



It's real.

City of Seguin

210 E. Gonzales Street
Seguin TX, 78155

Public & Portal Meeting Agenda City Council

Tuesday, June 15, 2021

5:30 PM

Council Chambers

Opportunities for citizen comment will still take place at the beginning of the meeting. For the citizen comments section of the meeting, the public is asked to email any comments to virtualcouncil@seguintexas.gov no later than 3:00 pm on Tuesday, June 15, 2021.

Normal rules for public comment apply so please include your name and address in your email. Participants wishing to comment will receive a Zoom Meeting invitation, and a meeting ID number to enter when joining the meeting, as well as participant instructions.

This City Council meeting can be viewed live at:
http://cityofseguintx.granicus.com/MediaPlayer.php?publish_id=64a5ecda-1a29-4ca9-84ac-4ad91f1fb437

1. Call to Order
2. Invocation - Council Member Joe Rea
3. Pledge of Allegiance/Salute to the Texas Flag
4. Roll Call
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; 4) For the record, please state your name and address before speaking.
6. Presentation

a. [21-205](#)

Drainage 101 Presentation - David Rabago, P.E., CFM, City Engineer

b. [21-206](#)

GLO MIT Grant Projects Presentation - David Rabago, P.E., CFM, City Engineer

7. **Consent Agenda**a. [21-195](#)

City Council Minutes of June 1, 2021

Attachments: [CityCouncilMeetingMinutes.6-1-2021](#)

b. [ZC](#)
[03-21_CC](#)

Ordinance on second and final reading to consider a zoning change from Agricultural Ranch (A-R) to Public (P) for a 2.757 acre portion of a property located south of Wetz St., Property ID: 52838 (ZC 03-21)

Attachments: [Staff Memo ZC 03_21.pdf](#)

[ZC 03-21 Planning Commission Report & packet](#)

[ZC 03-21 Ordinance](#)

[ZC0321_ExhibitA_CC](#)

c. [ZC](#)
[07-21_CC](#)

Ordinance on second and final reading to consider a zoning change from Agricultural-Ranch (A-R) to Single-Family Residential 2 (R-2) for a property located along the 500 Blk Continental Dr, Property IDs 56435 & 55131 (ZC 07-21)

Attachments: [Staff Memo ZC 07_21.pdf](#)

[ZC 07-21 Planning Commission Report & packet](#)

[ZC 07-21 Ordinance](#)

[ZC0721_ExhibitA_CC](#)

d. [ZC](#)
[08-21_CC](#)

Ordinance on second and final reading to consider a zoning change from Agricultural Ranch (A-R) to Single Family Residential (R-2) for two parcels of land totaling 155.885 acres, located at the 1600 Blk of W. Court St, Property IDs 52838 & 52836 (ZC 08-21)

Attachments: [Staff Memo ZC 08_21.pdf](#)

[ZC 08-21 Planning Commission Report & packet](#)

[ZC 08-21 Ordinance](#)

[ZC0821_ExhibitA_CC](#)

e. [21-174](#)

Ordinance on second and final reading amending Chapter 18, Buildings and Building Regulations, Article II, Building Codes, to make changes in the Licensing Procedures for contractors operating within Seguin; providing a severability clause; providing an effective date; and authorizing city staff to submit this ordinance as a supplement to the City of Seguin Code of Ordinances

Attachments:

[Memo Contractor License Registration Amendments](#)

[Ordinance Amending Building Codes Chapter 18 - to Establish Contractor Regis](#)

f. [21-176](#)

Ordinance on second and final reading amending the Seguin Code of Ordinances Chapter 18, Buildings and Building Regulations by the addition of a new Section 18-27 regulating Liquefied Petroleum Gas within the City's jurisdiction; adopting the Texas Railroad Commission's LP-Gas Safety Rules in conformity with Section 113.054 of the Natural Resources Code; providing for a severability clause; providing an effective date; and authorizing staff to prepare this Ordinance as a supplement to the Code of Ordinances

Attachments:

[Council Memo - LP Gas Regulation](#)

[Ordinance Amending Chapter 18 to add a section on LP Gas LBS edit](#)

g. [21-179](#)

Ordinance on second and final reading amending the Seguin Code of Ordinances Chapter 86, Solid Waste, Article II, Garbage, to change language to align with the governing franchise; providing for a severability clause, providing for publication; declaring an effective date; and authorizing city staff to submit this Ordinance as a supplement to the Code of Ordinances

Attachments:

[Council Memo - Solid Waste Residential Monthly Charge Definition](#)

[Ordinance refining definition of residential unit for solid waste collection fees](#)

8. Action Items - Discussion and Possible Motion to Approve**a. [ZC](#)
[10-21_CC](#)**

Public Hearing and Ordinance on first reading to consider a zoning designation to Single Family Residential 2 (R-2) for property located at the 2000 Block of Alternate Hwy. 90, Property ID 59056 (ZC 10-21) -Pamela Centeno, Director of Planning & Codes.

Attachments:

[Staff Memo ZC 10_21](#)

[June 8, 2021 PZ Commission Report & packet](#)

[ZC 10-21 Ordinance](#)

[ZC1021_ExhibitA_CC](#)

- b. [ZC 13-21 CC](#) Public hearing and Ordinance on first reading to consider a zoning designation to Single Family Residential 2 (R-2) for approximately 48 acres located at the 3000 Block of Cordova Rd, Property ID 55967, (ZC 13-21) -Pamela Centeno, Director of Planning & Codes.

Attachments: [Staff Memo ZC 13 21](#)
[ZC 13-21 Planning Commission Report & packet](#)
[ZC 13-21 Ordinance](#)
[ZC1321 ExhibitA CC](#)

- c. [21-182](#) Resolution of the City Council of the City of Seguin, Texas authorizing the City Manager to execute a Professional Services Contract with Freese and Nichols, Inc. in the amount of \$306,129 to develop a Comprehensive Plan and a Downtown Master Plan; and declaring an effective date - Pamela Centeno, Director of Planning & Codes

Attachments: [Council Memo Contract Award](#)
[Resolution FNI Agreement](#)
[FNI ProfServices Agreement](#)

- d. [21-200](#) Ordinance on first reading amending the Fiscal Year 2021 General Fund Budget of the City of Seguin, Texas; and declaring an effective date - Susan Caddell, Director of Finance

Attachments: [Council Memo - Budget Adjustments for Main Street Projects](#)
[Sidewalk Project, Chapter 38, Downtown Master Plan](#)

- e. [21-201](#) Ordinance on first reading amending the Fiscal Year 2021 Utility Fund Budget of the City of Seguin, Texas; and declaring an effective date - Susan Caddell, Director of Finance

Attachments: [Downtown Master Plan Utility Fund](#)

- f. [21-199](#) Resolution of the City Council for the City of Seguin, Texas to adopt the Guadalupe County Hazard Mitigation Plan; and declaring an effective date - Dale Skinner, Fire Chief

Attachments: [Council Memo Hazard Mitigation Action Plan 2021](#)
[Resolution-City of Seguin](#)
[Guadalupe County HMAP - APA](#)

9. **Acknowledgment of Bills**

- a. [21-196](#) Check Report: June 1, 2021 to June 11, 2021

Attachments: [Check Report \(3\)](#)

10. Executive Session

In accordance with Texas Government Code, Subchapter D, Section 551, the City Council may convene in a closed session to discuss any of the following items, any final action or vote taken will be in public:

a. [13-053](#)

Deliberation regarding Economic Development Negotiations in accordance with Section 551.071 and 551.087 - Steve Parker, City Manager

11. Adjournment**CERTIFICATE**

I certify that the above notice of meeting was posted in the display case at the front of the Municipal Building, 210 E. Gonzales Street of the City of Seguin, Texas on the 11th day of June 2021 at 3:30 p.m.

Naomi Manski
City Secretary

The City of Seguin is committed to compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations and equal access to communications will be provided to those who provide notice to the City Secretary at (830) 401-2468 at least 48 hours in advance. This meeting site is accessible to disabled persons.