

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



**Meeting Minutes  
City Council A Session**

City Hall Complex  
105 Main Plaza  
San Antonio, Texas 78205

**Thursday, March 5, 2020**

**9:00 AM**

**Municipal Plaza Building**

**ROLL CALL**

The City Council convened in a Regular Meeting. Deputy City Clerk Tina J. Flores took the Roll Call noting a quorum with the following Councilmembers present:

**PRESENT:** 11 - Mayor Nirenberg, Treviño, Andrews-Sullivan, Viagran, Rocha Garcia, Gonzales, Cabello Havrda, Sandoval, Pelaez, Courage, and Perry

1. The Invocation was delivered by Peter Onofre, guest of Councilmember Rocha Garcia, District 4.
2. Mayor Nirenberg led the Pledge of Allegiance to the Flag of the United States of America.
3. Approval of Minutes of the City Council Regular Meeting of January 30, 2020, City Council Special Meeting of January 30, 2020, City Council Special Meeting of February 10, 2020, and City Council Regular Meeting of February 12, 2020.

Councilmember Andrews-Sullivan moved to approve the Regular City Council Meeting Minutes of January 30, 2020, City Council Special Meeting of January 30, 2020, City Council Special Meeting of February 10, 2020, and City Council Regular Meeting of February 12, 2020. Councilmember Treviño seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Andrews-Sullivan, Viagran, Rocha Garcia, Gonzales, Cabello Havrda, Sandoval, Pelaez, Courage, and Perry

### **POINT OF PERSONAL PRIVILEGE**

Mayor Nirenberg recognized Deena Kilpatrick from the San Antonio Fire Department for her work with SAFD Personnel to ensure their fitness. He proclaimed March 2020 as National Athletic Training Month.

Ms. Kilpatrick stated that the theme of National Athletic Training Month was that Athletic Trainers impact healthcare through action. She noted that Athletic Trainers work in collaboration with Physicians to provide quality healthcare through prevention, injury evaluation, treatment, and rehabilitation for musculoskeletal injuries in various settings across the nation.

Councilmember Viagran congratulated Ms. Kilpatrick for her work.

Dr. Taylor Eighmy introduced UTSA's new head football coach Jeff Traylor.

Mr. Traylor thanked the Mayor, City Council, and Erik Walsh for their hospitality. He expressed his appreciation for use of the Alamodome and the upgrades which have been completed. He stated that UTSA's spring game would be held on April 18, 2020 and he invited the Mayor and City Council to be recognized there.

Councilmember Peláez welcomed Mr. Traylor to San Antonio.

Councilmember Perry congratulated Mr. Traylor and wished him good luck.

Councilmember Treviño welcomed Mr. Traylor to San Antonio.

Councilmember Rocha Garcia welcomed Mr. Traylor to San Antonio.

Councilmember Courage stated that having a football team at UTSA contributed to the community.

Councilmember Cabello Havrda welcomed Mr. Traylor to San Antonio and thanked him for joining the team.

Councilmember Andrews-Sullivan stated that she was excited to have the team playing in Council District 2.

Councilmember Viagran welcomed Mr. Traylor to San Antonio.

Mayor Nirenberg thanked Mr. Traylor for being a good leader and stated that he looked forward to observing his success on the field.

## **CONSENT AGENDA**

Item 17 was pulled for Individual Consideration.

Mayor Nirenberg called upon the individuals registered to speak.

Elizabeth Kertesz spoke in support of Item 22 and stated that a Property Assessed Clean Energy (PACE) Program would assist building owners to execute cash flow positive financially feasible projects which would improve the City's existing building stock, reduce energy consumption, and save money for tenants on operating expenses while addressing the climate and energy crisis.

David Matiella stated that the PACE Program was synonymous with a long-term future of sustainability for lowering San Antonio's carbon footprint. He noted that buildings played a big role in terms of the sustainable future of San Antonio and the PACE Program was a great funding mechanism and tool to achieve better building stock.

Jack M. Finger spoke in opposition to Item 18 and its fiscal impact on businesses. He spoke in opposition to Item 20D.

Councilmember Viagran highlighted Item 12 and the PACE Program. She thanked the Alamo Area Council of Governments (AACOG) for partnering with the City on the PACE Program.

Councilmember Sandoval highlighted the Council District 7 residents who were being appointed or reappointed to boards and commissions. She highlighted Item 22 and stated that the PACE Program was one of the first measures implemented from the Climate Action and Adaptation Plan (CAAP).

Diane Rath stated that the Request for Proposals (RFP) for the PACE Program had been drafted and would be released today or tomorrow. She noted that AACOG was anticipating a partnership with the City.

Councilmember Perry highlighted Item 11 which was a project to fund an engineering study of Salado Creek which ran through Lady Bird Johnson Park from the Tobin Trailhead through McAllister Park. He noted that the engineering study would identify damage and corrective measures.

Councilmember Peláez highlighted Item 18 and noted that the San Antonio Restaurant Association, the San Antonio Hotel and Lodging Association, and the Real Estate Council were enthusiastically supportive of the item.

Councilmember Treviño expressed support for the PACE Program.

Councilmember Andrews-Sullivan highlighted Nicole Garcia who would be the Council District 2 appointee to the San Antonio Youth Commission and highlighted the Inner City TIRZ Board for adding value to the improvements of Maverick Plaza and La Villita.

Councilmember Cabello Havrda thanked Elizabeth Kertesz for her work on climate change. She highlighted Item 13 which would bring improvements such as lighting, Little League fields, and a pavilion with picnic tables to Cuellar Park. She congratulated the Edgewood Pony League which was the only San Antonio team to compete in the Pony Baseball League's Bronco 11 World Series last summer.

Mayor Nirenberg congratulated Razi Hosseini, David McCary, and Tina Flores on their new appointments.

Councilmember Andrews-Sullivan moved to approve the remaining Consent Agenda Items. Councilmember Rocha Garcia seconded the motion. The motion prevailed by the following vote:

**AYE:** 11 - Mayor Nirenberg, Treviño, Andrews-Sullivan, Viagran, Rocha Garcia, Gonzales, Cabello Havrda, Sandoval, Pelaez, Courage, and Perry

**2020-03-05-0152**

4. Ordinance approving a contract with OBR Cooling Towers Inc., to provide cooling tower cleaning services for the Building and Equipment Services Department, beginning upon award by City Council through December 31, 2022, with two additional one-year renewal options, for an estimated total cost not to exceed \$280,000.00. Funding in an amount not to exceed \$70,000.00 is available from the FY 2020 Facility Services Fund Budget. Funding for subsequent years is subject to City Council approval of the annual budget and funds. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2020-03-05-0153**

5. Ordinance approving a contract with Selrico Services, Inc., to provide unitized meals for the Parks and Recreation Department Summer Food Service Program for an estimated amount of \$528,900.00 annually, for a term beginning on April 1, 2020 through March 31, 2021, with four additional one-year renewal options. Funding for this contract is provided through the Summer Food Service Program Grant, a reimbursement grant offered by the Texas Department of Agriculture/Food and Nutrition Division. There will be no impact on the General Fund. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2020-03-05-0154**

6. Ordinance approving a contract with Siddons Martin Emergency Group, LLC, to provide an Aircraft Rescue and Fire Fighting vehicle for the San Antonio Aviation Department for a total cost of \$894,516.00. Funding is available from the Airport Capital Improvement Fund. This action will appropriate and amend the FY 2020 - FY 2025 Capital Improvement Program. [Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2020-03-05-0155**

7. Ordinance approving the following contracts establishing unit prices for goods and

services for an estimated annual cost of \$1,475,000.00, included in the respective department's FY 2020 Adopted Budget:

(A) Gateway Printing & Office Supply, Inc., and San Antonio Lighthouse for the

Blind for general office, breakroom, school and computer supplies;

(B) Northside Chevrolet for Chevrolet repair parts & service;

(C) River City Hydraulics, Inc., for repair parts for truck-mounted aerial lifts; and

(D) Casco Industries for Class A & B firefighting foam.

[Ben Gorzell, Chief Financial Officer; Troy Elliott, Deputy Chief Financial Officer, Finance]

**2020-03-05-0156**

8. Ordinance approving a task order to a Job Order Contract with Con-Cor Inc. for the installation of a HVAC system in an electrical room that houses airfield runway lighting control equipment for the San Antonio International Airport. This work is needed to reduce exposure of the equipment to humidity and heat. The task order, in an amount not to exceed \$150,854.57, is funded from the FY 2020 Airport Operating and Maintenance Fund Budget. [Carlos Contreras, Assistant City Manager; Jesus Saenz, Director, Aviation]

**2020-03-05-0157**

9. Ordinance amending the Contribution Agreement with Civita S Corp 2019 in an amount not to exceed \$300,000.00 for reimbursement to Civita S Corp 2019 of construction phase engineering services related to the West Military Drive & Ingram Road Connectors project, a 2017 Bond funded project. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

**2020-03-05-0158**

10. Ordinance approving a construction contract with Austin Bridge & Road, L.P. in the amount of \$8,576,211.70 of which \$1,326,081.87 will be reimbursed by San Antonio Water System and \$753,493.33 will be reimbursed by CPS Energy for the Goliad Road (Fair Avenue to East Southcross Boulevard) Project, a 2017 Bond funded project. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

**2020-03-05-0159**

11. Ordinance approving a task order agreement under the existing Interlocal Agreement with the San Antonio River Authority in an amount not to exceed \$350,000.00 reimbursable to SARA for development of a Preliminary Engineering Report for stream restoration of Tributaries E & F to Salado Creek within Lady Bird Johnson Park; and, approving the acceptance of in-kind services from SARA in an amount not to exceed \$86,000.00 for the procurement, contract administration and project management related to the LBJ Park Stream Restoration Report. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

**2020-03-05-0160**

12. Ordinance approving a construction contract to CGC General Contractors, Inc. in the

amount of \$589,000.00 for the Southside Lions Park project, a 2017 Bond and Tax Notes funded project. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

**2020-03-05-0161**

13. Ordinance approving a construction contract including two additive alternates in the amount of \$200,266.00 to Jerdon Enterprise, LP for the Cuellar Park project, a 2017 Bond funded project. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

**2020-03-05-0162**

14. Ordinance approving a task order to a Job Order Contract with Tejas Premier Building Contractor, Inc. in the amount of \$165,718.40 for Crystal Hills Park project, a 2017 Bond funded project. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

**2020-03-05-0163**

15. Ordinance approving the 2020 Onyx Seal Task Order Contract, Package 1 to Clark Construction of Texas, Inc. in an amount not to exceed \$1,109,941.55. Funds are included in the FY 2020 - 2025 Capital Improvement Program Budget and funded from various funding sources to include the General Fund, Advanced Transportation District Fund, debt proceeds or other funding sources. [Roderick Sanchez, Assistant City Manager; Razi Hosseini, Interim Director, Transportation & Capital Improvements]

**2020-03-05-0164**

16. Ordinance approving a five-year lease agreement with Lewis Aeronautical, LLC for 108,900 square feet of ground space and 21,902 square feet of building space at 567 Sandau Road at the San Antonio International Airport. The lease will terminate the current lease agreement, whose term was set to expire on November 1, 2022 at the request of the tenant. The lease agreement will generate at least \$96,526.24 annually for the Airport Operating and Maintenance Fund. The term may extend for another five-year period if tenant performs capital investment in the amount of \$1,000,000.00 into the leasehold. [Carlos Contreras, Assistant City Manager; Jesus Saenz, Director, Aviation]

**2020-03-05-0166**

18. Ordinance approving an amendment to Chapter 10, Building Related Codes, of the City of San Antonio, Texas, to require installation of baby changing stations in new or modified building types with specific uses. [Roderick J. Sanchez, Assistant City Manager; Michael Shannon, Director, Development Services]

**2020-03-05-0166A**

19. Ordinance appointing Stephen Graham of the San Antonio River Authority to the Conservation Advisory Board for the remainder of an unexpired term of office to expire May 31, 2021. [Office of the City Clerk]
20. Approving the following Board, Commission and Committee appointments for the

remainder of unexpired terms to expire May 31, 2021 or for the 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. [Office of the City Clerk]

- A) Appointing Shawn Hatter (District 1), and reappointing Lynn Knapik (District 1), Richard Hartman (District 1), and Suzanne Scott (District 1) to the Tax Increment Reinvestment Zone No. 31 – Midtown Board of Directors.
- B) Appointing Abel Menchaca Jr. (District 3) to the Zoning Board of Adjustment.
- C) Reappointing Greg Hammer (District 7) to the Linear Creekway Parks Advisory Board.
- D) Reappointing Elena Guajardo (District 7) to the City Bond Oversight Commission.
- E) Appointing Alejo Soto (District 7) to the San Antonio Youth Commission.

**2020-03-05-0167**

- 21. Ordinance appointing Tina Flores as Acting City Clerk effective March 6, 2020. [Andy Segovia, City Attorney]

**2020-03-05-0168**

- 22. Ordinance establishing a Property Assessed Clean Energy Program within the City of San Antonio city limits. [Carlos J. Contreras III, Assistant City Manager; Alejandra Lopez, Director, Economic Development]

**2020-03-05-0169**

- 23. Ordinance approving a pay adjustment for Kevin Barthold, City Auditor. [Ben Gorzell, Chief Financial Officer; Lori Steward, Director, Human Resources]

**2020-03-05-0170**

- 24. Ordinance approving the release of Extraterritorial Jurisdiction consisting of a 2.06 acre tract generally located west of FM 1516 N and north of Crestway Road to the City of Converse and adjustments to the municipal boundaries shared with the City of Converse, totaling approximately 625.48 acres of its corporate land generally located in the N Loop 1604 E/Graytown Road and Gibb-Sprawl Road areas in regards to City of San Antonio-Converse Interlocal Agreement. [Lori Houston, Assistant City Manager; Bridgett White, Director, Planning].

**CONSENT ITEMS CONCLUDED**

**ITEMS FOR INDIVIDUAL CONSIDERATION**

Deputy City Clerk Flores read the caption for Item 17.

**2020-03-05-0165**

- 17.** Ordinance approving the submission of a grant application in an amount up to \$3,125,000.00 to the U.S. Department of Justice for funds from the Office of Community Oriented Policing Services for a Hiring Program to fund 25 police officer positions; authorizing the acceptance of funds upon award; and authorizing a cash matching contribution of \$9,428,633.00 over four years. [María Villagómez, Deputy City Manager; William P. McManus, Chief of Police]

SAPD Chief McManus stated that the grant, if awarded, would begin on October 1, 2020 and would include funding for up to 25 new Police Officers devoted to domestic violence prevention. He noted that the Police Officers would be assigned to Crisis Response Teams (CRT) Operations at each substation. He reported that the amount of the award was \$12.8 million and would include a cash match of \$9 million. He noted that the San Antonio Police Department (SAPD) would be required to retain the Police Officers for a minimum of 12 months following grant expiration. He added that the grant period was three years.

Councilmember Viagran asked how the Budget was augmented to retain the Police Officer positions funded. Erik Walsh replied that the first year match of \$1.6 million would be set aside in FY 2021 to augment the Police Officers funded.

Councilmember Cabello Havrda thanked Chief McManus and Maria Villagómez for their efforts and leadership on the grant.

Councilmember Gonzales asked if there was the potential to redirect the funds to programs. Mr. Walsh replied that the grant would only fund uniformed Officers. He added that there may be funding sources or grant opportunities for alternative preventive programs.

Councilmember Viagran moved to approved Item 17. Councilmember Andrews-Sullivan seconded the motion. The motion prevailed by the following vote:

**AYE:** 10 - Mayor Nirenberg, Treviño, Andrews-Sullivan, Viagran, Rocha Garcia, Gonzales, Cabello Havrda, Sandoval, Courage, and Perry

**ABSENT:** 1 - Pelaez

### **CITY MANAGER'S REPORT**

**25.** City Manager's Report

Mr. Walsh stated that March 8, 2020 was International Women's Day which celebrates the achievements of women and a call for action to accelerate Women's equality. He noted that over 47% of the City's civilian workforce was female. He stated that this year would mark the fifth year of the Women's Leadership Mentoring Program and since it began 184 employees had participated in the Program. He added that he encouraged graduates of the program to recruit at least two individuals to apply the following year. He highlighted the work of the City's female

employees and played a video. He announced that on March 13-14, 2020, the City's first Girls Empowerment Summit would be held with over 15 community partners and 60 mentors participating.

Councilmember Rocha Garcia noted that the response to the Summit was positive and she thanked everyone for their support.

Mr. Walsh noted that the program was popular and would continue to grow. He recognized the promotions of David McCary, Razi Hosseini, Homer Garcia, and David Newman. He thanked Art Reinhardt for his contribution to the organization. He reminded everyone that General Ayala was on loan (50%) to the Hispanic Chamber of Commerce for the next 60 days as Interim Chief Executive Officer.

Councilmember Viagran noted that this month and this year was the 100<sup>th</sup> anniversary of the ratification of the 19<sup>th</sup> Amendment where women earned the right to vote.

Mayor Nirenberg recognized City Attorney, Andy Segovia on the occasion of his birthday.

### **EXECUTIVE SESSION**

Mayor Nirenberg recessed the meeting at 10:28 am to discuss the following items:

- A. Economic development negotiations pursuant to Texas Government Code Section 551.087 (economic development).
- B. The purchase, exchange, lease or value of real property pursuant to Texas Government Code Section 551.072 (real property).
- C. Legal issues related to collective bargaining pursuant to Texas Government Code Section 551.071 (consultation with attorney).
- D. Legal issues related to litigation involving the City pursuant to Texas Government Code Section 551.071 (consultation with attorney).
- E. Deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of public officers or employees and discuss related legal issues pursuant to Texas Government Code Section 551.074 (personnel matters) and Texas Government Code Section 551.071 (consultation with attorney).
- F. Discuss legal issues relating to COVID-19 preparedness pursuant to Texas Government Code Section 551.071 (consultation with attorney)].

Mayor Nirenberg reconvened the meeting at 2:07 pm and announced that no action was taken.

## **CONSENT ZONING ITEMS**

Zoning Item Z-8 was pulled for Individual Consideration

Mayor Nirenberg called upon individuals registered to speak on the remaining Consent Zoning Items:

Jack M. Finger spoke in opposition to Items Z-3 and Z-4. He stated that there were many single family homes adjacent to the area of the proposed rezoning. He noted that there should be buffers between the residential areas and the area of the proposed rezoning.

Councilmember Rocha Garcia moved to approve the remaining Consent Zoning Items. Councilmember Andrews-Sullivan seconded the motion. The motion prevailed by the following:

**AYE:** 10 - Mayor Nirenberg, Treviño, Andrews-Sullivan, Viagran, Rocha Garcia, Cabello Havrda, Sandoval, Pelaez, Courage, and Perry

**ABSENT:** 1 - Gonzales

### **2020-03-05-0171**

**Z-1.** ZONING CASE Z-2019-10700319 (Council District 1): Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "IDZ-3 AHOD" High Intensity Infill Development Zone Airport Hazard Overlay District with uses permitted in "C-3" General Commercial and multi-family up to 300 units on Lot 4, Lot 5, and Lot 29, Block 1, NCB 3028, located at 218 West Josephine 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: Lot 4, Lot 5, and Lot 29, Block 1, NCB 3028. TO WIT: From "I-1 AHOD" General Industrial Airport Hazard Overlay District to "IDZ-3 AHOD" High Intensity Infill Development Zone Airport Hazard Overlay District with uses permitted in "C-3" General Commercial and multi-family up to 300 units.

### **2020-03-05-0172**

**Z-2.** ZONING CASE Z-2019-10700340 HL (Council District 1): Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "R-6 HL AHOD" Residential Single-Family Historic Landmark Airport Hazard Overlay District on Lot 11, NCB 863, located at 413 East Mistletoe Avenue. 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 11, NCB 863. TO WIT: From "R-6 AHOD" Residential

Single-Family Airport Hazard Overlay District to "R-6 HL AHOD" Residential Single-Family Historic Landmark Airport Hazard Overlay District.

**2020-03-05-0173**

- Z-3.** ZONING CASE Z-2019-10700321 (Council District 8): Ordinance amending the Zoning District Boundary from "R-6" Residential Single-Family District to "MF-18" Limited Density Multi-Family District on Lot 7, Block 11, NCB 14695 and Lot 7, Block 12, NCB 14696 and "C-2" Commercial District on the south 65 feet of Lot 12, Block 3, NCB 14687, generally located in the 8000 block of Oakland Road and east of the 5700 block of Babcock Road. 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 7, Block 11, NCB 14695; Lot 7, Block 12, NCB 14696; and the south 65 feet of Lot 12, Block 3, NCB 14687. TO WIT: From "R-6" Residential Single-Family District to "MF-18" Limited Density Multi-Family District on Lot 7, Block 11 and Lot 7, Block 12 and "C-2" Commercial District on the south 65 feet of Lot 12.

**2020-03-05-0174**

- Z-4.** ZONING CASE Z-2019-10700325 (Council District 8): Ordinance amending the Zoning District Boundary from "R-6" Residential Single-Family District to "MF-18" Limited Density Multi-Family District on 7.117 acres out of NCB 14689, generally located in the 8700-8800 block of Oakland Road. 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: 7.117 acres out of NCB 14689. TO WIT: From "R-6" Residential Single-Family District to "MF-18" Limited Density Multi-Family District.

**2020-03-05-0175**

- Z-5.** ZONING CASE Z-2019-10700330 (Council District 8): Ordinance amending the Zoning District Boundary from "R-6" Residential Single-Family District to "MF-18" Limited Density Multi-Family District on 0.30 acres out of NCB 14695, generally located in the 8700-8800 block of Oakland Road. 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: 0.30 acres out of NCB 14695. TO WIT: From "R-6" Residential Single-Family District to "MF-18" Limited Density Multi-Family District.

**2020-03-05-0176**

- P-1.** PLAN AMENDMENT CASE PA-2019-11600099 (Council District 9): Ordinance amending the San Antonio International Airport Vicinity Land Use Plan, a component of

the Comprehensive Master Plan of the City, by changing the future land use from “Parks/Open Space,” “Business Park,” and “Public Institutional” to “Community Commercial” on Lot 9, Block 1, NCB 17184 and 0.134 acres out of NCB 17184, located in the 12600 Block of West Avenue and the 200 Block of North Loop Road. Staff and Planning Commission recommend Approval. (Associated Zoning Case Z-2019-10700334)

**2020-03-05-0177**

- Z-6.** ZONING CASE Z-2019-10700334 (Council District 9): Ordinance amending the Zoning District Boundary from “C-2 MLOD-1 MLR-2 AHOD” Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District, “C-3 MLOD-1 MLR-2 AHOD” General Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District, “I-1 MLOD-1 MLR-2 AHOD” General Industrial Camp Bullis Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District, “I-1 AHOD” General Industrial Airport Hazard Overlay District, and “R-6 AHOD” Residential Single-Family Camp Bullis Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to “O-1.5 MLOD-1 MLR-2 AHOD” Mid-Rise Office Camp Bullis Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District and “O-1.5 AHOD” Mid-Rise Office Airport Hazard Overlay District (all overlays remain unchanged) on Lot 9, Block 1, NCB 17184 and 0.134 acres out of NCB 17184, generally located in the 12600 block of West Avenue and the 200 block of North Loop Road. Staff and Zoning Commission recommend Approval, pending Plan Amendment. (Associated Plan Amendment PA-2019-11600099)

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 9, Block 1, NCB 17184 and 0.134 acres out of NCB 17184. TO WIT: From “C-2 MLOD-1 MLR-2 AHOD” Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District, “C-3 MLOD-1 MLR-2 AHOD” General Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District, “I-1 MLOD-1 MLR-2 AHOD” General Industrial Camp Bullis Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District, “I-1 AHOD” General Industrial Airport Hazard Overlay District, and “R-6 AHOD” Residential Single-Family Camp Bullis Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District to “O-1.5 MLOD-1 MLR-2 AHOD” Mid-Rise Office Camp Bullis Military Lighting Overlay Military Lighting Region 2 Airport Hazard Overlay District and “O-1.5 AHOD” Mid-Rise Office Airport Hazard Overlay District (all overlays remain unchanged).

**2020-03-05-0178**

- Z-7.** ZONING CASE Z-2019-10700324 S ERZD (Council District 9): Ordinance amending the Zoning District Boundary from “C-2 S MLOD-1 MLR-1 ERZD” Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 1 Edwards Recharge Zone District with Specific Use Authorization for a Convenience Store with Gas Sales to “C-2 S MLOD-1 MLR-1 ERZD” Commercial Camp Bullis Military Lighting Overlay Military

Lighting Region 1 Edwards Recharge Zone District with Specific Use Authorization for a Carwash on 0.078 acres out of NCB 18387, located at 16525 Blanco Road. 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: 0.078 acres out of NCB 18387. TO WIT: From "C-2 S MLOD-1 MLR-1 ERZD" Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 1 Edwards Recharge Zone District with Specific Use Authorization for a Convenience Store with Gas Sales to "C-2 S MLOD-1 MLR-1 ERZD" Commercial Camp Bullis Military Lighting Overlay Military Lighting Region 1 Edwards Recharge Zone District with Specific Use Authorization for a Carwash.

### **CONSENT ZONING CONCLUDED**

### **ZONING ITEMS PULLED FOR INDIVIDUAL CONSIDERATION**

Mayor Nirenberg addressed Item Z-8.

**2020-03-05-0179**

**Z-8.** ZONING CASE Z-2019-10700146 (Council District 10): Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "L AHOD" Light Industrial Airport Hazard Overlay District on Lot 14, Block 4, NCB 12574, located at 9010 Tesoro Drive. Staff recommends Approval. Zoning Commission recommends Denial for lack of a motion. (Continued from February 20, 2020)

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 14, Block 4, NCB 12574. TO WIT: From "I-1 AHOD" General Industrial Airport Hazard Overlay District to "L AHOD" Light Industrial Airport Hazard Overlay District.

Melissa Ramirez noted that 8 notices were mailed, 0 opposed and 0 returned in favor. She stated that the Zoning Commission recommended denial.

Councilmember Perry stated that everyone had come to a resolution on the proposed zoning change. He moved to approve Item Z-8. Councilmember Rocha Garcia seconded the motion. The motion prevailed by the following vote:

**AYE:** 10 - Mayor Nirenberg, Treviño, Andrews-Sullivan, Viagran, Rocha Garcia, Cabello Havrda, Sandoval, Pelaez, Courage, and Perry

**ABSENT:** 1 - Gonzales

**ADJOURNMENT**

There being no further discussion, Mayor Nirenberg adjourned the meeting at 2:14 pm.

**APPROVED**

**RON NIRENBERG**  
MAYOR

Attest:

**TINA J. FLORES**  
Deputy City Clerk

DRAFT