

REGULAR MEETING OF THE CITY COUNCIL
OF THE CITY OF SAN ANTONIO HELD IN
THE COUNCIL CHAMBER, CITY HALL, ON
THURSDAY, AUGUST 10, 1967 AT 8:30 A.M.

* * * *

The meeting was called to order by the Presiding Officer, Mayor W. W. McAllister, with the following members present: McALLISTER, CALDERON, JONES, JAMES, COCKRELL, TREVINO, PARKER and TORRES; Absent: GATTI.

— — —
67-476 The invocation was given by Reverend T. Ervin Veale, Marbach Christian Church.

— — —
The minutes of the July 21 and July 27 Regular Meetings were approved.

— — —
67-477 The following ordinance was read by the Clerk.

AN ORDINANCE 35,641

ACCEPTING THE LOW BID OF C. A. LOGEMAN COMPANY FOR CONSTRUCTION OF AN ARCADE AT THE FRONT ENTRANCE TO INTERNATIONAL AIRPORT; APPROPRIATING \$144,922.00 OUT OF INTERNATIONAL AIRPORT REVENUE BOND FUND 806 PAYABLE TO C. A. LOGEMAN COMPANY; APPROPRIATING \$1,500.00 OUT OF THE SAME FUND TO BE USED AS A CONSTRUCTION CONTINGENCY ACCOUNT; \$500.00 AS A MISCELLANEOUS EXPENSES CONTINGENCY ACCOUNT; \$8,695.32 PAYABLE TO ROBERTS, ALLEN AND HELMKE FOR ARCHITECTURAL SERVICES AND AUTHORIZING A TRANSFER OF FUNDS.

* * * *

Mr. Thomas Raffety, Director of Aviation, explained the project which has been approved by the Fine Arts Commission.

On motion of Dr. Calderon, seconded by Mr. James, the ordinance was passed and approved by the following vote: AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino, and Torres; NAYS: None; ABSENT: Gatti and Parker.

The following ordinances were explained by Members of the Administrative Staff, and on motion made and duly seconded, were each passed and approved by the following vote: AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino, and Torres; NAYS: None; ABSENT: Gatti and Parker.

66-1093

AN ORDINANCE 35,642

AUTHORIZING THE EXECUTION OF A LEASE OF A HANGAR AT INTERNATIONAL AIRPORT TO THE DEE HOWARD COMPANY.

* * * *

67-478

AN ORDINANCE 35,643

AUTHORIZING EXECUTION OF A CONTRACT WITH BOVAY ENGINEERS, INC., TO PERFORM SERVICES IN PREPARATION OF A LAND USE PLAN AND MODIFIED MASTER PLAN OF DEVELOPMENT, FOR THE SUM OF \$27,500.00.

* * * *

67-479

AN ORDINANCE 35,644

ACCEPTING THE ATTACHED LOW QUALIFIED BID OF NORTH STAR DODGE, INC. TO FURNISH THE CITY OF SAN ANTONIO, DEPARTMENT OF TRAFFIC AND TRANSPORTATION WITH ONE VAN-TYPE TRUCK FOR A NET TOTAL OF \$2,080.95.

* * * *

67-480

AN ORDINANCE 35,645

ACCEPTING THE ATTACHED LOW QUALIFIED BID OF INTERNATIONAL BUSINESS MACHINES CORPORATION TO FURNISH THE CITY OF SAN ANTONIO WITH CERTAIN PRINTED FORMS (TAX STATEMENTS) FOR A TOTAL OF \$1,712.48.

* * * *

67-248

AN ORDINANCE 35,646

AMENDING CHAPTER 27 OF THE CITY CODE BY ESTABLISHING SPEED LIMITS AND REGULATING THE PARKING OF VEHICLES IN CITY PARKS AND PROVIDING FOR A FINE NOT EXCEEDING \$200.00 FOR VIOLATIONS.

* * * *

AUG 10 1967

67-239

AN ORDINANCE 35,647

AUTHORIZING TRANSFER OF THE SUM OF \$31,660.00 FROM THE GENERAL FUND OPERATING CONTINGENCY ACCOUNT 70-01-01 TO SPECIAL PROJECTS ACCOUNT 10-04-13 AS THE CITY'S SHARE OF THE PROPOSED AIR POLLUTION PROGRAM TO BE FUNDED ON A 25% LOCAL AND 75% FEDERAL BASIS.

* * * *

67-481

AN ORDINANCE 35,648

AUTHORIZING EXECUTION OF A FINANCIAL AGREEMENT BETWEEN THE CITY AND THE STATE OF TEXAS FOR EXPRESSWAY ILLUMINATION ON U.S. HIGHWAY 90 FROM CUPPLES ROAD TO GAYNOR STREET.

* * * *

67-482

AN ORDINANCE 35,649

AUTHORIZING THE CITY MANAGER TO EXECUTE A CONTRACT WITH THE STATE OF TEXAS PERTAINING TO THE CONSTRUCTION, MAINTENANCE AND OPERATION OF THE EXPRESSWAY ILLUMINATION SYSTEM ON I.H. 10 FROM EAST HOUSTON STREET TO 0.6 MILES EAST OF LOOP 13, AND I. H. 410 FROM 0.4 MILES SOUTH OF I.H. 10 TO I. H. 35.

* * * *

67-483

AN ORDINANCE 35,650

CHANGING THE NAME OF CENTRAL PARK WEST TO MOUNT CALVARY DRIVE AND CHANGING THE NAME OF CENTRAL PARK EAST TO CHEVY PARK AS RECOMMENDED BY THE CITY PLANNING COMMISSION.

* * * *

67-484

AN ORDINANCE 35,651

APPROPRIATING \$102,567.00 OUT OF VARIOUS FUNDS FOR ACQUISITION OF RIGHT-OF-WAY AND EASEMENTS PERTAINING TO U.S. 281 NORTH EXPRESSWAY, MISSION PARKWAY AND PERRIN BEITEL INTERCEPTOR SANITARY SEWER LINE.

* * * *

67-485

The Clerk read the following ordinance.

AN ORDINANCE 35,652

APPROPRIATING CERTAIN SUMS IN PAYMENT FOR EXPENSES INCURRED IN CONNECTION WITH THE ACQUISITION OF PROPERTIES FOR U.S. 281 NORTH EXPRESSWAY PROJECT; HILL-CREST PAVING PROJECT; 36TH STREET DEVELOPMENT PROJECT; DURANGO STREET PROJECT #66; BURKEDALE BOULEVARD CONNECTION PAVING PROJECT; STORM DRAINAGE PROJECT #20 RIP RAP; AND MISSION PARKWAY PROJECT.

* * * *

Mr. Sandy Clark, Land Division Chief, explained the ordinance and on motion of Dr. Calderon, seconded by Mr. James was passed and approved by the following vote: AYES: McAllister, Calderon, Jones, James, Cockrell, and Trevino; NAYS: None; ABSTAINING: Torres; ABSENT: Gatti and Parker.

Mr. Clark reported that on the North Expressway Project there are 259 parcels between Pearl Parkway and Loop 410. All parcels have been appraised and the State has approved values for 234. One hundred ninety-four parcels have been purchased and they are working on 38.

The following ordinances were explained by City Attorney Sam Wolf, and on motion made and duly seconded, were each passed and approved by the following vote: AYES: McAllister, Calderon, Jones, Cockrell, Trevino and Torres; NAYS: None; ABSENT: Gatti, James and Parker.

67-236

AN ORDINANCE 35,653

APPROPRIATING \$1,360.00 OUT OF HIGHWAY 90 WEST EXPRESSWAY BONDS, FUND NO. 479-16 PAYABLE TO THE COUNTY CLERK OF BEXAR COUNTY SUBJECT TO THE ORDER OF SAN FERNANDO WATER COMPANY, SAID AMOUNT BEING IN SATISFACTION OF A JUDGMENT ENTERED IN CONDEMNATION CAUSE NO. 1505 FOR THE ACQUISITION OF A PART OF LOTS 29 AND 30, BLOCK 4, NEW CITY BLOCK 3487, AND LOTS 1 AND 2, BLOCK 5, NEW CITY BLOCK 3488, SAN FERNANDO ADDITION IN THE CITY OF SAN ANTONIO, BEXAR COUNTY, TEXAS, TOGETHER WITH DAMAGES TO DEFENDANT'S REMAINING PROPERTY.

* * * *

AUG 10 1967

67-264

AN ORDINANCE 35,654

PROVIDING FOR THE SALE AND CONVEYANCE
OF CERTAIN PROPERTY IN BEXAR COUNTY,
TEXAS (CORRECTION DEED TO ST. MARY'S
HALL, INC.)

* * * *

67-486

The following ordinance was explained by City Attorney Sam Wolf and on motion of Mrs. Cockrell, seconded by Mr. Jones, was passed and approved by the following vote:
AYES: McAllister, Calderon, Jones, Cockrell and Trevino;
NAYS: None; ABSTAINING: Torres; ABSENT: James, Gatti, Parker.

AN ORDINANCE 35,655

GRANTING TAX EXEMPTION OF CERTAIN PROPERTIES OWNED BY VARIOUS RELIGIOUS, SCHOOL AND CHARITABLE ORGANIZATIONS (EAST SIDE CHURCH OF CHRIST, MEXICAN BAPTIST CHURCH, WOODLAWN METHODIST CHURCH, MT. CALVARY EVANGELICAL LUTHERAN CHURCH, MT. PISGAH BAPTIST CHURCH, CONCORDIA LUTHERAN CHURCH, TEMPLO BAUTISTA MEXICANO, WOODLAWN CHRISTIAN CHURCH, PALM HEIGHTS BAPTIST CHURCH, FAITH REVIVAL CENTER OF TEXAS, SISTERS OF PERPETUAL ADORATION, CHIEF CORNER STONE MISSIONARY BAPTIST CHURCH, GREATER GALILEE BAPTIST CHURCH, IMMACULATE HEART OF MARY CHURCH AND SCHOOL, CONGREGATION OF ST. BRIGID, IGLESIA BAUTISTA ORIENTE, HOTWELLS BAPTIST CHURCH, JEHOVA'S WITNESS KINGDOM HALL, BEAUTIFUL GATE BAPTIST TEMPLE, SAN ANTONIO AREA PLUMBING AND PIPE FITTING JOINT APPRENTICESHIP COMMITTEE TRAINING SCHOOL, ST. LEO'S CATHOLIC CHURCH, GENERAL BOARD OF THE CHURCH OF NAZARENE, PRESBYTERY OF JOHN KNOX)

* * * *

66-1043

The following ordinance was explained by City Manager Jack Shelley and on motion of Dr. Calderon, seconded by Mr. Trevino, was passed and approved by the following vote:
AYES: McAllister, Calderon, Jones, Cockrell, Trevino and Torres;
NAYS: None; ABSTAINING: James; ABSENT: Gatti and Parker.

AN ORDINANCE 35,656

DECLARING THE OFFICIAL HOLIDAYS TO BE
OBSERVED BY CITY EMPLOYEES DURING 1967-
1968 FISCAL YEAR.

* * * *

THE HOLIDAY SCHEDULE IS AS FOLLOWS:

- 1) Labor Day, Monday, September 4, 1967
- 2) Thanksgiving Day, Thursday, November 23, 1967, and Friday, November 24, 1967.
- 3) Christmas Day, Monday, December 25, 1967
- 4) New Year's Day, Monday, January 1, 1968
- 5) Battle of Flowers, Friday, April 26, 1968 - 1/2 day
- 6) Memorial Day, Thursday, May 30, 1968
- 7) Independence Day, Thursday, July 4, 1968

— — —

67-487 The following ordinance was explained by City Manager Jack Shelley and on motion of Mr. Jones, seconded by Mr. Trevino, was passed and approved by the following vote: AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino and Torres; NAYS: None; ABSENT: Gatti and Parker.

AN ORDINANCE 35,657

CLOSING ALAMO PLAZA FROM HOUSTON STREET TO COMMERCE STREET AND CROCKETT STREET AT SOUTH BROADWAY, TO VEHICULAR TRAFFIC ON SATURDAY, AUGUST 12, 1967, FROM 1:00 A.M. TO 9:00 A.M. FOR THE PURPOSE OF HOLDING THE "WORLD'S LARGEST BREAKFAST". (SPONSORED BY KELLY AIRFORCE BASE GOLDEN ANNIVERSARY COMMITTEE)

* * * *

— — —

67-488 The Clerk read the following ordinance.

AN ORDINANCE 35,658

AUTHORIZING A CONTRACT WITH ARTHUR MATHIS, JR. FOR ARCHITECTURAL SERVICES PERTAINING TO CONSTRUCTION OF A PARKING FACILITY ABOVE THE MARINA.

* * * *

AUG 10 1967

City Manager Shelley advised the Staff recommended hiring Mr. Mathis, not only because of his ability, but because he is the architect for the Marina. He felt it best to have only one architect involved in the project.

Mrs. Cockrell stated the Council has given approval to the concept of building a parking structure if at all possible before HemisFair and with letting of the contract for architectural services it will be possible to get the parking structure complete in time. She felt that tying in the Marina and parking garage into one package will be in the best interest of the City so far as time and cost factors are concerned.

Mrs. Cockrell then moved adoption of the ordinance. The motion was seconded by Mr. Jones.

Councilman Torres asked what the cost will be.

Mrs. Cockrell advised that under present conditions, cost per space is \$1500 to \$2000. So for a 500 space garage structure it is possible that it will cost as much as \$1,000,000. The City will then own the structure free and clear which will bring in income into the General Fund and be a source of continuing revenue to the City and in addition will help solve the very serious problem of providing adequate parking for the Convention facilities. The Council has reviewed several times the parking problem, both during and after HemisFair, and it has been approved by the Council that this location should be the site of a parking structure for 500 cars. This will be the first step in fulfillment of the plan to build such structures.

Mr. Torres stated he felt that parking is a competitive market and often wondered where private enterprise is in the community. He was in favor of providing parking for HemisFair, but thought a few enterprising men and businesses could come up with some financing for some of these projects. In this instance he could not understand why the City has to go into the parking business and for that reason he would be opposed to any proposal for architectural services or any other service pertaining to a parking facility.

The Mayor felt he was sure that the Council will consider the passage of the ordinance as an invitation to any private individuals who wish to make a proposal with regard to building the parking garage or any other garage.

After further discussion, the question was called and the ordinance was passed and approved by the following vote:
AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino;
NAYS: Torres; ABSENT: Gatti and Parker.

The following ordinances were explained by Members of the Administrative Staff and on motion made and duly seconded, were each passed and approved by the following vote: AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino and Torres; NAYS: None; ABSENT: Gatti and Parker.

67-489

AN ORDINANCE 35,659

AUTHORIZING PAYMENT OF A \$336.00 REFUND TO A. J. MONIER PLUMBING COMPANY OCCASIONED BY DUPLICATE PURCHASE OF PLUMBING PERMITS.

* * * *

66-987

AN ORDINANCE 35,660

AUTHORIZING THE PAYMENT OF \$8,970.00 OUT OF THE GENERAL FUND TO TEXAS MUNICIPAL LEAGUE FOR SERVICES DURING THE 1967-68 FISCAL YEAR.

* * * *

67-488 City Manager Jack Shelley advised that since the Council is considering a parking structure in connection with the Marina he would like the Council's thinking on how to proceed in getting the work performed. He said that the City has been working with the Staff of the Urban Renewal Agency and contracting with that agency for performance of work through their present contractor on the work site, as the Urban Renewal Agency is doing a portion of the work on the Marina. If bids are called separately on the Marina and the garage there could possibly be two contractors working on the project.

After discussion, it was the sentiment of the Council that bids for construction of the Marina and Parking Garage be combined so that it can be awarded to one contractor, this being the most economical way to approach it. Mr. Shelley was also instructed to advise the architect to expedite the plans on the garage. If any problem arises in this connection, the City Manager is to advise the Council of it at next week's meeting.

67-491 City Manager Shelley then brought up for consideration, an ordinance to prohibit issuance of building permits on property needed by the State Highway Department for an interchange at Loop 410 and the proposed U.S. 281 North Expressway.

Part of the property to be protected is owned by the Joe Barshop interests who plan to build a Rodeway Inn Motel on the northeast corner and have applied for a building permit.

MUNICIPAL

Traffic and Transportation Director, Mr. Stewart Fischer, stated that in the original design an interchange was not planned, but in making the SABCUT Study it was found that it would be required. He felt it was essential that the ordinance be passed today in fairness to the City, State and the developer. If not passed, the Motel will be built and then they will be in a position of having to buy an expensive motel only about a year old.

After discussion, on motion of Dr. Calderon, seconded by Mrs. Cockrell, the following ordinance was passed and approved by the following vote: AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino and Torres; NAYS: None; ABSENT: Gatti and Parker.

AN ORDINANCE 35,661

APPROVING THE LOCATION OF THE LOOP 410 - U.S. HIGHWAY 281 INTERCHANGE IN THE CITY OF SAN ANTONIO, ESTABLISHING THE OUTER BOUNDARIES OF SUCH PROJECT, AND DIRECTING THAT BUILDING PERMITS NOT BE ISSUED FOR CERTAIN WORK WITHIN SUCH BOUNDARIES FOR A SPECIFIED PERIOD OF TIME.

* * * *

The Traffic Director was asked to invite the Rodeway Inn people to a Council Meeting and tell it's side of the story. Also to be invited is the Texas Highway Department and other effected property owners.

67-353 The Clerk read the following ordinance for the second and final time.

AN ORDINANCE 35,581

PROVIDING FOR THE EXTENSION OF CERTAIN BOUNDARY LIMITS OF THE CITY OF SAN ANTONIO, TEXAS AND THE ANNEXATION OF CERTAIN TERRITORY CONSISTING OF 19.43 ACRES OF LAND, WHICH SAID TERRITORY LIES ADJACENT TO AND ADJOINS THE PRESENT BOUNDARY LIMITS OF THE CITY OF SAN ANTONIO. (KNOWN AS SHENANDOAH SUBDIVISION, UNIT II, OWNED BY COMMUNITY PROPERTIES, INC.)

* * * *

Planning Director Steve Taylor explained the proposed annexation of property known as Shenandoah Sub-division, Unit II, owned by Community Properties, Inc.

On motion of Dr. Calderon, seconded by Mr. Trevino, the ordinance was passed and approved by the following vote:

AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino, Torres; NAYS: None; ABSENT: Gatti and Parker.

67-447 Mr. Frank Bradley, representing Mr. Morris Jaffe and the Central Park Leasing Office, applicants in zoning case 2944 which the Council denied on a requested change at the June 21, 1967 Council Meeting, advised that an accord has now been reached with the people who protested concerning a setback line, screening and plantings. Because of this he asked the Council to reconsider it's action and rehear the case.

Mr. Joe Prickett, attorney representing the opponents, stated the agreement they are working out is most agreeable to the property owners and subject to the final agreement being consummated, the opponents would also like a rehearing.

After discussion, Mr. Jones made a motion that Zoning Case 2944 be reconsidered. Seconded by Dr. Calderon, the motion prevailed by the following vote: AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino and Torres; NAYS: None; ABSENT: Gatti and Parker.

The Planning Department is to send out notices for the new hearing in accordance with statutory requirements.

67-389 Next considered was the proposed ordinance granting a franchise for Cable Television to the General Electric Cable-vision Corporation.

The Mayor stated the required hearing has already been held and asked what was the Council's pleasure on the question.

Dr. Calderon stated he was receptive to the concept but felt they should call for bids. He did not think Cable Television would hurt local broadcasters since they are not locally owned and they also own and operate CATV Systems in other parts of the country. In addition FCC has strict regulations over the operation and the best interest of the people will be served by calling for bids.

AUG 10 1967

City Attorney Sam Wolf stated the ordinance has been passed on first reading. If the ordinance passes on second reading, there must be a third reading and approval. The franchise would then become effective 60 days after the third reading. If the ordinance is not passed on second reading it stops the entire procedure. Then the Council, if it desires, can call for bids and start the procedure again.

The Clerk then read the franchise ordinance for the second time.

After discussion, Mrs. Cockrell moved that the ordinance not be passed on second reading. The motion was seconded by Mr. Trevino.

The motion, carrying with it the denial of the application of General Electric Cablevision Corporation for a Cable Television Franchise, prevailed by the following vote: AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino and Torres; NAYS: None; ABSENT: Gatti and Parker.

Mayor McAllister stated he voted Aye with the understanding that the Council pass a motion inviting bids from any interested party for a Cable Television Franchise.

Mr. James then made a motion that the City Manager proceed with preparation of specifications and inviting proposals for a Cable Television Franchise. The motion was seconded by Mr. Trevino.

Mrs. Cockrell then spoke against the motion. She felt that local Television stations are rendering a fine public service and share their fear that this new medium will offer a type of competition that will serve to undermine the existing stations. Certain legal problems exist in that cities face possible liability because of pending legislation which has not been resolved. She felt the City should wait before inviting proposals. She added there are many new inventions being developed, some of which do not require cables. While this is not an exclusive franchise, obviously the one who gets there first is in the most advantageous position. She reiterated that the City should wait at least a year.

Mr. Torres stated that not only because of pending legislation, but because it was a field of changing technology, something in a state of flux, he concurred with Mrs. Cockrell.

Mr. Trevino stated he was interested particularly in the field of education. San Antonio has only one station being used for education. In the GE Proposal they offer six channels free of charge for every school to use. He felt this was advantageous not only to students, but for adults. He felt it would not hurt commercial television and the investment would bring additional taxes to the City.

Mr. Jones stated that if proposals are asked at this time there is no assurance that they will be accepted. There is no commitment to accept any proposal.

Mayor McAllister expressed the view that if you look back twelve months, things that are available today, were not on the drawing board. The same is true in the future and the stage of static will never be reached. The field of radio and television will be constantly improving and developing.

On roll call the motion to call for proposals prevailed by the following vote: AYES: McAllister, Calderon, Jones, James and Trevino; NAYS: Cockrell and Torres; ABSENT: Gatti and Parker.

67-361 The City Clerk was instructed to write Judge Archie Brown thanking him for holding the Court of Inquiry on alleged charges of Police Brutality and for his comprehensive report on same.

67-476 Councilman Torres discussed the possibility of having some night Council Meetings to give an opportunity to citizens who work during the day to attend. He asked that the City Manager make a feasibility study as to problems that night meetings would incur.

Mr. James stated that he has a standing Thursday night commitment and others may have them also and could not attend.

Mr. Shelley was then asked to study the factors involved and report to the Council.

Mr. Eddie Alejandro, President of the Las Palmas Town Council, spoke to the Council concerning the plan submitted in 1965 known as Avenida Guadalupe Beautification and Redevelopment Project as follows:

" The Las Palmas Town Council is not a poverty program organization; we are not a civil rights group and very definitely, regardless of what you may hear from different public officials at different times in their careers, we do not feel indigent, disadvantaged and surpressed.

We are here again, in a group and as individuals, as residents and persons vitally interested in the progress of our part of San Antonio to ask you once more to help correct the mistakes of past city administrations. Unlike many of our more

AUG 10 1967

VME 30 1967

distinguished citizens, we presented you with a plan that would not hinge on a big monetary expenditure by our hard-pressed city treasury. Ninety percent of our plan consists of positive action of their daily routine by the Housing Division, the Health Department, and it has come so apparent during the last few weeks by the Department of Fire.

We would like today to remind our fellow San Antonians that this City Council and the Urban Renewal Agency of San Antonio have for a period of almost two years had the Avenida Guadalupe under advisement. Although we understand that this Council is continually subjected to plans, we would like to make it perfectly clear that we were here first in the category of special interest groups.

It has not been difficult to note that Councilman James has recently introduced a proposal for another part of our City and that Mr. Marshall Steves has introduced a proposal for another "Avenida". Both of these proposals seem to have captured the imagination of our news media on a much grander scale than Avenida Guadalupe. This may be due to the fact that Avenida Guadalupe is more on the basis of American free enterprise. Because of the aforementioned publicity given the two last proposals brought before this Council, we felt that perhaps it would only be fair to publicly inform these two groups, and this Council, that we are prepared to carry the matter of priority and importance as far as may be necessary. There are seemingly inequities in the matter of City personnel assisting in the planning of the Broadway beautification plans and there is definitely something lacking in the matter of timetables as regards the Avenida Guadalupe and the Urban Renewal Agency. If this Council will recall, one of Councilman Bremer's last official acts, was to request from Mr. Winston Martin that he report back to the Council with a "price tag" for the first phase of this project. I am sure there are members of this Council who know how long that has been.

In conclusion Mr. Mayor, you more than any other person in our City have instilled the spirit of pride in home and community in many of us. For that reason we are here today, parring down our requests of two years ago. We have narrowed down our requests to immediate removal of all abandoned and uninhabited shacks, which according to Mr. Martin comprise the majority of blight in our area of the City; and the immediate cessation of the practice of issuing building permits to unethical commercial builders who today are constructing houses and buildings with no regard to the space standards as set forth in the City Building Code. If there is any question in the mind of any of the Members of this Council or any of the Administrators of our City government as to validity of our last request and disclosure, we are prepared, right now to conduct a tour, at our expense, to the area of our City that we are determined will not be forgotten."

Mr. Trevino advised Mr. Alejandro that the Council has requested the Urban Renewal Agency to make a report to the Council on Urban Renewal Projects so that priorities can be considered. Some planning has been done on the Avenida Guadalupe Project.

Mr. Trevino then asked that the Planning Commission on it's own initiative make a study of the area and rezone to residential the property being used for residences, but zoned for Commercial use. This in itself would eliminate some of the problems in the area.

City Manager Jack Shelley advised it was the responsibility of the Planning Commission to initiate rezoning to conform to the new zoning ordinance. Funds have been provided in the current budget to undertake a portion of this. There is four or five thousand dollars for postage to give notice of hearings, etc,. It is a tremendous undertaking to change over to the new ordinance because it involves most of the City. The City is operating under the old and new ordinance. All applications for rezoning must conform to the new ordinance. The program will be initiated this year but cannot be completed this year.

Mr. Alejandro brought to the attention of the Council what he thought were violations of the Building Code in allowing construction of buildings on fifteen foot lots.

Housing and Inspections Director George Vann stated he did not know of any fifteen foot lots in the area described and would check it out if Mr. Alejandro would supply a specific address. Mr. Vann also discussed the recent lumber yard fire on El Paso Street. He said it had a non-conforming use and would have to be rebuilt under our current code. Temporary work is being done for security purposes only.

Mrs. Cockrell advised that the preliminary study in the Avenida Guadalupe Project revealed it was a very ambitious one and expensive. It was then divided into two projects. Yesterday she learned there is a new problem in that the new proposed Bandera Expressway is cutting through the project. This will take some of the property for right of way.

The Mayor thanked Mr. Alejandro, and Mr. Rockstroth and Mr. Munguia, who are also members of the Las Palmas Town Council, for their interest in this area and assured them that the City Council is definitely interested. He then asked the City Manager to consult with Mr. George Vann and make arrangements for a bus tour of the area. Invited to make the tour are the Building Inspectors as well as Mr. Alejandro and his group.

VOT TO WOL

The City Manager then urged the Council to have an early meeting with the Urban Renewal Agency and the Planning Commission regarding the Urban Renewal Projects. He suggested the meeting be held next Thursday, August 17, 1967 at 1:30 P.M.

This was agreeable to the Council. Tours of the areas are to be arranged beginning the following Thursday, August 24, 1967, if possible.

Mr. Munguia and Mr. Rockstroth invited the Council and Staff to be guests of the Lutheran Hospital for lunch and then afterward make the tour.

67-268 Mr. Emileo Kifuri, Alamo Guided Tours, advised he has written the City requesting fair practice regulations for his business. He said he has not been able to make a go of the operation because of alleged harrassment on the part of the San Antonio Transit System, especially when he parks at the space allotted him at the Alamo.

Discussion was held as to what Alamo Guided Tours was allowed to do at the Alamo under the permit granted. It was brought out that the incidents occurred two months ago.

The City Manager was instructed to check the complaint and the privileges granted Alamo Guided Tours and make a report to the City Council. Mr. Kifuri is to be advised of same and can appear before the Council if he does not agree with the findings.

Mrs. Cockrell advised that a few weeks ago she mentioned that the City should take the leadership in connection with celebrating the City's 250th Anniversary. The major event of the year is, of course, HemisFair. She felt it appropriate the City lead in helping to coordinate a community wide observance to encompass all segments of the community. She recommended the City Council authorize the establishment of a commission to be called the 250th Anniversary Commission and that at a later date appointment of members be made from the citizenship to spearhead the planning during the year of certain events the commission will sponsor.

The Council expressed interest but would like to know more of the details of the plan.

Mrs. Cockrell stated she would work out a detailed plan on it and submit it in writing to the Council.

Mr. Trevino advised that the Sister Cities Convention starts on Friday and hoped that all Members of the Council will have an opportunity to attend the meetings.

Discussion was held concerning the next Town Hall Meeting for the Southwest section of the City. It was the sentiment of the Council that it be held on Tuesday, September 12, 1967.

Mr. Trevino, Chairman of the Southwest Town Hall Committee, is to confirm the availability of Kennedy High School Auditorium for this meeting.

67-428 The City Manager advised that the Council on July 21, 1967, held a joint hearing on the Townhouse Ordinance and the Historic Zoning Ordinance and Council action is pending on these items.

The Clerk then read the following ordinance.

AN ORDINANCE 35,662

AMENDING THE ZONING ORDINANCE (CHAPTER 42 OF THE CITY CODE) OF SAN ANTONIO TO PROVIDE AN ADDITIONAL ZONING CLASSIFICATION KNOWN AS "TOWN HOUSE RESIDENCE DISTRICT", DEFINING A TOWN HOUSE, ESTABLISHING MINIMUM REQUIREMENTS PERTAINING TO DEPTH OF LOT, FRONT, REAR AND SIDE YARDS, PROVIDING A MAXIMUM BUILDING HEIGHT AND NUMBER OF UNITS PER BUILDING, REGULATING ACCESSORY STRUCTURES AND PROVIDING FOR OFF-STREET PARKING, PROVIDING THAT ANY VIOLATION HEREOF SHALL BE PUNISHED BY A FINE NOT TO EXCEED \$200.00 AND PROVIDING FOR SEVERABILITY.

* * * *

On motion of Mr. Jones, seconded by Dr. Calderon, the ordinance was passed and approved by the following vote:
 AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino, Parker and Torres; NAYS: None; ABSENT: Gatti.

67-428 The Clerk read the following ordinance.

AUG 10 1967

AN ORDINANCE 35,663

AMENDING THE ZONING ORDINANCE (CHAPTER 42 OF THE CITY CODE) OF THE CITY OF SAN ANTONIO TEXAS, PROVIDING FOR THE ESTABLISHING AND CREATING OF HISTORIC DISTRICTS IN THE CITY OF SAN ANTONIO, DEFINING A HISTORIC DISTRICT CREATING A BOARD OF REVIEW FOR HISTORIC DISTRICTS, DEFINING ITS POWERS AND DUTIES, REQUIRING BUILDING PERMITS IN SUCH AREAS, PROVIDING FOR ENFORCEMENT; PROVIDING THAT ANY VIOLATION HEREOF SHALL BE PUNISHED BY FINE NOT TO EXCEED \$200.00 AND PROVIDING FOR SEVERABILITY.

* * * *

On motion of Mrs. Cockrell, seconded by Dr. Calderon, the ordinance was passed and approved by the following vote:
AYES: McAllister, Calderon, Jones, James, Cockrell, Trevino, Parker and Torres; NAYS: None; ABSENT: Gatti.

67-428 The Clerk read an ordinance amending the Zoning Ordinance (Chapter 42 of the City Code) by adding and amending certain definitions; amending setback requirements of accessory buildings; amending supplementary area and width regulations; amending yard requirements for "B-1" Business District; excluding certain utilities from zoning requirements; adding certain uses and restrictions to the table of permitted uses; requiring that a release of liability, due to air-craft noise, be obtained from landowners in the "air-craft noise districts" before building permits can be issued or change of zoning granted; providing that any violation hereof shall be punished by fine not to exceed \$200.00 and providing for severability. The hearing on this ordinance was also held on July 21, 1967.

After discussion, Mr. Torres asked that action be postponed on this ordinance for one week which was agreeable to the City Council.

The City Manager then advised that action is needed in selection of an independent auditor.

After discussion the City Manager was asked to make a list of firms available to perform the service and submit it to the Council, together with comments as to which have provided services to the City previously and the length of service.

The City Manager suggested the Council set a time for consideration of Board appointments which need action.

To a question as to whether the Council can have an executive meeting to consider appointments, the City Attorney advised that under the Open Meetings Law there is an exception when personnel matters are discussed. In his opinion Board appointments would fall under this exception.

The time for such a meeting will be considered at next week's meeting.

67-404 Mrs. Cockrell brought up the matter of the Mexican Chamber of Commerce request for funds.

The City Manager stated he had presented a memorandum giving a report on the matter in which he outlined several possibilities, but needs guidance from the Council on how to proceed.

The City Manager stated he would reschedule this matter for discussion at next week's meeting which was agreeable to the Council.

Mr. Richard Limon, President of the Mexican Chamber of Commerce, stated they were taking their first good will trip to Saltillo, Coahuila and to Monterrey. They are leaving on Friday morning, August 18, 1967, and invited the Members of the City Council to go along with them.

City Manager Shelley advised the Council it has become necessary to make certain modifications in the sewer service program serving some of the outlying areas and asked the Public Works Director to discuss recommended changes.

Mr. Granata recommended that consideration be given to the use of portable sewage treatment plants in areas not now covered by the sewer extension policy because funds are insufficient. Plants are to be built by the subdivider and turned over to the City for operation. When outfall mains are completed, plants will be discontinued.

After discussion, the Council endorsed and gave approval for the use of portable sewage plants.

AUG 10 1967

66-32

The City Manager advised a request has been received from the San Antonio Bar Association regarding the possible desire to purchase the old police building. Future desires of the Council on this building need consideration before this request can be pursued. Council will recall that in discussing the present location of the new library, consideration was given to this site for future expansion of the downtown library. Also consideration was given recently to the possible use by EODC of this building together with major repair work being performed.

After discussion, the Council asked the City Manager to contact the Library Board regarding possible use of the building. The Manager was also asked to prepare a site plan and all information pertaining to the site so the Council can consider the matter.

It was brought out that the State Welfare Department at one time inquired about the old police building, but turned it down because it was too expensive to remodel. The old market house where the present State Welfare Department is located is to be torn down when the Rosa Verde Project goes into effect. The City has no other facility available to house them at this time and this is a problem that must be faced later on.

Assistant City Manager Gerald Henckel stated the City has made an annual lease with Mr. J. B. Martin on a per acre basis for the approximate 800 acres bordering Blue Wing Road that were purchased in connection with the sewer extension program. This will be the site of the new southeast plant to be placed under construction in the near future. The basic plant functions will occupy an approximate 100 acre site. A request for renewal of this lease has been received and needs consideration.

Mr. Henckel stated it is a grazing and planting lease and Mr. Martin has requested a one-year extension with a new clause that if the City needs a certain number of acres for the new sewage plant it will be released if needed this year and waive any refund.

It was agreeable to the Council to grant an extension of the lease providing there is no liability to the City.

The City Manager advised the Council it should be giving consideration to utilization of federal funds in connection with Civic Center Project No. 5. There are some possible land purchases which the City has requested and the annual lease payment on land in that area. This will be a major item of consideration in this area.

The City Manager advised the Council that he was in receipt of a letter from Mr. Ralph Langley submitting his resignation as a Member of the Library Board.

City Manager Shelley stated he has received two communications from the River Walk Commission which are as follows:

"At its regular meeting Tuesday, August 1, the River Walk Commission discussed a proposal for the construction of an arched bridge in the horseshoe bend of the river connecting the 100 block of West Commerce Street (the block in which La Sirena is situated) with the 200 block of South Broadway (the block in which La Paloma Del Rio is located). It is understood that presently funds are not available from the City for such construction. A proposal has been received from property owners which the Commission recommends be accepted by the City if at all possible.

In view of the fact that by the opening of HemisFair property in these two blocks which are across the river from each other will be nearly completely developed and in view of the fact that because of this development traffic along the River Walks will be the heaviest in this area, and in view of the fact that it is very inconvenient at present to cross from one bank of the river to the other because of the high stairways to the streets, the commission realizes the urgency for the construction of said bridge prior to HemisFair. The property owners have agreed to furnish funds for the construction of this bridge provided the City repays them over a five year period as to interest. Preliminary rough estimates indicate the cost of the construction of the bridge would be somewhere between \$17,500 and \$22,500. Should these estimates prove accurate the City would repay from \$3,500 per year to \$4,500 per year.

We understand that this would have to be checked with the City Attorney to see whether it would be legal to obligate the City for such repayment. If there is a way that this can be done, the Commission recommends that it be pursued as soon as possible in order that it may be completed by HemisFair."

"At its regular meeting Tuesday afternoon, August 1, the River Walk Commission visited the work in progress on the new La Posada Hotel and inspected the arched bridge and the vehicular bridge across the river connecting the La Posada property and the south bank of the river. Confirming our past conferences with members of the City Staff and City Council, the Commission recommends the following course of action and suggests that as soon as possible, if the City Council concurs with our views, that the architect, Mr. Wallace B. Thomas, be advised:

1. In view of the contents of City Ordinance No. 15649 dated August 2, 1951, authorizing the construction of the vehicular bridge, and in view of the fact that the La Posada organization has agreed to its removal, the Commission recommends that all parties accept the generous offer of Mr. Sam Bell Steves and Mr. Walter Mathis for the removal of the vehicular bridge at no expense to the City or La Posada.
2. Even though there is some evident direct advantage to the La Posada group, in light of the fact that it would also offer an advantage to the general public for easier access to the River Walk, the Commission recommends that a stairway be built as close as possible to the south end of the arched bridge to connect the River Walk with the Crockett Street sidewalk.
3. In keeping with past actions, and because of the fact that it is obviously primarily to the benefit of the property owner involved, the Commission does not recommend the construction of the stairway from the north end of the arched bridge into the La Posada property.
4. The Commission recommends that the City retain as a future project, when funds are available, the replacement of the present railing along the Crockett Street sidewalk with a more decorative iron rail.

The Commission understands that the Parks Department is currently making an engineering and architectural study and sketch in preparation for the receipt of construction bids on the stairway from the River Walk to the Crockett Street sidewalk."

The City Manager advised the Council that he is setting up schedules of work and deadlines to be met on current projects as well as decisions needed to be made by the Council. The schedules will be on a monthly basis and will list several categories. This will keep the Council informed and enable them to see where they stand on projects at all times.

The Clerk read the following letter.

August 7, 1967

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

Gentlemen and Madam:

The following petitions were received by my office and forwarded to the City Manager for investigation and report to the City Council.

- 7-28-67 Petition of Mrs. S.C. Garza, et al, requesting relief from the noise disturbance and trash nuisance being created by Gyro's Place located on the corner of Nogalitos and Jennings.
- 8-1-67 Petition of Mr. Frank E. Bradley, Central Park Leasing Office, requesting the City Council reconsider the rejection of the proposed rezoning in case 2944 since accord has now been reached between the developer and protesting property owners. (This case heard originally on July 21, 1967)
- 8-1-67 Petition of Texas Highway Department requesting permission to install one 35 gallon underground gasoline storage tank to be used for a gasoline powered auxiliary electric plant for emergency operation of Texas Highway Department Radio equipment located at 4615 Northwest Loop 410.
- 8-1-67 Petition of Las Colonias Unidas requesting (1) street light at 1226 Dahlgreen, (2) the City make a survey with a view of installing traffic signal lights at intersection of Ceralvo Street and General McMullin, (3) request survey be made for placing of speed limit signs on Dahlgreen Street, between Castroville Road and Ceralvo Street, (4) "No Parking" signs along fenced playground area next to Gardendale Elementary School.
- 7-31-67 Petition of Olmos Equipment Company requesting a permit to retain an 8' Cedar Security Fence erected in front of petitioner's new commercial building in Beacon Circle Industrial Park, 12010 Warfield, known as Lot 12, Blk. 38, NCB 13294.

AUG 10 1967

- 8-1-67 Petition of Columbia Industries, Inc., requesting permission to erect a 12' high corrugated sheet metal wall along the east property line at 2011 Sable Lane to minimize the nuisance created by fine dust, cinders and air-borne particles generated by the Holiday Brick Company.
- 8-1-67 Petition of Mr. Julius Lorenzen, Jr. requesting the City to take immediate steps to correct a drainage problem at 231 McMullin Drive to prevent further damage to the petitioner's property and the City's retaining wall along Rockwood Creek by installing the proper type of storm sewer.
- 8-2-67 Petition of Mr. Bill Hatcher requesting the City to grant a permit to operate a one automobile tour service and/or to serve as a private guide for visitors to San Antonio.
- 8-4-67 Petition of Mrs. Eloise Fisher, et al, requesting the alleyway running north and south between Pecan Street and Travis Street west of Navarro Street and that portion of the alleyway running west therefrom which is contiguous of Lots 7 and 8, NCB 408 be closed and quitclaimed to the petitioner.
- 8-4-67 Petition of Palacio Del Rio, Inc. requesting the City to sell or lease the air and subsurface rights needed to accomplish certain necessary items of work in connection with the construction of a 500-room hotel located in the 200 block of South Alamo Street in accord with plans submitted.

/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:

W. W. Maister
M A Y O R

ATTEST:

J. H. Inselmann
C i t y C l e r k