

First Ord. 2006-08-03-0837
Last Ord. 2006-08-03-0888

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7/31/2006 8:43 AM

Agenda
City Council Meeting
Municipal Plaza Building
City Hall Complex
103 S. Main Ave
San Antonio, TX 78205
August 3, 2006

The City Council shall hold its regular meetings in the Norma S. Rodriguez Council Chamber in the Municipal Plaza Building within the City Hall Complex beginning at 9:00 a.m. After the meeting is convened, the City Council shall consider the following time certain items no sooner than the designated times, but may consider them at a later time.

- 9:00AM:** Invocation and Approval of Minutes
- 12:00PM:** Lunch Break
- 2:00PM:** Neighborhood Plan and Zone Amendments
- 5:15PM:** Ceremonial Recognitions
- 6:00PM:** Citizens to be Heard
- 7:00PM:** Adjourn*

At any time during 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) under Chapter 551 of the Texas Government Code.

**If the Council has not yet adjourned by 7:00 p.m., the presiding officer shall entertain a motion to continue the council meeting, postpone the remaining items to the next council meeting date, or recess and reconvene the meeting at a specified time on the following day.*

DISABILITY ACCESS STATEMENT

This meeting is wheelchair accessible. The accessible entrance is located at 103 S. Main Ave. 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

roadcasts of the Council meetings on 21-TVSA.

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

The City Council of San Antonio will convene in the Norma S. Rodriguez Council Chamber, Municipal Plaza Building in a Regular Council Meeting at 9:00 A.M.

1. Invocation by Rev. Trivedi, Priest, BAPS Temple, Guest of Councilmember Art Hall, District 8.
2. Pledge of Allegiance.
3. Approval of Minutes for the June 29, 2006 City Council Meeting.

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

Action Items For Staff Briefing

4. Public hearing and consideration of an Ordinance authorizing the closure, vacation and abandonment of an improved portion of Micron Drive adjacent to New City Blocks 18233 and 18234 in District 6, as requested by COPT San Antonio, L.P. for a consideration of \$218,214.00. [Presented by Shawn Eddy, Acting Director, Asset Management; Erik J. Walsh, Assistant City Manager]

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5. Public hearing and consideration of an ordinance authorizing the closure, vacation, and abandonment of an improved portion of N. Comal Street in front of the Bexar County Jail and adjacent to New City Blocks 195 and 225, District 5, in exchange for the County's agreement to reconstruct and improve N. Comal Street from W. Travis to W. Commerce Streets, at the County's sole cost and expense. [Presented by Shawn Eddy, Acting Director, Asset Management; Erik J. Walsh, Assistant City Manager]

2006-08-03-0838

CONSENT AGENDA

Items Concerning the Purchase of Equipment, Supplies and Services

6. An Ordinance accepting the bids of various companies to provide the City with various types of commodities and services on an annual contract basis for FY 2006-2007 for combined estimated cost of \$426,628.00, including: Learning Express library online subscription; Texshare database annual membership fee; aggregate for surface treatment; flexible base; golf range balls; and first class presort mail service. [Presented by Janie B. Cantu, Director, Purchasing & General Services; Michael Armstrong, Assistant City Manager/Chief Information Officer]

2006-08-03-0853

7. A Ordinance accepting the offer submitted by Southwest Solutions Group, utilizing the Texas Multiple Award Schedule, to provide the Municipal Records Facility with roller storage shelving for a total cost of \$74,474.41, of which a portion will be paid from certificates of obligation. [Presented by Janie B. Cantu, Director, Purchasing & General Services; Michael Armstrong, Assistant City Manager/Chief Information Officer]

2006-08-03-0839

8. An Ordinance authorizing the acceptance of the bids submitted by Grande Truck Center, items 1A, 1B, 2, 5, 7, and 8-13; and Santex Center, LTD, items 3, 4, 4A, and 6 to provide the Parks & Recreation, Public Works, Fire, Purchasing & General Services and Environmental Services Departments with 46 replacement and 3 additional medium and heavy duty trucks for a total cost of \$3,324,699.00, from the Advanced Transportation District Fund and the Equipment Renewal and Replacement Fund. [Presented by Janie B. Cantu, Director, Purchasing & General Services; Michael Armstrong, Assistant City Manager/Chief Information Officer]

2006-08-03-0840

Capital Improvements Items

9. An Ordinance approving a total estimated project amount of \$2,422,621.00, and awarding a construction contract in the amount of \$1,839,000.00 payable to Brinkman Roofing Company, in connection with the Henry B. Gonzalez Convention Center Roof Resurface Project, an authorized Hotel Motel Occupancy Tax Subordinate Lien Revenue and Refunding Bond Series 2004B funded project located in Council District 1, and appropriating funds. [Presented by Thomas Wendorf, Director, Public Works; Jelynn LeBlanc Burley, Deputy City Manager]

2006-08-03-0841

10. An Ordinance authorizing payment and execution of a Local Project Advance Funding Agreement in the amount of \$700,000.00 with the Texas Department of Transportation for Right of Way and Real Property in connection with the IH 10 Overpass at Dominion Project, an authorized 1999 General Obligation Street Improvement Bond and Metropolitan Planning Organization funded project, located in Council District 8. [Presented by Thomas Wendorf, Director, Public Works; Jelynn LeBlanc Burley, Deputy City Manager]

2006-08-03-0842

11. An Ordinance approving a total estimated project amount of \$4,225,000.00, to include payment of \$282,800.00 to Beaty & Partners Architects, Inc., for architectural services under a previously approved Indefinite Delivery Professional Services Agreement for Architectural Services, in connection with the Convention Center Exterior Improvements Project, an authorized Hotel Motel Occupancy Tax Subordinate Lien Revenue and Refunding Bond Series 2004B funded project, located in Council District 1, and appropriating funds. [Presented by Thomas Wendorf, Director, Public Works; Jelynn LeBlanc Burley, Deputy City Manager]

2006-08-03-0854

12. An Ordinance approving a total of \$60,517.60, to include a \$55,016.00 amendment to a \$57,817.00 professional engineering services agreement, as amended, with Brown Engineering Co., for reactivating and updating plans, re-establishing survey control data, incorporating new city requirements, execution of bid documents and construction phase services in connection with the Cardiff – Aransas to Dead End Project, an authorized U.S. Department of Housing and Urban Development (HUD) 108 Loan Program funded project in District 2; and appropriating funds. [Presented by Thomas Wendorf, Director, Public Works; Jelynne LeBlanc Burley, Deputy City Manager] 2006-08-03-0855

13. An Ordinance approving a total of \$55,680.90, to include a \$50,619.00 amendment to a \$32,860.00 professional engineering services agreement with Sun Belt Engineers, Inc., for reactivating and updating plans, re-establishing survey control data, incorporating new city requirements, geotechnical services, driveway plats, preparation and execution of bid documents and construction phase services in connection with the Robeson – Yucca to Martin Luther King Project, an authorized U.S. Department of Housing and Urban Development (HUD) 108 Loan Program funded project in District 2; and appropriating funds. [Presented by Thomas Wendorf, Director, Public Works; Jelynne LeBlanc Burley, Deputy City Manager] 2006-08-03-0856

14. An Ordinance approving a total of \$26,219.60, to include a \$23,836.00 amendment to a \$197,533.61 professional engineering services agreement, as amended, with Grant Engineering Co., for reactivating and updating plans, re-establishing survey control data, incorporating new city requirements, geotechnical services, preparation and execution of bid documents and construction phase services in connection with the Grandview Neighborhood Streets Phase III H (Hammond – Amanda to Roland) Project, an authorized U.S. Department of Housing and Urban Development (HUD) 108 Loan Program funded project in District 2; and appropriating funds. [Presented by Thomas Wendorf, Director, Public Works; Jelynne LeBlanc Burley, Deputy City Manager] 2006-08-03-0857

Purchase, Sale or Lease of Real Property

15. An Ordinance authorizing a contract with Shuchi Development, L.L.C. whereby the City sells approximately 1.03 acres, the sales price being the greater of \$78,408 per acre or the appraised value, and the property being located in the general vicinity of Highway 90W and Highway 151, District 6. [Presented by Shawn Eddy, Acting Director, Asset Management; Erik J. Walsh, Assistant City Manager] 2006-08-03-0843

16. An Ordinance approving a 15-year license agreement with A.P. Knight, L.P., \$20,500 payable to the City, for continued use and maintenance of four entry signs in public rights of way at the Centerview Executive Center near Callaghan and Loop 410, New City Blocks 13934 and 14277, District 7. [Presented by Shawn Eddy, Acting Director, Asset Management; Erik J. Walsh, Assistant City Manager] 2006-08-03-0844

17. An Ordinance authorizing a license to SSG Hotel, LLC for 2 balconies, 1 canopy and 11 supporting columns over Heiman Street adjacent to the new Staybridge Hotel in NCB 679, in District 2, for a 10 year term, for a \$3,750.00 fee, which includes a reduction under the City's

Incentive Scorecard Program. [Presented by Shawn Eddy, Acting Director, Asset Management; Erik J. Walsh, Assistant City Manager]

2006-08-03-0845

18. An Ordinance authorizing a license to Sports SA Holdings, L.P. for underground conduits under Spurs Lane adjacent to the new Texas Center for Athletes in NCB 17660, District 8, for a 10-year term, for a \$5,000.00 fee. [Presented by Shawn Eddy, Acting Director, Asset Management; Erik J. Walsh, Assistant City Manager]

2006-08-03-0846

19. An Ordinance authorizing a 10-year renewal of the License to the Bexar County Hospital District and the Veterans' Administration hospitals on Merton Minter Blvd., for a \$5,000 fee, for use and maintenance of a pedestrian sky bridge over Merton Minter, District 8. [Presented by Shawn Eddy, Acting Director, Asset Management; Erik J. Walsh, Assistant City Manager]

2006-08-03-0847

Grant Applications and Awards

20. An Ordinance authorizing the San Antonio Fire Department to accept grant funds in the amount of \$55,975 from Fireman's Fund Heritage Program for the purchase of thermal imaging equipment. [Presented by Robert Ojeda, Fire Chief, Erik J. Walsh, Assistant City Manager]

2006-08-03-0848

Miscellaneous Items

21. An Ordinance authorizing a \$55,000.00 settlement of a lawsuit styled *Gres v. City of San Antonio*, Cause No. 2004-CI-06931. [Presented by Michael D. Bernard, City Attorney; Sheryl Sculley, City Manager]

2006-08-03-0849

22. Consideration of the following Ordinances and Resolution: [Presented by Ben Gorzell, Director, Finance; Sheryl Sculley, City Manager]

- A. An Ordinance authorizing the issuance of \$393,555,000 "City Of San Antonio, Texas Electric and Gas Systems Revenue Bonds, New Series 2006A"; providing the terms, conditions, and specifications for such bonds, including the approval and distribution of an official statement pertaining thereto; making provisions for the payment and security thereof on a parity with certain currently outstanding obligations; stipulating the terms and conditions for the issuance of additional revenue bonds on a parity therewith; authorizing the execution of a paying agent/registrars agreement and a bond purchase agreement; complying with the requirements of the depository trust company; delegating the authority to certain members of the City Public Service Board staff to execute certain documents relating to the sale of the bonds; enacting other provisions incident and related to the subject and purpose of this ordinance; and providing an effective date.

2006-08-03-0858

- B. An Ordinance authorizing the issuance Of \$134,480,000 "City Of San Antonio, Texas Electric And Gas Systems Revenue and Refunding Bonds, New Series 2006B"; providing the terms, conditions, and specifications for such bonds, including the

approval and distribution of an official statement pertaining thereto; making provisions for the payment and security thereof on a parity with certain currently outstanding obligations; stipulating the terms and conditions for the issuance of additional revenue bonds on a parity therewith; authorizing the execution of a paying agent/registrars agreement, an escrow deposit letter, and a bond purchase agreement; complying with the requirements of the depository trust company; delegating the authority to certain members of the City Public Service Board staff to execute certain documents relating to the sale of the bonds; enacting other provisions incident and related to the subject and purpose of this ordinance; and providing an effective date.

2006-08-03-0859

C. An Ordinance authorizing the redemption and defeasance of certain City Of San Antonio, Texas Electric and Gas Systems Revenue And Refunding Bonds, New Series 1997 and City Of San Antonio, Texas Electric And Gas Systems Revenue Refunding Bonds, Taxable New Series 1998B; and providing an effective date.

2006-08-03-0860

D. An Ordinance authorizing a credit agreement pertaining to the issuance of obligations designated as "City Of San Antonio, Texas Electric And Gas Systems Revenue and Refunding Bonds, New Series 2006B"; enacting other provisions incident and related to the subject and purpose of this ordinance; and providing an effective date.

2006-08-03-0861

E. A Resolution relating to establishing the City's intention to reimburse itself for the prior lawful expenditure of funds relating to constructing various capital infrastructure improvements to the City's Electric and Gas Systems from the proceeds of tax-exempt or taxable obligations not to exceed \$400,000,000 to be issued by the City for authorized purposes; authorizing other matters incident and related thereto.

2006 R 08-03-0862

23. An Ordinance appropriating funds in the amount of \$1,900,000.00 and authorizing payment to the Port Authority of San Antonio (Authority) for construction of the Frio City Ramp Project and authorizing the execution of an Interlocal Agreement with the Authority, for construction and management services in connection with the Frio City Ramp Project located in Council District 4, an authorized Certificate of Obligation funded project. [Presented by Thomas Wendorf, Director, Public Works; Jelynn LeBlanc Burley, Deputy City Manager]

2006-08-03-0850

Board, Commission and Committee Appointments and Related Items

24. Consideration of District Board and Commission Appointments: [Presented by Leticia M. Vacek, City Clerk]

Approved
A. Appointment of Victoria Leticia Venegas (District 1), A'Rielle Gatlin (District 2) and Rebecca Jordan De La Garza (District 8) to the San Antonio Youth Commission for terms of office to expire May 31, 2007.

B. Reappointment of Arthur D. Clay (District 3) (Category: Licensed Mechanical Tech. -

Union Rep.) and Jimmy Salazar (District 10) (Category: Layperson) to the Mechanical Board of Appeals for the remainder of unexpired terms of office to expire March 20, 2007 and March 20, 2008, respectively.

C. Appointment of Bill Gellhausen (District 9) and Leo Gomez (District 6) to the Linear Creekway Parks Advisory Board for terms of office to expire May 31, 2007.

D. Reappointment of Jean L. Brady (District 1) to the San Antonio Public Library Board of Trustees for the remainder of an unexpired term of office to expire September 30, 2007.

E. Reappointment of Robert Echavarria (District 8) to the City of San Antonio Texas Education Facilities Corporation for the remainder of an unexpired term of office to expire December 15, 2007.

F. Reappointment of Travis Cox (District 8) to the Housing Trust Fund Board of Trustees for a term of office to expire May 31, 2007.

25. Consideration of the following ordinances: [Presented by Leticia M. Vacek, City Clerk]

Approved

/A. An Ordinance abolishing the Home Improvement Advisory Committee; repealing the ordinances establishing and appointing members to the committee and amending Chapter 16, Article IV, of the City Code of San Antonio to remove references to the Home Improvement Advisory Board. 2006-08-03-0851

B. An Ordinance abolishing the Tax Phase-In Advisory Committee and repealing the ordinances establishing and appointing members to the committee. 2006-08-03-0852

Denied

C. An Ordinance abolishing the Affirmative Action Advisory Committee and repealing the ordinances establishing and appointing members to the committee.

THE CITY COUNCIL WILL RECESS FOR LUNCH AT NOON AND RECONVENE TO CONSIDER ANY UNFINISHED COUNCIL BUSINESS

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

A. Deliberate the offer of financial or other incentives related to economic development negotiations with Hanford Development Inc., and Hollyhills GP, LLC, and other entities pursuant to Texas Government Code Section 551.087 (deliberation regarding economic development negotiations) and Texas Government Code Section 551.072 (deliberation regarding real property); and discuss related legal issues, pursuant to Texas Government Code Section 551.071 (consultation with attorney).

B. Discuss legal issues related to *Gres v. City of San Antonio*, Cause No. 2004-CI-06931, pursuant to Texas Government Code Section 551.071 (consultation with attorney).

C. Deliberate legal issues related to vested rights and pending and potential litigation pursuant to Texas Government Code Section 551.071 (consultation with attorney).

Planning and Zoning

2:00 P.M. TIME CERTAIN ITEMS (may be heard after this time): Public Hearing and Consideration of the following Adoption and Amendments of the Neighborhood, Community and Perimeter Plans as Components of the Master Plan and Zoning Cases. [Land Use Plan Amendments presented by Emil R. Moncivais, Director, Planning; Jelynn LeBlanc Burley, Deputy City Manager; and Zoning Cases presented by Florencio Pena, Director, Development Services; Jelynn LeBlanc Burley, Deputy City Manager].

27. Consideration of the City Manager's appeal of the decisions by the Planning Commission on May 24, 2006 and June 28, 2006 to grant vested rights to a 1,700 +/- acre tract of land located generally in the vicinity of Loop 1604 and Rogers Ranch Road. [Presented by Florencio Peña, Director, Development Services; Jelynn LeBlanc Burley, Deputy City Manager]

Cont. to 11/21/06
P-1. **PLAN AMENDMENT CASE #05009 (District 2):** An Ordinance amending the land use plan contained in the Arena District/Eastside Community Plan, a component of the Master Plan of the City, by changing the use of an 16.43-acre tract of land located at 3841 Commerce Street East from High Density/Multifamily Residential land use to Light Industrial land use. Staff and Planning Commission recommend Approval. **Associated Zoning Case Number: Z2005145**

✓ Z-1. **ZONING CASE #Z2006145 (District 1):** An Ordinance changing the zoning district boundary from "R-6" Residential Single-Family District to "IDZ" Infill Development Zone with Uses Permitted in the "MF-25" Multi-Family District on Lot 6, Block 4, NCB 844, 621 E. Euclid as requested by Brownstone Traditions, SA Ltd., Applicant, for Bernard R. Eaton, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0864

✓ Z-2. **ZONING CASE #Z2006151 (District 1):** An Ordinance changing the zoning district boundary from "MF-33" Multi-Family District to "MF-33" HS Multi-Family Historic Significance District on the East 50 Feet of Lot 1, Block 6, NCB 1751, 332 East Myrtle Street as requested by City of San Antonio Planning Department, Historic Preservation Officer, Applicant, for Sciaraffa Bertie Condra Ltd., Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0865

✓ Z-3. **ZONING CASE #Z2006152 (District 1):** An Ordinance changing the zoning district boundary from "R-6" Residential Single Family District to "R-6" HS Residential Single-Family Historic Significance District on Lot 6 and the East 8.3 Feet of Lot 5, Block 29, NCB

396, 422 East Park Avenue as requested by City of San Antonio Planning Department, Historic Preservation Officer, Applicant, for Abelardo Trevino, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0866

✓ Z-4. **ZONING CASE #Z2006130 (District 1):** An Ordinance changing the zoning district boundary from "C-3 NA" General Commercial Nonalcoholic Sales District and "C-1" Commercial District to "IDZ" Infill Development Zone with uses permitted in the "C-2" Commercial District and "MF-33" Multi-Family District on Lots A1, A7 and A8, Block 4, NCB 2972, 1002 and 1006 South Flores Street and 302 West Guenther Street as requested by Flores and Company, Inc., Applicant, for MAGA Enterprises, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0867

Denial
Z-5. **ZONING CASE #Z2006101 CD (District 1):** An Ordinance changing the zoning district boundary from "R-4" Residential Single Family District to "R-4" (CD-Medical/Dental Office) Residential Single Family District with a Conditional Use for a Medical/Dental Office on the East 75 Feet of the West 79.5 Feet of Lots 1A, 2A, 3A, 4A and the North 15 Feet of the East 75 Feet of the West 79.5 Feet of Lot 5A, Block 9, NCB 9017, 292 West Hermosa Street as requested by Rodolfo Tomasino, Applicant, for Rodolfo Tomasino, Owner(s). Staff and Zoning Commission recommend Denial.

✓ Z-6. **ZONING CASE #Z2006165 (District 1):** An Ordinance changing the zoning district boundary from "RM-4" Residential Mixed District to "IDZ" Infill Development Zone with uses permitted in the "O-1" Office District on the East 80.17 Feet of the North 5.89 Feet of Lot 6 and the East 80.17 Feet of Lot 7, Block 6, NCB 775, 325 Jackson Street as requested by Yolanda Gonzales, Applicant, for Yolanda Gonzales, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0868

✓ Z-7. **ZONING CASE #Z2006146 (District 1):** An Ordinance changing the zoning district boundary from "RM-4" Residential Mixed District to "IDZ" Infill Development Zone with Uses Permitted in "MF-25" Multi-Family District on Lot 7, Block 2, NCB 2965, 404 East Courtland as requested by Brownstone Traditions, SA Ltd., Applicant, for Josias & Rebecca Villarreal, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0869

✓ Z-8. **ZONING CASE #Z2006144 (District 1):** An Ordinance changing the zoning district boundary from "MF-33" Multi-Family District to "IDZ" Infill Development Zone with Uses Permitted in the "MF-33" Multi-Family District on the North 50 Feet of Lots 5 and 6, Block 12, NCB 1744, 409 Kendall as requested by Brownstone Traditions, SA Ltd., Applicant, for Eric Gustafson & Doug Merritt, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0870

✓ Z-9. **ZONING CASE #Z2006143 (District 1):** An Ordinance changing the zoning district boundary from "MF-33" Multi-Family District to "IDZ" Infill Development Zone with Uses Permitted in the "MF-33" Multi-Family District on Lots 5 and 6, Block 5, NCB 1727, 119 and 123 East Dewey Place as requested by Brownstone Traditions, SA Ltd., Applicant, for Marion W. Cain, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0871

✓ Z-10. **ZONING CASE #Z2006116 CD (District 1):** An Ordinance changing the zoning district boundary from "C-3" General Commercial District to "MF-50" (CD-Multi-Family Dwellings) Multi-Family District with a Conditional Use for Multi-Family Dwellings not to exceed 100 units per acre on Lot 39, NCB 12025, 8610 McCullough Avenue as requested by Brown, P.C., Applicant, for Carlos Sotomayor, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0872

Cont
to
11/2/06

Z-11. **ZONING CASE #Z2005145 (District 2):** An Ordinance changing the zoning district boundary from "R-5 EP-1" Residential Single-Family Event Parking District and "C-2 EP-1" Commercial Event Parking District to "L EP-1" Light Industrial Event Parking District on 16.432 acres out of NCB 10578, 3841 East Commerce Street as requested by Brown, P.C., Applicant, for Rockhill Partners, Ltd., Owner(s). Staff and Zoning Commission recommend Approval contingent on an amendment to the Arena District/Eastside Community Plan.

Cont
to
10/5/06

Z-12. **ZONING CASE #Z2006167 (District 2):** An Ordinance changing the zoning district boundary from "R-6" Residential Single Family District to "MF-25" Multi-Family District on Parcel 3 and Parcel 11, NCB 15894, 6670 and 6726 Walzem Road as requested by H. B. Newman, Applicant, for C. E. Brehm, Owner(s). Staff and Zoning Commission recommend Approval.

Cont
to
8/17/06

Z-13. **ZONING CASE #Z2006140 (District 2):** An Ordinance changing the zoning district boundary from "I-1" General Industrial District and "O-2" Office District to "C-3" General Commercial District on Lot 2, Block 6, NCB 12633 and Lots 1 though 4, Block 1, NCB 13735, 4000 IH-10 East as requested by Greater Apostolic Faith Church, Applicant, for Greater Apostolic Faith Church, Owner(s). Staff and Zoning Commission recommend Approval.

✓ Z-14. **ZONING CASE #Z2006111 (District 3):** An Ordinance changing the zoning district boundary from "R-4" Residential Single Family District to "C-2" Commercial District or "RD" Rural Development District on Lots 2 through 7, Block 16, NCB 5699 and Lots 21 through 24, Block 15, NCB 5699, 2045 Cuba Avenue and the 15000 Block of FM 1937 as requested by David Casas, Applicant, for David and Maria Elena Casas, Owner(s). Staff and Zoning Commission recommend Approval of RD.

2006-08-03-0873

✓ Z-15. **ZONING CASE #Z2006134 (District 3):** An Ordinance changing the zoning district boundary from "R-6" Residential Single-Family District to "R-4" Residential Single-Family District on the South 90 Feet of Lot 12, Block 9, NCB 7700, 200 Block of Barrett Avenue as requested by Spanish Homes, Inc., Applicant, for Javier Ponce, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0874

✓ Z-16. **ZONING CASE #Z2006155 (District 4):** An Ordinance changing the zoning district boundary from "R-6" Residential Single Family District to "C-3" General Commercial District on Lot P-13J, NCB 15655, 5038 W. Military Drive as requested by Eddie Eng Company, Inc.,

Applicant, for Eddie Eng Company, Inc., Owner(s). Staff and Zoning Commission recommend Approval of C-2 (CD-Automobile and Light Truck Repair) with conditions.

2006-08-03-0875

- ✓ Z-17. **ZONING CASE #Z2006150 (District 5):** An Ordinance changing the zoning district boundary from "I-2" Heavy Industrial District to "I-2" HS Heavy Industrial Historic Significance District on Lot 46, NCB 2585, 375 Lone Star Boulevard as requested by City of San Antonio Planning Department, Historic Preservation Officer, Applicant, for Kathy Ann Ruiz, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0876

- ✓ Z-18. **ZONING CASE #Z2006156 (District 5):** An Ordinance changing the zoning district boundary from "C-2" Commercial District to "IDZ" Infill Development Zone with Uses Permitted in "R-4" Residential Single-Family District and "C-2" Commercial District on Lots 1 and 2, Block 5, NCB 6130, 1602 Guadalupe Street as requested by Abelardo Garza, Applicant, for Mary Alice Crowe, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0877

- ✓ Z-19. **ZONING CASE #Z2006153 (District 5):** An Ordinance changing the zoning district boundary from "IDZ" Infill Development Zone District to "IDZ" HS Infill Development Zone Historic Significance District on the South 116 Feet of Lots A1 and A2, save and except the North 54 Feet of the West 25 Feet, NCB 2569, 1512 South Flores Street as requested by City of San Antonio Planning Department, Historic Preservation Officer, Applicant, for Magnificent So Flo Seven, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0878

- ✓ Z-20. **ZONING CASE #Z2005288 (District 6):** An Ordinance changing the zoning district boundary from "I-1" Industrial District to "C-3" General Commercial District on 22.435 acres out of NCB 11493, 7620 Northwest Loop 410 as requested by Wade Interest, Inc., Applicant, for Southwest Foundation for Research and Education, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0879

- Withdrawn*
Z-21. **ZONING CASE #Z2006195 (District 6):** An Ordinance changing the zoning district boundary from "I-1" GC-2 General Industrial Gateway Corridor Overlay District-2 to "C-3" GC-2 (CD-Warehousing) General Commercial Gateway Corridor Overlay District-2 with a Conditional Use for Warehousing on Lot 1, Block 49, NCB 15329, 655 Richland Hills Drive as requested by the City of San Antonio, Applicant, for Concordia TW Ltd., Owner(s). Staff and Zoning Commission recommend Approval.

- ✓ Z-22. **ZONING CASE #Z2006138 (District 8):** An Ordinance changing the zoning district boundary from "C-1 ERZD" Light Commercial Edwards Recharge Zone District and "C-2 ERZD" Commercial Edwards Recharge Zone District to PUD "C-1 ERZD" Planned Unit Development Light Commercial Edwards Recharge Zone District and PUD "C-2 ERZD" Planned Unit Development Commercial Edwards Recharge Zone District on Lots P-8 and P-8A, NCB 17704, 4600 Block of North Loop 1604 West as requested by Elmco Real Estate, Ltd., Applicant, for Elmco Real Estate, Ltd., Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0880

✓ Z-23. ZONING CASE #Z2006139 (District 8): An Ordinance changing the zoning district boundary from "R-20" Residential Single-Family District to "C-2" Commercial District on Lots P-11 and P-12, NCB 34034, 21651 and 21667 Milsa Drive as requested by Brown, P.C., Applicant, for Galo Properties, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0881

Z20061275

✓ Z-24. ZONING CASE #~~Z2006154~~ (District 9): An Ordinance changing the zoning district boundary from "C-2" RIO-1 Commercial River Improvement Overlay District-1 to "C-2" IDZ RIO-1 Commercial Infill Development Zone River Improvement Overlay District-1 on Lots 141 through 144, Block 4, NCB 6298, 3003 Broadway as requested by H. Glenn Huddleston, Applicant, for H. Glenn Huddleston, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0882

✓ Z-25. ZONING CASE #Z2006090 (District 9): An Ordinance changing the zoning district boundary from "C-2 ERZD" Commercial Edwards Recharge Zone District to PUD "C-2 ERZD" Planned Unit Development Commercial Edwards Recharge Zone District on 7.2550 acres out of NCB 19218, Stone Oak Parkway as requested by Gordan Hartman, Applicant, for Gordan Hartman Investment, Inc., Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0883

✓ Z-26. ZONING CASE #Z2006148 (District 9): An Ordinance changing the zoning district boundary from "MF-25" Multi-Family District to PUD "MF-25" Multi-Family Planned Unit Development District on 28.72 acres out of NCB 17721, 15150 Blanco Road as requested by Blanco Bitters Ltd., c/o Paul Milosevich, Applicant, for Blanco Bitters Ltd., c/o Paul Milosevich, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0884

✓ Z-27. ZONING CASE #Z2006147 CD (District 9): An Ordinance changing the zoning district boundary from "MF-33" Multi-Family District to "R-5" (CD - Multi-Family Dwellings) Residential Single-Family District with a Conditional Use for Multi-Family Dwellings not exceeding 18 units per acre on Lots 18 through 21, Block 3, NCB 11719, 11310, 11314, 11318 and 11322 Brazil Drive as requested by John Campbell, Applicant, for Donald Pittman, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0885

✓ Z-28. ZONING CASE #Z2006154 (District 9): An Ordinance changing the zoning district boundary from "C-2" RIO-1 Commercial River Improvement Overlay District-1 to "C-2" IDZ RIO-1 Commercial Infill Development Zone River Improvement Overlay District-1 on Lots 141 through 144, Block 4, NCB 6298, 3003 Broadway as requested by H. Glenn Huddleston, Applicant, for H. Glenn Huddleston, Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0886

Danet ✓ Z-29. ZONING CASE #Z2006160 (District 10): An Ordinance changing the zoning district boundary from "R-4" Residential Single-Family District to "C-2 NA" Commercial Nonalcoholic Sales District on Lot 22, Block 1, NCB 17756, 16119 Classen Road as

requested by Buchalter Real Estate, LLC, Applicant, for Jaqueline Charno, Owner(s). Staff recommends Denial; Zoning Commission recommends Approval.

✓ Z-30. **ZONING CASE #Z2006135 (District 10):** An Ordinance changing the zoning district boundary from "I-1" General Industrial District to "C-3" General Commercial District on the East 884.4 Feet of Lot 13, NCB 12100, 8505 Broadway as requested by T. W. Broadway Loop, Ltd., Applicant, for T. W. Broadway Loop, Ltd., Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0887

✓ Z-31. **ZONING CASE #Z2006132 (District 10):** An Ordinance changing the zoning district boundary from "C-3 R" General Commercial Restrictive Alcohol Sales District to "C-3" General Commercial District on .4552 acres out of NCB 15689, 12311 Nacogdoches Road as requested by Michael Lopez, Applicant, for NGSA, Ltd., Owner(s). Staff and Zoning Commission recommend Approval.

2006-08-03-0888

28. City Manager's Report

✓ 5:15 P.M. (may be heard after this time) – Ceremonial Recognitions

✓ 6:00 P.M. (may be heard after this time) – Citizens to be Heard

ADJOURN

7:00 P.M. - *If the Council has not yet adjourned, the presiding officer shall entertain a motion to continue the council meeting, postpone the remaining items to the next council meeting date, or recess and reconvene the meeting at a specified time on the following day.*