



City of Seguin

210 E. Gonzales Street
Seguin TX, 78155

Meeting Agenda City Council

Tuesday, December 5, 2017

5:30 PM

Council Chambers

1. **Call to Order**
2. **Invocation - Council Member Ernest Leal**
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. [17-379](#)
Certificate of Recognition honoring Denera White upon her retirement - Mayor Don Keil
Attachments: [Denera White](#)
7. **Consent Agenda**
 - a. [17-387](#)
November 20, 2017 Regular Meeting Minutes
Attachments: [CityCouncilMeetingMinutes.11-20-2017](#)

- b. [17-357](#) Ordinance on second reading amending the Seguin Code of Ordinances, Chapter 14, Animals, Article I, in General, to add new definitions; and Article III, Dogs and Cats to add rules limiting the tethering of animals and adding procedures for related to impounding animals; providing a severability clause; providing for publication; providing for an effective date; and authorizing staff to submit this ordinance as a supplement to the Code of Ordinances

Attachments: [17-054 Council Recommendation to Tethering Ordinance](#)
[Ordinance regulating the tethering of dogs](#)

8. Action Items - Discussion and Possible Motion to Approve

a. [ZC 24-17](#)

Public Hearing and Ordinance on first reading to consider a Zoning Change from Manufactured and Residential (M-R) to Light Industrial (LI) for property located at the 2400 Block of Huber Road, Property ID 138154 (ZC 24-17) - Pamela Centeno, Director of Planning & Codes

Attachments: [Zoning Request ZC 24-17 \(2400 Blk of Huber Rd\)](#)
[ZC 24-17 P&Z Packet & Commission Report.pdf](#)
[ZC 24-17 Ordinance](#)
[ZC 24-17_ ExhibitA_CC.pdf](#)

b. [ZC 25-17](#)

Public Hearing and Ordinance on first reading to consider a Zoning Change from Agricultural Ranch (A-R) to Single Family Residential (R-1) for property located at 655 Water Tower Road, Property ID 56958 (ZC 25-17) - Pamela Centeno, Director of Planning & Codes

Attachments: [Staff Memo ZC 25 17](#)
[ZC 25-17 PZ Packet & Commission Report.pdf](#)
[ZC 25-17 Ordinance](#)
[ZC 25-17_ ExhibitA_CC.pdf](#)

c. [ZC 26-17](#)

Public Hearing and Ordinance on first reading to consider a Zoning Change from Agricultural Ranch (A-R) to Public (P) for property located near the 8900 block of S. State Hwy. 123, Property ID 57015 (ZC 26-17) - Pamela Centeno, Director of Planning & Codes

Attachments: [Staff Memo ZC 26 17](#)
[ZC 26-17 PZ Packet & Commission Report.pdf](#)
[ZC 26-17 Ordinance](#)
[ZC2617_ ExhibitA_CC.pdf](#)

d. [17-384](#)

Public Hearing and Ordinance on first reading to abandon a portion of the unimproved right-of-way for Lucille Street- Pamela Centeno, Director of Planning & Codes

Attachments: [CC Memo for ROW abandonment Lucille](#)
 [Ordinance to Abandoning the northernmost Lucille Street ROW](#)
 [LucilleSt_ROWAbandonment_ExhibitA_CC](#)
 [ROW Abandon letter request_10_17_2017](#)

e. [17-380](#)

Public Hearing and Resolution authorizing an Amendment to the City of Seguin Master Thoroughfare Plan for future collectors in the area bordered by SH 46 to the west, Huber Rd to the east, IH 10 to the south, and Rudeloff Rd to the north - Pamela Centeno, Director of Planning & Codes

Attachments: [CC Memo Thoroughfare Amend Butte](#)
 [Thoroughfare Plan Amendments Resolution-Butte](#)
 [P&Z Commission Report- Thoroughfare Amend-Butte.pdf](#)
 [Seguin MTP Amendment Nov 2017](#)

f. [17-382](#)

Public Hearing and Ordinance on first reading amending the City of Seguin Unified Development Code Section 4.1.4.C - Subdivision Design and Section 4.7.10 - Subdivision Improvements, Wastewater- Pamela Centeno, Director of Planning & Codes

Attachments: [CC Memo UDC Amendments_ETJ Subdivisions](#)
 [Ordinance UDC Amendment Section 4.1.4.C and 4.7.10](#)
 [P&Z Commission Report- Sect. 4.1.4.C-Subd. Design.pdf](#)
 [P&Z Commission Report- Sect. 4.7.10-Subd. Improvements- WW.pdf](#)

g. [17-381](#)

Public Hearing and Ordinance on first reading amending the City of Seguin Unified Development Code Section 2.4.4. - Zoning Change Criteria; Section 5.3.2.B - Off Street Parking and Loading; and Definitions - Parking Area- Pamela Centeno, Director of Planning & Codes.

Attachments: [CC Memo UDC Amendments_Parking and Zoning Criteria](#)
 [P&Z Commission Report-Sect. 5.3.2.B & Definitions Sect. E.pdf](#)
 [P&Z Commission Report- Sect. 2.4.4 Zoning Change.pdf](#)
 [Ordinance UDC Amendment Section 2.4.4.E, 5.3.2.B & Definitions](#)

h. [17-385](#)

Proceeding with annexation of approximately 52.67 acres +/-, located on the north side of FM 20 and located east of State Hwy 123 bounded by the existing city limits to the north, west and south and directing the Planning & Codes Department to prepare the Service Plan and establish the public hearing dates for the annexation process - Pamela Centeno, Director of Planning & Codes.

Attachments: [Staff Memo 2017 Annexation Area 2](#)
[Proposed Annexation FM20 2017v2](#)

i. [17-389](#)

Investment Report for Quarter Ended September 30, 2017 - Susan Caddell, Director of Finance

Attachments: [September 30, 2017 memo](#)
[September 30, 2017 Investment Report](#)

j. [17-390](#)

Resolution authorizing the City Manager to execute a Tyler Incode ERP Maintenance renewal; and providing for an effective date - James Vassar, IT Manager

Attachments: [Tyler maintenance memo 2018.docx](#)
[Tyler Technology Maintenance Contract Approval 2018](#)
[Tyler-Invoice.pdf](#)

k. [17-392](#)

Resolution in connection with the rate increase filing made on or about November 16, 2017, by Ceterpoint Energy Resources Corporation for its South Texas Division; authorizing intervention in proceedings at the Railroad Commission of Texas and related proceedings; and declaring an effective date. Andy Quittner - City Attorney

Attachments: [Centerpoint 2017 Rate Case Intervention](#)
[CenterPoint-STX-Resolution-2-Intervention at RCT-FINAL-CEDED-111317](#)
[2017.11.28 CenterPoint Gas - South Texas Rate Filing Summary](#)

9. **Acknowledgment of Bills**a. [17-388](#)

Check Report: November 17, 2017 through November 30, 2017

Attachments: [Check Report \(40\)](#)

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. [13-014](#)
Deliberation regarding Economic Development Negotiations in accordance to Section 551.087 - Doug Faseler, City Manager
- b. [13-048](#)
Consultation with City Attorney in accordance with Section 551.071 and Deliberation regarding Real Property in accordance with Section 551.072 - Doug Faseler, City Manager

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 30th day of November 2017 at 5:00 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 as there are two (2) parking spaces reserved for the disabled on the east side of the Municipal Building.