



# City of Seguin

210 E. Gonzales Street  
Seguin TX, 78155

## Meeting Agenda City Council

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Tuesday, February 21, 2017

5:30 PM

Council Chambers

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1. **Call to Order**
2. **Invocation - Council Member Chris Rangel**
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. **Presentation**
  - a. [17-059](#)  
Certificate of Recognition awarding Rick Jimenez for his achievement of obtaining an "A" Water License - Mayor Don Keil  
**Attachments:** [Rick Jimenez certificate - Class Water License](#)
  - b. [17-065](#)  
City of Seguin Financial Reports for Quarter Ended December 31, 2016 - Susan Caddell, Director of Finance  
**Attachments:** [December 31, 2016 memo](#)  
[December 31, 2016 CC Financials](#)
7. **Consent Agenda**

- a. [17-062](#)  
City Council Minutes of February 7, 2017 Regular Meeting  
**Attachments:** [CityCouncilMinutes.2-7-2017](#)
- b. [17-063](#)  
City Council Minutes of January 10, 2017 Workshop Session  
**Attachments:** [CityCouncilWorkshopMinutes.2-10-2017](#)
- c. [17-033](#)  
Ordinance on second reading amending Chapter 94, Taxation, Article II, Ad Valorem Taxes, of the City of Seguin Code of Ordinances to add a new Section 94-30, defining maintenance for tax exemption purposes; providing for publication of this Ordinance; providing a severability clause; providing for an effective date; and authorizing staff to prepare this Ordinance for submission as a supplement to the Code of Ordinances  
**Attachments:** [Council Memo - Historic Homestead Tax Exemption](#)  
[Ordinance defining Maintenance and Restoration for Historic Properties](#)
- d. [17-034](#)  
Ordinance on second reading amending Chapter 90, Streets, Sidewalks and other Public Places, Article II, Streets, Division I, Generally, of the City of Seguin Code of Ordinances to create new opportunities and procedures for downtown events; providing for publication of this Ordinance; providing for a severability clause; providing an effective date; and authorizing staff to prepare this Ordinance for submission as a supplement to the Code of Ordinances  
**Attachments:** [Council Memo - Downtown Event Policies](#)  
[Ordinance Amending Chapter 90 for Downtown Events](#)

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

- a. [ZC 29-16](#)  
Public Hearing and Ordinance on first reading to consider a Zoning Change from Agricultural-Ranch and Duplex-2 to Duplex-2 and Multifamily-3 for the properties located between N. King Street and Lucille street, approx. 19.449 acres, Property ID 59105 (ZC 29-16) - Pamela Centeno, Director of Planning & Codes  
**Attachments:** [Staff Memo ZC 29\\_16](#)  
[ZC 29-16 PZ Packet](#)  
[ZC 29-16 Ordinance](#)  
[ZC2916 ExhibitA CC](#)

**b.**     [ZC 01-17](#)

Public Hearing and Ordinance on first reading to consider a Zoning Change from Single-Family Residential to Commercial for portions of the properties located at 734 E. Court (Prop. ID 115556), 725 E. Court (Prop. ID 15146), 805 E. Court (Prop. ID 13771), 616 Terrell (Prop. ID 22643), and 514 N. Camp (Prop. ID 33289) (ZC 01-17) - Pamela Centeno, Director of Planning & Codes

**Attachments:**   [Staff Memo ZC 01 17](#)

[ZC0117 PZ Packet](#)

[ZC 01-17 Ordinance](#)

[ZC0117 ExhibitA CC](#)

[ZC0117 ExhibitB CC](#)

**c.**     [ZC 02-17](#)

Public Hearing and Ordinance on first reading to consider a Zoning Change from Single-Family Residential and Commercial to Multifamily-1 for a portion of the properties located at 1219 Eastwood Dr. (Prop. ID 59586) and 1332 Hummingbird Lane (Prop. ID 59066) (ZC 02-17) - Pamela Centeno, Director of Planning & Codes

**Attachments:**   [Staff Memo ZC 02 17](#)

[ZC 02-17 PZ Packet](#)

[ZC 02-17 Ordinance](#)

[ZC0217 ExhibitA CC](#)

[ZC0217 ExhibitB CC](#)

**d.**     [ZC 03-17](#)

Public Hearing of an Ordinance on first reading to consider a Zoning Change from Commercial to Public for the property located at 1440 E. Kingsbury St., Property ID 59609 (ZC 03-17) - Pamela Centeno, Director of Planning & Codes

**Attachments:**   [Staff Memo ZC 03 17](#)

[ZC 03-17 PZ Packet](#)

[ZC 03-17 Ordinance](#)

[ZC0317 ExhibitA CC](#)

**e.**     [17-054](#)

Bids relating to the Sale of Obligations designated as "City of Seguin, Texas Utility System Revenue Bonds, Series 2017", consideration and approval of Financial Advisor's recommendation concerning this matter; and other matters in connection therewith - Duane Westerman, SAMCO Capital Markets

**Attachments:**   [CC Memo.02212017](#)

[Seguin Agenda Letter \(9\)](#)

f. [17-055](#)

Ordinance by the City Council of the City of Seguin, Texas authorizing the Issuance of "City of Seguin, Texas Utility System Revenue Bonds, Series 2017"; providing for the payment of the principal of and interest on the bonds, together with certain currently outstanding obligations, by a first and prior lien on and pledge of the net revenues of the system; providing the terms and conditions of such bonds and resolving other matters incident and relating to the issuance, payment, security, sale, and delivery of such bonds, including the approval and distribution of an official statement; authorizing the execution of a Paying Agent/Registrar Agreement and an Official Bid Form; complying with the requirements of the Depository Trust Company's Letter of Representations; and providing for an effective date - Duane Westerman, SAMCO Capital Markets

**Attachments:** [CC Memo.02212017](#)

[Seguin Agenda Letter \(9\)](#)

[Seguin Ordinance \(5\)](#)

g. [17-057](#)

Public Hearing and Ordinance on first reading amending the Seguin Code of Ordinances Chapter 74, Parks, amending Article IV, Standards of Care for Youth Recreation Programs; 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 - Jack Jones, Director of Parks and Recreation

**Attachments:** [Memo for Standards of Care for 2017](#)

[Standards of Care Ordinance 2017](#)

[2017-2018 JAAM PARENT HANDBOOK](#)

[Summer Day Camp Parent Handbook 2017](#)

h. [17-038](#)

Resolution authorizing the City Manager to execute a Facilities Use Agreement between the City of Seguin and the Gypsy M/C International San Antonio Chapter - Jack Jones, Director of Parks and Recreation

**Attachments:** [Memo for the Gypsy Motorcycle Club Agreement 2017](#)

[Resolution approving 3 year agreement with Gypsy Motorcycle Club 2017](#)

[Gypsy Motorcycle Club Agreement 2017](#)

i. [17-056](#)

Ordinance on first reading amending the Seguin Code of Ordinances, Chapter 22, Businesses, adding Article 10, Food Trucks; providing a severability clause; providing for publication; providing for an effective date; and authorizing city staff to prepare this ordinance for submission as a supplement to the Code of Ordinances - Pamela Centeno, Director of Planning & Codes

**Attachments:** [Staff Memo Food Trucks](#)

[CC Ordinance Food Trucks Feb 2017](#)

j. [17-068](#)

Ordinance on first reading amending the Seguin Code of Ordinances, Chapter 18- Building and Building Regulations, Article II, Building Codes, Section 18-35, Qualifications for license or registration, repealing Section 18-39, Reciprocal Licenses, and replacing Section 18-39 with roles and responsibilities for licensed contractors; providing a severability clause; providing for publication; providing an effective date; authorizing city staff to prepare this ordinance for submission as a supplement to the Code of Ordinances - Pamela Centeno, Director of Planning & Codes

**Attachments:** [Staff Memo Contractors and Licensing](#)

[CC Ordinance Contractors and Licensing Feb 2017](#)

k. [17-061](#)

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

**Attachments:** [Agenda Item Memo.Auction Feb 2017](#)

[Resolution.Auction.Feb 2017](#)

l. [17-060](#)

Resolution of the City Council of the City of Seguin, Texas approving the submittal for a grant from Federal Emergency Management Agency to aid the Seguin Fire Department in funding three entry level firefighters for three years; and declaring an effective date - Dana Losey, Grant Coordinator

**Attachments:** [SAFER Memo](#)

[Resolution approving submission of a grant application to FEMA for a SAFER G](#)

m. [17-049](#)

Resolution of the City Council of the City of Seguin, Texas approving the submittal for a grant from the Office of the Governor, Criminal Justice Division to aid in the upgrading and updating of the RMS (Record Management System) and Evidence Tracking Software; and declaring an effective date - Dana Losey, Grant Coordinator

**Attachments:** [JAG Memo 2](#)

[Resolution approving submission of a grant application to the Governor's CJD J.](#)

n. [17-022](#)

Resolution of the City Council of the City of Seguin, Texas approving the submittal for a grant from the Office of the Governor, Criminal Justice Division to aid the Seguin Police Department in purchasing the infrastructure to aid in the conversion to the National Incident Based Reporting System (NIBRS); and declaring an effective date - Dana Losey, Grant Coordinator

**Attachments:** [NIBRS Infrastructure Memo](#)

[Resolution approving submission of a grant application to the Governor's CJD f](#)

o. [17-050](#)

Resolution of the City Council of the City of Seguin, Texas approving the submittal for a grant from the Office of the Governor, Criminal Justice Division to aid the Seguin Police Department in funding a Emergency Temporary Housing Program for victims of violent crime to include domestic violence; and declaring an effective date - Dana Losey, Grant Coordinator

**Attachments:** [VOCA Memo](#)

[Resolution approving submission of a grant application to the Governor's CJD C](#)

p. [17-048](#)

Resolution of the City Council of the City of Seguin, Texas approving the submittal for a grant from the Office of the Governor, Criminal Justice Division to submit the Seguin Y.E.S. grant application to continue their grant funded Juvenile Justice Program; and declaring an effective date - Dana Losey, Grant Coordinator

**Attachments:** [Seguin YES Memo](#)

[Seguin Youth Services 2017 YES grant continuation](#)

q. [17-064](#)

Resoulution of the City Council of the City of Seguin authorizing the submittal of an application for \$3,000,000.00 to the Texas Water Development Board; Clean Water State Revolving Fund (CWSRF), to aid the city in funding waste water system upgrades; and declaring an effective date - Dana Losey, Grants Coordinator

**Attachments:** [TWDB memo](#)

[Resolution authorizing submission of an application for funding from the TWDB](#)

r. [17-066](#)

Investment Report for Quarter Ended December 31, 2016 - Susan Caddell, Director of Finance

**Attachments:** [December 31, 2016 memo](#)

[December 31, 2016](#)

s. [17-067](#)

Board and/or Committee Appointment - Mayor Don Keil  
a. Zoning Board of Adjustments - 1 Appointment

**Attachments:** [Council.ZBA.Appointment.Wallace](#)

**9. Acknowledgment of Bills**

a. [17-069](#)

Check Report January 26, 2017 through February 15, 2017

**Attachments:** [Check Report \(20\)](#)

**10. 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. [15-048](#)

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

b. [14-132](#)

In accordance with Section 551.071 -Deliberation with City Attorney regarding litigation in the case Meuth vs City of Seguin - Andy Quittner, City Attorney

c. [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

**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 17th day of February 2017 at 3:00 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 as there are two (2) parking spaces reserved for the disabled on the east side of the Municipal Building.