

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



**DRAFT  
Meeting Minutes  
City Council A Session**

City Hall Complex  
105 Main Plaza  
San Antonio, Texas 78205

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**Thursday, June 7, 2018**

**9:00 AM**

**Municipal Plaza Building**

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

**PRESENT:** 10 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

**ABSENT:** 1 - Shaw

Mrs. Vacek announced that Councilmember Shaw was out of town.

1. The Invocation was delivered by Reverend Dr. Paul R. Ziese, Pastor, MacArthur Park Lutheran Church, guest of Councilmember Clayton Perry, District 10.
2. Mayor Nirenberg led the Pledge of Allegiance to the Flag of the United States of America.
3. Approval of Minutes for the City Council Regular Meetings of May 9-10, 2018 and the Special Meeting of May 10, 2018.

Councilmember Treviño moved to approve the Minutes for the City Council Regular Meetings of May 9-10, 2018 and the Special Meeting of May 10, 2018. Councilmember Saldaña seconded the motion. The motion prevailed by the following vote:

**AYE:** 10 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

**ABSENT:** 1 - Shaw

- Councilmember Roberto C. Treviño will be sworn-in as Mayor Pro-Tem, serving the term June 11, 2018-August 20, 2018.

City Clerk Leticia Vacek administered the Oath of Office to Councilmember Roberto C. Treviño who will serve as Mayor Pro Tem for the term beginning June 11, 2018 through August 20, 2018.

#### **CONSENT AGENDA ITEMS**

Items 10, 17, and 18 were pulled for Individual Consideration. Councilmember Treviño moved to approve the remaining Consent Agenda Items. Councilmember Viagran seconded the motion.

Mayor Nirenberg stated that he would call upon the citizens registered to speak during their respective item.

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

**AYE:** 10 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

**ABSENT:** 1 - Shaw

#### **2018-06-07-0405**

- Ordinance ratifying expenditures to Siddons Martin Emergency Group, LLC in the amount of \$117,448.00 for the repair of Fire Engine #19, funded from the FY 2018 General Fund Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

#### **2018-06-07-0406**

- Ordinance amending the contract with NEC Corporation of America to include the

purchase of two IBW Workstation Upgrade Solutions for the San Antonio Police Department in the amount of \$84,300.00, and an annual cost of \$16,348.00 for maintenance and support. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2018-06-07-0407**

7. Ordinance approving the purchase of Hazmat AreaRAE Pro Equipment for the San Antonio Fire Department from FarrWest Environmental Supply, Inc. for a total cost of \$162,365.20, funded from 2016 State Homeland Security Grant Program and 2017 Urban Area Security Initiative grant. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2018-06-07-0408**

8. Ordinance approving the purchase of blackout curtains and hamper bags for the Convention and Sports Facilities Department for use at the Alamodome from Rose Brand Wipers, Inc. for a total cost of \$73,700.00, funded from the FY 2018 Community and Visitor Facilities Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2018-06-07-0409**

9. Ordinance approving the purchase of two Bomb Squad K-9 trucks for the San Antonio Police Department from Silsbee Ford Inc. for a total cost of \$107,656.40, funded from the FY 2018 Equipment Renewal and Replacement Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2018-06-07-0411**

11. An Ordinance authorizing the execution of a Donation Agreement between the City of San Antonio and the Hemisfair Park Area Redevelopment Corporation (HPARC), to accept a donation in the amount of \$464,984.00, funded through a third party, the Hemisfair Conservancy, for expenditures associated with Hemisfair Civic Park, located in Council District 1. [Lori Houston, Assistant City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

**2018-06-07-0412**

12. An Ordinance approving a Professional Service Agreement with Stantec Consulting Services, Inc. for services related to a Preliminary Engineering Report for the Concepcion Creek Phase 1 Project in an amount not to exceed \$616,090.50, with available funds from the Storm Water Regional Fund, located in Districts 3 and 5. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]

**2018-06-07-0413**

13. Ordinance approving a lease agreement with Falcon Inspection, LLC for Building 660 A and ground space at the Stinson Municipal Airport for an initial term of three years with the option to extend for two additional one-year terms and generating \$18,893.56 in annual revenue. [Carlos Contreras, Assistant City Manager; Russell Handy, Director, Aviation]

**2018-06-07-0414**

14. Ordinance amending the contract with aMAEzing LLC in an amount up to \$12,000.00 for specialized targeted pet adoptions advertising campaigns, increasing the total compensation from \$150,000.00 to \$162,000.00 for the 2018 fiscal year term and authorizing the ACS Director increases in compensation in an annual amount not to exceed an additional \$25,000.00. [María Villagómez, Assistant City Manager; Heber Lefgren, Director, Animal Care Services]

**2018-06-07-0415**

15. Ordinance approving a contract with the Texas Department of State Health Services for continued on-line access to birth records through August 31, 2023. [Leticia M. Vacek, City Clerk]

**2018-06-07-0416**

16. Ordinance approving a ten-year license agreement with E-Z Bel Construction LLC for fiber optic cable within the right-of-way near 203 Recoleta Road and 214 Jackson-Keller Road for total revenue of \$4,013.33. [Ben Gorzell, Chief Financial Officer; Craig Hopkins, Chief Information Officer, ITSD]

**CONSENT ITEMS CONCLUDED****ITEMS PULLED FOR INDIVIDUAL CONSIDERATION**

City Clerk Vacek read the caption for Item 10:

**2018-06-07-0410**

10. Ordinance approving a change order in the amount of \$575,000.00 to increase a construction contract with J3 Company LLC to \$16,584,601.32 for Terminal Area Taxiways - Package 2 at the San Antonio International Airport. [Carlos Contreras, Assistant City Manager; Russell Handy, Director, Aviation]

Councilmember Courage expressed concern with the increase in the contract and asked of the accuracy of records related to utilities. Tom Bartlett stated that due to unanticipated

areas of impacted soil and unforeseen utility work; J3 submitted claims on the Terminal Area Taxiways Package 2 Project. He noted that following an approved dispute resolution process; it was agreed to move forward with a change order in the amount of \$575,000. He added that previously-appropriated contingency funds would be used to pay for the change order.

Councilmember Viagran asked of the funding source. Mr. Bartlett replied that 75% was funded through the Federal Aviation Administration (FAA) with 25% required from local matching funds.

Councilmember Viagran moved to adopt the Ordinance for Item 10. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 10 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

**ABSENT:** 1 - Shaw

City Clerk Vacek read the caption for Item 17:

**2018-06-07-0417**

17. Ordinance approving a license agreement with Zayo Group, LLC, a Delaware Limited Liability Company for the use of city rights-of-way for the installation of telecommunications network. [Ben Gorzell, Chief Financial Officer; Craig Hopkins, Chief Information Officer, Information Technology Services]

Craig Hopkins stated that Telecommunications Companies obtain access to the City's Rights-of-Way (ROW) to install equipment through Chapter 66 of the Utilities Code; Chapters 283 and 284 of the Local Government Code; or License Agreements. He noted that some companies are using their certificates to access the City's ROW to provide services beyond the scope of Chapters 66, 283, or 284 and the City receives no compensation. He reported that staff negotiated a non-exclusive agreement with Zayo Group, LLC to provide compensation of 3% of gross revenues for those services not addressed by Chapters 66, 283, or 284. He provided an overview of the fiscal impact and stated that staff recommended approval. Councilmember Courage asked how long Zayo had been pulling permits. Mike Frisbie replied that they had been pulling permits in San Antonio for three years. Andy Segovia noted that they were not paying fees under a license agreement and once informed; they negotiated an agreement.

Councilmember Viagran asked of the number of companies laying fiber. John Rodriguez noted that there were five or six companies laying Telecommunication Fiber throughout the

city. Mr. Frisbie added that they would be developing agreements with each as they requested permits.

Councilmember Brockhouse asked of customer service and quality of work requirements. Mr. Hopkins replied that the permits were revocable and that there were penalties for exceeding the schedule. Councilmember Brockhouse noted challenges with some providers and asked that staff continue to monitor same.

Councilmember Perry asked how long Zayo had been installing their products in easements. Mr. Frisbie replied that it had been three years but there was an issue with regard to the revenue component. Councilmember Perry asked if the contract would be retroactive to capture what they had done in the past and what they would do in the future. Mr. Frisbie confirmed that it would.

Councilmember Courage recommended that the funds from the fees be placed in a dedicated fund to expand digital service into areas that do not have it. Mayor Nirenberg concurred with Councilmember Courage regarding a dedicated fund to expand digital service.

Councilmember Viagran moved to adopt the Ordinance for Item 17. Councilmember Trevino seconded the motion. The motion prevailed by the following vote:

**AYE:** 10 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry

**ABSENT:** 1 - Shaw

City Clerk Vacek read the caption for Item 18:

**2018-06-07-0418**

- 18.** Ordinance approving a Donation Agreement with Pride San Antonio accepting \$19,832.24 for installation of a rainbow-themed crosswalk (four total for the intersection) at N. Main Avenue and E. Evergreen Street, located in Council District 1. [Peter Zaroni, Deputy City Manager; Mike Frisbie, Director/City Engineer, Transportation & Capital Improvements]

Art Reinhardt stated that staff was recommending the approval of a Donation Agreement with Pride San Antonio accepting \$19,832.24 for the installation of a rainbow-themed crosswalk at N. Main Avenue and Evergreen Street. He noted that a Council Consideration Request (CCR) had been received from Councilmember Treviño in June 2017 and the project was presented to the Governance Committee in August 2017. He noted the poor condition of the current crosswalk and outlined the project scope. He stated that the project

would be completed before June 30th and that a report of project results would be provided to the Transportation Council Committee in January 2019.

Mayor Nirenberg called upon the citizens registered to speak.

Phillip Barcena, President of PrideSA, spoke in support of the rainbow-themed crosswalk and noted their work in raising the necessary funds.

Chris Forbrich, Chairman of the Stonewall Democrats, spoke in support of the rainbow-themed crosswalk and thanked all that supported the project.

Howard Rogers, Executive Director of the Alamo Area Resource Council, spoke in support of the rainbow-themed crosswalk noting that it was a symbol of being inclusive of all individuals in the community.

Dr. Robert Vela, President of San Antonio College, spoke in support of the rainbow-themed crosswalk. He stated that their campus was in close proximity to the crosswalk and that they embraced a diverse community.

Jack M. Finger spoke in opposition to the rainbow-themed crosswalk noting that he was not supportive of homosexuality.

Reverend Andries Coetze, Pastor of University Presbyterian Church, expressed support for the rainbow-themed crosswalk stating that it was inclusive, welcoming, and compassionate.

Councilmember Treviño stated that the community had been requesting the rainbow-themed crosswalk for several years. He noted that San Antonio was a city of tolerance and equality and thanked the many individuals that helped fund and worked on the project.

Councilmember Treviño moved to adopt the Ordinance for Item 18. Councilmember Sandoval seconded the motion.

Councilmember Saldaña stated that he was pleased with the efforts of inclusiveness, access, and understanding of the Lesbian, Gay, Bi-Sexual, Transgender, and Queer (LGBTQ) Community and expressed support for the rainbow-themed crosswalk.

Councilmember Brockhouse asked if there were funds for maintenance of the rainbow-themed crosswalk. Mr. Reinhardt replied that there were no funds budgeted for maintenance but staff would track the condition during the pilot period. Councilmember Brockhouse asked if another organization could apply to have a similar crosswalk for their organization. Mr. Reinhardt replied that this one was submitted through a CCR process and

at this time; there was not a formal process for other organizations to apply. Councilmember Brockhouse asked of the evaluation criteria. Mr. Reinhardt replied that they would look at things such as crash data and compare them to other intersections.

Councilmember Sandoval stated that she was proud to support the rainbow-themed crosswalk that would be a symbol of inclusion and tolerance in the city. Councilmember Viagran stated that the crosswalk would serve as a visible acknowledgement that all people needed to be treated with dignity and respect. Councilmember Courage added that all human beings deserved to be treated with dignity and expressed his support.

Councilmember Gonzales stated that she was supportive of the rainbow-themed crosswalk and asked that staff collect safety data such as the reduction of speed. Councilmember Pelaez stated that all human beings were worthy of dignity and expressed his support.

Councilmember Perry asked of the pilot program. Mr. Reinhardt replied that they would measure data and report findings within six months.

Councilmember Brockhouse moved to allow the submission of application with the required funding for creative sidewalks during the pilot period as established by TCI. Councilmember Perry seconded the motion.

Councilmember Treviño noted that some funds were raised for maintenance and he was proud of the fundraising efforts. Mayor Nirenberg stated that he was in support of the rainbow-themed crosswalk and confirmed that no taxpayer dollars were used to customize it.

The motion by Councilmember Brockhouse to allow the submission of applications failed by the following vote:

**AYE:** 2 - Brockhouse, and Perry

**NAY:** 7 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Pelaez, and Courage

**ABSENT:** 1 - Shaw

**ABSTAIN:** 1 - Sandoval

The motion by Councilmember Treviño to approve Item 18 prevailed by the following vote:

**AYE:** 10 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage, and Perry



**ABSENT:** 1 - Shaw

**19. City Manager's Report**

**STAKEHOLDER OUTREACH FOR PROCUREMENT PROGRAMS**

Mrs. Sculley reported that two B Session Presentations were provided to the City Council regarding possible changes to the City's Procurement Preference Programs and Processes. She highlighted completed and upcoming actions regarding proposed enhancements to include: 1) Local Preference Program; 2) Veteran-Owned Small Business Program; 3) Discretionary Evaluation Process; 4) High Profile Process; 5) Living Wage; and 6) Responsible Bidder Determination. She noted that stakeholders to include the Area Chambers of Commerce, Community Associations, Trade Associations, Veteran Groups, and Advocacy Groups would be invited to community meetings over the next two months to help improve the city's contracting processes and programs.

**DHS AMBASSADOR PROGRAM**

Mrs. Sculley reported that the Department of Human Services was kicking off the 14th year of the Summer Ambassador Program on Monday, June 18th. She stated that 86 of the 190 Students in the program would complete their internship with 27 City Departments. She noted that the Ambassador Program began in 2004 as a Workforce Development Initiative designed to connect college students with meaningful and engaging summer employment opportunities. She indicated that this year, the Ambassador Program collaborated with SA Works and the Family Service Association to streamline the process for employers wanting to hire interns. She thanked all of the partners and added that the 2018 Ambassador Program would conclude on August 10th.

**IMMUNIZATION PROGRAM AND RECOGNITION AND AWARDS**

Mrs. Sculley recognized the Health Department's Immunization Program who received two awards at the Center for Disease Control (CDC) National Immunization Conference held in May. She stated that the Healthy People 2020 Immunization Coverage Award for Influenza Vaccination Among Children was given for the program's outstanding progress toward the target of 70% flu vaccination among children ages 6 months to 17 years during the 2016-2017 Flu Season. The second award was for the Most Improved Pneumococcal Vaccination Coverage among high-risk adults ages 18-64 from 2013-2016. She congratulated Metro Health on their achievements.

**RECESSED**

Mayor Nirenberg recessed the meeting at 11:30 am and announced that the meeting would resume at 2:00 pm for Zoning.

**RECONVENED**

Mayor Nirenberg reconvened the meeting at 2:05 pm.

**POINT OF PERSONAL PRIVILEGE**

Councilmember Treviño recognized Dr. Alfonso Chiscano. Dr. Chiscano requested a letter of support for the Cervantes Institute and thanked the City Council for the opportunity to speak.

**CONSENT ZONING ITEMS**

Zoning Items 20 and Z-1 were pulled for Individual Consideration. Mayor Nirenberg announced that Items P-2 and Z-4 were withdrawn by the applicant and would not be addressed. Councilmember Treviño moved to approve the remaining Consent Agenda Items. Councilmember Courage seconded the motion.

Mayor Nirenberg called upon Mr. Jack M. Finger to speak.

Jack M. Finger spoke in opposition to the Alcohol Variance (Item 20) noting its close proximity to Churchill High School and the four units requested in Item Z-1.

Ashley Farrimond of Kaufman and Killen stated that she represented the applicant in Z-9. She noted that they were agreeable to issuing a letter to the City Council that they would continue to comply with existing restrictions on the property that prohibit heavy industrial uses.

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

**AYE:** 9 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Courage, and Perry

**ABSENT:** 2 - Shaw, and Pelaez

**2018-06-07-0420**

21. ALCOHOL VARIANCE # AV2018006 (Council District 5): Ordinance granting a Variance to City Code 4-6(c)(1 and 3) and 4-6(d)(6) of the City Code and authorizing the sale of alcoholic beverages on Lot A2, NCB 2828, located at 1913 S. Flores for on-premise consumption within three-hundred (300) feet of Briscoe Elementary, a public education institution located within the San Antonio Independent School District.

**2018-06-07-0421**

**Z-2.** ZONING CASE # Z2018167 (Council District 1): Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District and "MF-33 AHOD" Multi-Family Airport Hazard Overlay District to "MF-33 AHOD" Multi-Family Airport Hazard Overlay District on 5.515 acres out of NCB 11693, located at 25 Burwood Lane. 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: 5.515 ACRES OUT OF NCB 11693 TO WIT: FROM "I-1 AHOD" GENERAL INDUSTRIAL AIRPORT HAZARD OVERLAY DISTRICT AND "MF-33 AHOD" MULTI-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "MF-33 AHOD" MULTI-FAMILY AIRPORT HAZARD OVERLAY DISTRICT.

**2018-06-07-0422**

**P-1.** PLAN AMENDMENT CASE # 18050 (Council District 2): Ordinance amending the Eastern Triangle Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Rural Living" to "Low Density Residential" on 131.969 acres out of NCB 35524 and NCB 35132, located at 5753 New Sulphur Springs. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2018165)

**2018-06-07-0423**

**Z-3.** ZONING CASE # Z2018165 (Council District 2): Ordinance amending the Zoning District Boundary from "R-6" Residential Single-Family District to "R-4" Residential Single-Family District on 131.969 acres out of NCB 35524 and NCB 35132, located at 5753 New Sulphur Springs. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 18050)

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: 131.969 ACRES OUT OF NCB 35524 AND NCB 35132 TO WIT: FROM "R-6" RESIDENTIAL SINGLE-FAMILY DISTRICT TO "R-4" RESIDENTIAL SINGLE-FAMILY DISTRICT.

**WITHDRAWN BY APPLICANT**

**P-2.** PLAN AMENDMENT CASE # 18040 (Council District 5): Ordinance amending the

Guadalupe/Westside Community Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Community Commercial" to "High Density Mixed Use" on 1.711 acres out of NCB 2310, located at 1409 Buena Vista Street. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2018130)

#### **WITHDRAWN BY APPLICANT**

- Z-4.** ZONING CASE # Z2018130 (Council District 5): Ordinance amending the Zoning Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District and "C-2 AHOD" Commercial Airport Hazard Overlay District to "IDZ AHOD" Infill Development Zone Airport Hazard Overlay District with Multi-Family uses not to exceed 57 units per acre on 1.711 acres out of NCB 2310, located at 1409 Buena Vista Street. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 18040)

#### **2018-06-07-0424**

- Z-5.** ZONING CASE # Z2018159 CD (Council District 5): 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 Auto Upholstery on 0.1111 of an acre out of NCB 8289, located at 747 North General McMullen Drive. 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 8 AND LOT 9, BLOCK 2, NCB 2276 TO WIT: FROM "R-4 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "R-4 CD AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT WITH A CONDITIONAL USE FOR FOUR (4) DWELLING UNITS.

#### **2018-06-07-0425**

- Z-6.** ZONING CASE # Z2018164 (Council District 5): Ordinance amending the Zoning District Boundary from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District on the East 70.19 feet of Lot 10, Block 35, NCB 3634, located at 2101 Leal 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: THE EAST 70.19 FEET OF LOT 10, BLOCK 35, NCB 3634 TO WIT: FROM "R-4 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT.

**2018-06-07-0426**

**Z-7.** ZONING CASE # Z2018163 (Council Districts 1, 3, 4, 5, 6, and 7): Ordinance applying Zoning Designation of "MLOD-2" Lackland Military Lighting Overlay District with the applicable "MLR-1" Military Lighting Radius of 0-3 miles for properties within 0-3 miles of the Air Force Base and "MLR-2" Military Lighting Radius of 3-5 miles for properties within 3-5 miles of the Air Force Base as a zoning overlay district to the current Zoning Districts on Multiple Lots, generally located on multiple addresses extending from the boundaries surrounding Lackland Air Force Base and Lackland Air Force Base Annex (Medina) Military Influence Areas. 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: MULTIPLE LOTS, GENERALLY LOCATED ON MULTIPLE ADDRESSES EXTENDING FROM THE BOUNDARIES SURROUNDING LACKLAND AIR FORCE BASE AND LACKLAND AIR FORCE BASE ANNEX (MEDINA) MILITARY INFLUENCE AREAS TO WIT: APPLYING ZONING DESIGNATION OF "MLOD-2" LACKLAND MILITARY LIGHTING OVERLAY DISTRICT WITH THE APPLICABLE "MLR-1" MILITARY LIGHTING RADIUS OF 0-3 MILES FOR PROPERTIES WITHIN 0-3 MILES OF THE AIR FORCE BASE AND "MLR-2" MILITARY LIGHTING RADIUS OF 3-5 MILES FOR PROPERTIES WITHIN 3-5 MILES OF THE AIR FORCE BASE AS A ZONING OVERLAY DISTRICT TO THE CURRENT ZONING DISTRICTS.

**2018-06-07-0427**

**Z-8.** ZONING CASE # Z2018157 S (Council District 10): Ordinance amending the Zoning District Boundary from "C-3 AHOD" General Commercial Airport Hazard Overlay District to "C-3 S AHOD" General Commercial Airport Hazard Overlay District with Specific Use Authorization for a Contractor Construction Facility with Outside Storage on Lot 23 and the southwest 123 feet of Lot 22, Block 1, NCB 16837, located at 10698 Hillpoint Drive. Staff and Zoning Commission recommend Approval.

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE

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COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS: LOT 23 AND THE SOUTHWEST 123 FEET OF LOT 22, BLOCK 1, NCB 16837 TO WIT: FROM "C-3 AHOD" GENERAL COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT TO "C-3 S AHOD" GENERAL COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT WITH SPECIFIC USE AUTHORIZATION FOR A CONTRACTOR CONSTRUCTION FACILITY WITH OUTSIDE STORAGE.

**2018-06-07-0428**

**Z-9.** ZONING CASE # Z2018169 (Council District 10): Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District and "I-1 IH-1 AHOD" General Industrial Northeast Gateway Corridor Overlay Airport Hazard Overlay District to "MF-33 AHOD" Multi Family Airport Hazard Overlay District and "MF-33 IH-1 AHOD" Multi Family Northeast Gateway Corridor Overlay Airport Hazard Overlay District on 13.29 acres out of NCB 15911 and "C-3 AHOD" General Commercial Airport Hazard Overlay District and "C-3 IH-1 AHOD" General Commercial Northeast Gateway Corridor Overlay Airport Hazard Overlay District, on 7.94 acres out of NCB 15911, generally located on the northwest corner of North Weidner Road and Crosswinds Way, with all Overlay Districts remaining unchanged. 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: 7.94 ACRES OUT OF NCB 15911 TO WIT: FROM "I-1 AHOD" GENERAL INDUSTRIAL AIRPORT HAZARD OVERLAY DISTRICT AND "I-1 IH-1 AHOD" GENERAL INDUSTRIAL NORTHEAST GATEWAY CORRIDOR OVERLAY AIRPORT HAZARD OVERLAY DISTRICT TO "MF-33 AHOD" MULTI FAMILY AIRPORT HAZARD OVERLAY DISTRICT AND "MF-33 IH-1 AHOD" MULTI FAMILY NORTHEAST GATEWAY CORRIDOR OVERLAY AIRPORT HAZARD OVERLAY DISTRICT ON 13.29 ACRES OUT OF NCB 15911 AND "C-3 AHOD" GENERAL COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT AND "C-3 IH-1 AHOD" GENERAL COMMERCIAL NORTHEAST GATEWAY CORRIDOR OVERLAY AIRPORT HAZARD OVERLAY DISTRICT.

**CONSENT ZONING CONCLUDED**

**ZONING ITEMS PULLED FOR INDIVIDUAL CONSIDERATION**

City Clerk Vacek read the caption for Item 20:

**2018-06-07-0419**

- 20.** ALCOHOL VARIANCE # AV2018005 (Council District 9): Ordinance granting a Variance to City Code 4-6(c)(1 and 3) and 4-6(d)(6) of the City Code and authorizing the sale of alcoholic beverages on 1.342 acres out of NCB 16249, located at 11900 Blanco Road for off-premise consumption within three-hundred (300) feet of Winston Churchill High School, a public education institution located within the Northeast Independent School District.

Councilmember Courage called upon Ms. Krystin Ramirez of Kaufman and Killen. Ms. Ramirez stated that she was representing the applicant for Item 20 and they would like to amend their request to include the condition to prohibit outdoor advertisement for alcohol-related products.

Councilmember Courage moved to approve Item 20 with the condition read by Ms. Ramirez. Councilmember Viagran seconded the motion. The motion to approve prevailed by the following vote:

**AYE:** 9 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Courage, and Perry

**ABSENT:** 2 - Shaw, and Pelaez

**DENIED**

- Z-1.** ZONING CASE # Z2018005 CD (Council District 1): 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 a Conditional Use for Four (4) Dwelling Units on Lot 8 and Lot 9, Block 2, NCB 2276, located at 2219 West Houston Street. Staff recommends Approval. Zoning Commission recommends Denial.

Melissa Ramirez presented Item Z-1 and stated that staff recommended approval while the Zoning Commission recommended denial. She reported that of 32 notices mailed; two were returned in favor and 19 in opposition. She added that the Prospect Hill and West End Hope in Action Neighborhood Associations were opposed to the request. She stated that the case would require 9 votes for approval due to the opposition exceeding 20%.

Mayor Nirenberg called upon the citizens registered to speak.

Charles Peña stated that he was the owner of the property and requested that he be allowed four dwelling units for affordable housing.

Mary Alice Cisneros addressed the City Council in opposition to the request. She noted that the property was already in violation of the City Code and that they had received 98 signatures from individuals opposed to the request.

Frances Cadena read a letter of opposition form the Prospect Hill Neighborhood Association.

Karen Brown spoke in opposition to the request and stated that they would like to preserve the single family homes that make up their community.

Kerman Rogers stated that there had been many problems with the renters at the property and he was opposed to the request.

Baltazar Serna stated that he represented the applicant and he was in compliance with the City Code. He provided photos of the home and noted that they were requesting four dwelling units on the two lots. He requested a continuance so that they could meet with the Prospect Hill Neighborhood Association to address their concerns.

Councilmember Treviño called upon Lorenzo Martinez. Mr. Martinez stated that he was opposed to the request as Mr. Peña had been out of compliance for many years. Councilmember Treviño thanked everyone that spoke and noted that the applicant had reached out to the community. However, the community did not support moving all of the density onto one lot with an adjacent parking lot.

Councilmember Treviño moved to deny Item Z-1. Councilmember Courage seconded the motion.

Councilmember Courage asked of the current zoning. Ms. Ramirez replied that it allowed for single family residential which included the current duplex.

Councilmember Viagran asked if the conditional use would remain with the property if it was sold. Catherine Hernandez replied that the zoning would remain. Councilmember Sandoval asked of the number of units that could remain on the property. Ms. Hernandez stated that the duplex would be allowed.

The motion to deny Item Z-1 prevailed by the following vote:

**AYE:** 9 - Mayor Nirenberg, Treviño, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, and Courage

**ABSENT:** 2 - Shaw, and Perry



**ADJOURNMENT**

There being no further discussion, Mayor Nirenberg adjourned the meeting at 2:52 pm.

APPROVED

RON NIRENBERG  
MAYOR

ATTEST:

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