

REGULAR MEETING OF THE CITY COUNCIL
OF THE CITY OF SAN ANTONIO HELD IN
THE COUNCIL CHAMBER, CITY HALL, ON
THURSDAY, AUGUST 17, 1967 AT 8:30 A.M.

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

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67-497 The invocation was given by Reverend Jeff Campbell, Northridge Park Baptist Church.

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The minutes of the August 10, 1967 meeting were approved.

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67-449 Mr. Abraham Ribak, Attorney for Mr. Arnulfo Ayala, the applicant, requested that Zoning Case 3032 which is an appeal case, be postponed.

In view of the fact that only seven members of the Council were present and this is an appeal case it was postponed for two weeks to August 31, 1967.

Zoning Case 2856, which was also an appeal case, was postponed for two weeks to August 31, 1967.

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The following ordinances were read by the Clerk. and after consideration, on motion of Dr. Calderon, seconded by Mr. Jones, were each passed and approved by the following vote: AYES: McAllister, Calderon, Jones, James, Gatti, Trevino; NAYS: None, ABSTAINING: Torres; ABSENT: Cockrell and Parker.

66-990 AN ORDINANCE 35,664

AUTHORIZING THE CITY OF SAN ANTONIO
TO BORROW \$140,000.00 TO PAY CURRENT
EXPENSES OF CITY-COUNTY TUBERCULOSIS
FUND DURING THE FISCAL YEAR 1967-68.

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MAKING AND MANIFESTING A CONTRACT BETWEEN THE FROST NATIONAL BANK OF SAN ANTONIO AND THE CITY OF SAN ANTONIO, TEXAS, RELATING TO THE MAKING OF LOANS, IN THE AMOUNT OF \$27,100,000.00, BY SAID BANK TO SAID CITY DURING THE PERIOD BEGINNING AUGUST 1, 1967 AND ENDING JULY 31, 1968, AND TO PAY INTEREST ON DEPOSITS TO SAID CITY FOR SAID FISCAL YEAR.

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67-498 First heard was zoning case 2956 to rezone Lots 13 thru 20, Blk. 1, NCB 13994, from "A" Residence District to "R-3" Multiple Family Residence District, located north of the intersection of Mocking Bird Road and Songbird Lane East; having 120' on Mocking Bird and 309' on Songbird Lane East.

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

Mr. L. R. Pletz, applicant, stated he had seven town house units already under construction on the adjacent property and prior to the passing of the Town House Zoning Ordinance he had signed an affidavit stating that the property would not be used for other than town house construction.

He explained that their town houses would be sold to individuals and are to be priced in the neighborhood of \$40,000 to \$55,000.00. The lots were platted in such a way to have a minimum amount of yard since they would be sold primarily to retired people and it was felt they would not wish to look after a yard.

Mr. F. M. Lassiter, Sr., 3934 Pleasure Hill Drive, reviewed a previous attempt at having this property rezoned by another group. He opposed the "R-3" Multiple-Family Residence District rezoning of the subject property because it would enable the developer to build a high rise apartment and other type structures which would be destructive to the residential neighborhood. He felt the town house units would create a ghetto in the future. In fact, in the East they are demolishing this type of construction entirely.

Mr. Strauder G. Nelson, 7902 Mocking Bird Lane, and Mrs. H. G. Ward, 7618 Mocking Bird Lane, also opposed the rezoning.

In answer to questions from the Council, Mr. Pletz stated that he would gladly accept the new zoning of "R-6" Town House zoning classification.

Mr. Sam Wolf, City Attorney, stated that the City Council at this time could not take action if they desired to rezone this under the Town House Zone Ordinance.

Mayor McAllister then stated that the Council has two alternatives: one, they could refer the case back to the Planning Commission for consideration of "R-6" zoning, or they could vote on the request as it now stands to "R-3" Multiple-Family Residence District.

After further discussion by the Council, and with all parties agreeing, Dr. Calderon made a motion to refer case 2956 back to the Planning Commission for their consideration of a more restrictive Town House Zone, which would be "R-6". Seconded by Trevino, the motion prevailed by the following vote: AYES: McAllister, Calderon, Jones, James, Gatti, Trevino; NAYS: None; ABSTAINING: Torres; ABSENT: Cockrell and Parker.

67-499 Next heard was case 2984 to rezone that portion of Lot 35, NCB A-28 not presently zoned "F" Local Retail, from "B" Residence District to "B-3" Business District, located on the south side of Mahncke Court, approximately 185' west of Hackberry Street; having 179' on Mahncke and a maximum depth of 134.4'.

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

No one spoke in opposition.

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

AN ORDINANCE 35,666

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS THAT PORTION OF LOT 35, NCB A-28 NOT PRESENTLY ZONED "F" LOCAL RETAIL FROM "B" RESIDENCE DISTRICT TO "B-3" BUSINESS DISTRICT.

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67-500 Next heard was zoning case 2989 to rezone Lots 2 and 3, NCB 13804 from Temporary "A" Residence District to "I-1" Light Industry District, and located on the northwest side of U.S. Hwy 81 North (Austin Hwy) approximately 1135' north east of Starlight Terrace; having 35' on U. S. Hwy 81 north and a maximum depth of 715.27'.

VDE 13804

Mr. Burt Lawrence, Assistant Planning Director, explained the proposed change which the Planning Commission has recommended be approved by the City Council.

No one spoke in opposition.

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

AN ORDINANCE 35,667

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOTS 2 & 3, NCB. 13804 FROM TEMPORARY "A" RESIDENCE DISTRICT TO "I-1" LIGHT INDUSTRY DISTRICT.

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67-501 Next heard was zoning case 2994 to rezone Lot 12, NCB 10102 from "B-1" Business District to "B-2" Business District, located on the west side of San Pedro Avenue, 490.05' south of the cut-off to Oblate Drive; having 105' on San Pedro Avenue and a maximum depth of 187.28'.

Mr. Burt Lawrence, Assistant Planning Director, explained the proposed change which the Planning Commission recommended by approved by the City Council.

Mr. Roy Johnston, attorney for the applicant, advised that they were agreeable to installing a fence to screen the property to the north.

No one spoke in opposition.

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

AN ORDINANCE 35,668

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 12, NCB 10102 FROM "B-1" BUSINESS DISTRICT TO "B-2" BUSINESS DISTRICT.

* * * *

67-502 Next heard was case 3010 to rezone the west 30' of Lot 37, NCB 12116 from "A" Residence District to "B-2" Business District, and Lot 38, NCB 12116, containing 3.544 acres from "A" Residence and "F" Local Retail to "R-3" Multiple Family Residence District; the "R-3" zoning being located on the west side of Starcrest Drive, 300' north of Loop 410; having 787.21' on Starcrest Drive and a depth of 196.03'. The "B-2" zoning being located on the north side of Loop 410, 166' west of Starcrest Drive; having 30' on Loop 410 and a depth of 300'.

Mr. Burt Lawrence, Assistant Planning Director, explained the proposed change which the Planning Commission has recommended be approved by the City Council.

No one spoke in opposition.

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

AN ORDINANCE 35,669

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS THE WEST 30' OF LOT 37, NCB 12116 FROM "A" RESIDENCE TO "B-2" BUSINESS DISTRICT AND LOT 38, NCB 12116, CONTAINING 3.544 ACRES FROM "A" RESIDENCE DISTRICT AND "F" LOCAL RETAIL DISTRICT TO "R-3" MULTIPLE-FAMILY RESIDENCE DISTRICT.

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67-503 Next heard was zoning case 3018 to rezone that portion of Lot 14, Blk. 42, NCB 351, not presently zoned "J" Commercial District from "D" Apartment District to "I-1" Light Industry District, located on the east side of Duffield Street, 53.7' south of Evergreen Street; having 111.8' on Duffield Street and a maximum depth of 207.5'.

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

No one spoke in opposition.

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

AN ORDINANCE 35,670

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS THAT PORTION OF LOT 14, BLK. 42, NCB 351, NOT PRESENTLY ZONED "J" COMMERCIAL DISTRICT, FROM "D" APARTMENT DISTRICT TO "I-1" LIGHT INDUSTRY DISTRICT.

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67-504 Next heard was zoning case 3035 to rezone Lot 1, Blk. 10, NCB 14095 from "A" Residence District to "B-2" Business District located on the northeast side of Evers Road, 205.57' northwest of Callaghan Road; having 150' on Evers Road and a depth of 200'.

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

No one spoke in opposition.

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

AN ORDINANCE 35,671

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 1, BLK. 10, NCB 14095 FROM "A" RESIDENCE DISTRICT TO "B-2" BUSINESS DISTRICT.

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67-505 Next heard was Zoning Case 3042 to rezone Lot 31A, Blk. 25, NCB 8948, from "E" Office District to "B-2" Business District located northwest of the intersection of S.W. Military Drive and Mango Ave; having 70' on S.W. Military Drive and 147.5' on Mango Avenue.

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

Mr. H. E. Holton, applicant, advised that he planned to use the existing building for a Radio and TV Shop.

Mr. J. M. Holt, 1109 S. W. Military Drive, did not object to the rezoning, but asked that a chain length fence or other suitable fencing be installed between Lot 31-A and his property, Lot 32.

Mr. Holton stated that this was agreeable to him.

Mr. Jones made a motion that the recommendation of the Planning Commission be approved with the understanding that a chain length fence or other suitable fencing be installed by the applicant along the west property line up to the building or setback line of Lot 31-A. Seconded by Mr. James the motion, carrying with it the passage of the following ordinance, prevailed by the following vote: AYES: McAllister, Calderon, Jones, James, Gatti, Trevino and Torres; NAYS: None; ABSENT: Cockrell and Parker.

AN ORDINANCE 35,672

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN LOT 31-A, BLK. 25, NCB 8948 FROM "E" OFFICE DISTRICT TO "B-2" BUSINESS DISTRICT.

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67-506 Next heard was zoning case 3043 to rezone Lot 12, Blk. 5, NCB 8935 from "E" Office District to "B-3" Business District located on the north side of S.W. Military Drive, 62.5' east of Logwood Avenue; having 62.5' on S.W. Military Drive and a depth of 150.4'.

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

Mr. Wallace B. Cook, applicant, advised the Council that he had talked to those protesting the change and had had a meeting of minds. He said that the property is temporarily rented and is being used for a dog grooming business. He said that he had other plans for the property and is willing to give an affidavit to this effect.

Mr. Dave Wheeler, 1821 S.W. Military Drive, stated that the property was rented for an upholstery shop when the matter was held before the Planning Commission and he had no objection to such an operation. Since that hearing they have started boarding dogs and objected to this.

Mr. Cook advised that if the property is being used for a dog kennel, the rental agreement is being violated and he would have the matter corrected.

After consideration, on motion of Mr. Torres, seconded by Mr. Trevino, Case 3043 was postponed for two weeks to August 31, 1967, in order for Mr. Cook to resolve the problem. The motion prevailed by the following vote: AYES: McAllister, Calderon, Jones, James, Trevino, Gatti and Torres; NAYS: None; ABSENT: Cockrell and Parker.

67-507 Next heard was zoning case 3044 to rezone Lot 19, NCB 10353 from "B" Residence District to "B-3" Business District located on the west side of Blanco Road, 260.86' south of Gilbert Lane; having 125' on Blanco Road and a depth of 175'.

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

No one spoke in opposition.

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

AN ORDINANCE 35,673

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 19, NCB 10353 FROM "B" RESIDENCE DISTRICT TO "B-3" BUSINESS DISTRICT.

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67-508 Next heard was case 3058 to rezone Lot 44 and the west 55' of Lot 43, NCB 1260 from "D" Apartment District to "B-2" Business District located 101.9' west of Spofford Street on the south side of Quitman Street and 62.6' south of Quitman Street on the west side of Spofford street; having 55' on Quitman Street, 62.6' on Spofford and a maximum depth of 156'.

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

No one spoke in opposition.

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

AN ORDINANCE 35,674

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 44 AND THE WEST 55' OF LOT 43, NCB 1260 FROM "D" APARTMENT DISTRICT TO "B-2" BUSINESS DISTRICT.

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67-509 Next heard was case 3059 to rezone Lot 16, Blk. A, NCB 11025 and remaining triangular part of Lot 14, NCB 7585 from "B" Residence and "D" Apartment Districts to "B-2" Business District; Lot 16 is located northeast of the intersection of S. Gevers Street and Monticello Court; having 60' on Monticello Court and 130' on S. Gevers Street. The remaining triangular part of Lot 14 is located between S. Gevers Street, Monticello Court and I.H. 37; having 101' on Monticello, 110 on S. Gevers Street and 149' on I. H. 37.

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

Mrs. C. N. Strong, applicant, stated that she felt the requested change in zone was the highest and best use for the property as it is no longer desirable for residential use as the expressway goes on two sides of the building located on the property. She is considering possibly a day nursery, phone service, attorney's office, and beauty shop as possible uses. She can park six to eight cars on the triangle and use Lot 16, which is vacant for additional parking if needed.

The owner of rent property at 827 Monticello objected to the rezoning as she felt the area was residential and would affect her rental property.

After consideration, on motion of Mr. Torres, seconded by Dr. Calderon, the recommendation of the Planning Commission was approved by passage of the following ordinance by the following vote: AYES: McAllister, Calderon, James, Gatti, Trevino, and Torres; NAYS: None; ABSTAINING: Jones; ABSENT: Cockrell and Parker.

AN ORDINANCE 35,675

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 16, BLK. A, NCB 11025, AND REMAINING TRIANGULAR PART OF LOT 14, NCB 7585 FROM "B" RESIDENCE AND "D" APARTMENT DISTRICTS TO "B-2" BUSINESS DISTRICT.

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Mayor McAllister was obliged to leave the meeting temporarily and Mayor Pro-Tem Gatti presided.

67-510 Next heard was case 3063 to rezone Lot 23, NCB 1835 from "B" Residence District to "R-3" Multiple-Family Residence District, located on the north side of W. Mistletoe, 125' west of Howard St.; having 100' on W. Mistletoe and a depth of 125'.

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

No one spoke in opposition.

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

AN ORDINANCE 35,676

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 23, NCB 1835 FROM "B" RESIDENCE DISTRICT TO "R-3" MULTIPLE-FAMILY RESIDENCE DISTRICT.

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67-511 Next heard was case 3064 to rezone Lot 35, NCB 13950 from Temporary "R-A" Residence-Agriculture District to "B-3" Business District, located southwest of the intersection of U.S. Hwy 90 West and Callaghan Road; having 718.54' on U.S. Hwy 90 West, 257.26' on Callaghan Road and 106' on the cutback between these two streets.

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

No one spoke in opposition.

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

AN ORDINANCE 35,677

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOT 35, NCB 13950 FROM TEMPORARY "R-A" RESIDENCE-AGRICULTURE DISTRICT TO "B-3" BUSINESS DISTRICT.

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67-512 Next heard was case 3066 to rezone Lots 49, 50 and 51, Blk. 1, NCB 13197 from Temporary "R-A" Residence-Agriculture District to "I-1" Light Industry District, located on the south-east side of Warfield Drive, opposite of the intersection of Radium Drive and Warfield Drive; having 300' on Warfield and a depth of 180'.

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

No one spoke in opposition.

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

AN ORDINANCE 35,678

AMENDING CHAPTER 42 OF THE CITY CODE
THAT CONSTITUTES THE COMPREHENSIVE
ZONING ORDINANCE OF THE CITY OF SAN
ANTONIO BY CHANGING THE CLASSIFICATION
AND REZONING OF CERTAIN PROPERTY DES-
CRIBED HEREIN AS LOTS 49, 50 AND 51,
BLK. 1, NCB 13197 FROM TEMPORARY "R-A"
RESIDENCE-AGRICULTURE DISTRICT TO "I-1"
LIGHT INDUSTRY DISTRICT.

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67-513 Next heard was case 3067 to rezone Lots 45 thru 50, Blk. 3, NCB 13607 save and except the southwest 25' from "R-3" Multiple-Family Residence District to "I-1" Light Industry District, located on the southwest side of Rhapsody Drive, approximately 1200' northwest of Rendezvous Drive; having 562.64' on Rhapsody Drive and a maximum depth of 178'.

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

No one spoke in opposition.

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

AN ORDINANCE 35,679

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS LOTS 45 THRU 50, BLK. 3, NCB 13607 SAVE AND EXCEPT THE SOUTHWEST 25', FROM "R-3" MULTIPLE-FAMILY RESIDENCE DISTRICT TO "I-1" LIGHT INDUSTRY DISTRICT.

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67-514 Last case heard was 3072 to rezone 3.4673 acres out of Lot 1, NCB 13806, and described by field notes, from Temporary "A" Residence District to "B-3" Business District and located on the west side of Weidner Road, 502' south of I. H. 35 Expressway; having 755.90' on Weidner Road and a depth of 200'; Lot 1 save and except the east 200' of Lot 2, NCB 13806 from Temporary "A" Residence to "I-1" Light Industry located between I. H. 35 Expressway and Weidner Road; 494.7' south of the intersection of Weidner Road and I. H. 35; having 1626.01 on I. H. 35 and 200' on Weidner Road.

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

No one spoke in opposition.

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

AN ORDINANCE 35,680

AMENDING CHAPTER 42 OF THE CITY CODE THAT CONSTITUTES THE COMPREHENSIVE ZONING ORDINANCE OF THE CITY OF SAN ANTONIO BY CHANGING THE CLASSIFICATION AND REZONING OF CERTAIN PROPERTY DESCRIBED HEREIN AS 3.4673 ACRES OUT OF LOT 1, NCB 13806 FROM TEMPORARY "A" RESIDENCE DISTRICT TO "B-3" BUSINESS AND "I-1" LIGHT INDUSTRY DISTRICTS.

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67-515 The following ordinance was explained by Mr. Stewart Fischer, Director of Traffic and Transportation, and after consideration, on motion of Mr. Torres, seconded by Mr. Trevino, was passed and approved by the following vote: AYES: Jones, James, Gatti, Trevino and Torres; NAYS: None; ABSENT: McAllister, Calderon, Cockrell and Parker.

AN ORDINANCE 35,681

AUTHORIZING AN AGREEMENT BETWEEN THE CITY AND THE STATE OF TEXAS FOR CONSTRUCTION OF AN 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 AT AN ESTIMATED COST OF \$229,500.00 TO BE SHARED EQUALLY BY THE STATE OF TEXAS AND THE CITY.

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66-175

The Clerk read the following ordinance.

AN ORDINANCE 35681A

APPOINTING MRS. S. E. COCKRELL, JR. TO FILL A VACANCY ON THE REGIONAL PLANNING COMMISSION "SABCORP" AND ALSO DESIGNATING HER AS A MEMBER OF THE EXECUTIVE COMMITTEE.

* * * *

Councilman Jones advised the Council that a vacancy existed since the resignation of Mr. Dave Harner, formerly Assistant City Manager. He then made a motion that the ordinance be adopted. The motion was seconded by Mr. James. The motion failed by the following vote: AYES: Jones, James, Gatti and Trevino; NAYS: None; ABSTAINING: Torres; ABSENT: McAllister, Calderon, Cockrell and Parker.

Mayor McAllister returned to the meeting and presided.

The ordinance was then introduced again and read by the Clerk.

AN ORDINANCE 35,682

APPOINTING MRS. S. E. COCKRELL, JR. TO FILL A VACANCY ON THE REGIONAL PLANNING COMMISSION "SABCORP" AND ALSO DESIGNATING HER AS A MEMBER OF THE EXECUTIVE COMMITTEE.

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

67-428

The Clerk read the following ordinance.

AN ORDINANCE 35,683

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 "AIRCRAFT 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 AND PROVIDING FOR SEVERABILITY.

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The Ordinance was explained by Planning Director Steve Taylor.

Councilman Torres questioned the legality of Sec. 42-77.1 pertaining to release of liability for future losses or damages due to aircraft noise and felt it was contrary to law.

The City Attorney advised it was the opinion of the Legal Department that this paragraph is legal.

On motion of Mr. Gatti, seconded by Mr. Jones, the ordinance was passed and approved by the following vote: AYES: McAllister, Calderon, Jones, Gatti and Trevino; NAYS: Torres; ABSENT: James, Cockrell and Parker.

67-437

The Clerk read the following ordinance.

AN ORDINANCE 35,684

AMENDING A LEASE WITH PALACIO DEL RIO AS AUTHORIZED BY ORDINANCE 35,609 BY ADDING THERETO ADDITIONAL SPACE OF .423 ACRES UNDER THE SAME TERMS AND CONDITIONS AS THOSE OF THE EXISTING LEASE AGREEMENT. AUG 17 1967

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Assistant City Manager Gerald Henckel explained this was property on Nueva Street being leased on a month to month basis for storage of materials. This is the former Joy Kist Candy Company property.

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

67-66 Dr. Calderon, Chairman of the Committee to study a leash law, advised the Council that Mr. Woodrow Banks had contacted him and requested action on his petition for a dog leash law or that it be placed on the ballot when an election is held on the proposed City Sales Tax. He felt an answer should be given one way or another.

Councilman Torres agreed, however, he said the Staff has not prepared an ordinance acceptable to the Staff in the event the Council wanted to pass a leash law. He asked the matter be postponed for one week and that the Staff prepare a dog leash ordinance. He also asked the Staff to submit the estimated cost for enforcement and how much could be defrayed by increasing the license fee to \$5.00.

Mr. Gatti stated he was satisfied with the Committee report and hoped it would be accepted and the request for a leash law denied.

Dr. Calderon felt raising the license fee, which is tied in with annual rabies vaccination of dogs would have an adverse effect on the rabies control program.

After further discussion, the City Manager advised he would look into the matter and discuss it with the Council.

66-149 Mr. Jones advised that the Executive Director of SABCORP has presented a request for \$27,000 as the City of San Antonio's share of the operation. This is a substantial increase over last year but there is also a substantial increase in the work involved in the management of SABCORP. He said the Council will be furnished a copy of the entire presentation so that they may brief themselves on the concept of SABCORP and the changing from a Regional Planning Commission to a Council of Governments. He hoped that the Council can soon, perhaps next week, give an indication of the amount of support it will give to SABCORP for the coming year.

Mayor McAllister stated this is an important item and will be placed on next week's agenda.

67-33 Councilman Torres spoke to the Council relative to holding night Council Meetings. He then made a motion that one regular Council Meeting per month, on a six month trial period, be held on the second Thursday of the month. Mr. Trevino seconded the motion.

Mr. James stated he could not attend the meeting on Thursday nights.

Dr. Calderon stated they had to decide one of two things. Night Town Hall Meetings, which he preferred, or night Council Meetings. Both fill the aim of citizen participation, but you can't have both. The first Town Hall Meeting drew 450 persons. The Council Chamber will accomodate about one-fifth of that and would be denying a great number of people from participating if night Council Meetings were held. He stated the Town Hall Meeting means going to the people in fellowship and for this reason would vote against the motion.

Mr. Torres stated that at Town Hall Meetings you can apprise the citizens of what the City is doing, but you cannot legislate because of the City Charter. There are people who are interested in legislation but can't appear because of the early morning meeting.

Mr. Gatti stated he was receptive to the needs of the people and he has not received any request for night Council Meetings. He felt the present system is working satisfactorily and would vote against the motion.

Mr. Jones felt the night Town Hall Meetings serve a useful purpose as a sounding board of communication and would be in favor of continuing them throughout the year rather than eliminating a Thursday Morning Meeting.

After further discussion, Mr. Torres' motion to have night Council Meetings failed by the following vote: AYES: Torres and Trevino; NAYS: McAllister, Calderon, Jones, James and Gatti; ABSENT: Cockrell and Parker.

67-517 Mr. Wilson C. Parker, President of the Bus Drivers Union, made the following presentation.

"My name is Wilson C. Parker. I am President and Business Agent of the Bus Drivers Union and also Chairman of the Hourly Paid Employees Committee representing all the hourly paid employees of the San Antonio Transit System and I also appear before you as a taxpaying citizen of this City.

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In a letter addressed to Mr. W. R. Castle, Assistant General Manager of the San Antonio Transit System, Dated May 8, 1967, the following improvements in our working agreement was requested:

- (1) Accumulative sick leave (A plan similar to the Dalls Transit System would be acceptable)
- (2) Uniform allowance (We believe the System should furnish the uniforms outright rather than a cash allowance. This would give the System complete control of the uniform and they could take the full cost off of income tax where we as individuals can not.)
- (3) Hospital Insurance (We believe the System should pay for all the Employees Hosptial Insurance and let the employee pay for his dependents).
- (4) Hourly wage increase (We believe a fifteen cent per hour increase would put us more in line with the average wage paid in our industry in cities the size of San Antonio and also would compare more favorably with the Post Office, Government employees and other private industry in this area.)
- (5) Revove qualifing restrictions on holiday pay and refrain from changing days off on Christmas sign up for the sole purpose of depriving employees of holiday pay.

In a letter to Mr. W. R. Castle dated June 8, 1967, these additional changes were requested:

- (1) Hourly increase in wages of sixty cents rather than the fifteen cents previously requested.
- (2) An eight hour daily guarantee for all employees
- (3) Cut the spread time on all runs from thirteen hours and twenty minutes to eleven hours

At a meeting held on June 1, 1967, in which all members of the Hourly Paid Employees Committee and Mr. W. R. Castle and heads of various departments of the San Antonio Transit System were present these requests were discussed at length but no offer was made by the System.

At a meeting held on Tuesday, July 25, 1967, in which Mr. Long and myself representing the employees and Mr. Castle representing the System again reviewed these requests and no offer was made by Mr. Castle.

On Monday July 31, 1967, Mr. Castle placed a bulletin on all bulletin boards stating that the Board of Trustees of the San Antonio Transit System had authorized a pay raise for Bus Drivers of twelve cents per hour and a five percent increase for all other hourly paid employees.

As you know on May 1, 1959, the City of San Antonio took over ownership of the Transportation System in this City. However, it was not until this year in a hearing on Senate Bill #158 that Mr. Loyd Denton representing the San Antonio Transit System stated that employees of the San Antonio Transit System were definitely City employees representing the City of San Antonio. Now if we are City employees we feel that we should be given the same consideration as all other City employees.

We place ourselves in the same job qualifications as the Firemen and Policemen because of the similar requirements as to education, physical, moral and financial qualifications as well as the training period required.

Now we have in the past been accused of trying to place ourselves in a group set aside from all other City Employees with special privileges. We contend that this is not true but in fact we have been set aside from all other City employees and not given the same considerations as they have.

How many other City employees are there that are required to put in from twelve to fifteen hours or more in order to receive eight hours pay for one days work?

How many other City employees who do not have a meal relief or even a coffee break in an eight hour or more shift.

We believe that it is not only the duty but the obligation of the City Council to see that all City Employees are given equal consideration.

We sincerely request that these improvements in our working agreement be seriously considered by this Council and that a decision be rendered not later than September 21, 1967.

We further request that any improvements agreed to between this Council and the Board of Trustees of the San Antonio Transit System be retroactive to July 1, 1967 to coincide with the agreement of other City employees.

Mayor McAllister expressed deep appreciation for the fine record of the Transit System. It's safety record is one of which all can be proud.

In anticipation of their appearance he had asked the City Attorney to check the indenture under which the Transit System operates. He has been informed that under the trust indenture the Transit Board of Trustees has the sole and exclusive authority over all Transit System employment matters, including wages. A wage raise was included in the budget which was given based on anticipated increased revenue from HemisFair and new business generated. If the increase requested by Bus Drivers was granted the money could only come from an increase in fares. **AUG 17 1967**

Mr. Torres expressed the opinion that the Transit Board is appointed by the Council and if the Board can't resolve the problem it is the Council's responsibility to do so.

Discussion was held on proposed sick leave and Mayor McAllister advised the Transit Board is seriously considering a change in the current program.

Mr. Maury Maverick, attorney for the Bus Drivers Union, asked that he be furnished a copy of the City Attorney's opinion on the indenture. He also asked that the City Attorney give an opinion of what action the City would take in the event of a strike by the Bus Drivers.

Mr. Shelley advised that during the budget hearing the Council had asked for a report on the insurance program along with information on insurance programs of the various municipal agencies. He stated he hoped this report would be completed in the next few days and presented to the Council at next week's meeting.

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67-403 Mr. Charles Stough asked what ground rules would be followed at the hearing on Friday, relative to charges against Mr. Bob Jones.

The Mayor advised a suggested procedure has been drawn up but has not been discussed by the Council, but should be available later in the day.

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67-403 Mr. Joe Rainey Manion spoke against the proposed Tower Private Club. He felt there is no justification for it and threatened to make a citizen's arrest of the Mayor when the first drink is sold.

Mr. Manion also spoke about the Minimum Wage Ordinance on which it has been stated that there will be no enforcement until litigation is settled. He stated the City should proceed with hiring of a Director to set up guidelines for enforcement and afterward the Council should pass an ordinance putting some teeth in the law.

Mr. Shelley advised that the plaintiff on the Minimum Wage Ordinance has asked for a rehearing and Judge Finch has set 9:00 A.M., August 28, 1967 for hearing the motion to rehear the case.

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67-518 Mr. James asked the City Manager about the status of the matter of the hiring of an Executive Director for the Community Relations Commission.

The City Manager advised this has to be discussed with the Council. The Community Relations Commission also wants to discuss a full time Executive Director.

Mr. James felt this position could be used for implementing the Minimum Wage Ordinance, as well as handling grievances against the Police Department.

Mr. Gatti advised that he and Mr. Shelley met with Mr. Madison from the Justice Department along with Mr. Gil Pompa, the local representative. He agreed with Mr. James and would like for the Council to consider some proposals next week to implement the Community Relations Commission and make it a very active agency rather than one that sits and waits for complaints.

67-404 Mr. Richard Limon, President of the Mexican Chamber of Commerce asked if the Council was to consider it's request for \$50,000 for their Latin American Tourist Program.

City Manager Shelley advised he had received a letter from the San Antonio Chamber of Commerce concerning coordination of activities which will be forwarded to the Council.

The Mayor then advised Mr. Limon that the matter would be considered at next week's meeting.

67-497 The Clerk read the following letter.

August 15, 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.

8-9-67 Petition of Mr. Jim Morris requesting permission to install a underground fuel tank and pump in the building at 414 Bowie Street, together with a filler line to be on City property under the sidewalk in accordance with City Codes and plans submitted.

8-15-67 Petition of Lt. Col. Henry W. Looft, requesting a special permit to build a redwood or stockade type privacy fence over six feet in height along the rear property at 310 Savannah Drive

8-15-67 Petition of Mr. Doyle D. Davis, representing 142 citizens of the Hein Subdivision No. 7 requesting the Council to reconsider the decision to allow the closing of Marckwardt Road to the public, apparently done in connection with the Mission Concrete Pipe Company property rezoning. (Zoning Case 2882, June 1, 1967).

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/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:



M A Y O R

ATTEST:


C i t y C l e r k

SPECIAL MEETING OF THE CITY COUNCIL,
AUGUST 18, 1967, (JONES AFFAIR), SEE
PAGES 559 THROUGH 635.