



# City of Seguin

210 E. Gonzales Street  
Seguin TX, 78155

## Meeting Agenda

### 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**
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.**
6. **Consent Agenda**
  - a. [15-294](#)

City Council Minutes 9-1-2015 REGULAR  
**Attachments:** [City Council Minutes 9-1-2015 REGULAR](#)
  - 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)  
**Attachments:** [Staff Memo ZC 15\\_15](#)  
[ZC 15-15 Commission and Staff Report](#)  
[ZC 15-15 Ordinance \(Group 3A\)](#)  
[ZC1515 ExhibitA\\_CC](#)  
[ZC1515 Exhibit B List](#)

**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)

**Attachments:**    [Staff Memo ZC 16\\_15](#)  
[ZC 16-15 Commission and Staff Report](#)  
[ZC 16-15 Ordinance \(Group 3B\)](#)  
[ZC1615 ExhibitA\\_CC](#)  
[ZC1615 Exhibit B\\_List](#)

**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)

**Attachments:**    [Staff Memo ZC 17\\_15](#)  
[ZC 17-15 Commission and Staff Report](#)  
[ZC 17-15 Ordinance \(Group 3C\)](#)  
[ZC1715 ExhibitA\\_CC](#)  
[ZC1715 Exhibit B\\_List](#)

**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)

**Attachments:**    [Staff Memo ZC 18\\_15](#)  
[ZC 18-15 Commission and Staff Report](#)  
[ZC 18-15 Ordinance](#)  
[ZC1815 ExhibitA\\_CC](#)

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)

**Attachments:** [Staff Memo ZC 19 15](#)  
[ZC 19-15 Commission and Staff Report](#)  
[ZC 19-15 Ordinance](#)  
[ZC1915 ExhibitA CC](#)

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)

**Attachments:** [Staff Memo ZC 20 15](#)  
[ZC 20-15 Commission and Staff Report](#)  
[ZC 20-15 Ordinance](#)  
[ZC2015 ExhibitA CC](#)

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)

**Attachments:** [Staff Memo ZC 21-15](#)  
[ZC 21-15 Commission and Staff Report](#)  
[ZC 21-15 Ordinance](#)  
[ZC2115 ExhibitA CC](#)

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)

**Attachments:** [Staff Memo VAN 08 24 15](#)  
[Landowner Request Letter](#)  
[VAN 08 24 2015 Ordinance](#)  
[VAN 08 24 15 Exhibit](#)

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

**Attachments:** [CC Memo UDC Amendments Sept 2015](#)

[Commission Final Report](#)

[Ordinance UDC Amendments Sept 2015](#)

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

**Attachments:** [Budget ordinances memo](#)

[Budget Adoption General Fund 2016 \(1\)](#)

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

**Attachments:** [Debt Service Fund 2016](#)

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

**Attachments:** [Budget Adoption Utility Fund 2016 \(1\)](#)

- 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
- Attachments:** [Special Revenue 2016](#)
- 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
- Attachments:** [Tax Ordinance-2015](#)
- 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
- Attachments:** [End of year memo](#)  
[EOY General Fund](#)
- 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
- Attachments:** [EOY Special Revenue Fund](#)
- 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
- Attachments:** [cc090915](#)  
[Cost Estimates - 8th St Sanitary Swr](#)  
[Engineering Services Proposal - Rio Nogales CO #2 \(1\)](#)  
[EOY Utility Fund](#)
- 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
- Attachments:** [GuadalupeCountyRequest.DoneganSt](#)  
[Council Memo - Street Closure for Courthouse Construction](#)

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

**Attachments:** [Memo regarding bricks at the Juan Seguin Burial Site](#)  
[Resolution approving reimbursement funding for Juan Seguin Burial Site](#)

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

**Attachments:** [Council Memo - TCF Grant Submission](#)  
[RESOLUTION-Capital Fund \(1\)](#)  
[Project Area Map](#)

l. [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

**Attachments:** [CC Memo.ChamberLease.FY2016](#)  
[Resolution approving 2015 CVB-Chamber Lease Agreement](#)  
[Chamber - CVB Contract-2015-2](#)

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

**Attachments:** [Indigent Healthcare FY16](#)  
[Resolution Approving An Interlocal Agreement for Indigent Health Care - 2015](#)  
[GRMC CITY COUNTY INDIGENT HEALTH CARE CONTRACT 09-1215 to 8-3](#)

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

**Attachments:** [Council Memo.Purch Cooperatives](#)  
[Resolution Approving Interlocal Agreement to participate in the PACE Purchasir](#)  
[Interlocal Agreement.PACE](#)

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

**Attachments:** [CCMemo.CooperativeAgreements](#)

[Resolution Approving Interlocal Agreement to participate in the NCPA Purchasing Interlocal Agreement.NCPA](#)

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

**Attachments:** [Tree Trimming.2015.Agenda Item](#)

[Resolution tree trimming agreement with National](#)

[Bid Tab](#)

[Contract-FY15-16](#)

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

**Attachments:** [Sealcoat Lone Star Paving Bid Award - Memo to Council -9102015](#)

[Bid Tab](#)

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

**Attachments:** [RSMH Change Order 11 Miscellaneous \(1\)](#)

[Resolution approving change order 11 for the RMSH Project](#)

[DRAFT 180854 Change Order No 11 \(1\)](#)

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

**Attachments:** [Amendment to the Code of Ordinances- Garage Estate Sales and Licensed Estate Garage Sales Ordinance Amendment August 2015](#)

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

**Attachments:** [Council Memorandum - uniform board appointments](#)  
[Ordinance establishing uniform appointment date for boards](#)

8. **Acknowledgment of Bills**a. [15-297](#)

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

**Attachments:** [Check Report \(8\)](#)

9. **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 September 2015 at 2:30 p.m.

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**Lisa Trevino**  
**City Manager's Office**

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.