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Agenda
City Council Meeting
Municipal Plaza Building
City Hall Complex
103 S. Main Ave
San Antonio, TX 78205
September 7, 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
- 5:45PM:** 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.

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 broadcasts of the Council meetings on 21-TVSA.

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

The 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. Tom Heger, Pastor, Beacon Hill Presbyterian Church. Guest of Councilmember Roger Flores, District 1.
- 2. Pledge of Allegiance
- 3. Approval of Minutes for the August 24, 2006 Public Hearing.

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

Action Items For Staff Briefing

- 4. An Ordinance adopting the annual consolidated operating and capital budgets for the City of San Antonio for the Fiscal Year 2006-2007, beginning October 1, 2006, and ending September 30, 2007; approving the FY 2007 through FY 2012 Capital Improvements Program for the City of San Antonio; appropriating funds and authorizing personnel positions in accordance with said budget; setting the FY 2006-2007 Holiday Schedule and Pay Plan for City employees; authorizing contracts with outside agencies; and setting City Council District Budgets and City Council Human Development Services Budgets. [Presented by Peter Zanoni, Director, Management & Budget; Erik J. Walsh, Assistant City Manager]

2006 - 09 - 07 - 1014

- 5. Consideration of the following items related to adoption of the ad valorem tax rates for the tax year beginning January 1, 2006, and ending December 31, 2006. [Presented by Peter Zanoni, Director of Management and Budget; Erik J. Walsh, Assistant City Manager]

- A. An Ordinance setting the ad valorem tax rate for Maintenance and Operation of the City of San Antonio at 36.704 cents per \$100.00 of taxable valuation for the tax year beginning on January 1, 2006, and ending on December 31, 2006; and containing statements required by Section 26.05 of the Property Tax Code, as amended.

2006 - 09 - 07 - 1015

- B. An Ordinance setting the ad valorem tax rate to pay the principal and interest on the funded debt of the City of San Antonio at 21.150 cents per \$100.00 of taxable valuation for the tax year beginning on January 1, 2006, and ending on December 31, 2006; and containing statements required by Section 26.05 of the Property Tax Code, as amended.

2006 - 09 - 07 - 1016

6. Consideration of the following ordinances establishing new fees and amending existing fees within the various City departments and funds as recommended in the FY2007 Proposed Budget: [Presented by Peter Zanoni, Director of Management and Budget; Erik J. Walsh, Assistant City Manager]

17-35
 /A. An Ordinance amending fees charged for parking at City-owned facilities and amending the corresponding sections of the city code to reflect the new fees.

2006-09-07-0995

/B. An Ordinance amending fees charged for cellular telephone antennae towers on City-owned property and reflecting those fees in the City Code.

2006-09-07-0996

/C. An Ordinance amending existing fees charged for public parking, for issuance of Air Operations Area Parking Decals and Commuter Badges, and for issuance of Off-Airport Parking Permits at the San Antonio International Airport; establishing a new Progressive Security Enforcement Fee at the San Antonio International Airport, and amending the corresponding sections of the San Antonio City Code to reflect such changes.

2006-09-07-0997

/D. An Ordinance establishing equipment rental fees, an Executive Board Room rental fee and a Caterer's application fee and amending existing fees for audio visual labor and the daily rental of risers, tables, chairs, and dance floor at the Henry B. Gonzalez Convention Center, Lila Cockrell Theatre and Municipal Auditorium, resulting in additional funds to the Community & Visitor Facilities Fund; and amending the corresponding section of the City Code to reflect such change.

2006-09-07-0998

/E. An Ordinance establishing a Texas Local Government Code Chapter 380 Economic Development Grant application fee to review and administrate Economic Development grants awarded by the City, resulting in additional funds to the General Fund; and amending the corresponding section of the City Code to reflect such change.

2006-09-07-0999

18-3
 /F. An Ordinance amending and establishing fees associated with the Department of Environmental Services related to monthly household garbage fees and conversion fees necessary to automated services, resulting in additional funds to the Environmental Services Maintenance and Operations Fund; and amending corresponding sections of the City Code to reflect such changes.

2006-09-07-1013

19-3
 /G. An Ordinance establishing and amending various fees associated with the regulation of fire alarm systems and with the response to hazardous materials spills and hazards, resulting in additional revenue to the General Fund; and amending the corresponding sections of the City Code to reflect such changes.

2006-09-07-1000

10-1
 /H. An Ordinance amending fees associated with the provision of Emergency Medical

Services, resulting in additional revenue to the Emergency Medical Services Fund; and amending the corresponding sections of the City Code to reflect such changes.

2006-09-07-1001

I. An Ordinance establishing fees associated with the San Antonio Metropolitan Health District related to reinspection of custodial care facilities, resulting in additional funds to the General Fund; and amending corresponding sections of the City Code to reflect such changes.

2006-09-07-1002

J. An Ordinance establishing and amending fees associated with the San Antonio Metropolitan Health District related to adult and childhood immunizations and administrative fees, resulting in additional funds to the Public Health Support Fund; and amending corresponding sections of the City Code to reflect such changes.

2006-09-07-1003

K. An Ordinance amending the fees charged by the International Affairs Department for trade missions and potential client lists resulting in additional funds to the Community & Visitor Facilities Fund; and amending the corresponding section of the City Code to reflect such changes.

2006-09-07-1004

L. An Ordinance revising fees charged for library services; and amending the corresponding sections of the City Code to reflect such changes.

2006-09-07-1005

M. An Ordinance establishing a fee to be charged for rental of the Landa Gardens Pavilion; and amending the corresponding provisions of the City Code to reflect such changes.

2006-09-07-1006

N. An Ordinance amending the fees charged by the Neighborhood Services Department for garage sale permits from \$15 to \$16 to offset increased service delivery costs; and amending the corresponding section of the City Code to reflect such changes.

2006-09-07-1007

O. An Ordinance amending various fees associated with the regulation of residential and commercial robbery and burglary alarm systems and with the impoundment and storage of vehicles, resulting in additional revenue to the General Fund; and amending the corresponding sections of the City Code to reflect such changes.

2006-09-07-1008

P. An Ordinance revising and increasing fees for use of Parks and Recreation facilities and services; and amending the corresponding sections of the City Code to reflect such changes.

2006-09-07-1009

Q. An Ordinance revising and increasing fees charged for public facilities and services in the Downtown Central Business District; and amending the

corresponding sections of the City Code to reflect such changes.

2006-09-07-1010

R. An Ordinance revising and increasing fees for use of city golf courses; and amending the corresponding sections of the City Code to reflect such changes.

2006-09-07-1011

S. An Ordinance revising and increasing fees for use of facilities associated with the Parks and Recreation Department's Recreation Athletic Fund; and amending the corresponding sections of the City Code to reflect such changes.

2006-09-07-1012

7. Public hearing and consideration of an ordinance authorizing closure, vacation, and abandonment of Ellis Alley, which intersects Chestnut between Crockett and Center Streets, adjacent to NCB 579, District 2, as requested by VIA Metropolitan Transit for a fee of \$46,309, some or all of which may be waived under the Incentive Scorecard Program. [Presented by Shawn Eddy, Acting Director, Asset Management; Erik J. Walsh, Assistant City Manager]

2006-09-07-1017

CONSENT AGENDA

Items Concerning the Purchase of Equipment, Supplies and Services

8. 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 a combined estimated cost of \$1,177,000.00, including: maintenance for the computerized environmental controls at the Central Library; Millennium software upgrades, support and maintenance; children's audio and video media; children's dvd's, audio books and videos; EZ Go golf car parts and service; heating, ventilating and air conditioning parts; automotive, ignition parts, wire, cable parts and accessories; maintenance, testing & service of generators for Police substations; bottled water; auto & truck spring parts and service; spark plugs; heavy equipment tires, tubes, recapping and road service; private process service; Microsoft premier support services; elevator maintenance at the Main Plaza Building; portable power generators; and emergency medical supplies, disposable bags and valve masks. [Presented by Florencio Peña, Director, Administrative Services; Pat DiGiovanni, Deputy City Manager]

2006-09-07-1018

9. An Ordinance accepting the offer submitted by Andela Products to provide the Environmental Services Department with a glass pulverizer system upgrade for a total cost of \$62,748.00, from the Natural Resource Conservation Fund. [Presented by Florencio Peña, Director, Administrative Services; Pat DiGiovanni, Deputy City Manager]

2006-09-07-1019

10. An Ordinance accepting the bid submitted by Wenger Corporation to provide the Convention Facilities Department with 72 platform stage risers and 7 storage carts for a total cost of \$53,405.00, from the Community & Visitor Facilities Fund. [Presented by

Florencio Peña, Director, Administrative Services; Pat DiGiovanni, Deputy City Manager]

2006-09-07-1020

- 11. An Ordinance accepting the bid submitted by Equipment Depot, Bid No. 2, to provide the Parks and Recreation Department with one replacement all terrain forklift for a total cost of \$43,400.00, from the Equipment Renewal and Replacement Fund. [Presented by Florencio Peña, Director, Administrative Services; Pat DiGiovanni, Deputy City Manager]

2006-09-07-1021

- 12. An Ordinance ratifying a contract with Davila Construction, Inc. for emergency roof repairs to the Farmers' Market for a total cost of \$36,397.00. [Presented by Florencio Peña, Director, Administrative Services; Pat DiGiovanni, Deputy City Manager]

2006-09-07-1022

- 13. An Ordinance accepting the bid submitted by Hi-Lite Markings, Inc. to provide the Aviation Department with paint and rubber deposits removal from the airport's runway surfaces for a total cost of \$44,200.00, from the Airport Operations and Maintenance Account. [Presented by Florencio Peña, Director, Administrative Services; Pat DiGiovanni, Deputy City Manager]

2006-09-07-1023

- 14. An Ordinance ratifying an amendment to the current service contract for the A510 Automated Access Control System for San Antonio International Airport to cover critical upgrades of the Access Control and Identification Media System, in an amount not to exceed \$143,624.00. [Presented by Mark Webb, Director, Aviation; Roland A. Lozano, Assistant to the City Manager]

2006-09-07-1024

Capital Improvements Items

- 15. An Ordinance approving a total amount of \$73,220.00, to include the negotiation and execution of a Professional Service Contract not to exceed \$61,220.00 with Durand-Hollis Rupe, Inc., to provide master planning and programming services for the new Consolidated Aviation Administration Facility at San Antonio International Airport; and appropriating funds. [Presented by Mark Webb, Director, Aviation; Roland A. Lozano, Assistant to the City Manager]

2006-09-07-1025

- 16. An Ordinance approving a total estimated project amount of \$490,524.00 and awarding a construction contract in the amount of \$314,787.06 to San Antonio Constructors, Ltd., \$76,725.00 of which will be reimbursed by Bexar Metropolitan Water District, in connection with the Hardy Oaks - Stone Oak to Knight Cross Project, an authorized Certificate of Obligation project, located in District 9, and appropriating funds. [Presented by Thomas Wendorf, Director, Public Works; Jelynn LeBlanc Burley, Deputy City Manager]

2006-09-07-1026

- 17. An Ordinance approving a total estimated City project cost of \$385,800.00, to include a

\$35,449.96 amendment to a \$92,271.00 professional engineering services agreement with HDR Engineering, Inc., for additional engineering services in connection with the Bicycle Lanes/Routes Group II Metropolitan Planning Organization Project, located in Districts 1, 2, 3, 5, 7, and 10, an authorized 1999 General Obligation Street & Pedestrian Improvement Bond funded project, and appropriating funds. [Presented by Thomas Wendorf, Director, Public Works; Jelynne LeBlanc Burley, Deputy City Manager]

2006-09-07-1027

18. An Ordinance authorizing the execution of a Take-Over Agreement with United States Fire Insurance Company, as Surety, to complete the work under a construction contract originally awarded to Accord General Contracting, Inc., in connection with the Fire Station No. 25 Project, located in District 4. [Presented by Thomas Wendorf, Director, Public Works; Jelynne LeBlanc Burley, Deputy City Manager]

2006-09-07-1028

19. An Ordinance approving a total of \$150,417.01, to include a \$127,796.95 payment under an existing "as needed" Public Works Infrastructure Maintenance and Construction contract with Ram Building Services, L.L.C, (SBE/MBE) for construction of driveway approaches and sidewalks in connection with the El Jardin – (Northington to US 90) & Valencia (Castroville to Highway 90) project, an authorized Community Development Block Grant funded project in District 6; and appropriating funds. [Presented by Thomas Wendorf, Director, Public Works; Jelynne LeBlanc Burley, Deputy City Manager].

2006-09-07-1029

20. An Ordinance authorizing a total project amount of \$154,520.00, including payment in the amount of \$94,000.00 to Beaty & Partners Architects, Inc. for professional landscape architectural services provided under an on-call contract, in connection with the Ridge Chase Park Development Project located in District 8. [Presented by Malcolm Matthews, Director, Parks and Recreation; Frances A. Gonzalez, Assistant City Manager]

2006-09-07-1030

Purchase, Sale or Lease of Real Property

21. An Ordinance authorizing \$1,721,339.00 for the acquisition of fee simple title of seventeen (17) parcels of real property located in Districts 2, 4, 6, 7, 8, and 10 and declaring the Proposition 3 Creekway Linear Parks Land Acquisition and Park Expansion Project (Project) to be a Public Project; Declaring a Public Necessity for the acquisition of the fee simple title interest to privately owned real property described below, by negotiations and/or condemnation, if necessary, for use as a part of the project, all properties being in the City of San Antonio, Bexar County, Texas; Appropriating funds for the acquisition of the properties and other miscellaneous expenses associated with the Project such as appraisals and attorney's fees; Authorizing the City Attorney and/or designated special counsel to file eminent domain proceedings, if necessary; and Authorizing negotiations and acquisition of the following properties on the approved terms: [Presented by Malcolm Matthews, Director, Parks and Recreation; Frances A. Gonzalez, Assistant City Manager]

2006-09-07-1031

Council District	Tax Acct. Number	Acreage	Legal Description

4	13975-000-0060	11.27	NCB 13975 TR F
6	18083-001-0011	65.40	NCB 18083 BLK 1 LOT 1 EXCEPT S 171' X 366' OF 1 INGRAM WEST SUBD
7	15004-000-0129	10.41	NCB 15004 BLK LOT P-12E
7	15004-000-1620	20.94	NCB 15004 P-162 (TIMBER CREEK ANNEX)
7	15328-000-0571	64.20	NCB 15328 LOT P- 57 (DRAIN ESMT) & P-100 (ABANDONED ROW)
7	1856-000-0664	59.97	NCB 18560 P-66C
8	14861-000-0380	4.39	NCB 14861 BLK LOT P-38
8	14890-000-1178	50.71	NCB 14890 LOT P-117B, P-122A, P-123B & P-123C; NCB 14890 BLK LOT 137 UTSA BLVD/REGENCY BLVD SUBD
8	14890-000-1176	7.24	NCB 14890 LOT PT OF P-1 ARB 1-C, PT OF P-117 & PT OF P-123
8	14890-000-1186	52.83	NCB 14890 LOT P-118, P-119 EXC NE IRR 133.78FT, P-120A, P-122
2	10712-031-0010	0.18	NCB 10712 BLK 31 LOT 1
2	10677-000-0030	42.77	NCB 10677 P-3
2	10726-045-0120	0.22	NCB 10726 BLK 45 LOT 12,
2	10729-003-0170	0.30	NCB 10729 BLK 3 LOTS 17 and 18
2	10574-000-0071	4.16	NCB 10574 BLK LOT E PT OF TR 8 OR 8-2
10	11964-000-0045	17.77	NCB 11964 BLK LOT S E IRR 854.75 FT OF D
10	13748-001-0070	9.72	NCB: 13748 BLK: 1 LOT: 7

22. An Ordinance authorizing the execution of a Lease Agreement with Delta Air Lines, Inc. for 3,840 square feet of cargo space in the Air Cargo Building West, Bays 30 and 31 at San Antonio International Airport for term of three (3) years effective November 1, 2005 and a monthly rental of \$2,444.96. [Presented by Mark H. Webb, Director, Aviation; Roland A. Lozano, Assistant to the City Manager]

2006-09-07-1032

23. An Ordinance authorizing a total of \$3,453.50 for acquisition of two properties totaling approximately .355 acres located in Wheatley Heights in District 2 along Salado Creek

from the Texas General Land Office as part of the Proposition 3 Parks Development and Expansion Venue Project. [Presented by Malcolm Matthews, Director, Parks and Recreation; Frances A. Gonzalez, Assistant City Manager]

2006-09-07-1033

- 24. An Ordinance authorizing the execution of an Amendment to San Antonio International Airport Lease No. 122128 with Sierra Victor, Inc., modifying the ground space to 20,581 square feet and the building space to 12,002 square feet for a monthly rental of \$3,380.09 and extending the term for five (5) years ending on October 31, 2011 with an additional five (5) year extension upon mutual agreement of the parties. [Presented by Mark H. Webb, Director, Aviation; Roland A. Lozano, Assistant to the City Manager]

2006-09-07-1034

Street Closures and Traffic Control Procedures

- 25. An Ordinance approving the temporary street closure of a portion of East Grayson from west of the entrance to Pearl Brewery to Karnes Street and the temporary street closure of Karnes Street between East Josephine Street and East Grayson Street on September 29 - 30, October 6, 7, 8, 13, 14, 15, 19, 20, 21, 22, 26, 27, 28, 29, 30, 31, 2006 from 6:00 p.m. to 12:00 a.m. (18 event days) in order for TRIBRA Enterprises, Inc to hold its annual Nightmare on Grayson. [Presented by Thomas Wendorf, Director, Public Works, Director; Roland A. Lozano, Assistant to the City Manager]

2006-09-07-1055

Miscellaneous Items

- 26. Consideration of the following Ordinances: [Presented by Malcolm Matthews, Director, Parks and Recreation; Frances A. Gonzalez, Assistant City Manager]

- A. An Ordinance authorizing the execution of contracts with the Bexar Land Trust, the Trust for Public Land, and the Nature Conservancy for real estate identification, negotiation, due diligence and acquisition for the Proposition One Edwards Aquifer Land Acquisition and Protection Program.

2006-09-07-1035

- B. An Ordinance authorizing an on-call contract with the San Antonio River Authority for support services associated with evaluation and review of real estate appraisals, environmental assessments and surveys for the Proposition One Edwards Aquifer Land Acquisition and Protection Program.

2006-09-07-1036

- C. An Ordinance appropriating \$1,800,000.00 from the Proposition One Edwards Aquifer Land Acquisition and Protection Program for surveys, appraisals, environmental assessments, legal fees, and professional services associated with property acquisition for the Edwards Aquifer Land Acquisition and Protection Program.

2006-09-07-1037

27. An Ordinance complying with the requirements contained in Securities and Exchange Commission Rule 15c2-12, including the approval and distribution of a Preliminary Official Statement pertaining to the issuance of approximately \$70,210,000 "City of San Antonio, Texas Hotel Occupancy Tax Subordinate Lien Revenue Refunding Bonds, Series 2006"; authorizing the city's staff, co-financial advisors, and co-bond counsel to take all actions deemed necessary in connection with the sale of such obligations; and providing for an effective date. [Presented by Ben Gorzell, Director, Finance; Sheryl Sculley, City Manager]

2006-09-07-1038

28. An Ordinance approving the resolution of the San Antonio Housing Trust Finance Corporation relating to the issuance, sale, and delivery of not to exceed \$8,000,000 of its Multifamily Housing Revenue Bonds (The Landing Apartments Project) Series 2006 to finance a project for the benefit of the SAAHC Landing Apartments, LP, and providing for an immediate effective date. [Presented by David D. Garza, Director, Neighborhood Services; Jelynn LeBlanc Burley, Deputy City Manager]

2006-09-07-1039

29. City Manager's Report

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

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].

✓Z-1. **ZONING CASE #Z2006175 (District 2):** An Ordinance changing the zoning district boundary from "I-1" General Industrial District to "C-3" General Commercial District on East 100 feet of Lot 1, Block 2, NCB 12336, 4450 Hunnicutt Street as requested by Ljubisa Stamenov, Applicant, for Ljubisa Stamenov, Owner. Staff and Zoning Commission recommend Approval.

2006-09-07-1040

✓Z-2. **ZONING CASE #Z2006193 CD (District 2):** An Ordinance changing the zoning district boundary from "C-3" General Commercial District and "RM-4" Residential Mixed District to "MF-33" IDZ (CD - Multifamily Dwellings not to Exceed 90 units per acre) Multi Family Infill Development Zone District with a Conditional Use for Multi Family Dwellings not to Exceed 90 Units per Acre on Lots 11 and 37, Block 4, NCB 600, 1602 East Commerce and 305 Omaha Street as requested by Innercity Enterprises, Applicant, for Innercity Enterprises, Owner(s). Staff and Zoning Commission recommend Approval.

2006-09-07-1041

✓ Z-3. **ZONING CASE #Z2006244 (District 2):** An Ordinance changing the zoning district boundary from "MH" Manufactured Housing District to "R-4" CD (Duplexes with a maximum density of 15 units per acre) Single-Family Residential District with a Conditional Use for duplexes at a maximum Density of 15 dwelling units per acre on Lot 1, Lot 2, Lot 3 and Lot 4, Block 2, NCB 14896, 4602 Swann Lane, 4606 Swann Lane, 4610 Swann Lane and 4614 Swann Lane as requested by City of San Antonio, Applicant, for Michael Goldman, Owner. Staff recommends Approval. Zoning Commission recommendation pending September 5, 2006. **2006-09-07-1042**

✓ Z-4. **ZONING CASE # Z2006204 (District 3):** An Ordinance changing the zoning district boundary from "C-2" Commercial District to "R-5" Residential Single Family District on Lot 33 and Lot 34, Block 27, NCB 3202, 2327 McKinley Avenue as requested by Janbar Industries, LLC, Applicant, for Janbar Industries, LLC, Owner(s). Staff and Zoning Commission recommend Approval. **2006-09-07-1043**

Denial

Z-5. **ZONING CASE #Z2006137 S (District 5):** An Ordinance changing the zoning district boundary from "I-2" Heavy Industrial District to "I-1" S General Industrial District with Specific Use Permit for a Transitional Home on Lot A-46, Block 46, NCB 220, 801 Morales Street as requested by Bannum, Inc., Applicant, for Downtown Warehouse Investors, Ltd., Owner(s). Staff recommends Denial. Zoning Commission recommends Approval. [Presented by Rod Sanchez, Interim Director, Development Services; Jelynn LeBlanc Burley, Deputy City Manager].

✓ Z-6. **ZONING CASE #Z2006181 (District 5):** An Ordinance changing the zoning district boundary from "I-1" General Industrial District and "MF-33" Multi Family District to "R-4" Residential Single-Family on Lot 32 and Lot 33, NCB 2189, 1343 Leal Street as requested by Manuel Macias, Jr., Applicant, for San Antonio Affordable Housing, Inc., Owner(s). Staff and Zoning Commission recommend Approval. **2006-09-07-1044**

✓ Z-7. **ZONING CASE NUMBER Z2006196 S (District 5) :** An Ordinance changing the zoning district boundary from "R-4" Residential Single-Family District to "R-6" S Residential Single-Family District with Specific Use Authorization for a Bed and Breakfast on Lot 5, Block 1, NCB 2351, 1823 Saunders Avenue as requested by David Eugene Newbern, Applicant, for David Eugene Newbern, Owner(s). Staff has recommended Approval. Zoning Commission has recommended Approval with Conditions. **2006-09-07-1045**

Cont. day

Z-8. **ZONING CASE #Z2006033 (District 6):** An Ordinance changing the zoning district boundary from "I-1" General Industrial District to "R-5" Residential Single-Family District on 31.66 acres out of NCB 16115, 1800 Grandstand Drive as requested by Perry Homes, A Joint Venture, Applicant, for State of Texas: General Land Office, Owner(s). Staff and Zoning Commission recommend Approval.

✓ Z-9. ZONING CASE #Z2006194 (District 6): An Ordinance changing the zoning district boundary from "R-6" Residential Single-Family District to "C-3" General Commercial District on 52.40 acres out of NCB 17636, 7500 Block of West Loop 1604 North as requested by Brown, P.C., Applicant, for HRS Partnership, Owner(s). Staff and Zoning Commission recommend Approval.

2006-09-07-1046

✓ Z-10. ZONING CASE #Z2006209 (District 6): An Ordinance changing the zoning district boundary from "R-6" Residential Single Family District to "C-2" Commercial District on .3485 Acres out of NCB 15588, 2621 Rockgate Drive as requested by Rodolfo Castillo, Applicant, for Rodolfo Castillo, Owner(s). Staff has recommended Approval. Zoning Commission recommendation pending September 5, 2006.

2006-09-07-1047

Cont. Sweet

Z-11. ZONING CASE #Z2006122 CD (District 7): An Ordinance changing the zoning district boundary from "R-6" Residential Single-Family District to "R-6" (CD-Multi-Family Dwellings) Residential Single-Family District with a Conditional Use for Multi-Family Dwellings not to exceed 14 Units per acre on P-33A, NCB 15479, Old Tezel Road as requested by Trinity Construction and Developments, Applicant, for William C. Hunger, Owner. Staff and Zoning Commission recommend Approval.

✓ Z-12. ZONING CASE #Z2006149 CD (District 7): An Ordinance changing the zoning district boundary from "R-5" Residential Single Family District to "R-5" (CD-Duplex) Residential Single Family District with Conditional Use for a Duplex on Lot 135, Block C, NCB 11522, 302 Loy Drive as requested by Bhanu Sharma, Applicant, for Bhanu Sharma, Owner(s). Staff and Zoning Commission recommend Approval.

2006-09-07-1048

✓ Z-13. ZONING CASE #Z2006191 (District 7): An Ordinance changing the zoning district boundary from "I-1" General Industrial District to "C-3" General Commercial District on 0.041 acre tract out of NCB 18571, 7795 Mainland Drive (Suite 105) as requested by Rajiv Kumar Satsangi, Applicant, for Rajiv Kumar Satsangi, Owner. Staff and Zoning Commission recommend Approval.

2006-09-07-1049

✓ Z-14. ZONING CASE #Z2006190 (District 8): An Ordinance changing the zoning district boundary from "R-6" Residential Single-Family District to PUD "R-6" Planned Unit Development Residential Single-Family District on 27.1051 acres of land out of NCB 18290, 10604 Old Prue Road as requested by Woodside Texas Land Holding, L. P., Applicant, for Woodside Texas Land Holding, L. P., Owner(s). Staff and Zoning Commission recommend Approval.

2006-09-07-1050

✓ Z-15. ZONING CASE # Z2006127 S (District 9): An Ordinance changing the zoning district boundary from "C-2 ERZD" Commercial Edwards Recharge Zone District to "C-2 ERZD S" Commercial Edwards Recharge Zone District with Specific Use Permit for a Nightclub on .0654 acres out of NCB 19223, 19239 Stone Oak Parkway as requested by Brown, P.C., Applicant, for Shops of Stone Oak II, LP, Owner(s). Staff and Zoning Commission recommend Approval.

2006-09-07-1051

105 ✓
 ✓Z-16. **ZONING CASE #Z2006109 (District 10):** An Ordinance changing the zoning district boundary from "C-2" Commercial District to "MF-33" Multi-Family District on 0.935 acres out of NCB 15688, 14200 Block of Higgins Road as requested by Higgins Road Joint Venture, Applicant, for Higgins Road Joint Venture, Owner(s). Staff and Zoning Commission recommend Approval.

2006-09-07-1052

✓Z-17. **ZONING CASE #Z2006185 (District 10):** An Ordinance changing the zoning district boundary from "R-5" Residential Single Family District to "L" Light Industrial District on Parcel P-14A, NCB 18890, 15203 Bulverde Road as requested by Chris Rullo, Applicant, for Chris Rullo, Owner(s). Staff recommends Denial. Zoning Commission recommends Approval.

2006-09-07-1053

✓Z-18. **ZONING CASE #Z2006192 (District 10):** An Ordinance changing the zoning district boundary from "R-5" Residential Single-Family District to "MF-33" Multi-Family District on 0.380 acres out of Tract 9, Block A, NCB 8695, 135 Rainbow Drive as requested by Manana Acquisition Corp.c/o William M. Riddick, Applicant, for Manana Acquisition Corp., Owner(s). Staff and Zoning Commission recommend Approval.

2006-09-07-1054

5:45 P.M. (may be heard after this time) – Ceremonial Recognitions

7:00 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.*