

City of San Antonio



AGENDA City Council A Session

City Hall Complex
105 Main Plaza
San Antonio, Texas 78205

Thursday, January 10, 2019

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

At any time during the meeting, the City Council may meet in executive session in the "C" Room 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. [19-1299](#) Invocation
2. [19-1300](#) Pledge of Allegiance
3. [19-1301](#) Approval of Minutes of the Regular City Council Meetings of November 28 - 29, 2018

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

ACTION ITEMS FOR STAFF BRIEFING

4. [19-1190](#) Interviewing finalists for the District 2 City Council vacancy and appointing a replacement City Councilmember. [Leticia M. Vacek, City Clerk]

City Council will recess and convene as the Board of Directors for the City of San Antonio, Texas Empowerment Zone Development Corporation for the following item:

5. [18-6594](#) Resolution by the City of San Antonio, Texas Empowerment Zone Development Corporation appointing U.S. Bank National Association to serve as the Market Agent relating to the outstanding City of San Antonio, Texas Empowerment Zone Development Corporation Contract Revenue Empowerment Zone Refunding Bonds (Drury Southwest Hotel Project), Series 2013A and Series 2013B, and approving and authorizing the execution of a related Market Agent Agreement. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer]

The Board of Directors for the City of San Antonio, Texas Empowerment Zone Development Corporation will adjourn and the City Council will reconvene to consider the balance of the agenda.

CONSENT AGENDA

Purchase of Services, Supplies and Equipment

6. [19-1007](#) Ordinance approving a contract with GCOM Software, LLC, an Accela Certified Partner, for the implementation of Land Development, Plan Review, Inspections, and Code Enforcement Management Software for the BuildSA Project in an amount not to exceed \$15,843,116.00 funded from the FY 2019 Development Services Fund, the FY 2019-2014 Capital Budget and amending the FY 2019 Adopted Budget

and the FY 2019-2024 Six-Year Capital Improvement Plan to appropriate \$3,275,673.00 from the Development Services Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

7. [19-1125](#) Ordinance approving a contract with J. Reynolds and Co., Inc. to provide a cement waterproof coating at Nelson W. Wolff Stadium for a total cost of \$488,073.00. Funding will be appropriated from the Wolff Stadium Capital Improvement Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

8. [18-6452](#) Ordinance approving a contract with SAT Radio Communications, LTD, dba Industrial Communications to provide the San Antonio Police Department with vehicle graphics; installation, removal and repair of police equipment; and emergency equipment parts for an estimated annual cost of \$1,250,000.00, funded from the FY 2019 General Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

9. [18-6565](#) Ordinance approving the following contracts establishing unit prices for goods and services for an estimated annual cost of \$546,000.00, included and available in the Animal Care Services Department's FY 2019 Adopted General Fund Budget:
(A) B & R Estes Corp. dba Locke Hill Feed, Pet & Lawn Supply; C-Specialties, Inc.; and MWI Animal Health for pet supplies;
(B) Midwest Veterinary Supply, Inc.; MWI Animal Health; NAO Global Health LLC; and Patterson Vet Supply for veterinary supplies; and
(C) Intervet Inc., dba Merck Animal Health for feline and canine biologicals.
[Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

Capital Improvements

10. [18-6212](#) Ordinance awarding a construction contract in an amount not to exceed \$236,895.84 to Industrial Construction Co., for the Stablewood Farms Park Project, a 2017-2022 Bond project located in Council District 4. [Peter Zaroni, Deputy City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

Acquisition, Sale or Lease of Real Property

11. [18-6913](#) Ordinance approving the acquisition of a conservation easement over the Edwards Aquifer Recharge and Contributing Zones on a 1,066.72 acre tract of land known as the Pouncy Ranch located in Uvalde County, Texas from Howard and Beverly Pouncy, as trustees of the Howard and Beverly Pouncy 1997 Trust, at a cost of \$1,501,006.18. Funding for this ordinance is available from the 2015 Sales Tax Venue Fund included in the FY 2019 Capital Budget. [María Villagómez, Assistant City Manager; Xavier D. Urrutia, Director, Parks and Recreation]

Street Closures and Traffic Control Procedures

12. [18-2767](#) Ordinance approving the closure, vacation, and abandonment of a portion of Peacock alley which is approximately 147.6 square feet of unimproved public right of way, located between the Kress Building and the St. Anthony Hotel, between Jefferson and Navarro Streets, as requested by Owner, GrayStreet Houston, L.L.C., for a fee of \$12,177.00, which will be deposited into the General Fund in accordance with the FY 2019 Adopted Budget. [Peter Zanoni, Deputy City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]
13. [18-5531](#) Ordinance approving the closure, vacation and abandonment of a 0.4742 acre improved portion of Chavaneaux Road at the northeast corner of South Zarzamora Street and the Loop 410 access road, located in Council District 4, as requested by QuikTrip Corporation for a fee of \$23,433.00, which will be deposited into the General Fund in accordance with the FY 2019 Adopted Budget. [Peter Zanoni, Deputy City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

Boards, Commissions and Committee Appointments

14. [19-1194](#) Approving the following Board, Commission and Committee appointments for the remainder of unexpired terms to expire May 31, 2019 or for other terms shown below. Appointments are effective immediately if eight affirmative votes received, or ten days after appointment if passed with less than eight affirmative votes. [Leticia M. Vacek, City Clerk] [Leticia M. Vacek, City Clerk]

A) Appointing Celina Pena (Mayoral) to the San Antonio Housing Trust.

B) Appointing Phillip Manna (District 7) to the Zoning Board of Adjustment.

C) Appointing Robert M. Bettac (District 9) to the Parks and Recreation Board.

D) Reappointing Megan A. Garza-Oswald (Mayoral), Ramiro I. Gonzales (Mayoral), David Rodriguez (Mayoral); and Susan Wright (Mayoral) to the Office of Urban Redevelopment - OUR-SA and SAAH for the remainder of unexpired terms of office to expire December 18, 2020.

Miscellaneous

15. [18-6457](#) Ordinance approving a professional services agreement with Dr. Fretorry Rogers in an amount up to \$100,000.00 for in-house surgical services through September 30, 2019 with options to renew. [María Villagómez, Assistant City Manager; Heber Lefgren, Director, Animal Care Services]
16. [19-1191](#) Ordinance ordering the General City Election to be held on Saturday, May 4, 2019 and Run-off Election to be held on Saturday, June 8, 2019, if necessary. [Leticia M. Vacek, City Clerk]
17. [18-6393](#) Ordinance approving a Fourth Amendment to the Food Service Agreement for the Alamodome with Savor Black Tie Joint Venture through its majority partner, SMG Food and Beverage, LLC., revising the commission structure for food and beverage services. Revenues from this contract will be deposited into the Community & Visitors Facilities Fund in accordance with the Adopted Budget. [Carlos J. Contreras, Assistant City Manager; Patricia M. Cantor, Director, Convention & Sports Facilities]
18. [18-6914](#) Ordinance approving a Funding Agreement with the San Antonio Missions Baseball Club, Inc. and appropriation of funds for the design and construction of the Wolff Stadium Improvement Plan, in an amount not to exceed \$364,000.00, from the Wolff Stadium Capital Improvement Funds. [Carlos J. Contreras, Assistant City Manager;

Patricia M. Cantor, Director, Convention & Sports Facilities]

19. [19-1029](#) Resolution approving the issuance by the Daingerfield Cultural Education Facilities Finance Corporation of bonds, loans and/or other obligations for purposes of Section 147(f) of the Internal Revenue Code. An administrative fee of \$2,500.00, payable by the Clarity Child Guidance Center, will be deposited into the General Fund in accordance with the FY 2019 Adopted Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer]
20. [18-6887](#) Ordinance awarding up to \$1,250,000.00 in FY 2019 HOME Investment Partnerships Program (HOME) funding and up to \$1,750,000.00 in FY 2019 Community Development Block Grant (CDBG) funding as Homeownership Housing Development Gap Financing to Habitat for Humanity of San Antonio for the Watson Road Development, a 53 to 61 unit single-family development with affordable housing at or below 80% of area median income, and awarding up to \$53,500.00 to Habitat for Humanity of San Antonio and up to \$21,500.00 to Our Casas Resident Council in FY 2019 HOME Community Housing Development Organization Operating funding. [Peter Zanoni, Deputy City Manager; Veronica Soto, Director, Neighborhood and Housing Services]
21. [19-1060](#) Resolution of No Objection for the Majestic SA Apartments application to the Texas Department of Housing and Community Affairs non-competitive 4% Housing Tax Credits program for the development of Majestic Ranch Apartments, a 288 unit affordable multi-family rental housing development, located at 4847 Callaghan Road in City Council District 7. [Peter Zanoni, Deputy City Manager; Verónica R. Soto, Director, Neighborhood and Housing Services]
22. [19-1061](#) Resolution of No Objection for the LIH Wurzbach Manor application to the Texas Department of Housing and Community Affairs non-competitive 4% Housing Tax Credits program for the rehabilitation of Wurzbach Manor, a 161 unit affordable multi-family rental housing rehabilitation, located at 8730 Wurzbach Road in City Council District 8. [Peter Zanoni, Deputy City Manager; Verónica R. Soto, Director, Neighborhood and Housing Services]
23. [19-1062](#) Resolution of No Objection for the TCD MCM application to the Texas Department of Housing and Community Affairs non-competitive 4% Housing Tax Credits program for the rehabilitation of McMullen

Square Apartments, a 100 unit affordable multi-family rental housing rehabilitation project, located at 537 N General McMullen Drive in City Council District 5. [Peter Zanoni, Deputy City Manager; Verónica R. Soto, Director, Neighborhood and Housing Services]

City Manager's Report

24. [19-1302](#) City Manager's Report

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

ADJOURNMENT

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