

**STATE OF TEXAS
COUNTY OF BEXAR
CITY OF SAN ANTONIO**

A WORK SESSION OF THE CITY COUNCIL WAS HELD ON WEDNESDAY, APRIL 6, 2011 AT FORT SAM HOUSTON AND A REGULAR MEETING OF THE CITY COUNCIL OF THE CITY OF SAN ANTONIO WAS HELD IN THE MUNICIPAL PLAZA BUILDING ON THURSDAY, APRIL 7, 2011.

The San Antonio City Council convened in a Work Session at 2:00 pm Wednesday, **April 6, 2011**, at Fort Sam Houston, 3068 William Hardy Road, with the following Councilmembers present: Cisneros, Taylor, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **ABSENT:** Ramos and Medina.

1. TOUR OF FORT SAM HOUSTON'S MEDICAL EDUCATION AND TRAINING CAMPUS (METC) AND CENTER FOR THE INTREPID (CFI).

Mayor Castro and the City Council convened in Fort Sam Houston's Medical Education and Training Campus (METC). A presentation was made stating METC's Mission Statement is to produce the world's finest medics, corpsmen and technicians supporting our Nation's ability to engage globally. It was noted that they have taken five institutions throughout the nation and have consolidated them at Fort Sam Houston. The presentation of the power point depicted only one Medical Instructional Facility still under construction. Also shown in the power point was the aquatic facility that is used for training. It was stated that this was the most technologically advanced campus with 58 programs of instruction. With regards to their academic status, it was noted there are 77 classes and 1,485 students currently with an expectation of 8,000 students by the end of the year.

In summation, it was stated that the community would be pleased with the product of such a campus. Mayor Castro asked of the BRAC process and METC completion. It was stated that there was savings due to BRAC and the savings would provide a Headquarters while the Student Activity Center would be an 82,000 sq. ft. Facility to house their in-processing. It was stated that this would be the "World's Largest Allied College".

The meeting was adjourned at 2:35 pm and the Mayor and Council continued with a tour of the Lab and Center for the Intrepid led by Colonel Rafael Montagno, Cmd. Chief Master Sgt. Kevin Lambing.

Following the Fort Sam Houston Tour, the City Council convened in the Council Chambers in the Municipal Plaza Building at 5:15 pm. Mayor Pro Tem Lopez addressed the Ceremonial Items.

CEREMONIALS

Mayor Pro Tem Lopez presented a Proclamation to the Texas Cavaliers and recognized William Franklin Mitchell as King Antonio LXXXIX. King Antonio presented each Councilmember a gift and will reign over the Texas Cavaliers River Parade to be held on Monday, April 11, 2011. It was noted that King Antonio will visit schools, hospitals, nursing homes, local businesses and community groups. Through the Texas Cavaliers Charitable Foundation, funds are disbursed to support children's charities in the community.

Mayor Pro Tem Lopez presented a Proclamation to Mr. Bill Drain who was chosen as El Rey Feo LXIII and will represent the LULAC Council #2 Scholarship Committee during Fiesta 2011. It was noted that the mission of the Committee is to financially support the aspiration of deserving high school seniors to obtain a college education. "The Ugly King" presented his official Fiesta Medal to the Council.

The Centro San Antonio Amigos presented their 2011 Fiesta Medal to the Mayor and Council. It was noted that the Amigos help accommodate the growing residential population through the efforts of the Public Improvement District, to position Downtown as a premier convention and visitor's destination.

Mayor Pro Tem Lopez presented a Proclamation in recognition of the 63rd Annual Fiesta Flambeau Parade that will be held on Saturday, April 16, 2011. The parade is sponsored by the Fiesta Flambeau Association and this year's theme is "Holiday Magic" with Miss Texas USA Ana Rodriguez serving as the Grand Marshal. It was mentioned that the Flambeau is one of the premier events of Fiesta and has been called America's largest illuminated night parade.

CITIZENS TO BE HEARD

Mayor Castro called upon the individuals registered to speak.

Nazirite Ruben Flores Perez spoke of the destruction in Japan and referenced their idol Buddha. He stated that it was not advisable to have idols and referenced Chapter 5 in the Book of John of the Bible. He spoke of an article in which the Bexar County Democratic Chair Ramos was being asked to step down.

Artman Bland commended Councilmember Taylor for her leadership in District 2. He expressed concern with the harassment he received from the Code Compliance Department regarding his properties.

Ramzan Bhimani stated that he owns a Cricket Store and expressed concern that he was forced to close his business due to a premium competitor opening in the same shopping center. He noted that he had a lease on the property for eight years and did not know how he would utilize the space. He spoke of the negative financial impact to his family and stated that he could not survive. He asked for assistance.

Epifanio Hernandez, Gloria Hernandez, and Raul Rodriguez representing the Mission Descendants addressed the City Council. Mr. Hernandez stated that he was speaking on behalf of the future of Mission San Jose and surrounding lands. He noted that expansion of the San Antonio River would help provide Riverwalk access to Mission San Jose and asked that the community have input on the geographical and architectural measures. He requested a state-of-the-art facility to accommodate their parish and noted that a Native American Center with a gym, kitchen facilities and restrooms would be beneficial to everyone. Mrs. Hernandez read a quote from a tourist to San Antonio noting that the grounds of the Mission were nicely kept and that the church made her feel a sense of walking on sacred, historic ground. Mrs. Hernandez spoke of the need to protect the sacred land and historic presence of Mission San Jose. Mr. Rodriguez reiterated the sentiments of Mr. and Mrs. Hernandez, noting support for the creation of a Native American Center.

Mark Perez expressed concern with the lack of response from city staff of the Fire, Police, Development Services, Code Compliance, and Offices of the City Clerk and City Attorney. He also expressed concern with the salary paid to the City Manager, noting that it was too high. He referenced DPT Laboratories,

Kimberly Clark, and Mission Petroleum that were operating in an I-1 Zoning. He asked of businesses without Certificates of Occupancy and how they were able to connect electricity.

Faris Hodge, Jr. submitted written testimony noting that the Driving While Intoxicated (DWI) problem could not be addressed when the City Council sanctions events such as Fiesta. He expressed concern with the amount of child support that individuals are required to pay. He wrote that he was in support of the merger of SAWS and BexarMet and requested that individuals be paid \$30 per day to attend Municipal Court as witnesses. He recognized City Clerk Leticia M. Vacek for her outstanding work and wrote in support of longevity pay for non-uniform employees. He wrote in opposition to Quiet Zones and expressed concern that the train in Brackenridge Park is too small for adults.

ADJOURNMENT

There being no further discussion, Mayor Castro adjourned the meeting at 6:21 pm.

The San Antonio City Council convened in a Regular Meeting on Thursday, **April 7, 2011** at 9:00 am in the City Council Chambers.

ROLL CALL

City Clerk, Leticia M. Vacek, took the Roll Call and noted a quorum of the Council with the following present: Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **ABSENT:** Medina.

Item 1. The Invocation was delivered by Rev. Kent Kinard, Pastor, Chapel Hill United Methodist Church, guest of Councilmember Philip A. Cortez, District 4.

Item 2. Mayor Castro led the Pledge of Allegiance to the Flag of the United States of America.

Item 3. MINUTES

Councilmember Cisneros moved to approve the Minutes for the March 9-10, 2011 City Council Meetings. Councilmember Clamp seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Medina.

ITEMS FOR INDIVIDUAL CONSIDERATION

PULLED FROM THE AGENDA BY STAFF

Item 4. BRIEFING AND POSSIBLE ACTION ON LEGISLATION FILED IN THE 82ND REGULAR STATE LEGISLATIVE SESSION.

At this time, Mayor Castro announced that the San Antonio City Council would recess and convene as the San Antonio Municipal Facilities Corporation Board of Directors to consider Item 5A.

The City Clerk read the Resolution for Item 5A:

Item 5. CONSIDERATION OF THE FOLLOWING RELATED TO THE CITY'S 9-1-1 EMERGENCY DISPATCH CENTER FACILITY, A \$28.03 MILLION PROJECT TO BE FUNDED THROUGH THE FUTURE ISSUANCE OF MUNICIPAL FACILITIES CORPORATION LEASE REVENUE REFUNDING BONDS, SERIES 2010, AND AN URBAN AREAS SECURITY INITIATIVE (UASI) GRANT:

MFC 2011-04-07-0001R

- A. A RESOLUTION AUTHORIZING A CHANGE ORDER IN THE INCREASED AMOUNT OF \$3,139,920.00 TO THE 13,310,311.00 CONSTRUCTION MANAGER AT RISK SERVICES AGREEMENT WITH GUIDO SUNDT A JOINT VENTURE TO INCREASE THE SCOPE OF WORK. FUNDS FOR THIS RESOLUTION ARE WITHIN THE PROJECT BUDGET.

Mike Frisbie provided an overview of the 9-1-1 Emergency Dispatch Center Facility, noting that a change order in the amount of \$3,139,920.00 was being requested for the project. He stated that the facility would house the San Antonio Police and Fire Emergency Dispatch Groups and provided a project schedule. He indicated that the change order would provide for Dispatch Consoles; Audio Visual (AV) Equipment; and Information Technology Infrastructure. He mentioned that the Dispatch Consoles and AV Equipment were originally planned to be completed under a separate contract but utilizing the current contract would allow for better coordination and eliminate potential conflicts.

Mayor Castro called upon Jack M. Finger to speak.

Mr. Finger expressed concern with the change order since the SAPD Dispatch Center was not located in the building and stated that the cost of the change order was too high. He asked why this work had not been included in the original contract.

Faris Hodge, Jr. submitted written testimony in favor of Items 5A and 5B.

Director Ramos asked why the change order was necessary. Mr. Frisbie replied that if the change order had not been brought forward today, staff would have asked for authorization to enter into a contract with a new contractor for IT Equipment and Dispatch Consoles. He stated that the funds were budgeted and that construction would be complete in December. Director Chan stated that the AV Equipment and Dispatch Consoles were essential for the new facility and asked of the benefits. Mr. Frisbie stated that keeping the work integrated with the current contractor would help minimize disruption and that the price was very close to the estimate.

Director Ramos moved to approve the Resolution for Item 5A. Director Chan seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAY:** None. **ABSENT:** Medina.

At this time, Mayor Castro adjourned the San Antonio Municipal Facilities Corporation Board of Directors Meeting and reconvened the meeting of the San Antonio City Council.

The City Clerk read the caption for Item 5B:

2011-04-07-0256

- B. AN ORDINANCE AUTHORIZING A CHANGE ORDER IN THE INCREASED AMOUNT OF \$3,139,920.00 TO THE \$13,310,311.00 CONSTRUCTION MANAGER AT RISK SERVICES AGREEMENT WITH GUIDO SUNDT A JOINT VENTURE TO INCREASE THE SCOPE OF WORK. FUNDS FOR THIS ORDINANCE ARE WITHIN THE PROJECT BUDGET.

Councilmember Ramos moved to adopt the proposed Ordinance for Item 5B. Councilmember Chan seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Medina.

CONSENT AGENDA ITEMS 6-33

Consent Agenda Items 6, 8, 12, 13, 17, 18, 19, 20, 21, 22, 23, and 30 were pulled for Individual Consideration.

Councilmember Cortez recognized Orlando Salazar on his appointment to the Zoning Commission (Item 15B) and thanked him for his service.

ITEMS PULLED FOR INDIVIDUAL CONSIDERATION

The City Clerk read the following Ordinance:

2011-04-07-0257

Item 6. AN ORDINANCE AUTHORIZING THE FOLLOWING CONTRACTS ESTABLISHING UNIT PRICES FOR ANNUAL GOODS AND SERVICES: (A) GENUINE PARTS COMPANY AND SUN COAST RESOURCES, INC. FOR LUBRICANTS (B) ENNIS PAINT INC FOR ACRYLIC WATERBORNE TRAFFIC PAINT, (C) ROYCE GROFF OIL COMPANY FOR MOTOR FUEL TANKWAGON LOADS (**ITEM C-PULLED FROM THE AGENDA BY STAFF**), (D) LONE STAR PET SUPPLY, INC. FOR DOG AND CAT FOOD, (E) FLEETWASH INC. FOR SERVICE TRUCK/VEHICLE WASHING AND (F) SOFTWARE AG USA, INC, FOR SOFTWARE AG ENTERPRISE MAINTENANCE.

Mayor Castro called upon Jack M. Finger to speak.

Mr. Finger expressed opposition to Item 17 due to the campaign contributions provided by the contractors. He spoke in opposition to the Economic Development Grant Agreements and SAWS Impact Fee Waivers in Items 19, 20, 21, and 22, and stated that The Mosaic had already received funding from Bexar County. He expressed concern with the lawsuit settlement in the amount of \$218,750 in Item 24 and asked of the consequence to the city employee responsible for the accident.

Councilmember Chan asked of the sole source contract for Item 6F. Ben Gorzell replied that the city utilizes software and applications created by Software AG USA, Inc. and must continue to upgrade the software in the future.

Councilmember Cisneros moved to adopt the proposed Ordinance with the exception of 6C. Councilmember Taylor seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Ramos and Medina.

POINT OF PERSONAL PRIVILEGE

Councilmember Rodriguez recognized Joan Price for her work in the Ingram Hills Neighborhood and stated that he was pleased to support the renaming of Ingram Hills Park to Joan Price Park (Item 28). He spoke of Ms. Price's efforts in the neighborhood and stated that she was a champion for the area. He recognized Garth Dennis and other neighbors that came to speak in support of the item. Mayor Castro spoke of Ms. Price's dedication to her neighborhood and stated that it was a worthy honor to have the park named for her. Councilmember Cortez stated that he had known Ms. Price since he was a teenager while he worked under Mayor Ed Garza and was aware of her leadership in the Ingram Hills Neighborhood.

The City Clerk read the following Ordinance:

2011-04-07-0259

Item 8. AN ORDINANCE AUTHORIZING A CONSTRUCTION CONTRACT WITH J3 EXCAVATION COMPANY, LLC, IN AN AMOUNT UP TO \$5,994,650.00 TO CONSTRUCT STREET, DRAINAGE, TRAFFIC AND PEDESTRIAN ACCESS RELATED PROJECTS LOCATED CITY WIDE.

Councilmember Rodriguez asked of the change order history. Majed Al-Ghafry stated that the city had requested and approved a change order in January for the contractor to increase capacity and perform additional work. He noted that the majority of the contract would be utilized for drainage projects but had the ability to address items such as sidewalks, ramps, and other infrastructure. Councilmember Rodriguez asked why only one firm was being recommended. Mr. Al-Ghafry replied that six firms responded and J3 Excavation was the lowest responsive bidder. He stated that there were other task order contracts that they could utilize if necessary.

Councilmember Rodriguez moved to adopt the proposed Ordinance. Councilmember Clamp seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Medina.

The City Clerk read the following Ordinance:

2011-04-07-0263

Item 12. AN ORDINANCE AMENDING ORDINANCE 2010-10-21-0928 THAT AUTHORIZED A 5-YEAR ECONOMIC DEVELOPMENT PROGRAM GRANT AGREEMENT WITH THE BOEING

COMPANY TO REIMBURSE 100% OF INVENTORY TAXES PAID TO THE CITY ON ANY BOEING 787 DREAMLINER AIRCRAFT LOCATED AT PORT SAN ANTONIO (PSA) TO INCLUDE BOEING 747-800 AIRCRAFT IN THE AGREEMENT.

Councilmember Cortez highlighted said item due to revitalizing Port San Antonio which is adding 900 jobs over the next five years. Rene Dominguez stated that the Ordinance would amend the previously approved Ordinance to include the Boeing 747-800 Aircraft to be eligible for inventory tax reimbursement from the city. He recognized Boeing Representatives in attendance and thanked Councilmember Cortez for testifying in Austin regarding a potential cap to the inventory tax. Councilmember Cortez expressed concern that Texas is one of a few states that charges an inventory tax at almost full retail market price and hoped that the tax could be capped. He thanked Boeing for their investment in San Antonio.

Councilmember Clamp thanked Boeing for bringing the Dreamliner to San Antonio. He asked of the jobs coming here and what the schools are doing to train them in a specialized skill and field. The Director of Commercial Airplane Operations spoke to the training being provided by St. Phillip's College, noting that they provide 150-300 hours of specialized training to each mechanic. Councilmember Clamp stated that it was important to have an economic base to provide opportunities to students and workers and felt Boeing was providing a good example. Mayor Castro stated that he was proud of the investment that Boeing has made in San Antonio.

Councilmember Cortez moved to adopt the proposed Ordinance. Councilmember Clamp seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Medina.

The City Clerk read the following Ordinance:

2011-04-07-0264

Item 13. AN ORDINANCE AUTHORIZING THE SUBMISSION OF A GRANT APPLICATION, AND ACCEPTANCE OF FUNDS UPON AWARD, FROM THE TEXAS DEPARTMENT OF AGRICULTURE FOR \$1,348,230.76 TO FUND THE 2011 SUMMER FOOD SERVICE PROGRAM OPERATED BY THE PARKS AND RECREATION DEPARTMENT (SAPAR) FOR THE PERIOD OF JUNE 13, 2011 THROUGH AUGUST 19, 2011.

Councilmember Cisneros recused herself on Item 13 by exiting the Council Chambers and noting she submitted the recusal forms to the City Clerk.

Councilmember Cortez asked for additional information on the program. Xavier Urrutia stated that the grant application was for the Annual Summer Food Program that provides a hot meal and snack for children in conjunction with the Summer Youth Program. Councilmember Cortez asked of the menu. Mr. Urrutia replied that they worked with Selrico Services, as well as the Health Department, to provide healthier options for children and meet the Por Vida Requirements. Councilmember Cortez recognized the Mayor's Fit Initiative and thanked Selrico Services for their work. Councilmember Rodriguez asked if the city had already been awarded the funds. Mr. Urrutia stated that the funds had not been received and this was the application for same. He noted that the city had received funding for over 30 years.

Councilmember Rodriguez thanked Selrico Services for their participation and commended Mayor Castro for his leadership on a Fit Initiative.

Councilmember Cortez moved to adopt the proposed Ordinance. Councilmember Rodriguez seconded the motion.

The motion prevailed by the following vote: **AYES:** Taylor, Ramos, Cortez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **ABSTAIN:** Cisneros. **NAYS:** None. **ABSENT:** Medina and Lopez.

The City Clerk read the following Ordinance:

2011-04-07-0266

Item 17. AN ORDINANCE AUTHORIZING FOUR ON-CALL CONSTRUCTION INSPECTION SERVICES AGREEMENTS WITH FOSTER CM GROUP, INC., FREESE AND NICHOLS, INC., JASMINE ENGINEERING, INC. AND SUNLAND GROUP, INC., EACH FOR A ONE YEAR TERM IN AN AMOUNT UP TO \$1,000,000.00 WITH TWO ADDITIONAL ONE YEAR EXTENSION OPTIONS. TO PROVIDE CITY OF SAN ANTONIO DEPARTMENTS ON-CALL INSPECTION SERVICES RELATED TO CONSTRUCTION PROJECTS.

Councilmember Chan recused herself on Item 17 by exiting the Council Chambers and noting she submitted the recusal forms to the City Clerk.

Councilmember Clamp moved to adopt the proposed Ordinance. Councilmember Ramos seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Rodriguez, Williams, Clamp, and Mayor Castro. **ABSTAIN:** Chan. **NAYS:** None. **ABSENT:** Medina and Lopez.

The City Clerk read the following Ordinance:

2011-04-07-0267

Item 18. AN ORDINANCE AUTHORIZING AN AGREEMENT WITH THE OFFICE OF URBAN REDEVELOPMENT SAN ANTONIO (OUR SA) FOR THE ADMINISTRATION OF LAND BANKING ACTIVITIES, AUTHORIZING THE TRANSFER OF \$1,500,000.00 TO OUR SA FOR LAND BANK ACQUISITIONS AND AUTHORIZING A PROFESSIONAL SERVICE AGREEMENT FOR LAND BANK ADMINISTRATION IN AN AMOUNT UP TO \$7,500.00 PER MONTH, FOR UP TO A ONE-YEAR TERM BEGINNING ON APRIL 7, 2011.

Pat DiGiovanni stated that the item would approve a Memorandum of Understanding (MOU) between the city and the Office of Urban Redevelopment San Antonio (OUR SA). He noted that the MOU delineates the administration, funding, monitoring, and functions of OUR SA and pledges funds in the amount of \$1.5 million for land banking activities. He mentioned that it authorizes funding for a Real Estate Manager and that the Center City Development Office (CCDO) will serve as the departmental liaison. He provided background information noting that the San Antonio Development Agency (SADA) had been created as the City's Urban Renewal Agency in 1957. He stated that SADA's name was changed to OUR SA in September 2010 and City Council appropriated funds for the creation of a Land Bank.

Mr. DiGiovanni stated that staff was reviewing target areas for potential infill housing and land banking and would hire a Real Estate Manager who would be responsible for the administration of the Land Bank. He noted that the Real Estate Manager was a contract position that would be hired through a Professional Services Agreement. He added that the position would report to the CCDO Director and would be paid \$7,500 per month for the remaining fiscal year.

Councilmember Ramos asked of the term of the MOU. Mr. DiGiovanni replied that it was an on-going agreement but could be terminated with a 30-day notice. Councilmember Ramos requested a list of the OUR SA Board Members. Councilmember Ramos asked if any properties had been acquired. Mr. DiGiovanni replied that they had not but would begin to do so once the agreement was in place and had hired a firm for brokerage services. Councilmember Ramos expressed her support and stated that it would be important to grow the program. Councilmember Taylor asked of the rehabilitation work included in the work plan. Mr. DiGiovanni replied that they would contract with non-profits or other agencies to perform rehabilitation work. Councilmember Taylor stated that she did not want to see the entity too focused on rehabilitation. She asked of coordination with the City's Real Estate Division. Mr. DiGiovanni stated that there was a dedication position within the CIMS Department that would work closely with OUR SA. Councilmember Cortez clarified that the OUR SA Board Appointments are Mayoral Appointments and confirmed by the City Council. He spoke of the importance of the land bank and the service of the Board Members.

Councilmember Ramos moved to adopt the proposed Ordinance. Councilmember Cisneros seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Medina.

The City Clerk read the following Ordinances for Items 19, 20, 21, and 22.

2011-04-07-0268

Item 19. AN ORDINANCE AUTHORIZING AN ECONOMIC DEVELOPMENT GRANT AGREEMENT IN THE AMOUNT OF \$1,577,602.00 WITH BROADWAY DEVELOPMENTS AND APPROVING A WAIVER OF \$219,946.00 IN SAWS IMPACT FEES FOR THE MOSAIC.

2011-04-07-0269

Item 20. AN ORDINANCE AUTHORIZING AN ECONOMIC DEVELOPMENT GRANT AGREEMENT IN THE AMOUNT OF \$2,901,669.00 WITH REGENT COMPANIES AND APPROVING A WAIVER OF \$289,897.00 IN SAWS IMPACT FEES FOR 1800 BROADWAY.

2011-04-07-0270

Item 21. AN ORDINANCE AUTHORIZING AN ECONOMIC DEVELOPMENT GRANT AGREEMENT IN THE AMOUNT OF \$2,546,992.95 WITH MIDWAY AUSTIN HIGHWAY PARTNERS, LP AND APPROVING A WAIVER OF \$345,435.00 IN SAWS IMPACT FEES FOR THE 1111 AUSTIN HIGHWAY PROJECT.

2011-04-07-0271

Item 22. AN ORDINANCE AUTHORIZING AN ECONOMIC DEVELOPMENT GRANT AGREEMENT IN THE AMOUNT OF \$3,106,839.00 WITH RIO PERLA PROPERTIES L.P. AND APPROVING A WAIVER OF \$311,890.00 IN SAWS PEARL PARKWAY NORTH AND SOUTH.

Pat DiGiovanni presented a Power Point and stated that the four projects were located along the Broadway Corridor totaling \$121,318,482. He noted that they would add 701 housing units to the Inner City, as well as 98,526 square feet of office and retail space, and 450 jobs. He indicated that the City Council would authorize \$11,057,415 in grants and fee waivers for the four projects. He outlined each of the projects and added that the Economic Development Council Committee had been briefed on the projects.

Councilmember Williams stated that he pulled the item so that the public was aware that the 380 Grants were a reimbursement of taxes that were paid on the projects. He noted that in three of the four projects, the taxes would have gone to the respective Tax Increment Reinvestment Zones (TIRZ) and not to the General Fund. He asked of the waiver of the SAWS Impact Fees. Mr. DiGiovanni replied that there was capacity in the current infrastructure and that the fee waivers were part of the incentive package to encourage development in the Inner City. Councilmember Cisneros expressed support for bringing quality residential development to the Inner City and continue revitalization in an area that has been blighted and underdeveloped. She also recognized Frank Burney for his work.

Mr. Burney spoke of the Pearl Project and stated that Silver Ventures had implemented renovation of the area in 2005. He noted that only two acres of the 30 acres would receive incentives and that incentivizing the project would raise the value of all of the properties in the area. He added that the project could not be accomplished without city incentives and stated that this was a great public-private partnership.

Councilmember Chan recognized the ECDC for their work and stated that they review the incentives very closely before recommending them to the full City Council. She spoke of the need to jump start projects but then letting the private sector take over. Mr. DiGiovanni stated that the goal was to initiate development in the Inner City and make projects viable and competitive. He noted that developers in the Inner City had to deal with higher land prices and lower rates of return compared to outer parts of the city. Councilmember Chan stated that the incentives made sense and thanked the staff involved in the projects.

Councilmember Taylor thanked staff for their work on the projects and stated that she was excited to see such great synergy in the Inner City. Councilmember Clamp also thanked staff for their work and stated that he was pleased that incentives were helping revitalize corridors such as Broadway and Austin Highway. He noted that it was important to work with developers to make projects happen due to the challenging economic conditions. Mayor Castro thanked all involved in the projects and spoke of the importance of encouraging new development in the urban core of the city.

Councilmember Cisneros moved to adopt the proposed Ordinances for Items 19, 20, 21 and 22. Councilmember Cortez seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Medina.

The City Clerk read the following Ordinance:

2011-04-07-0272

Item 23. AN ORDINANCE AUTHORIZING THE NEGOTIATION AND AWARD OF A PROFESSIONAL SERVICES AGREEMENT WITH HR&A ADVISORS IN AN AMOUNT UP TO \$227,412.00 FOR THE CREATION OF AN ECONOMIC DEVELOPMENT STRATEGY AND IMPLEMENTATION PLAN FOR THE INNER CITY AND OTHER CONSULTANT SERVICES ASSOCIATED WITH ITS IMPLEMENTATION.

Pat DiGiovanni presented a Power Point and stated that said item would authorize the negotiation and award of a professional services agreement with HR&A Advisors for the creation of an Economic Development Strategy and Implementation Plan for the Inner City. He noted that a Request for Qualifications had been issued in July 2010 and that interviews were conducted in November 2010. He reported that the panel recommended HR&A Advisors based on their qualifications and experience and spoke of their leadership in the areas of economic development, real estate, and public policy consulting. He stated that the purpose of the effort was to assist the city in developing the organizational capacity to increase reinvestment and redevelopment within the Inner City. He added that in addition to the development of a Strategy and Implementation Plan, HR&A would evaluate current programs, policies, and departments to determine changes to implement the Plan more effectively, and would provide on-going advisory services to support the city and partner organizations.

Councilmember Taylor stated that she was pleased to dedicate resources toward effective strategies for the Inner City but hoped to utilize the consultant's expertise to implement strategies that have already been identified. She asked of the delay in bringing the recommendation forward. Mr. DiGiovanni replied that it had been a work in progress and had delayed the project to negotiate a follow-up component to SA2020. He added that they would work with the neighborhoods and stakeholders to provide input. Mayor Castro stated that the project was consistent with SA2020 and reinvestment in the urban core of the city.

Councilmember Taylor moved to adopt the proposed Ordinance. Councilmember Cisneros seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Medina.

The City Clerk read the following Ordinance:

2011-04-07-0278

Item 30. AN ORDINANCE APPROVING THE CONTINUED IMPOSITION OF A ONE-EIGHTH (1/8) CENT SALES AND USE TAX FOR PROPOSITIONS L, THE EDWARDS AQUIFER PROTECTION VENUE PROJECT, AND PROPOSITION 2, THE PARKS DEVELOPMENT AND EXPANSION VENUE PROJECT; AND APPROVING THE ESTABLISHMENT OF VENUE PROJECT FUNDS TO BE USED IN CONNECTION WITH THE EDWARDS AQUIFER PROTECTION VENUE PROJECT AND THE PARKS DEVELOPMENT AND EXPANSION VENUE PROJECT.

Councilmember Ramos asked if the projects had been identified. Xavier Urrutia replied that they had not and that it would be done as part of the Capital Budget Process. He stated that they would work with the Linear Creek Advisory Board and provide recommendations to the City Council. Councilmember Ramos stated that it was important to address projects that have been initiated but do not have connectivity. She requested a list of potential projects.

Councilmember Ramos moved to adopt the proposed Ordinance. Councilmember Cisneros seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Medina.

At this time, Mayor Castro continued with the Consent Agenda Items.

CONSENT AGENDA ITEMS (CONTINUED)

Councilmember Cortez moved to approve the remaining Consent Agenda Items. Councilmember Chan seconded the motion.

Faris Hodge, Jr. submitted written testimony in support of Items 7-14, 16-23, 25, 27, and 29-33. He wrote that the city should not establish unit prices (Item 6) and against Items 15, 26, and 28.

The motion to approve the remaining Consent Agenda Items prevailed by the following vote: **AYES:** Cisneros, Taylor, Ramos, Cortez, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Medina.

2011-04-07-0258

Item 7. AN ORDINANCE AUTHORIZING THREE CITY REQUESTED CHANGE ORDERS IN THE INCREASED TOTAL AMOUNT OF \$166,052.00 TO THE \$4,696,085.00 CONSTRUCTION CONTRACT WITH O'HAVER CONTRACTORS FOR THE MISSION BRANCH LIBRARY PROJECT, AN AUTHORIZED 2007-2012 BOND, CERTIFICATES OF OBLIGATION, AND COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) FUNDED PROJECT, LOCATED IN COUNCIL DISTRICT 3.

2011-04-07-0260

Item 9. AN ORDINANCE AUTHORIZING THE ACQUISITION THROUGH NEGOTIATION, DEDICATION, AND/OR CONDEMNATION OF FEE SIMPLE TITLE AND EASEMENT INTEREST OF PORTIONS OF PRIVATELY OWNED REAL PROPERTY LOCATED IN NCB 10234, 7662, 10675, 10578 AND 10626 IN COUNCIL DISTRICT 2 FOR THE HOUSTON STREET: AT&T PARKWAY TO IH-10 SERVICE ROAD 2007-2012 BOND PROGRAM PROJECT; DECLARING IT TO BE A PUBLIC PROJECT AND A PUBLIC NECESSITY FOR THE ACQUISITION; AND AUTHORIZING THE EXPENDITURE OF \$90,000.00 FROM THE 2007-2012 GENERAL OBLIGATION BOND PROGRAM FOR THE ACQUISITION.

2011-04-07-0261

Item 10. AN ORDINANCE AUTHORIZING THE ACQUISITION, THROUGH NEGOTIATION OR CONDEMNATION OF PARCELS OF PRIVATELY OWNED PROPERTY LOCATED IN COUNTY BLOCKS 4300, 4301, 4302, 4311, 4312, 4318, 5196 AND 5197 IN COUNCIL DISTRICT 4 AND BEXAR COUNTY FOR THE SAN ANTONIO WATER SYSTEM SOUTHWEST BEXAR SEWER PIPELINE PROJECT; DECLARING IT TO BE A PUBLIC PROJECT; AND DECLARING A PUBLIC NECESSITY FOR THE ACQUISITION.

2011-04-07-0262

Item 11. AN ORDINANCE RATIFYING THE SUBMISSION OF ONE GRANT APPLICATION AND AUTHORIZING THE SUBMISSION OF NINETEEN GRANT APPLICATIONS AND RENEWALS AND THE ACCEPTANCE OF FUNDS UPON AWARD IN AN AMOUNT UP TO \$14,920,036.00 FROM THE TEXAS DEPARTMENT OF STATE HEALTH SERVICES AND THE TEXAS COMMISSION ON ENVIRONMENTAL QUALITY FOR PUBLIC HEALTH FUNCTIONS OF THE SAN ANTONIO METROPOLITAN HEALTH DISTRICT.

PULLED FROM THE AGENDA BY STAFF

Item 14. AN ORDINANCE AMENDING CHAPTER 34 OF THE CITY CODE, BY ADDING A SECTION TO ADDRESS THE DISCHARGE OF FATS, OILS, AND GREASE INTO THE SANITARY SEWER SYSTEM.

Item 15. CONSIDERATION OF THE FOLLOWING BOARD, COMMISSION AND COMMITTEE APPOINTMENTS FOR THE REMAINDER OF UNEXPIRED TERMS OF OFFICE TO EXPIRE MAY 31, 2011, TO BE EFFECTIVE IMMEDIATELY UPON THE RECEIPT OF EIGHT AFFIRMATIVE VOTES, OR, IN THE EVENT EIGHT AFFIRMATIVE VOTES ARE NOT RECEIVED, TEN DAYS AFTER APPOINTMENT; OR FOR TERMS AND EFFECTIVENESS AS OTHERWISE INDICATED BELOW:

- A. APPOINTING JANE S. GONZALEZ (DISTRICT 2, CATEGORY: PROVIDER OF HANDICAPPED SERVICES) TO THE DISABILITY ACCESS ADVISORY COMMITTEE.
- B. APPOINTING ORLANDO SALAZAR (DISTRICT 4) TO THE ZONING COMMISSION.

2011-04-07-0265

Item 16. AN ORDINANCE AUTHORIZING EIGHT ON-CALL CONTRACTS WITH DEBRA S. RUNYAN. MAI; DUGGER, CANADAY, GRAFE, INC.; ECKMANN GROLL, INC.; INTEGRA REALTY RESOURCES; MCNEEL, WEISSLER & ASSOCIATES; NOBLE & ASSOCIATES, INC.; PAUL HORNSBY & COMPANY AND SANDISON APPRAISAL, LLC., TO PROVIDE REAL ESTATE APPRAISAL SERVICES FOR A THREE YEAR TERM WITH UP TO TWO ADDITIONAL YEARS AND RENEWING FIVE ON-CALL CONTRACTS FOR AN ADDITIONAL TWO YEAR TERM WITH BAIN MEDINA BAIN, INC.; G.E. REAVES ENGINEERING, INC.; M.W. CUDE ENGINEERS, L.L.C.; SNELL & ASSOCIATES LAND SURVEYORS, INC. D/B/A MAVERICK LAND SURVEYING COMPANY AND UNINTECH CONSULTING ENGINEERS, INC. TO PROVIDE SURVEY SERVICES FOR VARIOUS CITY PROJECTS.

Mrs. Vacek read a corrected caption for Item 16 noting that Councilmember Chan had requested staff remove Unintech Consulting Engineers, Inc. from Ordinance 2011-04-07-0265.

2011-04-07-0273

Item 24. AN ORDINANCE AUTHORIZING THE SETTLEMENT OF A LAWSUIT STYLED *SYLVIA PAEZ, ET AL. VS. CITY OF SAN ANTONIO*, IN THE 131ST JUDICIAL DISTRICT COURT, BEXAR COUNTY, TEXAS, CAUSE NO. 2010-CI-05382, FOR THE AMOUNT OF \$218,750.00, PAID FROM THE SELF-INSURANCE LIABILITY FUND.

2011-04-07-0274

Item 25. AN ORDINANCE APPROVING A LOCAL CONTRIBUTION IN THE AMOUNT OF \$738,731.00 TO THE EVENTS TRUST FUND TO QUALIFY FOR REIMBURSEMENT OF ELIGIBLE EXPENSES IN AN AMOUNT UP TO \$5,355,764.00 RELATED TO VARIOUS EVENTS HELD AT THE HENRY B. GONZALEZ CONVENTION CENTER AND ALAMODOME DURING THE MONTHS OF JANUARY, FEBRUARY, AND MARCH 2011.

PULLED FROM THE AGENDA BY STAFF

Item 26. AN ORDINANCE AUTHORIZING A PROFESSIONAL SERVICES AGREEMENT WITH POPULOUS, INC. IN AN AMOUNT UP TO \$130,000.00 FOR ADDITIONAL SERVICES RELATED TO THE CONVENTION CENTER FACILITIES DEVELOPMENT STUDY; AND AMENDING THE FY 2011 BUDGET TO APPROPRIATE FUNDS FROM THE HOT TAX CAPITAL FACILITIES FUND.

2011-04-07-0275

Item 27. AN ORDINANCE SETTING A PUBLIC HEARING FOR MAY 12, 2011, TO CONSIDER UPDATED LAND USE ASSUMPTIONS, CAPITAL IMPROVEMENTS PLAN AND IMPACT FEES FOR THE SAN ANTONIO WATER SYSTEM SERVICE TERRITORY.

2011-04-07-0276

Item 28. AN ORDINANCE AUTHORIZING THE RENAMING OF INGRAM HILLS PARK TO JOAN PRICE PARK LOCATED IN COUNCIL DISTRICT 7.

2011-04-07-0277

Item 29. AN ORDINANCE AUTHORIZING A CONSTRUCTION AND MAINTENANCE AGREEMENT WITH TXDOT FOR THE SALADO CREEK GREENWAY TRAIL IMPROVEMENTS TO BE CONSTRUCTED BY TXDOT IN CONJUNCTION WITH THE WURZBACH PARKWAY PROJECT WITHIN TXDOT RIGHT-OF-WAY LOCATED IN COUNCIL DISTRICT 9.

2011-04-07-0279

Item 31. AN ORDINANCE AUTHORIZING A FUNDING AGREEMENT WITH THE SCHOOL OF SCIENCE AND TECHNOLOGY ACCEPTING FUNDS IN AN AMOUNT UP TO \$8,000.00 FOR THE CONSTRUCTION AND INSTALLATION OF TWO ROAD SIDE MOUNTED SOLAR POWERED FLASHING BEACONS NEAR THE SCHOOL OF SCIENCE AND TECHNOLOGY CAMPUS LOCATED IN COUNCIL DISTRICT 10.

2011-04-07-0280

Item 32. AN ORDINANCE AUTHORIZING AN ADVANCED FUNDING AGREEMENT WITH THE TEXAS DEPARTMENT OF TRANSPORTATION (TXDOT) TO ACCEPT REIMBURSEMENT FROM TXDOT IN AN AMOUNT NOT TO EXCEED \$800,000.00 FOR ELIGIBLE EXPENDITURES ASSOCIATED WITH THE \$1,012,000.00 INTELLIGENT TRANSPORTATION SYSTEM (ITS) EQUIPMENT PROJECT LOCATED THROUGHOUT THE CITY.

2011-04-07-0281

Item 33. AN ORDINANCE AUTHORIZING THE PURCHASE OF ADDITIONAL FUNCTIONALITY FROM TYLER TECHNOLOGIES, INC. FOR THE SAN ANTONIO MUNICIPAL COURT CASE

MANAGEMENT SYSTEM (CMS) FOR A TOTAL INITIAL COST UP TO \$189,250.00 AND \$58,000.00 ANNUALLY THEREAFTER.

[CONSENT ITEMS CONCLUDED]

Item 34. CITY MANAGER'S REPORT

A. NEWLY APPOINTED STAFF

Ms. Sculley introduced Gloria Hurtado, Director of the Department of Community Initiatives (DCI). She stated that Ms. Hurtado was born and raised in East Los Angeles, California. She noted that Ms. Hurtado worked for the City of Phoenix for 21 years and for the past 12 years; served as their Human Services Director which is comparable to the DCI.

Councilmember Ramos welcomed Ms. Hurtado to San Antonio and stated that she looked forward to working with her on issues affecting the Quality of Life Committee. Councilmember Cortez also welcomed Ms. Hurtado to San Antonio and spoke of the importance of senior services to the community.

POINT OF PERSONAL PRIVILEGE

Councilmember Cortez recognized Orlando Salazar and Raulito Navaira who were in attendance. Mr. Navaira spoke of his television show on the CW 35 Channel and stated that it was broadcast in nine markets including Houston and Waco. He noted that the show revolves on the Latin Culture and asked everyone to watch on Saturday nights at 9:00 pm. Mayor Castro thanked Mr. Salazar for his service and stated that he was excited about Mr. Navaira's expanded endeavor.

Mayor Castro recognized Councilmember Williams who will celebrate his birthday on April 10, 2011 and everyone joined in singing Happy Birthday.

EXECUTIVE SESSION

Mayor Castro recessed the meeting at 11:15 am to convene in Executive Session for the purpose of:

- A. Discuss legal issues related to the Fire Collective Bargaining Agreement, pursuant to Texas Government Code Section 551.071 (consultation with attorney).**

RECONVENED

Mayor Castro reconvened the meeting at 12:30 pm at which time it was noted that the City Council had been briefed on the above styled matter but took no action.

RECESSED

Mayor Castro recessed the meeting at 12:30 pm and stated that the meeting would resume at 2:00 pm for Zoning.

Mayor Castro reconvened the meeting at 2:05 pm and addressed the Zoning Items.

INDIVIDUAL ZONING ITEM

The City Clerk read the following Resolution:

2011-04-07-0009R

Item 35. A RESOLUTION DIRECTING THE DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT TO DEVELOP AND BRING FORWARD TO THE ZONING COMMISSION AND CITY COUNCIL A CORRIDOR DISTRICT FOR AN AREA ALONG AUSTIN HIGHWAY BETWEEN NORTH NEW BRAUNFELS AVENUE AND NORTHEAST LOOP 410 AND ALONG HARRY WURZBACH ROAD BETWEEN FORT SAM HOUSTON AND NORTHEAST LOOP 410 AND TO INITIATE A CHANGE IN THE ZONING DISTRICT BOUNDARIES OF THE PROPERTIES WITHIN THE AREA DESCRIBED TO ADOPT THE CORRIDOR DISTRICT AS AN OVERLAY DISTRICT AND TO AMEND THE BASE ZONING DISTRICT BOUNDARIES TO ZONING DISTRICTS THAT ARE CONSISTENT WITH EXISTING LAND USE PLANS AND WILL FACILITATE REDEVELOPMENT AS REQUESTED BY COUNCILMAN CLAMP, DISTRICT 10.

Brian James presented a Power Point and stated that the Resolution would direct staff to conduct the necessary steps for a corridor overlay district along Austin Highway and Harry Wurzbach Road. Additionally, it would authorize a Comprehensive Rezoning along the corridor that would take approximately 6-7 months to complete. He noted that this was being done to address corridors that have been declining and would utilize the activity at Fort Sam Houston as a springboard for development.

Councilmember Clamp stated that this was a tool for development and looked forward to major enhancements in the area.

Councilmember Clamp moved to approve the Resolution. Councilmember Cisneros seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Ramos, Cortez, and Medina.

CONSENT ZONING ITEMS

Consent Zoning Items Z-7 and Z-8 were pulled for Individual Consideration.

Councilmember Cisneros recognized Janie Barrera of ACCION Texas on Item Z-10.

Ms. Barrera thanked the City Council for the \$100,000 grant received to purchase two acres of property on West Martin Street. She stated that they would relocate their headquarters to the area, as well as offer community services such as daycare and afterschool programs.

Councilmember Cisneros moved to approve the remaining Consent Zoning Items. Councilmember Clamp seconded the motion.

The motion to approve the remaining Consent Zoning Items prevailed by the following vote: **AYES:** Cisneros, Taylor, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Ramos, Cortez, and Medina.

2011-04-07-0282

Item Z-1. **ZONING CASE # Z2011064 (District 3):** An Ordinance amending the Zoning District Boundary from "H NP-10 AHOD" Mission Historic Neighborhood Preservation Airport Hazard Overlay District and "H I-1 AHOD" Mission Historic General Industrial Airport Hazard Overlay District to "H NP-10 AHOD" Mission Historic Neighborhood Preservation Airport Hazard Overlay District on 5 acres out of NCB 10918 located on a portion of 9146 Villamain. 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: 5 ACRES OUT OF NCB 10918 TO WIT: FROM "H NP-10 AHOD" MISSION HISTORIC NEIGHBORHOOD PRESERVATION AIRPORT HAZARD OVERLAY DISTRICT AND "H I-1 AHOD" MISSION HISTORIC GENERAL INDUSTRIAL AIRPORT HAZARD OVERLAY DISTRICT TO "H NP-10 AHOD" MISSION HISTORIC NEIGHBORHOOD PRESERVATION AIRPORT HAZARD OVERLAY DISTRICT.

2011-04-07-0283

Item Z-2. **ZONING CASE # Z2011058 S (District 4):** An Ordinance amending the Zoning District boundary from "MF-33 AHOD" Multi-Family Airport Hazard Overlay District, "MF-33 S AHOD" Multi-Family Airport Hazard Overlay District with a Specific Use Authorization for a Daycare Center Caring for Over 20 Children, and "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District to "O-1 S AHOD" Office Airport Hazard Overlay District with a Specific Use Authorization for Parking on Lot 5 and the south half of Lot 4, Block 9, NCB 15507, and Lot 1 and the north half of Lot 2, Block 3, NCB 15513, portions of the 2500 and 2600 Blocks of Observation Drive. Staff and Zoning Commission recommend approval with one condition.

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 5 AND THE SOUTH HALF OF LOT 4, BLOCK 9, NCB 15507, AND LOT 1 AND THE NORTH HALF OF LOT 2, BLOCK 3, NCB 15513 TO WIT: FROM "MF-33 AHOD" MULTI-FAMILY AIRPORT HAZARD OVERLAY DISTRICT, "MF-33 S AHOD" MULTI-FAMILY AIRPORT HAZARD OVERLAY DISTRICT WITH A SPECIFIC USE AUTHORIZATION FOR A DAYCARE CENTER CARING FOR OVER 20 CHILDREN, AND "R-6 AHOD" RESIDENTIAL SINGLE-FAMILY AIRPORT HAZARD OVERLAY DISTRICT TO "O-1 S AHOD" OFFICE AIRPORT HAZARD OVERLAY DISTRICT WITH A SPECIFIC USE AUTHORIZATION FOR PARKING PROVIDED ALL CONDITIONS IMPOSED BY THE CITY COUNCIL ARE ADHERED TO.

2011-04-07-0284

Item P-1. **PLAN AMENDMENT #11011 (District 5):** An Ordinance amending the land use plan contained in the Downtown Neighborhood Plan, a component of the Master Plan of the City, by changing the use of approximately 2.43 acres located at 509, 511, 513, 515, 519, 525, 527, 529, and 531 El Paso Street and the northern portion of 1025 South Frio Street from Residential land use to Mixed Use land use. Staff and Planning Commission recommend approval. (Associated Zoning Case: None).

2011-04-07-0285

Item P-2. **PLAN AMENDMENT #11012 (District 5):** An Ordinance amending the land use plan contained in the Guadalupe Westside Community Plan, a component of the Master Plan of the City, by changing the use of a 0.1724 acre tract of land located at 1419 S. Hamilton Avenue from Low Density Residential land use to Neighborhood Commercial land use. Staff and Planning Commission recommend approval. (Associated Zoning Case Number: Z2011051)

2011-04-07-0286

Item Z-3. **ZONING CASE # Z2011051 (District 5):** An Ordinance amending the Zoning District Boundary from "R-4 AHOD" Residential Single-Family Airport Hazard Overlay District to "NC AHOD" Neighborhood Commercial Airport Hazard Overlay District on Lot 25, Lot 26, Lot 27 and Lot 46, Block 8. NCB 2491 located at 1419 South Hamilton Avenue. Staff and Zoning Commission recommend approval, pending plan amendment.

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 25, LOT 26, LOT 27 AND LOT 46, BLOCK 8, NCB 2491 TO WIT: FROM "R-4 AHOD" RESIDENTIAL SINGLE AIRPORT HAZARD OVERLAY DISTRICT TO "NC AHOD" NEIGHBORHOOD COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT.

2011-04-07-0287

Item Z-4. **ZONING CASE # Z2011060 (District 5):** An Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District to "O-1.5 AHOD" Mid-Rise Office Airport Hazard Overlay District on Lots 3 and 4, Block 10 (also known as Block 12), NCB 1682 located at 2402 South Presa 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: LOTS 3 AND 4, BLOCK 10 (ALSO KNOWN AS BLOCK 12), NCB 1682 TO WIT: FROM "I-1 AHOD" GENERAL INDUSTRIAL AIRPORT HAZARD OVERLAY DISTRICT TO "O-1.5 AHOD" MID-RISE OFFICE AIRPORT HAZARD OVERLAY DISTRICT.

2011-04-07-0288

Item Z-5. **ZONING CASE # Z2011057 (District 6):** An Ordinance amending the Zoning District Boundary from "C-3 GC-2 AHOD" General Commercial Highway 151 Gateway Corridor Overlay Airport Hazard Overlay District to "MF-33 GC-2 AHOD" Multi-Family Highway 151 Gateway Corridor Overlay Airport Hazard Overlay District on a 12.72 acre tract of land out of NCB 15239 located on the 8500 Block of State Highway 151. 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: A 12.72 TRACT OF LAND OUT OF NCB 15239 TO WIT: FROM "C-3 GC-2 AHOD" GENERAL COMMERCIAL HIGHWAY 151 GATEWAY CORRIDOR OVERLAY AIRPORT HAZARD OVERLAY DISTRICT TO "MF-33

GC-2 AHOD" MULTI-FAMILY HIGHWAY 151 GATEWAY CORRIDOR OVERLAY AIRPORT HAZARD OVERLAY DISTRICT.

2011-04-07-0289

Item Z-6. **ZONING CASE # Z2011063 S (District 7):** An Ordinance amending the Zoning District Boundary from "C-2 AHOD" Commercial Airport Hazard Overlay District to "C-2 AHOD S" Commercial Airport Hazard Overlay District with a Specific Use Authorization for a Reception Hall on a 0.2460 acres of land out of Lot 2, Block 3, NCB 14160 located at 5351 Glen Ridge Drive. 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: BEING 0.2460 ACRES OF LAND OUT OF LOT 2, BLOCK 3, NCB 14160 TO WIT: FROM "C-2 AHOD" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT TO "C-2 AHOD S" COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT WITH A SPECIFIC USE AUTHORIZATION FOR A RECEPTION HALL PROVIDED ALL CONDITIONS IMPOSED BY THE CITY COUNCIL ARE ADHERED TO.

2011-04-07-0290

Item Z-9. **ZONING CASE # Z2011054 (District 10):** An Ordinance amending the Zoning District Boundary from "C-3 AHOD" General Commercial Airport Hazard Overlay District to "RM-6 AHOD" Residential Mixed Airport Hazard Overlay District on Lot 26, Block 2, NCB 16301 located at 13051 O'Connor Cove. 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 26, BLOCK 2, NCB 16301 TO WIT: FROM "C-3 AHOD" GENERAL COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT TO "RM-6 AHOD" RESIDENTIAL MIXED AIRPORT HAZARD OVERLAY DISTRICT.

2011-04-07-0291

Item Z-10. **ZONING CASE # Z2011055 (District 1):** An Ordinance amending the Zoning District Boundary from "C-1 AHOD" Light Commercial Airport Hazard Overlay District, "C-3 AHOD" General Commercial Airport Hazard Overlay District, "O-2 AHOD" High-Rise Office Airport Hazard Overlay District and "I-1 AHOD" General Industrial Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District on 2.306 acres out of NCB 2228 multiple properties bound by Morales to the north, North Las Moras to the east, North San Jacinto to the west and West Martin Street to the south. 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: 2.306 ACRES OUT OF NCB 2228 TO WIT: FROM "C-1 AHOD" LIGHT COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT, "C-3 AHOD" GENERAL COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT, "O-2 AHOD" HIGH-RISE OFFICE AIRPORT HAZARD OVERLAY DISTRICT AND "I-1 AHOD"

GENERAL INDUSTRIAL AIRPORT HAZARD OVERLAY DISTRICT TO "C-2 AHOD"
COMMERCIAL AIRPORT HAZARD OVERLAY DISTRICT.
[CONSENT ZONING CONCLUDED]

ZONING ITEMS PULLED FOR INDIVIDUAL CONSIDERATION

CONTINUED

Item Z-7. **ZONING CASE # Z2011061 (District 9):** An Ordinance amending the Zoning District Boundary from "I-1 AHOD" General Industrial Airport Hazard Overlay District and "C-3 AHOD" General Commercial Airport Hazard Overlay District to "C-3 AHOD" General Commercial Airport Hazard Overlay District on Lot 21 and Lot 22, Block 2, NCB 11966 located at 9911 McCullough Avenue and 774 Isom Road. Staff and Zoning Commission recommend approval.

Chris Looney presented Item Z-7 and stated that staff and the Zoning Commission recommended approval. He reported that of 14 notices mailed; two were returned in favor and none were received in opposition.

Councilmember Chan confirmed that the applicant had requested additional time for the case to be considered.

Councilmember Chan moved to continue Item Z-7 to May 5, 2011. Councilmember Clamp seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Ramos, Cortez and Medina.

CONTINUED

Item Z-8. **ZONING CASE # Z2010009 (District 10):** An Ordinance amending the Zoning District Boundary from "R-6 AHOD" Residential Single-Family Airport Hazard Overlay District and "C-2NA AHOD" Commercial Nonalcoholic Sales Airport Hazard Overlay District to "C-2 AHOD" Commercial Airport Hazard Overlay District on Tract 1A and 0.937 Acres out of Tract 2, NCB 16587 located at 15602 and 15700 Nacogdoches Road. Staff and Zoning Commission recommend approval. (Continued from March 3, 2011)

Chris Looney presented Item Z-8 and stated that staff and the Zoning Commission recommended approval. He reported that of 11 notices mailed; one response was received in favor and none were received in opposition.

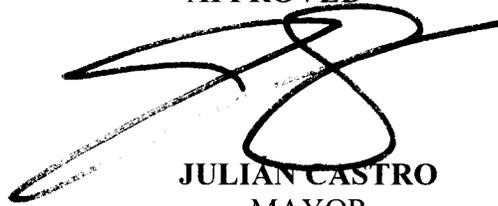
Councilmember Clamp moved to continue Item Z-8 to June 2, 2011. Councilmember Rodriguez seconded the motion.

The motion prevailed by the following vote: **AYES:** Cisneros, Taylor, Lopez, Rodriguez, Williams, Chan, Clamp, and Mayor Castro. **NAYS:** None. **ABSENT:** Ramos, Cortez and Medina.

ADJOURNMENT

There being no further discussion, Mayor Castro adjourned the meeting at 2:20 pm.

APPROVED



**JULIAN CASTRO
MAYOR**

Attest:



**LENCIA M. VACEK, TRMC/CMC
City Clerk**