



# City of Seguin

210 E. Gonzales Street  
Seguin TX, 78155

## Meeting Minutes City Council

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Tuesday, September 15, 2015

5:30 PM

Council Chambers

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1. **Call to Order**
2. **Invocation - Council Member Ernest Leal**
3. **Pledge of Allegiance/Salute to the Texas Flag**
4. **Roll Call**

**Present:** 8 - Council Member Ernest Leal, Council Member Jeannette Crabb, Council Member Tomas V. Castellon, Council Member Fonda Mathis, Council Member Carlos Medrano, Council Member Phil Seidenberger, Council Member Donna Dodgen, and Council Member Mark Herbold

**Presiding:** 1 - Mayor Don Keil

5. **Hearing of Residents:**  
**Invitation to hear citizens and council members in advance of regular business on items other than what is on the agenda, which shall be limited to five (5) minutes. Discussion of any item not on the agenda shall be limited to 1) Statements of specific factual information given in response to any inquiry; 2) A recitation of existing policy in response to an inquiry; 3) A proposal to place the subject on the agenda for a future meeting.**

*Name: Robin Walker, representative of Seguin Art League*

*Address: McQueeney, Texas*

*City: Seguin, Texas*

*She thanked the council for all their support in assisting the art league in the first phase of the project. She stated that the Art League will move into the 2nd phase and she hopes that the council will continue to support the art league financially. She thanked them for helping them get started.*

*Councilmember Tomas Castellon*

*He invited everyone to attend the POW-MIA Day that will be held on September 18 at the VFW in Geronimo at 7pm.*

*Councilmember Ernest Leal*

*He stated that Austin St. has lots of pre-street construction activity. TxDot is looking at starting April 2016.*

*Councilmember Mark Herbold*

*He invited the council and audience to bring their guests to visit Starcke Park Golf Course. He commented on the good shape that it is in.*

## 6. Consent Agenda

**A motion was made by Council Member Medrano, seconded by Council Member Crabb, that this be approved on the Consent Agenda. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

a. [15-294](#)

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**The Minutes were approved.**

b. [ZC 15-15](#)

Ordinance on second reading to consider Zoning Changes from Pre-Development to Agricultural Ranch, Commercial, Neighborhood Commercial, Public, and Single-Family Residential for properties located in an area along N. King, E. Seideman, and E. Kingsbury where properties were zoned Pre-Development in 1989, approx. 41.68 acres, Group 3A (ZC 15-15)

**This Zoning Ordinance was adopted.**

Enactment No: ORD 2015-57

c. [ZC 16-15](#)

Ordinance on second reading to consider Zoning Changes from Mixed Use to Multi-Family 1, Multi-Family 2, Neighborhood Commercial, and Single-Family Residential for properties located in an area west along N. and S. King St. where properties were zoned Mixed in 1989, approx. 11.28 acres, Group 3B (ZC 16-15)

**This Zoning Ordinance was adopted.**

Enactment No: ORD 2015-58

d. [ZC 17-15](#)

Ordinance on second reading to consider Zoning Changes from Pre-Development to Agricultural Ranch, Commercial, Single-Family Residential, and Suburban-Residential for properties located in an area along SH 123 Bypass S. and Severn Dr. where properties were zoned Pre-Development during the 1993 annexation, approx. 117.67 acres, Group 3C (ZC 17-15)

**This Zoning Ordinance was adopted.**

Enactment No: ORD 2015-59

e. [ZC 18-15](#)

Ordinance on second reading to consider a Zoning Change request from Commercial and Single-Family Residential to Neighborhood Commercial for the property located at 1411 N. Austin St., Lot 3, Block 305, Farm Addition, approx. 0.5211 acres, Property ID 23215 (ZC 18-15)

**This Zoning Ordinance was adopted.**

Enactment No: ORD 2015-60

f. [ZC 19-15](#)

Ordinance on second reading to consider a Zoning Change request from Multi-Family 3 to Single-Family Residential for the property located between State Hwy 46 N. and Huber Rd., Portion of Abstract 11, JD Clements Survey, approx. 11.9 acres, Property ID 52883 (ZC 19-15)

**This Zoning Ordinance was adopted.**

Enactment No: ORD 2015-61

g. [ZC 20-15](#)

Ordinance on second reading to consider a Zoning Change request from Pre-Development to Commercial and Duplex-2 for the property located at 1505 Lucille St., Abstract 35, John Sowell Survey, approx. 3.79 acres, Property ID 59384 (ZC 20-15)

**This Zoning Ordinance was adopted.**

Enactment No: ORD 2015-62

h. [ZC 21-15](#)

Ordinance on second reading to consider a Zoning Change request from Single-Family Residential to Agricultural-Ranch for the property located at 402 Springs St., Lots 6-9, Blk 8; Lots 5-10, Blk 9; Lots 1-10, Blk 10, Spring Hill Addition #2, approx. 11.64 acres, Property ID's 42333, 42341, 42342 (ZC 21-15)

**This Zoning Ordinance was adopted.**

Enactment No: ORD 2015-63

i. [15-275](#)

Ordinance on second reading annexing approximately 135.595 acres located on Rudeloff Rd into the City of Seguin as petitioned by the property landowner; property is more fully described as being a portion of Property ID 55289, located in Abstract 20, A M Esnaurizar Survey, Guadalupe County, Texas (VAN-08-24-15)

**This Ordinance was adopted.**

Enactment No: ORD 2015-64

j. [15-242](#)

Ordinance on second reading amending Sections 2.4.5 (Zoning Change General Process), 3.4.3 (Land Use Matrix), and 3.5.3 (Limited Uses Development Standards) of the Seguin Unified Development Code; providing for a Severability Clause; providing for publication and an effective date; providing for an effective date; and authorizing staff to submit this ordinance as a supplement to the Seguin Code of Ordinances

**This Ordinance was adopted.**

Enactment No: ORD 2015-65

## 7. Action Items - Discussion and Possible Motion to Approve

a. [15-268](#)

Ordinance on second reading adopting the 2015-2016 fiscal year General Fund Budget and making appropriation in accordance with said budget for the period beginning the first day of October 2015 and ending the last day of September 2016; appropriating money to a sinking fund to pay interest and principal due on the City's indebtedness; fixing the authorized number of employees; providing for the effective date of this ordinance; and providing for the publication of this ordinance - Susan Caddell, Director of Finance

**A motion was made by Council Member Castellon, seconded by Council Member Dodgen, that this Ordinance be adopted. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: ORD 2015-66

b. [15-270](#)

Ordinance on second reading adopting the 2015-2016 fiscal year Debt Service Funds Budget and making appropriation in accordance with said budget for the period beginning the first day of October 2015 and ending the last day of September 2016; appropriating money to a sinking fund to pay interest and principal due on the City's indebtedness; providing for the effective date of this ordinance; and providing for the publication of this ordinance - Susan Caddell, Director of Finance

**A motion was made by Council Member Dodgen, seconded by Council Member Herbold, that this Ordinance be adopted. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: ORD 2015-67

c. [15-269](#)

Ordinance on second reading adopting the 2015-2016 fiscal year Utility Fund Budget and making appropriation in accordance with said budget for the period beginning the first day of October 2015 and ending the last day of September 2016; appropriating money to a sinking fund to pay interest and principal due on the City's indebtedness; fixing the authorized number of employees; providing for the effective date of this ordinance; and providing for the publication of this ordinance - Susan Caddell, Director of Finance

**A motion was made by Council Member Herbold, seconded by Council Member Medrano, that this Ordinance be adopted. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: ORD 2015-68

d. [15-271](#)

Ordinance on second reading adopting the 2015-2016 fiscal year Special Revenue and Fiduciary Funds Budget and making appropriation in accordance with said budget for the period beginning the first day of October 2015 and ending the last day of September 2016; appropriating money to a sinking fund to pay interest and principal due on the City's indebtedness; fixing the authorized number of employees; providing for the effective date of this ordinance; and providing for the publication of this ordinance - Susan Caddell, Director of Finance

**A motion was made by Council Member Crabb, seconded by Council Member Castellon, that this Ordinance be adopted. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: ORD 2015-69

e. [15-274](#)

Ordinance on second reading levying a tax rate of \$0.5256 per \$100

valuation for the City of Seguin for the Tax year 2015; providing for the effective date of this ordinance; and providing for the publication of this ordinance - Susan Caddell, Director of Finance

**A motion was made by Council Member Dodgen, "I move that the City Council adopt a tax rate of \$.5256 per \$100 valuation. \$.3126 for the purpose of Maintenance and Operation and \$.2130 for the payment of Principal and Interest on Debt of this City." seconded by Council Member Mathis, that this Ordinance be adopted. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: ORD 2015-70

f. [15-291](#)

Ordinance on first reading amending the fiscal year 2015 General Fund Budget of the City of Seguin, Texas - Susan Caddell, Director of Finance

**A motion was made by Council Member Dodgen, seconded by Council Member Medrano, that this Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

g. [15-292](#)

Ordinance on first reading amending the fiscal year 2015 Special Revenue Fund Budget of the City of Seguin, Texas - Susan Caddell, Director of Finance

**A motion was made by Council Member Dodgen, seconded by Council Member Castellon, that this Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

h. [15-293](#)

Ordinance on first reading amending the Fiscal Year 2015 Utility Fund Budget of the City of Seguin, Texas - Susan Caddell, Director of Finance

**A motion was made by Council Member Herbold, seconded by Council Member Castellon, that this Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

i. [15-282](#)

Street Closure request from Guadalupe County for closure of the 100 block of East Donegan during the construction of the Guadalupe County Historic Courthouse - Kyle Kramm, Director of Main Street Program

**A motion was made by Council Member Herbold, seconded by Council Member Seidenberger, that this Action Item be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

j. [15-286](#)

Resolution of the City Council of Seguin, Texas authorizing work to be performed at the Juan Seguin Burial Site; providing for reimbursement costs not-to-exceed \$400; and declaring an effective date - Crystal Miranda, Assistant Director of Parks and Recreation

**A motion was made by Council Member Crabb, seconded by Council Member Leal, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: RES 2015-98

k. [15-246](#)

Resolution authorizing the submission of a Texas Department of Agriculture Downtown Revitalization Program Application for sidewalk rehabilitation, committing \$45,000 in local funds and designating an area of the Downtown Business District as blighted - Kyle Kramm, Main Street Program Director

**A motion was made by Council Member Dodgen, seconded by Council Member Medrano, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: RES 2015-99

I. [15-277](#)

Resolution of the City Council of the City of Seguin, Texas approving an agreement with Seguin Area Chamber of Commerce for a lease of space and provision of administrative services for the Convention and Visitors Bureau; authorizing the City Manager to execute the agreement; and declaring an effective date - Jillian Boldway, CVB Director

**A motion was made by Council Member Herbold, seconded by Council Member Dodgen, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: RES 2015-100

m. [15-289](#)

Resolution of the City Council of Seguin, Texas authorizing the City Manager to execute an Interlocal Agreement between the Guadalupe Regional Medical Center, Guadalupe County, and the City of Seguin for the provision of Indigent Healthcare; and declaring an effective date - Susan Caddell, Director of Finance

**A motion was made by Council Member Dodgen, seconded by Council Member Leal, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: RES 2015-101

n. [15-287](#)

Resolution authorizing participation in the Purchasing Association of Cooperative Entities (PACE) purchasing cooperative offered by Region 20 Education Service Center in San Antonio, Texas - Twila Wood, Purchasing Manager

**A motion was made by Council Member Mathis, seconded by Council Member Crabb, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: RES 2015-102

**o.**     [15-288](#)

Resolution authorizing participation in the National Cooperative Purchasing Alliance (NCPA) offered by the Region 14 Education Service Center in Abilene, Texas - Twila Wood, Purchasing Manager

**A motion was made by Council Member Crabb, seconded by Council Member Medrano, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: RES 2015-103

**p.**     [15-281](#)

Resolution of the City Council of Seguin, Texas approving an annual contract with National Tree Expert Company for tree trimming services needed by the Seguin Electric Utility; and declaring an effective date - Twila Wood, Purchasing Manager

**A motion was made by Council Member Herbold, seconded by Council Member Medrano, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: RES 2015-104

**q.**     [15-284](#)

Pavement Maintenance Project for Heritage South Subdivision and Windwood Subdivision Award of Bid - Jose (Joe) R. Ramos, Jr., P.E., City Engineer

**A motion was made by Council Member Crabb, seconded by Council Member Dodgen, that this Action Item be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

**r.**     [15-296](#)

Update on Court Street Project and approval of a Resolution authorizing the City Manager to execute Change Order #11 for the San

Marcos-River-Heideke Streets Drainage and Utility Project in the amount of \$125,755.73 for necessary additions related to unforeseen conditions such as the repair of the Court Street sanitary sewer line; and declaring an effective date - Jose (Joe) Ramos, Jr., P.E., City Engineer

**A motion was made by Council Member Dodgen, seconded by Council Member Seidenberger, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

Enactment No: RES 2015-105

**s.** [15-290](#)

Ordinance on first reading amending Chapter 22, Businesses to create a new business, Licensed Estate Sales, and Chapter 78, Second Hand Goods, amending Appendix C- Fee Schedule; providing penalties; providing for a severability clause; providing for publication; providing for an effective date; and authorizing staff to submit this ordinance as a supplement to the Seguin Code of Ordinances - Pamela Centeno, Director of Planning and Codes

**A motion was made by Council Member Crabb, seconded by Council Member Seidenberger, that this Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

**t.** [15-283](#)

Ordinance on first reading amending the Seguin Code of Ordinances, Article III, Boards, Committees, Commissions of Chapter 2, Administration to provide a uniform term of office for all city boards and commissions; providing a severability clause; providing for an effective date; and authorizing city staff to prepare this ordinance for submission as a supplement to the Code of Ordinances. Andy Quittner - City Attorney

**A motion was made by Council Member Dodgen, seconded by Council Member Castellon, that this Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 8 - Council Member Leal, Council Member Crabb, Council Member Castellon, Council Member Mathis, Council Member Medrano, Council Member Seidenberger, Council Member Dodgen, and Council Member Herbold

**8. Acknowledgment of Bills**

**a. [15-297](#)**

Check Report - 8/26/2015 through 9/10/2015

*The bills were acknowledged.*

**9. Adjournment**

*There being no further business before the council the meeting adjourned at 6:25 pm.*

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*Don Keil, Mayor*

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*Thalia Patlan Stautzeberger, City Secretary*