



City of Seguin

210 E. Gonzales Street
Seguin TX, 78155

Meeting Agenda City Council

Tuesday, February 5, 2019

5:30 PM

Council Chambers

1. **Call to Order**
2. **Invocation - Council Member Fonda Mathis**
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. [19-020](#)
Certificate of Appreciation honoring Carl "Rusty" Krueger upon his retirement
Attachments: [KruegerCertificate.Retirement.pdf](#)
 - b. [19-024](#)
Certificate of Appreciation honoring citizen Piper Perry - Mayor Don Keil
Attachments: [Certificate of Appreciation Piper Perry.pdf](#)
 - c. [19-039](#)
Presentation regarding the Little League Shade Structures Fundraising Project - Jack Jones, Director of Parks and Recreation and the Seguin Chamber of Commerce Leadership Class 2018-2019
Attachments: [Memo regarding Little League Shade Structures](#)
[Shade Structure.jpg](#)
[ShadePro Shade Structure Drawing.pdf](#)

d. [19-038](#)

City of Seguin Stormwater Program & Drainage Utility Fee RFQ Presentation -
Ismael Segovia, Assistant Director of Planning & Codes

Attachments: [CC Presentation Stormwater Utility Fee RFQ](#)

7. **Consent Agenda**a. [19-021](#)

January 15, 2019 City Council Minutes

Attachments: [CityCouncilMeetingMinutes.1-15-2019.pdf](#)

b. [ZC 27-18](#)

Ordinance on second 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)

Attachments: [Staff Memo ZC 27_18](#)

[ZC 27-18 PZ Commission Report & Packet.pdf](#)

[ZC 27-18 Ordinance.docx](#)

[ZC2718 ExhibitA CC.pdf](#)

c. [19-013](#)

Ordinance on second 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

Attachments: [Memo regarding dog park rules](#)

[Ordinance Establishg Speical rules for the Dog Park](#)

d. [19-002](#)

Ordinance on second 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

Attachments: [Ordinance amending 94-31- Downtown Historic District Tax Abatement](#)

[Local Preservation Incentives in Texas](#)

[Tax Abatement Policy - Council Memo.doc](#)

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

a. [19-041](#)

Resolution authorizing the negotiation and purchase including the use of eminent domain proceedings for the acquisition of permanent and temporary construction easements in connection with a water pipeline to be constructed parallel to the existing pipeline owned and operated by the Schertz/Seguin Local Government Corporation; 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. - Amber Briggs-Beard, General Manager & Andy Quittner, City Attorney

Attachments: [SEGUIN RESOLUTION ACQUISITIONS RESOLUTION](#)[Exhibit A - GU \(II\) 007 Permanent](#)[Council Memo - SSLGC second water pipeline easements with Eminent Domair](#)[Exhibit B - GU \(II\) 007 TCE](#)[Exhibit C - GU \(II\) 009A & 009B Permanent](#)[Exhibit D - GU \(II\) 009A and 9B TCE](#)[Exhibit E - GU \(II\) 010 Permanent](#)[Exhibit F - GU \(II\) 010 TCE](#)[Exhibit G - GU \(II\) 011 Permanent](#)[Exhibit H - GU \(II\) 011 TCE](#)[Exhibit I - GU \(II\) 019 Permanent](#)[Exhibit J - GU \(II\) 019 TCE](#)[Exhibit K - GU \(II\) 026A Permanent](#)[Exhibit L - GU \(II\) 026B Permanent](#)[Exhibit M - GU \(II\) 026A TCE](#)[Exhibit N - GU \(II\) 026B TCE](#)[Exhibit O - GU \(II\) 032 Permanent](#)[Exhibit P - GU \(II\) 032 TCE](#)[Exhibit Q - GU \(II\) 036 Permanent](#)[Exhibit R - GU \(II\) 036 TCE](#)[Exhibit S - GU \(II\) 038 Permanent](#)[Exhibit T - GU \(II\) 038 TCE](#)[Exhibit U - GU \(II\) 042 Permanent](#)[Exhibit V - GU \(II\) 042 TCE](#)[Exhibit W - GU \(II\) 046 Permanent](#)[Exhibit X - GU \(II\) 046 TCE](#)

b. [19-026](#)

Ordinance on first reading amending the Fiscal Year 2019 General Fund Budget of the City of Seguin, Texas; and declaring an effective date - Susan Caddell, Director of Finance

Attachments: [Little League shade structure memo.docx](#)
[Little League shade structures.doc](#)

c. [19-025](#)

Approval of reports for the quarter ended December 31, 2018 for the following organizations that receive Occupancy Tax funding:

- 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 Area Chamber of Commerce
- i. Seguin Art League
- j. The Fields of Huber Ranch, LLC

Attachments: [Quarterly reports for quarter ended 123118.docx](#)
[Reports for quarter ended 123118.pdf](#)

d. [19-032](#)

Public Hearing to review and approve the accomplishments that were produced from the City's grant agreement with the Texas Department of Agriculture to revitalize the Historic Downtown Area sidewalks - Dana Losey, Grants Coordinator

Attachments: [TCF public hearing memo.doc](#)
[Texas Capital Fund Project Public Hearing](#)

e. [19-042](#)

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.Chipper Sale.Jan 2019](#)
[Resolution.Chipper Sale.Jan 2019](#)
[Vermeer Offer to Purchase Chippers.Jan2019](#)

f. [19-043](#)

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 2019](#)
[Resolution.Auction.Feb 2019](#)

- g. [19-023](#) Public Hearing and Ordinance on first reading amending the Seguin Code of Ordinances, Appendix A, Unified Development Code, Chapter 1, General Provisions, Chapter 2, Development Applications/Development Review Process, and Chapter 3, Zoning and Land Use - as such pertain to Historic Preservation and Historic District review processes related thereto; 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 - Kyle Kramm, Main Street & CVB Director/Historic Preservation Officer

Attachments: [Council Memo - Historic Preservation Ordinance](#)
[Ordinance Amending Historic Preservation Guidelines-f](#)
[Existing Preservation Ordinance](#)
[Preservation Ordinance Revised](#)

- h. [19-027](#) Resolution of the City Council of the City of Seguin, Texas authorizing the City Manager to execute a contract with TRC Engineering, Inc. in the amount of \$178,085 for design, engineering, and construction administration services related to the Walnut Branch Sewer Main, Phase III (30") from West Kingsbury Street to New Braunfels Street; and declaring an effective date - David Rabago, City Engineer, P.E.,CFM

Attachments: [Memo WBPhase3](#)
[Resolution approving a professional services agreement - TRC for Walnut Branch Engineering Services Proposal.pdf](#)
[WBPHII-Exhibit.pdf](#)

- i. [19-031](#) Resolution authorizing the City Manager to execute change order number 4 in the amount of \$166,080.00 to R.P. Constructors Water / Wastewater Improvement Projects contract; declaring an effective date - Tim Howe, Director of Water / Wastewater Utilities

Attachments: [Water-Wastewater Treatment Plant Projects CHANGE ORDER #4 01-24-2019.](#)
[Resolution approving Change Order No. 4 to RP Constructors Water-Wastewater Change Order No. 4 \(1\).pdf](#)

j. [19-028](#)

Public Hearing and Ordinance on first reading prohibiting the use of designated groundwater from beneath certain property located in and around the intersection of Schriewer and Crossroads Boulevard; supporting certification of a municipal setting designation by the Texas Commission on Environmental Quality as requested by Jim's Formal Wear; calling a public hearing; providing a severability clause; providing for penalties; and providing an effective date - Andy Quittner, City Attorney

Attachments: [Council Memo - License - Jim's Formal Wear - Municipal Setting Designation](#)
[DOCS-#1778226-v1-JFW_Redline_Ordinance_Sequin-final](#)
[Nov 2018 MSD Map Slide](#)

k. [19-034](#)

Board and/or Committee Appointments
a. Central Texas Technology Center (CTTC)
b. Commission on the Arts
c. Ethics Commission

Attachments: [Council.Appointments.Feb5.docx](#)

9. **Acknowledgment of Bills**a. [19-022](#)

Check Report: January 11, 2019 through January 31, 2019

Attachments: [Check Report \(61\).pdf](#)

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. [14-440](#)

Pursuant to Section 551.071 - Consultation with attorney for advice regarding pending or threatened litigation or settlement - Doug Faseler, City Manager

b. [14-032](#)

Personnel Matters in accordance with Section 551.074: Annual Evaluation of City Manager and amending the Employment Agreement - Mayor Don Keil

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

a. [19-033](#)

Resolution of the City of Seguin City Council authorizing an Amendment to the City Manager's Employment Agreement; authorizing the Mayor to execute necessary documents; and declaring an effective date - Mayor Don Keil

Attachments: [CityManagerEvaluation.docx](#)
[CityManagerEmploymentAgreement.Eleventh.docx](#)

12. 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 31st day of January 2019 at 4:55 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.