

REGULAR MEETING OF THE CITY COUNCIL
OF THE CITY OF SAN ANTONIO HELD IN
THE COUNCIL CHAMBER, CITY HALL, ON
THURSDAY, AUGUST 10, 1978.

* * * *

The meeting was called to order at 1:00 P.M., by the presiding officer, Mayor Lila Cockrell, with the following members present: CISNEROS, DUTMER, WING, EURESTE, ORTIZ, ALDERETE, PYNDUS, HARTMAN, STEEN, COCKRELL; Absent: WEBB.

78-36 The invocation was given by The Reverend Monsignor William C. Martin, Our Lady of Grace Catholic Church.

78-36 Members of the City Council and the audience joined in the Pledge of Allegiance to the flag of the United States.

78-36 The minutes of the meeting of August 3, 1978, were approved.

78-36 The following Ordinances were read by the Clerk and after consideration, on motion made and duly seconded, were each passed and approved by the following vote: AYES: Cisneros, Dutmer, Wing, Eureste, Pyndus, Steen, Cockrell; NAYS: None; ABSENT: Webb, Ortiz, Alderete, Hartman.

AN ORDINANCE 49,666

ACCEPTING THE LOW QUALIFIED BID OF LOYD ELECTRIC CO. FOR INSTALLATION OF RUNWAY AND TAXIWAY LIGHTING AT STINSON MUNICIPAL AIRPORT IN THE SUM OF \$72,705.30; AUTHORIZING EXECUTION OF A STANDARD PUBLIC WORKS CONTRACT; ESTABLISHING A BUDGET; AND APPROPRIATING \$89,204.00 AND AUTHORIZING PAYMENTS OF \$72,705.30 TO LOYD ELECTRIC CO., \$3,635.00 FOR CONTINGENT CONSTRUCTION EXPENSES, \$12,250.00 TO LODAL & BAIN ENGINEERS INC., AND \$613.00 FOR CONTINGENT ENGINEERING EXPENSES.

* * * *

AN ORDINANCE 49,667

MANIFESTING THE GRANTING OF AN OPTION TO LEIF ZARS d/b/a SECURITY AIRPARK FOR THE LEASE OF 428,152 SQUARE FEET OF LAND AT INTERNATIONAL AIRPORT AND PROVIDING FOR A LEASE AGREEMENT.

* * * *

AN ORDINANCE 49,668

AUTHORIZING EXECUTION OF A GROUND LEASE AT SAN ANTONIO INTERNATIONAL AIRPORT TO ALCOR, INC.

* * * *

MR. PHIL PYNDUS: Thank you, Mayor. First of all I would like to congratulate you on obtaining such a high financial rating, but I would like to carry it one step farther, if I may. Whenever we receive such a high financial rating it reduces our cost of interest and reducing that cost reduces the cost to the citizens of this service. I've always wondered why our City does not have such a high rating as the Public Service Utility does, and I would like, Mayor, to institute from the Council level a review of how this rating was obtained. Your statement must be strong and I'm wondering if we could have the same sort of a statement that could get such a high rating.

MAYOR COCKRELL: We have identical ratings.

MR. PYNDUS: We do have the same ratings?

MAYOR COCKRELL: Yes, double A. I want you to be happy because the City has double A and the City Public Service has double A.

MR. PYNDUS: I would like to continue that if we may.

MAYOR COCKRELL: Well, we have good financial management. All right, Dr. Cisneros.

DR. HENRY CISNEROS: Mr. Freeman, I just want to, again, compliment you on the rate. It looks to be very, very good in comparison with what is going on around the country. Again, it's indicative of the financial management of CPS, you, in a great measure are responsible for that, personally. But how is it that a AAA utility would end up with a higher bond rating, rather a higher interest rate, interest cost.

MR. FREEMAN: Well, there are two things, one of them is, of course, well, there are more than two, but there are two main things. I guess the biggest thing is the timing on the market. As I say, there has been a better bond market, yesterday and today, than we've had recently. The interest rates have been higher and we were fortunate in the timing. The other thing I believe that has worked very well for us in our past bids is that our bonds are held in very high esteem in the market. They do command a great deal of market interest whenever they sell and the more interest they can get, of course, the better sale and the lower rates that we can get. So, I think that these are two of the main things that help the rate.

DR. CISNEROS: All the interests costs that you cited in recent bond lettings were larger or higher than our own. Were there others that were lower just to get a feel for whether we were in the middle or.....

MR. FREEMAN: There were some others that I think were - wasn't there a nine million

MR. SPRUCE: (From the audience - inaudible)

DR. CISNEROS: They were what? I see municipal bonds.

MR. FREEMAN: The size of the issue, obviously, does have something to do with it too, but I don't believe that the size of the issue would make that much difference. The length of the issue has something to do with it, longer issues would normally have a slightly higher rate. But, that is one reason that in our financing plan we try to stick with issues of about \$75 million instead of trying to go for say \$150 million because they are easier to market.

DR. CISNEROS: Well, again, congratulations.

MAYOR COCKRELL: All right, there are three or four citizens that are registered. Mr. Lanny Sinkin.

* * * *

Mr. Lanny Sinkin, Co-Coordinator for Citizens Concerned About Nuclear Power, spoke to the City Council urging them to sell the City's share in the South Texas Nuclear Power Project. He suggested that Council study alternate sources of fuel.

AN ORDINANCE 49,675

MAKING AND MANIFESTING A CONTRACT BETWEEN THE FROST NATIONAL BANK OF SAN ANTONIO AND THE CITY OF SAN ANTONIO, TEXAS, RELATING TO THE MAKING OF LOANS BY SAID BANK TO SAID CITY DURING THE PERIOD BEGINNING AUGUST 1, 1978 AND ENDING JULY 31, 1979, AND TO PAY INTEREST ON DEPOSITS TO SAID CITY FOR SAID FISCAL YEAR.

* * * *

AN ORDINANCE 49,676

MANIFESTING THE CITY'S COMMITMENT TO PARTICIPATE IN THE NEIGHBORHOOD BUSINESS REVITALIZATION PROGRAM CO-SPONSORED BY THE SMALL BUSINESS ADMINISTRATION/ECONOMIC DEVELOPMENT ADMINISTRATION/ HUD AND AUTHORIZING A PAYMENT OF \$30,000 FROM FEDERAL REVENUE SHARING FUNDS TO THE SAN ANTONIO LOCAL DEVELOPMENT COMPANY (LDC), TO BE USED FOR THE LDC'S SHARE IN NBRP LOANS FOR DEVELOPMENT FINANCING.

* * * *

78-36

The Clerk read the following Ordinance:

AN ORDINANCE 49,677

AMENDING ORDINANCE NO. 48191 OF JUNE 30, 1977 EXTENDING THE TERMINATION DAY OF THE LOAN COMMITMENT TO CASINO CLUB LTD. UNTIL AUGUST 1, 1979 AND AUTHORIZING THE CITY MANAGER TO EXECUTE THE EXTENSION AGREEMENT.

* * * *

Mr. Eureste asked that this Ordinance be explained.

Mr. Jimmy Gause, Executive Director of Centro 21, said that this is a loan made for restoration of a downtown building. It became necessary to obtain some funding from private sources to complete the project. This has just been obtained, but it caused a delay in construction time. The City share came from 2nd year Community Development Funds. This was in the City's 1976-1977 fiscal year.

Mr. Eureste said for the record, that in the matter of whether federal dollars must be expended within the year that it is awarded, the City does have a policy of letting funds run beyond the year they were awarded.

After consideration, Dr. Cisneros moved to approve the Ordinance. Mr. Steen seconded the motion. On roll call, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Cisneros, Dutmer, Wing, Eureste, Pyndus, Steen, Cockrell; NAYS: None; ABSENT: Webb, Ortiz, Alderete, Hartman.

78-36 The following Ordinances were read by the Clerk and after consideration, on motion made and duly seconded, were each passed and approved by the following vote: AYES: Cisneros, Dutmer, Wing, Eureste, Alderete, Pyndus, Steen, Cockrell; NAYS: None; ABSENT: Webb, Ortiz, Hartman.

AN ORDINANCE 49,678

APPROPRIATING THE SUM OF \$13,295.00 OUT OF VARIOUS FUNDS FOR THE PURPOSE OF ACQUIRING TITLE AND/OR EASEMENTS TO CERTAIN LANDS; ACCEPTING THE DEDICATION OF EASEMENTS TO CERTAIN LANDS; ALL TO BE USED IN CONNECTION WITH CERTAIN RIGHT-OF-WAY PROJECTS.

* * * *

AN ORDINANCE 49,679

AUTHORIZING THE CITY MANAGER TO EXECUTE FIELD ALTERATION NO. 12, TO THE CONTRACT FOR CONSTRUCTION OF THE WAGNER STREET DRAINAGE PROJECT 58G.

* * * *

78-36

The Clerk read the following Ordinance:

AN ORDINANCE 49,680

ACCEPTING THE LOW QUALIFIED BASE BID AND ALTERNATE NO. 1 OF BILL SHANNON, INC., FOR CONSTRUCTION OF THE FIVE PALMS DRIVE BRIDGE; AUTHORIZING THE CITY MANAGER TO EXECUTE A STANDARD CITY PUBLIC WORKS CONSTRUCTION CONTRACT COVERING SAID CONSTRUCTION; APPROVING THE REPROGRAMMING OF FEDERAL REVENUE SHARING FUNDS TO COVER THE COST OF THE PROJECT; APPROVING A BUDGET FOR THE PROJECT; AND AUTHORIZING PAYMENT AS HEREIN PROVIDED.

* * * *

Councilman Eureste asked that the next time surplus Revenue Sharing Funds are to be used that staff furnish the Council with more information. He said that it might be appropriate to consider use of these surplus funds in a public hearing.

Mayor Cockrell said that the same request should apply to reprogramming of Community Development Funds.

After consideration, Mr. Eureste moved to approve the Ordinance, Dr. Cisneros seconded the motion. On roll call, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Cisneros, Dutmer, Wing, Eureste, Alderete, Pyndus, Steen, Cockrell; NAYS: None; ABSENT: Webb, Ortiz, Hartman.

78-36 The following Ordinances were read by the Clerk and after consideration, on motion made and duly seconded, were each passed and approved by the following vote: AYES: Cisneros, Dutmer, Wing, Eureste, Alderete, Pyndus, Steen, Cockrell; NAYS: None; ABSENT: Webb, Ortiz, Hartman.

AN ORDINANCE 49,681

ACCEPTING THE LOW QUALIFIED BID OF UTILITIES CONSOLIDATED, INC., FOR CONSTRUCTION OF THE HARRY WURZBACH ROAD SANITARY SEWER RELIEF MAIN; AUTHORIZING THE CITY MANAGER TO EXECUTE A STANDARD CITY PUBLIC WORKS CONSTRUCTION CONTRACT COVERING SAID CONSTRUCTION; AUTHORIZING THE TRANSFER OF CERTAIN FUNDS TO COVER THE COST OF THE PROJECT; APPROPRIATING FUNDS TO COVER PROJECT COSTS; APPROVING A BUDGET; AND AUTHORIZING PAYMENT AS HEREIN PROVIDED.

* * * *

AN ORDINANCE 49,682

ACCEPTING THE LOW QUALIFIED BID OF SACC, INC., FOR CONSTRUCTION OF THE ROSILLO CREEK TRIBUTARY SANITARY SEWER RELIEF MAIN; AUTHORIZING THE CITY MANAGER TO EXECUTE A STANDARD CITY PUBLIC WORKS CONSTRUCTION CONTRACT COVERING SAID CONSTRUCTION; AUTHORIZING A TRANSFER OF FUNDS; APPROPRIATING CERTAIN FUNDS TO COVER THE COST OF SAID PROJECT; AND AUTHORIZING PAYMENT AS HEREIN PROVIDED.

* * * *

AN ORDINANCE 49,683

ACCEPTING THE LOW QUALIFIED BID OF MISSION CONTRACTORS, INC. FOR CONSTRUCTION OF THE INGRAM PLACE SUBDIVISION UNIT I OFF-SITE SEWER MAIN; AUTHORIZING THE CITY MANAGER TO EXECUTE A STANDARD CITY CONSTRUCTION CONTRACT COVERING SAID CONSTRUCTION; APPROPRIATING CERTAIN FUNDS TO COVER THE COST OF THE CONTRACT; AND AUTHORIZING PAYMENT AS HEREIN PROVIDED.

* * * *

AN ORDINANCE 49,684

ACCEPTING THE LOW BID OF AYERS DISTRIBUTING COMPANY TO FURNISH THE CITY OF SAN ANTONIO PUBLIC WORKS DEPARTMENT WITH PLASTIC BAGS FOR A NET TOTAL OF \$30,381.80.

* * * *

AN ORDINANCE 49,685

ACCEPTING THE LOW BIDS OF AYERS DISTRIBUTING CO., BANCROFT PAPER CO., CENTURY PAPERS, INC., AND PHILLIPS PAPER CORP. TO FURNISH THE CITY OF SAN ANTONIO PUBLIC WORKS DEPARTMENT WITH CUSTODIAL PAPER PRODUCTS FOR A NET TOTAL OF \$90,021.00

* * * *

AN ORDINANCE 49,686

ACCEPTING THE LOW QUALIFIED BID OF REFRIGERATION SERVICE CO. TO FURNISH THE CITY OF SAN ANTONIO WITH AN ANNUAL CONTRACT FOR MATERIALS AND LABOR TO MAINTAIN CENTRAL HEATING AND AIR CONDITIONING SYSTEMS OF THE METROPOLITAN HEALTH DISTRICT.

* * * *

78-36 Item 24 of the agenda being a proposed Ordinance to consider bids for refuse worker's work shoes was withdrawn from consideration at the request of the City Manager.

78-36 The following Resolutions were read by the Clerk and after consideration, on motion made and duly seconded, were each passed and approved by the following vote: AYES: Cisneros, Dutmer, Wing, Eureste, Alderete, Pyndus, Steen, Cockrell; NAYS: None; ABSENT: Webb, Ortiz, Hartman.

A RESOLUTION
NO.78-36-126

MANIFESTING THE DETERMINATION OF THE CITY COUNCIL THAT DECEMBER LIMITED HAS VESTED RIGHTS UNDER ARTICLE THREE OF ORDINANCE NO. 48484.

* * * *

A RESOLUTION
NO.78-36-127

MANIFESTING THE DETERMINATION OF THE CITY COUNCIL THAT MR. GEORGE W. BROYLES HAS VESTED RIGHTS UNDER ARTICLE THREE OF ORDINANCE NO. 48484.

* * * *

78-36

MINORITY CONTRACTORS

Councilman Alderete inquired of the status of a report he has asked for on the minority contractors who had managed to contract with the City.

Mr. Skip Noe, Administrative Assistant, said that the report is being worked on by staff.

78-36 The meeting recessed at 1:35 P.M. and reconvened at 2:50 P.M.

78-36 The following Resolution was read by the Clerk and after consideration, on motion of Mr. Pyndus, seconded by Mr. Hartman, was passed and approved by the following vote: AYES: Dutmer, Alderete, Pyndus, Hartman, Steen, Cockrell; NAYS: Cisneros, Eureste, Ortiz; ABSENT: Webb, Wing.

A RESOLUTION
NO.78-36-128

SETTING A PUBLIC HEARING FOR 3:00 P.M. ON THURSDAY, AUGUST 24, 1978, IN THE COUNCIL CHAMBER OF CITY HALL ON AN ORDINANCE GRANTING A FRANCHISE TO BEXAR COUNTY CABLE TELEVISION, INC., TO CONSTRUCT AND OPERATE A CABLE TELEVISION SYSTEM WITHIN THE CITY OF SAN ANTONIO.

* * * *

78-36 The meeting recessed at 2:55 P.M. and reconvened at 4:00 P.M.

78-36 The following Ordinances were read by the Clerk and after consideration, on motion made and duly seconded, were each passed and approved by the following vote: AYES: Dutmer, Eureste, Alderete, Pyndus, Steen, Cockrell; NAYS: None; ABSENT: Cisneros, Webb, Wing, Ortiz, Hartman.

AN ORDINANCE 49,687

APPOINTING AND REAPPOINTING INDIVIDUALS TO THE PLANNING COMMISSION.

* * * *

- a) Mrs. Margaret Lecznar is hereby reppointed to the Planning Commission for a term ending July 31, 1980.
- b) Mr. Robert Ashcroft and Mr. Dan Flores are appointed to the Planning Commission for terms ending July 31, 1980.

* * * *

AN ORDINANCE 49,688

APPOINTING AND REAPPOINTING MEMBERS AND
ALTERNATE MEMBERS TO THE BOARD OF EQUALIZA-
TION FOR THE 1978-1979 TAX YEAR.

* * * *

The following persons are hereby appointed to serve on the Board of Equalization for terms expiring with the 1978-1979 tax year:

- a) Albert McKnight
- b) Manuel Chacon
- c) Donald Bouchelle

The following persons are hereby appointed alternate members of the Board of Equalization for terms ending with the 1978-1979 tax year:

- a) Armando Aranda
- b) Abe San Miguel
- c) Clarence S. Williams
- d) Sue Weems

* * * *

AN ORDINANCE 49,689

APPOINTING AND REAPPOINTING INDIVIDUALS TO
THE ZONING COMMISSION.

* * * *

The following individuals are hereby reappointed to the Zoning Commission for terms expiring April 30, 1980:

- a) Mr. Anthony Specia
- b) Mr. Joe Lopez
- c) Mr. Robert Washington, Jr.
- d) Mr. Robert L. Gragg

Mrs. Lois Parkhouse-Newman is hereby appointed to the position previously held by Mr. Gene Canavan. Her term will end April 30, 1980.

Mr. Celestino Rodriguez is hereby appointed to fill the position previously held by Mr. Robert Tejada for a term ending April 30, 1979.

* * * *

AN ORDINANCE 49,690

APPOINTING AND REAPPOINTING INDIVIDUALS TO THE
INSURANCE ADVISORY COMMITTEE OF THE CITY OF
SAN ANTONIO.

* * * *

Mr. John Bezdek is hereby appointed to the committee position formerly held by the late Joe Nigrelle. The term will expire November 23, 1979.

Mr. Jack McCaleb is hereby appointed to the position formerly held by the late Ben Binford. Mr. McCaleb's term will expire November 23, 1979.

Mr. R. Barclay Harding is hereby appointed a member of the Insurance Advisory Committee. Mr. Harding's term will expire November 23, 1979.

* * * *

CITIZENS TO BE HEARDAQUIFER PROTECTION ASSOCIATION

Mrs. Karen Owsowizy, representing the Aquifer Protection Association, read a proposed statement urging the Council to rescind Ordinance No. 49445. (A copy of her statement is included with the papers of this meeting.)

GSA MOTOR POOL

Mrs. Elizabeth Hardy, representing citizens living in the Arsenal area, submitted a petition signed by persons opposed to the use of property bounded by Flores Street, Main Avenue, Guenther and Sheridan Streets as a motor pool by General Services Administration or as a service building by the San Antonio Independent School District. She said the property is better suited for use as a site for homes for the elderly.

The matter was discussed at some length and it was explained to Mrs. Hardy that the City's role in the matter is really that of a mediator trying to resolve differences. Dr. Cisneros suggested that her appeal really should be directed to the School District.

SAN ANTONIO REFUSE WORKERS ASSOCIATION

A number of persons appeared to speak to the City Council again urging that all of the workers who were discharged from their jobs be rehired.

Persons who spoke were:

Arturo Cuellar
Eddie Leija
David Percy
Sam Alvarado
Remigio Valdez
Augustine Mata
David Solner

The matter was discussed at length but no action was taken.

RENA McCALEBB

Rena McCalebb said that while a mass was being said at San Fernando Cathedral for Pope Paul, there was a jazz entertainment in Main Plaza being put on by the Parks and Recreation Department. She demanded that the City apologized to the Archbishop for this discourtesy.

Mayor Cockrell said that she would meet with the Archbishop personally.

MRS. GERTRUDE LARA

Mrs. Gertrude Lara spoke to the Council about a fruit and vegetable stand she operates on City property at Callaghan Road and West Commerce Street. She said that she was served with a violation notice and told to vacate the property within 10 days. She asked the Council to find a means of allowing her to use a space there for her business.

After discussing the matter, Mr. Louis Fox, Assistant City Manager, said that he would have the matter investigated and would get a report back to the Council as quickly as possible.

CONVENTION ARENA

Councilman Eureste said that he objected to certain advertising being done by the San Antonio Spurs which leaves the impression that the Spurs have added 6000 seats to the arena when it was the City Council that did it.

Mr. Fox said that he would look into it.

TEXAS BY-PRODUCTS CO.

Councilman Cisneros said that the problem of the continuing foul odor coming from the Texas By-Products Company on Apache Street has been discussed with representatives of the Attorney General's Office, the City Attorney's Office and other persons to try to determine specific things that can be done to alleviate the problem.

Dr. Cisneros asked if this item could be scheduled for discussion in a "B" Session soon.

Mayor Cockrell asked Dr. Cisneros to discuss the scheduling with Mr. Hartman's committee.

There being no further business to come before the Council, the meeting was adjourned at 6:35 P.M.

A P P R O V E D

Lila Cockrell

M A Y O R

ATTEST:

J. V. Jackson Jr.
C i t y C l e r k