



# City of Seguin

210 E. Gonzales Street  
Seguin TX, 78155

## Meeting Minutes

### City Council

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Tuesday, December 1, 2020

5:30 PM

Council Chambers

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#### 1. Call to Order

*The City Council met in a REGULAR Called Meeting on Tuesday, December 1, 2020 at 5:30 pm in the City Hall Council Chambers, City Hall, 210 East Gonzales in City of Seguin, with Mayor Donna Dodgen presiding.*

#### 2. Invocation - Deacon Nick Carrillo

#### 3. Pledge of Allegiance/Salute to the Texas Flag

#### 4. Roll Call

**Present:** 8 - Council Member Jeremy Roy, Council Member Penny Wallace, Council Member Chris Aviles, Council Member Chris Rangel, Council Member Monica N. Carter, Council Member Sonia Mendez, Council Member Mark Herbold, and Council Member Joe Rea

**Presiding:** 1 - Mayor Donna Dodgen

#### 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.

*Darren Dunn  
KWED & Seguin Daily News*

*Mr. Dunn wanted to remind everyone about the Food & Toy Drive on Friday, December 4th. If you want to come please wear a mask and social distance. The need is greatly needed this year.*

*Mayor Dodgen  
COVID-19 numbers are on the rise so we encourage everyone to wear a mask, social distance. There is no curfew despite the rumors.*

#### 6. Presentation

a. [20-428](#)

Radio infrastructure upgrade presentation - Shane McDaniel, Director of IT

Indexes:

*Shane McDaniel, Director of IT, gave a presentation on the new radio system. AACOG did a study of our radio system in March 2011 and with that the city was provided with a listing of items that needed to be upgraded. Examples included:*

*Gaps in the existing system  
No Interoperability with regional counterparts  
Major disaster response concerns*

*I broke it down to 3 categories:*

*Radio Infrastructure Upgrade*

*Assessments began in October 2018; LCRA platform chosen in January 2019  
Chosen platform approximately one-half of the cost of competing quotes*

*Requirements:*

*Upgrade radio infrastructure to a P25, 700 MHz 5 channel, phase II  
New radio building behind 123 water tower  
Extend natural gas line to site for generator back up  
Cored into tower for interconnect  
Release previously utilized radio frequencies  
Region 53 700MHz Public Safety Planning Committee approval November 17, 2020*

*End User Radio Integration*

*Purchase, integration, and deployment of 227 handheld, mobile, and base station radios*

*Took two weeks in August 2020  
113 vehicles with mobile radios had to be upgraded (AS/PD/FD/Utilities)  
105 portable radios distributed  
7 dispatch radios + 2 base stations (Utilities/PW)*

*Dispatch Offices*

*Migrated onto LCRA radio network in August 2020 to allow Dispatch renovations to take place*

*Dispatch operated out of Bexar Metro from 8/17 - 9/18/2020  
6 new consoles  
New furniture  
New battery backups for PD building  
New city issued refresh computers  
Collaboration with LCRA, Bexar Metro, Electra Link, and city staff to complete work within short time frame  
Renovated the space (Facilities, Electricians, etc)  
Voice Recording platform upgrade  
Established talk and interoperability channels for internal and external comms  
Release previously utilized radio frequencies*

*Joined a regional consortium of 70 tower sites covering:*

*22,237 square miles of 700 MHz radio coverage  
18,000+ public safety radios on the LCRA system*

*Regional interoperability opportunities:*

*Cities: New Braunfels, San Marcos, Schertz, Selma, Universal City, Cibola, Marion*

*Counties: Guadalupe, Comal, Hays, Bexar, Gonzales, Wilson, Caldwell  
Guadalupe County entities: Geronimo VFD, Sand Hill VFD, Marion VFD, New Berlin  
VFD, York Creek VFD  
ISD's: Judson, Hays  
Other: TLU, SSLGC, GAATRS*

*Future Growth*

*City went from 5 to 6 dispatch consoles to meet projected growth of the city  
Door is open for future interoperability with regional counterparts  
LCRA radio services contract stipulates if infrastructure needs to be upgraded it will be  
covered by LCRA  
Project was completed with all associated aspects at two million less than the other  
primary option*

*Project would not have been possible without:*

*Seguin City Council*

*City Managers Doug Faseler and Steve Parker*

*Chief Terry Nichols and Chief Dale Skinner*

*Susan Caddell, Twila Wood, Allison Geisinger, Lauren Edwards, Greg Dreiss*

*Tommy McCormick and Junior*

*Tim Howe, Rod Ramirez, Clarence Smith, Freddy King, Clay Howard, and IT Staff*

*Guadalupe County*

*LCRA*

*Bexar Metro*

*Electra Link*

*Texas Cutting and Coring*

## **7. Consent Agenda**

**The Consent Agenda was approved**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles,  
Council Member Rangel, Council Member Carter, Council Member Mendez,  
Council Member Herbold, and Council Member Rea

### **a. 20-404**

City Council Minutes of November 17, 2020

**Indexes:**

**The Minutes of November 17, 2020 was approved**

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

### **a. 20-412**

Resolution authorizing the sale of surplus property in accordance with the  
City's Disposal of Assets Policy - Twila Wood, Purchasing Manager

**Indexes:**

**A motion was made by Council Member Herbold, seconded by Council Member Rangel, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-135

**b.** [20-388](#)

Resolution authorizing the purchase of fleet vehicles for various City departments; and declaring an effective date - Twila Wood, Purchasing Manager

**Indexes:**

**A motion was made by Council Member Aviles, seconded by Council Member Wallace, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-136

**c.** [20-411](#)

Public Hearing and Ordinance on first reading to consider Annexation into the Seguin City Limits on the request of the property owners for an area of land located at the southwest corner of State Hwy 46 North and Three Oaks Rd, being approximately 50.24 acres of land in Guadalupe County, Texas and in the Seguin ETJ, and declaring an effective date - Pamela Centeno, Director of Planning & Codes

**Indexes:**

*The regular meeting was recessed and the public hearing was called to order. There being No Citizen Comments, the public hearing was adjourned and the regular meeting was reconvened.*

**A motion was made by Council Member Herbold, seconded by Council Member Mendez, that this Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

**d.** [20-400](#)

Public Hearing and Ordinance on first reading on Amendments to the City of Seguin Unified Development Code, Section 3.4.3, Land Use Matrix - Downtown Historic District and Section 3.5.3., Limited Uses-Development Standards - Kyle Kramm, Main Street & CVB Director

**Indexes:**

*The regular meeting was recessed and the public hearing was called to order. There being No Citizen Comments, the public hearing was adjourned and the regular meeting was reconvened.*

**A motion was made by Council Member Roy, seconded by Council Member Rea, that this Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

**e.** [20-424](#)

Resolution approving a Capital Improvement Agreement with Bitterblue, Inc. for the construction and over-sizing of an off-site sanitary sewer line running from a manhole at Cordova Road east of Highway 46 south to an existing manhole at the corner of a parcel of land owned by Scrappy Development, LLC; authorizing the city manager to execute the Agreement and declaring an effective date - Andy Quittner, City Attorney

**Indexes:**

**A motion was made by Council Member Aviles, seconded by Council Member Mendez, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-137

**f.** [20-422](#)

Resolution of the City Council of the City of Seguin, Texas authorizing the City Manager to enter into a Park Development Agreement with Bitterblue, Inc. regarding the proposed Maverick Meadows Subdivision; and declaring an effective date - Jack Jones, Director of Parks and Recreation

**Indexes:**

**A motion was made by Council Member Wallace, seconded by Council Member Rangel, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-138

**g.**     [20-410](#)

Discussion and possible action regarding proposed road closures of Nelda Street and South Saunders Street related to various upcoming special events and facility rentals at the Seguin Events Complex - Jack Jones, Director of Parks and Recreation

**Indexes:**

**A motion was made by Council Member Rangel, seconded by Council Member Aviles, that this Action Item be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

**h.**     [20-420](#)

Resolution approving a Capital Improvement Agreement with NBDean 32, LLC for the Construction of a sanitary sewer line that will connect the NBDean property to the new FM 758 sewer line at the Lennar Project; and declaring an effective date. Andy Quittner - City Attorney

**Indexes:**

**A motion was made by Council Member Herbold, seconded by Council Member Rea, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-139

**i.**     [20-398](#)

Resolution authorizing negotiation and purchase, including the use of eminent domain proceedings for the acquisition of right of way and permanent drainage easements on eighteen tracts of land bordering Rudeloff Road in connection with the Metropolitan Planning Organization (MPO) Project - Rudeloff Road, Phase I #0915-46-045; ratifying all actions taken to date towards such acquisition of land; declaring each section of this Resolution to be severable one from the other in event that any section is determined to be invalid; and declaring an effective date - Andy Quittner, City Attorney

**Indexes:**

**A motion was made by Council Member Rea, seconded by Council Member Mendez, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-140

j. [20-392](#)

Resolution authorizing the City Manager to execute a Professional Services Agreement with Ardaga and Associates in the amount of \$92,520.00, for land management services related to the Metropolitan Planning Organization (MPO) Project - Rudeloff Road, Phase I #0915-46-045; and declaring an effective date - David Rabago, City Engineer, P.E., CFM

**Indexes:**

**A motion was made by Council Member Herbold, seconded by Council Member Aviles, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-141

k. [20-423](#)

Resolution authorizing the City Manager to enter into a professional services agreement with Doucet and Associates to provide design/bid/construction services for the Mesquite Street Extension and Utility Improvements - David Rabago, P.E., CFM, City Engineer

**Indexes:**

**A motion was made by Council Member Rea, seconded by Council Member Mendez, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-142

l. [20-387](#)

Resolution authorizing Steve Parker, City Manager to enter into an agreement with TSG for \$295,000 for the design contract for the Central Fire Station, declaring an effective date - Greg Odom, Director of Facilities and Rick

Cortes, Deputy City Manager

**Indexes:**

**A motion was made by Council Member Wallace, seconded by Council Member Rangel, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-143

**m. [20-401](#)**

Resolution authorizing the purchase of an emergency response mobile generator for backup power at the City's sanitary sewer lift stations; and declaring an effective date - Timothy Howe, Director- Water / Wastewater Utilities

**Indexes:**

**A motion was made by Council Member Rangel, seconded by Council Member Carter, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-144

**n. [20-402](#)**

Resolution authorizing the City Manager to execute a Professional Services Agreement with Ardaga and Associates in the amount of \$74,886.00 for land management services related to the Geronimo Creek wastewater treatment plant expansion and the decommissioning of the Walnut Branch wastewater treatment plant project; and declaring an effective date - Timothy Howe, Director of Water / Wastewater Utilities

**Indexes:**

**A motion was made by Council Member Herbold, seconded by Council Member Rea, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-145



**o. [20-409](#)**

Resolution authorizing the City Manager to execute an Interlocal Agreement between the City of Seguin and City of Cibolo for the provision of fire services in the unincorporated area of Guadalupe County; and assistance to Local Volunteer Fire Departments in those areas; and declaring an effective date - Dale Skinner, Fire/EMS Chief

**Indexes:**

**A motion was made by Council Member Aviles, seconded by Council Member Rea, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-146

**p. [20-413](#)**

Resolution approving the official City of Seguin Tax Roll for 2020 - Susan Caddell, Director of Finance

**Indexes:**

**A motion was made by Council Member Wallace, seconded by Council Member Carter, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-147

**q. [20-408](#)**

Resolution approving an Agreement with the Texas Department of Transportation for construction, maintenance and operation of a continuous highway lighting system along IH-10 within the corporate limits of the City of Seguin; and declaring an effective date - Andy Quittner, City Attorney

**Indexes:**

**A motion was made by Council Member Rangel, seconded by Council Member Carter, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

Enactment No: RES 2020-148

**r. [20-407](#)**

Ordinance on first reading amending the Seguin Code of Ordinances Article 90, Streets, Sidewalks, and other Public Places, by adding a new Article VI, License or Franchise for Use of Public Right-of-Way; and amending Appendix C-Fee Schedule, Chapter 90, to add a franchise fee for the location of small cell nodes in city right-of-way; providing a severability clause; providing for penalties; 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

**Indexes:**

**A motion was made by Council Member Aviles, seconded by Council Member Mendez, that this Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

**s. [20-403](#)**

Election of Mayor Pro Tem - Mayor Donna Dodgen

**Indexes:**

*Mayor Dodgen said she would like to request the appointment of Penny Wallace as Mayor Pro Tem; however she would like to have this a 2-year appointment but we will have a vote each year.*

**A motion was made by Council Member Roy, seconded by Council Member Rea, that Penny Wallace be appointed as Mayor Pro Tem. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles, Council Member Rangel, Council Member Carter, Council Member Mendez, Council Member Herbold, and Council Member Rea

**t. [20-406](#)**

Appointments to Boards and/or Commissions - Mayor Donna Dodgen

- a. Animal Services
- b. Building & Standards Commission
- c. Central Texas Technology Center
- d. Main Street Advisory Board
- e. Planning & Zoning Commission
- f. Seguin Economic Development Board

**Indexes:**

**A motion was made by Council Member Rangel, seconded by Council Member Wallace, that Board appointments be approved as presented. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Dodgen

**Aye:** 8 - Council Member Roy, Council Member Wallace, Council Member Aviles,  
Council Member Rangel, Council Member Carter, Council Member Mendez,  
Council Member Herbold, and Council Member Rea

**9. Acknowledgment of Bills**

**a. [20-405](#)**

Check Report: November 16, 2020 through November 25, 2020

**Indexes:**

*The bills were acknowledged*

**10. Adjournment**

*There being no further business before the council the meeting adjourned at 6:53 pm.*

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**Donna Dodgen, Mayor**

**Attest:**

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**Naomi Manski, City Secretary**