

REGULAR MEETING OF THE CITY COUNCIL
OF THE CITY OF SAN ANTONIO HELD IN
THE COUNCIL CHAMBER, CITY HALL, ON
THURSDAY, OCTOBER 16, 1969 AT 8:30 A.M.

* * * *

The Meeting was called to order by the presiding officer, Mayor W. W. McAllister, with the following members present: McALLISTER, CALDERON, BURKE, COCKRELL, NIELSEN, TREVINO, HILL, TORRES; Absent: JAMES.

- - -
69-45 The invocation was given by Reverend W. F. Hathaway, Jr., Trinity Methodist Church.

- - -
69-45 Mayor McAllister announced that he was calling a Special Meeting of the City Council for Monday, October 20, 1969 in the Mayor's office at City Hall to consider personnel and that it will be a closed meeting. He hoped that all members of the Council would be present.

- - -
69-45 The Clerk read an ordinance requesting that the Project Description and Project Budget of the Gangworkers re-directing Gang activities project be included in the grant budget of the grant agreement under which the City of San Antonio comprehensive City Demonstration Program will be carried out.

Mr. Roy Montez, Model Cities Administrator, advised the Council that the Mexican-American Neighborhood Civic Organization, the delegate agency of the E.O.D.C., has asked for a two week delay in considering the ordinance as they are preparing more information to present to the Council.

This was agreeable to the Council and action on the ordinance was postponed to October 30, 1969.

- - -
69-45 The Clerk read the following ordinance.

AN ORDINANCE 37,983

REQUESTING THE PROJECT DESCRIPTION AND THE PROJECT BUDGET OF THE FRIENDS SPECIAL SCHOOL PROJECT BE INCLUDED IN THE GRANT BUDGET OF THE GRANT AGREEMENT UNDER WHICH THE CITY OF SAN ANTONIO COMPREHENSIVE CITY DEMONSTRATION PROGRAM WILL BE CARRIED OUT.

* * * *

Mr. Roy Montez, Model Cities Administrator, advised that this project had been previously submitted to the City Council. It was not included in the first approved list. Cost of the program from Model Cities funds is \$25,700.00. The sponsor will be the Friends Special School. The purpose of the project is to provide educational, boarding and moral guidance which is not available through other local agencies. Forty-two students are from the Model Cities area. The total amount of the Friends Special School budget is \$105,400.00. If the project is approved by the Council it will be submitted to HUD. Processing will take at least 60 days. In the meantime the school will try to keep as many children as possible with their current resources.

Councilman Torres asked what assurance the City will have that a certain number of children will be from the Model Cities area.

Mr. Montez advised that there are presently 86 youngsters enrolled with 42 from the Model Neighborhood area. This has been discussed and they have agreed that 50 to 60 students will be from this area.

Councilman Trevino made a motion that the ordinance be adopted. The motion was seconded by Mr. Hill.

Councilman Torres spoke in favor of the motion with the provision that there be included in the contract a clause that 50% of the children be from the Model Cities area since the school is located outside of the area.

Dr. Calderon objected to this because he did not feel any child should be denied the right to enter the school because they live outside the Model Cities area.

After further discussion, the ordinance was passed and approved by the following vote: AYES: McAllister, Burke, Cockrell, Nielsen, Trevino, Hill, Torres; NAYS: Calderon; ABSENT: James.

69-45

The Clerk read the following ordinance.

AN ORDINANCE 37,984

REQUESTING THAT THE PROJECT BUDGET OF THE PARK DEVELOPMENT PROJECT LISTED IN THE CITY OF SAN ANTONIO COMPREHENSIVE CITY DEMONSTRATION PROGRAM BE ALTERED FROM THE PROJECT COST APPROVED IN THE GRANT AGREEMENT.

* * * *

October 16, 1969

-2-

jg

Mr. Roy Montez, Model Cities Administrator, advised that this project has been approved by the Parks Component Review Committee, the CPPC, and the Model Cities staff.

Mr. Don Maddox, Chairman of the Parks Component Review Committee, stated this project is sponsored by the Parks and Recreation Department of the City of San Antonio and is in the amount of \$448,921.00. Six parks will be developed with the cost for each as follows: Smith Park - \$34,750.00; 24th Street Playground - \$38,605.00; Edgewood - \$34,100.00; Cassiano Park - \$44,500.00; West End Park - \$102,235.00; Elmendorf Lake - \$109,115.00.

The balance of the money is for personnel and equipment and there is also a 5% reserve for contingencies. As soon as HUD approves the project they will start work immediately and hope to have the program underway in three or four months. One-half of the project should be completed by the end of next summer. They will do all that is possible to expedite the project.

After consideration, on motion of Mr. Hill, seconded by Dr. Nielsen, the ordinance was passed and approved by the following vote: AYES: McAllister, Calderon, Burke, Cockrell, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: James.

69-45

The Clerk read the following ordinance.

AN ORDINANCE 37,985

REQUESTING THAT THE PROJECT DESCRIPTION AND PROJECT BUDGET OF THE FIELDWORKERS DOING FOLLOW-UP ON SCHOOL DROP-OUTS PROJECT BE INCLUDED IN THE GRANT BUDGET OF THE GRANT AGREEMENT UNDER WHICH THE CITY OF SAN ANTONIO COMPREHENSIVE CITY DEMONSTRATION PROGRAM WILL BE CARRIED OUT.

* * * *

MR. ROY MONTEZ: The sponsor on this project will be the San Antonio Neighborhood Youth Organization. The amount of this project would be \$277,457.00. This project will employ approximately 50 persons, 24 of which will be qualified school teachers employed on a part time basis. The project has been endorsed by the CRC, the CPPC, the Model Cities staff and the City Manager's Office. From the City Council's approval it will then be submitted to HUD for approval.

MAYOR McALLISTER: I would like to say to the members of the Council that I read that proposal rather carefully and without any reflection on SANYO I personally feel that the proper location, the proper area on the handling of that work is on the two school systems that are involved, namely Edgewood and the San Antonio Independent School District. Now, it may be that they do not want to accept that responsibility or expand so as to cover that particular responsibility. On the other hand, I can't see how an outside agency can function as efficiently in this particular area as would an organization under control of those two respective school districts. My feeling is, and I have talked to both the superintendents and they are not complaining about the proposition, but I gathered from my discussion with them that they would not object to exploring the proposition of taking over

October 16, 1969

-3-

Mayor McAllister...continued...

and operating that particular activity themselves. Now they may, when they find out exactly just what is involved, say no. But I feel frankly, personally, that's the proper place where it should be handled.

COUNCILMAN NIELSEN: Mr. Mayor, that is probably quite accurate. However, Mr. Henckel mentioned something extremely crucial. We have got to get into operation some structures in the neighborhoods and if the schools can't get entered at this time, if we are very clear that this is a school project and we have already heard from SANYO a few weeks ago and they have already here said they would be willing to turn it over if the schools would take it on. Then I could speak for the proposal, but only with the understanding that we and they will push the schools to assume this, especially if it is a reliable program.

MAYOR McALLISTER: You are bringing up a point that may be valid. Mr. Montez, I do not recall any statement on the part of SANYO to that effect. If this application is passed today and goes in and the schools, in discussing it, if we feel the schools can handle it better, that would require a change in application. We couldn't just transfer it from SANYO to the two respective schools.

CITY MANAGER HENCKEL: It would require a new application completely.

MAYOR McALLISTER: But this Council whatever they please about it because it is our privilege. On the other hand I would feel that it would be wise and advantageous if we delayed action on this for one week and advise the respective school superintendents of our interest in it and have them appear before us at a special session to express their interest. They may have interest in it and they may not. But from my discussions with both the superintendents, I am inclined to believe they would like to have the opportunity to consider it.

COUNCILMAN TREVINO: Mr. Mayor, I understand that both schools have had the opportunity to apply for this. I also understand that both school districts have agreed to coordinate and cooperate with SANYO. I also understand this is for one year's contract and we can put any condition in this contract and if at any time the conditions are not met, we would have, through the supervision of Model Cities, the opportunity to cancel this contract. Also, next year if the school districts are at that time interested and can handle it then the schools can take over because it takes another application of a year's contract. Is that true? In the meantime, time is of the essence, and if we don't take advantage of it this particular year we are just going to let it go.

MAYOR McALLISTER: I am saying that I understood the same thing that you just stated, but, when I discussed it with the two respective superintendents, I gathered from their conversation that they were, and would, consider the proposition. So I personally, they did not contact me, I contacted them after I read what the proposal was, and said to myself that the school systems themselves are the ones that should run this thing instead of some outside independent agency that has no right to go into the respective schools.

October 16, 1969

-4-

jg

COUNCILMAN NIELSEN: You talked to the superintendents this week, or last week?

MAYOR McALLISTER: Yes sir, I talked to the superintendents this week.

COUNCILMAN TREVINO: We have been delaying the decision on this for quite some time and I think we have had the time to study it and decide whether this is the proper step to take at this time or not. I would like to, if it is in order at this time, to move the adoption of this ordinance.

COUNCILMAN TORRES: I second it.

COUNCILWOMAN COCKRELL: I am going to speak for the ordinance on the principle that this matter has been under discussion for some weeks. I feel that the school districts have had sufficient opportunity and sufficient notification that such a grant proposal was in the process. If there is any desire to change the status of this proposal next year, I feel there will be ample opportunity to get ready for it. But if this is denied and we ask the school districts to come up with new proposals it's going to delay it well into the school year before it gets started and for that reason I think we should go ahead.

COUNCILMAN TORRES: On the same reasoning I would speak in favor of it, Mr. Mayor. In fact, in some of the material received from SANYO, I believe was a statement from people both in the Edgewood and San Antonio School Districts, they have been in the CPPC meetings when these proposals were discussed. In fact they had representatives there and the Superintendent of the San Antonio School District, Dr. Hitt, was at the CPPC meeting when this was initially introduced. I think that they have had ample time to discuss this. As I said, I have had reservations about the program, but in agreement and accord with Mrs. Cockrell's reasoning I believe it is worth a try for one year.

COUNCILMAN BURKE: Dr. Calderon raised some questions two weeks ago in regard to this matter that have not been answered. Namely, concerning the activities of the SANYO people in both the E.O.D.C. and Model Cities area. I would like to see this delayed until at least next Monday. I think this is a matter that could also come under the closed executive session on a personnel point and if those charges raised by Dr. Calderon are true, they should certainly be studied by this Council. I would like to see it delayed until at least Monday and a report on the charges made by Dr. Calderon.

MAYOR McALLISTER: Mr. Henckel, do I understand that when this application goes into HUD that then it is necessary and a part that before the contract is activated that an audit be made of the agencies involved?

October 16, 1969

-5-

jg

CITY MANAGER HENCKEL: Yes sir, that's true on all the programs, they have certain criteria as far as the accounting procedures of all the agencies with which the City contracts on any Model Cities Program and they are audited to make sure they satisfy the requirements of the federal government.

MAYOR McALLISTER: But that does not audit any previous activities of the respective agencies?

CITY MANAGER HENCKEL: In checking the systems they use and they require here, I'm sure they would check into the financial activities on prior governmental contracts.

COUNCILMAN TREVINO: I move again for adoption at this time.

MAYOR McALLISTER: Alright, call the roll.

AYES: Cockrell, Nielsen, Trevino, Hill, Torres; NAYS: McAllister, Calderon, Burke; ABSENT: James.

COUNCILMAN NIELSEN: I vote 'aye' with the understanding that this is basically an educational program and that any training development procedures that go on be so geared in the program.

COUNCILMAN CALDERON: I am voting 'no' against the sponsor, not the program.

MAYOR McALLISTER: The motion prevails.

69-45

ZOOLOGICAL SOCIETY

City Manager Henckel reported that the City Staff has analyzed the request of the Zoological Society for additional funds. He recommended that \$82,850.00 be appropriated for payment to the Society and that the existing contract be amended to reflect that the City will increase its payment from \$161,000.00 to \$243,850.00 annually.

He said the expenses of operating the zoo have gone up over the past seven years. The City has a first class zoo and it is a real asset to the City and believed it to be the City's responsibility to keep it that way.

Dr. Nielsen commented that the estimated deficit is \$82,500.00. He recommended that they be encouraged to seek other alternatives in addition to the help the City is giving.

City Manager Henckel advised that he has requested that they reconsider their concession contracts. The Council has made recommendations concerning admissions and they definitely do not want to increase them. Dr. Calderon has recommended they reduce them which would add to the deficit. The Manager's recommendation is being made in order to insure that the present type of operation is continued.

October 16, 1969

-6-

jg

The Manager stated he has asked that the Zoological Board present their budget to the City Council prior to the City's budget time so that their past experience can be studied. He felt that each year the zoo budget should be studied rather than appropriate the same amount each year and that a review be made as to what their needs are for the new year. He stated that an ordinance was being prepared if the Council wished to grant the request.

Mr. Hill made a motion that the Zoological Society's request for an additional sum of \$82,850.00 be approved. The motion was seconded by Mrs. Cockrell, and on roll call prevailed by the following vote: AYES: McAllister, Calderon, Burke, Cockrell, Nielsen, Hill; NAYS: None; ABSENT: James, Trevino, Torres.

Mrs. Cockrell stated that in connection with the point made about admissions, she recommended that the Zoological Society restudy the matter. She was not personally certain that if they lowered the admission price that it would necessarily decrease the revenues as she thought there was a drop in attendance when the admissions went up. A drop in attendance prices would help increase attendance and they want as many people as possible to enjoy the zoo.

Later in the meeting, the ordinance having been prepared, it was read by the Clerk as follows:

AN ORDINANCE 37,986

AMENDING ORDINANCE #35370 WHICH MANIFESTS A CONTRACT FOR THE OPERATION OF THE SAN ANTONIO ZOO TO INCREASE THE ANNUAL PAYMENT TO THE SAN ANTONIO ZOOLOGICAL SOCIETY TO \$243,850 ANNUALLY, AUTHORIZING THE TRANSFER OF FUNDS AND PAYMENT TO THE SOCIETY.

* * * *

On motion of Mr. Hill, seconded by Dr. Nielsen, the ordinance was passed and approved by the following vote: AYES: Calderon, Burke, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James, Cockrell.

69-45

COLONEL GEORGE BRACKENRIDGE STATUE

Mayor McAllister advised the Council that the private subscriptions to pay for the Brackenridge Statue had been secured and Mrs. Waldine Tauch will be sending a bill of sale to the City in the near future. Accordingly he thought it right and proper that the City Manager be advised to proceed with the plans for the pedestal and that an estimated cost be presented to the City Council for approval.

October 16, 1969

-7-

jg

69-45POSSIBLE SUBSTITUTE FOR TURNKEY III

Mayor McAllister asked the City Manager to look into the question of the Concentrated Code Enforcement to see if it could possibly benefit the City in so far as it may be used as a substitute, in part, for Turnkey III.

Mrs. Cockrell stated there was a very fine article in the last issue of Texas Town and City Magazine concerning a program presently underway in Fort Worth.

October 16, 1969

-8-

jg

ZONING HEARINGS

First heard was Zoning Case 3743 to rezone Lots 16 and 17, Blk. 2, NCB 12812 from Temporary "A" Single Family Residential District to "B-2" Business District, located on the southeast side of Louis Pasteur Drive, 1065.04' north-east of Clinic Drive, having 200' on Louis Pasteur Drive and a depth of 250.4'.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be denied by the City Council.

Mr. Joe Pullen, attorney representing the applicants Mr. Harvey Komet and Mr. Norman Jacobson, stated that the Planning Commission recommended "B-1" district. He stated they were asking for B-2 in order to establish doctors' offices with limited medical activities such as a pharmacy and X-ray laboratory. He advised the Council that the property is in the Medical Center and carries in it deed restrictions which require a "B-2" zoning. He stated that landowners felt that they will open a retail type operation, which he assured the Council would not happen. He presented an architect's sketch of the building to be erected. He added that they needed "B-2" zoning because of the deed restrictions so that they will have no problem in financing the building.

No one spoke in opposition.

After consideration Dr. Calderon made a motion to overrule the recommendation of the Planning Commission and rezone the property to "B-2" business district. The motion was seconded by Mr. Torres. On roll call the motion, carrying with it the passage of the following Ordinance, prevailed by the following vote: AYES: McAllister, Calderon, Burke, Cockrell, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: James.

AN ORDINANCE 37,987

AMENDING CHAPTER 42 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 16 AND 17, BLK. 2, NCB 12812 FROM TEMPORARY "A" SINGLE FAMILY RESIDENTIAL DISTRICT TO "B-2" BUSINESS DISTRICT.

* * * *

69-45 Next heard was Zoning Case 3745 to rezone Lots 9, 10 and 11, Blk. 51, NCB 8004 from "B" Two Family Residential District to "B-3" Business District, located southwest of the intersection of Zarzamora Street and Linden Avenue; having 75' on Linden Avenue and 125' on Zarzamora Street.

Mr. Steve Taylor, Planning Commission Director, explained the proposed change which the Planning Commission recommended be denied by the City Council. He added that the Commission, however, recommended the property be rezoned to "B-2" rather than "B-3".

Mr. Gilbert Gonzales, attorney representing Mr. Jesus Torres, stated that the applicant presently lives in the house. He would like to change the interior and convert it into a lounge. The outside of the building will remain the same except for signs. He stated that there was only one neighbor in opposition because they feel it will be a nuisance and lessen the value of the property. He stated that his client is willing to comply with any request of the City Council to place a fence between property lines to avoid problems. He added that this property is located only one block from another property which is zoned "B-3" and one block from property zoned for manufacturing. The lot next to the property in question is zoned "F" Local Retail.

Mr. Steve Taylor, in answer to questions, explained that the Planning Commission's recommendation was in accordance with the so-called decision made at the Harlandale hearing that the property along Zarzamora Street from Southcross south for about twelve blocks be recommended for "B-2" zoning. The Planning Commission would not recommend "B-3" for this area of the street because of the residences abutting the properties fronting the street.

After consideration Mr. Trevino made a motion that the request for "B-3" zoning be denied and that the recommendation of the Planning Commission to rezone the property to "B-2" Business District be upheld. The motion was seconded by Dr. Calderon. On roll call the motion, carrying with it the passage of the following Ordinance, prevailed by the following vote: AYES: McAllister, Calderon, Burke, Cockrell, Nielsen, Trevino, Hill; NAYS: None; ABSENT: James; ABSTAINED: Torres.

Mr. Torres stated that he was abstaining because Mr. Gilbert Gonzales is his law partner.

AN ORDINANCE 37,988

AMENDING CHAPTER 42 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 9, 10 AND 11, BLK. 51, NCB 8004 FROM "B" TWO FAMILY RESIDENTIAL DISTRICT TO "B-2" BUSINESS DISTRICT.

* * * *

Mayor McAllister was obliged to leave the meeting and Mayor Pro-Tem Cockrell presided.

69-45 Next heard was Zoning Case 3669 to rezone Lot 7, Blk. 6, NCB 12633 from "A" Single Family Residential District to "B-2" Business District and Lots 3 and 6, Blk. 6, NCB 12633 from "A" Single Family Residential District to "R-3" Multiple Family Residential District, located on the north side of St. Hedwig Road (E. Houston), 390' west of Upland Road, having 630.09' on St. Hedwig Road and a depth of 150', the "B-2" being on the west 100' and the "R-3" being on the remaining portion.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be approved.

No one spoke in opposition.

After consideration on motion of Mr. Hill, seconded by Mr. Trevino, the recommendation of the Planning Commission was approved by the following vote: AYES: Calderon, Burke, Cockrell, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James.

After the above action was taken, Mrs. E. F. Krafft, 4127 E. Houston, stated that she wished to be heard in connection with the foregoing zoning case.

Not having been given an opportunity to be heard, on motion of Dr. Calderon, seconded by Mr. Hill, the Council agreed to reconsider the case. The motion prevailed by the following vote: AYES: Calderon, Burke, Cockrell, Nielsen, Trevino, Hill; NAYS: Torres; ABSENT: McAllister, James.

Mr. Bernard Kost, a partner in the firm of Dreyfus and Kost, Realty, stated the property is located on the north side of East Houston Street, which is also known as St. Hedwig Road. He reviewed the zoning of the surrounding property which is zoned "B-2", "B-3", "J" Commercial and "F" Local Retail. They did not feel that the property is good for single family residential development. Across Houston Street and before going into the residential area is a sixty foot oil company easement. The Planning Commission requests that part of the property be rezoned "B-3" but reduced to 100 foot frontage on Houston Street, which they agreed to do. They proposed to develop the "B-2" property into a nursing home and convalescent center. The "R-3" is for an apartment project for the elderly.

Mrs. E. F. Krafft stated that there is already too much traffic on Houston Street and felt that development of the project would lower the values of their property. She stated that at the Planning Commission hearing she was told that her property had already been rezoned.

Mr. Steve Taylor explained that there was an error at that hearing in making such a statement. The property that was already rezoned is the one across Upland Street from Mrs. Krafft's property. Her property is still zoned for residential purposes and will remain so unless she makes application for a change.

After consideration on motion of Mr. Hill, seconded by Mr. Trevino, the recommendation of the Planning Commission was approved by passage of the following Ordinance by the following vote: AYES: Calderon, Burke, Cockrell, Neilsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James.

AN ORDINANCE 37,989

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 7, BLK. 6, NCB 12633 FROM "A" SINGLE FAMILY RESIDENTIAL DISTRICT TO "B-2" BUSINESS DISTRICT AND LOTS 3 AND 6, BLK. 6, NCB 12633 FROM "A" SINGLE FAMILY RESIDENTIAL DISTRICT TO "R-3" MULTIPLE FAMILY RESIDENTIAL DISTRICT.

* * * *

69-45 Next heard was Zoning Case 3681 to rezone Lots 72 and 73, NCB 11627 from "A" Single Family Residential District to "B-3" Business District, Lots 72 and 73 being located on the northeast side of Fredericksburg Road between Callaghan Road and Mockingbird Road, having 616.11' on Fredericksburg Road, 177.76' on Mockingbird Road and 501.3' on Callaghan Road.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be approved by the City Council.

No one spoke in opposition.

After consideration on motion of Mr. Burke, seconded by Mr. Trevino, the recommendation of the Planning Commission was approved by the passage of the following Ordinance by the following vote: AYES: Calderon, Burke, Cockrell, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James.

AN ORDINANCE 37,990

AMENDING CHAPTER 42 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 72 AND 73, NCB 11627.

* * * *

69-45 Mayor Pro-Tem Cockrell was obliged to leave the meeting and Councilman Dr. Calderon presided over the meeting as Acting Mayor.

69-45 Next heard was Zoning Case 3752 to rezone the south irregular 123.95' of Lot 2, Blk. 2, NCB 12954, being that portion not presently zoned "R-3" from "B" Two Family Residential District to "R-3" Multiple Family Residential District, and the south irregular 45.95' of Lot 5, Blk. 1, NCB 12953, being that portion not presently zoned "B-2" Business District, from "B" Two Family Residential District to "B-2" Business District, Lot 2 being located 150' east of Chaucer Avenue, 150' north of Amber Place and Lot 5 being located on the west side of S. Flores Street, 228' north of the cutback to Amber Place, having 45.95' on S. Flores and a maximum depth of 219.20'.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be approved by the City Council.

No one spoke in opposition.

Mr. Taylor explained that the Planning Commission recommended that the applicant build a solid 6' screen fence along the south and west property lines for protection of the neighbors, and also a 5' non-access easement along the alley.

After consideration Mr. Trevino made a motion that the recommendation of the Planning Commission be approved, provided that a solid 6' screen fence be constructed along the south and west property lines for protection of the residences, and that a 5' non-access easement be placed along the alley. The motion was seconded by Mr. Hill. On roll call the motion, carrying with it the passage of the following Ordinance, prevailed by the following vote: AYES: Calderon, Burke, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James, Cockrell.

October 16, 1969

-13-

AN ORDINANCE 37,991

AMENDING CHAPTER 42 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 THE SOUTH IRREGULAR 123.95' OF LOT 2, BLK. 2, NCB 12954 AND THE SOUTH IRREGULAR 45.95' OF LOT 5, BLK. 1, NCB 12953, PROVIDED HOWEVER THAT A SOLID 6' SCREEN FENCE BE CONSTRUCTED ALONG THE SOUTH AND WEST PROPERTY LINE AND THAT A 5' NON-ACCESS EASEMENT BE PLACED ALONG THE PROPERTY ABUTTING THE ALLEY.

* * * *

69-45 Next heard was Zoning Case 3706 to rezone Lot 34, Blk. 5-B, NCB 11958, from "A" Single Family Residential District to "B-3" Business District, Lot 34 being located northeast of the intersection of Slavin Avenue and Hallmark Drive, having 290' on Slavin Avenue and 450.6' on Hallmark Drive.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be approved by the City Council.

No one spoke in opposition.

After consideration on motion of Mr. Hill, seconded by Mr. Trevino, the recommendation of the Planning Commission was approved by the passage of the following Ordinance by the following vote: AYES: Calderon, Burke, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James, Cockrell.

AN ORDINANCE 37,992

AMENDING CHAPTER 42 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 34, BLK. 5-B, NCB 11958 FROM "A" SINGLE FAMILY RESIDENTIAL DISTRICT TO "B-3" BUSINESS DISTRICT.

* * * *

October 16, 1969

-14-

69-45 Next heard was Zoning Case 3714 to rezone 0.669 acres out of Lots 42 and 43, NCB 12116, being further described by field notes filed in the Office of the Planning Department from "A" Single Family Residential District to "B-3" Business District, being located northwest of the intersection of Perrin-Beitel Road and N.E. Loop Expressway; having 57.58' on N. E. Loop Expressway, 228.15' on Perrin-Beitel Road and 135.09' on the cutback between these two roads.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be approved by the City Council.

No one spoke in opposition.

After consideration on motion of Dr. Nielsen, seconded by Mr. Trevino, the recommendation of the Planning Commission was approved by passage of the following ordinance by the following vote: AYES: Calderon, Burke, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James, Cockrell.

AN ORDINANCE 37,993

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS 0.669 ACRES OUT OF LOTS 42 AND 43, NCB 12116, BEING FURTHER DESCRIBED BY FIELD NOTES FILED IN THE OFFICE OF THE PLANNING DEPARTMENT, FROM "A" SINGLE FAMILY RESIDENTIAL DISTRICT TO "B-3" BUSINESS DISTRICT.

* * * *

69-45 Next heard was Zoning Case 3735 to rezone Lot 39-A, Blk. 25, NCB 8948 from "E" Office District to "B-3" Business District, Lot 39-A being located on the north side of S. W. Military Drive, 50' east of Garnett Avenue; having 75.0' on S.W. Military Drive and a depth of 147.5'.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be approved by the City Council.

No one spoke in opposition.

After consideration on motion of Mr. Trevino, seconded by Dr. Nielsen, the recommendation of the Planning Commission was approved by the passage of the following ordinance by the following vote: Calderon, Burke, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James, Cockrell.

AN ORDINANCE 37,994

AMENDING CHAPTER 42 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 39-A, BLK. 25, NCB 8948 FROM "E"
 OFFICE DISTRICT TO "B-3" BUSINESS DISTRICT.

* * * *

69-45 Next heard was Zoning Case 3754 to rezone Lot 13,
 Blk. 5, NCB 8935 from "E" Office District and "F" Local Retail
 District to "B-3" Business District, Lot 13 being located north-
 west of the intersection of S. W. Military Drive and Nock
 Avenue, having 120' on S. W. Military and 150.4' on Nock
 Avenue.

Mr. Steve Taylor, Planning Director, explained the
 proposed change which the Planning Commission recommended be
 approved by the City Council.

No one spoke in opposition.

After consideration on motion of Mr. Hill,
 seconded by Mr. Trevino, the recommendation of the Planning
 Commission was approved by the passage of the following ordinance
 by the following vote: AYES: Calderon, Burke, Nielsen, Trevino,
 Hill, Torres; NAYS: None; ABSENT: McAllister, James, Cockrell.

AN ORDINANCE 37,995

AMENDING CHAPTER 42 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 13, BLK. 5, NCB 8935 FROM "E" OFFICE
 DISTRICT AND "F" LOCAL RETAIL DISTRICT TO
 "B-3" BUSINESS DISTRICT.

* * * *

69-45 Next heard was Zoning Case 3757 to rezone Lots 6
 and 7, NCB 14076 and Lots 17 and 18, NCB 14078 from "R-2" Two
 Family Residential District to "B-1" Business District, and the
 north 277.5' of Lots 23A and 23B, NCB 11529 from "R-3" Multiple
 Family Residential District to "B-2" Business District.

Lots 6 and 7 are located S.W. of the intersection of Sherrilbrook Road and Bandera Road, having 142.92' on Sherrilbrook Road and 188.87' on Bandera Road. Lots 17 and 18 are located S. E. of the intersection of Sherrilbrook Road and Bandera Road, having 146.95' on Sherrilbrook Road and 178.77' on Bandera Road. The north 277.5' of Lots 23A and 23B is located on the southwest side of Bandera Road, 178.77' southeast of Sherrilbrook Road, having 452.93' on Bandera Road and a depth of 277.5'.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be approved by the City Council.

No one spoke in opposition.

After consideration on motion of Dr. Nielsen, seconded by Mr. Hill, the recommendation of the Planning Commission was approved by the passage of the following ordinance by the following vote: AYES: Calderon, Burke, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James, Cockrell.

AN ORDINANCE 37,996

AMENDING CHAPTER 42 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 6 AND 7, NCB 14076 AND LOTS 17 AND 18, NCB 14078 FROM "R-2" TWO FAMILY RESIDENTIAL DISTRICT TO "B-1" BUSINESS DISTRICT, AND THE NORTH 277.5' OF LOTS 23A AND 23B, NCB 11529 FROM "R-3" MULTIPLE FAMILY RESIDENTIAL DISTRICT TO "B-2" BUSINESS DISTRICT.

* * * *

69-45 Next heard was Zoning Case 3762 to rezone Lot 92, NCB 11882 from "A" Single Family Residential District to "O-1" Office District, Lot 92 being located northwest of the intersection of Teak Lane and Sunset Road, having 596.75' on Sunset Road and 75.83' on Teak Lane.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be approved by the City Council.

No one spoke in opposition.

After consideration on motion of Mr. Hill, seconded by Dr. Nielsen, the recommendation of the Planning Commission was approved by the passage of the following ordinance by the following vote: AYES: Calderon, Burke, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, Cockrell, James.

AN ORDINANCE 37,997

AMENDING CHAPTER 42 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 92, NCB 11882 FROM "A" SINGLE FAMILY RESIDENTIAL DISTRICT TO "O-1" OFFICE DISTRICT.

* * * *

69-45 Next heard was Zoning Case 3763 to rezone Lot 19, Blk. 5, NCB 9796 from "B" Two Family Residential District to "B-2" Business District, Lot 19 being located southeast of the intersection of Gaskin Drive and Blanco Road; having 57.92' on Gaskin Drive and 123.56' on Blanco Road.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be approved by the City Council.

It was brought out that the applicant planned to operate a hearing aid center. Mr. Taylor stated that the matter of off-street parking was discussed by the Planning Commission. It was not a matter of land use but one of whether sufficient land was available to handle the use. They felt the proposed use will not create more traffic as they can use the alley as an entrance to park on the property.

No one spoke in opposition.

After consideration on motion of Mr. Trevino, seconded by Mr. Hill, the recommendation of the Planning Commission was approved by the passage of the following ordinance by the following vote: AYES: Calderon, Burke, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James, Cockrell.

AN ORDINANCE 37,998

AMENDING CHAPTER 42 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 19, BLK. 5, NCB 9796 FROM "B" TWO FAMILY RESIDENTIAL DISTRICT TO "B-2" BUSINESS DISTRICT.

* * * *

69-45 Last heard was Zoning Case 3767 to rezone Lots 54 and 55, Blk. 2, NCB 14132 from "Temporary R-1" Single Family Residential District to "R-6" Town House District, Lots 54 and 55 being located on the west side of Whisper Valley Drive, 158.06' north of Whisper Wind Drive, having 63.76' on Whisper Valley Drive and a maximum depth of 204.85'.

Mr. Steve Taylor, Planning Director, explained the proposed change which the Planning Commission recommended be approved by the City Council.

No one spoke in opposition.

After consideration on motion of Dr. Nielsen, seconded by Mr. Trevino, the recommendation of the Planning Commission was approved by the passage of the following ordinance by the following vote: AYES: Calderon, Burke, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James, Cockrell.

AN ORDINANCE 37,999

AMENDING CHAPTER 42 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 54 AND 55, BLK. 2, NCB 14132 FROM "TEMPORARY R-1" SINGLE FAMILY RESIDENTIAL DISTRICT TO "R-6" TOWN HOUSE DISTRICT.

* * * *

69-45

ANNEXATION

The Clerk read the following ordinance for the first time.

AN ORDINANCE 38,000

PROVIDING FOR THE EXTENSION OF CERTAIN BOUNDARY LINES OF THE CITY OF SAN ANTONIO, TEXAS AND THE ANNEXATION OF CERTAIN TERRITORY CONSISTING OF 60.05 ACRES OF LAND, WHICH SAID TERRITORY LIES ADJACENT TO AND ADJOINS THE PRESENT BOUNDARY LIMITS OF THE CITY OF SAN ANTONIO.

* * * *

Mr. Steve Taylor, Director of Planning, stated the property is located just off of Callaghan Road south of Ingram Road. It is owned by Mr. Leslie Neal and the action is being taken at his request.

No one spoke in opposition.

On motion of Mr. Trevino, seconded by Mr. Hill, the ordinance was passed and approved for publication only, by the following vote: AYES: Calderon, Burke, Nielsen, Trevino, Hill, Torres; NAYS: None; ABSENT: McAllister, James, Cockrell.

69-45

HOME IMPROVEMENT LICENSING BOARD

Assistant City Manager Douthit recommended the Council should consider making appointments to the Home Improvement Licensing Board as the ordinance regulating home improvements contractors will become effective on November 12, 1969.

Mr. Douthit was asked to see that a press release is issued advising contractors that the ordinance will be effective next month and that they should make application for their license with the Department of Housing and Inspections.

69-45

CITIZENS TO BE HEARD

Mr. Ramon Rodriguez, Jr., 603 S. W. 39th Street, spoke concerning his petition submitted last week for correction of drainage conditions on the west side. He suggested that they not wait until bond money is available, but that the City do some work with surplus funds and City equipment and personnel. He asked that the City open drainage ditches and reroute the water to the Leon Creek.

He also spoke about park facilities at Pablo's Grove which only has facilities for having a barbeque.

October 16, 1969

-20-

jg

Acting Mayor Dr. Herbert Calderon asked the City Manager to have the Public Works Director go over the engineering aspects of the problem.

City Manager Henckel advised that they are presently going over the engineering plans. State law sets out the provisions of where water is to drain. The City has been doing what it can with the money available. The Public Works Department has a bad enough time keeping up with its maintenance program alone without trying to do capital improvement work.

Councilman Trevino asked about the temporary pedestrian bridge which had been suggested to be used on Zarzamora Street.

City Manager Henckel advised that the bridge is still in storage and he will give the matter immediate attention and report to the Council.

69-45

SAN ANTONIO POLICE OFFICERS ASSOCIATION

Mr. A. R. "Abe" Flores, President of the San Antonio Police Officers Association, read the following letter to the City Council:

Mayor Walter W. McAllister
All City Council Members

October 14, 1969

Dear Mayor McAllister:

Speaking on behalf of the San Antonio Police Officers' Association, I would like to go on record and state that at a open meeting of the San Antonio Police Officers' Association, held at Billy's Restaurant on Monday, October 13, 1969, it was voted unanimously that I come before you and request that you retain Mr. Gerald C. Henckel as our City Manager.

We feel that in the two years that Mr. Henckel has been our City Manager, employee benefits have progressed more than they have under any other City Manager in the history of our City Charter.

To lose a great man, as Mr. Henckel surely is, would be a step backwards in the great amount of progress our city has made under his leadership as City Manager.

I thank you for the opportunity to express my feelings and the feelings of the San Antonio Police Officers.

* * * *

He asked the Council to remember the letter in part at its special meeting next Monday.

October 16, 1969

-21-

jg

Councilman Torres stated that he took pride that Police Officers, as City employees, have taken a stand in the matter. He pledged that he will stand behind Mr. Henckel as he felt that he is a competent City Manager.

Mr. Torres also commented that Local 1095, the Sanitation Workers' Union, also supports Mr. Henckel. He ventured to say there are 4,000 City employees who are behind their City Manager.

69-45 Rev. Larry Matula, 2610 Perez Street, stated he was a former member of the Turnkey III Committee and was speaking as a private citizen. He said he found it difficult to understand the Council reversing its stand.

He hoped that the Council would remain open to suggestions that may come to them as a substitute in relation to home ownership projects.

69-45 Mr. Clayton Russell, 122 San Rafael, spoke to the Council concerning what other cities had been doing in the way of capital improvements and urged the Council to call a bond issue election.

69-45 Mr. Raul Rodriguez, 719 Delgado, spoke in behalf of City Manager Henckel as the first to recognize minority groups and felt he was too valuable to be released.

He then spoke concerning the Model Cities Welfare Rights Organization. He stated he was asked to attend the Welfare CRC on October 13. They have under consideration a day care program. The committee is supposed to be composed of fifteen persons. All the members did not attend and the discussion was not in depth. Some left before the meeting ended. There was an attempt to pass the matter to another committee. He finds there are a number of high paying jobs in the program which are not in line with local economic conditions. The program adds up to \$367,000 but they were granted \$473,000. There is over \$100,000 laying around. He felt the matter should be studied with great care when it comes before the Council for approval.

69-45 Mr. M. Coronado Sanchez, retired citizen, stated he was speaking on behalf of a good number of young people who try hard to have home ownership. He felt their hopes were killed with the abolishment of Turnkey III. He hoped the Council would come up with a substitute program.

69-45 The Clerk read the following letter.

October 16, 1969

Honorable Mayor and Members of the City Council
City of San Antonio, Texas

Gentlemen and Madam:

The following petition was received by my office and forwarded to the City Manager for investigation and report to the City Council.

10-9-69 Petition of Mrs. W. W. Cooley, complaining that 37th Street has been built up to a point where water runs over her property and floods homes rather than flowing down the street to Castroville Road.

/s/ J. H. INSELMANN
City Clerk

* * *

There being no further business to come before the Council, the meeting adjourned.

A P P R O V E D:

W. W. McAllister
M A Y O R

ATTEST:

J. H. Inselmann
C i t y C l e r k

October 16, 1969

-23-

jg

1951

