

MINUTES
REGULAR MEETING
HELOTES CITY COUNCIL

The City of Helotes City Council met for a regular meeting Thursday, March 9, 2017 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.

Present: Thomas A. Schoolcraft, Mayor
Alex Blue, Mayor Pro Tem
Edward Villanueva
Bert Buys
Cynthia Massey

Absent: Paul Friedrichs

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 Villanueva led the invocation. Mayor Schoolcraft led the pledge to the U.S. flag and the Texas flag.

OPEN SESSION:

2. Citizens to be Heard.

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 Villanueva, to approve items 3, 4, 5, 6, and 7 on the consent agenda. Motion to approve carried unanimously.

- 3.** Approval of the minutes of the Regular Meeting dated February 9, 2017. (Staff)**
- 4.** Approval of the City of Helotes Revenue and Expense and Encumbrance Reports dated March 2, 2017. (Staff)**
- 5.** Approval of the City of Helotes Police Department Racial Profiling Report dated March 2, 2017 for the 2016 Calendar Year. (Staff)**
- 6.** Discussion of and action on a final Amending Plat, pursuant to Municipal Code of Ordinances Chapter 78 *Subdivisions*, Section 78-75 *Amending a Plat*, amending Lots 9 and 10, Block 2, 0.2374 acres and 0.2392 acres, respectively, of the previously recorded plat in Volume 9705, Page 133-135, Deed and Plat Records of Bexar County, Texas for Bandera Road Subdivision, Unit-1 PUD, being a 17.108 acre tract of land out of the J.M. Ross Survey No. 224, Abstract No. 646, County Block 4554, Bexar County, Texas, and being out of a 27.724 acre tract**

described in a special warranty deed dated September 19, 2014 to M/I Homes of San Antonio, L.L.C., recorded in Volume 16876, Page 1500, Official Public Records of Real Property of Bexar County, Texas. (Applicant)

- 7.** In conformance with City Council Ordinance No. 560 *Chapter 380 Economic Development and Annexation Agreement*, discussion of and action on a final plat for Bricewood Subdivision, Unit-2, being 34.72 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)

ITEMS FOR INDIVIDUAL CONSIDERATION:

8. Discussion of and action on an Ordinance of the City Council of the City of Helotes, Texas authorizing a Master License Agreement between the City of Helotes and Mobilitie, L.L.C. for the use of public right-of-way within the City; authorizing Mayor Thomas A. Schoolcraft to execute said Agreement on behalf of the City Council of the City of Helotes, Texas and authorizing the City Administrator to take all necessary steps to implement the provisions of this Ordinance, including, but not limited to, approving a building permit application for the construction of one (1) utility infrastructure facility near the Business Parkway cul-de-sac; incorporating recitals; providing for severability; repealing any other Code provisions, ordinances, or parts of ordinances, and other provisions in conflict herewith; and setting an effective date. (Staff)

Rick Schroder, City Administrator, gave a brief overview. Michael Lockwood, Permitting Manager with Mobilitie, answered Council questions. Approval of this item will authorize Mobilitie, L.L.C to install wireless communication equipment within the City at the rate of \$1,500 per pole per year with a 3% annual increase. One pole will be installed near the Business Parkway cul-de-sac.

Motion was made by Council Member Buys, second by Mayor Pro Tem Blue, to discuss and act on this item as written.

Motion to approve carried unanimously.

9. Discussion of and action on a request by Galm Road Real Estate Investors, Ltd. for a variance to Municipal Code of Ordinances Chapter 66 *Signs*, Chapter 66-50 *Commercial Signs: Multi-tenant Shopping Center, Business Park, or Office Complex (Monument-Type)*, for an industrial/commercial complex, generally located at the intersection of Galm Rd. and F.M. 1560, more particularly described as BCAD Property ID No. 1210561. (Applicant)

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

On March 7, 2017, the Planning and Zoning Commission unanimously disapproved the request for a variance. The P&Z report noted that the applicant was willing to conform to Code requirements although consensus was to eliminate landscape requirements due to the location of the sign.

City Council discussion included the numerous variances associated with this sign design and the P&Z decision. The applicant was not present. Since the applicant is willing to conform to Code, the consensus was to allow P&Z to review the applicant's revised sign application at their next meeting.

Mayor Schoolcraft noted that an "aye" vote would approve this item while a "nay" vote would deny the request.

Motion to approve failed; 0 Ayes, 4 Nays – Council Member Villanueva, Mayor Pro Tem Blue, Council Member Buys, Council Member Massey; 0 Abstentions.

The request for a variance is denied.

10. Discussion of and action on Contract Documents & Technical Specifications for the City of Helotes 2017 Street Improvements, including, but not limited to Joint, Crack Routing, and Sealing Services for Public Rights-of-Way within the Helotes Park Estates and Iron Horse Canyon Subdivisions and a One-Course Surface Treatment for Bar X Trail and Circle A Trail within the Helotes Park Estates Subdivision. (Mayor Schoolcraft)

Joshua Mair, Public Works Supervisor, and Rick Schroder, City Administrator gave an overview on the proposed street maintenance project. The budget is limited to the amount annually collected from the street maintenance sales tax. Estimated costs depend on the type of surface treatment selected with an additional cost for pavement markings, if required. The City will issue two bids, one for one-course surface treatment and one for joint, crack routing, and sealing.

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

Motion to amend was made by Council Member Buys, second by Council Member Villanueva, to approve the two bid Contract Documents and Technical Specifications, to commence the bid process, and to authorize awarding the project to the lowest qualified bidder.

Motion to approve as amended carried unanimously.

Adjourn.

With no more business to come before Council, Mayor Schoolcraft adjourned the meeting at 7:53 p.m.

ATTEST:



Grace Tamez, City Secretary





Thomas A. Schoolcraft, Mayor