



# City of Seguin

210 E. Gonzales Street  
Seguin TX, 78155

## Meeting Agenda City Council

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Tuesday, January 15, 2019

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; 4) For the record, please state your name and address before speaking.**
6. **Presentation**
  - a. [19-009](#)  
Certificate of Recognition honoring citizen Gabriella Jimenez - Mayor Don Keil  
**Attachments:** [Certificate of Appreciation.GabriellaJimenez.pdf](#)
7. **Consent Agenda**
  - a. [19-006](#)  
December 18, 2018 City Council Minutes  
**Attachments:** [CityCouncilMeetingMinutes.12-18-2018.pdf](#)
8. **Action Items - Discussion and Possible Motion to Approve**

**a. [ZC 27-18](#)**

Public Hearing and Ordinance on first reading to consider a Zoning Change from Commercial (C) to Single Family Residential (R-1) for property located at 515 and 517 Dibrell, Property ID 46343. (ZC 27-18) - Pamela Centeno, Director of Planning & Codes

**Attachments:** [Staff Memo ZC 27 18](#)  
[ZC 27-18 PZ Commission Report & Packet.pdf](#)  
[ZC 27-18 Ordinance.docx](#)  
[ZC2718 ExhibitA\\_CC.pdf](#)

**b. [19-007](#)**

Public Hearing and Resolution authorizing an Amendment to the City of Seguin Master Thoroughfare Plan removing the King Street / Crossroads Blvd. collector and removing the Baxter Street collector east of Heideke Street - Pamela Centeno, Director of Planning & Codes

**Attachments:** [CC Memo Thoroughfare Amend King Baxter](#)  
[P&Z Commission Report-Throughfare Amend King St-Crossroad Blvd.pdf](#)  
[Resolution King St-Crossroad Blvd](#)  
[King Baxter Exhibit](#)

**c. [19-016](#)**

Resolution of the City Council of the City of Seguin to submit an application for the Heideke Drainage Improvements Project to Texas Division of Emergency Management Recovery, Mitigation and Standards Section 404 Hazard Mitigation Grant Program (HMGP), and declaring and effective date - Dana Losey, Grants Coordinator

**Attachments:** [TDEM Heideke](#)  
[Resolution approving submittal of Department of Emergency Management Floor](#)  
[Heideke Drainage Improvements 19-016](#)

**d. [19-018](#)**

Resolution of the City Council of the City of Seguin to submit an application for the Hildago Low Water Crossing Intersection with US 90/Kingsbury Street Project to Texas Division of Emergency Management Recovery, Mitigation and Standards Section 404 Hazard Mitigation Grant Program (HMGP), and declaring and effective date - Dana Losey, Grants Coordinator

**Attachments:** [TDEM Hildago Rd](#)  
[Resolution approving submittal of Department of Emergency Management Floor](#)  
[Hidalgo Low Water Crossing Intersection with 90 19-018](#)

- e. [19-017](#) Resolution of the City Council of the City of Seguin to submit an application for the San Antonio Avenue Passive Automatic Flood Barricade Project to Texas Division of Emergency Management Recovery, Mitigation and Standards Section 404 Hazard Mitigation Grant Program (HMGP), and declaring and effective date - Dana Losey, Grants Coordinator  
**Attachments:** [TDEM San Antonio Ave Memo](#)  
[Resolution approving submittal of Department of Emergency Management Flood San Antonio Avenue Passive Automatic Flood Barricade Project 19-017](#)
- f. [19-015](#) Resolution of the City Council of the City of Seguin to submit an application for the The City of Seguin Flood Early Warning System project to Texas Division of Emergency Management Recovery, Mitigation and Standards Section 404 Hazard Mitigation Grant Program (HMGP), and declaring and effective date-Dana Losey, Grants Coordinator  
**Attachments:** [TDEM EWS Memo](#)  
[Resolution approving submittal of Department of Emergency Management Grant Early Warning System 19-015](#)
- g. [19-014](#) Resolution authorizing the City Manager to execute a Facilities Use Agreement between the Seguin Little League and the City of Seguin - Jack Jones, Director of Parks and Recreation  
**Attachments:** [Facilities Use Agreement - Little League.docx](#)  
[Resolution approving 2019 Seguin Little League Facilities Use Agreement](#)  
[Little League Facilities Use Agreement 2019](#)
- h. [19-013](#) Ordinance on first reading of the City Council of the City of Seguin, Texas, amending the Seguin Code of Ordinances, Chapter 74, Parks and Recreation, Article III, Use Regulations, by adding a new section 74-73 establishing special rules for dog park; providing for publication of this ordinance; providing a severability clause; authorizing City staff to prepare this ordinance for submission as a supplement to the Code of Ordinances; and providing an effective date - Jack Jones, Director of Parks & Recreation  
**Attachments:** [Memo regarding dog park rules](#)  
[Ordinance Establishg Speical rules for the Dog Park](#)

- i. [19-003](#) Resolution awarding four FIX-IT Facade grants for downtown projects - Kyle Kramm, Main Street & CVB Director  
**Attachments:** [Council Memo, FIX-IT Grants](#)  
[Resolution Approving 2019 Fix-It Facade Grants](#)  
[109 W. Court Street, Dwyer](#)  
[109 W. Gonzales Street, Seguin Brewing](#)  
[214 N. Camp Street, Antonio Flores](#)  
[105 South River Street, Oehlke CPA](#)
- j. [19-004](#) 2019 Downtown Street Closure and Sale of Alcohol Requests - Kyle Kramm, Main Street & CVB Director  
**Attachments:** [Street Closure Request to Council 2019](#)
- k. [19-002](#) Ordinance on first reading amending the Seguin Code of Ordinances Chapter 94, Taxation, Article II, Ad Valorem Taxes, to change the guidelines for receiving a historic district tax abatement; providing for a severability clause; providing for publication; providing an effective date; and authorizing staff to prepare this ordinance for submission as a supplement to the Code of Ordinances date - Kyle Kramm, Main Street & CVB Director  
  
**Attachments:** [Ordinance amending 94-31- Downtown Historic District Tax Abatement](#)  
[Local Preservation Incentives in Texas](#)  
[Tax Abatement Policy - Council Memo.doc](#)
- l. [19-010](#) Resolution to review City of Seguin Investment Policy in order to conform to Public Funds Investment Act, Texas Government Code Annotated, Chapter 2256 - Susan Caddell  
**Attachments:** [Policy Modifications memo-2019.doc](#)  
[Investment Policy Review Resolution 2019.doc](#)  
[City of Seguin Investment Policy 2019.doc](#)
- m. [19-012](#) Resolution to review Seguin Economic Development Corporation (SEDC) Investment Policy and approve modifications to said policy in order to conform to Public Funds Investment Act, Texas Government Code Annotated, Chapter 2256 - Susan Caddell, Director of Finance  
**Attachments:** [City Policy Modifications Approval memo-2019.doc](#)  
[Policy Modifications memo to Board-2019.doc](#)  
[SEDC Resolution 2019-01.pdf](#)  
[SEDC Investment Policy 2019.doc](#)  
[City Council resolution 2019.doc](#)

**n. [19-011](#)**

Resolution to review and adopt the list of brokers/dealers authorized to engage in investment transactions with the City of Seguin - Susan Caddell, Director of Finance

**Attachments:** [Approval of Brokers List memo 2019.docx](#)  
[City of Seguin Resolution Broker list 2019.doc](#)

**o. [19-019](#)**

Resolution approving a Quit Claim deed in favor of the Christian Cupboard to clear title for an abandoned twenty foot alley; and establishing an effective date - Andy Quittner, City Attorney

**Attachments:** [Council Memorandum - Conveying abandoned alley to the Christian Cupboard](#)  
[Resolution approving Quit Claim deed to Christian Cupboard](#)  
[Christian Cupboard Quit Claim Deed](#)  
[Christian Cupboard Survey](#)  
[Christian Cupboard Original Deed](#)

**p. [19-005](#)**

Board and/or Committee Appointments

- a. Arts Commission
- b. Center for Entrepreneurship
- c. Convention & Visitors Bureau
- d. Golf Advisory Board
- e. GRMC Board
- f. Historic Design Review Committee
- g. Library Advisory Board
- h. Main Street Advisory Board
- i. Parks & Recreation Advisory Board
- j. Planning & Zoning Advisory Board

**Attachments:** [Council.Appointments.Jan15.docx](#)

**9. Acknowledgment of Bills****a. [19-008](#)**

Check Report: December 14, 2018 through January 10, 2019

**Attachments:** [Check Report \(60\).pdf](#)

**10. Adjournment****Second City Council Meeting of January 15, 2019****1. Call to Order**

**2. 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. [15-105](#)**

Deliberate pending/contemplated litigation, settlement offer(s), public nuisance, 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

**3. 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 10th day of January 2019 at 4:15 p.m.

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**Naomi Manski**  
**City Secretary**