



# City of Seguin

210 E. Gonzales Street  
Seguin TX, 78155

## Meeting Minutes

### City Council

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Tuesday, March 7, 2017

5:30 PM

Council Chambers

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#### 1. Call to Order

*The City Council met in a REGULAR Called Meeting on at 5:30 pm in the City Hall Council Chambers, City Hall, 210 East Gonzales in City of Seguin, with Mayor Don Keil presiding.*

#### 2. Invocation - Mayor Don Keil

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

#### 4. Roll Call

**Present:** 6 - Council Member Donna Dodgen, Council Member Mark Herbold, Council Member Fonda Mathis, Council Member Ernest Leal, Council Member Jeannette Crabb, and Council Member Chris Rangel

**Presiding:** 1 - Mayor Don Keil

**Absent:** 2 - Council Member Carlos Medrano, and Council Member Phil Seidenberger

#### 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.**

*Council Member Dodgen invited everyone out to the 3rd Annual Night Golf Tournament on March 25th to benefit the Seguin Citizens Fire Alumni Association. Also, complimented Morgan Ash and staff on "The Scoop".*

*Council Member Chris Rangel thanked the City and Texas Lutheran University for the large participation in the Day of the Dogs cleanup.*

*Mayor Don Keil reminded everyone about the Seguin High School Matador Band Pre-Carnegie Concert to be held the evening of March 9, 2017 at First Baptist Church before they prepare to leave for New York City.*

#### 6. Presentation

a. [17-080](#)

Certificate of Recognition presented to Seguin PoliceTelecommunication Operators Mike Abrego, Jessica Martin, and Denera White - Mayor Don Keil

*Certificate of Recognition presented to Jessica Martin and Denera White, Mike Abrega (Absent)*

**This Recognition was presented**

b. [17-079](#)

Presentation of FY2016 Audit - Nancy Vaughan, Armstrong, Vaughan & Associates, P.C.

*Nancy Vaughan of Armstrong, Vaughan & Associates presented to FY2016 audit. Complimented the City of Seguin staff for their hard work and continued financial recognition.*

**This Presentation was received and filed**

**7. Consent Agenda**

**A motion was made by Council Member Dodgen, seconded by Council Member Crabb, that this be approved on the Consent Agenda. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

a. [17-072](#)

City Council Minutes of February 21, 2017 Regular Meeting

**The Minutes were approved**

b. [ZC 29-16](#)

Ordinance on second 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)

**This Zoning Ordinance was adopted**

Enactment No: ORD 2017-006

c. [ZC 01-17](#)

Ordinance on second 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)

**This Zoning Ordinance was adopted**

Enactment No: ORD 2017-007

d. [ZC 02-17](#)

Ordinance on second 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)

**This Zoning Ordinance was adopted**

Enactment No: ORD 2017-008

e. [ZC 03-17](#)

Ordinance on second 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)

**This Zoning Ordinance was adopted**

Enactment No: ORD 2017-009

f. [17-057](#)

Ordinance on second 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

**This Ordinance was adopted**

Enactment No: ORD 2017-010

g. [17-056](#)

Ordinance on second 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

**This Ordinance was adopted**

Enactment No: ORD 2017-011

h. [17-068](#)

Ordinance on second 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

**This Ordinance was adopted**

Enactment No: ORD 2017-012

**8. Action Items - Discussion and Possible Motion to Approve****a. [ZC 05-17](#)**

Public Hearing and Ordinance on first reading to consider a Zoning Change from Single Family Residential (R-1) to Manufactured and Residential (M-R) for the property located at **220 Ilka Switch**, Property ID 68449 (ZC 05-17) - Pamela Centeno, Director of Planning & Codes

*The regular meeting was recessed and the public hearing was called to order.*

*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 Crabb, that this Zoning Ordinance be approved on first reading. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

**b. [17-036](#)**

Resolution authorizing the City Manager to execute a Facilities Use Agreement between the City of Seguin, Texas and the Seguin Independent School District for the operation of the "Latch Key Program" - Jack Jones, Director of Parks and Recreation

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

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

Enactment No: RES 2017-028

**c. [17-037](#)**

Resolution authorizing the City Manager to execute a Facilities Use Agreement between the City of Seguin and the Seguin Independent School District for the operation of the "Day Camp Program" - Jack Jones, Director of Parks and Recreation

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

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

Enactment No: RES 2017-029

d. [17-070](#)

Street Closure request for Texas Lutheran University Homecoming Celebration in the 100 Blocks of East and West Gonzales Street - Kyle Kramm, Director of Main Street & CVB

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

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

e. [17-010](#)

Resolution authorizing the City Manager to execute a Letter of Agreement with the Texas Main Street Program demonstrating the City of Seguin's commitment to continue as a "Sustaining Level Official Main Street City" - Kyle Kramm, Director of Main Street & CVB

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

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

Enactment No: RES 2017-030

f. [17-071](#)

Resolution approving the First Amendment to the Mutual Regional Water Supply Agreement between the Schertz-Seguin Local Government Corporation and the San Antonio Water Systems; and declaring an effective date - Alan Cockerell, General Manager

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

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

Enactment No: RES 2017-031

g. [17-076](#)

Resolution calling for a Public Hearing on the final Impact Fee Study relating to possible Roadway Impact Fees- John Foreman, Assistant Director of Planning & Codes.

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

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

Enactment No: RES 2017-032

**h.**     [17-075](#)

Resolution correcting an error by amending Resolution 2017R-13 and all previous construction contract agreements with Skyblue Utilities, Inc., to substitute Lupe Rubio Construction, Co., a sister company under common ownership, in place of Skyblue Utilities, Inc. - Joe Ramos, City Engineer

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

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

Enactment No: RES 2017-033

**i.**     [17-074](#)

Resolution of the City Council of the City of Seguin, Texas awarding a bid and authorizing the City Manager to execute a contract with Austin Armature Works, LP in the amount \$120,191.29 for the removal of the existing 1,000 GPM Turbine Pump and the 50 HP Motor and the Installation of the New 2,800 GPM Turbine Pump and 300HP Motor at the Surface Water High Service Pump Station; and declaring an effective date - Emery Gallagher, Director of Water Utilities

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

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

Enactment No: RES 2017-034

**j.**     [17-082](#)

Ordinance on first reading amending the Seguin Code of Ordinances, Chapter 14, Animals, Article I, In General, to clarify the sale of prohibited animals; Article II, Administration, to add a new section related to the

surrender of animals; and Appendix C, fees; providing for an effective date; providing a severability clause; and authorizing City Staff to prepare this Ordinance for Submission as a supplement to the Code of Ordinances.

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

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

**k. [17-073](#)**

Board and/or Committee Appointments

- a. Library Board
- b. Public Library Foundation
- c. Zoning Board of Adjustments

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

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

**9. Acknowledgment of Bills**

*The bills were acknowledged.*

**a. [17-083](#)**

Check Report: February 16, 2017 through March 2, 2017

**10. Executive Session**

*The regular meeting was recessed and the council went into Executive Session at 6:05 pm. The regular meeting reconvened at 6:46 pm.*

**a. [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

**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. [17-081](#)

Resolution of the City of Seguin City Council amending the Employment Agreement for the City Manager; authorizing the Mayor to execute such agreement; and declaring an effective date - Mayor Don Keil

**A motion was made by Council Member Dodgen to give Mr. Faseler a 4% merit increase to his base salary, seconded by Council Member Crabb, that this Resolution be approved. The motion carried by the following vote:**

**Presiding:** 1 - Mayor Keil

**Aye:** 6 - Council Member Dodgen, Council Member Herbold, Council Member Mathis, Council Member Leal, Council Member Crabb, and Council Member Rangel

Enactment No: RES 2017-035

**12. Adjournment**

*There being no further business before the council the meeting adjourned at 6:48 pm.*

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*Don Keil, Mayor*

*Attest:*

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*Naomi Manski, City Secretary*