

REGULAR MEETING OF THE CITY COUNCIL
OF THE CITY OF SAN ANTONIO, HELD IN
THE COUNCIL CHAMBER, CITY HALL, ON
TUESDAY, NOVEMBER 24, 1987.

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The meeting was called to order by the presiding officer, Mayor Henry Cisneros, with the following members present: BERRIOZABAL, WEBB, DUTMER, WING, MARTINEZ, THOMPSON, VERA, WOLFF, LABATT, HASSLOCHER, CISNEROS; Absent: NONE.

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87-56 The invocation was given by Minister C.D. Pruett, Jr., Lackland Terrace Church of Christ.

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87-56 The members of the City Council and the audience joined in the Pledge of Allegiance to the flag of the United States.

87-56 RESCUERS OF JESSICA MCCLURE

Mayor Cisneros introduced six persons representing two San Antonio companies and spoke of their part in the recent rescue of 18-month-old Jessica McClure from a Midland well. Mayor Cisneros introduced Messrs. Ignacio Sanchez, Ezequiel Diaz, Henry Graciano, Sr., Gus Beck, Henry Graciano, Jr., Dean Harrell, and the two companies they work for: Beck & Duderstadt Foundation Company and A.H. Beck Foundation Company, and then read the following proclamation:

IN RECOGNITION OF YOUR EFFORTS IN PLAYING A MAJOR
ROLE IN THE RESCUE OF 18-MONTH-OLD JESSICA MCCLURE
FROM AN ABANDONED BACKYARD WELL IN MIDLAND, TEXAS.

PART OF A SIX-MAN TEAM OF VOLUNTEERS FROM SAN
ANTONIO-BASED A.H. BECK FOUNDATION COMPANY AND ITS
SUBSIDIARY, BECK & DUDERSTADT FOUNDATION COMPANY,
YOU DREW UPON YOUR MANY YEARS OF EXPERIENCE IN
FOUNDATION WORK TO HELP FREE JESSICA MCCLURE FROM
THE MIDLAND WELL IN WHICH SHE WAS TRAPPED. USING
SPECIAL PNEUMATIC DIGGING TOOLS USED IN FOUNDATION
WORK, LITTLE JESSICA MCCLURE WHO HAD SPENT OVER 2
DAYS IN THE WELL, WAS FINALLY FREED THROUGH AN AREA
LARGE ENOUGH FOR A PARAMEDIC TO REACH HER AND CARRY
HER TO SAFETY.

THE CITY COUNCIL, ON BEHALF OF A GRATEFUL CITIZENRY,
OFFICIALLY COMMENDS YOU AND EXPRESSES ITS SINCERE
APPRECIATION.

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Mayor Cisneros spoke of his own respect for the skills of the San Antonio workers involved.

The Mayor and City Council then congratulated the gentlemen.

Mayor Cisneros then presented proclamations to the six individuals and to the two companies involved.

A representative of the companies accepted the proclamations on behalf of the firm's and spoke to details of the rescue event.

Mr. Ignacio Sanchez, one of the key rescuers, spoke to details of the dramatic rescue of the child and he thanked the City Council for the honor paid to him and his fellow workers.

A brief discussion then took place concerning details of the incident and the rescue.

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87-56

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MARGO HUMPHREY

Mayor Cisneros introduced Ms. Margo Humphrey, the first Black female "Artist in Residence" at the University of Texas at San Antonio, College of Fine Arts and Humanities, and author of the book "The River That Gave Gifts".

Ms. Humphrey spoke of the book she has written and the story behind it and then presented special posters to the Mayor and City Council members created especially for the event in San Antonio.

Mayor Cisneros in turn presented Ms. Humphrey with an "Emissary of the Muses".

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87-56

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AMERICAN MARKETING ASSOCIATION

Mayor Cisneros spoke to details leading up to the citation to be presented to the San Antonio Chapter American Marketing Association. He then read the following citation:

IN RECOGNITION OF YOUR SELECTION TO RECEIVE A "HIGHEST HONORS AWARD" FROM THE AMERICAN MARKETING ASSOCIATION FOR OUTSTANDING CHAPTER MANAGEMENT. THE AWARD WAS GIVEN FOR THE CHAPTER'S OUTSTANDING RECORD OF SCHEDULING EXCELLENT SPEAKERS AND TOPICS FOR CHAPTER MEETINGS, TOUCHING ON A WIDE VARIETY OF NEWSWORTHY MARKETING ISSUES SUCH AS "MARKETING REAL ESTATE IN TOUGH TIMES" AND A SPECIAL LOOK AT THE "DON'T MESS WITH TEXAS CAMPAIGN." A SPECIAL MERIT AWARD WAS GIVEN BY AMA FOR THE LOCAL CHAPTER'S "AMA MARKETING WEEK" ACTIVITIES.

THE CITY COUNCIL COMMENDS OUTGOING CHAPTER PRESIDENT LISA CARLSON FOR HER OUTSTANDING LEADERSHIP, AND EXTENDS BEST WISHES FOR CONTINUED SUCCESS TO THE SAN ANTONIO CHAPTER, AMERICAN MARKETING ASSOCIATION.

* * * *

Mayor Cisneros presented the citation to Ms. Lisa Carlson, the outgoing San Antonio Chapter President, and he spoke of the importance of marketing to San Antonio.

Ms. Carlson thanked the Mayor and the City Council for this honor.

87-56

DARYL KOENIG

Mayor Cisneros introduced Mr. Daryl Koenig, Director of the National Youth Gathering, from Minneapolis, Minnesota, who is in town to finalize arrangements for their convention which will be held in July, with an attendance of 22,000 delegates.

Mayor Cisneros then presented a special proclamation to Mr. Koenig designating him as an "Alcalde de La Villita".

Mr. Koenig thanked the Mayor and Council for the honor and spoke of his childhood in Kingsville, south of San Antonio. He then commended San Antonio for its progress and development over the years including the cooperation of the city and its departments. He noted that he will be returning in 1988 with some 22,000 youths who will be staying at some 44 local hotels here in San Antonio.

Mayor Cisneros extended a formal welcome to Mr. Koenig and his group on behalf of the City of San Antonio.

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87-56

FOX TECH STUDENTS

Mayor Cisneros spoke of the presence in the audience today of a class of Youth Literacy Group students from Fox Tech High School and he asked them to stand in place and be recognized.

Mayor Cisneros then spoke to the fact that two City Councilmembers, Mr. Wing and Mrs. Dutmer were graduates of Fox Tech or its predecessor Main Avenue High School.

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87-56

CITY WATER BOARD

Mayor Cisneros introduced Mr. Ralph Huber, Comptroller of the City Water Board and he noted that the City Water Board will not be asking the City Council to approve a rate increase this year.

Mr. Huber briefly explained the City Water Board current budget including the planned expenditure of some \$56 million in bond funds without the need for a water rate increase for San Antonio citizens. He then spoke to the high points of the budget and to City Water Board plans for 1988 including an update of the City Council requested changes in Water Board operations.

Mayor Cisneros stated that the City Council in "B" Session later this evening will hear from City Public Service concerning a proposed rate increase for that utility and he spoke to the changes suggested by Mr. Thompson in CPS billing procedures for senior citizens, procedures which now are being adopted by City Public Service in its billing procedures.

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87-56

TARGET '90

Mr. Joe Carroll Rust, Chairman of the Target '90's Drop Out Prevention Plan, introduced other Target '90 members present in the audience and briefly explained the group's "Drop Out Prevention Plan". Mr. Rust stated that he hopes to provide a local tracking system on dropouts from Bexar County Independent School District schools, and he presented a special written report to the City Council.

Mayor Cisneros thanked Mr. Rust and others at Target '90 for this report, and he addressed the importance of this effort.

Mayor Cisneros noted that he has asked to postpone his scheduled quarterly report to the City Council today in order to meet individually with City Council members on certain specific items of that report. He

noted that the report speaks to the 1984-1985 Target '90 goals of which only two have been unrealized. He stated that he will be making this report to the City Council next week including a major review and an update of the Target '90 Goals for San Antonio, and he will give City Council members a draft copy of this report for their meeting and for their input.

Mrs. Berriozabal discussed how the program might merge with her own drop out prevention program of corresponding directly with certain eighth graders in San Antonio schools urging them to stay in school.

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87-56

VISITOR FROM WEST GERMANY

Mayor Cisneros introduced and welcomed to City Hall, Dr. Andreas Fuchs, Minister of Finance of the City of Bremen, West Germany. Mayor Cisneros presented a special San Antonio book to Mr. Fuchs.

Mr. Fuchs spoke of his visit to San Antonio to speak to the Optimist Club here and he described the city of Bremen and its history.

Mr. Thompson noted that he had visited Bremen some years ago while living in Hamburg.

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87-56

COMMITTEE ON CRIME

Mr. Hasslocher asked that the City Council Committee on Crime make their individual recommendations on the burglar alarm matters to him as soon as possible and he noted that a new executive director of 911 shortly will be announced.

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87-56

ANNEXATION

Mayor Cisneros asked the City Council's Annexation Committee to expedite its next report to the city and he spoke to the pro-annexation stance of a number of northwest cities.

Mr. Hasslocher, chairman of the Council's Annexation Committee, stated that he would do everything possible to expedite the next annexation report to the Council.

87-56TRIP TO THE ORIENT

Mayor Cisneros thanked Ms. Vera and Mr. Martinez along with City Manager Louis J. Fox and Mrs. Karen Kliever of the city's staff for representing the city of San Antonio in Japan and Korea recently. He then asked that they share their thoughts with the rest of the City Council as soon as practical and he spoke of the importance of international relations.

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87-56 The minutes of the City Council meeting of November 5, 1987, were approved.

87-56 CONSENT AGENDA

Mr. Hasslocher made a motion to approve Agenda Items #6 - 28, constituting the Consent Agenda, with the exception of Items #8, 9, 10, 15, 17, 19, 20, 22, and 25, which were pulled for individual consideration. Mrs. Dutmer seconded the motion.

After consideration, the motion, carrying with it the passage of the following Ordinances and Resolution, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Thompson, Vera, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: Martinez.

AN ORDINANCE 66,125 .

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 .
 . ACCEPTING THE PROPOSAL OF SIX FLAGS MEDICAL COMPANY TO FURNISH THE CITY OF SAN ANTONIO FIRE DEPARTMENT WITH DISPOSABLE RESTRAINTS AND IMMOBILIZERS FOR A TOTAL OF \$4,312.80.

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AN ORDINANCE 66,126 .

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 . ACCEPTING A PROPOSAL FROM DONOGHUE & ASSOCIATES, INC., TO PREPARE CONSTRUCTION DOCUMENTS FOR ADDITIONAL ROOF REPAIRS AND CARPET REPLACEMENT FOR INTERNATIONAL AIRPORT TERMINAL 2 FOR A FEE OF \$7,100.00.

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AN ORDINANCE 66,127 .

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 . ACCEPTING THE BID OF J & J CONSTRUCTION CO., IN THE

November 24, 1987

sr

AMOUNT OF \$4,369,504.00, FOR THE GROFF/HORTENCIA/
CARLOTA/FLORENCIA/ETC. STREETS RECONSTRUCTION
PROJECT; PROVIDING AN ADDITIONAL \$218,475.20 FOR
MISCELLANEOUS CONSTRUCTION CONTINGENCY EXPENSES; AND
AUTHORIZING \$52,660.23 IN ADDITIONAL ENGINEERING
FEES FOR THE CONSTRUCTION PHASE SERVICES PAYABLE TO
HOWARD E. GADDIS CONSULTING ENGINEER, INC.;
APPROVING CONTRACTS; AND PROVIDING FOR PAYMENT.

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AN ORDINANCE 66,128 .

AUTHORIZING AN ADDITIONAL \$4,000.00 PAYABLE TO LEW,
ALLEN & WONG, INC., FOR ARCHITECTURAL SERVICES
RELATED TO THE INTERIOR MODIFICATION OF CITY HALL.

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AN ORDINANCE 66,129 .

AMENDING THE CONTRACT WITH C.A. BOLNER & ASSOCIATES
INC., TO PROVIDE FOR ADDITIONAL ENGINEERING SERVICES
IN CONNECTION WITH THE WESTERN AVENUE DRAINAGE
PROJECT #74; ACCEPTING A CONTRIBUTION OF \$8,200.00
FROM EDWIN M. JONES OIL COMPANY IN PAYMENT FOR SAID
ADDITIONAL SERVICES; AND PROVIDING FOR PAYMENT
THERE FOR.

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AN ORDINANCE 66,130 .

ACCEPTING THE BID OF HALLMARK ELECTRICAL
CONTRACTORS, INC., IN THE AMOUNT OF \$265,497.06 FOR
THE TRAFFIC SIGNALIZATION 1986-87 PROJECT IV;
PROVIDING AN ADDITIONAL \$22,281.67 FOR MISCELLANEOUS
CONSTRUCTION CONTINGENCY EXPENSES; APPROVING THE
CONTRACT; AND PROVIDING FOR PAYMENT.

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AN ORDINANCE 66,131 .

ACCEPTING A PROPOSAL, OPTION "B", FROM FEIGENSPAN &
PINNELL CONSULTING ENGINEERS, AND AUTHORIZING
\$12,500.00 FOR ENGINEERING FEE RELATED TO THE S.
GEVERS STREET BRIDGE NORTH OF IH10 AND \$250.00 FOR
ADVERTISING EXPENSES.

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AN ORDINANCE 66,132

APPROPRIATING FUNDS AND AUTHORIZING THE CITY MANAGER TO ENTER INTO A ARCHITECTURAL SERVICES CONTRACT WITH JOHNSON-DEMPSEY AND ASSOCIATES, INC., TO PREPARE PLANS, SPECIFICATION AND BIDDING DOCUMENTS TO CONSTRUCT THE MONITORING AND TESTING FACILITY, IN THE AMOUNT OF \$65,577.00; AND AUTHORIZING AN ADDITIONAL \$7,000.00 FOR THE ARCHITECTURAL CONTINGENCY AND \$125.00 FOR BID ADVERTISING.

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AN ORDINANCE 66,133

ACCEPTING THE BID OF DU-MOR ENTERPRISES, IN THE AMOUNT OF \$22,061.50, FOR THE CONSTRUCTION OF THE PARK AT LINCOLN HEIGHTS SANITARY SEWER OUTFALL; PROVIDING AN ADDITIONAL \$3,338.50 FOR A CONSTRUCTION CONTINGENCY; APPROVING THE CONTRACT; AND PROVIDING FOR PAYMENT.

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AN ORDINANCE 66,134

AUTHORIZING THE EXPENDITURE OF THE SUM OF \$5,863.00 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 IN CONNECTION WITH CERTAIN RIGHT-OF-WAY PROJECTS.

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AN ORDINANCE 66,135

AUTHORIZING PAYMENT IN THE AMOUNT OF \$4,919.39 FOR LEGISLATIVE AND ADMINISTRATIVE REPRESENTATION SERVICES PROVIDED BY THE LAW FIRM OF ZORC, RISSETTO, AND WEAVER.

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AN ORDINANCE 66,136

AUTHORIZING PAYMENT IN THE AMOUNT OF \$8,000.00 TO NATIONAL URBAN FELLOWS, INC. FOR SERVICES RENDERED DURING FY 1987-88.

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A RESOLUTION 87-56-87 .

BY THE CITY COUNCIL OF THE CITY OF SAN ANTONIO,
TEXAS, CALLING A PUBLIC HEARING RELATING TO THE
MAKING OF SUPPLEMENTAL ASSESSMENTS FOR THE COST OF
IMPROVEMENTS IN THE DOWNTOWN IMPROVEMENT DISTRICT;
PROVIDING FOR NOTICE OF SUCH PUBLIC HEARING; AND
RESOLVING OTHER MATTERS INCIDENT AND RELATING
THERE TO.

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AN ORDINANCE 66,137 .

AUTHORIZING THE EXECUTION OF A MONTH TO MONTH LEASE
WITH THE DEE HOWARD COMPANY AT SAN ANTONIO
INTERNATIONAL AIRPORT FOR 32,340 SQUARE FEET OF LAND
WHICH WILL BE USED BY LESSEE TO EXPAND ITS PARKING
AREA.

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87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,138 .

APPROPRIATING AN ADDITIONAL \$50,225.00 AND
AUTHORIZING PAYMENTS FOR ARCHITECTURAL AND
ENGINEERING SERVICES TO BECHTOL, HOFFPAUIR AND
EHLER, INC., PRIME ARCHITECTS FOR THE SOUTHSIDE GOLF
COURSE JOINT VENTURE OF LANDCORP-BECHTOL, HOFFPAUIR
AND EHLER, INC.; KIRBY-GRIFFITHS AND ASSOCIATES,
INC., BURLESON/RUSSELL, INC.; AND EPSEY HUSTON AND
ASSOCIATES.

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In response to a question by Mrs. Dutmer, Mr. Ron Darner, Director of Parks and Recreation, explained the additional costs that have been incurred in the course of construction of two new golf courses in San Antonio.

In response to a question by Mr. Wolff, Mr. Darner noted that both golf courses are on schedule for completion and he spoke of their development.

None; ABSENT: Martinez.

87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,141

ACCEPTING THE BID OF HALLMARK ELECTRICAL CONTRACTORS, INC., FOR THE MEDICAL CENTER TRAFFIC SIGNAL SYSTEM, IN THE AMOUNT OF \$423,906.27; PROVIDING AN ADDITIONAL \$42,390.63 FOR MISCELLANEOUS CONSTRUCTION CONTINGENCY EXPENSES; APPROVING A CONTRACT; AND PROVIDING FOR PAYMENT.

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Mr. Hasslocher made a motion to approve the proposed Ordinance. Mr. Thompson seconded the motion.

In response to a question by Mr. Wolff, Mr. David Abbey, Traffic Coordinator for the City of San Antonio, briefly explained the traffic control system being approved.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Thompson, Vera, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: Martinez.

87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,142

ACCEPTING THE BID OF UTILITIES CONSOLIDATED, INC., FOR CONSTRUCTION OF THE SAN PEDRO (U.S. 281) BITTERS TO FM 1604 SANITARY SEWER RELOCATION IN THE AMOUNT OF \$483,015.00; PROVIDING AN ADDITIONAL \$72,452.25 FOR A CONSTRUCTION CONTINGENCY, AND \$7,064.08, PAYABLE TO WEYMAN AND ASSOCIATES, INC., FOR CONSTRUCTION SUPERVISION SERVICES; APPROVING CONTRACTS; AND PROVIDING FOR PAYMENT.

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Mr. Hasslocher made a motion to approve the proposed Ordinance. Mr. Wolff seconded the motion.

In response to a question by Mr. Wolff, Mr. Frank Kiolbassa, Director of Environmental Management, spoke to the details of the project involved.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Thompson, Vera, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: Martinez.

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87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,143

AUTHORIZING THE CITY MANAGER TO ENTER INTO A PROFESSIONAL SERVICES CONTRACT WITH NORRIS, RONNFELDT AND ARANDA TO PROVIDE PLANS AND SPECIFICATIONS FOR THE ROYAL VALLEY SANITARY SEWER PROJECT FOR AN AMOUNT NOT TO EXCEED \$28,800.00; AND AUTHORIZING AN ADDITIONAL \$2,880.00 FOR ENGINEERING CONTINGENCY AND \$250.00 FOR BID ADVERTISEMENT.

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Mrs. Dutmer made a motion to approve the proposed Ordinance. Mr. Labatt seconded the motion.

In response to a question by Mr. Thompson, Mr. Frank Kiolbassa, Director of Environmental Management, spoke to the improvements in the sanitary sewer system to be realized through this ordinance.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Thompson, Vera, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: None.

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87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,144

AUTHORIZING THE CITY MANAGER TO EXECUTE CONTRACT AMENDMENT NO. 2 AND APPROPRIATING ADDITIONAL FUNDS TO THE RECONSTRUCTION SERVICES CONTRACT FOR THE DESIGN OF CATEGORY 4, PACKAGE "E", WITH BAIN, MCCRARY, BAIN ENGINEERS AND SURVEYORS, INC., IN THE AMOUNT OF \$39,984.00.

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Mr. Hasslocher made a motion to approve the proposed Ordinance. Mrs. Dutmer seconded the motion.

Mr. Labatt noted that this particular project involves an attempt to bring members of the small business community into the bidding process and the contracting process for the City of San Antonio. He also stated that this was an attempt to assist them secure smaller jobs with the City of San Antonio.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Thompson, Vera, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: None.

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87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,145

APPROVING A LICENSE AGREEMENT BETWEEN THE CITY OF SAN ANTONIO AND COASTAL STATES CRUDE GATHERING COMPANY, FOR A LICENSE TO LAY A PIPELINE WITHIN CITY RIGHT-OF-WAY FROM BINZ ENGLEMANN ROAD TO FM ROAD 78 (OLD SEGUIN ROAD) ON SPRINGFIELD ROAD, BETWEEN NEW CITY BLOCKS 10596, 10613 AND 10599, AND AUTHORIZING THE CITY MANAGER, TO EXECUTE A LICENSE AGREEMENT IN CONNECTION THEREWITH.

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Mrs. Dutmer made a motion to approve the proposed Ordinance. Mr. Thompson seconded the motion.

In response to a question by Mr. Webb, Mr. Bill Toudouze, Right-of-Way, Department of Public Works, explained that this project is entirely in the public right-of-way and will not disturb area businesses during construction.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Thompson, Vera, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: None.

87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,146

AMENDING SECTION 25-5 OF THE CITY CODE OF SAN ANTONIO TO AUTHORIZE POLICE OFFICERS TO ISSUE CITATIONS TO JUVENILE VIOLATORS OF CITY ORDINANCES AND OTHER CLASS "C" MISDEMEANORS PUNISHABLE BY FINE ONLY.

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Mrs. Dutmer made a motion to approve the proposed Ordinance. Mr. Wing seconded the motion.

In response to a question by Mr. Labatt, Mr. Sergio Soto, Director of Youth Services, City of San Antonio, spoke to lack of facilities for holding juveniles by the San Antonio Police Department and of the expected results to be achieved if this ordinance is approved.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Thompson, Vera, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: None.

87-56 ZONING HEARINGS

29. CASE Z87223 - to rezone Parcel 24 and Parcel 25A, NCB 17929, 8577 and 8587 Bandera Road, from Temporary "R-1" One Family Residence District to "B-3" S.U.P. Business District for a landscape company with outside storage of equipment, located on the southwest side of Bandera Road, being 120' northwest of the intersection of Guilbeau Road and Bandera Road, having 209' on Bandera Road, with a depth of 422'.

The Zoning Commission has recommended that this request of change of zone be approved by the City Council.

Mr. Wolff made a motion to approve the recommendation of the Zoning Commission provided that driveway approval is secured from the State Department of Highways and Public Transportation, and that off-street parking is provided and submitted for approval by the Traffic Engineering Division. Mr. Hasslocher seconded the motion.

After consideration, the motion, carrying with it the passage of the following Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: Thompson, Vera.

AN ORDINANCE 66,147

AMENDING CHAPTER 35 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 PARCEL 24 AND PARCEL 25A, NCB 17929, 8577 AND 8587 BANDERA ROAD, FROM TEMPORARY "R-1" ONE-FAMILY RESIDENCE DISTRICT TO "B-3" S.U.P. BUSINESS DISTRICT, SPECIAL USE PERMIT FOR A LANDSCAPE COMPANY WITH OUTSIDE STORAGE OF EQUIPMENT, PROVIDED THAT DRIVEWAY APPROVAL IS SECURED FROM THE STATE DEPARTMENT OF HIGHWAYS AND PUBLIC TRANSPORTATION, AND THAT OFF-STREET PARKING IS PROVIDED AND SUBMITTED FOR APPROVAL BY THE TRAFFIC ENGINEERING DIVISION. "THE PENALTY FOR VIOLATION IS A FINE NOT TO EXCEED \$1,000.00."

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30. CASE Z87225 - to rezone Lot 4, NCB 17957, 660 Connie Mack Drive, from Temporary "R-1" One Family Residence District to "B-2" Business District, located northwest of the intersection of Connie Mack Drive and Eckhart Road, having 162.00' on Connie Mack Drive and 102' on Eckhart Road.

The Zoning Commission has recommended that this request of change of zone be approved by the City Council.

Mr. Wolff made a motion to approve the recommendation of the Zoning Commission provided that 13-feet of dedication is given along Eckhart Road; and that off-street parking and driveways are provided and submitted for approval by the Traffic Engineering Division; and that a six-foot solid screen fence is erected and maintained along the northwest property line. Mr. Hasslocher seconded the motion.

After consideration, the motion, carrying with it the passage of the following Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: Thompson, Vera.

AN ORDINANCE 66,148

AMENDING CHAPTER 35 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 4, NCB 17957, 6603 CONNIE MACK DRIVE, FROM TEMPORARY "R-1" ONE-FAMILY RESIDENCE DISTRICT TO "B-2" BUSINESS DISTRICT, PROVIDED THAT 13- FEET OF DEDICATION IS GIVEN ALONG ECKHART ROAD; AND THAT OFF-STREET PARKING AND DRIVEWAYS ARE PROVIDED AND SUBMITTED FOR APPROVAL BY THE TRAFFIC ENGINEERING DIVISION; AND THAT A SIX-FOOT SOLID SCREEN FENCE IS ERECTED AND MAINTAINED ALONG THE NORTHWEST PROPERTY LINE. "THE PENALTY FOR VIOLATION IS A FINE NOT TO EXCEED \$1,000.00."

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87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,149 .

ACCEPTING THE HIGH BIDS RECEIVED IN CONNECTION WITH CITY FUNDS AVAILABLE FOR DEPOSIT IN INTEREST-BEARING CERTIFICATES OF DEPOSIT.

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Mr. Hassloch made a motion to approve the proposed Ordinance. Mrs. Dutmer seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Wolff, Hassloch, Cisneros; NAYS: None; ABSENT: Thompson, Vera; ABSTAIN: Labatt.

87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,150 .

AUTHORIZING THE CITY MANAGER TO NEGOTIATE AND EXECUTE A FIVE-YEAR AGREEMENT WITH THE SAN ANTONIO ECONOMIC DEVELOPMENT FOUNDATION TO PROVIDE INTERNATIONAL ECONOMIC DEVELOPMENT SERVICES ON BEHALF OF THE CITY.

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November 24, 1987
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Mr. Hasslocher made a motion to approve the proposed Ordinance. Mrs. Dutmer seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: Thompson, Vera.

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87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,151

APPROVING BUDGETS FOR CERTAIN DISTRICT IMPROVEMENT FUNDS. (MARTINEZ, THOMPSON, HASSLOCHER)

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Mr. Hasslocher made a motion to approve the proposed Ordinance. Mr. Labatt seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: Thompson, Vera.

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87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,152

AUTHORIZING FIELD ALTERATION NO. 10 IN THE AMOUNT OF \$22,516.00 AND FIELD ALTERATION NO. 12 IN THE AMOUNT OF \$29,394.50 FOR THE FIVE PALMS/MEDINA BASE ROAD/APPLE VALLEY DR. PROJECT.

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Mr. Hasslocher made a motion to approve the proposed Ordinance. Mrs. Dutmer seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: Thompson, Vera.

87-56 The Clerk read the following Ordinance:

AN ORDINANCE 66,153

CLOSING PRESA FROM NUEVA TO MARKET FOR CERTAIN HOURS
ON NOVEMBER 28 & 29, 1987, IN CONNECTION WITH
"PROJECT SNOW FLAKE".

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Mrs. Dutmer made a motion to approve the proposed Ordinance. Mr. Hasslocher seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Vera, Wolff, Labatt, Hasslocher, Cisneros; NAYS: None; ABSENT: Thompson.

87-56 Ms. Teree Caldwell-Johnson, Assistant to the City Manager, advised the City Council that a "B" session would be held after the first of the year to consider a city staff report relative to fee waivers.

87-56 CITY PUBLIC SERVICE

Mayor Cisneros briefly explained the proposed City Public Service Board rate request which the Council will hear further during a "B" session later this evening. The Mayor noted that City Public Service feels that the rates it receives on supplies will be the same as that achieved in 1987 and then addressed the CPS need for a 4.2% rate increase in that area.

Mrs. Berriozabal stated that she feels the Austin-Houston Lighting and Power negotiations concerning sale of a portion of the South Texas Nuclear Project, will eventually affect San Antonio and she asked for a briefing on the matter.

Mayor Cisneros stated that he would be speaking with Mr. Roger Ibarra, the city's Public Utilities Supervisor, on this matter as soon as possible.

87-56 ROBERT E. LEE APARTMENTS

Mrs. Berriozabal noted that the matter of a proposed

Urban Development Action Grant application for the Robert E. Lee Apartments project has been removed from Council consideration on today's agenda because the local developer has pulled out of the project because of lack of adequate financing. She stated that she feels the city has done nothing to aid the preservation of historic buildings like the Robert E. Lee Hotel and she stated further that she feels the alternative is that such historic buildings are being torn down to create more downtown parking lots, which is very unfortunate.

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87-56 PUBLIC HEARING AND CONSIDERATION OF AN ORDINANCE - TOWNSIDE NORTH APARTMENTS PROJECT - UDAG APPLICATION.

Mayor Cisneros declared the Public Hearing to be open.

Mr. Jim Bishkin, 215 W. Travis, representing Bernard Lifshutz, briefly explained the Townside North Apartments project which is designed to bring two bedroom rental units to downtown San Antonio. Mr. Bishkin stated that the developer, Mr. Lifshutz is still firming up his financing for the project.

Ms. Margaret DeLaTorre, representing Communities Organized for Public Service, read a written statement questioning the lack of specificity on financing, but nevertheless, stated that her organization is in support of the project.

There being no further citizens to speak, Mayor Cisneros declared the Public Hearing to be closed.

The Clerk read the following Ordinance:

AN ORDINANCE 66,154

AUTHORIZING UDAG APPLICATION FOR THE TOWNSIDE NORTH APARTMENTS PROJECT, CONSISTING OF THE NEW CONSTRUCTION OF 173 MULTI-FAMILY RESIDENTIAL UNITS LOCATED IN COUNCIL DISTRICT 1, CENSUS TRACT 1107.

* * * *

Mrs. Dutmer made a motion to approve the proposed Ordinance. Mr. Wing seconded the motion.

In response to a question by Mrs. Berriozabal, Mr. David Garcia, Director of Special Projects, spoke to specifics of the negotiations and the plans for this project.

Mrs. Berriozabal voiced her concern with the question of finalization of plans for a recreation area in the project.

Mr. Garcia addressed the question of financing and the deadline for submitting the application to HUD.

In response to a question by Mr. Martinez, Mr. Garcia outlined the financing terms of the project and the need for the city to meet with Mr. Lifshutz himself on the matter of financing at a later date.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Martinez, Vera, Wolff, Labatt, Cisneros; NAYS: None; ABSENT: Wing, Thompson, Hasslocher.

87-56 PUBLIC HEARING AND CONSIDERATION OF AN ORDINANCE - SOLANA DEL NORTE - UDAG APPLICATION

Mayor Cisneros declared the Public Hearing to be open.

Judge Irene Canales De Janssen, attorney, spoke to the questioning of financial stability of the developer of this project, Mr. Heriberto Herrera, when the question remains concerning his relationship with Fiesta Plaza. She noted that she represents four former tenants of Fiesta Plaza in that particular matter.

Mr. Louis Hernandez, a former Fiesta Plaza tenant, questioned the "social responsibility" of the developer in the light of the Fiesta Plaza matter.

Ms. Marina Gutierrez, former Fiesta Plaza tenant, asked the Council to consider the impact of the developer on Fiesta Plaza tenants before approving any new UDAG grant for that developer. She stated that she feels that former Fiesta Plaza tenants are being harrassed.

Ms. Margaret De La Torre, representing Communities Organized for Public Service, stated that her group fears serious problems remain concerning the terms of the UDAG loan on this project and she questions the city paying a developer for streets in the project as proposed by Mr. Herrera. She then spoke against approval of the ordinance.

There being no further citizens to speak, Mayor Cisneros declared the Public Hearing to be closed.

The Clerk read the following Ordinance:

AN ORDINANCE 66,155

AUTHORIZING UDAG APPLICATION FOR THE SOLANA DEL NORTE MIXED-USE PROJECT PHASE I, CONSISTING OF THE

NEW CONSTRUCTION OF 20,000 SQUARE FEET OF
MANUFACTURING SPACE AND 78 SINGLE-FAMILY RESIDENTIAL
UNITS LOCATED IN COUNCIL DISTRICT 7, CENSUS TRACT
1712.

* * * *

Mr. Martinez noted that City Council must approve the contract with the developer involved even if HUD approval is received on this UDAG grant. He noted that even though inner-city housing is desperately needed, in his opinion, he is still concerned with the primary developer involved because of his lack of credibility as a result of the Fiesta Plaza matter.

Mr. David Garcia, Director of Special Projects, briefly reviewed the normal manner in which a subdivision is created and the deviation of this proposal from the norm. He then noted that this proposal is a departure from the city's past history and he spoke to the developers new method of proposed financing. Mr. Garcia then stated that he feels the plan shifts repayment of the HUD loan from the developer directly to the homeowners.

Mr. Martinez spoke against the proposed ordinance, stating that he feels the city should have a firm policy that forbids anyone not producing up to contract specifications on a previous project from being given a new loan. He spoke against having homeowners responsible for paying back the UDAG loan for the developer.

In response to a question by Mr. Thompson, Mr. Heriberto Herrera, the developer, explained that lawsuits had been filed against the general partners in Vista Verde South in the Fiesta Plaza matter but not against him personally. He then explained his proposal for the Solana Del Norte project, and stated that he feels that similar projects were done in Vista Verde South, in Eagle Pass, and elsewhere including in Puerto Rico.

Mr. Thompson stated that he would support the UDAG application as presented.

Mr. Labatt spoke of the private sector loan involved noting that Padre Savings has made a commitment to fund this project. He stated that he is concerned about the city's second-lien position with this issue.

In response to a further question by Mr. Labatt, Mr. Herrera stated that he has a personal investment in this issue and he then explained the reason for the second-lien position of the city which is common in UDAG grants.

In response to a further question by Mr. Labatt concerning the city's two tracts of land in Vista Verde South, Mr. Herrera spoke to the two parcels of land which have now been referred back to the San Antonio

Development Agency. Mr. Herrera also stated that the hotel in Vista Verde South is now very close to completion. Mr. Herrera noted that the court date now has been set for March 7 to hear the matter concerning that uncompleted hotel in Vista Verde South and he noted that the general contractor has declared bankruptcy in this matter and thus has been unable to complete the project.

With respect to Fiesta Plaza, Mr. Herrera stated that the developers are pursuing a relationship with a major new tenant. He then spoke to the construction and the inability to access the mall as being the major problems with the mall at this time.

Ms. Vera stated that the area in question is somewhat depressed and in need of development and she stated that she is in support of the project because of the proposed single family development proposed for this area. Ms. Vera also spoke about the backing of Padre Savings in this matter.

In response to a question by Ms. Vera, Mr. Herrera spoke to reasons why he proposes the projected financial plan as developed.

Mr. Garcia addressed the difference between this method of financing and what he considers the normal method of financing.

Ms. Vera made a motion to approve the proposed Ordinance. Mr. Thompson seconded the motion.

Mrs. Dutmer spoke to problems in the Vista Verde South area and stated that she cannot support this application.

In response to a question by Mr. Martinez, Mr. Garcia spoke to negotiations underway for the city to reclaim title to the two parcels of land in Vista Verde South.

Mr. Martinez then briefly recapped the UDAG proposal including the Vista Verde South connection of the particular developer involved and addressed his concerns with the unfulfilled commitments of the developers in Vista Verde South.

Mr. Thompson stated that he feels the proposal reduces the "move-in cost" of new homeowners.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Webb, Wing, Thompson, Vera, Wolff, Cisneros; NAYS: Berriozabal, Dutmer, Martinez, Labatt, Hasslocher; ABSENT: None.

87-56 PUBLIC HEARING AND CONSIDERATION OF AN ORDINANCE - CLOSING AND QUITCLAIMING MILLS STREET

Mayor Cisneros declared the Public Hearing to be open.

Mr. Lorenzo Acosta, 4406 Tropical, spoke in support of the proposal to close part of Mills Street.

There being no further citizens to speak, Mayor Cisneros declared the Public Hearing to be closed.

The Clerk read the following Ordinance:

AN ORDINANCE 66,156

CLOSING AND ABANDONING MILLS STREET, IN NE CITY BLOCK 11070, AND AUTHORIZING THE CITY MANAGER, OR HIS DESIGNEE, TO EXECUTE THREE (3) QUITCLAIM DEEDS TO ELIZABETH ANN MOURSUND, ET AL, FOR A CONSIDERATION OF \$1.00; AND ACCEPTING A WARRANTY DEED FROM ELIZABETH ANN MOURSUND, ET AL, FOR AN EXCHANGE OF MILLS STREET FOR GEORGE PATTON DRIVE.

* * * *

Mr. Wing made a motion to approve the proposed Ordinance. Mrs. Berriozabal seconded the motion.

After consideration, the motion, carrying with it the passage of the Ordinance, prevailed by the following vote: AYES: Berriozabal, Webb, Dutmer, Wing, Martinez, Thompson, Vera, Wolff, Labatt, Cisneros; NAYS: None; ABSENT: Hasslocher.

87-56 The City Council recessed for "B" session at 3:39 P.M., reconvening at 5:00 P.M. for Citizens to be Heard.

87-56 CITIZENS TO BE HEARD

MR. GREGORY VAUGHT

Mr. Vaught, Orchestra of San Antonio, invited the City Council to their week-end concert, Saturday evening and Sunday afternoon at the Lila Cockrell Theatre. He announced that their guest conductor would be Maestro DuPriest for these concerts. He stated that their musicians have been performing free of charge for these concerts. He asked all citizens

to support these musicians.

Mr. Wolff also asked for the support of the community by attending these concerts.

* * * *

87-56 There being no further business to come before the City Council, the meeting was adjourned at 6:30 P.M.

A P P R O V E D

Henry Cisneros

M A Y O R

ATTEST: *Thomas S. Rodriguez*
C i t y C l e r k

November 24, 1987
sr