

**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 29, 2017**

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

Mrs. Vacek announced that Councilmember Perry was attending the meeting via videoconference.

1. The Invocation was delivered by Rev. Carol Morehead, St. Mark's Episcopal Church.
2. Mayor Nirenberg 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 May 17 - 18, 2017

Councilmember Saldaña moved to approve the Minutes for the Regular City Council meetings of May 17-18, 2017. Councilmember Treviño seconded the motion. The motion

prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

**POINT OF PERSONAL PRIVILEGE**

Mayor Nirenberg asked everyone to observe a moment of silence for two public servants that recently passed away; Jim Mayor who previously served as Board Chair for the San Antonio Water System and Tino Duran, founder of La Prensa Newspaper.

**CONSENT AGENDA ITEMS**

Items 9 and 12 were pulled for Individual Consideration. Mayor Nirenberg announced that Items 11 and 13 were pulled from the agenda by staff and would not be addressed. Councilmember Treviño moved to approve the remaining Consent Agenda Items. Councilmember Shaw seconded the motion.

Mayor Nirenberg called upon Jean Latsha to speak.

Ms. Jean Latsha expressed concern that Item 11 was pulled from the agenda by staff noting that it would have provided 344 units of affordable housing in the City of San Antonio.

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

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

**2017-06-29-0512**

4. An Ordinance authorizing an amendment to the Advanced Traffic Management System Replacement contract with Kimley-Horn and Associates, Inc. to authorize additional services in an amount not to exceed \$311,000.00, funded from the FY 2017-2022 Capital Improvement Program Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2017-06-29-0513**

5. An Ordinance accepting the offer from Safety Supply, Inc. to provide the San Antonio Fire Department with active shooter response equipment for a total cost of \$353,907.00, funded from the Fire Department General Fund FY 2017 Budget and the Aviation Fund FY 2017 Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2017-06-29-0514**

6. An Ordinance accepting the bid from Municipal Emergency Services, Inc. to provide the San Antonio Fire Department's Rescue Team with a one-time purchase of rescue cutters and accessories to be used during emergencies involving vehicle accidents for a total amount of \$53,990.00, funded from the FY 2017 Operating Budget. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2017-06-29-0515**

7. An Ordinance authorizing the ratification of contract with UNICOM Government, Inc. for services rendered and completed on March 17, 2017 in the amount of \$201,674.74 to upgrade and refine the audio system installed at the City Council Chamber and Council B Room, funded from the Public, Education, and Government Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2017-06-29-0516**

8. An Ordinance authorizing a Job Order Contract for the replacement and removal of overhead roadway signs at the San Antonio International Airport with Alpha Building Corporation in the amount of \$502,000.00 and identifying \$148,000.00 for the design of a taxi-cut out and concrete median work leading to the terminals of the San Antonio International Airport for a total project budget of \$650,000.00 from the Airport Capital Improvement Funds. [Carlos Contreras, Assistant City Manager; Russell Handy, Director, Aviation]

**2017-06-29-0520**

10. An Ordinance authorizing the issuance of the City of San Antonio, Texas Combination Tax and Revenue Certificates of Obligation, Series 2017, in an aggregate principal amount not to exceed \$95,000,000, first approved by City Council on June 22, 2017 but readopted by this Ordinance to reflect publication details, and authorizing other matters incident and related thereto. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**PULLED FROM THE AGENDA BY STAFF**

11. An Ordinance authorizing the San Antonio Housing Trust Finance Corporation to issue Multifamily Housing Revenue Bonds in an amount not to exceed \$39 million for the development of the Trails at Leon Creek Apartments in Council District 7 with final terms and documents to be approved hereafter by the San Antonio Housing Trust Public Facility Corporation. [Peter Zaroni, Deputy City Manager; Bridgett White, Director, Planning and Community Development]

**PULLED FROM THE AGENDA BY STAFF**

13. An Ordinance authorizing an On Call Solid Waste Consulting Services agreement with Burns & McDonnell Engineering Company, Inc. in an 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 Sanchez, Assistant City Manager; David W. McCary, Director, Solid Waste Management]

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

Items 9A, 9B, and 9C were addressed jointly. City Clerk Vacek read the captions for Items 9A, 9B, and 9C:

9. Consideration of following three items related to the Federal Aviation Administration Airport Improvement Program for the San Antonio International Airport: [Carlos Contreras, Assistant City Manager; Russell Handy, Director, Aviation]

**2017-06-29-0517**

- 9A. An Ordinance authorizing the submission of a grant application and the acceptance of funds for FAA AIP grants in an amount up to \$8,089,799.00 with the City's share of \$2,861,351.00 funded from Airport Funds for two projects: Runway 13 R Rehabilitation and Perimeter Road Reconstruction.

**2017-06-29-0518**

- 9B. An Ordinance authorizing the submission of a grant application and the acceptance of funds for a FAA AIP grant in an amount up to \$6,060,000.00 with the City's share of \$1,515,000.00 funded from Airport Funds for the Residential Acoustical Treatment Program, including an update to the Noise Exposure Maps.

**2017-06-29-0519**

- 9C. An Ordinance amending the professional services agreement with THC, Inc., the Acoustical Treatment Consultant that manages the noise abatement program including all design, construction, public relations, and legal components subject to receipt and execution of the FAA grant offer for the Residential Acoustical Treatment Program in the amount of the total grant offer.

Councilmember Perry stated that he wanted to highlight said items and asked for a brief presentation. Russ Handy presented a power point and stated that staff was requesting

approval of three ordinances related to the Federal Aviation Administration (FAA) grant funded projects at the San Antonio International Airport. He explained that Item 9A would allow for grant submission for Runway 13R Rehabilitation and Perimeter Road Reconstruction. Item 9B would allow submission of a grant application for the Residential Acoustical Treatment Program. He added that Item 9C would amend the professional services agreement with THC, Inc. the Acoustical Treatment Consultant that manages the Noise Abatement Program, subject to receiving a grant offer from the FAA. Councilmember Perry expressed support for all items.

Councilmember Courage stated that he would like assurance that the program was still available to those affected by noise. He asked of acquiring a mobile sound measuring device. Mr. Handy replied that they had fixed units and had not purchased a mobile sound device because it required a valid license from an Acoustical Engineer.

Councilmember Perry moved to adopt the ordinances for Items 9A, 9B, and 9C. Councilmember Viagran seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

City Clerk Vacek read the caption for Item 12:

**2017-06-29-0034R**

- 12.** A Resolution directing the Department of Planning & Community Development to prepare Service Plans for the following Annexation Areas: (A) IH 10 West Commercial Corridor, (B) Babcock Road Commercial Corridor, (C) Culebra Road – Alamo Ranch Commercial Corridor, (D) Wiseman Road Commercial Corridor, (E) Potranco Road – West Loop 1604 Commercial Corridors, (F) Vance Jackson – North Loop 1604 West Tracts, (G) West Bitters Road Tracts, (H) Foster Road Area and (I) IH 10 East – Loop 1604 East Interchange Area in Bexar County. [Peter Zanoni, Deputy City Manager; Bridgett White, Director, Planning & Community Development.]

Peter Zanoni presented a power point and stated that today's actions would initiate preparation of Annexation Service Plans for 5 Commercial Corridors and 4 Area Enclaves. He outlined each of the corridors and enclaves and presented a map of their locations. He highlighted annexation benefits noting that it promotes economic growth and protects military installations. He spoke of the public outreach staff conducted to include holding Annexation Open House Meetings in the affected areas. He stated that service plans would include police and fire, solid waste and recycling, streets and sidewalks, parks and libraries, and capital improvements. He noted that final recommendations may reflect a reduction in

areas based on the analysis and due diligence as part of Service Plan development. He outlined the annexation schedule in which City Council would consider same on August 31, 2017. He added that staff recommended approval of the resolution.

Mayor Nirenberg called upon the citizens registered to speak.

Brian Otto, Vice President of Land Acquisition and Development for Meritage Homes, stated that he was representing their new homeowners in the Trails of West Point Neighborhood off Wiseman Road. He expressed concern with the increased taxes for the new homeowners.

Jack M. Finger spoke in opposition to the proposed annexations noting that the residents of the areas did not get the opportunity to vote on same.

Councilmember Gonzales requested clarification of what was to be voted on.. Mr. Zaroni replied that the resolution directed staff to prepare Service Plans and will provide future recommendations to the City Council based on their analysis. Councilmember Gonzales stated that she was generally opposed to annexation.

Councilmember Pelaez noted that the City Council was not voting on annexation at this time but directing staff to gather further information.

Councilmember Brockhouse stated that it was important to see things through the eyes of constituents. He clarified that this was the beginning of the annexation process. Andy Segovia confirmed that this would initiate the process but would require further analysis. Councilmember Brockhouse asked if Council would be able to vote on individual parcels for annexation. Mr. Zaroni confirmed that they could vote on each parcel individually. Councilmember Brockhouse asked if proceeding at this time would avoid a potential loss of opportunity in the future. Jeff Coyle replied that staff was following the law that was in place today and were unsure of what law would be in place on September 1, 2017. Mrs. Sculley stated that they had been working on the annexation process for over three years.

Councilmember Courage spoke of the long-term effects of annexation and stated that he was pleased that staff was conducting further research. He requested a list of all of the properties that are going through the annexation process.

Councilmember Viagran stated that they had been working on this issue for several years and spoke of the importance of local control. Councilmember Pelaez added that he was concerned with the potential for a future Base Realignment and Closure (BRAC). Councilmember Sandoval stated that she would like to review the 20-year projections

before taking a vote on annexation and would also like to see an analysis of the quality of the streets. She noted areas in District 7 which were annexed many years ago and were still pumping water from wells.

Councilmember Saldaña spoke of the potential impact of state legislation on future annexation. Councilmember Treviño stated that he was pleased that staff would be conducting additional research and noted the importance of local control.

Councilmember Brockhouse expressed concern with offering more services when it was challenging to maintain current services. He noted concern with the different processes for annexation of certain areas. Councilmember Gonzales spoke of the high costs of street maintenance noting that there was currently \$80 million in need per year and only \$64 million allocated.

Councilmember Shaw stated that annexation was never an easy topic of discussion but one that was necessary. He commended city staff for their work to engage citizens in the process. Councilmember Saldaña recommended a B Session to discuss the history of annexation. Councilmember Perry stated that there were benefits on both sides of annexation. He stated that he was pleased for further study of the areas. Councilmember Sandoval added that VIA Bus Service should be expanded to annexed areas.

Mayor Nirenberg stated that he would support the resolution to further study the areas proposed for annexation. He noted that there were valid points on both sides of the issue and looked forward to future discussions. He noted concerns with impervious cover over the recharge zone (IH-10 West Corridor) and encroachment of military bases (Potranco Road-West Loop 1604 Corridors). He mentioned that there should be additional studies performed on all areas and that the city should ensure that it will be adequately able to take care of services and infrastructure.

Councilmember Saldaña moved to approve Item 12(A). Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

Councilmember Saldaña moved to approve Item 12(B). Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

Councilmember Saldaña moved to approve Item 12(C). Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

Councilmember Saldaña moved to approve Item 12(D). Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

Councilmember Saldaña moved to approve Item 12(E). Councilmember Viagran seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

Councilmember Saldaña moved to approve Item 12(F). Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

Councilmember Saldaña moved to approve Item 12(G). Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

Councilmember Saldaña moved to approve Item 12(H). Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry

Councilmember Saldaña moved to approve Item 12(I). Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Shaw, Viagran, Saldaña, Gonzales, Brockhouse, Sandoval, Pelaez, Courage and Perry



**14. CITY MANAGER'S REPORT**

Mrs. Sculley provided an overview of the voluntary Restaurant Inspection Placard Program. In June 2016, Metro Health began the program providing for restaurants to display their inspection score. She noted that each placard has an "A", "B", OR "C" letter on it which represents the restaurant's inspection score: "A"=Inspection Score of 90-100; "B"=Inspection Score of 80-89; and "C"=Inspection Score below 80. She mentioned that the Placard Program intends to increase public awareness of restaurant safety across the city. She stated that 4,786 placards were issued during the current fiscal year from October 2016 through May 2017. She added that Fratello's was proudly displaying an "A."

Mrs. Sculley reported that over the past couple of weeks; the Innovation, Parks, and IT Departments have been working on the rollout of the Wi-Fi in the Parks Initiative. She stated that the pilot project was one of nine Smart City Projects that were approved by the City Council in the FY 2017 Budget. She indicated that by providing this free service; they were ensuring that those that do not have access in their homes can still connect to the Internet. She noted that connectivity was being added in areas of the parks where people already congregate such as community centers, playgrounds, and pavilions. She reported that access to public Wi-Fi had been added at the following five parks: 1) Harlandale; 2) Pearsall; 3) Palm Heights; 4) Woodlawn Lake; and 5) Friedrich. She noted that the remaining five parks would be coming on-line over the summer: 1) San Pedro Springs; 2) Pittman-Sullivan; 3) Cuellar; 4) Walker Ranch; and 5) Lady Bird Johnson. She added that they were pleased to bring free Wi-Fi to more residents and city facilities.

Councilmember Saldaña stated that he was pleased with the many A's and B's he has noticed at various restaurants but mentioned a concern that inspections do not happen quickly enough. He added that he would like to have future discussions regarding making the Placard Program mandatory. Councilmember Viagran noted that she looked forward to policy discussions regarding making the Placard Program mandatory. Councilmember Pelaez noted some concerns he received from a number of restaurants and that it was important to ensure that their voices are heard. Councilmember Treviño stated that the pilot program incentivized restaurants that want to score well and that it had been working for a lot of restaurants. Mayor Nirenberg thanked the Manager for the updates.

**ADJOURNMENT**

There being no further discussion, Mayor Nirenberg adjourned the meeting at 11:00 am.

APPROVED

RON NIRENBERG  
MAYOR

ATTEST:

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