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## City of Seguin

210 E. Gonzales Street  
Seguin TX, 78155

### Public & Virtual Special Called Meeting Agenda - Final City Council

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Tuesday, May 24, 2022

5:30 PM

Council Chambers

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The City Council Meeting can be viewed live at:  
[http://cityofseguintx.granicus.com/MediaPlayer.php?  
publish\\_id=efed7ce8-7dfb-4980-b3c5-5503fe158848](http://cityofseguintx.granicus.com/MediaPlayer.php?publish_id=efed7ce8-7dfb-4980-b3c5-5503fe158848)

1. **Call to Order**
2. **Roll Call**
3. **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.**
4. **Consent Agenda**
  - a. [22-246](#) CityCouncilMinutes for May 17, 2022  
**Attachments:** [CityCouncilMeetingMinutes.5.17.2022](#)
  - b. [ZC 03-22 C](#) Ordinance on second and final reading to consider a Zoning Change from Agricultural Ranch (A-R) to Single-Family Residential (R-2) and Commercial (C) for a portion of a tract (approx. 58 acres) located at the SE corner of State Hwy 123 & Timmermann Rd, Property ID: 52343, (ZC\_03-22)  
**Attachments:** [Staff Memo ZC 03 22](#)  
[Planning Commission Report and packet](#)  
[ZC 03-22 Ordinance](#)  
[ZC0322A ExhibitA CC splitzoning](#)

- c. [ZC  
05-22 CC](#) Ordinance on second and final reading to consider a Zoning Change from Agricultural-Ranch (A-R) to Commercial (C) for a property located at 3226 N State Hwy 123 Bypass, Property IDs 51246, 51331 & 51332 (ZC 05-22)  
**Attachments:** [Staff Memo ZC 05 22](#)  
[Planning Commission Report and packet](#)  
[ZC 05-22 Ordinance](#)  
[ZC0522 ExhibitA CC](#)
- d. [22-185](#) Ordinance on second and final reading to consider amending the City of Seguin's Code of Ordinances, Section 18-26(b), Building Codes and the Unified Development Code, Section 5.7, Fencing, to remove the permitting requirement for fences  
**Attachments:** [CC Memo FencePermits](#)  
[Planning Commission Report Sect. 5.7 Fences](#)  
[Ordinance Fence Permits\\_pc](#)
- e. [22-184](#) Ordinance on second and final reading to consider amending the City of Seguin's Unified Development Code, Section 5.6 Screening, adding requirements for Subdivision Perimeter Walls  
**Attachments:** [CC Memo UDC SubPerimeterWalls](#)  
[Planning Commission Report](#)  
[Ordinance Subdivision Perimeter Wall\\_pc](#)
- f. [22-195](#) Ordinance on second and final reading amending the City of Seguin's Unified Development Code, Section 4.3 Easements  
**Attachments:** [Memo UDC Drainage Easements](#)  
[Sec 4.3 Redlines](#)  
[Ordinance 4.3 Easements](#)  
[P&Z Commission Report Sec. 4.3 Easements](#)
- g. [22-194](#) Ordinance on second and final reading amending the City of Seguin's Unified Development Code, Section 2.9 Subdivision Development and Section 4.7 Subdivision Improvements  
**Attachments:** [Memo UDC Maintenance Bond](#)  
[UDC 2 yr warranty Redlines](#)  
[Ordinance 2.9 & 4.7 Maintenance Bonds](#)  
[P&Z Commission Report Sec. 2.9 & 4.7 Subdivision](#)

- h. [22-196](#) Ordinance on second and final reading establishing an all-way stop at the intersection of Cordova Road and Huber Road; providing for penalties; providing a severability clause; providing an effective date; providing for publication of this ordinance; and authorizing city staff to submit this ordinance as a supplement to the Code of Ordinances  
**Attachments:** [2022-05-03 Memo Cordova-Huber all-way](#)  
[Stop Sign Ordinance Cordova Road and Huber Road](#)  
[Huber-Cordova Multi-way stop evaluation](#)
- i. [22-222](#) Ordinance on second and final reading amending the Seguin Code of Ordinances Chapter 98, Traffic and Vehicles, Article VII, Golf Carts, Neighborhood Electric Vehicles and Other Types of Recreational Off-Highway Vehicles to add Off-Highway Vehicles, providing a severability clause; authorizing city staff to prepare this Ordinance for submission as a supplement to the Code of Ordinances; and providing an effective date  
**Attachments:** [Council Memo - Off-Highway Vehicles](#)  
[Ordinance adding off-highway vehicles to golf cart ordinance](#)
- m. [22-223](#) Ordinance on second and final reading amending the Seguin Code of Ordinances, Chapter 98, Traffic and Vehicles, Article II, Traffic Control Devices by repealing Section 29-41, Children at Play Signs, providing a severability clause; authorizing city staff to prepare this Ordinance for submission as a supplement to the Code of Ordinances; and providing an effective date  
**Attachments:** [Council Memo - Repeal of Children at Play Sign Ordinance](#)  
[Ordinance repealing placement of children at play signs](#)
- n. [22-238](#) Ordinance on second and final reading renaming Continental Drive to Vitesco Technologies Drive and amending the official street map to rename Continental Drive to Vitesco Technologies Drive; repealing all ordinances or parts thereof inconsistent or in conflict herewith; providing for severability clause; and providing an effective date  
**Attachments:** [CouncilMemo.VitescoTechnologiesDr.5-11-2022](#)  
[StreetNameChange.ContinentalDr.VitescoTechnologiesDr](#)  
[ContinentalDrNameChange.GC.BexarMet](#)  
[Vitesco.StreetNameChangeRequest](#)

## 5. **Action Items - Discussion and Possible Motion to Approve**

- a. [22-243](#) Public Hearing will be conducted regarding the City's 2022 Redistricting Project to obtain public discussion, participation, and input regarding potential options for the redrawing and revision of the boundaries of the City's Council Member districts in compliance with applicable federal and state law - Andrew Quittner, City Attorney and Charles Kimbrough, Bickerstaff Heath Delgado Acosta LLP

**Attachments:** [PlanC.District3.Draft](#)  
[PlanC.DemographicsRpt](#)  
[PlanC.Demographics.VotingAgePopulation](#)  
[PlanC.DistrictsMap](#)  
[PlanC.DistrictsMapbook](#)  
[PlanC.Demographics.Summary2020Population](#)  
[PlanC.Demographics.Summary2020VotingAge](#)  
[PlanE.DemographicsRpt.2020Population](#)  
[PlanE.Demographics.VotingAgePopulation](#)  
[PlanE.CouncilDistrictsBenchmarks](#)  
[PlanE.CouncilDistrictsMapbook](#)  
[PlanE.Demographics.Summary2020Population](#)  
[PlanE.DemographicsSummary.2020VotingAgePopulation](#)  
[PlanG.DemographicsRpt.Detailed2020Population](#)  
[PlanG.DemographicsRpt.Detailed2020VotingAgePopulation](#)  
[PlanG.CouncilDistrictsMap](#)  
[PlanG.CouncilDistrictsMapbook](#)  
[PlanG.DemographicsRpt.Summary2020VotingAge](#)  
[PlanG.DemographicsRpt.Summary2020Population](#)

## 6. **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. [22-244](#) EXECUTIVE/CLOSED SESSION MEETING - An executive/closed session meeting may be held, as needed, pursuant to sections 551.071(2) and 551.129 of the Texas Government Code (consultation with attorney) for the City Council to consult with and seek advice from its attorneys regarding: (a) the City's 2022 Redistricting Project, including City redistricting obligations and standards, the 2020 US Census data, documents, analysis, and options for redistricting plan approval; and (b) any other matter described in this meeting agenda.
- b. [13-014](#) Deliberation regarding Real Estate in accordance to Section 551.072 - Steve Parker, City Manager

7. **Adjournment**

**CERTIFICATE**

**I certify that the above notice of meeting was posted in the outside display case at the front of the Municipal Building, 210 E. Gonzales Street of the City of Seguin, Texas on the 20th day of May 2022 at 4:00 p.m.**

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**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.**