

City of San Angelo, Texas
Regular City Council Meeting
Tuesday, November 21, 2023

Quorum Present:

Mayor Brenda Gunter
Mayor Pro tem Lucy Gonzales, SMD 4
Council Member Tom Thompson, SMD 2
Council Member Harry Thomas, SMD 3
Council Member Karen Hesse Smith, SMD 5
Council Member Larry Miller, SMD 6

1. Call to Order

With a quorum of the City Council Members present, Mayor Gunter called the regular session of the San Angelo City Council to order at 8:33 a.m. on Tuesday, November 21, 2023, at the San Angelo McNease Convention Center, 501 Rio Concho Drive, San Angelo, Texas 76903.

2. Chaplain Prayer & Pledges

An invocation was provided, and pledges led, by San Angelo Police Department Chaplain Ralph Dawkins.

3. Proclamations/Recognitions

December 2, 2023, was proclaimed as Concho Christmas Celebration Day.

4. Public Comment

Citizen John Bariou (SMD 2) issued a citation against the City Council for allegations of failure to abide by the law.

City Manager Daniel Valenzuela commented on the accomplishments of the City Council.

Mayor Brenda Gunter clarified previous remarks regarding the number of tickets written by law enforcement officers and addressed property tax and animal control concerns in the community.

City Attorney Theresa James invited citizens to attend the ADA Self-Assessment Forum on November 29th from 4:00-6:00 p.m. at the McNease Convention Center.

Citizen Mike Burnett (SMD 1) spoke in support of community partnership to aid the local homeless population and requested the creation of a Homeless Task Force be placed on a future agenda.

Salvation Army Commanding Officer Major Alfonso Martinez gave an update on the renovations to re-open the shelter and provided contact information for volunteers (325-655-6891) and donations (34 W. 3rd St.).

5. Consent Agenda

- a. Approval of the November 7, 2023, City Council regular meeting minutes (Heather Stastny)
- b. Approval of a utility easement for a 20' waterline out of Lot 15, Block H, Miles Addition and authorizing the City Manager to negotiate and execute all related documents (Sarah Tackett-Torres, Shane Kelton)
- c. Approval of a 2-year, non-exclusive contract for real estate services with ERA Newlin Real Estate and Steve Eustis Co., and authorizing the City Manager to negotiate and execute all related documents (Sarah Tackett-Torres)
- d. Award of bids for RE-02-24 City Farm Leases for Tracts 1, 2, and 3 to the highest bidders and authorizing the City Manager to negotiate and execute all related documents

1. Tract 1 to Roger Strube Farm & Ranch in the amount of \$67,488
 2. Tract 2 to A & M Farms, LLC in the amount of \$36,750
 3. Tract 3 to Roger Strube Farm & Ranch in the amount of \$102,546 (Sarah Tackett-Torres)
- e. Approval of BuyBoard Contract #698-23 with Casco Industries for the purchase of 30 sets of bunker gear and 30 helmets, 17 pairs of bunker boots, and 180 protective hoods in the amount of \$129,115, with the option to purchase an additional \$75,000 of equipment at staff's discretion pending available funds, and authorizing the City Manager to negotiate and execute all related documents (Cory Sanders)
 - f. Approval of Sourcewell Contract #110719-JDC with Deere & Company for the purchase of one tractor and two shredders in the amount of \$125,077.41, and authorizing the City Manager to negotiate and execute all related documents (Ryan Kramer)
 - g. Approval of BuyBoard Contract #635-21 with Insituform Technologies, LLC for the North Concho River WW Collection Improvements in the amount of \$1,423,330 and authorizing the City Manager to negotiate and execute all related documents (Shane Kelton)
 - h. Approval of a lease agreement with First United Methodist Church in Ballinger, TX in the amount of \$516.67 monthly for rent of space to host WIC satellite clinic services, and authorizing the City Manager to negotiate and execute all related documents (Cristina Eureste)
 - i. Adoption of a resolution accepting a WIC vehicle from the Texas Department of Health and Human Services WIC Program and authorizing the City Manager to negotiate and execute all related documents (Cristina Eureste) (Pg. 514, 2023-105)
 - j. Support of the private fundraising efforts to implement and place art at the San Angelo Regional Airport passenger terminal, and authorizing the City Manager to accept any proceeds and negotiate and execute all related documents (Carl White, Jeremy Valgardson)
 - k. Adoption of an ordinance amending Chapter 10 "Traffic Control", Article 10.03 "Operation of Motor Vehicles", Section 10.03.091 "One-way Streets and Alleys" of the Code of Ordinances to assign a portion of Howe St. as one-way during designated hours, and authorizing the City Manager to negotiate and execute all related documents (Patrick Frerich)

Motion: Council Member Thomas made a motion, seconded by Council Member Miller, to approve the Consent Agenda, with the exception of item 5j. The motion carried unanimously (6) ayes to (0) nays, with no public comment.

Julie Raymond (SMD 5), Anna Bartosh (SMD 1) and Suzanna Valenzuela (SMD 1) spoke in support of art installations at Mathis Field.

Motion: Council Member Gonzales made a motion, seconded by Council Member Thompson, to approve 5j., as presented by Parks and Recreation Director Carl White and Airport Director Jeremy Valgardson. The motion carried (6) ayes to (0) nays.

6. Regular Agenda

- a. Approval of BuyBoard Contract #706-23 with Bobcat Company for the purchase of five mowers, with the option to purchase one additional mower, in the amount of \$81,834, utilizing \$7,456 from Fairmount Cemetery fund balance and authorizing the City Manager to negotiate and execute all related documents (Presentation made by Senior Fleet Manager Ryan Kramer)

Motion: Council Member Hesse Smith made a motion, seconded by Council Member Thomas, to approve the item, as presented. The motion carried unanimously, (6) ayes to (0) nays, with no public comment.

- b. Award of HGAC Contract #AM10-23 to Frazer, Ltd. for the purchase and installation of two ambulance modules in the amount of \$428,030 for the Fire Department and authorizing the City Manager to negotiate and execute all related documents (Presentation made by Assistant Fire Chief Cory Sanders)

Motion: Council Member Thomas made a motion, seconded by Council Member Gonzales, to approve the item, as presented. The motion carried unanimously, (6) ayes to (0) nays, with no public comment.

- c. Support of possible action regarding the creation of a Reinvestment Zone for Tax Abatement purposes at 2702 W. Loop 306, also being Lot: 1, Blk: 2, Subd: Southwest Plaza Addition, 3.826 acres, the proposed location of Technology Towers, LLC in accordance with City of San Angelo Code of Ordinances Article 1.09 Taxation, Division 3 Uniform Tax Abatement Policy (Presentation made by Economic Development Interim Director Michael Dane)

Chamber Vice President of Economic Development Michael Looney spoke in support of the item.

Steve Hampton (SMD 5) asked for clarification on the tax abatement schedule.

Motion: Council Member Thomas made a motion, seconded by Council Member Hesse Smith, to approve the item, as presented. The motion carried unanimously, (6) ayes to (0) nays.

- d. Adoption of a resolution to approve Special Use 23-01 to allow a 119-bed skilled nursing facility on property in the Heavy Commercial zoning district, being 8.25 acres generally located at 3215 YMCA Dr. (Presentation made by Planning & Development Services Assistant Director Aaron Vannoy) (Pg. 515, 2023-106)

Motion: Council Member Gonzales made a motion, seconded by Council Member Miller, to approve the item, as presented. The motion carried unanimously, (6) ayes to (0) nays, with no public comment.

- e. First reading and public hearing of:
 - 1. An ordinance for CP23-02, an amendment to the City of San Angelo Comprehensive Plan, changing certain lands from the Neighborhood Future Land Use to the Neighborhood Center Future Land Use, being approximately 19.705 acres located at the 3900, 4000, 4100, and 4200 blocks along and on either side of Coliseum Dr., south of 43rd St. and north of E. 39th St.
 - 2. An ordinance for PD23-06, a rezoning from the Single Family Residential, Two-Family Residential, and General Commercial/Heavy Commercial zoning districts to a Planned Development zoning district to allow for Single Family Residential, Two-Family Residential, and Neighborhood Commercial zoning districts, subject to certain conditions and limitations, being approximately 19.705 acres located at the 3900, 4000, 4100, and 4200 blocks along and on either side of Coliseum Dr., south of 43rd St. and north of E. 39th St. (Presentation made by Planning & Development Services Assistant Director Aaron Vannoy)

Motion: Council Member Thompson made a motion, seconded by Council Member Hesse Smith, to approve the item, as presented. The motion carried unanimously, (6) ayes to (0) nays, with no public comment.

- f. First reading and public hearing of an ordinance for PD23-07, to rezone from the Single Family Residential zoning district to the Planned Development zoning district with an

underlying Single-Family Residential zoning with storage units as an allowed use, being approximately 5 acres located at 4415 Armstrong St. (Presentation made by Planning & Development Services Assistant Director Aaron Vannoy)

Motion: Council Member Thompson made a motion, seconded by Council Member Hesse Smith, to deny the rezoning request. The motion carried unanimously, (6) ayes to (0) nays, with no public comment.

- g. First reading and public hearing of an ordinance annexing into the City of San Angelo, by petition of the property owner, an unaddressed 31.356-acre tract out of the A.B. & M. Survey No. 3, Abstract No. 24, and B.S. & F Survey No. 5 Abstract No. 101 Tom Green County, Texas, located northwest of Arden Rd. and F.M. 2288 (Presentation made by Planning & Development Services Assistant Director Aaron Vannoy)

Motion: Council Member Miller made a motion, seconded by Council Member Thomas, to approve the item, as presented. The motion carried unanimously, (6) ayes to (0) nays, with no public comment.

- h. First reading and public hearing of:
1. An ordinance annexing into the City of San Angelo, by petition of the property owner, an unaddressed 28.860 acre tract out of C. Berberich Survey No. 177, Abstract No. 52, Tom Green County, Texas, located west of Foster Rd. and south of W. Loop 306.
2. An ordinance for Z23-12 to rezone the property from the unzoned land to the General Commercial zoning district for the northern 10.814 acres, and to the Low Rise Multi-family zoning district for the remaining 18.046-acres (Presentation made by Planning and Development Services Assistant Director Aaron Vannoy)

Anna Bartosh (SMD 1) expressed concerns regarding potential traffic and draining issues with the new development.

Motion: Council Member Thomas made a motion, seconded by Council Member Thompson, to approve the item, as presented. The motion carried unanimously, (6) ayes to (0) nays.

- i. First reading and public hearing of:
1. An ordinance annexing into the City of San Angelo, by petition of the property owner, an unaddressed 15.496 acre tract out of A. Willeke Survey No. 2, Abstract No. 8211 and A. Willeke Survey No. 8, Abstract No. 8102, Tom Green County, Texas
2. An ordinance for Z23-13 to zone the 15.496 acre tract located in the Meridian North Subdivision, located along the extension of Slayde St., north of Royal Oak St., to the Single-family Residential zoning district in Blocks 5-7 and to the Zero Lot Line, Twinhome and Townhome Residential zoning district in Block 8 (Presentation made by Planning & Development Services Assistant Director Aaron Vannoy)

Motion: Council Member Miller made a motion, seconded by Council Member Hesse Smith, to approve the item, as presented. The motion carried unanimously, (6) ayes to (0) nays, with no public comment.

- j. First reading and public hearing of an ordinance for Z23-14 to rezone properties from the General Commercial zoning district to the Heavy Commercial zoning district, being 14.311-acres, located at 3420, 3502, and 3550 N. Bryant Blvd. and associated unaddressed parcels (Presentation made by Planning & Development Services Assistant Director Aaron Vannoy)

Motion: Council Member Thompson made a motion, seconded by Council Member Gonzales, to approve the item, as presented. The motion carried (6) ayes to (0) nays, with no public comment.

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7. Closed Session

Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Subtitle A. Open Government, Chapter 551. Open Meetings, Subchapter D. Exceptions to Requirement that Meetings be Open under the following sections:

8. Follow Up and Administrative Issues

- a. Consideration of items discussed in Closed Session, if needed
- b. Announcements and consideration of Future Agenda Items

9. Adjournment

Consensus: Council Member Gonzales made a motion, seconded by Council Member Thompson, to adjourn the meeting.

There being no further business, the meeting adjourned by consensus at 10:17 a.m.

THE CITY OF SAN ANGELO, TEXAS:

ATTEST:

DocuSigned by:

Hstastny

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Heather Stastny, City Clerk

DocuSigned by:

Brenda Gunter

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Brenda Gunter, Mayor

In accordance with Chapter 2, Article 2.300, of the Official Code of the City of San Angelo, the minutes of this meeting consist of the preceding Minute Record and the Supplemental Minute Record. Details of Council meetings may be obtained from the City Clerk's Office, or a video of the entire meeting may be purchased from the Public Information Officer at 481-2727. (Portions of the Supplemental Minute Record video tape recording may be distorted due to equipment malfunction or other uncontrollable factors.)