of the Infrastructure Maintenance Program (IMP). Ms. Villagomez reported that their commitment was \$37 Million in FY 2014; \$41 Million for FY 2015; and that the Proposed Budget includes \$64 Million for FY 2016. Councilmember Lopez stated that he was pleased with the significant investment on Infrastructure.

Councilmember Treviño stated that he was supportive of the Budget Amendments presented and spoke of the funding allocated for Lerma's Nightclub. He noted that it was a community project and an investment on Cultural Capital. He added that he was pleased with the Public Restroom Facility Prototype and commended Councilmember Warrick on the Bark Park. He mentioned that the funding for Stinson Airport was good for the entire city.

Councilmember Nirenberg spoke of the Lone Star Rail District Contract and asked if it was included as part of the Budget Adoption. Mrs. Sculley stated that the Multi-Year Contract would be presented to the City Council for discussion and approval in November. She noted that Budget Adoption would appropriate funds to the Lone Star Rail District for FY 2016.

Councilmember Lopez stated that he serves on the Lone Star Rail through his position on the Metropolitan Planning Organization (MPO) and asked of the action that would occur on Friday. Mr. Zanoni explained that the contract between the City of San Antonio and the Lone Star Rail District would be discussed at their meeting on Friday. Councilmember

Lopez stated that the City of San Antonio had to be cautious and protect its long-term interest.

Councilmember Saldaña acknowledged Mayor Taylor for the funding allocated to the Good Samaritan Veteran's Outreach and Transition Center Project and stated that he was pleased with the investment for Stinson Airport. He asked of the Sub-Freeway Parking. Mrs. Sculley stated that the revenue from the Parking System would be utilized to fund the project and that funds were received from parking fees and fines at parking garages and surface lots. Councilmember Saldaña asked if any other projects would be compromised since they were reallocating the funds such as the Tobin Parking Project. Mrs. Sculley stated that they did not believe the Tobin Project would be jeopardized as they had not yet executed the agreement. Councilmember Saldaña asked for additional information on the Port San Antonio Site Development. Mr. Rene Dominguez stated that they had been working with Port San Antonio for the past 18 months and that they had broken up the request over two years. Mrs. Sculley further noted that they would utilize remaining Economic Development Incentive Funds (EDIF) for FY 2016 and utilize the FY 2017 Capital Budget. Councilmember Saldaña expressed his support noting that the investment had the potential to bring a significant amount of jobs to San Antonio.

Councilmember Viagran spoke of the funding for Stinson Airport that was integral for the City of San Antonio and expressed support for the funding allocated to the Good Samaritan Veteran's Outreach and Transition Project. She mentioned the importance of the Lone Star Rail District Project that would help address Regional Transportation Issues. Councilmember Gallagher commended city staff for their work on the Budget Amendments and asked if a separate vote would occur for their adoption. Mrs. Sculley replied that the amendments would be included in the adoption of the FY 2016 Budget. Councilmember Gonzales expressed concern that District 9 was receiving \$1 Million more than any other Council District.

Mrs. Sculley stated that they would need additional discussion on Lerma's Nightclub since the City of San Antonio did not own the building. Councilmember Treviño stated that they were working with the Esperanza Peace and Justice Center and understood the issues that still needed to be addressed.

Councilmember Gonzales requested that the \$306,000 balance be used to fund the Commerce Street Bridge Project and Park Funds in District 5. Mrs. Sculley stated that they had been working on the Commerce Street Bridge Project and that the current budget included \$1 Million for a one-mile segment of Commerce Street from Frio to Colorado. She noted that some of the preliminary work has occurred and that a contract would be coming before the City Council next week in the amount of \$200,000. Mike Frisbie further

stated that there were still some things that needed to occur before construction could begin. Councilmember Gonzales reiterated that she would like for the balance to be used for District 5 Parks Projects.

Councilmember Warrick asked of the staff recommendation for the \$306,000 balance. Mrs. Sculley replied that they were recommending that it be used for streets, sidewalks, or park improvements. Councilmember Warrick requested \$50,000 for a Spark Park in District 2. Councilmember Saldaña asked of the Hardy Oak Project in District 9. Mr. Frisbie replied that they had a Hardy Oak 2012 Bond Project that did not include the area being requested through the Budget Amendments. However, he noted that the strategy they had been working on with the Developer was to cost share to connect Hardy Oak to Stone Oak through Steubing Ranch. He noted that the developer was contributing 70% and the City of San Antonio was contributing 30%. Councilmember Krier stated that Hardy Oak must be addressed and had been in the plan for quite some time. He noted that it was the number one priority for Capital Projects in District 9 and was the only one he requested funding for.

Councilmember Nirenberg suggested that they use the \$300,000 for projects that were already in the queue prior to allocating the funds for the Lone Star Rail District. Councilmember Viagran recommended utilizing the balance to address street lighting in each of the Council Districts. Councilmember Gallagher asked if the \$306,000 could be used for planning for the 2017 Bond Program. Mrs. Sculley replied that they could and stated that they had included \$500,000 for preliminary scoping and engineering for projects for the 2017 Bond Program.

Councilmember Lopez recommended that the funds should be shifted to the IMP and allocated to a project that has been pre-determined as a priority. Councilmember Warrick recommended that the funds be allocated toward street lighting as stated by Councilmember Viagran. Mayor Taylor concurred with Councilmember Lopez regarding the importance of infrastructure but noted the limited funds may be better used to address street lighting throughout the city. Councilmember Gonzales stated that she could support using the excess funds for street lighting but recommended that they be used toward specific projects requested by the City Council. Councilmember Nirenberg stated that he would be in favor of using the funds for street lighting. Councilmember Warrick clarified that the funds would be used for street lighting citywide.

Mayor Taylor stated that she appreciated the comments and that there were many needs throughout the city. She noted that they would continue conversations to figure out the best way to serve the citizens of San Antonio.

**EXECUTIVE SESSION**

Mayor Taylor recessed the meeting into Executive Session at 3:00 pm for discussion on the following:

- A. Deliberations regarding economic development negotiations and discuss related legal issues pursuant to Texas Government Code Sections 551.087 (economic development) and 551.071 (consultation with attorney).
- B. Deliberate the purchase, exchange, lease or value of real property and discuss related legal issues pursuant to Texas Government Code Sections 551.072 (real property) and 551.071 (consultation with attorney).
- C. Discuss legal issues related to collective bargaining pursuant to Texas Government Code Section 551.071 (consultation with attorney).

**RECONVENED**

Mayor Pro Tem Treviño reconvened the meeting at 6:00 pm and announced that no action was taken in Executive Session. He stated that they would continue the Executive Session the following day after the business portion of the City Council Meeting. He addressed the Public Hearing. Councilmember Medina entered the meeting at this time.

**PUBLIC HEARING**

City Clerk Vacek read the caption for Item 2:

2. A Public Hearing on the proposed rates of the monthly storm water utility fee and restructuring the billing methodology using an impervious cover approach. [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

Mr. Art Reinhardt presented an overview of the Storm Water Utility Fee. He noted the use of impervious cover as a primary measure of the use of the City's Drainage Systems. He referenced the proposed rate structure and cited joint discussions with commercial, military, and citizen input. He reported that 70% of residential rate payers would see their fees remain the same or go down and that for non-residential consumers; approximately 27%

would see a reduction in their fees. He added that the new structure would entail more mowing, mapping, cleaning, and televising of the storm water system.

Mayor Pro Tem Treviño opened the Public Hearing and called on the citizens registered to speak.

David Klar expressed concern for disproportionate rates for residential consumers and petitioned the City Council to consult the recent Water Study undertaken by Calvin Finch.

Cheryl Hamilton petitioned the City Council to postpone the vote on the SAWS Rate Structure until the results of the 2014 Water Study have been released. She noted that a significant number of San Antonio Residents live in poverty and expressed concern that the Rate Structure would heavily burden residents.

Terry Burns requested that the City Council postpone the vote on the SAWS Rate Structure until a public discussion of the results of the 2014 Water Study take place. He expressed concern for government transparency and noted the importance of proper storm water management.

Wendell Fuqua referenced the history of the 2014 Water Study and expressed concern that it would not be released before the scheduled vote on the SAWS Rate Structure.

Meredith McGuire stated her concern for unfair distribution of fees to residential consumers as well as fixed rate structures that would impact low income families. She expressed concern that fees were rising faster than household incomes and noted that storm water management could reduce fees and create incentives for businesses to conserve water use.

Councilmember Warrick entered the meeting at this time.

Mark Perez expressed concern for businesses operating without the proper permits and lost revenue to the City of San Antonio.

Karen Weehler requested that the City Council postpone action on the SAWS Rate Structure until release of the 2014 Water Study results.

Nazirite Ruben Flores Perez commented on the importance of preserving public safety by managing waste water.

Steve Graham expressed support for the proposed ordinance revising the SAWS Storm Water Rate Structure. He mentioned current developments underway with the City of San

Antonio to improve water management practices.

Rob Killen, President of the North Chamber of Commerce, expressed support for the proposed SAWS Rate Structure and noted that it reduced unfair burdens on businesses and commercial consumers.

Ana Lisa Peace presented comments from the League of Women Voters in support of a Storm Water Fee System that charges residential and commercial properties based on impervious cover. She expressed concern that commercial fees were too low to incentivize installation of low impact development in new projects.

Cara Tackett expressed support for the proposed SAWS Rate Structure and noted that over 70% of residential properties stay at or below their current rates.

There being no other citizens registered to speak, Mayor Pro Tem Treviño closed the public hearing.

#### **CITIZENS TO BE HEARD**

Mayor Pro Tem Treviño called upon the citizens registered to speak under Citizens to be Heard.

Celeste Alana Brown commented on the importance of youth involvement in the civic engagement process and expressed support for the SAPD Body Camera Pilot Program.

Mayor Pro Tem Krier entered the meeting and presided.

Ariel Sepulveda discussed the role of youth engagement. She mentioned the recent deaths of young people by police forces across the nation and stated the importance of body cameras in establishing transparency and accountability for police officers.

Johnathan David Jones thanked the City Council for the inclusion of body cameras in the City Budget. He expressed concern that the Body Camera Pilot Program was not being implemented widely enough.

Alyssa Pope expressed support for the Body Camera Pilot Program. She stated overwhelming positive feedback from young citizens of San Antonio.

Michael Knuffke presented a video examining services provided by Planned Parenthood. He expressed concern for the zoning of the Planned Parenthood Facility located at 2140 Babcock and petitioned the City Council to reexamine the relevant zoning of the Facility

while considering the neighborhood of Dreamhill Estates.

Gustavo Gomez stated the importance of following the law and offered a prayer for the City. He expressed concern for improper zoning in the City of San Antonio.

Councilmember Saldaña entered the meeting at this time.

Jack M. Finger expressed concern for the inclusion of the homosexual community in City Affairs.

Mike Lowe expressed concern for the death of citizens by police action and petitioned the City Council to consider community concern.

Bryan Hummel spoke of the importance of water conservation and storm water management strategies. He described practices to manage and conserve water resources for the City of San Antonio.

Nazirite Ruben Flores Perez expressed concern for the lack of proper training for public utility workers.

Faris Hodge, Jr. submitted written testimony consisting of various newspaper articles highlighting the San Antonio Mayoral and City Council Election, State of Texas Attorney General Election, The Witte Museum, Uber, and La Villita.

**RECESSED**

There being no further discussion, Mayor Pro Tem Krier adjourned the meeting at 7:15 pm.

APPROVED

IVY R. TAYLOR  
MAYOR

ATTEST:

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