

REGULAR MEETING OF THE CITY COUNCIL
OF THE CITY OF SAN ANTONIO HELD IN
THE COUNCIL CHAMBER, CITY HALL, ON
THURSDAY, DECEMBER 17, 1964, 8:30 A.M.

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The regular meeting of the City Council was called to order by the Presiding Officer, Mayor W. W. McAllister, with the following members present: McALLISTER, DE LA GARZA, JONES, COCKRELL, GATTI, PARKER, KAUFMAN, and BREMER; ABSENT: PADILLA.

64-412 The invocation was given by Reverend Roy A. Wold, Browning Methodist Church.

Minutes of the previous meeting were approved.

64-413 The first zoning case heard was Case No. 2283, to rezone that portion of Lot 18, NCB 8410 not presently zoned "F" Local Retail District, located southwest of the intersection of I. H. 10 Expressway and Vance Jackson Road, from "C" Residence District and "E" Office District to "F" Local Retail District.

Mr. Burt Lawrence, Assistant Planning Director, briefed the Council on the proposed change as recommended by the Planning Commission. No one spoke in opposition.

On motion of Mr. de la Garza, seconded by Dr. Parker, the recommendation of the Planning Commission was approved by passage of the following ordinance the vote being as follows: AYES: McAllister, de la Garza, Jones, Cockrell, Kaufman, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

AN ORDINANCE 32,928

AMENDING SECTION 2 OF AN ORDINANCE ENTITLED "AN ORDINANCE ESTABLISHING ZONING REGULATIONS AND DISTRICTS IN ACCORDANCE WITH A COMPREHENSIVE PLAN, ETC.," PASSED AND APPROVED ON NOVEMBER 3, 1938, BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 18, NCB 8410 NOT PRESENTLY ZONED "F" LOCAL RETAIL DISTRICT, FROM "E" OFFICE DISTRICT TO "F" LOCAL RETAIL DISTRICT.

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64-414 Next heard was Case No. 2290 to rezone Lot 32, NCB 7586, located on the south side of Dauchy Road 84.72' west of So. Gevers Street, from "D" Apartment District to "F" Local Retail District.

Mr. Lawrence explained the proposed change which was recommended by the Planning Commission.

No one spoke in opposition.

On motion of Dr. Parker, seconded by Mr. Jones, the recommendation of the Planning Commission was approved by passage of the following ordinance by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

AN ORDINANCE 32,929

AMENDING SECTION 2 OF AN ORDINANCE ENTITLED "AN ORDINANCE ESTABLISHING ZONING REGULATIONS AND DISTRICTS IN ACCORDANCE WITH A COMPREHENSIVE PLAN, ETC.," PASSED AND APPROVED ON NOVEMBER 3, 1938, BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 32, NCB 7586 FROM "D" APARTMENT DISTRICT TO "F" LOCAL RETAIL DISTRICT.

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64-415 Next case heard was Case No. 2294, to rezone Lot 34, NCB 8679, located on the south side of Loop 410 approximately 535.5' west of Skyway Boulevard from "A" Residence District to "JJ" Commercial District.

Mr. Burt Lawrence explained the proposed zoning as recommended by the Planning Commission. Mr. Lawrence explained that due to illness of Mr. Taylor, the applicant had not been contacted regarding the necessary easements that are necessary before rezoning.

Mr. Harner, Assistant City Manager, stated this was a case of securing an easement for the Federal Aviation Agency due to navigational lights for the new jet runway, and recommended the Council delay action for a period of two weeks.

Mayor McAllister explained to the applicant, Mr. Noel, that the Council would hear evidence this morning but would delay action for two weeks, or until the Federal Aviation Agency would approve the plans.

Mr. de la Garza made a motion to delay action for two weeks. Seconded by Mr. Bremer, action was delayed for two weeks by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

64-416 Case No. 2282 was next heard to rezone Lot 27, Blk 4, NCB 8952, located southwest of the intersection of Southcross Boulevard and Buffalo Street, from "B" Residence District to "F" Local Retail District.

Mr. Lawrence explained the proposed change as recommended by the Planning Commission.

Mr. Rangel, the Applicant, explained that he wanted to erect a 30 x 60' building to be used for a barber shop, a new auto parts store and a food store.

No one spoke in opposition to the change.

After discussion, on motion made by Mr. Jones, seconded by Mr. de la Garza, the recommendation of the Planning Commission was approved by passage of the following ordinance by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

AN ORDINANCE 32,930

AMENDING SECTION 2 OF AN ORDINANCE ENTITLED "AN ORDINANCE ESTABLISHING ZONING REGULATIONS AND DISTRICTS IN ACCORDANCE WITH A COMPREHENSIVE PLAN, ETC.," PASSED AND APPROVED ON NOVEMBER 3, 1938, BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 27, BLK 4, NCB 8952 FROM "B" RESIDENCE DISTRICT TO "F" LOCAL RETAIL DISTRICT.

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64-417 Next case heard was Case No. 2155, to rezone Lot 17, NCB 11025, located on the south side of Dauchy Road, 229.85' east of So. Gevers Street, from "B" Residence District to "F" Local Retail District.

The Assistant Planning Director explained the proposed change as recommended by the Planning Commission.

No one spoke in opposition.

On motion made by Mr. Bremer, seconded by Mr. de la Garza, the recommendation of the Planning Commission was approved by passage of the following ordinance by the following vote: AYES: McAllister, de la Garza, Jones, Gatti, Parker, and Bremer; NAYS: Kaufman and Cockrell; ABSENT: Padilla.

AN ORDINANCE 32,931

AMENDING SECTION 2 OF AN ORDINANCE ENTITLED "AN ORDINANCE ESTABLISHING ZONING REGULATIONS AND DISTRICTS IN ACCORDANCE WITH A COMPREHENSIVE PLAN, ETC.," PASSED AND APPROVED ON NOVEMBER 3, 1938, BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 17, NCB 11025 FROM "B" RESIDENCE DISTRICT TO "F" LOCAL RETAIL DISTRICT.

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64-418 Case No. 2310 was next heard to rezone Lots 27-36 inclusive, Blk 23, NCB 10658, located northeast of the intersection of Jarbet Drive and Stolnet Street, from "A" Residence District to "B" Residence District.

Mr. Lawrence explained the proposed change as recommended by the Planning Commission.

No one spoke in opposition.

On motion of Mr. Gatti, seconded by Mr. de la Garza, the recommendation of the Planning Department was approved by passage of the following ordinance by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: none; ABSENT: Padilla.

AN ORDINANCE 32,932

AMENDING SECTION 2 OF AN ORDINANCE ENTITLED "AN ORDINANCE ESTABLISHING ZONING REGULATIONS AND DISTRICTS IN ACCORDANCE WITH A COMPREHENSIVE PLAN, ETC.," PASSED AND APPROVED ON NOVEMBER 3, 1938, BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOTS 27-36 INCLUSIVE, BLK 23, NCB 10658 FROM "A" RESIDENCE DISTRICT TO "B" RESIDENCE DISTRICT.

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64-419 Next case heard was Case No. 2285 to rezone the east 212' of Lot 17, NCB 10949, located on the west side of Clark Avenue 309.2' south of Dauchy Road, from "B" Residence District to "F" Local Retail District.

Mr. Lawrence explained the proposed change as recommended by the Planning Commission.

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Mr. Colebank, the applicant, stated he has a guaranteed title and would like to erect a building to house a barber shop and beauty salon, and had been trying to get it rezoned for four years.

Mr. Alex Frazer, attorney for a number of the adjoining property owners opposed rezoning and stated Mr. Colebank was not the legal owner of the property. Mr. Frazer reviewed the history of this property on which a partition suit was filed in 1949 setting aside this strip as an extension of Monticello Court and is still a dedicated street. He restated that Mr. Colebank did not have a property title, and in addition, if this were rezoned the owner of the property at the rear would not have access to his property. He asked that no action be taken today by the Council as that would prejudice a proposed law suit.

After further discussion by the Council, Mr. de la Garza made a motion to continue the hearing for two weeks, seconded by Dr. Parker, the motion prevailed by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

64-420 Next case heard was Case No. 2291, to rezone Lot 12, NCB 11619, located on the north side of Babcock Road 1427' northwest of Callaghan Road, from "A" Residence District to "D" Apartment District.

Mr. Lawrence explained the proposed change as recommended by the Planning Commission. No one spoke in opposition.

On motion made by Mr. Bremer, seconded by Mr. de la Garza, the recommendation of the Planning Commission was approved by passage of the following ordinance by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

AN ORDINANCE 32,933

AMENDING SECTION 2 OF AN ORDINANCE ENTITLED "AN ORDINANCE ESTABLISHING ZONING REGULATIONS AND DISTRICTS IN ACCORDANCE WITH A COMPREHENSIVE PLAN, ETC.," PASSED AND APPROVED ON NOVEMBER 3, 1938, BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 12, NCB 11619 FROM "A" RESIDENCE DISTRICT TO "D" APARTMENT DISTRICT.

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64-42 Assistant City Manager Harner explained that Mr. Walter Dorow, who applied for a Chauffer's license six months ago, at which time the Council delayed action for six months, is now reapplying. Mr. Harner said the Staff recommends favorable action.

Mrs. Cockrell made a motion to approve granting a Chauffer's license upon Mr. Dorow's presentation of a hiring slip. Seconded by Dr. Parker, the motion carried by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

64-42 Mr. Sam Granata, Director of Public Works, explained the following ordinance, and on motion made by Mr. de la Garza, seconded by Dr. Parker, was passed and approved by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

AN ORDINANCE 32,934

ACCEPTING THE LOW BID OF H. B. ZACHRY COMPANY FOR RILLING ROAD SEWAGE TREATMENT PLANT IMPROVEMENTS, SECTION VIII; AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT THEREFOR; APPROPRIATING THE SUM OF \$1,229,785.00 OUT OF SEWER REVENUE BOND FUND NO. 404, PAYABLE TO H. B. ZACHRY COMPANY; APPROPRIATING \$25,000.00 OUT OF THE SAME FUND AS A CONSTRUCTION CONTINGENCY ACCOUNT; \$15,000.00 AS A MISCELLANEOUS ACCOUNT, AND \$6,989.25 PAYABLE TO IRVING S. SELIGMANN FOR ENGINEERING SERVICES.

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64-423 Mrs. Cockrell announced she had attended a briefing by the San Antonio River Authority on water pollution and suggested that Mr. Granata give a report on the City's planning.

Mr. Granata explained the City has worked very closely with the Homer A. Hunter Associates, who made the report for the San Antonio River Authority. Mr. Granata further stated that the City will have three sewage treatment plants, the Leon Creek, Rilling Road plant and a plant to be constructed on the Salado Creek. He said he could foresee the eventual elimination of Mitchell Lake sewage facilities when all the above plants are in operation.

64-424 Mr. Henckel, Assistant City Manager, explained the following ordinance and on motion made by Mr. Kaufman, seconded by Dr. Parker, was passed and approved by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

AN ORDINANCE 32,935

MANIFESTING A CONTRACT BETWEEN THE CITY OF SAN ANTONIO AND ORLANDO VOLPE, ARCHITECT FOR PROFESSIONAL SERVICES ON CERTAIN GRAHAM BUILDING (130 GRAHAM STREET) IMPROVEMENTS.

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64-425 The following ordinances were explained by Mr. Granata, and on motion made by Mr. Bremer, seconded by Dr. Parker, were passed and approved by the following vote: AYES: McAllister, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSTAINED: de la Garza; ABSENT: Padilla.

AN ORDINANCE 32,936

MANIFESTING A CONTRACT BETWEEN THE CITY OF SAN ANTONIO AND IRVING S. SEELIGMANN, CONSULTING ENGINEER, FOR ENGINEERING SERVICES ON SEVERAL SANITARY AND STORM SEWER RELOCATIONS.

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64-426 AN ORDINANCE 32,937

MANIFESTING AN AMENDMENT TO AN ORDINANCE MANIFESTING A CONTRACT BETWEEN THE CITY OF SAN ANTONIO AND IRVING S. SELIGMANN, CONSULTING ENGINEER, FOR ENGINEERING SERVICES ON SEVERAL SANITARY AND STORM SEWER RELOCATIONS, AND APPROPRIATING THE SUM OF \$42,000.00 OUT OF SEWER REVENUE FUND 204-02 IN PAYMENT THEREOF.

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64-427 Zoning Case No. 2204 was next heard to rezone Lots 11 and 12, Blk 128, NCB 7223, located northwest of the intersection of W. Wildwood Drive and Blanco Road, from "B" Residence District to "E" Office District.

Assistant Planning Director Burt Lawrence explained the proposed change which the Planning Commission recommended be denied by the City Council.

Mr. Irving Mayer, owner and applicant, showed various photographs showing other businesses along Blanco Road, and stated this property is surrounded by "F" Local Retail zoning and anticipated the traffic along Blanco Road will amount to 16,000 cars daily, which eliminates justification of "A" Residence District zoning. The only person who objected, did so because he wanted the entire block rezoned. Mr. Mayer said he would put in a buffer fence on the West side.

No one spoke in opposition.

After further discussion by the Council, Mr. de la Garza made the motion to overrule the recommendation of the Planning Commission, and grant the change in zone. Seconded by Mr. Jones, the motion, carrying with it the passage of the following ordinance, prevailed by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

AN ORDINANCE 32,938

AMENDING SECTION 2 OF AN ORDINANCE ENTITLED "AN ORDINANCE ESTABLISHING ZONING REGULATIONS AND DISTRICTS IN ACCORDANCE WITH A COMPREHENSIVE PLAN, ETC.," PASSED AND APPROVED ON NOVEMBER 3, 1938, BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOTS 11 AND 12, BLK 128, NCB 7223 FROM "B" RESIDENCE DISTRICT TO "E" OFFICE DISTRICT.

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64-428 Assistant City Manager Harner explained the following ordinance, and on motion made by Mr. de la Garza, seconded by Mr. Gatti, was passed and approved by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

AN ORDINANCE 32,939

AUTHORIZING EXECUTION OF A CONTRACT BETWEEN THE CITY AND BEXAR COUNTY WATER CONTROL & IMPROVEMENT DISTRICT NO. 1, PROVIDING FOR TRANSPORTATION AND TREATMENT OF CERTAIN SEWAGE AND THE COMPENSATION THEREFOR.

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64-429 Mr. Stewart Fischer briefed the Council on the following resolution, and on motion made by Mr. Gatti, seconded by Mrs. Cockrell, was passed and approved by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

A RESOLUTION

REQUESTING THE TEXAS HIGHWAY DEPARTMENT TO PARTICIPATE WITH THE CITY IN THE COST OF WIDENING SAN PEDRO AVENUE BETWEEN ROMANA PLAZA AND WARREN STREET AND WIDENING MAIN AVENUE BETWEEN QUINCY AND ELMIRA STREETS.

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64-318 Action on the following annexation ordinance, having been postponed from December 10, was read by the Clerk for the third and final time.

AN ORDINANCE 32,874

PROVIDING FOR THE EXTENSION OF CERTAIN BOUNDARY LIMITS OF THE CITY OF SAN ANTONIO, TEXAS, AND THE ANNEXATION OF CERTAIN TERRITORY CONSISTING OF .96 SQUARE MILES OF LAND, WHICH SAID TERRITORY LIES ADJACENT TO AND ADJOINS THE PRESENT BOUNDARY LIMITS OF THE CITY OF SAN ANTONIO. (Stonegate Subdivision). * * * * *

Assistant City Manager Harner explained the proposed annexation.

Mr. James West, Pastor of the Weidner Road Baptist Church explained he was opposed to the annexation because the members of his church have an average income of \$4,000 or less, and without the immediate services from the City it would be an added burden on these people to pay for something they would not receive.

Mrs. Cockrell asked Mr. Harner to explain the effective date of the taxes for this area.

Mr. Harner explained the annexed area would not be placed on the tax roll until June of 1965, and taxes would become due in 1966.

In answer to Rev. West's question regarding lack of services by the City to the area, City Attorney Sam Wolf explained that citizens in this area could apply for de-annexation through the Court after a period of time set forth in the law.

After further discussion, and on motion made by Dr. Parker, seconded by Mr. de la Garza, the ordinance was passed and approved by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

Mr. Harner explained the following ordinance, which sets a hearing date of December 31, 1964, 8:30 A.M., on proposed annexation of an area immediately south of the Stonegate area and adjoining the City.

64-43 On motion made by Mr. de la Garza, seconded by Mr. Bremer, the ordinance was passed and approved by the following vote: AYES: McAllister, de la Garza, Jones, Kaufman, Cockrell, Gatti, Parker and Bremer; NAYS: None; ABSENT: Padilla.

AN ORDINANCE 32,940

SETTING A DATE, TIME AND PLACE FOR A PUBLIC HEARING ON THE PROPOSED ANNEXATION OF CERTAIN PROPERTY BY THE CITY OF SAN ANTONIO, TEXAS; AUTHORIZING AND DIRECTING THE CITY MANAGER TO PUBLISH NOTICE OF SUCH PUBLIC HEARING AND DECLARING AN EMERGENCY. (December 31, 1964 at 8:30 A.M.) * * * * *

64-43 Mayor McAllister stated he had a letter from Mrs. Lucille Krisch, who is secretary of the Bexar County Historic Survey Commission, suggesting the City include on our Historic Sites Commission Mr. Marvin Eickenroht, who has made such a good study of historic sites especially regarding Urban Renewal area.

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Mrs. Cockrell stated she had no objection as long as there was no limit to the number that can serve on these commissions.

The Mayor asked the City Attorney to check on this matter. The Mayor also suggested that at the request of the Bexar County Historic Survey Commission, that all of the members of the City's Historic Sites Commission be included on their Board, and if there was no objection, he will forward the names of Mrs. Lloyd Denton and Mrs. John Camp to them.

Mr. Sam Wolf, City Attorney, reported the Historic Sites Commission is limited to five members who must reside in the City. At the present time five members are serving, however, the ordinance limiting membership could be amended.

The Mayor stated this would be considered by the City Council.

64-432 Mayor McAllister announced that this morning in Federal District Court a settlement had been made by General Electric, Westinghouse and Allis-Chalmers to City Public Service Board of \$2,400,000 plus \$250,000 attorney fees, which is a very fine thing for the City.

The Mayor stated he had a letter from Governor Connally asking him to appoint a Committee on Mental Retardation, and since it is a very important matter, he would submit to the Council, informally, names that have been suggested for membership on this committee.

64-433 Mrs. Manuel Vela, President of the Sidney Lanier High School Parent Teachers Association, requested the drainage conditions around the school be corrected. She showed several pictures of the existing conditions to the Council.

Mayor McAllister asked her to discuss the matter with Mr. Sam Granata, Director of Public Works, after the meeting and Mr. Granata would report back to the Council.

The meeting recessed to allow Dr. Ross, Director of Public Health, to set up displays for his report.

64-434 The Council reconvened and Dr. Ross reported on the Aedes Egypti Mosquito Eradication Program.

64-435 Mr. Stewart Fischer, Director of Traffic and Transportation, reported on emergency icing program that his department has instituted. Both Directors were commended by Mayor McAllister.

The Clerk read the following letter:

December 17, 1964

64-436 Honorable Mayor and Members of the City Council
San Antonio, Texas

Gentlemen and Madam:

The following petitions were received and forwarded to the Office of the City Manager for investigation and report to the City Council.

12-11-64 Petition filed by citizens in the area of Ceralvo Street and Brady Boulevard at the Southern Pacific Railroad tracks, requesting through the City Council, that a railroad crossing signal light be installed at said intersection.

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64-437 12-11-64 Petition signed by citizens in the vicinity of the intersection of Ceralvo and South Zarzamora, and Ceralvo and S. W. 19th Streets, requesting traffic signal lights be installed at said intersections.

64-438 12-11-64 Petition signed by citizens in the area and members of Saint Timothy's Catholic Church and Westside Civic Action Council, requesting the City to install a traffic light and Mama Patrol at the intersection of Laredo and S. W. 19th Streets.

Sincerely yours,

/s/ J. H. Inselmann
City Clerk

There being no further business to come before the Council, the meeting adjourned.

A P P R O V E D :

[Handwritten Signature]
M A Y O R

ATTEST: *[Handwritten Signature]*
City Clerk

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