

MINUTES  
REGULAR MEETING  
HELOTES CITY COUNCIL

The City of Helotes City Council met for a regular meeting on Thursday, April 9, 2015 at 7:00 p.m. in the City Hall Council Chamber, 12951 Bandera Road, Helotes, Texas. This was an open meeting, subject to the open meeting laws of the State of Texas.

Council

Present: Thomas A. Schoolcraft, Mayor  
Edward Villanueva  
Alex Blue  
Bert Buys  
Paul Friedrichs

Absent: Cynthia Massey, Mayor Pro Tem

Staff Present: Rick Schroder, City Administrator  
Grace Tamez, City Secretary

**1. Call to Order.**

Mayor Schoolcraft called the meeting to order at 7:00 p.m. Council Member Friedrichs led the invocation. Mayor Schoolcraft led the pledge to the U.S. flag and the Texas flag.

RECOGNITION:

**2. Proclamation presented by Mayor Thomas Schoolcraft to the City of Helotes Fire Department supporting a Community Wildfire Protection Plan for the City of Helotes. (Mayor)**

Mayor Schoolcraft presented the proclamation to Walton Daugherty, Fire Chief.

PUBLIC HEARING:

**3. Public hearing to give all interested persons the right to appear and be heard on a request by First Choice Emergency Room to vacate and re-plat an approximate 3.588 acre tract of real property located, generally, at the intersection of Cedar Trail and S.H. 16 (Bandera Rd.), real property more particularly described as CB 4478B Blk 19 Lot 1A Helotes Crossing Com'l Sub'd. (Applicant)**

Mayor Schoolcraft opened the public hearing at 7:08 p.m. No one signed up to speak on this item. Mayor Schoolcraft closed the public hearing at 7:09 p.m.

OPEN SESSION:

**4. Citizens to be Heard.**

No one signed up to speak on this item.

CONSENT AGENDA: All items marked with an asterisk (\*\*) on the consent agenda were voted on at the beginning of the meeting. Motion was made by Council Member Buys, second by Council Member Blue, to approve items 5, 6, 7, 8, and 9 on the consent agenda. Motion to approve carried unanimously.

- 5.\*\* Approval of the minutes of the regular meeting of March 26, 2015. (Staff)
- 6.\*\* Approval of the City of Helotes Revenue and Expense Report dated March 30, 2015. (Staff)
- 7.\*\* Approval of a request, pursuant to Chapter 78 *Subdivisions*, Article II *Subdivision Regulations*, Division 2 *Plat Procedures*, Section 78-73 *Vacating a Plat* of the Municipal Code of Ordinances, by First Choice Emergency Room to vacate a plat for an approximate 3.588 acre tract of real property located, generally, at the intersection of Cedar Trail and S.H. 16 (Bandera Rd.), previously platted as the Helotes Crossing Commercial Subdivision recorded in Volume 9552, Page 1, of the Deed and Plat Records of Bexar County, Texas. (Applicant)
- 8.\*\* Approval of a final plat, pursuant to Chapter 78 *Subdivisions*, Article II *Subdivision Regulations*, Division 2 *Plat Procedures* of the Municipal Code of Ordinances, for First Choice Emergency Room establishing the Helotes Crossing FCER Subdivision, Lot 1B, for an approximate 3.588 acre tract of real property located, generally, at the intersection of Cedar Trail and S.H. 16 (Bandera Rd.), real property currently described as CB 4478B Blk 19 Lot 1A Helotes Crossing Com'l Sub'd. by the Bexar County Appraisal District. (Applicant)
- 9.\*\* Approval of a Storm Water Management Plan and associated Fee-in-Lieu of Detention, pursuant to Chapter 34 *Environment*, Article IV *Stormwater Detention and Drainage* of the Municipal Code of Ordinances, for the Bandera Road Subdivision, real property currently described as CB 4554 P-16 ABS 646//CITY OF HELOTES ANNEXATION// and CB 4554-P16B ABS 646///CITY OF HELOTES ANNEXATION// by the Bexar County Appraisal District. (Applicant)

ITEMS FOR INDIVIDUAL CONSIDERATION:

10. Discussion of and action on Ordinance No. 564 of the City Council of the City of Helotes, Texas providing for the extension of the Helotes City Limits by the annexation of an approximate 20.076 acre tract of land, adjacent and contiguous to the Helotes City Limit, being the same real property as described by deed recorded in Volume 4990, Page 715, real property records of Bexar County, Texas out of the M.M. Musquiz Survey No. 80, Abstract No. 467, County Block East ½ 4450, Bexar County, Texas; granting to all inhabitants of said property all of the rights and privileges of other citizens and binding said inhabitants by all of the acts, ordinances, resolutions, and regulations of the City; incorporating recitals; authorizing the City Administrator to take all necessary steps to implement the provisions of this Ordinance; providing for severability; repealing all ordinances in conflict herewith; setting an effective date; and approving a Municipal Service Plan for such area. (Petitioner)

Motion was made by Council Member Friedrichs, second by Council Member Villanueva, to approve this item as written.

Motion to approve carried unanimously.

11. **Discussion of and action on Ordinance No. 565 of the City Council of the City of Helotes, Texas providing for the extension of the Helotes City Limits by the annexation of an approximate 34.31 acre tract of land, being out of the called 99.70 acre tract of land, as described in deed recorded in Volume 15836, Page 906 of the deed records of Bexar County, Texas; granting to all inhabitants of said property all of the rights and privileges of other citizens and binding said inhabitants by all of the acts, ordinances, resolutions, and regulations of the City; incorporating recitals; authorizing the City Administrator to take all necessary steps to implement the provisions of this Ordinance; providing for severability; repealing all ordinances in conflict herewith; setting an effective date; and approving a Municipal Service Plan for such area. (Petitioner)**

Motion was made by Council Member Buys, second by Council Member Friedrichs, to approve this item as written.

Motion to approve carried unanimously.

12. **Discussion of and action on Ordinance No. 566 of the City Council of the City of Helotes, Texas providing for the extension of the Helotes City Limits by the annexation of an approximate 34.33 acre tract of land, being out of the called 99.70 acre tract of land, as described in deed recorded in Volume 15836, Page 906 of the deed records of Bexar County, Texas; granting to all inhabitants of said property all of the rights and privileges of other citizens and binding said inhabitants by all of the acts, ordinances, resolutions, and regulations of the City; incorporating recitals; authorizing the City Administrator to take all necessary steps to implement the provisions of this Ordinance; providing for severability; repealing all ordinances in conflict herewith; setting an effective date; and approving a Municipal Service Plan for such area. (Petitioner)**

Motion was made by Council Member Friedrichs, second by Council Member Villanueva, to approve this item as written.

Motion to approve carried unanimously.

13. **Discussion of and action on Ordinance No. 567 of the City Council of the City of Helotes, Texas providing for the extension of the Helotes City Limits by the annexation of an approximate 33.57 acre tract of land, being out of the called 99.70 acre tract of land, as described in deed recorded in Volume 15836, Page 906 of the deed records of Bexar County, Texas; granting to all inhabitants of said property all of the rights and privileges of other citizens and binding said inhabitants by all of the acts, ordinances, resolutions, and regulations of the City; incorporating recitals; authorizing the City Administrator to take all necessary steps to implement the**

**provisions of this Ordinance; providing for severability; repealing all ordinances in conflict herewith; setting an effective date; and approving a Municipal Service Plan for such area. (Petitioner)**

Motion was made by Council Member Villanueva, second by Council Member Friedrichs, to approve this item as written.

Motion to approve carried unanimously.

- 14. Discussion of and action on a Storm Water Management Plan, pursuant to Chapter 34 *Environment*, Article IV *Stormwater Detention and Drainage* of the Municipal Code of Ordinances, for the Bricewood Subdivision, Unit-1, being 32.7134 acres out of Tract 1 of 99.20 acres and Tract 2 being 3.0 acres out of the called 100 acre tract of land the Eastern half of Section Five, Volume 6591, Pg. 259 of the Official Public Records of Real Property Records of Bexar County, Texas. (Applicant)**

Byron Sanderfer, City Engineer, approved the storm water management plan.

Motion was made by Council Member Buys, second by Council Member Villanueva, to approve this item as written.

Motion to approve carried unanimously.

- 15. Discussion of and direction on amendments to the City Council Policies and Procedures. (Staff)**

After a brief discussion, Council directed that a few clarifications be made to the policies. This item will be placed on a future Council agenda.

- 16. Presentation by City Staff and discussion of and direction on the implementation of a municipal sales and use tax for street maintenance within the City of Helotes. (Staff)**

Rick Schroder, City Administrator, and Josh Mair, Public Works Supervisor, presented an overview of current street conditions, required maintenance needs, and revenue required to achieve the needs. Helotes currently contains 41.5 linear miles of streets, and, while most streets are in good shape, the needs exceed the current annual budget allocated for street maintenance. One fourth of one percent in sales tax revenue is estimated to generate approximately \$270,000 annually for street maintenance.

A municipal sales and use tax for street maintenance must be approved by voters, must be used to maintain or repair existing streets, and must be reauthorized every four years by election. Staff is proposing an addition of a fourth (1/4) of one (1) percent to the City's current sales tax rate of 7.75 % for a cumulative total of an 8% sales tax rate. In comparison, the City of San Antonio's current sales tax rate is 8.25%.

Council directed Staff to draft an ordinance calling a special election on November 3 for voters to consider a municipal sales and use tax for street maintenance at a rate of a fourth (1/4) of one

(1) percent. Council also requested holding workshops to provide information regarding the sales and use tax.

**17. Discussion of and action on a proposal regarding the consolidation of fire and emergency services between the City of Helotes, Emergency Services District No. 7 (ESD), and District 7 Fire and Rescue for territories within the ESD and City Corporate Limits and Extraterritorial Jurisdiction. (Staff)**

Motion was made by Council Member Friedrichs, second by Council Member Buys, to discuss and act on this item as written.

Speaking on this item were Rick Schroder, City Administrator, and Walton Daugherty, Fire Chief. The Helotes Fire Department and ESD #7 cross each other's jurisdictional boundaries. In an effort to provide continued stability and increase efficiencies for fire protection, Staff is requesting Council's support to begin dialogue with ESD #7 regarding consolidation.


Motion to amend was made by Council Member Friedrichs, second by Council Member Buys, to approve this item and mail the letter to the ESD #7 Board of Directors to initiate a dialogue for consolidation.

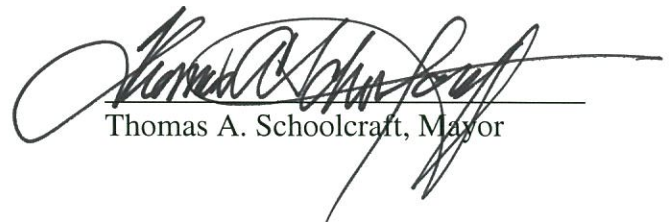
Motion to approve carried unanimously.

***Adjourn.***

With no more business to come before Council, Mayor Schoolcraft adjourned the meeting at 8:54 p.m.

ATTEST:

  
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Grace Tamez, City Secretary

  
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Thomas A. Schoolcraft, Mayor

