

MARCH 28, 1946

REGULAR MEETING OF THE COMMISSIONERS OF THE CITY OF SAN ANTONIO, HELD IN THE COUNCIL CHAMBER OF THE CITY HALL, AT TEN O'CLOCK, A.M., ON THURSDAY, MARCH 28TH, 1946.

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PRESENT: Mauermann, Callaghan, Hein, Steffler and Anderson; Mayor Mauermann presiding.

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The Clerk read the minutes of the Regular Meeting of March 21, Special Meeting of March 23, and Committee of the Whole Meetings of March 21 and 26, which minutes were approved, as read, on motion of Commissioner Hein, seconded by Commissioner Steffler and carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson.

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PETITIONS PRESENTED:

REFERRED to Commissioner of Fire and Police:

D. J. Meeks, and others, protesting the use of 1705 West Mulberry as material or junkyard  
J. C. Morris, for permission to make gasoline installation at 628 Avenue B.

Humble Oil & Refining Co., for permission to make gasoline installations at 1726 Avenue B  
1227 Main Ave., and 5603 S. Flores St.

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REFERRED to City Engineer:

Marion D. Endicott, for approval of subdivision plat of Tract 3, NCB 8268.

Elmo J. Burke, Jr., for approval of subdivision plat of NCB 9159 to 9174, inclusive, known as Burkeshire Addn.

Frank T. Drought, for approval of subdivision plat of part of NCB 7524 and 7526, which were originally in County Block 5520.

C. L. Browning, Jr., and V. W. Brinkerhoff, Jr., for approval of subdivision plat out of OCL 15, 16 and 17, Range 4, District 3, known as San Pedro Place.

Joseph R. Davis, for approval of plats vacating and subdividing Lots 237 and 238, NCB7848.

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REFERRED to Commissioner of Streets:

Vivian Cook, and others, for installation of water and sewer lines in West Laurel Heights, referred to Commissioner of Streets and the City Water Board.

Leonides Rodriguez, and others, asking for sewer main in 600 block of Maury St.

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REFERRED to Committee of the Whole:

Petition of Morris Adelman, and others, protesting any attempt to establish a new Municipal Produce Market.

Mr. William Alter, spokesman for the petitioners, presented the petition, read it in full, and addressed the Council, charging a "small and vocal group wants to move the market for their own interests". Mr. I. Chapa also addressed the Council in behalf of the protest.

On motion of Commissioner Anderson, seconded by Commissioner Callaghan and carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson, the petition was referred to the Committee of the Whole.

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Commissioner Callaghan introduced the following ordinances, which were passed & approved by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson.

APPRO. NO. 698

AN ORDINANCE (3198)

TRANSFERRING \$2,600 FROM BACK TAX GENERAL FUND AND \$600 FROM  
1944 GENERAL FUND TO 1945 GENERAL FUND.

MARCH 28, 1946

APPRO. NO. 699

AN ORDINANCE (3199)

APPROPRIATING \$25,025.89 OUT OF 1945 GENERAL FUND TO PAY  
NOTE NO. 53 AND ACCRUED INTEREST.

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APPRO. NO. 700

AN ORDINANCE (3200)

APPROPRIATING \$102,853.68 OUT OF 1945 GENERAL FUND FOR SEMI-  
MONTHLY PAYROLLS.

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APPRO. NO. 701

AN ORDINANCE (3201)

APPROPRIATING \$162.50 OUT OF INTER-AMERICAN HEALTH PROJECT  
NO. AIA2-5309 FOR PAYROLL.

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APPRO. NO. 702

AN ORDINANCE (3202)

APPROPRIATING \$198 OUT OF 1945 GENERAL FUND TO PAY FOR TELEPHONE  
SERVICES FOR MONTH OF MARCH, 1946.

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AN ORDINANCE (3203)

GRANTING PETITION OF SO. FLORES BAPTIST CHURCH FOR EXEMPTION  
FROM CITY TAXES FOR FISCAL YEAR 1945 AND YEARS SUBSEQUENT THERETO  
ON LOT 16, BLOCK 3, NCB 7780, AT 4538 SO. FLORES STREET, IN  
THE CITY OF SAN ANTONIO, TEXAS.

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In each case on motion of Commissioner Steffler, seconded by Commissioner Hein and carried  
by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson, the Council  
concurred in the recommendation of the City Engineer and approved the following plats:

Subdivision plat of NCB 8933, 8934, 8935, out of NCB 8950, and Blocks 2, 4, & 6 in County  
Block 4289, on Military Drive, submitted by Howard Bumbaugh.

Vacating and subdivision plats of Lots 46, 47 and 48, NCB 7904, in Melrose Gardens, sub-  
mitted by William M. Wentworth.

Vacating and subdivision plats of Lots 16 and 17, Block 1, NCB 8109, Donaldson Community  
Sites Subdivision, submitted by J. E. Lowrey.

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Commissioner Steffler introduced the following ordinances, which were passed & approved  
by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson.

APPRO. NO. 703

AN ORDINANCE (3204)

AUTHORIZING AND DIRECTING INTER-DEPARTMENTAL BUDGET TRANSFER  
OF THE 1945 GENERAL FUND.

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AN ORDINANCE (3205)

MAKING BILL OF SALE TO PATTEN MACHINERY CO. FOR CERTAIN EQUIPMENT.

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AN ORDINANCE (3206)

MAKING BILL OF SALE TO I. PAULSEN FOR CERTAIN EQUIPMENT.

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A RESOLUTION (3207)

CHANGING NAME OF WESTWOOD AVENUE, FROM CASTROVILLE ROAD TO JEWETT  
STREET, TO CORTEZ AVENUE.

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AN ORDINANCE (3208)

MAKING A CONTRACT FOR A TRUCK WITH AMADO CASILLAS.

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AN ORDINANCE (3209)

MAKING A CONTRACT FOR A TRUCK WITH ALFRED CEPEDA.

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MARCH 28, 1946

## AN ORDINANCE (3210)

MAKING A BILL OF SALE TO JACK THURMAN FOR CERTAIN EQUIPMENT.

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In each case on recommendation and motion of Commissioner Anderson, seconded by Commissioner Hein and carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson, the Council granted the following petitions for gasoline installations:

Sinclair Refining Co., 3 petitions, ~~at S.A. Municipal Airport,~~ at S.A. Municipal Airport for use of American Airlines Inc., (all 3 at same location for same use).

S. & W. Service, at 213 S. Salado St. for Storbeck Garage.

Magnolia Petroleum Co., at 801 S. Laredo and El Paso Sts.

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Commissioner Anderson introduced the following ordinance, which was passed & approved by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson.

## AN ORDINANCE (3211)

AMENDING "AN ORDINANCE ESTABLISHING ZONING REGULATIONS AND DISTRICTS IN ACCORDANCE WITH A COMPREHENSIVE PLAN, ETC.," PASSED AND APPROVED ON THE 3RD DAY OF NOVEMBER, A.D. 1938.

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Mayor Mauermann introduced the following ordinances, which were passed and approved by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson.

APPRO. NO. 704

## AN ORDINANCE (3212)

APPROPRIATING \$1.00 OUT OF 1945 GENERAL FUND, REVENUE DEPT., PAYABLE TO WILLIAM H. SPICE, JR.

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APPRO. NO. 705

## AN ORDINANCE (3213)

APPROPRIATING \$1.00 OUT OF 1945 GENERAL FUND, BACK TAX ATTORNEY DEPT., PAYABLE TO J. C. MARTIN, SHERIFF OF WEBB COUNTY, TEXAS, FOR CITATION FEE.

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APPRO. NO. 706

## AN ORDINANCE (3214)

APPROPRIATING \$26.89 OUT OF 1945 GENERAL FUND, ALAMO AIRPORT DEPT., PAYABLE TO TREASURER OF THE UNITED STATES FOR NATURAL GAS AND ELECTRICITY CONSUMED AT ALAMO AIRPORT.

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Mayor Mauermann introduced the following ordinance, which was passed and approved by roll call vote, to-wit: Ayes, Mauermann, Hein, Steffler and Anderson; Nay, Callaghan.

## AN ORDINANCE (3215)

MAKING DEED TO EXPRESS PUBLISHING COMPANY FOR LAND OUT OF CITY OF SAN ANTONIO ROCK QUARRY TRACTS.

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Commissioner Callaghan stated he had talked with Mr. Richard Friedrich, President of the San Antonio Zoological Society, about the need for more area for the Municipal Zoo, and therefore moved that the adjacent land in the Rock Quarry Tracts be turned over to the Zoo for future expansion.

Commissioner Anderson offered a substitute motion that the remaining land in the Rock Quarry Tracts be restricted to use for future expansion of the Zoo. After a second by Commissioner Hein, the motion was carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson.

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Mayor Mauermann announced receipt of a letter from Thomas B. O'Brien, Chairman, Good Friday Observance Committee, Archdiocesan Union of the Holy Name Societies, asking that City Hall observe Good Friday. Commissioner Anderson moved that City Hall be closed all day on

MARCH 28, 1946

Good Friday, April 19th, 1946, to allow employees to attend religious services. After a second by Commissioner Callaghan, the motion was carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson.

Bids to furnish one dragline bucket for the Street Dept., were opened and publicly read. City Engineer Coghill recommended acceptance of the bid of H. W. Lewis Equipment Co., since it offered immediate delivery, and work had been suspended until a bucket could be obtained to replace one that had broken down. On motion of Commissioner Steffler, seconded by Commissioner Callaghan and carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson, the bid was accepted and the ordinance ordered drawn, as follows:

APPRO. NO. 707

AN ORDINANCE (3216)

ACCEPTING PROPOSAL, CREATING CONTRACT AND MAKING AN APPROPRIATION FOR EQUIPMENT WITH H. W. LEWIS EQUIPMENT CO. TO FURNISH THE STREET DEPT. WITH ONE HENDRIX LS DRAGLINE BUCKET AND APPROPRIATING \$435.30 OUT OF 1945 GENERAL FUND, STREET MAINTENANCE DEPT., IN PAYMENT.

Bid of Pierce Bros. to purchase 4 used motorcycles and sidecars was opened and publicly read. Since this was the only bid received on this matter, Commissioner Anderson moved that it be accepted. After a second by Commissioner Steffler, the motion was carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson, and the bid was accepted and the ordinance ordered drawn, as follows:

AN ORDINANCE (3217)

MAKING BILL OF SALE TO PIERCE BROS. INDIAN SALES FOR MOTORCYCLES AND SIDECARS.

Mayor Mauermann announced the Council would proceed to hold the public hearing, advertised for this date, on the petition of Albert Hirschfeld for re-zoning of Crown Hills Acres and Sky-Way Subdivision. There was no response to the Mayor's call for expressions on this matter.

On motion of Commissioner Callaghan, seconded by Commissioner Anderson and carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson, the Council adopted the recommendation of the Zoning Commission on this petition and ordered the necessary ordinance drawn.

Fred E. Pflughaupt, Zoning Commission Chairman, reported the Zoning Commission had denied the petition of W. H. Suden to change zoning restrictions on Lots 7 to 13, C.B. 2026, the west one-half of frontage on the south side of Cincinnati Ave. between Elmendorf and Alexander Sts. from "B" Residential to a Commercial Zone. As there were no appearances to support this petition, Commissioner Hein moved that the Council adopt the recommendation of the Zoning Commission. After a second by Commissioner Anderson, the motion was carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson.

Chairman Pflughaupt reported the Zoning Commission had recommended the granting of the related petitions, considered jointly by the Zoning Commission, of Joe Barshop to change the properties fronting on the east side of San Pedro Ave., north of the present "F" Local Retail zone, and south of Riddle St., to "F" Local Retail, and of C. L. Browning, Jr., and C. L. Brinkerhoff, Jr., to change the properties facing 668.4 feet on San Pedro Ave. and 280 feet on Fresno as "F" Local Retail, to change Lots 1, 2, 3 and 4, Block 4, Lots 1, 10, 11, 12 and 13, in Block 3, and Lots 1 and 32, in Block 1, to "D" Apartment and to change all the remainder of the subdivision up to and including Block 10 of San Pedro Place to "A" Residential.

On motion of Commissioner Hein, seconded by Commissioner Callaghan and carried by roll

MARCH 28, 1946

call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson, the Council adopted the report of the Zoning Commission and ordered a public hearing advertised.

Chairman Pflughaupt reported that there was a possibility the right-of-way of the Inter-Regional Highway might be affected by the granting of the petition of Mr. Tennille Henderson for re-zoning in the vicinity of Quincy and Newell Sts., which had been recommended by the Zoning Commission in a report to the Council Meeting of March 21, 1946. Following a discussion of the matter with the Council by Mr. Henderson, Commissioner Hein moved that the Council adopt the report of the Zoning Commission and order a public hearing advertised on this matter, provided the petitioner agree not to request a building permit on any part of the land needed for the Inter-Regional Highway and that values not be changed on land which may be needed for the Inter-Regional Highway. After a second by Commissioner Anderson, the motion was carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson.

Chairman Pflughaupt presented the following report on the Petition of the T. & N.O. Railway Co., Chamber of Commerce and A. E. Rheiner, which was referred back to the Zoning Commission by the Council following the public hearing held before the City Council on March 21, 1946.

March 28, 1946

Mayor Gus B. Mauermann & Commissioners  
City of San Antonio  
San Antonio, Texas

Honorable Sirs:

The Zoning Commission at a called meeting in the Council Chamber on March 26, reconsidered the petition of the T. & N. O. Railway Co., Chamber of Commerce and A. E. Rheiner to change the properties located south of Laredo, west of Brazos, north of Merida and east of Navidad from "L" Manufacturing to "M" Manufacturing.

The Zoning Commission recommends that the property south of Saltillo west of Brazos, north of Kemper, and east of Navidad be rezoned as "M" Manufacturing. Such zoning would provide for the use of the four blocks of property along the S.P. Railroad connecting the "M" District east of Brazos and the "M" District west of Navidad for the heaviest Manufacturing. It would not take any residences and would stay one block away from the church on Merida Street.

The Zoning Commission is strongly in favor of such control of the industries that they may not become extremely obnoxious.

Respectfully submitted,

S/ Fred E. Pflughaupt  
Chairman, Zoning Commission

Following a discussion by the Council, Commissioner Anderson moved that the Council change from "L" Manufacturing to "M" Manufacturing only that part of the recommended area identified as New City Block 2510.

Mayor Mauermann stated he thought a larger area should have been re-zoned, but was willing to "take what we can get".

After a second by Commissioner Hein, the motion was carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson, and the necessary ordinance ordered drawn.

Commissioner Anderson moved that all bids to furnish 2000 feet of 1½" fire hose and one gasoline-powered portable generator, which were opened March 21, be rejected, as he did not have funds in his budget sufficient to make this purchase. After a second by Commissioner Callaghan, the motion was carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson.

MARCH 28, 1946

On motion of Commissioner Callaghan, seconded by Commissioner Hein and carried by roll call vote, to-wit: Ayes, Mauermann, Callaghan, Hein, Steffler and Anderson, the meeting adjourned Thursday, March 28, 1946.

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APPROVED:

*W. Mauermann*

M A Y O R

ATTEST:

*Frank J. Brady*  
City Clerk

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(For full text of all ordinances passed at this Regular Meeting, see Ordinance Book "N", pages 365 through 374.)

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