

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



FINAL

**Meeting Minutes
City Council B Session**

City Hall Complex
114 W. Commerce
San Antonio, Texas 78205

Wednesday, October 8, 2014

2:00 PM

Municipal Plaza Building

The City Council of San Antonio convened in the B Room of the Municipal Plaza Building. City Clerk Leticia Vacek took the Roll Call with the following Councilmembers present:

Present 10 - Mayor Taylor, Bernal, Toney, Viagran, Saldaña, Gonzales, Lopez, Aguirre-Rodriguez, Nirenberg, and Gallagher

Absent 1 - Krier

Mrs. Vacek announced that Councilmember Krier would not be present and was ill.

1. A Briefing on Luminaria, San Antonio's annual celebration of art and artists [Ed Belmares, Assistant City Manager; Felix Padron, Director, Culture and Creative Development]

Felix Padron presented information on Luminaria 2014, noting that the event had been initiated by Mayor Phil Hardberger in 2008. He stated that over its seven years in existence; more than 3,000 Artists had exhibited their work and over one million people had attended. He mentioned the partnership among the City of San Antonio, Luminaria Board, and the 80/20 Foundation to fund a Five-Year Strategic Plan for the Event. He stated that the goal was to enhance the event's position at a National and International Level, as well as

develop strategies that would embrace Best Practices. He mentioned that the Plan would provide a blueprint for implementing a bold new vision for the event. He indicated that the one-day event would be expanded this year; and would be held over two days.

Mr. Padron reported that Luminaria 2014 would be held on November 7-8, 2014 and that Local Artists would join Artists from Latin America. He stated that the event would be staged in different parts of Downtown but would focus on River North. He highlighted the event website and encouraged everyone to visit Luminaria.org to find a listing of Artists and Events. He showed an aerial map of the event locations and added that the event would be held on the River and Street Levels. He thanked Silver Eagle, Rackspace, and Bank of America the sponsors of the event.

Mayor Taylor thanked staff for their work and stated that Luminaria was turning into a signature event of San Antonio.

Councilmember Bernal commended the Culture and Creative Development Department for their work. He expressed support for Luminaria and stated that he was pleased the Local Artists would have the opportunity to participate.

Councilmember Saldaña asked of transit service for the event. Mr. Padron replied that they had worked with VIA Metropolitan Transit to provide Park and Ride Service and that parking near the event sites would be clearly identified.

Mayor Taylor thanked staff for the presentation.

2. A Briefing on the Henry B. Gonzalez Convention Center Expansion Project to include an update on the project status, schedule, and the upcoming major milestones through completion [Ed Belmares, Assistant City Manager; Mike Frisbie, Director, Transportation and Capital Improvements]

Mike Sawaya presented an overview of the Henry B. Gonzalez Convention Center Expansion Project and highlighted the Floor Plan. He stated that the current space was 1.3 Million square feet and would be increased to 1.65 Million square feet when fully constructed. He spoke of the great amount of growth in Convention Centers built over the last 10 years and the importance of staying competitive in the market.

Mike Frisbie showed photos of the construction including an aerial view of the Expansion, Market Street Realignment and view from Market Street. He highlighted the foundation work, metal deck, CPS Elevated Vault, and fiber installation. He reported that the total project budget was \$325 Million and that \$93.5 Million had been spent thus far. He stated

that the project would be completed in November 2016 and showed a rendering of the Building Façade.

Mayor Taylor thanked staff for their work and stated that she was pleased with the shape of the project and the change in the landscape of Downtown. She asked of the useful life of the project in relation to other projects being built. Mr. Sawaya replied that they would increase exhibit space to 522,000 square feet and that San Antonio would be in the Top 10 in size overall.

Councilmember Toney stated that he was pleased to hear about the progress of the project and stated that it would position the city well throughout the nation.

Councilmember Nirenberg stated that it was an impressive project and a huge investment for the City of San Antonio. He also commended the TCI Staff for their work on the Hausman Road Project.

Councilmember Bernal expressed support for the project and stated that the driving experience along Market Street had improved. He commended the Convention Center for their great work in serving multiple conventions, noting that he had attended Comic-Con and the Bridal Extravaganza in the same weekend with no concerns.

Councilmember Viagran stated that she had the same experience this past weekend at the Convention Center and that she was pleased with the Market Street Realignment. She recommended that something unique and creative be placed at the top of the Convention Center and that the CVB market the Missions on the Southside of the city.

Councilmember Saldaña asked of the need for future expansion of the Convention Center. Mr. Sawaya responded that the Center was designed to be competitive into the future and that the city was fortunate to have the Alamodome to connect to. He stated that he felt it was properly sized for the next 10-15 years and hopefully beyond that. Councilmember Saldaña asked of the Art Components. Mr. Sawaya replied that the Art Budget was \$3 Million. Mr. Frisbie added that there had been a Call for Artists and a selection had been made through that process. He stated that the Historic and Design Review Commission and Public Art San Antonio Board were reviewing the Art to ensure that it was suitable. Councilmember Saldaña asked if anything else could be incorporated at this point. Mr. Ed Belmares replied that there were still opportunities along Market Street and on top of the Convention Center within the \$3 Million Budget.

Mayor Taylor thanked staff for the presentation.

EXECUTIVE SESSION

Mayor Taylor recessed the meeting into Executive Session at 3:00 pm to discuss the following:

- A. Deliberations regarding economic development negotiations and discuss related legal issues pursuant to Texas Government Code Sections 551.087 (economic development) and 551.071 (consultation with attorney).

- B. Deliberate the purchase, exchange, lease or value of real property and discuss related legal issues pursuant to Texas Government Code Sections 551.072 (real property) and 551.071 (consultation with attorney).

- C. Discuss legal issues related to collective bargaining pursuant to Texas Government Code Section 551.071 (consultation with attorney).

RECONVENED

Mayor Taylor reconvened at 6:03 pm and announced that no action was taken in Executive Session. She addressed Citizens to be Heard.

CITIZENS TO BE HEARD

Mayor Taylor called upon the citizens registered to speak.

Jean Clelland-Morin stated that she was speaking on behalf of animals in San Antonio since they did not have a voice. She expressed concern with the condition of the City's Animal Shelter and asked that citizens be educated about responsible pet ownership.

George Benavides stated that he had been a victim of torture and expressed concern for the victims of stalking.

Arthur Fuentes spoke in favor of a Resolution of Support recognizing Indigenous Dignity Day on October 12th in San Antonio. He expressed concern with the contamination of the water supply due to Eagle Ford Shale.

Antonio Diaz spoke in favor of a Resolution of Support recognizing Indigenous Dignity Day on October 12th in San Antonio. He mentioned that a Resolution of Support had been passed in Seattle, Washington and that he was proud to be a Descendant.

Gerald Ripley stated that he had attended 14 Budget Hearings over the last four years and had heard of many projects and programs that could not be funded. He noted the importance of working with youth prior to Third Grade and Eighth Grade which were critical periods in their development.

Faris Hodge, Jr. submitted written testimony requesting that the streets and sidewalks be cleaned on a daily basis. He recognized Mayor Ivy R. Taylor for being appointed as Mayor. He provided several newspaper articles regarding the sexual abuse claims revealed by the Archdiocese, high performing Charter Schools, and the Animal Care Cases heard at Municipal Court. He recognized the Rotary Club of San Antonio South and Former UT Chancellor Francisco G. Cigarroa.

PUBLIC HEARING

The City Clerk read the caption for Item 3:

3. A Public Hearing to allow citizens and other interested parties the opportunity to provide comments to the City Council on the proposed Vista Ridge Water Supply Agreement. [Ben Gorzell, Chief Financial Officer and Troy Elliott, Finance Director]

Mayor Taylor opened the Public Hearing.

Robert Puente, SAWS President and CEO presented a Power Point on the Vista Ridge Water Supply Project. He spoke of the need to protect the Edwards Aquifer and ensure a lifeline supply of water for Ratepayers. He reported that the Vista Ridge Project would allow SAWS to purchase tomorrow's needed water at today's prices. He noted that the potential rate impact to the average residential bill would be 16% by 2020. He added that the Mitigation of the Rate Impact was dependent on the Rates Advisory Committee developing a new rate structure. He highlighted Vista Ridge Contract Provisions noting that SAWS would only pay for the water made available. He added that Vista Ridge would build the project infrastructure while SAWS would build the system integration infrastructure. He explained that the assets and infrastructure would be transferred to SAWS and that SAWS would retain the right to continue purchasing water.

Mr. Puente provided an overview of the distribution of Vista Ridge Water and indicated that there would be enough water for 160,000 homes. He spoke of the Local Source of the Water Supply which included the Carrizo and Simsboro Aquifers. He mentioned that permits had already been issued by the Local Groundwater District and that 3,400 leases had been executed with Local Landowners. He stated that there were no drought

restrictions and that there was 12 times more water than all Texas Lakes combined. He spoke of the seven Negotiation Meetings held and open to the public, and the 74 Public Meetings, Tours, and Individual Briefings that were held. He noted that the risk was minimal in that SAWS could get out of the contract if the company could not make it work. He added that this would be the largest Non-Edwards Water Supply in San Antonio History and that SAWS would continue to be a Nationwide Leader in Conservation.

Mayor Taylor called upon the citizens registered to speak.

Jim Reed, President of the San Antonio Medical Foundation addressed the City Council in support of the Vista Ridge Project and stated that he was speaking on behalf of the Medical Community in San Antonio. He spoke of the need for an adequate water supply for the future.

Gloria Mora, Mike Phillips, and Sister Gabriella Lohan representing COPS/Metro Alliance addressed the City Council in opposition to the Vista Ridge Project. Ms. Mora noted their concerns with the scope and price of the project.

Bradley Carson stated that he was a Small Business Owner in District 2 and supportive of the Vista Ridge Project.

Richard "Dick" Evans of Frost Bank addressed the City Council along with representatives of the Banking Community in San Antonio in support of the Vista Ridge Project. Mr. Evans spoke of the importance of having an adequate water supply to meet future growth.

Michelle McFaddin representing the League of Independent Voters of Texas addressed the City Council in opposition to the Vista Ridge Project. She expressed concern with the high cost and risk of the project.

Linda Curtis also representing the League of Independent Voters of Texas addressed the City Council in opposition to the Vista Ridge Project. She asked the City Council to support the rights of those affected by the project.

Scott Farrimond representing the Responsible Growth Alliance spoke in support of the Vista Ridge Project. He stated that the project would help maintain and add jobs in the community.

Joe Bray, Chair of the Economic Development Council for the Greater San Antonio Chamber of Commerce addressed the City Council in support of the Vista Ridge Project. He stated that the Military Missions in San Antonio were in need of an adequate water supply.

Rob Killen representing the North San Antonio Chamber of Commerce addressed the City Council in support of the Vista Ridge Project. He stated that the project would help address the city's need for water security and promote economic development.

Annalisa Peace and Jim Smyle representing the Greater Edwards Aquifer Alliance (GEAA) addressed the City Council in opposition to the Vista Ridge Project. Ms. Peace stated that there were significant risks associated with the project and that they were concerned with the contract. Mr. Smyle added that there had not been enough due diligence regarding the contract and costs.

Cynthia Stevens representing the Real Estate Council addressed the City Council in support of the Vista Ridge Project. She spoke of the importance of a reliable and affordable water supply for the future.

Brian Biggs stated that he was a Member of the Real Estate Council and supportive of the Vista Ridge Project.

Geoffrey Crabtree stated that he was a Member of the Healthcare Industry in San Antonio and supportive of the Vista Ridge Project. He noted the importance of water to the Healthcare Providers in the city.

John Clamp representing the San Antonio Hotel and Lodging Association addressed the City Council in support of the Vista Ridge Project. He stated that the project would provide water security for the next 30 years and give the City of San Antonio a competitive advantage.

Duane Wilson, President of the North San Antonio Chamber of Commerce addressed the City Council in support of the Vista Ridge Project. He stated that the project was critical for Economic Development in San Antonio.

David McGee, Chairman of the Board for the Greater San Antonio Chamber of Commerce addressed the City Council in support of the Vista Ridge Project. He stated that the project would increase the water supply in San Antonio by 20% and was much needed in the community.

Richard Perez, President of the Greater San Antonio Chamber of Commerce read a Letter of Support from Former Mayor Henry G. Cisneros, Incoming Chair of the Board. The letter indicated that the project would position San Antonio as one of the most attractive places to create high paying jobs and ensure an abundant water supply for the future.

Jerry Morrissey stated that he had been involved in water issues in the city for 25 years. He stated that there were still too many unanswered questions that needed to be addressed before moving forward.

Rose Fristche stated that she and her husband owned a small farm in Lee County and were opposed to the Vista Ridge Project.

Alan Montemayor addressed the City Council in opposition to the Vista Ridge Project and expressed concern with the impact to Ratepayers.

Ramiro Cavazos, Noah Garcia and Manuel Pelaez Prada representing the San Antonio Hispanic Chamber of Commerce addressed the City Council in support of the Vista Ridge Project. Mr. Cavazos spoke of the need to address future growth and strengthening the city's water supply. Mr. Pelaez Prada stated that he served on the SAWS Rate Advisory Committee and that the contract had been negotiated very well.

Bill Bunch representing Save our Springs Alliance addressed the City Council in opposition to the Vista Ridge Project. He expressed concern with the contract and spoke of the need for Water Conservation.

Jose Maria Gonzalez addressed the City Council in support of the Vista Ridge Project and spoke of the need to invest in the water supply for the future of the city.

Luis Rodriguez addressed the City Council in support of the Vista Ridge Project and stated that water was important for future generations.

Margaret Day representing the Alamo Sierra Club addressed the City Council in opposition to the Vista Ridge Project. She spoke of the challenges with the contract and noted that additional time was needed to perform due diligence.

Iñigo Arzac addressed the City Council in support of the Vista Ridge Project and spoke of the strengths of Abengoa.

Elizabeth Gonzalez addressed the City Council in support of the Vista Ridge Project. She stated that it would protect the Edwards Aquifer and was critical to address future growth.

Mike Beldon spoke of his former service on the Edwards Aquifer Authority Board and stated that he was supportive of the Vista Ridge Project. He noted that it was necessary to secure a long term water supply to address future growth.

George Rice stated that he was a Groundwater Hydrologist opposed to the Vista Ridge Project. He expressed concern with the impact it would have on landowners.

Larry Hoffman addressed the City Council in opposition to the Vista Ridge Project noting that there were too many unanswered questions.

Barret Lyne addressed the City Council in opposition to the Vista Ridge Project noting that the Landowners did not support the SAWS Proposal.

LeRoy Cavazos stated that he was speaking as a Public Administrator in support of the Vista Ridge Project. He provided a historical perspective of the importance of Economic Development Prosperity for the city.

Judy Martens stated that she was a Resident of Bureson County in opposition to the Vista Ridge Project. She asked what would occur if their wells became dry and noted concerns with the potential impacts of the project.

Mario Hernandez representing the San Antonio Economic Development Foundation addressed the City Council in support of the Vista Ridge Project. He stated that the project would establish San Antonio as one of the Nation's Top Cities for Location, Jobs, and Business Expansion.

Lou Fox, Assistant to the President of Incarnate Word University addressed the City Council in support of the Vista Ridge Project. He spoke of the importance of water for the future workforce and the need to address the shortage of water in San Antonio.

Charles Petrie stated that he owned property in Bastrop and was concerned with the negative impacts of the Vista Ridge Project.

Suzanne Scott, General Manager of the San Antonio River Authority addressed the City Council in support of the Vista Ridge Project. She stated that the project would help reduce the demand on the Edwards Aquifer and provide other benefits to the city.

Al Arreola, CEO for the South San Antonio Chamber of Commerce addressed the City Council in support of the Vista Ridge Project. He stated that water was one of the most valuable resources for upholding a vibrant economy and high quality of life.

Tony Piazzini representing Centro San Antonio addressed the City Council in support of the Vista Ridge Project. He stated that the water supply was necessary to meet the demand and future growth.

Meredith McGuire addressed the City Council in opposition to the Vista Ridge Project. She expressed concern that the project was too expensive and had too many risks. She spoke of the need to harvest rain and support conservation efforts.

Dr. Alfred Montoya, Professor at Trinity University addressed the City Council in opposition to the Vista Ridge Project. He expressed concern with the impact to Ratepayers and asked that other options be explored.

Dominic Alonghi, Owner of Pest Control Incorporated addressed the City Council in support of the Vista Ridge Project. He stated that the water supply was necessary to address growth and that SAWS would continue to promote Water Conservation.

Becky Oliver, Bryan Smith and Steve Louis representing the Greater San Antonio Builders Association addressed the City Council in support of the Vista Ridge Project. Ms. Oliver stated that it was important to secure water to address future growth. Mr. Louis noted that the city was in need of additional water to meet future growth. Mr. Smith added that the Building Industry was supportive of the project and would continue Conservation Efforts.

Scott Whisenant addressed the City Council in support of the Vista Ridge Project noting that it was necessary to address future growth.

Richard Alles addressed the City Council in opposition to the Vista Ridge Project. He expressed concern that SAWS asked Ratepayers to conserve water while they were purchasing new water.

Amy Hardberger addressed the City Council in opposition to the Vista Ridge Project. She stated that the contract warranted additional review and that the water may not be needed.

Christa Barnea addressed the City Council in opposition to the Vista Ridge Project noting that additional time was needed to understand the potential impacts.

Juan Antonio Flores addressed the City Council in support of the Vista Ridge Project. He spoke of SAWS' Water Conservation Efforts and noted the great opportunities that the project would provide.

Ellen Berky requested that the City Council hold additional meetings in each of the 10 Council Districts in order to address concerns.

Robert Howard stated that he was a Resident of Austin and supportive of the Vista Ridge Project. He noted the need to address future growth and planned development.

Ronald Link expressed concern that water would have to be purchased for the next 30 years whether it was needed or not.

Lauro DeLeon addressed the City Council in opposition to the Vista Ridge Project. He expressed concern with the impact to Low-Income Ratepayers.

Joe Ruiz addressed the City Council in support of the Vista Ridge Project. He stated that additional water should have been purchased 30 years ago and was necessary for the future of the city.

Owen O'Heir expressed concern with the project cost and asked that the City Council delay the vote until all members of the City Council are elected.

Marisol Cortez addressed the City Council in opposition to the Vista Ridge Project. She expressed concern with the impact to Ratepayers and stated that efforts should be focused on Conservation.

Eiginio Rodriguez addressed the City Council in opposition to the Vista Ridge Project and spoke of the need to address Infrastructure.

Jim Leonard stated that he was Local Homebuilder in support of the Vista Ridge Project. He noted that it was important to address future growth and would benefit the city.

Bryan Hummel addressed the City Council in opposition to the Vista Ridge Project. He stated that the project was not necessary and that water should not be taken from another part of the State.

David Klar addressed the City Council in opposition to the Vista Ridge Project. He stated that it was an excess project that was not needed at this time.

Antonio Diaz addressed the City Council in opposition to the Vista Ridge Project. He expressed concern with the contract and the impact to Ratepayers.

Gerald Ripley addressed the City Council in opposition to the Vista Ridge Project. He expressed concern with the contract and noted the lack of transparency. He stated that a better plan could be presented and that there should be more citizen input.

Written testimony was received from Julie Cornelius in opposition to the Vista Ridge Project.

Mayor Taylor thanked everyone for their comments and closed the Public Hearing.

ADJOURNMENT

There being no further discussion, Mayor Taylor adjourned the meeting at 9:11 pm.

APPROVED



IVY R. TAYLOR
MAYOR

ATTEST:



LETICIA M. VACEK, TRMC/MMC
CITY CLERK