



It's real.

Meeting Agenda

City Council

Tuesday, July 17, 2018

5:30 PM

Council Chambers

1. **Call to Order**
2. **Invocation - Mayor Pro Tem Fonda Mathis**
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. **Consent Agenda**
 - a. [18-205](#)
June 26, 2018 Regular Meeting Minutes
Attachments: [CityCouncilMeetingMinutes.6-26-2018.pdf](#)
 - b. [ZC 08-18](#)
Ordinance on second reading to consider a Zoning Change from Commercial (C) and Agricultural Ranch (A-R) to Single Family Residential (R-1) for approximately 74.41 acres situated in the M Cherino Survey, Abstract 10 on FM 20, Property IDs 52355 and 52357 (ZC 08-18)
Attachments: [Staff Memo ZC 08_18](#)
[ZC 08-19 & ZC 09-18 PZ Commission Report and Packet.pdf](#)
[ZC 08-18 Ordinance](#)
[ZC0818_ ExhibitA_CC.pdf](#)

c. [ZC 09-18](#)

Ordinance on second reading to consider a Zoning Change from Commercial (C) to Single Family Residential (R-1) for approximately 39.961 acres situated in the M Cherino Survey, Abstract 10 on FM 20, Property ID 52358 (ZC 09-18)

Attachments: [Staff Memo ZC 09 18](#)

[ZC 08-19 & ZC 09-18 PZ Commission Report and Packet.pdf](#)

[ZC 09-18 Ordinance](#)

[ZC0918 ExhibitA CC.pdf](#)

d. [ZC 11-18](#)

Ordinance on second reading to consider a Zoning Change from Neighborhood Commercial (NC) to Multi Family Medium Density (MF-2) for property located at the northwest corner of N. King and E. Cedar, Property ID 129921 (ZC 11-18)

Attachments: [Staff Memo ZC 11 18](#)

[ZC 11-18 PZ Commission Report and Packet.pdf](#)

[ZC 11-18 Ordinance](#)

[ZC1118 ExhibitA CC.pdf](#)

e. [VAN](#)
[05042018](#)

Ordinance on second reading to consider a Voluntary Annexation into the City of Seguin City Limits for approximately 199.63 acres situated in the AM Esnaurizar Survey, Abstract 20, Guadalupe County, Texas on Cordova Road, Property IDs 54788, 55856, 55293, and 55187 (VAN 05042018)

Attachments: [Staff Memo VAN 05042018](#)

[Vol Annex Ordinance VAN 05042018](#)

[VAN 05042018 MapExhibit](#)

f. [18-186](#)

Ordinance on second reading amending the guidelines for street closures in the downtown historic district and the use of certain park areas

Attachments: [Council Memo - Street Closures and Event Policy Ordinance](#)

[Ordinance Amending Rules for event street closures in the downtown hisotric di](#)

g. [18-170](#)

Ordinance on second reading amending the Seguin Code of Ordinances, Chapter 102, Utilities, Division IV, Deposit and Service Charges, to add wholesale water sales; and amending Appendix C - Fee Schedule, Chapter 102, Utilities, Article III, Water Rates, and Article IV, Wastewater Rates; providing a severability clause; declaring an effective date; and authorizing city staff to submit this Ordinance as a supplement to the Seguin Code of Ordinances

Attachments: [Ordinance Amending Appendix C to set Utility Rates and to create wholesale sa](#)

7. **Adjournment****1.** **Convene into 2nd Meeting of the Seguin City Council**

2. Presentation**a. 18-163**

Certificate of Recognition presented to Adrian Davila in recognition of his contributions to the culinary world including his new cookbook *Cowboy Barbecue* and representing his hometown in a positive way through appearances on *The Today Show*, the Cooking Channel's *Man Fire Food* and numerous other regional, state, and national print and television media outlets - Council Member Ernest Leal

Attachments: [Adrian Davila Certificate of Recognition.pdf](#)

3. Action Items - Discussion and Possible Motion to Approve**a. 18-202**

Ordinance on second reading providing for the imposition of local sales tax on residential electric and gas service within the corporate limits of the City of Seguin; providing for a severability clause; providing for an effective date; and authorizing the city secretary to mail the ordinance by certified mail to the Texas Comptroller of Public Accounts

Attachments: [CC.Memo.Residential Tax on Electric & Gas.docx](#)

[Memo for adoption of sales tax](#)

[Cities with local sales tax and use tax on Residential use of Gas and Electricity](#)

[Ordinance reimposing sales tax on residential electric service](#)

b. ZC 12-18

Public Hearing and Ordinance on first reading to consider a Zoning Designation to Single Family Residential (R-2) and Commercial (C) for property annexed into the Seguin City Limits located at FM 725 and IH 10 W, Property IDs 58020 and 58021 (ZC 12-18) - Pamela Centeno, Director of Planning & Codes

Attachments: [Staff Memo ZC 12_18](#)

[ZC 12-18 PZ Commission Report & Packet.pdf](#)

[ZC 12-18 Ordinance](#)

[ZC1218 ExhibitA CC.pdf](#)

[ZC1218 ExhibitB CC](#)

c. 18-187

Public Hearing and Resolution authorizing an Amendment to the City of Seguin Master Thoroughfare Plan to remove the proposed Martindale Street collector - Pamela Centeno, Director of Planning & Codes

Attachments: [CC Memo Thoroughfare Amend MartindaleStreet](#)

[PZ Commission Report-Thoroughfare Amend-Martindale St.pdf](#)

[Resolution Martindale Collector](#)

[MTPJune2018_Martindale_CCexhibit](#)

d. [18-207](#)

Public Hearing and Ordinance on first reading amending Chapter 5, Section 5.4- Sidewalks of the City of Seguin Unified Development Code, providing for a severability clause and declaring an effective date- Pamela Centeno, Director of Planning & Codes

Attachments: [CC Memo UDC Amendments Sidewalks](#)
[P&Z Commission Report- Section 5.4 - Sidewalks.pdf](#)
[Ordinance UDC Amendment Section 5-4 Sidewalks](#)

e. [18-208](#)

Public Hearing and Ordinance on first reading amending the Seguin Code of Ordinances Section 82-107, Signs in corridor overlay districts, providing for a severability clause and declaring an effective date- Pamela Centeno, Director of Planning & Codes

Attachments: [CC Memo Amend IH 10 Overlay Signs](#)
[SignOrdRevisions_IH10_July 2018](#)

f. [18-212](#)

Resolution of the City Council of the City of Seguin, Texas to accept the Operation Border Star grant award from the Office of the Governor in the amount of \$18,000.00; providing an effective date -Dana Losey, Grants Coordinator

Attachments: [Boarde Star Memo](#)
[Resolution LBSA 2018 Acceptance](#)

g. [18-211](#)

Resolution ratifying the action taken by the City Manager to execute change order #1 to the contract with D & S Concrete Contractors in the amount of \$78,192.68, for the Rio Nogales Drive Street Extension Project, and declaring an effective date - Jose (Joe) R. Ramos, Jr., City Engineer

Attachments: [MEMO TO COUNCIL D & S Change Order #1 Rio Nogales Drive Extension Ji](#)
[Rio Nogales - Change Order No 1.pdf](#)
[Resolution approving and ratifying change order number 1 for Rio Nogales Drive](#)

h. [18-204](#)

Resolution authorizing the City Manager to execute an amendment to the Professional Services Agreement with Brown and Gay Engineering (BGE) in an amount not to exceed \$55,000, for third-party project construction inspection services related to the Metropolitan Planning Organization (MPO) Projects, Tor Drive Widening Project - CSJ: 0915-46-042; and declaring an effective date - Jose (Joe) R. Ramos, Jr., P.E. City Engineer

Attachments: [MEMO TO COUNCIL BGE Change Order 3rd Party Inspection July 17, 2018.](#)
[Resolution 2017R-108 BGE 3rd Party Inspection.pdf](#)
[Resolution approving a change order for BGE inspection services for Tor Drive](#)

i. [18-219](#)

Ordinance on first reading amending the Fiscal Year 2018 General Fund Budget of the City of Seguin, Texas - Susan Caddell, Director of Finance

Attachments: [Municipal Court Roof memo.docx](#)
[Municipal Court Roof.doc](#)

j. [18-213](#)

Ordinance on first reading amending the Fiscal Year 2018 Utility Fund Budget of the City of Seguin, Texas - Susan Caddell, Director of Finance

Attachments: [Water Plant HVAC and 2018 URB memo.doc.docx](#)
[Water Plant HVAC and 2018 URB.doc](#)

k. [18-215](#)

Resolution authorizing the City Manager to execute a professional services agreement with Merrick and Company for engineering services for the Analysis of the Seguin Water Transmission System; and declaring an effective date - David Rabago, P.E., Utilities Engineer

Attachments: [Memo-SurfaceWaterAnalysis \(1\).docx](#)
[Proposal Surface Water Transmission System RMM 06222018.pdf](#)
[Resolution approving a professional services agreement - Merrick & Company -](#)

l. [18-217](#)

Ordinance on first reading amending the Seguin Code of Ordinances, Appendix C - Fee Schedule, Chapters 66, 74, 102 and Appendix A; providing for a severability clause; declaring an effective date; and authorizing city staff to submit this Ordinance as a supplement to the Seguin Code of Ordinances - Andy Quittner, City Attorney

Attachments: [Ordinance Amending Appendix C - Fees - Master Ordinance](#)
[Council Memo - Fee Changes Main Street CVB](#)
[Memo fee change 7.9.18](#)
[Golf Fee Increase Memo](#)
[Memo for proposed Parks fees 2018 revised \(1\)](#)
[Memo-WaterWWFeeUpdateFinal](#)

m. [18-216](#)

Presentation and approval of a Yard of the Month Program - Morgan Ash, Public Information Officer

Attachments: [Yard of the Month Program Memo 071718 final.pdf](#)

- n. [18-220](#)
Presentation for Direction on the Implementation of a Rental Registration and Inspection Program- Pamela Centeno, Director of Planning & Codes
Attachments: [Sequin Rental Registration and Inspection Program](#)
- o. [18-221](#)
Discussion and direction on a proposed Utility Assistance Program - Doug Faseler, City Manager
Attachments: [CC Memo.Proposed Utility Assistance Prog.pdf](#)
- p. [18-224](#)
City Manager to expend up to \$5,100.00 for surveying on the Union Pacific property in the vicinity of New Braunfels Street towards Hildago Street - Doug Faseler, City Manager
Attachments: [CC Memo.RR ROW Surveying.pdf](#)
[957 W New Braunfels 2016.pdf](#)
[1027 W New Braunfels 2016.pdf](#)
- q. [18-218](#)
Board and/or Committee Appointments - Mayor Don Keil

a. Convention & Visitors Bureau
b. Main Street Advisory Board
Attachments: [Council.AppointmentsJuly172018.docx](#)
4. **Acknowledgment of Bills**
- a. [18-206](#)
Check Report: June 22, 2018 through July 12, 2018
Attachments: [Check Report \(53\).pdf](#)
5. **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. [13-014](#)
Deliberation regarding Economic Development Negotiations in accordance to Section 551.087 - Doug Faseler, City Manager
- b. [13-048](#)
Consultation with City Attorney in accordance with Section 551.071 and Section 551.072 regarding Deliberation on Real Property, Easements and Right-of-Way access for several projects - Doug Faseler, City Manager
6. **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 13th day July 2018 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 as there are two (2) parking spaces reserved for the disabled on the east side of the Municipal Building.