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First Res. 2004-08-07

Last Ord 98892

Part Res. 2004-08-08

**Agenda  
City Council Meeting  
Municipal Plaza Building  
City Hall Complex  
103 Main Plaza  
San Antonio, Texas 78205  
February 26, 2004**

*At any time during the "B" Session or the Regular City Council Meeting, the City Council may meet in executive session for consultation concerning attorney-client matters (real estate, litigation, contracts, personnel and security).*

I. The City Council will convene for a "B" Session in the City Council Chamber of the Municipal Plaza Building at 9:30 A.M. for the following:

Discussion regarding proposed ballot language for special election to be called for Saturday, May 15, 2004, for the purpose of amending the Charter of the City of San Antonio. [Presented by Andrew Martin, City Attorney; Terry M. Brechtel, City Manager]

II. The City Council will convene in Council Chambers, Municipal Plaza Building in a Regular Council Meeting at 1:00 P.M.

- 1. Invocation by Father Phillip Henning, Divine Providence Catholic Church, and Pledge of Allegiance.
- 2. Ceremonial Items.

**DISABILITY ACCESS STATEMENT**

This meeting is wheelchair accessible. The accessible entrance is located at 103 Main Plaza. Accessible parking spaces are located at City Hall, 100 Military Plaza. Auxiliary aids and services are available upon request (interpreters for the deaf must be requested forty-eight (48) hours prior to the meeting) by calling (210) 207-7245 V/TTY for assistance. Closed captioning is available on broadcasts of the Council meetings on 21-TVSA.

Questions regarding this agenda notice should be directed to the City Agenda Coordinator at 207-7080.

**THE FOLLOWING ITEMS WILL BE CONSIDERED AT THE TIMES INDICATED:**

3. 2:00 P.M. – Public Hearing and Consideration of the following Zoning Cases: [Presented by Florencio Peña, Director, Development Services; Christopher J. Brady, Assistant City Manager]

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A. ZONING CASE NUMBER Z2004004: The request of City of San Antonio, Historic Preservation Office, Applicant, for Helen Sanchez, Owner(s), for a change in zoning to designate Historic Significance on Lot 17, Block 4, NCB 6203, 717 East Woodlawn Avenue. Staff's recommendation was for approval. Zoning Commission has recommended approval. (Council District 1)

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B. ZONING CASE NUMBER Z2004025: The request of Shiloh Baptist Church, Applicant, for Shiloh Baptist Church, Owner(s), for a change in zoning from "RM-4 EP-1" Residential Mixed Facility Parking/Traffic Control District to "RM-4 EP-1 C " Residential Mixed Facility Parking/Traffic Control District with a conditional use for a noncommercial parking lot on the east 47.65 feet of Lot 5, Block 3, NCB 1519; and Lot 17, Block 6, NCB 1522, 918 and 924 Hedges. Staff's recommendation was for approval. Zoning Commission has recommended approval. (Council District 2)

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C. ZONING CASE NUMBER Z2003173-17: The request of City of San Antonio, Applicant, for Multiple Property Owners, Owner(s), for a change in zoning from "DR" Development Reserve to "FR" Farm and Ranch on NCB 11166, P-30A, P-30B, P-31B and P-31C; and CB 4005, P-31, P-31B, P-32D, P-32E, and P-32F, P-33A, P-45, P-52, P-52A, P-53, P-54, P-55, ABS 15; and CB 4006, P-5, P-5A, and P-6, ABS 3, property generally bound by Pleasanton Road to the west and Mitchell Lake to the east. Staff's recommendation was for approval. Zoning Commission has recommended approval. (Council District 3)

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D. ZONING CASE NUMBER Z2004026: The request of Fieldstone Communities, Applicant, for Lakeside Properties, Ltd., Owner(s), for a change in zoning from "I-1" General Industrial District and "C-3 R" General Commercial Restrictive Alcoholic Sales District to "R-5" Residential Single-Family District on 53.482 acres out of NCB 15329 and 43.908 acres out of NCB 15849, south of Vista West Drive between Hunt Lane and Ingram Road. Staff's recommendation was for approval. Zoning Commission has recommended approval. (Council District 6)

Continued  
for  
next p.

E. ZONING CASE NUMBER Z2003089: The request of Earl & Brown, P.C., Applicant, for Judith N. Morton; Contact: Sam Parnes, Owner(s), for a change in zoning from "R-6" Residential Single-Family District to "C-2" Commercial District on a portion of the Oakland Estates Subdivision being Lot 15, Block 5, NCB 14705 and a portion of the Gustav Eckhert Estates Subdivision being part of P-37K and P-64 and all of P-65, Block 2, NCB 14864, approximately 5.4 acres, northwest side of Huebner Road at its intersection with U.S.A.A Boulevard. Staff's recommendation was for approval. Zoning Commission has recommended approval. (Council District 8)

*Continued for Mar. 25*  
F. ZONING CASE NUMBER Z2003090: The request of Earl & Brown, P.C., Applicant, for Judith N. Morton; Contact: Sam Parnes, Owner(s), for a change in zoning from "R-6" Residential Single-Family District to "C-2" Commercial District (22.44 acres) and "C-3R" General Commercial District, Restrictive Alcoholic Sales (3.47 acres) on 25.91 acres of land out of Block 2, NCB 14864, North of Huebner Road, south of Prue Road and west of the proposed New Prue Road. Staff's recommendation was for approval. Zoning Commission has recommended approval. (Council District 8)

*Continued for Mar. 25*  
G. ZONING CASE NUMBER Z2003101C S: The request of J. Allen Family Partner, Ltd., Applicant, for Rogers Shavano Ranch, Ltd., Owner(s), for a change in zoning from "C-2 ERZD" Commercial Edwards Recharge Zone District to "C-2 NA ERZD C S" Commercial Non-Alcoholic Sales Edwards Recharge Zone District with a conditional use for a mini-storage facility and specific use authorization for a mini-storage facility exceeding 2.5 acres on a 5.6-acre tract of land out of NCB 17627, southwest of De Zevala and Old Lockhill-Selma Road (not open for public access). Staff's recommendation was for approval. Zoning Commission has recommended approval with staff's conditions. (Council District 8)

*Public*  
3:00 P.M. – Second Public Hearing on the voluntary annexation of Fossil Creek Commercial Tract. [Presented by Emil R. Moncivais, Director, Planning; Jelyne LeBlanc Burley, Assistant City Manager]

5. 5:00 P.M. – Citizens to Be Heard.

6. 6:00 P.M. – Consideration of the following Ordinances:

*98892*  
A. An Ordinance ordering a joint special election to be held on Saturday, May 15, 2004 in the City of San Antonio, Bexar County, Texas, for the purpose of amending the Charter of the City of San Antonio. [Presented by Yolanda Ledesma, Acting City Clerk; Erik J. Walsh, Assistant to the City Manager]

*Postponed*  
B. An Ordinance adopting regulations relating to political contributions and political expenditures for campaigns for election to the San Antonio City Council. [Presented by Andrew Martin, City Attorney; Terry M. Brechtel, City Manager]

**THE FOLLOWING ITEMS MAY BE CONSIDERED AT ANY TIME DURING THE REGULAR COUNCIL MEETING:**

**CONSENT AGENDA**

**Items Concerning the Purchase of Equipment, Supplies and Services**

*98878*  
An Ordinance accepting the low responsive bid submitted by Utility Trailer Sales Southeast Texas, Inc. to provide the City of San Antonio Public Works Department's Trucking Efficiency Program with half round end dump trailers for a total amount of \$79,317.00. [Presented by Janie B. Cantu, Director, Purchasing & General Services; Erik J. Walsh, Assistant to the City Manager]

9882

An Ordinance accepting the proposal submitted by Wheeled Coach Industries, Inc., utilizing the Texas Buyboard, to provide the City of San Antonio Fire Department with fifteen (15) ambulances for a total amount of \$1,148,900.00. [Presented by Janie B. Cantu, Director, Purchasing & General Services; Erik J. Walsh, Assistant to the City Manager]

**Capital Improvement Items**

98879

An Ordinance selecting Nored Architecture (WBE/SBE) to provide professional architectural services in connection with the Friedrich Park Improvements Project, located in Council District 8; authorizing the negotiation and execution of a professional services contract in an amount not to exceed \$37,400.00; authorizing \$5,610.00 for miscellaneous architect contingency expenses; authorizing \$1,500.00 for bid advertising/printing expenses, for a total amount of \$44,510.00 from 1999-2004 Park Bond funds; appropriating funds; and providing for payment. [Presented by Malcolm Matthews, Director, Parks and Recreation; Christopher J. Brady, Assistant City Manager]

98883

An Ordinance amending the professional services contract and authorizing Community Development Block Grant (CDBG) funds in an amount not to exceed \$7,500.00 payable to Gould Evans Associates, P.L.L.C., for architectural services in connection with the Crockett Park Improvements CDBG Project, located in Council District 1; authorizing \$1,130.00 for architect contingency expenses; authorizing \$2,500.00 for mandatory project fees; authorizing \$1,500.00 for bid advertising/printing expenses, for a total amount of \$12,630.00; revising the project budget; appropriating funds; and providing for payment. [Presented by Malcolm Matthews, Director, Parks and Recreation; Christopher J. Brady, Assistant City Manager]

98884

An Ordinance authorizing \$15,650.00 to C.F. Zavala Group, Inc. (SBE/MBE/WBE) to provide landscape architecture services under an existing professional services contract in connection with the Spicewood Park Improvements Project, located in Council District 4; authorizing \$2,350.00 for miscellaneous landscape architect contingency expenses, for a total amount of \$18,000.00 from 1999-2004 Park Bond funds; revising the project budget; appropriating funds; and providing for payment. [Presented by Malcolm Matthews, Director, Parks and Recreation; Christopher J. Brady, Assistant City Manager]

98885

An Ordinance authorizing the execution of a Take-Over Agreement with Gulf Insurance Corporation as Surety for the defaulting contractor Big-Tex Contractors, Inc., to complete the Pearsall Park Renovation Project, located at 5150 Pearsall Road in Council District 4; and providing for an immediate effective date. [Presented by Malcolm Matthews, Director, Parks and Recreation; Christopher J. Brady, Assistant City Manager]

**Miscellaneous**

98880

13. An Ordinance changing the street name of the portion of Maltsberger Lane between Country Parkway and Heimer Road to "Country Parkway". [Presented by Florencio Peña, Director, Development Services; Christopher J. Brady, Assistant City Manager]

**Board, Commissions and Committee Appointments.**

98881

14. Consideration of the following board appointment: [Presented by Yolanda Ledesma, Acting City Clerk; Erik J. Walsh, Assistant to the City Manager]

An Ordinance appointing Jessica Alonso (District 5) to the San Antonio Youth Commission for a term of office to expire on June 1, 2005.

**ITEMS FOR INDIVIDUAL CONSIDERATION**

98890

15. Staff Briefing of the Medical Center Area Parking Demand and Traffic Modeling Study. [Presented by Thomas G. Wendorf, Director, Public Works; Melissa Byrne Vossmer, Assistant City Manager]

98890

16. An Ordinance adopting the "2000 International Residential Code for One and Two Family Dwellings," and local amendments; providing for a fine not to exceed \$500.00 and providing for publication. [Presented by Florencio Peña, Director, Development Services; Christopher J. Brady, Assistant City Manager]

98891

17. An Ordinance amending the land use plan contained in the Southside Initiative Community Plan, a component of the Master Plan of the City, by changing the use of approximately 117 acres bound by Union Pacific Railroad to the north, Southton Road to the south, and I.H. 37 approximately 1150 feet to the east, more specifically described as NCB 16624, Block 3, the North Irregular Portion of TR-3, the South Portion of Tract 4, and TR-9 located directly north of the intersection of Henze Road and Southton Road in Council District 3 from Rural Living Land Use to Urban Living Land Use. Staff's recommendation is for approval. The Planning Commission recommends denial. [Presented by Emil R. Moncivais, Director, Planning; Jelynn LeBlanc Burley, Assistant City Manager]

Rec. 2004-08-07

18. A Resolution supporting the development and construction of the Villas at Costa Biscaya Project, located in the 5400 block of Eisenhower Road in Council District 2, in compliance with the Texas Department of Housing and Community Affairs requirement for a development which is located within one (1) linear mile of an existing development; as requested by Councilman Joel Williams, District 2.

Rec. 2004-08-08

19. A Resolution supporting the development and construction of the Villas at Costa Cadiz Project, located in the 2800 block of W.W. White Road in Council District 2, in compliance with the Texas Department of Housing and Community Affairs requirement for a development which is located within one (1) linear mile of an existing development; as requested by Councilman Joel Williams, District 2.

20. Travel Authorization for Councilman Art A. Hall, District 8, who will travel to Washington, D.C., from Wednesday, March 3, 2004 to Tuesday, March 9, 2004 to attend the National League of Cities Conference from March 3-8, 2004 and the Greater San Antonio Chamber of Commerce SA to DC trip to meet with legislators on key issues on San Antonio from March 8-9, 2004.

*Approval*  
21. Travel Authorization for Councilman Carroll W. Schubert, District 9, who will travel to Washington, D.C., to attend the Greater San Antonio Chamber of Commerce SA to DC trip to meet with legislators on key issues on San Antonio from Sunday, March 7, 2004 to Wednesday, March 10, 2004.

*Approval*  
22. Travel Authorization for Councilman Christopher "Chip" Haass, District 10, who will travel to Washington, D.C., from Friday, March 5, 2004 to Wednesday, March 10, 2004 to attend the National League of Cities Conference from March 5-8, 2004 and the Greater San Antonio Chamber of Commerce SA to DC trip to meet with legislators on key issues on San Antonio from March 8-10, 2004.

23. City Manager's Report.

24. The City Council will recess into an executive session to discuss the following:

*Pulled*  
Discuss acquisition and disposition of an interest in real property for warehouse, office, service center, and related uses, pursuant to Texas Government Code Section 551.072 (deliberation on the purchase, exchange, lease, or value of real property).