City Council Agenda
3/5/2024

Notice is hereby given of a regular meeting of the City Council of City of San Angelo to be held March 5, 2024 at 8:30 AM at the McNease Convention Center – South Meeting Room, 501 Rio Concho Drive, San Angelo, Texas, for the purpose of considering the following agenda items.

1. **Call to Order**
2. **Chaplain Prayer & Pledges**
3. **Proclamations/Recognitions**
4. **Public Comment**

Issues or concerns not on the Regular Agenda may be raised by the public at this time. Citizens should speak from the podium, address all comments to the dais, begin by stating their name and address or Single Member District number, and limit their remarks to less than three minutes.

5. **Consent Agenda**

   a. Consider approving the February 20, 2024 City Council regular meeting minutes (Heather Stastny)

   b. Consider authorizing the sole source installation of PressurePave-Modified Aggregate Quick Set Systems in the amount of $741,565.80 and authorizing the City Manager to negotiate and execute any related documents (Patrick Frerich)

   c. Consider approving HGAC buying cooperative contract 20-00808 for installation of water meters and service line testing from Core and Main, Inc. in the amount of $1,028,534.25, budgeted for purchase in fiscal year 2024, and authorizing the City Manager to negotiate and execute all related documents (Shane Kelton)

   d. Consider approving an agreement with the Texas Southwest Council, Inc. Boy Scouts of America for the property and camp at 7677 S. Country Club Rd. at Lake Nasworthy and authorizing the City Manager to negotiate and execute all related documents (Carl White)

   e. Consider approving the following Naming Rights Agreements for the San Angelo Stockshow and Rodeo Association, Inc.:
      1. City of San Angelo Fairgrounds Livestock Building No. 2 and Livestock Sale Pavilion with G and G Investments, Inc.
      2. City of San Angelo Fairground Exhibit Building with First Financial Bank (Carl White)

   f. Consider approving the transfer of the Continuum of Care, Rapid Rehousing Program grant from the City to the Housing Authority of San Angelo (HASA) (Bob Salas)

   g. Consider approving updates to the Americans with Disabilities Act Grievance Procedure (Theresa James)

   h. Consider a resolution to amend the Policy and Procedures Manual for Lake Nasworthy Lease of Commercial Lot Leases of City-Owned Property (Sarah Tackett-Torres)

i. Second reading of ordinances for the following cases for property being 11 acres located at the northwest corner of Gregory Dr. and Smith Blvd.:
1. CP23-06, a request for an amendment to the Comprehensive Plan, changing the Future Land Use from Commercial to Neighborhood and
2. Z23-18, a request to rezone from the Office Commercial zoning district to Single Family Residential zoning district (Aaron Vannoy)

j. Second reading of ordinances for the following cases:
1. CP23-05, a request for an amendment to the Comprehensive Plan, changing from Commercial to Neighborhood Center being 3.72 acres located at 1621 & 1705 N. Chadbourne St. and 22, 21, 18, 17, & 15 W. 17th St. and 22, 18, 16, 10, & 6 W. 16th St.; and,
2. Z23-19, a request to rezone from the General Commercial/Heavy Commercial zoning district to the Low Rise Multi-Family Residential zoning district being .482 acres located at 1621 N. Chadbourne St. (Aaron Vannoy)

k. Second reading of an ordinance for Z23-20, a request to rezone from the Light Manufacturing zoning district to the General Commercial zoning district, being 7.39 acres located at 926 Humble Rd. (Aaron Vannoy)

l. Second reading of an ordinance for Z23-21, a request to expand the Open Structure Overlay map to include the following area of Angelo Heights neighborhood: the 1000, 3000, and 4000 blocks of Catalina Dr., 2000 and 3000 blocks of Nueces Dr., 1000 block of Louise Dr, 1000 block of Cordell Dr., 2700 block of Eunice Dr., and the 2700 block of Erline Dr. (Aaron Vannoy)

m. Second reading of an ordinance for PD23-08, a request to rezone from the Ranch & Estate zoning district to the Planned Development zoning district with an underlying General Commercial zoning, allowing kennels, parking, exercise area, staff area and the housing of dogs, cats, and small animals awaiting adoption, being 5.436 acres located at 1521 S. Concho Park Dr. (Aaron Vannoy)

6. Regular Agenda

Comments regarding items on the Regular Agenda may be made by the public when each item is discussed as outlined above. Applicants, proponents, and appellants are exempt from the time limit above and instead must limit their remarks to less than five minutes.

a. Consider approving Tax Increment Reinvestment Zone (TIRZ) incentive funding for the South TIRZ private project at 36 E. Twohig totaling $75,000 (Presentation made by Planning & Development Services Director Aaron Vannoy)

b. Discussion, direction and possible action on the following:
1. Amendments to Section 406 "Bed and Breakfast Establishments and Short-Term Rentals" of the Zoning Ordinance
2. Consider a resolution calling a joint public hearing of City Council and the Planning Commission regarding amendments to Section 406 "Bed and Breakfast and Short-Term Rentals" of the Zoning Ordinance, Section 313 "Use Table" of the Zoning Ordinance, and establishing alternative notice procedures (Presentation made by Planning & Development Services Director Aaron Vannoy)

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. Consider items discussed in Executive Session, if needed

b. Consider approving various Board nominations:
Design & Historic Review Commission: Brooks Wehner (SMD6) to a first term ending September 2025
Public Housing Authority: Janice Carson (Mayor) to a first term ending March 2026

c. Announcements and consideration of Future Agenda Items

9. Adjournment

CERTIFICATION

I hereby certify that the above notice of meeting was posted on the bulletin board at City Hall in the City of San Angelo, Texas, on the 28th day of February 2024, at 5:12 p.m.

hstastny
Heather Stastny, City Clerk

All agenda items are subject to action. The City Council reserves the right to consider business out of posted order and/or adjourn into closed session on any item on this agenda and at any time during the course of this meeting to discuss matter as authorized by law or by the Open Meetings Act, Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations Regarding Real Property), 551.073 (Deliberations Regarding Prospective Gifts), 551.074 (Personnel Matters), 551.076 (Deliberations Regarding Security Devices or Security Audits), 551.087 (Deliberations Regarding Economic Development Negotiations), and 551.089 (Deliberations Regarding Security Devices or Security Audits). Any final action or vote on any Closed Session item will be taken in Open Session.

In compliance with the Americans with Disabilities Act, the City of San Angelo will provide for reasonable accommodations for persons attending City Council meetings. To better serve you, requests should be received 48 hours prior to the meetings. Please contact the ADA Coordinator at 325-657-4407 for request, or by completing a request form online at cosatx.us/ada.

Citizen requests to display materials on the city's monitors must submit the request 96 hours prior to the meeting by email to Heather.Stastny@cosatx.us. Time limits for discussion are as stated above and materials cannot exceed 10-pages. Citizens bringing materials for distribution to City Council members during the meeting must bring a minimum of 12 copies.

City Council regular meetings are broadcast on SATV Channel 17-Government Access at 10:30 a.m. and 7:00 p.m. every day, beginning the evening of the meeting until the evening of the next meeting.