

**REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF SAN ANTONIO, HELD IN THE COUNCIL CHAMBERS, MUNICIPAL PLAZA BUILDING, THURSDAY, MARCH 22, 2001.**

\* \* \* \*

2001-12 The regular meeting was called to order at 1:00 P.M. by the Presiding Officer, Mayor Howard W. Peak, with the following members present: Perez, Salas, Guerrero, Prado, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter, Peak. ABSENT: None.

— — —  
2001-12 Invocation by Reverend Ilene Dunn, Madison Square Presbyterian Church.

— — —  
2001-12 Pledge of Allegiance to the flag of the United States.

2001-12 **CEREMONIAL ITEMS SWEARING IN OF BOARD AND COMMISSION MEMBERS**

Mayor Peak spoke of the important contributions made by the appointees to the various Boards and Commissions. He then invited members of the City Council to join him at the front of the podium in order to congratulate each appointee.

City Clerk Norma Rodriguez then administered the Oath of Office en masse to the appointees present, after which each came forward to be congratulated by the members of the City Council and to receive their official Certificate of Appointment.

— — —  
2001-12 Minutes of the Regular City Council Meetings of January 18, 2001, January 25, 2001 and February 1, 2001 were approved.

— — —  
2001-12 City Clerk Norma Rodriguez made an announcement regarding the Public Hearing on the Rogers Road closure, which is now re-scheduled to March 29, 2001.

— — —  
2001-12 City Clerk Norma Rodriguez then read for the record a report to the Mayor and City Council regarding the outstanding Financial Disclosures of various members of Boards and Commissions as required by the City's Ethics Ordinance, a copy of which is on file with the papers of this meeting.

— — —  
2001-12 **CONSENT AGENDA – CITIZENS COMMENTS**

Mr. Jack M. Finger, P.O. Box 12048, spoke to various items on the Consent Agenda, citing campaign contributions to members of the City Council and also noted item 27 regarding the event for the Convention Center Expansion.

\* \* \* \*

2001-12 **CONSENT AGENDA**

Mr. Carpenter made a motion to approve Agenda Items 8 through 31E, constituting the Consent Agenda, except for Items 15 & 23, which were pulled for individual consideration. Mr. Salas seconded the motion.

After consideration, the motion, carrying with it the passage of the following Ordinances, prevailed by the following vote: **AYES:** Perez, Salas, Guerrero, Prado, Garcia, Barrera, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Garza.

AN ORDINANCE 93598

ACCEPTING THE LOW BID FROM BC & L PAVEMENT SERVICES, INC. (WBE) TO PROVIDE THE CITY OF SAN ANTONIO AVIATION DEPARTMENT WITH SEALCOAT APPLICATION TO RUNWAY AND TAXIWAY SURFACES AT

STINSON MUNICIPAL AIRPORT FOR A TOTAL OF \$118,379.50; AND APPROPRIATING FUNDS.

\* \* \* \*

AN ORDINANCE 93599

ACCEPTING THE BID FROM AHMDAHL/FUJITSU TECHNOLOGY SOLUTIONS, INC., IN ACCORDANCE WITH THE STATE OF TEXAS COOPERATIVE PURCHASING PROGRAM TO PROVIDE THE CITY OF SAN ANTONIO INFORMATION SERVICES DEPARTMENT WITH NETWORK EQUIPMENT AND SERVICE FOR AN ESTIMATED AMOUNT OF \$400,000.00.

\* \* \* \*

AN ORDINANCE 93600

ALLOCATING AN ADDITIONAL \$27,599.99 TO SWCA, INC. ENVIRONMENTAL CONSULTANTS FOR ARCHAEOLOGICAL DATA RECOVERY AND EXCAVATION SERVICES FOR BRACKENRIDGE PARK AS REQUIRED BY THE TEXAS HISTORICAL COMMISSION UNDER THE TEXAS ANTIQUITIES CODE; PROVIDING AN ADDITIONAL \$2,760.00 FOR ARCHAEOLOGICAL SERVICES CONTINGENCIES; REVISING THE BRACKENRIDGE PARK REHABILITATION 1994 PARK BOND ISSUE PROJECT BUDGET IN CITY COUNCIL DISTRICTS 2 & 9; TRANSFERRING BOND FUNDS INTO THE PROJECT BUDGET; AND PROVIDING FOR PAYMENT. (AMENDS ORDINANCE 92759, OCTOBER 26, 2000.)

\* \* \* \*

AN ORDINANCE 93601

SELECTING BEATY & PARTNERS, ARCHITECTS TO PROVIDE ARCHITECTURAL SERVICES IN CONNECTION WITH THE CITY NURSERY RELOCATION/BRACKENRIDGE PARKING LOT DEVELOPMENT 1999 PARKS GENERAL OBLIGATION BOND ISSUE PROJECT IN CITY COUNCIL DISTRICT 6 AUTHORIZING THE NEGOTIATION OF A CONTRACT UP TO \$93,750.00 FOR ARCHITECTURAL SERVICES; TRANSFERRING FUNDS AND ESTABLISHING THE PROJECT'S BUDGET; ESTABLISHING A \$8,250.00 ARCHITECTURAL CONTINGENCY; PROVIDING \$20,200.00 FOR MASTER PLAN FEES; PROVIDING

\$20,250.00 FOR ENVIRONMENTAL SURVEY FEES; PROVIDING \$34,000.00 FOR TOPOGRAPHIC SURVEY FEES; PROVIDING \$1,200.00 FOR BID ADVERTISING EXPENSES; AND PROVIDING FOR PAYMENT.

\* \* \* \*

AN ORDINANCE 93602

AMENDING A PROFESSIONAL SERVICES CONTRACT WITH LOCKWOOD, ANDREWS & NEWNAM, INC. (LAN) FOR AN ADDITIONAL AMOUNT OF \$20,000.00 IN CONNECTION WITH THE HOUSTON STREET FROM PINE TO ONSLOW PROJECT, LOCATED IN COUNCIL DISTRICT 2; AND PROVIDING FOR PAYMENT. (AMENDS ORDINANCE 91811, MAY 18, 2000; ORDINANCE 92424, AUGUST 31, 2000.)

\* \* \* \*

AN ORDINANCE 93603

AMENDING A PROFESSIONAL SERVICES CONTRACT WITH CHIANG, PATEL & YERBY, INC. (MBE) FOR AN ADDITIONAL AMOUNT OF \$79,372.00 IN CONNECTION WITH THE TEZEL ROAD FROM TIMBER PATH TO OLD TEZEL ROAD PROJECT, LOCATED IN COUNCIL DISTRICTS 6 AND 7; AND PROVIDING FOR PAYMENT. (AMENDS ORDINANCE 87886, JUNE 4, 1998; ORDINANCE 89707, MAY 6, 1999; ORDINANCE 92058, JUNE 29, 2000.)

\* \* \* \*

AN ORDINANCE 93604

AUTHORIZING PAYMENT OF \$599,963.66 TO THE TEXAS DEPARTMENT OF TRANSPORTATION (TXDOT), AS THE CITY'S TWENTY (20%) PERCENT SHARE OF THE CONSTRUCTION COST IN CONNECTION WITH THE UHR LANE FROM HIGGINS THOUSAND OAKS METROPOLITAN PLANNING ORGANIZATION (MPO) PROJECT, LOCATED IN COUNCIL DISTRICT 10; AND AUTHORIZING \$59,996.37 FOR CONSTRUCTION CONTINGENCY EXPENSES; AND PROVIDING FOR PAYMENT.

\* \* \* \*

AN ORDINANCE 93605

RESCINDING ORDINANCE NO. 91587, PASSED AND APPROVED ON APRIL 13, 2000, AND CANCELING THE THREE (3) YEAR LICENSE AGREEMENTS WITH THE HIGHLAND ROCKETS POP WARNER FOOTBALL AND CHEERLEADER ORGANIZATION FOR THEIR USE OF APPROXIMATELY 3.235 ACRES OF PUBLIC PROPERTY IN SOUTHSIDE LIONS PARK IN CITY COUNCIL DISTRICT 3 FOR YOUTH ATHLETIC RECREATION PROGRAMS; AND AUTHORIZING A NEW UPDATED AND REVISED TWO (2) YEAR LICENSE AGREEMENT WITH THE HIGHLAND ROCKETS POP WARNER FOOTBALL AND CHEERLEADER ORGANIZATION FOR SAID PUBLIC PROPERTY.

\* \* \* \*

AN ORDINANCE 93606

AUTHORIZING A FIVE (5) YEAR LICENSE AGREEMENTS WITH THE HIGHLAND INTERNATIONAL LITTLE LEAGUE, INC. FOR THEIR USE OF THE BASEBALL FIELDS IN SOUTHSIDE LIONS PARK IN CITY COUNCIL DISTRICT 3 FOR YOUTH ATHLETIC RECREATION PROGRAMS.

\* \* \* \*

AN ORDINANCE 93607

AUTHORIZING PAYMENT IN THE AMOUNT OF \$485.44 TO CAPPADONNA ELECTRICAL CONTRACTORS, INC. FOR ELECTRICAL SERVICES INVOLVED IN THE RELOCATION OF A SIGN AT 1619 PLEASANTON ROAD IN CONNECTION WITH THE PLEASANTON ROAD - MAYFIELD TO SOUTHCROSS METROPOLITAN PLANNING ORGANIZATION PROJECT; APPROPRIATING FUNDS AND PROVIDING FOR PAYMENT.

\* \* \* \*

AN ORDINANCE 93608

AUTHORIZING PAYMENT OF THE AMOUNT OF \$50,553.75 TO LAWYER'S TITLE OF SAN ANTONIO AS ESCROW AGENT FOR CLARENCE ALLIN WATSON FOR FEE SIMPLE TITLE TO ONE PARCEL (\$37,915.30) AND A PERMANENT EASEMENT (\$12,638.45) IN CONNECTION WITH THE LOCKHILL-SELMA ROAD - GEORGE ROAD TO WHISPERING PATH METROPOLITAN PLANNING ORGANIZATION PROJECT; APPROPRIATING FUNDS AND PROVIDING FOR PAYMENT.

\* \* \* \*

AN ORDINANCE 93609

AUTHORIZING PAYMENT IN THE AMOUNT OF \$284,841.20 TO LAWYER'S TITLE OF SAN ANTONIO AS ESCROW AGENT FOR BRUCE LAMBERT FOR FEE SIMPLE TITLE TO ONE PARCEL IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, AND PAYMENT OF THE AMOUNT OF \$100.00 TO BRUCE LAMBERT FOR A RIGHT OF ENTRY AGREEMENT, FOR A TOTAL SUM OF \$284,941.20, IN CONNECTION WITH THE FRIEDRICH PARK PROJECT; APPROPRIATING FUNDS AND PROVIDING FOR PAYMENT.

\* \* \* \*

AN ORDINANCE 93610

DECLARING THE SUNSET ROAD - JONES MALTSBERGER TO BROADWAY METROPOLITAN PLANNING ORGANIZATION PROJECT ("PROJECT") TO BE A PUBLIC PROJECT; DECLARING A PUBLIC NECESSITY FOR THE ACQUISITION OF THE FEE SIMPLE TITLE AND/OR EASEMENT INTEREST TO CERTAIN PRIVATELY OWNED REAL PROPERTY, BY NEGOTIATIONS AND/OR CONDEMNATION, IF NECESSARY, FOR PUBLIC IMPROVEMENTS FOR USE AS A PART OF THIS PROJECT; TO WIT ALL OR PORTIONS OF THE PROPERTIES LISTED AS FOLLOWS: A 0.008 ACRE TRACT OUT OF LOT 48, NCB 11882, OLMOS PARK HEIGHTS; A 0.131 ACRE TRACT OUT OF LOTS 49, 50 AND 51, NCB 11883; A 0.139 ACRE TRACT OUT OF LOT 95, NCB 11882, CAVENDER SUBDIVISION; A 0.020 ACRE TRACT OUT OF LOTS 61, 62 AND 63, NCB 11883, OLMOS PARK HEIGHTS; A 0.004 ACRE TRACT OUT OF LOT 91, NCB 11884, OLMOS PARK HEIGHTS; A 0.006 ACRE TRACT OUT OF LOT 53D, NCB 11883, OLMOS PARK HEIGHTS; A 0.008 ACRE TRACT OUT OF LOT 68, NCB 11884,

OLMOS PARK HEIGHTS; A 0.006 ACRE TRACT OUT OF LOT 53E, NCB 11883, OLMOS PARK HEIGHTS; A 0.008 ACRE TRACT OUT OF LOT 67, NCB 11884, OLMOS PARK HEIGHTS; A 0.007 ACRE TRACT OUT OF LOTS 53 AND 54, NCB 11883, OLMOS PARK HEIGHTS; A 0.008 ACRE TRACT OUT OF LOT 67, NCB 11884, OLMOS PARK HEIGHTS; AND A 0.030 ACRE TRACT OUT OF LOTS 54, 56A, 56B AND 56C, NCB 11883, OLMOS PARK HEIGHTS; ALL IN BEXAR COUNTY, TEXAS, FOR A PUBLIC PURPOSE AS PART OF PROJECT; ESTABLISHING JUST COMPENSATION FOR THE PROPERTY; APPROPRIATING FUNDS FOR THE PROJECT AND MISCELLANEOUS EXPENSES ASSOCIATED WITH THE PROJECT SUCH AS APPRAISALS AND ATTORNEY'S FEES; AUTHORIZING THE CITY STAFF AND/OR ITS DESIGNATED REPRESENTATIVES TO NEGOTIATE WITH AND TO ACQUIRE THE PROPERTY FROM THE OWNERS ON THE APPROVED TERMS; AUTHORIZING THE CITY ATTORNEY AND/OR DESIGNATED SPECIAL COUNSEL TO FILE EMINENT DOMAIN PROCEEDINGS, IF NECESSARY; FINDING THE ORDINANCE TO HAVE BEEN CONSIDERED PURSUANT TO THE LAWS GOVERNING OPEN MEETINGS; AND ESTABLISHING AN EFFECTIVE DATE.

\* \* \* \*

AN ORDINANCE 93611

AUTHORIZING PAYMENT IN THE AMOUNT OF \$1,209.00 TO GERRY RICKHOFF, COUNTY CLERK, FOR THE DEFENDANTS IN CONDEMNATION CAUSE NO. 2000-ED-0036, CITY OF SAN ANTONIO VS. GILBERT R. PEREZ AND VIRGINIA N. PEREZ, ET AL., FOR FEE SIMPLE TITLE TO A 0.0112 ACRE TRACT OUT OF LOT 11, NEW CITY BLOCK 8090, IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS; AND PAYMENT OF THE AMOUNT OF \$904.00 FOR COURT COSTS, IN CONNECTION WITH THE SOUTHCROSS - NEW BRAUNFELS TO S. PRESA METROPOLITAN PLANNING ORGANIZATION PROJECT; FOR THE TOTAL SUM OF \$2,113.00; APPROPRIATING FUNDS AND PROVIDING FOR PAYMENT.

\* \* \* \*

AN ORDINANCE 93612

AMENDING ORDINANCE NO. 90472, PASSED AND APPROVED ON SEPTEMBER 16, 1999, AUTHORIZING A PROFESSIONAL SERVICES CONTRACT WITH TERRA GENESIS HOUSING, INC. BY EXTENDING THE

TERMS OF THE CONTRACT THROUGH SEPTEMBER 11, 2001, AND INCREASING THE CONTRACTUAL AMOUNT BY \$28,447.00 FOR ADDITIONAL POLICE SERVICE, INCLUDING PARTICIPATION OF CRISIS RESPONSE TEAM SERVICES, FOR A TOTAL AMOUNT OF \$219,138.00.

\* \* \* \*

AN ORDINANCE 93613

AUTHORIZING THE ACCEPTANCE OF EQUIPMENT DONATED BY TERRA GENESIS HOUSING, INC. (TGI) TO THE SAN ANTONIO POLICE DEPARTMENT NORTHWEST (PRUE ROAD) SUBSTATION FOR USE IN PRESENTATIONS AND WORK PROJECTS IN EDUCATING THE COMMUNITY ON POLICE REPORTING AND OTHER SAFETY PROGRAMS IN THE WEST AVENUE APARTMENTS GRANT PROJECT, FREE AND CLEAR OF ANY ATTACHMENTS AND VALUED AT \$14,096.00.

\* \* \* \*

AN ORDINANCE 93614

AUTHORIZING THE ACCEPTANCE OF A CASH GRANT AWARD IN THE AMOUNT OF \$80,365.00 FROM MERCK & COMPANY, INC. FOR THE SAN ANTONIO METROPOLITAN HEALTH DISTRICT TO PARTICIPATE IN A CLINICAL TRIAL STUDY OF THE SAFETY, TOLERABILITY, AND IMMUNOGENICITY OF THE AD5 HUMAN IMMUNODEFICIENCY VIRUS (HIV-1) VACCINE; AUTHORIZING EXECUTION OF THE CONTRACT WITH MERCK & COMPANY, INC. FOR THE PERIOD APRIL 1, 2001 THROUGH MARCH 31, 2003; ESTABLISHING A FUND; ADOPTING A BUDGET; APPROVING A PERSONNEL COMPLEMENT; AND AUTHORIZING PAYMENTS FOR CONTRACTUAL SERVICES.

\* \* \* \*

AN ORDINANCE 93615

AUTHORIZING THE APPROPRIATION OF PREVIOUSLY BUDGETED FUNDS IN AN AMOUNT NOT TO EXCEED \$30,000.00 FOR EXPENSES IN CONNECTION WITH THE PURCHASE AND INSTALLATION OF THE BUILDING PLAQUES FOR THE CONVENTION CENTER EXPANSION PROJECT AND A PUBLIC PREVIEW

PARTY SHOWCASING THE COMP-ON OF THE ORIGINAL CENTER'S INTERIOR RENOVATION.

\* \* \* \*

AN ORDINANCE 93616

AUTHORIZING THE RENEWAL OF THE AIRPORT LIABILITY INSURANCE FOR THE CITY OF SAN ANTONIO WITH ACE USA GROUP (WESTCHESTER FIRE INSURANCE COMPANY) THROUGH MCGRUFF, SEIBELS & WILLIAMS OF TEXAS, INC., THE CITY BROKER OF RECORD FOR A ONE YEAR PERIOD BEGINNING MARCH 31, 2001 THROUGH MARCH 31, 2002, AT A COST OF \$57,415.00.

\* \* \* \*

AN ORDINANCE 93617

AUTHORIZING THE RENEWAL OF THE AIRCRAFT LIABILITY INSURANCE FOR THE CITY OF SAN ANTONIO WITH ACE USA GROUP (WESTCHESTER FIRE INSURANCE COMPANY) THROUGH MCGRUFF, SEIBELS & WILLIAMS OF TEXAS, INC., THE CITY BROKER OF RECORD FOR A ONE YEAR PERIOD BEGINNING MARCH 31, 2001 THROUGH MARCH 31, 2002, AT A COST OF \$141,740.00.

\* \* \* \*

AN ORDINANCE 93618

APPROVING A PARADE PERMIT AND AUTHORIZING THE TEMPORARY CLOSURE OF AVENUE E BETWEEN THIRD AND BROOKLYN STREETS, FOURTH STREET BETWEEN ALAMO AND BONHAM, MCCULLOUGH BETWEEN ALAMO AND BONHAM, SIXTH STREET BETWEEN ALAMO AND BONHAM AND HOUSTON FROM AVENUE E TO ALAMO, ALAMO FROM HOUSTON TO CROCKETT, CROCKETT FROM ALAMO TO NAVARRO, NAVARRO FROM CROCKETT TO HOUSTON, HOUSTON FROM NAVARRO TO CAMARON ON SATURDAY, APRIL 14, 2001 BEGINNING AT 6:00 P.M. UNTIL 9:30 P.M. IN CONNECTION WITH THE KTFM MASQUERADE PARADE SPONSORED BY INFINITY BROADCASTING.

\* \* \* \*

AN ORDINANCE 93619

APPOINTING AUGUST STEPHEN JOHNSON (DISTRICT 2) TO THE ETHICS REVIEW BOARD FOR A TERM OF OFFICE TO EXPIRE ON FEBRUARY 21, 2003.

\* \* \* \*

AN ORDINANCE 93620

APPOINTING TERRETA HARTFIELD (DISTRICT 2) TO THE SAN ANTONIO YOUTH COMMISSION FOR A TERM OF OFFICE TO EXPIRE JUNE 1, 2003.

\* \* \* \*

AN ORDINANCE 93621

APPOINTING LOYCE INCE (DISTRICT 9) AND DR. MICHAEL KELLY (MAYOR) TO THE SAN ANTONIO PUBLIC LIBRARY BOARD OF TRUSTEES FOR TERMS OF OFFICE TO EXPIRE ON SEPTEMBER 30, 2003 AND SEPTEMBER 30, 2002, RESPECTIVELY.

\* \* \* \*

AN ORDINANCE 93622

APPOINTING CHARLES MICHAEL BARTLETT (DISTRICT 3) TO THE OPEN SPACE ADVISORY BOARD FOR A TERM OF OFFICE TO EXPIRE ON AUGUST 29, 2003.

\* \* \* \*

AN ORDINANCE 93623

APPOINTING MARDALE WILSON (MAYOR) TO THE PARKS AND RECREATION BOARD FOR A TERM OF OFFICE TO EXPIRE ON MARCH 31, 2002.

— — —  
2001-12 The Clerk read a proposed ordinance amending a professional services contract with Lockwood, Andrews & Newnam, Inc. (LAN) for an additional amount of \$14,000.00 in connection with the Medical Drive from IH 10 to Ewing Halsell (IH 10 to Fredericksburg) Project, located in Council District 8; and providing for payment. (Amends Ordinance No. 89707, May 6, 1999; Ordinance No. 92229, August 3, 2000.)

Mr. Salas made a main motion to postpone the proposed ordinance. Ms. Guerrero seconded the motion.

Mr. Tom Wendorf, Director of Public Works, outlined the contract noting the additional improvements that needed to be made including extensive street widening and reconstruction, which would present some issues for some of the adjacent landowners.

Ms. Conner made a substitute motion to postpone this item until all issues had been addressed. Mr. Salas seconded the motion.

The substitute motion to postpone this item, prevailed by the following vote: **AYES:** Salas, Guerrero, Prado, Garcia, Barrera, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Perez, Garza.

The main motion as substituted, prevailed by the following vote: **AYES:** Salas, Guerrero, Prado, Garcia, Barrera, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Perez, Garza.

— — —

2001-12 The Clerk read the following Ordinance:

AN ORDINANCE 93624

AUTHORIZING ACCEPTANCE OF TEN (10) MERCEDES-BENZ POLICE BICYCLES DONATED BY MERCEDES-BENZ OF SAN ANTONIO TO THE POLICE DEPARTMENT DOWNTOWN FOOT AND BIKE PATROL UNIT, FREE AND CLEAR OF ANY ATTACHMENTS AND VALUED AT \$20,000.00.

\* \* \* \*

Mr. Salas made a motion to approve the proposed Ordinance. Mr. Garcia seconded the motion.

Mayor Peak spoke to the generous contribution of the Mercedes Benz bikes made by Mr. Ron Gold for the downtown foot/bike patrol unit.

Deputy Chief Tyrone Powers elaborated on the great use of the bikes donated by Mr. Gold for the police officers.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Salas, Guerrero, Prado, Garcia, Barrera, Garza, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Perez, Conner.

— — —

**2001-12 ITEMS FOR INDIVIDUAL CONSIDERATION - CITIZEN COMMENTS**

Mr. Jack Finger, P.O. Box 12048, spoke to certain items specifically noting Item 36 regarding the agreement with the Alamo Community College District. He also spoke to the petition submitted by Mr. Faris Hodge, Jr.

— — —

**2001-12 ITEMS FOR INDIVIDUAL CONSIDERATION**

The Clerk read the following Ordinance:

AN ORDINANCE 93625

AUTHORIZING THE EXECUTION OF AN AGREEMENT WITH THE ALAMO COMMUNITY COLLEGE DISTRICT ("ACCD") IN SETTLEMENT OF CITY OF SAN ANTONIO V. ALAMO COMMUNITY COLLEGE DISTRICT BY AUTHORIZING THE USE OF APPROXIMATELY \$2,981,571.00 TO CONSTRUCT A HIGH-TECHNOLOGY CENTER AND AN APPROXIMATE AVERAGE ANNUAL AMOUNT OF \$300,000.00 PLUS INTEREST AND INVESTMENT EARNINGS, FOR A PERIOD OF FIFTEEN (15) YEARS, TO PROVIDE CUSTOMIZED TRAINING AND COLLEGE HOURS TO CITY EMPLOYEES, VARIOUS CITY PROGRAMS AND FOR OTHER PURPOSES IN FURTHERANCE OF CITY'S ECONOMIC

DEVELOPMENT STRATEGIES AND WORKFORCE DEVELOPMENT;  
AUTHORIZING THE EXECUTION OF AN INTERLOCAL AGREEMENT WITH  
ACCD TO PROVIDE SUCH CUSTOMIZED TRAINING AND COLLEGE HOURS IN  
CONNECTION WITH SAID SETTLEMENT; AND AUTHORIZING THE  
EXECUTION OF A MEMORANDUM OF UNDERSTANDING WITH THE ALAMO  
AREA AEROSPACE ACADEMY, IN CONNECTION THEREWITH.

\* \* \* \*

Mr. Bannwolf made a motion to approve the proposed Ordinance. Ms. Guerrero seconded the motion.

Mr. Ramiro Cavazos, Director of Economic Development, narrated a slide presentation on the settlement agreement with Alamo Community College District (ACCD) and training initiatives, a copy of which presentation is made a part of the papers of this meeting. He outlined the purpose of the Ordinance, background and terms on the settlement agreement, the building account, the education and training account, the interlocal agreement and the memorandum of understanding with the Alamo Area Aerospace Academy, and the policy implications.

The following citizen(s) appeared to speak:

Dr. Robert Ramsey, spoke to the training components of ACCD to the City of San Antonio. He delineated the training components of the Alamo Area Aviation Academy and the Advanced Technology Center, noting the purpose of each of the initiatives, the occupational clusters, type of training and the Employer One Stop ClearingHouse.

Mr. Ted Horton, spoke to the Alamo Area Aerospace Academy citing the need of the aerospace industry, the partnership structure and the operational model.

Dr. David Splitek, spoke to the opening of the academy and elaborated further on the operational model which included the summer internship program, the ACCD/HS dual credit, the training sites, and the half-day program.

Dr. Richard Butler spoke in support of the initiatives and the long terms positive effects of this program.

\* \* \* \*

Mayor Peak acknowledged all participants of the program, commending the efforts of all parties, and noting that the workforce development is a high priority. He emphasized the

importance of workforce needs and urged staff to continue to develop programs to help businesses and promote economic development in order for the City to be better prepared to meet the future needs of the community.

Mr. Bannwolf reiterated on the importance workforce development and the need to prepare the young people for the 21<sup>st</sup> century. He also stressed the need for higher paying new technology jobs in the community.

Mr. Prado congratulated Council colleagues for providing the impetus to this effort, which was vital to San Antonio's future.

Mr. Barrera spoke in support of the partnerships developed, and the accomplishments achieved through these partnerships in order to meet the needs of San Antonio's future.

In response to Mr. Barrera regarding the role of Alamo Workforce Development Board (AWDB), Mr. Cavazos stated that the AWDB was fully committed to the project, and noted that 30% of the students will be qualified with services such as transportation and child care. He further elaborated on the eligibility mechanism utilized to determine what kind of support to provide for the clients in the program.

Ms. Guerrero commended all the parties involved in the process, which would ultimately benefit the citizens of San Antonio.

Mr. Garcia congratulated all individuals who participated in the program, and specifically noted the outstanding initiative for the youth of San Antonio.

Mr. Salas spoke to the training sites available in order to provide the skilled work force for San Antonio.

Mr. Carpenter also commended the partnerships, and stated it was a great opportunity for San Antonio.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Salas, Guerrero, Prado, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter, Peak. **ABSTAIN:** Perez. **NAYS:** None. **ABSENT:** None.

— — —  
2001-12 The Clerk read the following Resolution:

A RESOLUTION  
NO. 2001-12-15

SUPPORTING HOUSE BILL H.J. RESOLUTION 22 BEFORE CONGRESS TO COMMEMORATE THE BIRTHDAY OF CESAR E. CHÁVEZ BY RECOGNIZING HIS BIRTHDAY, MARCH 31ST, AS A FEDERAL HOLIDAY THROUGHOUT THE UNITED STATES.

\* \* \* \*

Mr. Salas made a motion to approve the proposed Resolution. Mr. Garcia seconded the motion.

Mr. Jaime Martinez, spoke to the contributions of Caesar Chavez, and the symbolic figure he represented to the farm works and all workers throughout the nation. He cited his work for civil rights for all works especially the farm workers, and urged City Council support of the Resolution.

The following citizen(s) appeared to speak:

Ms. Rosa Rosales, spoke to the efforts of Cesar Chavez to obtain fair and equal treatment of all workers of America, and urged City Council to approve the Resolution. She also extended an invitation to everyone to participate in the March, which would take place on March 31, 2001.

Rev. Julie Marquez urged the City Council to support the Resolution and also noted the contributions of Cesar Chavez.

Mr. Rey Rios spoke in support of the Resolution and urged the City Council to vote in its support, and to recognize a man who had dedicated his life to improve working conditions for all workers of America.

Mr. Antonio Diaz commended Council members Garza and Garcia for taking the lead in presenting the Resolution, and urged other Council members to support it.

\* \* \* \*

Mr. Garcia spoke of the contributions of Cesar Chavez, and urged Council colleagues to support the Resolution.

Mr. Garza commended Jaime Martinez and all in attendance to show their support of the Resolution, and spoke to the contributions of Cesar Chavez noting that this was the appropriate step to honor such a man who dedicated his life to helping others.

Mr. Bannwolf noted Cesar Chavez' leadership and ability to make a higher quality and standard of life for fellow workers, and commended all individuals in attendance for their support of this Resolution.

Mr. Barrera congratulated fellow Council colleagues for their leadership in this effort.

Mr. Salas spoke to Cesar Chavez' contributions to the cause of human life and noted he would support the Resolution.

After consideration, the motion, carrying with it the passage of the Resolution, prevailed by the following vote: **AYES:** Salas, Guerrero, Garcia, Barrera, Garza, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Perez, Prado, Conner.

— — —

2001-12 The Clerk read the following Ordinance:

AN ORDINANCE 93626

ADOPTING THE NORTHEAST INNER LOOP NEIGHBORHOOD PLAN AS A COMPONENT OF THE CITY'S MASTER PLAN ADOPTED MAY 29, 1997.

\* \* \* \*

Mr. Bannwolf made a motion to approve the proposed Ordinance. Mr. Carpenter seconded the motion.

Mr. Emil Moncivais, Director of Planning, narrated a slide presentation on the Northeast Inner Loop Neighborhood Plan, a copy of which presentation is made a part of the papers of this meeting. He spoke on the significance of the plan, and outlined the process of planning, the community outreach, the plan elements, the heart of the neighborhood, and the redevelopment of Austin Highway. He further noted the enhancements of the parks and community facilities, schools and libraries, and the implementation plan.

The following citizen(s) appeared to speak:

Mr. Bill Sullivan, Oak Park Northwood, N.A., spoke in support of the neighborhood plan, and commended all individuals who participated in the planning of this effort.

Ms. Debbie Reed, spoke on the input and efforts of all individuals involved, and urged the support of the ordinance.

Ms. Catherine Haenze, Wilshire Terrace Neighborhood Associates, spoke in support of the neighborhood plan.

Mr. Mark Deeds, Terrell Heights N.A., spoke in support of the program, which will be vital to the success of the neighborhoods.

Mr. Eric Smith, Oak Park Northwood, commended the City staff who worked so hard on this plan, and urged the support of City Council for this Ordinance.

Mr. Rob Holliday, Holliday Associates, commended the support of the various interests in this project.

\* \* \* \*

Mayor Peak added his appreciation to the staff and citizens for the work expended on this project in efforts to improve the neighborhoods, especially those neighborhoods already in decline.

Mr. Carpenter thanked all those involved with the development of this plan and spoke of the monies to be funneled towards the redevelopment of this area.

Mr. Bannwolf thanked Councilman Carpenter and those who experienced such strong leadership in this effort, and spoke of the positive changes and new direction in this area.

Mr. Garza, also congratulated all those involved and the many enhancements to improve the neighborhood and the commercial revitalization to take place through this document.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Salas, Prado, Barrera, Garza, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Guerrero, Garcia.



Mr. Perez made a motion to approve the proposed rezoning. Mr. Salas seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Salas, Guerrero, Prado, Garcia, Barrera, Garza, Carpenter. **NAYS:** None. **ABSENT:** Conner, Bannwolf, Peak.

AN ORDINANCE 93627

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 12, BLOCK 2, NCB 9793, 1315 BASSE ROAD, FROM "B" RESIDENCE DISTRICT TO "B-2" BUSINESS DISTRICT.

\* \* \* \*

— — —

4B) CASE NO. #Z20229 - The request of Kevin H. Berry, Applicant, for Jaime K. Engler, Owner(s), for a change in zoning from "A" Single Family Residence District to "B-3" Business District on Lot 20, Block 5, NCB 9193, 602 Clower Street. Staff's recommendation was for denial.

Zoning Commission has recommended denial (Council District 1).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Mr. Perez made a motion to approve the proposed Ordinance with the B-3NA. Mr. Barrera seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Salas, Guerrero, Prado, Barrera, Garza, Carpenter. **NAYS:** None. **ABSENT:** Garcia, Conner, Bannwolf, Peak.

AN ORDINANCE 93628

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 20, BLOCK 5, NCB 9193, 602 CLOWER STREET, FROM "A" SINGLE FAMILY RESIDENCE DISTRICT TO "B-3NA" BUSINESS DISTRICT, NON-ALCOHOLIC SALES.

\* \* \* \*

4C) CASE NO. #Z20286 - The request of Manuel and Patricia Garza, Applicant, for Manuel and Patricia Garza, Owner(s), for a change in zoning from "B" Residence District to "B-3" Business District on Lot 4, 5, the SW TRI 31.25 FT of Lot 3 and the SW TRI 11 FT of 2 IRREGULAR SE 18.75 of 3, Block 2, NCB 6290, 514 and 516 Cincinnati Avenue. Staff's recommendation was for denial.

Zoning Commission has recommended denial (Council District 1).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Mr. Perez made a motion to deny the proposed Ordinance. Ms. Guerrero seconded the motion.

After consideration, the motion to deny the proposed zoning request, prevailed by the following vote: **AYES:** Perez, Salas, Guerrero, Prado, Garcia, Barrera, Garza, Conner, Carpenter. **NAYS:** None. **ABSENT:** Bannwolf, Peak.

Zoning Case Z20286 was denied.

\* \* \* \*

4D) CASE NO. #Z20108 - The request of City of San Antonio, Applicant, for multiple owners, Owner(s), for a change in zoning from "R-A" Residence-Agricultural District, "R-1" Single-Family Residential, "R-4" Manufactured Home

Residence District, "R-7" Small Lot Residence District, "O-1" Office District, "B-2" Business District, "B-2 SUP" Business District with a Special Use Permit for a car wash and automotive transmission repair, "B-2NA" Business District, Non-Alcoholic Sales, "B-3" Business District, "B-3 NA" Business District, Non-Alcoholic Sales , "B-3 R" Restrictive Business District and "I-1" Light Industry District to "R-A" Residence-Agricultural District, "R-1" Single-Family Residence District, "R-4" Manufactured Home Residence District, "R-7" Small Lot Residence District, "B-1" Business District, "B-2" Business District, "B-2 SUP" Business District with a Special Use Permit for a car wash and automotive transmission repair, "B-3" Business District, "B-3R" Restrictive Business District, "B-3 NA" Business District, Non-Alcoholic Sales, and "I-1" Light Industry District. on , An area bounded by Highway 87 East (Rigsby Avenue) on the north, the western edge of the Lakeside Subdivision and the edges of the Southcross Ranch Subdivision along the east, New Sulphur Springs Road on the south, and SE Loop 410 on the west. Staff's recommendation was for approval.

Zoning Commission has recommended approval (Council District 2).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

The following citizen(s) appeared to speak:

Ms. Lena Harris 3423 Lake Tahoe, requested that the value and integrity of the property be protected, and expressed concern with the R-5 designation having a mix of R-7.

Mr. Bill Kaufman, 100 W. Houston, spoke on behalf of owner, and stated that they had worked with the property owner and also noted the donation of land for use of parks.

Mr. David Earl, 111 Soledad, stated that they were in agreement to terms and the deed restrictions, and requested favorable consideration of the zoning request.

Mr. Salas made a motion to approve the proposed rezoning. Ms. Guerrero seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Salas, Guerrero, Prado, Garcia, Barrera, Garza, Conner, Carpenter. **NAYS:** None. **ABSENT:** Perez, Bannwolf, Peak.

#### AN ORDINANCE 93629

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY

CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS NCB 18239, 2.442 ACRES OUT OF LOT P-27, FROM "B-2" BUSINESS DISTRICT TO "R-7" SMALL LOT RESIDENCE DISTRICT; NCB 18245 BLK 5 LOT, FROM "B-2" BUSINESS DISTRICT TO "O-1" OFFICE DISTRICT; NCB 16195, BLK 5, LOT 8, 9, & 10, NCB 12912, BLK 4, LOT 17, 18 & 19, FROM "B-3" BUSINESS DISTRICT TO "B-1" BUSINESS DISTRICT; NCB 18239, P-64A, P64B, FROM "R-7" SMALL LOT RESIDENCE DISTRICT TO "R-1" SINGLE-FAMILY RESIDENCE DISTRICT; NCB 16198, BLK 1, LOTS 16, 17, 18, S IRR POR OF 1, 2, AND 3, NCB 16195, BLK 5, LOT E 1/2 OF 3, 4, 5, 24, NCB 18239, P-75, FROM "R-1" SINGLE FAMILY RESIDENCE DISTRICT, "R-4" MANUFACTURED HOME RESIDENCE DISTRICT, "B-3" BUSINESS DISTRICT, "B-3NA" BUSINESS DISTRICT, "B-3R" BUSINESS DISTRICT TO "B-2" BUSINESS DISTRICT; NCB 18240, N 289 FT OF P-61B & P-61 E, NCB 18240, P-80A ABS 469, NCB 18239, P-80C, P-80E, NCB 18440, E 533 FT OF LOT 4, FROM "B-3" BUSINESS DISTRICT, "B-3NA" BUSINESS DISTRICT, NON-ALCOHOLIC SALES; NCB 18240 P-67 ABS 469, FROM "B-3" BUSINESS DISTRICT TO "B-2 SUP" BUSINESS DISTRICT, WITH A SPECIAL USE PERMIT FOR AN AUTOMOBILE CAR WASH; NCB 16198, BLK 1, LOT N IRRG 42 FT OF 4 AND 5, 19, 20, FROM "B-3R" RESTRICTED BUSINESS DISTRICT TO "B-2 SUP" BUSINESS DISTRICT, WITH A SPECIAL USE PERMIT FOR AN AUTOMOTIVE TRANSMISSION SHOP; NCB 12916, BLK 9, E IRR 100 FT OF LOT 4, E IRR 108 FT OF LOT 5, E IRR 116 FT OF LOT 6, E IRR 124 FT OF LOT 7, E IRR 132 FT OF LOT 8, 9, 10, 11, 12, 26, NCB 12920, BLK 14, LOTS 1 THROUGH 10, NCB 12936, BLK 11, LOT 2 THOROUGH 7, NCB 10780, W 100 FT OF LOT 9, W 100 FT OF LOT 10, W 100 FT OF P-402A, NCB 10849, W 100 FT OF P-1, NCB 16359, BLK 1, W 100 FT OF LOT 1, W 100 FT OF LOT 2, NCB 10852, W 100 FT OF P-7, W 40 FT OF P-46, AN AREA BOUNDED BY HIGHWAY 87 EAST (RIGSBY AVENUE) ON THE NORTH, THE WESTERN EDGE OF THE LAKESIDE SUBDIVISION AND THE EDGES OF THE SOUTHCROSS RANCH SUBDIVISION ALONG THE EAST, NEW SULPHUR SPRINGS ROAD ON THE SOUTH, AND SE LOOP 410 ON THE WEST, FROM "B-3" BUSINESS DISTRICT, AND "B-3R" RESTRICTIVE BUSINESS DISTRICT AND "I-1" LIGHT INDUSTRY DISTRICT TO "B-3NA" BUSINESS DISTRICT, NON-ALCOHOLIC SALES.

\* \* \* \*

4E) CASE NO. #Z2001003 SUP - The request of Ralph Hernandez, Applicant, for Little Red Barn, Inc., Owner(s), for a change in zoning from "B" Residence District to "R-1 SUP" Single-Family Residence District with a Special Use Permit for non-commercial parking lots for a restaurant on Lots 4 through 10 and 15, 16, 18, 19, 20, Block 43, NCB 3311, 114, 122, 126, 132, and 134 Rigsby Avenue and Lots 15 and 16 of 1902 S. Hackberry Street and 123 Kayton Street. Staff's recommendation was for approval with conditions.

Zoning Commission has recommended approval with conditions (Council District 3).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Ms. Guerrero made a motion to approve the proposed Ordinance with special use permit and stipulations, and further adding that lighting will be included to minimize graffiti along fencing and to assist in protecting customers and their vehicles. Mr. Garcia seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Guerrero, Prado, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter. **NAYS:** None. **ABSENT:** Perez, Salas, Peak.

#### AN ORDINANCE 93630

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS LOTS 4 THROUGH 10 AND 15, 16, 18, 19, 20, BLOCK 43, NCB 3311, 114, 122, 126, 132, AND 134 RIGSBY AVENUE AND LOTS 15 AND 16 OF 1902 S. HACKBERRY STREET AND 123 KAYTON STREET, FROM "B" RESIDENCE DISTRICT TO "R-1 SUP" SINGLE-FAMILY RESIDENCE DISTRICT WITH A SPECIAL USE PERMIT FOR NON-COMMERCIAL PARKING LOTS FOR A RESTAURANT.

\* \* \* \*

4F) CASE NO. #Z99189 - The request of City of San Antonio, Applicant, for Multiple Owners, for a change in zoning on the following: from "B" Residence District to "R-2" Two-Family Residence District on Lots 1, 2 and 3, Block 1,

NCB 11187; and from "B" Residence District and "B-3R" Restrictive Business District to "R-A" Residence Agriculture District on Tract 6, NCB 11268, save and except the west 430 feet and "BP" Business Park District on the east 200 feet of the west 430 feet of Tract 6, NCB 11268; and from "B" Residence District and "B-3" Business District to "B-2 SUP" Business District with a Special Use Permit for sales of alcoholic beverages for on premise consumption associated with private reception and banquet halls on Lots 138, 139 and 153, Block 1, NCB 11253; and, from "B" Residence District and "B-2" Business District to "B-1SUP" Business District with a Special Use Permit for a grocery store with sales of alcoholic beverages only for off premise consumption on Lots 2, 3 and 28, Block 5, NCB 11191; and from "B-3" Business District to "B-2" Business District on Lot 3, Block 1, NCB 11255; and from "I-1" Light Industry District to "B-2" Business District on Lots 26 and 27, Block 1, NCB 11254. Staff's recommendation was for approval.

Zoning commission has recommended approval (Council District 4).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Mr. Prado made a motion to approve the proposed rezoning as follows:

- Property 1. "to zone as per staff and Zoning Commission's recommendation"
- Property 2. "to have Zoning Commission reconsider "B-3R" zoning and bring back to the City Council"
- Property 3. "to zone as per staff and Zoning Commission's recommendation"
- Property 4. "to have Zoning Commission reconsider "B-3" and bring back to City Council"
- Property 5. "to keep present "B-3" zoning"
- Property 6. "to rezone to "B-3R".

Mr. Carpenter seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Prado, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter. **NAYS:** None. **ABSENT:** Perez, Salas, Guerrero, Peak.

#### AN ORDINANCE 93631

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS LOTS 1, 2 AND 3, BLOCK 1, NCB 11187, FROM "B" RESIDENCE DISTRICT TO "R-2" TWO-FAMILY RESIDENCE DISTRICT; LOTS

138, 139 AND 153, BLOCK 1, NCB 11253, FROM "B" RESIDENCE DISTRICT AND "B-3" BUSINESS DISTRICT TO "B-2 SUP" BUSINESS DISTRICT WITH A SPECIAL USE PERMIT FOR SALES OF ALCOHOLIC BEVERAGES FOR ON PREMISE CONSUMPTION ASSOCIATED WITH PRIVATE RECEPTION AND BANQUET HALLS; LOTS 26 AND 27, BLOCK 1, NCB 11254, FROM "I-1" LIGHT INDUSTRY DISTRICT TO "B-2" BUSINESS DISTRICT.

\* \* \* \*

4G) CASE NO. #Z2001006 - The request of Housing Authority of the City of San Antonio, Applicant, for Housing Authority of the City of San Antonio, Owner(s), for a change in zoning from "R-3" Multi-Family Residence District to "R-3 CC" Multi-Family Residence District with City Council approval for a Child Care Facility on 0.07694 acres out of Lot 15, Block 28, NCB 8147, El Paso Street. Staff's recommendation was for approval.

Zoning Commission has recommended approval (Council District 5).

Mr. Ray Lozano, Land Development Services, explained all of three proposed rezoning cases.

The following citizen(s) appeared to speak:

Mr. Melvin Braziel, Executive Director of the Housing Authority of City of San Antonio, spoke to the contamination problem in some areas, and noted that several facilities have already been relocated to a non-contaminated site. He also stated that nothing will be built on the contaminated area, and also advised that HUD and the Housing Authority Board had approved the changes. He also emphasized that HUD was pressing to move with the project and requested Council approval of this zoning case.

In response to Mr. Garcia, Mr. Braziel confirmed that he had met with Mr. Garcia on this issue, and that he had attended the zoning case hearing.

Mr. Garcia cited a particular segment of an audiotaping of the Zoning Commission meeting. He also commented on the importance of these projects to the residents of District 5, and expressed concern with certain projects being cut, specifically for AVANCE. He stated that AVANCE was part of the Mirasol project, and also stated that

AVANCE should be included in the decision making process and meetings with the architects.

Mr. Braziel reiterated that the Board was in concurrence with the effort, and urged approval of this request.

Mr. Garcia stated that he wanted to have further deliberation on this matter, and moved to continue this rezoning case until the City Council meeting of April 26, 2001. Mr. Barrera seconded the motion.

After consideration, the motion to continue this case until April 26, 2001, prevailed by the following vote: **AYES:** Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter. **NAYS:** None. **ABSENT:** Perez, Salas, Guerrero, Prado, Peak.

Zoning Case Z2001006 was continued to the Council meeting of April 26, 2001.

— — —

4H) CASE NO. #Z20272 - The request of Housing Authority of the City of San Antonio, Applicant, for Housing Authority of the City of San Antonio, Owner(s), for a change in zoning from "R-7" Small Lot Residence District to "R-3" Multiple-Family Residence District on 2.284 acres out of NCB 8156 and NCB 8155; and, from "R-3CC" Multiple-Family Residence District with special City Council approval for a Child Care Parent Education Center to "R-3" Multiple-Family Residence District on Lot 1, Block 1, NCB 8144 on northeast and southeast of the intersection of San Fernando Street and S. W. 28th Street. Staff's recommendation was for approval.

Zoning Commission has recommended approval (Council District 5).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Mr. Garcia made a motion to continue this rezoning case until the City Council meeting of April 26, 2001. Mr. Barrera seconded the motion.

After consideration, the motion to continue this case until April 26, 2001, prevailed by the following vote: **AYES:** Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter. **NAYS:** None. **ABSENT:** Perez, Salas, Guerrero, Prado, Peak.

Zoning Case Z20272 was continued to the Council meeting of April 26, 2001.

— — —

4I) CASE NO. #Z20294 SUP - The request of Housing Authority of the City of San Antonio, Applicant, for Housing Authority of the City of San Antonio, Owner(s), for a change in zoning from "R-3" Multiple Family Residence District to "R-3 SUP" Multiple Family Residence District with a Special Use Permit for an Administration Building (San Antonio Housing Authority) on Lots 2 through Block 28, NCB 8139, 802 - 818 Mathews Avenue. Staff's recommendation was for approval with the condition that a one (1) foot vehicular non-access easement be provided along Mathews Avenue.

Zoning Commission has recommended approval with the condition that a one (1) foot vehicular non-access easement be provided along Mathews Avenue (Council District 5).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Mr. Garcia made a motion to continue this rezoning case until the City Council meeting of April 26, 2001. Mr. Barrera seconded the motion.

After consideration, the motion to continue this case until April 26, 2001, prevailed by the following vote: **AYES:** Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter. **NAYS:** None. **ABSENT:** Perez, Salas, Guerrero, Prado, Peak.

Zoning Case Z20294 SUP was continued to the Council meeting of April 26, 2001.

— — —

4J) CASE NO. #Z2001009 SUP - The request of Antonio and Jose Martinez, Applicant, for Janie Mireles, Owner(s), for a change in zoning from "F" Local Retail to "B-2NA SUP" Business District Non-Alcoholic Sales with a Special Use Permit for a tire shop and auto repair business on South 57.66 feet of Lots 25 and 26, Block 24, NCB 2001, 2215 North Zarzamora. Staff's recommendation was for approval.

Zoning Commission has recommended approval (Council District 7).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Mr. Garza made a motion to approve the proposed rezoning. Mr. Perez seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter. **NAYS:** None. **ABSENT:** Salas, Guerrero, Prado, Peak.

AN ORDINANCE 93632

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS SOUTH 57.66 FEET OF LOTS 25 AND 26, BLOCK 24, NCB 2001, 2215 NORTH ZARZAMORA, FROM "F" LOCAL RETAIL TO "B-2NA SUP" BUSINESS DISTRICT NON-ALCOHOLIC SALES WITH A SPECIAL USE PERMIT FOR A TIRE SHOP AND AUTO REPAIR BUSINESS.

\* \* \* \*

— — —

4K) CASE NO. #Z2001046 - The request of City of San Antonio, Applicant, for Multiple Property Owners, Owner(s), for a change in zoning from "R-1" Single-Family Residence District to "R-8" Large Lot Home District on the following: NCB 14665, Block 12, Lot 26, NCB 14665, Block M, Lot SE IRR 160 feet of NW 310 feet of SW 225 feet of 8, Lot NE 160 feet of SE 170 feet of SW 225 feet of 9, Lot 9E, and Lot 19, NCB 14666, Block N, Lots 23, 26, 27, 1D, 2C, 2D, 3C, 3D, 4C, 4D, 5C, 6D, 7D, 8F, 8G, 8I, 8J, 9A, 18A, NCB 16933, Block 1, Lots 1 through 11; and, from "R-1" Single-Family Residence District to "R-8a" Single-Family Residential District on the following: NCB 14665, Block M, Lots 2, 4, 6, 10, 11, 14, 18, 20, 22, 23, 27, 62, 63, 64, 65, All of Lots 5, 7, 12, 13, 21, and E 270.35 feet of Lot 8, E IRR 380.72 feet of Lot 9, NCB 14666, Block N, Lots 18, 19, 20, 22, 25, 1A, 1B, 2A, 2B, 3A, 3B, 4A, 4B, 5A, 5B, 6A, 6B, 7A, 7B, 7C, 8A, 8B, 8C, 8D, 8E, 9B, 9D, 9E, 10C, 11A, 11B, 11C, 11D, 12A, 12B, 12C, 12D, 13A, 13B, 13c, 13D, 14A, 14B, 14C, 14D, 15A, 15B, 15C, 15D, 16A, 16B, 16C, 16D, 17B, 17C, 17D, NCB 16933, Block 1, Lots 12 and 13, properties are generally bounded by Pembroke Road to the north, Kitchener Road to the south, Abe Lincoln Road to the east, and Rochelle Road to the west. Staff's recommendation was for approval.

Zoning Commission has recommended approval (Council District 7).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Mr. Garza made a motion to approve the proposed rezoning. Mr. Perez seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Guerrero, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter. **NAYS:** None. **ABSENT:** Salas, Prado, Peak.

AN ORDINANCE 93633

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS NCB 14665, BLOCK 12, LOT 26, NCB 14665, BLOCK M, LOT SE IRR 160 FEET OF NW 310 FEET OF SW 225 FEET OF 8, LOT NE 160 FEET OF SE 170 FEET OF SW 225 FEET OF 9, LOT 9E, AND LOT 19, NCB 14666, BLOCK N, LOTS 23, 26, 27, 1D, 2C, 2D, 3C, 3D, 4C, 4D, 5C, 6D, 7D, 8F, 8G, 8I, 8J, 9A, 18A, NCB 16933, BLOCK 1, LOTS 1 THROUGH 11; AND, FROM "R-1" SINGLE-FAMILY RESIDENCE DISTRICT TO "R-8" LARGE LOT HOME DISTRICT; NCB 14665, BLOCK M, LOTS 2, 4, 6, 10, 11, 14, 18, 20, 22, 23, 27, 62, 63, 64, 65, ALL OF LOTS 5, 7, 12, 13, 21, AND E 270.35 FEET OF LOT 8, E IRR 380.72 FEET OF LOT 9, NCB 14666, BLOCK N, LOTS 18, 19, 20, 22, 25, 1A, 1B, 2A, 2B, 3A, 3B, 4A, 4B, 5A, 5B, 6A, 6B, 7A, 7B, 7C, 8A, 8B, 8C, 8D, 8E, 9B, 9D, 9E, 10C, 11A, 11B, 11C, 11D, 12A, 12B, 12C, 12D, 13A, 13B, 13C, 13D, 14A, 14B, 14C, 14D, 15A, 15B, 15C, 15D, 16A, 16B, 16C, 16D, 17B, 17C, 17D, NCB 16933, BLOCK 1, LOTS 12 AND 13, PROPERTIES ARE GENERALLY BOUNDED BY PEMBROKE ROAD TO THE NORTH, KITCHENER ROAD TO THE SOUTH, ABE LINCOLN ROAD TO THE EAST, AND ROCHELLE ROAD TO THE WEST, FROM "R-1" SINGLE-FAMILY RESIDENCE DISTRICT TO "R-8A" SINGLE-FAMILY RESIDENTIAL DISTRICT.

\* \* \* \*

4L) CASE NO. #Z20182 - The request of Daniel Caballero, Applicant, for Ricardo Brun, Owner(s), for a change in zoning from "B" Residence District to "B-3R" Restrictive Business District on Lot 12, Block 5, NCB 6176, 811 Viendo Street. Staff's recommendation was for approval.

Zoning Commission has recommended approval (Council District 7).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Mr. Garza made a motion to continue this rezoning case until the City Council meeting of April 12, 2001. Mr. Barrera seconded the motion.

After consideration, the motion to continue this case until April 12, 2001, prevailed by the following vote: **AYES:** Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter. **NAYS:** None. **ABSENT:** Perez, Salas, Guerrero, Prado, Peak.

Zoning Case Z20182 was continued to the Council meeting of April 12, 2001.

— — —

4M) CASE NO. #Z2001005 SUP - The request of Galleria Investments, Inc. (Charles Tabet, President), Applicant, for Galleria Investments, Inc. (Charles Tabet, President), Owner(s), for a change in zoning from "B-2" Business District to "B-2 SUP" Business District with a Special Use Permit for a automobile automatic carwash (Texaco Gas Station/Convenience Store) on Lot 20, Block 1, NCB 16841, 11265 Huebner Road. Staff's recommendation was for approval.

Zoning Commission has recommended approval (Council District 8).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Ms. Conner made a motion to approve the proposed rezoning. Mr. Bannwolf seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Guerrero, Prado, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter. **NAYS:** None. **ABSENT:** Salas, Peak.

AN ORDINANCE 93634

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 20, BLOCK 1, NCB 16841, 11265 HUEBNER ROAD, FROM "B-2" BUSINESS DISTRICT TO "B-2 SUP" BUSINESS DISTRICT WITH A SPECIAL USE PERMIT FOR A AUTOMOBILE AUTOMATIC CARWASH (TEXACO GAS STATION/CONVENIENCE STORE).

\* \* \* \*

4N) CASE NO. #Z2001015 SUP - The request of The Day Spa @ Folawn's, Applicant, for Michael Marring, Owner(s), for a change in zoning from "B-2" Business District to "B-2 SUP" Business District with a Special Use Permit for a Permanent Cosmetics Facility on The northwest 136.4 feet of Lot 37, NCB 17860, 14353 Blanco Road. Staff's recommendation was for approval.

Zoning Commission has recommended approval (Council District 9).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Mr. Bannwolf made a motion to approve the proposed rezoning. Mr. Mr. Perez seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Guerrero, Prado, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter. **NAYS:** None. **ABSENT:** Salas, Peak.

AN ORDINANCE 93635

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS THE NORTHWEST 136.4 FEET OF LOT 37, NCB 17860, 14353 BLANCO ROAD, FROM "B-2" BUSINESS DISTRICT TO "B-2 SUP"

BUSINESS DISTRICT WITH A SPECIAL USE PERMIT FOR A PERMANENT COSMETICS FACILITY.

\* \* \* \*

40) CASE NO. #Z20247 - The request of City of San Antonio, Applicant, for Multiple property owners, Owner(s), for a change in zoning from Temporary "R-1 ERZD" Single-Family Residence Edwards Recharge Zone District to "R-1a ERZD" Single-Family Residence Edwards Recharge Zone District on NCB 18403, Block 3, Lot 13 (except north irregular 75.3 of west 38.8), Lot 7 and Lot 8; and from Temporary "R-1 ERZD" Single Family Residence Edwards Recharge Zone District to "R-1c ERZD" Single-Family Residence Edwards Recharge Zone District, on NCB 18402, Block 2, Lot 16 and NCB 18403, Block 3, Lot 10; and from Temporary "R-1 ERZD" Single-Family Residence Edwards Recharge Zone District to "R-8 ERZD" Large Lot Home Edwards Recharge Zone District on NCB 18403, Block 3, Lots 4, 5, 6, 9, 11, 12, 14 and 15; NCB 18402, Block 2, Lots 6 through 15; and NCB 18401, Block 1, Lots 2 and 16; and from Temporary "R-1 ERZD" Single-Family Residence Edwards Recharge Zone District to "R-8a ERZD" Single-Family Residence Edwards Recharge Zone District on NCB 18401, Block 1, Lot 1, Lots 3 through 10 and Lots 14, 15 and 17; and NCB 18402, Block 2, Lot 5, on an area generally encompassing the properties that front onto Country Club Lane to the north, Fairway Circle to the east, Lariat Drive to the south and Blanco Road to the West. The following are appeal requests: from Temporary "R-1 ERZD" Single-Family Residence Edwards Recharge Zone District to "R-8 ERZD SUP" Large Lot Residence Edwards Recharge Zone District with a Special Use Permit for a Real Estate, Architecture & Interior Design Office on Lot 9, Block 2, NCB 18402 (102 Country Club Lane, a.k.a. 17548 Blanco Road); and from Temporary "R-1 ERZD" Single-Family Residence Edwards Recharge Zone District to "R-8a ERZD SUP" Large Lot Residence Edwards Recharge Zone District with a Special Use Permit for a Real Estate and/or Attorney Office on Lot 5, Block 2, NCB 18402 (17420 Blanco Road). Staff's recommendation was for approval of large lot zoning on all the properties and denial of SUP appeal requests.

Zoning Commission has recommended approval of large lot zoning on all properties and denial of SUP appeal requests (Council District 9).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

(At 4:45 P.M. Mayor Peak returned to the meeting to preside.)

Mr. Bannwolf made a motion to approve the Zoning Case recommendation with lots 6, 7, and 8 to be removed and considered at a future date, and further encouraged the neighborhood association to consider this issue at a later date. Mr. Carpenter seconded the motion.

The following citizen(s) appeared to speak:

Mr. Bill Kaufman, 100 W. Houston, spoke to the proposed zoning, stating that his client would prefer to have lots 6, 7, and 8 removed from the zoning request. He further noted that he would like to come back at a later date to request a special use permit.

Ms. Lyndie Warner stated that the neighborhood was well established and urged that the integrity of the neighborhood be maintained.

Mr. Frank Burney urged City Council to turn down the two appeals, and preserve the neighborhood.

Mr. Michael Ulmer, stated he was appealing the Zoning Case recommendation, and further noted that he agreed with the neighborhood association recommendation.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Guerrero, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Salas, Prado.

#### AN ORDINANCE 93636

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 13 (EXCEPT NORTH IRREGULAR 75.3 OF WEST 38.8), BLOCK 3, NCB 18403, LOT 7, BLOCK 3, NCB 18403, LOT 8, BLOCK 3, NCB 18403, FROM TEMPORARY "R-1 ERZD" SINGLE-FAMILY RESIDENCE EDWARDS RECHARGE ZONE DISTRICT TO "R-1A ERZD" SINGLE-FAMILY RESIDENCE EDWARDS RECHARGE ZONE DISTRICT (MINIMUM LOT SIZE 8,000 SQ. FT., MINIMUM FRONTAGE 60 FT.); LOT 16, BLOCK 2, NCB 18402, LOT 10, BLOCK 3, NCB 18403, FROM TEMPORARY "R-1 ERZD" SINGLE-FAMILY RESIDENCE EDWARDS RECHARGE ZONE DISTRICT TO "R-1C ERZD" SINGLE-FAMILY RESIDENCE EDWARDS RECHARGE ZONE DISTRICT (MINIMUM LOT SIZE 15,000 SQ. FT., MINIMUM FRONTAGE 90 FT.); LOT 4, BLOCK 3, NCB

18403, LOT 11, BLOCK 3, NCB 18403, LOT 9, BLOCK 2, NCB 18402, LOT 15, BLOCK 3, NCB 18403, LOT 5, BLOCK 3, NCB 18403, LOT 12, BLOCK 3, NCB 18403, LOT 2, BLOCK 1, NCB 18401, LOT 10, BLOCK 2, NCB 18402, LOT 14, BLOCK 3, NCB 18403, LOT 6, BLOCK 3, NCB 18403, LOT 11, BLOCK 2, NCB 18402, LOT 15, BLOCK 2, NC 18402, LOT 12, BLOCK 2, NCB 18402, LOT 14, BLOCK 2, NCB 18402, LOT 13, BLOCK 2, NCB 18402, LOT 9, BLOCK 3, NCB 18403, LOTS 6 & 7, BLOCK 2, NCB 18402, LOT 8, BLOCK 2, NCB 18402, LOT 16, BLOCK 1, NCB 18401, FROM TEMPORARY "R-1 ERZD" SINGLE FAMILY RESIDENCE EDWARDS RECHARGE ZONE DISTRICT TO "R-8 ERZD" LARGE LOT HOME EDWARDS RECHARGE ZONE DISTRICT -- (MINIMUM LOT SIZE 20,000 SQ. FT, MINIMUM FRONTAGE 90 FT.); LOT 1, BLOCK 1, NCB 18401, LOT 3, BLOCK 1, NCB 18401, LOT 4, BLOCK 1, NCB 18401, LOT 5, BLOCK 1, NCB 18401, LOT 6, BLOCK 1, NCB 18401, LOT 7, BLOCK 1, NCB 18401, LOT 5, BLOCK 2, NCB 18402, LOT 8, BLOCK 1, NCB 18401, LOT 9, BLOCK 1, NCB 18401, LOT 10, BLOCK 1, NCB 18401, LOT 14, BLOCK 1, NCB 18401, LOT 15, BLOCK 1, NCB 18401, LOT 17, BLOCK 1, NCB 18401, THE CANYON CREEK ESTATES SUBDIVISION AREA GENERALLY ENCOMPASSES THE PROPERTIES THAT FRONT ONTO COUNTRY CLUB LANE TO THE NORTH, FAIRWAY CIRCLE TO THE EAST, LARIAT DRIVE TO THE SOUTH AND BLANCO ROAD TO THE WEST, FROM TEMPORARY "R-1 ERZD" SINGLE-FAMILY RESIDENCE EDWARDS RECHARGE ZONE DISTRICT TO "R-8A ERZD" SINGLE-FAMILY RESIDENCE EDWARDS RECHARGE ZONE DISTRICT (MINIMUM LOT SIZE 1 ACRE [43,560 SQ. FT], MINIMUM FRONTAGE 100 FT.)

\* \* \* \*

4P) CASE NO. #Z20270 SUP - The request of Robert Stanley, Applicant, for HRDW Properties Dev. LTD, Owner(s), for a change in zoning from "(P-1) R-1 ERZD" Planned Unit Development Single-Family Residence Edwards Recharge Zone District to "O-1 ERZD SUP" Office Edwards Recharge Zone District with a Special Use Permit for a doctors' and dentists' office with associated laboratories on Lot P-8A, NCB 15009, 17400 Block of Huebner Road. Staff's recommendation was for approval.

Zoning Commission has recommended approval (Council District 9).

Mr. Ray Lozano, Land Development Services, explained the proposed rezoning case.

Mr. Bannwolf made a motion to approve the proposed ordinance with the deed restrictions as noted. Mr. Perez seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Salas, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Guerrero, Prado.

AN ORDINANCE 93637

AMENDING CHAPTER 35 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION OF AND REZONING CERTAIN PROPERTY DESCRIBED HEREIN AS LOT P-8A, NCB 15009, 17400 BLOCK OF HUEBNER ROAD, FROM "(P-1) R-1 ERZD" PLANNED UNIT DEVELOPMENT SINGLE-FAMILY RESIDENCE EDWARDS RECHARGE ZONE DISTRICT TO "O-1 ERZD SUP" OFFICE EDWARDS RECHARGE ZONE DISTRICT WITH A SPECIAL USE PERMIT FOR A DOCTORS' AND DENTISTS' OFFICE WITH ASSOCIATED LABORATORIES.

\* \* \* \*

— — —  
4Q) CASE NO. #Z20278 - The request of Norman Reitmeyer, Applicant, for Norman Reitmeyer, Owner(s), for a change in zoning from Temporary "R-1 ERZD" Single-Family Residential Edwards Recharge Zone District to "B-2 ERZD" Business Edwards Recharge Zone District on 6.792 acres out of NCB 16334, 19000 block of Blanco Road. Staff's recommendation was for denial as requested and approval of "B-1" Business District.

Zoning Commission has recommended denial (Council District 9).

Mr. Ray Lozano advised the City Council that the applicant had withdrawn the zoning request.

Zoning case Z20278 was earlier removed from consideration by the City Manager.

2001-12      **BRIEFING REGARDING THE SAN ANTONIO RIVER**  
**IMPROVEMENTS CONCEPTUAL PLAN**

Mr. Tom Wendorf, Director of Public Works, introduced Mr. Steve Graham who would be making the presentation to the Council.

Mr. Steve Graham, Project Manager, narrated a slide presentation on the conceptual plan for the San Antonio River Improvements Project, a copy of which presentation is made a part of the papers of this meeting. He delineated the purpose of the concept design, an overview of the project, the Planning Document and key elements of the San Antonio River Oversight Committee.

Ms. Nancy Fleming spoke to the economic potentials of the historical mission at the southern reach at Eagleland, the museum at the northern reach at 9<sup>th</sup> Street, the River Channel restoration, the design component prototypes, river ecology, the planting design component prototypes and the pathway systems. She further elaborated on the recreational opportunities, the maintenance requirements, river infrastructure, the river channel restoration, and the implementation schedule of the project.

Mayor Peak spoke to the process and the work expended by the Committee, and the consultant, and the enthusiastic support of the community, and further emphasized the importance of the river to San Antonio.

Mr. Garza commended the leadership of the Mayor, Council colleagues and the community leaders for the efforts into this project.

In response to Mr. Garza, Ms. Fleming stated that the design project was 99% complete, and that the northern extension is consistent with the character of the river, that more greenery would be seen along with a few more amenities.

Mr. Perez commended all individuals involved with the effort, and stated he was pleased to have so much community support.

Ms. Conner spoke in support of the project and commented on the beautiful presentation.

Mayor Peak reiterated the Council's support of this effort, and urged that it be brought forward at a future Council meeting.

Mr. Perez made a motion to direct staff to place this item at a future agenda for action to approve. Mr. Carpenter seconded the motion.

After consideration, the motion to place this item on a future agenda, prevailed by the following vote: **AYES:** Perez, Prado, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Salas, Guerrero.

— —

**2001-12 PUBLIC HEARING AND CONSIDERATION OF THE FOLLOWING ORDINANCES: GALITZEN STREET, GIVENS AVENUE & EXCELSIOR DRIVE.**

Mayor Peak declared the Public Hearing open.

Mr. Oscar Serrano, Real Estate Manager, Department of Asset Management, gave a power point presentation on the Proposed Closure of a Portion of Galitzen Street, applicant San Antonio Independent School District, a copy of which is attached to the papers of this meeting. He spoke regarding the issue, purpose and gave general information, which included pictures of the proposed closure. He spoke regarding staff coordination, notification, financial impact, policy analysis, supplemental comments, and stated that staff recommends approval.

The following citizen(s) appeared to speak:

Mr. Faris Hodge, Jr., 140 Dora, stated that he was glad that the City is supporting schools in San Antonio and spoke regarding his concerns and support of agenda items 5 A-C.

Ms. Christina Castro, St. Henry's COPS, spoke regarding agenda item 5B, and stated she was in support of the closure of these streets. She also informed City Council members that she wanted to see money earmarked for this area and discussed the earmarking of such funds.

Ms. Julie Iris Oldham, 4523 Allegheny Dr., 78229, P.O. Box 40263, 78229, stated that she enjoyed seeing support of Fox Tech High School and remembered how past Councilman Roger Flores opened the doors of the school to the homeless to provide a shelter during freezing weather. Ms. Oldham then offered her remaining time to Mr. Nazarite Ruben Flores Perez.

Mr. Nazarite Ruben Flores Perez, 627 Hearne Avenue, spoke to his concerns of the land and other related matters.

Mayor Peak declared the Public Hearing to be closed.

\* \* \* \*

The Clerk then read the following Ordinance:

AN ORDINANCE 93638

CLOSING, VACATING, AND ABANDONING GALITZEN STREET RIGHT OF WAY BETWEEN NORTH FLORES STREET AND NORTH MAIN AVENUE, AS REQUESTED BY PETITIONER, SAN ANTONIO INDEPENDENT SCHOOL DISTRICT TO EXPAND FOX TECH HIGH SCHOOL, FOR THE CONSIDERATION OF \$43,043.00.

\* \* \* \*

Mr. Perez made a motion to approve the proposed Ordinance. Mr. Carpenter seconded the motion.

After consideration, the motion, carrying with it the passage of the following Ordinance, prevailed by the following vote: **AYES:** Perez, Salas, Prado, Barrera, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Guerrero, Garcia, Garza.

\* \* \* \*

The Clerk read the following Ordinance:

AN ORDINANCE 93639

CLOSING, VACATING AND ABANDONING OF GIVENS AVENUE AND HALSTEAD STREET RIGHTS OF WAY, AS REQUESTED BY PETITIONER, SAN ANTONIO INDEPENDENT SCHOOL DISTRICT TO EXPAND HARRIS MIDDLE SCHOOL FOR THE CONSIDERATION OF \$35,880.00.

\* \* \* \*

Mr. Garcia made a motion to approve the proposed Ordinance. Mr. Prado seconded the motion.

Mr. Oscar Serrano, Real Estate Manager, Department of Asset Management, gave a power point presentation on the Proposed Closure of Portions of Givens Ave. and Halstead St., applicant, San Antonio Independent School District, a copy of which is attached to the papers of this meeting. He discussed the issue, purpose, proposed enhancements and gave general information, which included pictures of the proposed street closures. He further discussed staff coordination, notification, financial impact, policy analysis, supplemental comments and explained that staff recommends approval of the proposed ordinance.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Salas, Prado, Garcia, Barrera, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Guerrero, Garza.

\* \* \* \*

The Clerk read the following Ordinance:

AN ORDINANCE 93640

CLOSING, VACATING AND ABANDONING EXCELSIOR DRIVE RIGHT OF WAY BETWEEN FRESNO STREET AND WEST OLMOS DRIVE, AS REQUESTED BY PETITIONER, SAN ANTONIO INDEPENDENT SCHOOL DISTRICT TO EXPAND FRANKLIN ELEMENTARY SCHOOL FOR THE CONSIDERATION OF \$10,479.00.

\* \* \* \*

Mr. Perez made a motion to approve the proposed Ordinance. Mr. Garcia seconded the motion.

Mr. Oscar Serrano, Real Estate Manager, Department of Asset Management, gave a power point presentation on the Proposed Closure of a Portion of Excelsior Dr., applicant San Antonio Independent School District, a copy of which is attached to the papers of this meeting. He discussed the issue, purpose, proposed enhancements and gave general information, which included pictures of the proposed closure. He further discussed staff coordination, notification, financial impact, policy analysis, supplemental comments and stated that staff recommends approval.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Prado, Garcia, Barrera, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Salas, Guerrero, Garza.

— — —  
2001-12 The Clerk read the following Ordinance:

AN ORDINANCE 93641

AUTHORIZING PAYMENT TO CHICAGO TITLE COMPANY AS ESCROW AGENT FOR FEE SIMPLE PURCHASE OF 639.87 ACRE TRACT OF LAND SITUATED BETWEEN MENCHACA ROAD AND KYLE SEALE ROAD; AUTHORIZING PAYMENT OF \$58,449.41 TO THE BEXAR LAND TRUST FOR ITS SERVICES IN NEGOTIATING, INVESTIGATING AND PURCHASING SAID PROPERTY; AUTHORIZING PAYMENT OF \$450.00 TO CHICAGO TITLE FOR CLOSING COSTS; AUTHORIZING THE EXECUTION OF AN ASSIGNMENT AND ASSUMPTION AGREEMENT TO ACCOMPLISH SAID PURCHASE UNDER THE AUSPICES OF THE PROPOSITION THREE EDWARDS LAND ACQUISITION AND PARK EXPANSION PROJECT; AND PROVIDING FOR AN IMMEDIATE EFFECTIVE DATE UPON THE PASSAGE OF EIGHT (8) AFFIRMATIVE VOTES.

\* \* \* \*

Mr. Carpenter made a motion to approve the proposed Ordinance. Mr. Garcia seconded the motion.

Ms. Susan Crane, ASLA, Special Project Manager, Public Works Department, gave a power point presentation on the Thrift Ranch Acquisition, a copy of which is attached to the papers of this meeting. She spoke to the requested action, property facts, target acreage, program totals, recommendations and stated that staff recommends approval. She then informed City Council of the next steps upon approval, which includes the closing set for March 26, 2001. Ms. Crane further discussed the fee simple purchase of 639.87 acres.

Ms. Conner spoke regarding the positive aspects of this project. She congratulated public works and stated that they look forward to this accomplishment.

Ms. Crane recognized the property owners, Mr. Thrift and Mr. Adams who came forward. These individuals expressed to members of the City Council that they are pleased the City has chosen to preserve this property.

Mayor Peak explained that the intention is to have this property benefit the City for years to come.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Prado, Garcia, Barrera, Garza, Conner, Bannwolf, Peak. **NAYS:** None. **ABSENT:** Perez, Salas, Guerrero, Carpenter.

— — —  
2001-12 The Clerk read the following Ordinance:

AN ORDINANCE 93642

ADOPTING TAX PHASE-IN GUIDELINES, WHICH REVISE THE EXISTING TAX PHASE-IN GUIDELINES, AND APPROVING CHANGES TO THE INDUSTRIAL DISTRICT GUIDELINES, IN ORDER TO BETTER ADDRESS ECONOMIC DEVELOPMENT IN SAN ANTONIO BY PROMOTING LOCAL BUSINESS EXPANSION, ATTRACTING NEW BUSINESSES, ENCOURAGING DEVELOPMENT IN TARGET AREAS OF THE COMMUNITY, AND OFFERING INCENTIVES TO INDUSTRIES IN SUPPORT OF THE BETTER JOBS INITIATIVE.

\* \* \* \*

Mr. Ramiro Cavazos, Director, Economic Development, introduced Ms. Amber Alonso, Tax Phase-In Committee. Ms. Alonso gave a brief power point presentation, which included the names of all Tax Phase-In Committee members and Key Community Stakeholders, a copy of which is made a part of the papers of this file.

Mr. Cavazos then came forward and spoke regarding the purpose, and began Part I – Proposed Revision to Tax Phase-In Guidelines. He discussed program status, examples of completed phase-in agreements, and discussed the six proposed guideline revisions, which are as follow:

1. Expand the wage standard
2. Specify “targeted industries”
3. Simplify tax phase-in terms by geographic area

4. Establish central city housing
5. Maximize Edwards Aquifer Protection
6. Raise hotel eligibility investment

Mr. Cavazos then discussed Part II of the presentation, which detailed the proposed revisions to industrial district designation, which included background, program status, proposed industrial district guidelines revisions, coordination, and stated that staff recommends approval of the proposed revisions to the Tax Phase-In guidelines and industrial district guidelines.

The following citizen(s) appeared to speak:

Mr. Faris Hodge, Jr., 140 Dora, spoke regarding his concerns with the Edwards Aquifer and taxes, both city and county. He stated that he wants to consider being fair on this issue.

Ms. Susan Hughes, 1042 Guenther Ave., San Antonio, Texas, representative of District 6, Edwards Aquifer Authority Board (EAA), read a letter from General Manager, Greg Ellis, a copy of which is attached to the papers of this meeting. She then spoke in support of the Edwards Aquifer Water quality.

Ms. Christina Castro, COPS/Metro, spoke in opposition to tax abatements. She informed City Council members that she does not want the City to give tax abatements to businesses that come to San Antonio with low paying jobs. She expressed her opinion that rather the City should use its resources for job training and bringing in new business to San Antonio. She also informed City Council that she supports standards so as not to subsidize poverty level jobs.

Mayor Peak explained that the City Council has spoken regarding recharge zone issues in the past and commended the quality of the presentation. He expressed he is pleased that Texas Natural Resources Conservation Commission (TNRCC) has joined in the last two weeks to better protect the recharge zone and the EAA.

Mayor Peak then explained that he is concerned with the understanding the people and even agencies have of the development on the recharge zone. He stated that neither the City Council nor the Mayor has the power to stop people from development on the land. When individuals want to do this, the City must constitutionally allow it and provide proper zoning and other services. However, the City is currently trying to work with these developers to assist in order to meet the up to date standards to develop to a higher standard.

Mayor Peak then explained that staff and TNRCC should continue to find a higher level of comfort level, which is required by law for better aquifer protection through Tax Phase-In.

In response to a question by Ms. Conner, Mr. Scott Halty from San Antonio Water Systems explained grandfathering in terms of this issue. Ms. Conner then gave direction to staff to work with SAWS, EAA and members of the City Council who are interested in this issue.

Mayor Peak asked for Council concurrence to bring comments to TNRCC on how to improve the Edwards rules. He asked that the following be included: that the state not allow underground storage.

City Council concurred to direct staff to come back in two weeks.

Mr. Garza stated that language regarding grandfathering must be clarified when staff comes back with recommendations before they consider tax abatements.

City Council members thanked the Tax Phase-In Committee and City staff for their hard work.

Ms. Conner made a motion to add the following: A provision directing staff to bring back for consideration more clarification to TNRCC, recommendations on how to improve protection for the Aquifer, specifically provision on underground storage tanks, bring report to Council in two weeks. Mr. Carpenter seconded the motion

After consideration, the motion, as presented with the changes so noted, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Salas, Prado, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Guerrero.

— — —  
2001-12 The Clerk read the following Ordinance:

AN ORDINANCE 93643

AUTHORIZING THE TEMPORARY CLOSURE OF MAIN PLAZA BETWEEN W. COMMERCE AND MARKET STREET ON SUNDAY, APRIL 8, 2001 FROM 5:00 A.M. TO 5:30 P.M. AND ON FRIDAY, APRIL 13, 2001 FROM 5:30 A.M. TO 9:00

P.M. IN ORDER FOR THE SAN FERNANDO CATHEDRAL TO HOLD ITS PALM SUNDAY SERVICE AND ITS GOOD FRIDAY SERVICE; AS REQUESTED BY COUNCILMAN BOBBY PEREZ.

\* \* \* \*

Mr. Salas made a motion to approve the proposed Ordinance. Mr. Perez seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Salas, Prado, Garcia, Barrera, Garza, Conner, Bannwolf, Carpenter, Peak. **NAYS:** None. **ABSENT:** Guerrero.

— — —  
2001-12 The Clerk read the following Ordinance:

AN ORDINANCE 93644

AUTHORIZING THE TEMPORARY CLOSURE OF WEST FRENCH PLACE, BETWEEN GERMANIA STREET AND EPWORTH STREET ON SUNDAY, MARCH 25, 2001 BEGINNING AT 10:00 A.M. TO 6:00 P.M. IN CONNECTION WITH THE "POLLO FEST" SPONSORED BY THE FRIENDS OF ASSUMPTION SEMINARY; AS REQUESTED BY COUNCILMAN ED GARZA.

\* \* \* \*

Mr. Salas made a motion to approve the proposed Ordinance. Mr. Perez seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: **AYES:** Perez, Salas, Prado, Garcia, Barrera, Garza, Conner, Carpenter, Peak. **NAYS:** None. **ABSENT:** Guerrero, Bannwolf.



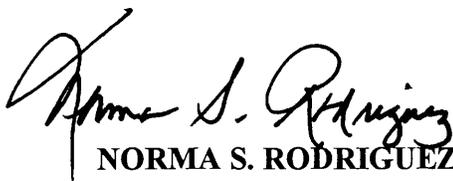
2001-12 There being no further business to come before the City Council, the meeting was adjourned at 6:54 P.M.

A P P R O V E D



HOWARD W. PEAK  
M A Y O R

Attest:



NORMA S. RODRIGUEZ, CMC/AE  
City Clerk