

City of San Antonio



AGENDA **City Council A Session**

City Hall Complex
105 Main Plaza
San Antonio, Texas 78205

Thursday, September 7, 2017

9:00 AM

Municipal Plaza Building

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

9:00AM: Call to Order

2:00PM: Plan Amendments and Zoning Cases

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

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

DISABILITY ACCESS STATEMENT

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

Intérpretes en español estarán disponibles durante la junta del consejo de la ciudad para los asistentes que lo requieran. También se proveerán intérpretes para los ciudadanos que deseen exponer su punto de vista al consejo de la ciudad. Para más información, llame al (210) 207-7253

For additional information on any item on this agenda, please visit www.sanantonio.gov or call 207-7080.

1. [17-4923](#) Invocation by Most Reverend Gustavo García-Siller, Archbishop of San Antonio, guest of Councilmember Ana Sandoval, District 7.
2. [17-4924](#) Pledge of Allegiance
3. [17-4925](#) Approval of Minutes for the Regular City Council Meetings of August 2 - 3, 2017.

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

CONSENT AGENDA

Purchase of Services, Supplies and Equipment

4. [17-4716](#) An Ordinance authorizing a contract with Sistema Technologies to provide the Department of Human Services with an automated contract management system for a total value of \$563,398.02, funded from the FY 2017 General Fund and Technology Tax Notes. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]
5. [17-4496](#) An Ordinance authorizing the following contracts establishing unit prices for goods and services for an estimated annual cost of \$2,411,000.00: (A) BayScan Technologies, LLC for 3M Radio Frequency Identification (RFID) tags, (B) Safeway Oil Recovery for used coolant collection, transportation, recycling and disposal, (C) Bibliotheca, LLC for 3M RFID maintenance agreement, (D) Management Information Technology USA, dba ChildPlus Software for ChildPlus subscription, and (E) Doggett Freightliner of South Texas, LLC, Fox Truck World, LLC, Heil of Texas San Antonio, Industrial Brake & Clutch, Inc., River City Hydraulics, Inc., Rush Truck Centers of Texas, LP, Southern Tire Mart, LLC, and Strategic Fleet Solutions, LLC for on-call medium and heavy duty truck repairs. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

Capital Improvements

6. [17-4233](#) An Ordinance accepting the lowest qualified bid and awarding a construction contract to Industrial Construction Co. in the amount of \$179,942.10 from the 2005 Sales Tax Venue funds and authorizing

\$51,991.41 from the 2010 Sales Tax Venue funds for contingency and other project costs for a total amount of \$231,933.51 and appropriating funds in connection with the Leon Vista Trailhead Parking Expansion Project located in Council District 7. [María Villagómez, Assistant City Manager; Xavier D. Urrutia, Director, Parks and Recreation]

Acquisition, Sale or Lease of Real Property

7. [17-4300](#) An Ordinance declaring 27 properties located in Council Districts 4, 5, 7, 8, and 10, as well as the City of San Antonio extraterritorial jurisdiction, Elmendorf, Texas, Somerset, Texas, Boerne Texas, and a tract adjacent to Trumbo Road in Atascosa County as surplus and authorizing their disposition by the San Antonio Water System. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]
8. [17-4743](#) An Ordinance authorizing execution of Amendment No. 2 to the Caretaker Lease Agreement with Dale Chumbley at Phil Hardberger Park, located in Council District 8. [María Villagómez, Assistant City Manager; Xavier D. Urrutia, Director, Parks & Recreation]
9. [17-4541](#) Consideration of the following Ordinances, on behalf of SAWS, authorizing the acquisition through negotiation or condemnation, of interests in land sufficient for project purposes, of privately-owned real property and declaring the projects to be public use projects and a public necessity for the acquisitions.[Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]
- 9A. [17-4966](#) An Ordinance authorizing the acquisition through negotiation or condemnation, of interests in land sufficient for project purposes, of privately-owned real property and declaring the project to be for public use and a public necessity for the acquisitions related to the Hume Road Water Main Project located east of the intersection of the Union Pacific Railroad (UPRR) tracks and Hume Road to the west end of Hume Road and Pleasanton/Old Pleasanton Road intersection, outside the city limits.
- 9B. [17-4968](#) An Ordinance authorizing the acquisition through negotiation or condemnation, of interests in land sufficient for project purposes, of privately-owned real property and declaring the project to be for public use and a public necessity for the acquisitions related to the Highway

90 Water Main Project located near Luckey Road extending west along the southern right-of-way of U.S. Highway 90 to just east of Highway 211, outside the city limits.

- 9C. [17-4969](#) An Ordinance authorizing the acquisition through negotiation or condemnation, of interests in land sufficient for project purposes, of privately-owned real property and declaring the project to be for public use and a public necessity for the acquisitions related to the Flores Street and Pleasanton Road Project located at the SAWS sewer main pipeline starting within the right-of-way of Emilie Street, extending east to the right-of-way of Flores Street near S.W. Military, located in Council District 3.

Boards, Commissions and Committee Appointments

10. [17-4734](#) Consideration of the following Board, Commission and Committee appointments for the remainder of unexpired terms of office to expire May 31, 2019, to be effective immediately upon the receipt of eight affirmative votes, or, in the event eight affirmative votes are not received, ten days after appointment; or for terms and effectiveness as otherwise indicated below: [Leticia M. Vacek, City Clerk]
- A) Reappointing Karen L. Speer (District 5) and Sallie F. Scott (District 10) to the Animal Care Services Advisory Board.
- B) Appointing Jesus Diaz (District 3) to the SA2020 Commission on Education.
- C) Reappointing R. Mark Rogers (District 10) to the San Antonio Arts Commission.
- D) Reappointing Carlos J. Contreras, III (Mayoral) and Michael D. Asmus (District 10) to the Brooks Development Authority.
- E) Appointing Matthew Scott (District 10) to the City Commission on Veterans Affairs.
- F) Appointing Emma O. Guerrero (District 3) and Barbara Scheib (District 10) to the City/County Joint Commission on Elderly Affairs.
- G) Reappointing John Laffoon (District 10) to the Historic and Design

Review Commission.

H) Reappointing Charles Michael Bartlett (District 3) and Sherri Dugas (District 10) to the Linear Creekway Parks Advisory Board.

I) Reappointing Naomi E. Miller (District 10) to the Mayor's Commission on the Status of Women.

J) Reappointing Marc K. Whyte (District 10) to the Port Authority of San Antonio.

K) Reappointing John M. Battiato (District 10) to the San Antonio Housing Trust.

L) Appointing Jonathan Delmer (District 10) to the Small Business Advocacy Committee.

M) Reappointing Joe Frank Nix (District 10) to the Zoning Commission.

N) Appointing Emilie Christian (District 10) to the Affirmative Action Advisory Committee.

O) Appointing Kevin Jackson (District 10) to the SA2020 Commission on Strengthening Family Well-being.

P) Appointing Diana M. Kenny (District 10), Matthew C. West (District 10), and reappointing Lloyd A. Denton, Jr. (District 10) to the Tax Increment Reinvestment Zone No. 33 - Northeast Corridor.

Q) Reappointing Debra A. Guerrero (District 3) to the Capital Improvements Advisory Committee.

R) Reappointing Rodney Van Kirk (District 10) to the Ethics Review for the remainder of an unexpired term of office to expire April 25, 2019.

11. [17-4746](#) Consideration of the following appointments of Councilmembers to Boards, Commissions and Committees as requested by Mayor Ron Nirenberg for the remainder of unexpired terms of office concurrent with their respective terms of office unless otherwise indicated below:

[Leticia M. Vacek, City Clerk]

A) Appointing Councilmember Clayton H. Perry (District 10) to the Military Transformation Task Force.

B) Appointing Councilmember Ana E. Sandoval (District 7), Councilmember Manny Peláez (District 8), and Councilmember Clayton H. Perry (District 10) to the Alamo Area Council of Governments (AACOG) Board of Directors.

C) Appointing Mayor Ron Nirenberg to the Project Quest Board.

D) Appointing Mayor Ron Nirenberg, Chair, Councilmember Rebecca J. Viagran (District 3), and Councilmember Shirley Gonzales (District 5), Alternate, to the Committee of Six.

E) Appointing Councilmember Roberto C. Treviño (District 1), Committee Member, and Councilmember Ana E. Sandoval (District 7), Alternate, to the Air Improvement Resources (AIR) Executive Committee.

Miscellaneous

12. [17-4852](#) A Resolution nominating Roberto C. Treviño to serve on the Bexar Appraisal District Board of Directors for a term of office to expire December 31, 2019. [Leticia M. Vacek, City Clerk]
13. [17-4624](#) An Ordinance authorizing an Interlocal Agreement in the amount of \$899,965.00 for the Bexar Cares Program, with an in-kind match of \$899,965.00 to be provided by the Center for Health Care Services, for the period of September 30, 2017 through September 29, 2018, and amendments based on additional grant awards or program improvements. [María Villagómez, Assistant City Manager; Melody Woosley, Director, Human Services]
14. [17-4935](#) A Resolution of the City of San Antonio Declaring September Celebrate San Antonio Seniors Month [María Villagómez, Assistant City Manager; Melody Woosley, Director, Human Services]
15. [17-4605](#) An Ordinance authorizing an Household Hazardous Waste Collection, Characterization, Packaging, Transportation, Recycling and Disposal agreement with Clean Harbors Environmental Services, Inc. in an

amount not to exceed \$1,500,000.00 annually, to provide collection, characterization, packaging, transportation, and disposal services of the City of San Antonio Household Hazardous Waste (HHW) Program funded by the Solid Waste Operating and Maintenance Fund.

[Roderick J. Sanchez, Assistant City Manager; David W. McCary, Director, Solid Waste Management]

16. [17-4626](#) An Ordinance authorizing an agreement with Goodwill Industries of San Antonio in an amount not to exceed \$80,000.00 annually, to provide recycling of electronic equipment services for the City of San Antonio. Program funded by the Solid Waste Operating and Maintenance Fund. [Roderick J. Sanchez, Assistant City Manager; David W. McCary, Director, Solid Waste Management]
17. [17-4865](#) An Ordinance authorizing three On Call Solid Waste Consulting Services agreements with Burns & McDonnell Engineering Company, Inc., MSE Group, LLC, and Resource Recycling Systems, Inc., for a total amount not to exceed \$150,000.00 annually, for as-needed projects in various Council Districts, funded by the Solid Waste Operating and Maintenance Fund. [Roderick J. Sanchez, Assistant City Manager; David W. McCary, Director, Solid Waste Management]
18. [17-3558](#) An Ordinance authorizing the execution of a professional services agreement for public relations consulting services with Komet Marketing Communications, Inc. for a term of one year, with an option to renew the agreement for up to two one-year periods, in an amount not to exceed \$150,000.00 annually in support of Vision Zero and Transportation Planning. [Peter Zanoni, Deputy City Manager; Mike Frisbie, Director, Transportation & Capital Improvements]
19. [17-4614](#) Consideration of the following items related to the Downtown Public Improvement District: [Lori Houston, Assistant City Manager; John Jacks, Director, Center City Development & Operations Department]
- 19A. [17-4959](#) Public Hearing and consideration of an Ordinance approving the levy of a Special Assessment for the Downtown Public Improvement District; levying an assessment rate for the Fiscal Year 2018 at \$0.15 per \$100 value of real property in the Downtown Public Improvement District & \$0.09 per \$100 value of residential condominiums; and approving the Fiscal Year 2018 Service & Assessment Plan for the Downtown Public Improvement District.

- 19B. [17-4960](#) An Ordinance authorizing the First Amendment to the Contract for Improvements and/or Services in the Downtown Public District.

City Manager's Report

20. [17-4926](#) City Manager's Report

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

2:00 P.M. TIME CERTAIN ITEMS (may be heard after this time): Public Hearing and Consideration of the following Adoption and Amendments of the Neighborhood, Community and Perimeter Plans as Components of the Master Plan and Zoning Cases. Plan amendments and Zoning cases presented by Roderick Sanchez, Assistant City Manager; Michael Shannon, Director, Development Services.

21. [17-4416](#) ALCOHOL VARIANCE # AV2017007 (Council District 8): An Ordinance granting a Variance to City Code 4-6(c)(1, 3, and 4), 4-6(d)(1), 4-6(d)(6), and 4-6(e)(1) of the City Code and authorizing the sale of alcoholic beverages on Lot 2, Block 110, NCB 16386, located at 23534, 23610, 23702, 23718, and 23814 US IH-10 West for on-premise consumption within three-hundred (300) feet of Leon Springs Elementary, a public education institution located within the Northside Independent School District.
- Z-1. [17-4468](#) ZONING CASE # Z2017200 CD (Council District 1): An Ordinance amending the Zoning District Boundary from "MF-33 H UC-5 AHOD" Multi-Family Monte Vista Historic Main Avenue/McCullough Avenue Urban Corridor Airport Hazard Overlay District to "MF-33 CD H UC-5 AHOD" Multi-Family Monte Vista Historic Main Avenue/McCullough Avenue Urban Corridor Airport Hazard Overlay District with Conditional Use for a Professional Office on the North 83.33 Feet of Lot 8 and Lot 9, Block 11, NCB 1836, located at 2621 North Main Street. Staff and Zoning Commission recommend Approval.
- Z-2. [17-4460](#) ZONING CASE # Z2017192 (Council District 1): An Ordinance amending the Zoning District Boundary from "O-1 AHOD" Office 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 Lot 28, Block 21, NCB 2084, located at 918 Culebra Road. Staff and Zoning Commission recommend Approval.

- P-1.** [17-4656](#) PLAN AMENDMENT CASE # 17059 (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 “Community Commercial” on 0.254 acres out of NCB 652, located at 915 South Hackberry Street. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2017197)
- Z-3.** [17-4463](#) ZONING CASE # Z2017197 (Council District 2): An Ordinance amending the Zoning District Boundary zoning from "C-3R AHOD" General Commercial Restrictive Alcoholic Sales Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District on 0.2541 acres out of NCB 652, located at 915 South Hackberry Street. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 17059)
- Z-4.** [17-4545](#) ZONING CASE # Z2017111 (Council District 2): An Ordinance amending the Zoning District Boundary from "R-6 H AHOD" Residential Single-Family Dignowity Hill Historic Airport Hazard Overlay District to "RM-4 H AHOD" Residential Mixed Dignowity Hill Historic Airport Hazard Overlay District on Lot 17 and West 25 feet of Lot 16, Block 1, NCB 1665, located at 1115 Nolan Street. Staff recommends Approval. Zoning Commission recommendation forwarded as a Denial due to lack of a motion. (Continued from August 3, 2017)
- P-2.** [17-4556](#) PLAN AMENDMENT CASE # 17014 (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 “Low-Density Residential” to “Community Commercial” on 1.6142 acres out of NCB 3815 and NCB 3819 and to “Neighborhood Commercial” on 0.0826 acres out of NCB 3819, located in the 3100-3200 Block of Gevers Street, 303 Channing Ave, and 202 Cosgrove Street. Staff recommends Approval. Planning Commission recommends Denial. (Associated Zoning Case Z2017049) (Continued from August 3, 2017)
- Z-5.** [17-4557](#) ZONING CASE # Z2017049 (Council District 3): 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 1.6142 acres out of

NCB 3815 and NCB 3819 and to "O-1 AHOD" Office Airport Hazard Overlay District on 0.0826 acres out of NCB 3819, located in the 3100-3200 Block of Gevers Street, 303 Channing Ave, and 202 Cosgrove Street. Staff and Zoning Commission recommend Approval, pending Plan Amendment (Associated Plan Amendment 17014) (Continued from August 3, 2017)

- Z-6.** [17-4283](#) ZONING CASE # Z2017176 (Council District 3): An Ordinance amending the Zoning District Boundary from "C-2" Commercial District, "C-2 AHOD" Commercial Airport Hazard Overlay District, "NP-10" Neighborhood Preservation District, and "NP-10 AHOD" Neighborhood Preservation Airport Hazard Overlay District to "R-4" Residential Single-Family District and "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District on 32.238 acres out of NCB 10881, located in the 7800 Block of SE Loop 410. Staff and Zoning Commission recommend Approval.
- Z-7.** [17-4269](#) ZONING CASE # Z2017178 (Council District 3): An Ordinance amending the Zoning District Boundary from "C-3" General Commercial District to "R-4" Residential Single-Family District on 3.29 acres out of NCB 10847, located in the 7300 Block of S WW White Road. Staff and Zoning Commission recommend Approval.
- P-3.** [17-4659](#) PLAN AMENDMENT CASE # 17060 (Council District 3): An Ordinance amending the Stinson Airport Vicinity Land Use Plan, a component of the Comprehensive Master Plan of the City, by changing the future land use from "Mixed Use Center" to "Regional Commercial" on 5.664 acres out of NCB 11156, generally located northwest of the Roosevelt Avenue and Loop 410 Intersection. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2017198)
- Z-8.** [17-4466](#) ZONING CASE # Z2017198 (Council District 3): An Ordinance amending the Zoning District Boundary from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District and "I-1 AHOD" General Industrial Airport Hazard Overlay District to "C-3 AHOD" General Commercial Airport Hazard Overlay District on 5.664 acres out of NCB 11156, generally located northwest of the Roosevelt Avenue and the Loop 410 intersection. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 17060)

- Z-9.** [17-4501](#) ZONING CASE # Z2017202 CD (Council District 4): An Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "C-2 CD AHOD" Commercial Airport Hazard Overlay District with Conditional Use for Motor Vehicle Sales on Lots 1 and 2, Block 13, NCB 15504, located at 339, 341, 343 Altitude Drive. Staff recommends Denial. Zoning Commission recommends Approval with Conditions.
- Z-10.** [17-4500](#) ZONING CASE # Z2017199 (Council District 4): An Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "R-5 AHOD" Residential Single-Family Airport Hazard Overlay District on 62.14 acres out of NCB 18044, located in the 8200 Block of SW Loop 410. Staff and Zoning Commission recommend Approval.
- Z-11.** [17-4920](#) ZONING CASE # Z2017181 S (Council District 7): An Ordinance amending the Zoning District Boundary from "R-6" Residential Single-Family District to "C-2 S" Commercial District with Specific Use Authorization for Fitness Center/ Health Club, Gymnasium, Natatorium, Sport Court- Outdoor Uses Permitted on Lot P-1 and P-1C, NCB 16047, located at 9488 Leslie Road. Staff and Zoning Commission recommend Approval. (Continued from August 17, 2017)
- P-4.** [17-4918](#) PLAN AMENDMENT CASE # 17048 (Council District 8): An Ordinance amending the North 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 6.117 acres out of NCB 18333, located in the 7200 Block of Heuermann Road. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z2017147) (Continued from August 17, 2017)
- Z-12.** [17-4919](#) ZONING CASE # Z2017147 (Council District 8): An Ordinance amending the Zoning District Boundary from "R-6 MSAO-1 MLOD-1" Residential Single-Family Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay District to "PUD RM-4 MSAO-1 MLOD-1" Planned Unit Development Residential Mixed Camp Bullis Military Sound Attenuation Overlay Camp Bullis Military Lighting Overlay District on 6.117 acres out of NCB 18333, located in the 7200 Block of Heuermann Road. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment 17048) (Continued from August 17, 2017)

- Z-13.** [17-4921](#) ZONING CASE # Z2017149 S (Council District 10): An Ordinance amending the Zoning District Boundary from "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-2 S AHOD" Commercial Airport Hazard Overlay District with a Specific Use Authorization for a Car Wash on P-133, NCB 13740, located in the 3300 Block of Thousand Oaks Drive. Staff and Zoning Commission recommend Approval with Conditions. (Continued from August 17, 2017)

ADJOURNMENT

6:00 P.M. – If the Council has not yet adjourned, the presiding officer shall entertain a motion to continue the council meeting, postpone the remaining items to the next council meeting date, or recess and reconvene the meeting at a specified time on the following day.