



It's real.

City of Seguin

210 E. Gonzales Street
Seguin TX, 78155

Public & Virtual Meeting Agenda

City Council

Tuesday, December 6, 2022

5:30 PM

Council Chambers

The City Council Meeting can be viewed live at:
http://cityofseguintx.granicus.com/MediaPlayer.php?publish_id=bc690361-bd41-4966-9e8c-ea573a2b45a5

1. **Call to Order**
2. **Invocation - Council Member Jason Biesenbach**
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. [22-502](#) Presentation of the 2021-2022 SEDC Annual Report - Josh Schneker, Director of Economic Development
Attachments: [2021-22 SEDC Annual Report.pdf](#)
7. **Consent Agenda**
 - a. [22-531](#)
City Council Meeting Minutes of November 15, 2022
Attachments: [CityCouncilMeetingMinutes.11-21-2022](#)

- b. [22-530](#)
City Council Meeting Minutes of November 21, 2022
Attachments: [CityCouncilMeetingMinutes.11-21-2022](#)
- c. [22-522](#)
Ordinance on second and final reading amending the Seguin Code of Ordinances Chapter 14, Animals, to modernize some of the Section, to add consistency between other sections and to add provisions for vicious dogs; 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: [Council Memo - Ordinance to modernize animal services language Ordinance Amending Chapter 14 Animals - 2022](#)
- d. [22-540](#)
Resolution approving FY2023 Fix-It Facade grants for downtown revitalization projects - Kyle Kramm, Main Street & CVB Director/HPO
Attachments: [Council Memo - FY2023 Facade Grants.docx](#)
[Resolution - Awarding FY2023 Facade Grants.docx](#)
- e. [22-545](#)
Resolution approving the 2023 Texas Main Street Locally Designated Program contract with the Texas Historical Commission; and declaring an effective date - Kyle Kramm, Main Street & CVB Director/HPO
Attachments: [TMS Program Council Memo 2023](#)
[Resolution Sustaining Level Official MS 2023.docx](#)
[Seguin_contract.pdf](#)
[2023 Accredited Member Sublicense Form.pdf](#)
- f. [22-542](#)
Approval of reports for the quarter ended September 30, 2022 for the following organizations that receive Occupancy Tax funding - Susan Caddell
- 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 Art League
 - i. The Fields of Huber Ranch, LLC
- Attachments:** [Quarterly reports for quarter ended 093022](#)

g. [22-537](#)

Resolution authorizing the City Manager to execute a purchase order in the amount of 129,216.87 for the Tyler Technologies 2023 annual licensing and support renewal - Shane McDaniel, Director of IT

Attachments: [IT Memo - Tyler CY 2023 renewal](#)
[Resolution approving Tyler Technology Maintenance Contract Approval 2023 Tyler renewal CY 2023](#)

h. [22-539](#)

Resolution authorizing purchase of pad mount transformers Bid #2023-08 for use by the City of Seguin Electric Utilities department - Adam Ryals Utility Warehouse Manager and Rick Cortes, Deputy City Manager

Attachments: [Agenda Item Memo 12-6-22 Transformers](#)
[Resolution. 2500 KVA Transformers](#)
[Bid Tab Unit Prices.Transformers.TF-2023-08](#)

i. [22-544](#)

Boards and/or Committee Appointments

- a. Arts Commission
- b. Building & Standards Commission
- c. Golf Advisory Board
- d. Historic Preservation and Design Commission
- e. Library Board
- f. Main Street Advisory Board
- g. Parks & Recreation Advisory Board
- h. Planning & Zoning Commission
- i. Seguin Economic Development Corporation
- j. Zoning Board of Adjustments

Attachments: [Council.Appointments.Dec6](#)

j. [22-532](#)

Check Report: November 14, 2022 to December 2, 2022

Attachments: [Check Report \(15\)](#)

8. Action Items - Discussion and Possible Motion to Approve**a.** [22-536](#)

Resolution approving a Capital Improvement Agreement with CSRP, Inc. (JetStream RV) for the construction of a sanitary sewer line, force main, and lift station that will connect the JetStream RV property to the new sewer infrastructure on Tor Dr.; and declaring an effective date - Andrew Quittner, City Attorney

Attachments: [2022.12 JetStreamRV Council Memo](#)
[Resoulution approving a Capital Improvement Reimbursement Agreement with J 11.28.22 - JETSTREAM RV - Wastewater Capital Improvement Agreement - EX](#)

b. [22-541](#)

Resolution approving the budgets for the following organizations that receive Occupancy Tax funding - 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 Art League
- i. The Fields of Huber Ranch, LLC

Attachments: [HOT Budgets](#)

c. [ZC](#)
[21-22 CC](#)

Public hearing and Ordinance on first reading to consider a zoning change from Single-Family Residential (R-1) to Multi-Family Low Density (MF-1) for a property located at 517 & 523 Prexy Dr, Property ID: 51103, (ZC 21-22)- Pamela Centeno, Director of Planning & Codes

Attachments: [Staff Memo ZC 21 22](#)

[Planning Commission Report and packet](#)

[ZC 21-22 Ordinance](#)

[ZC2122 ExhibitA CC](#)

d. [22-527](#)

Public Hearing and Ordinance on first reading to consider amendments to the City of Seguin's Unified Development Code (UDC), Section 5.6 Screening, Subdivision Perimeter Walls- Pamela Centeno, Director of Planning & Codes

Attachments: [CC Memo Subdivision Perimeter Walls Dec2022](#)

[DRAFT Ordinance Subdivision Perimeter Walls](#)

e. [22-529](#)

Presentation and Public Hearing on Updates to the Land Use Assumptions, Capital Improvements Plan, and Roadway Impact Fee Study- Pamela Centeno, Director of Planning & Codes and Melissa Reynolds, Director of Engineering & Capital Projects

Attachments: [Memo CIAC RIF recommendations 2022](#)

[Seguin Council Presentation RIF2022](#)

f. [22-492](#)

Resolution of the City Council of the City of Seguin, Texas updating and amending the Land Use Assumptions, Capital Improvements Plans, and Roadway Impact Fee Study for the City of Seguin- Pamela Centeno, Director of Planning & Codes and Melissa Reynolds, Director of Engineering & Capital Projects

Attachments: [Seguin IFU Report 2022](#)
[Resolution Adopting Updates to LUA, CIP, and RIF Study Dec 6 2022](#)

g. [22-547](#)

Resolution appointing Darrell Dullnig as an Associate Judge for the Seguin Municipal Court - Andy Quittner, City Attorney

Attachments: [Resolution appointing Darrell Dullnig Associate Judge 2022](#)

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. [13-048](#)

Consultation with City Attorney in accordance with Section 551.072 regarding Deliberation on Real Property - Steve Parker, City Manager

b. [13-053](#)

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

c. [14-074](#)

In accordance with Section 551.071(b) and 551.074 consultation with City Attorney on a personnel matter - Steve Parker, City Manager

d. [15-263](#)

In accordance with Section 551.071 - Deliberate pending litigation in the case McDonald v City of Seguin - Andy Quittner, City Attorney

10. Action Items as a result of Executive Session**11. 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 2nd day of December 2022 at 5:10 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.