



City of Seguin

210 E. Gonzales Street
Seguin TX, 78155

Meeting Agenda

City Council

Tuesday, December 1, 2015

5:30 PM

Council Chambers

1. **Call to Order**
2. **Invocation - Council Member Mark Herbold**
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. [15-405](#)

City Council Minutes 11-17-2015 REGULAR
Attachments: [City Council Minutes 11-17-2015 REGULAR](#)
 - b. [ZC 33-15](#)

Ordinance on second reading to consider a Zoning Change request from Light Industrial to Single-Family Residential (R-1) for the property located at 1840 E. Walnut, Abstract 35, John Sowell Survey, approx. 4.00 acres, Property ID 59161 (ZC 33-15)
Attachments: [Staff Memo ZC 33_15](#)
[P&Z Commission & Staff Report for ZC 33-15](#)
[ZC 33-15 Ordinance](#)
[ZC3315 ExhibitA CC.pdf](#)

- c. [15-325](#) Ordinance on second reading amending the Seguin Code of Ordinances Appendix A, Unified Development Code, Chapter 3, Zoning and Land Use, Section 3.3.5, Historic Overlay District, to add additional area to the District and creating a new map; providing for publication of this Ordinance; providing a severability clause; providing for an effective date; and authorizing city staff to prepare this ordinance for submission as a supplement to the Seguin Code of Ordinances

Attachments: [Memo - Expansion of Downtown Historic District](#)
[Ordinance Extending Downtown Historic District Overlay](#)
[Heritage Village DHD Expansion Request](#)
[Map - Proposed DHD Expansion](#)
[P&Z Commission Report - Overlay District](#)

- d. [15-393](#) Ordinance on second reading amending the Seguin Code of Ordinances, Chapter 94, Taxation, Article 1, In General, to refer to the Downtown Historic District Overlay as it is set forth in Section 3.3.5 of the Unified Development Code; providing for publication of this Ordinance; 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

Attachments: [Ordinance Amending Section 94-1](#)
[Ordinance Amending 94-1 to refer to the UDC](#)

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

- a. [ZC 30-15](#) Public Hearing and Ordinance on first reading to consider a Zoning Change request from Mixed to Duplex 2 for the property located at Prexy Dr., Lot 28, Blk 1057, West Addition, approx. 0.278 acres, Property ID 46270 (ZC 30-15) - Pamela Centeno, Director of Planning and Codes

Attachments: [Staff Memo ZC 30_15](#)
[P&Z Commission and Staff Report for ZC 30-15](#)
[ZC 30-15 Ordinance](#)
[ZC3015 ExhibitA_CC](#)

b. [ZC 32-15](#)

Public Hearing and Ordinance on first reading to consider a Zoning Change request from Pre-Development to Single-Family Residential for the property located at FM 725 at River Oak Dr., Abstract 29, A Mansola Survey, approx. 134.68 acres out of 154.15 acres, Property ID 58165 (ZC 32-15) - Pamela Centeno, Director of Planning and Codes

Attachments: [Staff Memo ZC 32_15](#)
[P&Z Commission and Staff Report for ZC 32-15](#)
[ZC 32-15 Ordinance](#)
[ZC3215 ExhibitA CC](#)

c. [15-407](#)

Approval of reports for the quarter ended September 30, 2015 for the following organizations that receive Occupancy Tax funding: - Susan Caddell, Director of Finance

- a. Seguin Conservation Society
- b. Mid Texas Symphony
- c. Seguin Heritage Museum
- d. Guadalupe County Fair Association
- e. Seguin LULAC Council #682
- f. Seguin Area Chamber of Commerce
- g. Seguin Art League
- h. The Fields of Huber Ranch, LLC

Attachments: [Civic organizations quarterly reports 093015](#)
[HOT Organizations Report for Qtr ended 093015](#)

d. [15-406](#)

Resolution approving the FY2016 Hotel Occupancy Tax Budgets for the following organizations - Susan Caddell, Director of Finance

- a. Seguin Conservation Society
- b. Mid Texas Symphony
- c. Teatro de Artes de Juan Seguin
- d. Seguin-Guadalupe County Hispanic Chamber of Commerce
- e. Seguin Heritage Museum
- f. Guadalupe County Fair Association
- g. Seguin LULAC Council #682
- h. Seguin Area Chamber of Commerce
- i. Seguin Art League
- j. The Fields of Huber Ranch, LLC

Attachments: [City Council Memo on Budgets 2016](#)
[HOT Organizations FY2016 Budgets](#)

e. [15-408](#)

Approval of Quarterly Investment Report for Quarter Ended September 30, 2015 - Susan Caddell, Director of Finance

Attachments: [September 30, 2015 memo](#)
[Seguin Investment Report 093015](#)

f. [15-399](#)

Resolution calling for a Public Hearing on Updates to the Land Use Assumptions and Capital Improvement Plans relating to possible amendments of the Water and Wastewater Impact Fees - Pamela Centeno, Director of Planning and Codes

Attachments: [Staff Memo Impact Fee Public Hearing Resolution](#)
[Resolution Calling for Impact Fee Updates Public Hearing](#)

g. [15-414](#)

Resolution of the City Council of the City of Seguin, Texas ratifying the submission of a grant application to the National Rifle Association Foundation State Fund Committee for Firearms Training Facility Improvements; establishing an effective date - Twila Wood, Purchasing Manager

Attachments: [NRA Grant.memo.doc](#)
[Resolution approving application for an NRA Foundation Grant.doc](#)
[Guidelines for Grant Application Submission](#)

h. [15-410](#)

Resolution authorizing the City Manager to execute an Interlocal Purchasing Agreement between the City of Seguin and City of Austin; and declaring an effective date - Twila Wood, Purchasing Manager

Attachments: [Austin Interlocal.cou.memo](#)
[Resolution Approving interlocal agreement with Frisco Texas](#)
[Interlocal Agreement between City of Austin and City of Seguin](#)

i. [15-402](#)

Bid Award - Purchase of an Animal Transport Vehicle - Twila Wood, Purchasing Manager

Attachments: [Animal Services Truck.Memo](#)
[HGAC Quote11182015161217](#)
[ACCM6_DeerSkin Animal Control](#)

- j. [15-403](#)
- Resolution of the City Council of the City of Seguin, Texas authorizing city staff to dispose of surplus property that is obsolete, dysfunctional or too costly to repair; and in accordance with the City's Disposal of Assets Policy; and declaring an effective date - Twila Wood, Purchasing Manager
- Attachments:** [Transport Box Auction.cou memo](#)
[Resolution.Surplus Property](#)
- k. [15-380](#)
- Bid award for the purchase of seven (7) police pursuit vehicles. - Twila Wood, Purchasing Manager
- Attachments:** [Patrol Vehicles.cou memo](#)
[PPV Quote](#)
- l. [15-383](#)
- Bid Award - Purchase mobile computing and digital video systems for Police Department vehicles - Twila Wood, Purchasing Manager
- Attachments:** [Data 911.cou.memo](#)
[Data 911 Quote](#)
- m. [15-417](#)
- Bid Award - Purchase of 8 trucks for various City departments - Twila Wood, Purchasing Manager
- Attachments:** [Trucks .cou.memo](#)
[Bid Tab.TF-2016-07.cou](#)
- n. [15-378](#)
- Presentation on Animal Services Facility and authorization to bid - Kevin Kelso, Police Chief and David Duman, Quorum Architects, Inc.
- Attachments:** [15-056 Animal Services Bid Request](#)
[Design for Bid](#)
- o. [15-381](#)
- Resolution authorizing the City Manager to execute a professional service agreement with TRC Solutions for engineering service and construction management for the Sagebiel Road Sanitary Sewer upgrade project; and declaring an effective date - David Rabago, P.E., Utilities Engineer
- Attachments:** [Sagebiel Road Sanitary Sewer Replacement Project Engineering Pr](#)
[Engineering Services for the Sagebiel Road Sanitary Sewer Upgrade 1](#)
[Resolution approving agreement with TRC for the Sagebiel Road Sewer Line](#)

p. [15-415](#)

Resolution authorizing the City Manager to enter into a Park Development Agreement with Cal Sierra Financial, Inc. for building certain parks and related amenities in the Butte Meadows residential development - Jack Jones, Director of Parks and Recreation

Attachments: [Memo for the Park Development Agreement Resolution](#)
[Resolution approving Park Agreement with Cal Sierra](#)
[Park Development Agreement for the Butte Meadows](#)
[Parkland Dedication Exhibit A](#)
[Parkland Dedication Exhibit B](#)
[Parkland Dedication Exhibit C](#)
[Parkland Dedication Exhibit D](#)
[P&Z Commission Report for Park Dev. Agreement Butte Meadows](#)

q. [15-394](#)

Resolution authorizing the City Manager to execute a Change Order Number 1 for the 2015 Water and Wastewater Project, to the contract with Matous Construction, LTD; in the amount of \$66,120.00; providing for an effective date - Emery Gallagher, Director of Water and Wastewater Utilities

Attachments: [Water - Wastewater Treatment Project Change Order #1](#)
[TRC -Changa Order 1 Water and Wastewater Project](#)
[Resolution approving change order 1 for the Water - Wastewater Treatment Pla](#)

r. [15-397](#)

Resolution authorizing the submittal of one project to the San Antonio-Bexar County Metropolitan Planning Organization (MPO) for the FY 2017-2020 Transportation Improvement Program (TIP); committing matching funds for the projects and declaring an effective date - Jose (Joe) Ramos, P.E., City Engineer

Attachments: [AAMPO call for TIP projects 2015 Memo](#)
[COS-Rudeloff-CostEstimate111915](#)
[Rudeloff_FM20_aerial](#)
[Rudeloff_FM20_zoning](#)
[Resolution to Approve MPO Submission for Rudeloff](#)

s. [15-409](#)

Ordinance on first reading establishing a temporary construction lawful speed limit on Interstate 10 from Mile Post 12.813 being approximately 1500 feet southwest of SH 46 Mile Post 15.127 at BS 123, within the City of Seguin, Texas, providing for penalties, providing a severability clause, providing an effective date, providing for publication of this ordinance - Jose (Joe) R. Ramos, Jr., P.E., City Engineer

Attachments: [Memo to Council - IH 10 Speed Zone \(12012015\)](#)
[Ordinance setting construction speed limit on IH 10](#)

- t. [15-412](#)
- Ordinance on first reading establishing a three-way stop at the intersection of West Nolte Street and South Travis Street; providing for penalties; providing a severability clause; providing an effective date; providing for publication of this ordinance - Jose (Joe) R. Ramos, Jr., P.E., City Engineer
- Attachments:** [Memo to Council - Stop Sign @ Nolte & Travis \(12012015\)](#)
[Stop Sign Ordinance Three Way Travis and Nolte](#)

- u. [15-400](#)
- Ordinance on first reading increasing the lawful speed limit to 25 miles per hour on Moss Street and Ashby Street; providing for penalties for violations thereof; providing a severability clause; providing for an effective date; and providing for publication of this Ordinance; and directing city staff to prepare this Ordinance for submission as a supplement to the Code of Ordinances - Jose (Joe) R. Ramos, P.E., City Engineer
- Attachments:** [Council Memorandum - Ashby and Moss Speed Limit](#)
[Ordinance increasing speed limit on Ashby Street](#)

- v. [15-413](#)
- Resolution of votes cast to elect Directors for the Guadalupe Appraisal District for the years 2016-2017 - Mayor Don Keil
- Attachments:** [Council.Appraisal District Nominee Votes](#)
[Appraisal Dist Votes](#)
[Ballot](#)

8. **Acknowledgment of Bills**

- a. [15-418](#)
- Check Report 11-11-2015 through 11-20-2015
- Attachments:** [Check Report \(9\)](#)

9. **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. [15-263](#)
- In accordance with Section 551.071 - Deliberate pending litigation in the case Afton Carter v City of Seguin - Andy Quittner, City Attorney
- b. [13-014](#)
- Deliberation regarding Economic Development Negotiations in accordance to Section 551.087 - Doug Faseler, City Manager
- c. [13-048](#)
- Deliberation regarding Real Property in accordance with Section 551.071 and 551.072 - Doug Faseler, City Manager

d. [15-105](#)

Deliberate pending/contemplated litigation, settlement offer(s), and matters concerning privileged and unprivileged client information deemed confidential by Rule 1.05 of the Texas Disciplinary Rules of Professional Conduct in accordance with Section 551.071, of the Texas Government Code - Andy Quittner, City Attorney

10. **Action Items - Discussion and Possible Motion to Approve**a. [15-401](#)

Resolution authorizing the sale of real property located at 960 Crossroads Blvd to TQI, LLC as part of a prior economic development agreement; authorizing the city manager to execute all documents necessary to complete the transaction; and declaring an effective date - Andy Quittner, City Attorney

Attachments: [Resolution Selling Crossroads Property to Tecni-Quip](#)

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 24th day of November 2015 at 11:45 a.m.

Naomi Manski
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.