

**CITY OF LAREDO
REGULAR CITY COUNCIL MEETING**

**CITY COUNCIL CHAMBERS
1110 HOUSTON STREET
5:30 P.M.**

M92-R-35

M I N U T E S

NOVEMBER 2, 1992

I. CALL TO ORDER

With a quorum present Mayor Protem Blas Castaneda called the meeting to order since Mayor Saul N. Ramirez, Jr. was going to be approximately an hour late.

II. PLEDGE OF ALLEGIANCE

Mayor Protem Blas Castaneda led in the Pledge of Allegiance.

III. ROLL CALL

IN ATTENDANCE:

SAUL N. RAMIREZ, JR.,	MAYOR	
JOSE R. PEREZ,	COUNCILMEMBER,	DISTRICT I
JACINTO P. JUAREZ,	"	, DISTRICT II
ARLENE RASH ALDRIDGE,	"	, DISTRICT III
CECILIA MAY MORENO,	"	, DISTRICT IV
BLAS CASTANEDA,	"	, DISTRICT V
EDUARDO PERALES,	"	, DISTRICT VI
FELIPE CARDENAS,	"	, DISTRICT VIII
GUSTAVO GUEVARA, JR.,	CITY SECRETARY	
PETER H. VARGAS,	CITY MANAGER	
JOSE SALVADOR TELLEZ,	CITY ATTORNEY	

ABSENCES:

Motion to excuse Cm. Jerry Perez due to illness.

Moved : Cm. Perez

Second: Cw. Moreno

For: 5

Against: 0

Abstain: 0

(Cw. Aldridge was not present and Mayor Protem Castaneda was presiding the meeting and not voting).

IV. APPROVAL OF MINUTES

2. Regular City Council Meeting: October 26, 1992

Motion to approve.

Moved : Cm. Juarez

Second: Cm. Perez

For: 5

Against: 0

Abstain: 0

V. INTRODUCTORY ORDINANCES

3. Approving a lease with TAESA Airlines for the approximate 296 square feet of terminal counter and office space located at 4805 Maher Avenue, at the Laredo International Airport.
Ordinance Introduction:

Ordinance Introduction: City Council

4. Approving a lease with TAESA Airlines for the approximate 112,318 square feet of land including the improvements thereon, located at 4608 Maher Avenue (formerly leased to the Webb County Tax Collector), at the Laredo International Airport.

Ordinance Introduction: City Council

5. Approving a lease with the Washington's Birthday Celebration Association for the approximate 32,500 square feet of land located at the corner of North Bartlett and Hillside, for the purpose of constructing a warehouse for storage of floats, at the Laredo International Airport.

Ordinance Introduction: City Council

6. Approving a lease with Harry Kazazian for the approximate 9,600 square feet constituting Building #1331, located at 4110 North Jarvis Avenue, at the Laredo International Airport.

Ordinance Introduction: City Council

7. Authorizing the issuance of City of Laredo, Texas, Combination Tax and Waterworks System Revenue Certificates of Obligation, Series 1992A, in the principal amount of \$6,000,000; authorizing the execution of a purchase contract and approving an official statement.

Ordinance Introduction: City Council

8. Authorizing the issuance of City of Laredo, Texas, Combination Tax and Sewer System Revenue Certificates of Obligation, Series 1992A, in the principal amount of \$3,800,000; authorizing the execution of a purchase contract and approving an official statement.

Ordinance Introduction: City Council

9. Authorizing the issuance of City of Laredo, Texas, Combination Tax and Airport Revenue Certificates of Obligation, Series 1992, in the principal amount of \$1,000,000; authorizing the execution of a purchase

contract and approving an official statement.

Ordinance Introduction: City Council

10. Authorizing the issuance of City of Laredo, Texas, Combination Tax and Paving Assessment Revenue Certificates of Obligation, Series 1992A, in the principal amount of \$1,000,000; authorizing the execution of a purchase contract and approving an official statement.

Ordinance Introduction: City Council

11. Authorizing the execution of release of an easement by the City of Laredo to Elia Ilda Espinoza. The easement to be released is a 5' utility easement between lots 278 and 317, Regency Park Subdivision, Section 2, Unit 2.

Ordinance Introduction: City Council

12. Authorizing the execution of the acceptance of an easement by the City of Laredo from Elia Ilda Espinoza. The easement is a 5' utility easement between the proposed replatted lots 279A and 317A, Regency Park Subdivision, Section 2, Unit 2.

Ordinance Introduction: City Council

Cw. Aldridge came in at this time: 5:43 p.m.

VI. FINAL READINGS

Motion to waive the final reading of ordinances: 92-O-220, 92-O-222, 92-O-223, 92-O-224, 92-O-225, 92-O-226, 92-O-227, 92-O-228, 92-O-229, 92-O-230, 92-O-231, 92-O-232, 92-O-233.

Moved : Cm. Juarez

Second: Cm. Moreno

For: 6

Against: 0

Abstain: 0

(Mayor Protem Castaneda was presiding and not voting).

13. 92-O-220 Authorizing the City Manager to execute a non-disturbance and attornment agreement between the City of Laredo and Austaco, Inc., sublessee under the master lease agreement approved by ordinance dated April 11, 1979, between Jeffrey H. and Joan Tamkin, as lessee, and the City of Laredo, as lessor, at the Laredo International Airport.
(City Council)

Motion to approve.

Moved : Cm. Juarez

Second: Cw. Moreno

For: 6

Against: 0

Abstain: 0

- 14. 92-0-221 Setting forth the membership, qualifications and duties of the Charter Commission; and providing for effective date. (City Council)

Motion to table this item and refer it back to the City Manager to incorporate changes to Section (D) and Section (C).

Moved : Cm. Juarez
 Second: Cm. Perez
 For: 6 Against: 0 Abstain: 0

- 15. 92-0-222 Amending the City of Laredo's personnel policies, specifically, Chapter 2, Division 6 (d)(xiii) Pay Administration, to increase the number of days that a temporary employee may be employed by the City. (City Council)

Motion amending the City of Laredo's personnel policies, specifically, Chapter 2, Division 6 (d)(xiii) Pay Administration, to increase the number of days that a temporary employee may be employed by the City.

Moved : Cm. Juarez
 Second: Cw. Moreno
 For: 6 Against: 0 Abstain: 0

- 16. 92-0-223 Closing the hearing on Project 40 Paving Assessment Street Improvements Project and fixing a lien and charge. (City Council)

Motion to approve.

Moved : Cm. Juarez
 Second: Cw. Moreno
 For: 6 Against: 0 Abstain: 0

- 17. 92-0-224 Approval of a contract amendment for the HIV Consortia Program with the Texas Department of Health for the period beginning April 1, 1992 through March 31, 1993; and increasing revenue line item #226-0000-323-4051 from \$84,313 to \$117,525; and increasing expenditure line item #226-6051 from \$84,313 to \$117,525. (City Council)

Motion to approve.

Moved : Cm. Juarez
 Second: Cw. Moreno
 For: 6 Against: 0 Abstain: 0

- 18. 92-0-225 Approval of the budget for the continuation of the Buena Vida/Coalition Program from the Department of

Health and Human Services in the amount of \$271,183 (\$191,209 in federal funds and \$79,974 in-kind). The budget period is from October 1, 1992 through September 30, 1993; increasing revenue line item fund #226-0000-321-4001 from \$0 to \$191,209 and increasing expenditure line items in fund #226-6500 from \$0 to \$191,209. (City Council)

Motion to approve.

Moved : Cm. Juarez

Second: Cw. Moreno

For: 6

Against: 0

Abstain: 0

19. 92-O-226 Approval of contract amendment for the HIV Health and Social Services Program with the Texas Department of Health for the period beginning September 1, 1992 through August 31, 1993; and increasing revenue line item #226-0000-323-4050 from \$0 to \$69,383; and increasing expenditure line item #226-6057 from \$0 to \$69,383. (City Council)

Motion to approve.

Moved : Cm. Juarez

Second: Cw. Moreno

For: 6

Against: 0

Abstain:

20. 92-O-228 Amending the Zoning Ordinance (Map) of the City of Laredo by granting a special use permit for an 80 acre tract; providing for publication and effective date. (Cm. Jose Perez)

Motion to approve.

Moved : Cm. Juarez

Second: Cw. Moreno

For: 6

Against: 0

Abstain: 0

21. 92-O-229 Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 30, Calton Gardens Subdivision, from B-3 (Community Business District) to B-4 (Highway Commercial District); providing for publication and effective date. (Cm. Perales)

Motion to approve.

Moved : Cm. Juarez

Second: Cw. Moreno

For: 6

Against: 0

Abstain: 0

22. 92-O-230 Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning a 5.5918 acre tract from B-3 (Community Business District) to B-4 (Highway

Commercial District); providing for publication and effective date. (Cm. Perales)

Motion to approve.

Moved : Cm. Juarez

Second: Cw. Moreno

For: 6 Against: 0 Abstain: 0

23. 92-0-231 Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning a 4.2599 acre tract, from R-2 (Multi-Family Residential District) to B-4 (Highway Commercial District); providing for publication and effective date. (Cm. Juarez)

Motion to approve.

Moved : Cm. Juarez

Second: Cw. Moreno

For: 6 Against: 0 Abstain: 0

24. 92-0-232 Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Blocks 7 & 8, Calton Gardens Subdivision, from B-3 (Community Business District) to B-4 (Highway Commercial District); providing for publication and effective date. (Cms. Juarez and Perales)

Motion to approve.

Moved : Cm. Juarez

Second: Cw. Moreno

For: 6 Against: 0 Abstain: 0

25. 92-0-233 Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Block 4, Del Mar Village Subdivision, from B-3 (Community Business District) to B-4 (Highway Commercial District); providing for publication and effective date. (Cm. Perales)

Motion to approve.

Moved : Cm. Juarez

Second: Cw. Moreno

For: 6 Against: 0 Abstain: 0

VII. RESOLUTIONS

26. 92-R-129 A resolution of the City Council of the City of Laredo to confirm the appointment of members to the Board of Directors of the Laredo Industrial Development Corporation upon the nomination by the

Mayor for the City of Laredo.

(After action is taken, please refer to Item XIII.)

Mr. Glen Opel, an attorney from Austin who was representing H.E.B. spoke before the council to explain the financing bonds. He stated that the purpose for this change was to institute a reduction to the interest rate.

Motion to waive the regular order of business and take item XIII.(34) for consideration at this time.

Moved : Cm. Juarez
Second: Cm. Perez
For: 6 Against: 0 Abstain: 0

Motion to confirm the appointment of members to the Board of Directors of the Laredo Industrial Development Corporation upon the nomination by the Council of the City of Laredo.

Moved : Cm. Juarez
Second: Cw. Moreno
For: 6 Against: 0 Abstain: 0

- 27. 92-R-130 A resolution of the City Council of the City of Laredo approving a resolution of the Laredo Industrial Development Corporation with respect to bonds issued for the benefit of Charles C. Butt.

Motion to approve a resolution of the City Council of the City of Laredo approving a resolution of the Laredo Industrial Development Corporation with respect to bonds issued for the benefit of Charles C. Butt.

Moved : Cw. Aldridge
Second: Cm. Cardenas
For: 6 Against: 0 Abstain: 0

Motion to waive the regular order of business and move up item 32.(A) for consideration at this time.

Moved : Cm. Juarez
Second: Cw. Moreno
For: 6 Against: 0 Abstain: 0

VIII. MOTIONS

- 28. Award of a contract to the Low Bidders, Video Services of America, Lincoln, Nebraska (\$15,544.65), Commercial Video Systems, Austin, Texas (\$4,525.00), and Guarantee Radio, Laredo, Texas (\$2,114.32), for the purchase of audio/visual

equipment for the Public Access Channel.

Motion to award contract to the low bidders, Video Services of America, Lincoln, Nebraska (\$15,544.65), Commercial Video Systems, Austin, Texas (\$4,525.00), and Guarantee Radio, Laredo, Texas (\$2,114.32) for the purchase of audio/visual equipment for the Public Access Channel.

Moved : Cw. Aldridge
Second: Cm. Juarez
For: 6

Against: 0 Abstain: 0

- 29. Award of an annual supply contract for automotive parts to the Low Bidders Meeting Specifications, Industrial Supply, Laredo, Texas (\$22,997.84), Gonzalez Auto Parts, Laredo, Texas (\$20,450.58), Saber Sales, Spring, Texas (\$17,984.73), and Velco Inc., Laredo, Texas (\$3,529.40).

Motion to award an annual supply contract for automotive parts to the low bidders meeting specifications, Industrial Supply, Laredo, Texas (\$22,997.84), Gonzalez Auto Parts, Laredo, Texas (\$20,450.58), Saber Sales, Spring, Texas (\$17,984.73), and Velco Inc., Laredo, Texas (\$3,529.40).

Moved : Cm. Juarez
Second: Cm. Perez
For: 6

Against: 0 Abstain: 0

Motion to waive the regular order of business and move up item 32.(B) for consideration at this time.

Moved : Cw. Aldridge
Second: Cm. Juarez
For: 6

Against: 0 Abstain: 0

IX. CITY MANAGER'S REPORT

- 30. Authorizing the acquisition of a drainage easement consisting of approximately 2,677.20 square feet out of part of Lot 9, Block 1766, Eastern Division, located at 2910 Pecan Street, for the Tinaja Creek Drainage Improvement Project.

Motion authorizing the acquisition of a drainage easement consisting of approximately 2,677.20 square feet out of part of Lot 9, Block 1766, Eastern Division, located at 2910 Pecan Street, for the Tinaja Creek Drainage Improvement Project.

Moved : Cm. Perez
Second: Cm. Juarez
For: 7

Against: 0 Abstain: 0

X. COMMUNICATIONS

31. Request by the South Texas Development Council to address the City Council concerning the J.T.P.A. Older Worker Program.

Motion to table this item for the November 16th City Council meeting.

Moved : Cm. Juarez

Second: Cm. Perez

For: 7

Against: 0

Abstain: 0

Motion to accept the December 7th and 21st and January 11th schedule of the City Council meeting dates as provided by Mr. Vargas.

Moved : Cm. Juarez

Second: Cw. Moreno

For: 7

Against: 0

Abstain: 0

XI. CITY COUNCIL DISCUSSION AND PRESENTATIONS

32. Requests from the Mayor and Councilmembers for discussion and presentation.

A. Request from Councilmembers Jacinto Juarez, Jose Perez, and Felipe Cardenas:

Recognition of Ligarde and MacDonnell Elementary Schools for their success in achieving the educational goals of the State of Texas.

Representing Ligarde Elementary was Mrs. Cynthia Conchas and representing MacDonnell Elementary School was Ms. Anita Ochoa.

Motion recognizing Ligarde and MacDonnell Elementary Schools for their success in achieving the educational goals of the State of Texas.

Moved : Cm. Juarez

Second: Cm. Perez

For: 6

Against: 0

Abstain: 0

Mayor Saul N. Ramirez, Jr. came in at this time: 6:20 pm.

B. Request from Councilmember Arlene Rash-Aldridge:

Presentation by Ray Perryman concerning the Camino Colombia Toll Road, with discussion and possible action by the City Council.

Mr. Carlos Benavides III, President of the Camino Colombia Group, made a presentation before the council on

their proposed project.

Dr. Ray Perryman, representing the Camino Colombia Group as a Business/Traffic Forecaster, talked about the congestion traffic problems that are presently encountered in Laredo and how this project will help alleviate the problem by bypassing the city streets. He added at their project has all the right-of-ways, the routing studies have been completed, investment bond studies done and the impact studies on currently ongoing.

Mr. Max Mandel stated that this was not a good idea for Laredo and that we should not endorse this project, because it is not to the benefit of our community. He requested that action to be taken to refuse to endorse and actively oppose the project.

Mr. Michael Landeck stated there were no figures or numbers to justify the economic benefit to Laredo from Mr. Perryman nor Mr. Benavides since their presentation on August of last year. He further added that this is a very dangerous situation when a bypass is built. He requested that the council continues to oppose it.

Mrs. Roberta Zuniga read a letter from Mr. David Killam of Killam Oil Company stating that he is opposed to the Camino Colombia Toll Road.

Mr. Gary Jacobs requested from council to explore other means of providing a relief to the traffic congestion of heavy trucks and to continue to opposed the Camino Colombia Toll Road.

Cw. Aldridge went on record to support all toll road groups that are willing to invest at no cost to the taxpayer and that we should open more industrial parks to bring down the price of real estate property at these parks.

Cm. Perales stated that this is a very sweet deal for San Antonio by providing a bypass for the shoppers of Mexico.

Cm. Castaneda stated that he could not support any project without any data to analyze.

Mayor Ramirez stated that it was premature for council to take any type of action before they and the MPO have read and analyzed the new rules and regulations of the Texas Dept. of Transportation on Toll Roads.

C. Requests from Councilmember Felipe Cardenas:

1. Discussion concerning pending matters with the Board of the Gateway Community Health Center.

Mr. Lauro Garcia, Chairperson for the Gateway Community Health Center, stated that the center has not received full payment of pharmaceuticals and that the unpaid bill stands at \$32,000. He requested payment at this time in accordance with the agreement.

Mr. Tellez stated that the situation is that they want to send a bill for something that we did not agreed on. He stated that the agreement between the City of Laredo and the Gateway Health Clinic specifies on page two of the agreement under the section where pharmaceuticals are to be dispensed, the cost of each unit of service shall be determined between the city and the corporation under a separate agreement or agreements. He added that under the circumstances, there has never been an agreement between the City of Laredo and the Gateway Health Clinic as to what will be the total amount of pharmaceuticals that the city will pay for, however, there is an agreement that the City of Laredo will pay for certain types of pharmaceuticals. He added that Mr. Robinson has given a list to the Gateway Health Clinic with regards to the types of drugs that they will reimburse the Gateway Clinic. Mr. Tellez further stated that Mr. Robinson has established a custom and practice that every month a bill is sent and he has disqualified certain amounts since the beginning and only reimbursed for those items that were directly related to client services relating to the City of Laredo Health Department. We have been reimbursing approximately \$3,500 per month. We go back to prior practice since a price payment was not addressed in the contract.

Mr. Mike Trevino, Director of Gateway Community Health Center, stated that council previously had granted them a \$40,000 grant for this purpose.

Mr. Jerry Robinson, Health Director, stated that there has been two prior procedures: (1) - as an outright grant; and (2) - since September of 1990 they have switched to a billing practice and we started voluntarily paying a dispensing fee. They have described what they have been paying and what they would not pay. He affirmed that there was no prior accumulation of payments and that the \$32,000 are the expenses that we have disallowed as of the most recent date of the last agreement of September 6, 1991.

Mr. Claudio Perez stated that what we should not put a ceiling on the amount for the pharmaceuticals

needed to be dispensed by the center.

Mayor suggested that the Legal Department prepare a legal opinion as to whether we owe the \$32,000 of unpaid bills or not and bring it before council at a later date.

2. Discussion and possible action concerning the truck/trailer traffic on Zaragoza Street between Sta. Ursula Avenue and Salinas Avenue.

Police Chief J.L. Martinez stated that police department will be more vigilant.

Motion to amend the ordinance directing no truck signs on Zaragoza between Sta. Ursula Avenue and Convent.

Moved : Cm. Cardenas

Second: Cm. Perales

For: 7

Against: 0

Abstain: 0

3. Status report concerning the Police Sub-Station to be located Downtown (formerly the 341st District Court).

Cm. Cardenas stated that there was a donor for 6 bicycles for the police department to use to patrol the downtown area.

Mayor suggested that staff look into the possibility of acquiring the Central Jury Room for the Municipal Court and report back to council.

4. Verification of the maintenance agreement in regard to railroad tracks.

Cm. Cardenas stated that he has received numerous complaints from citizens that the city is not enforcing the railroad track weed and brush ordinance and that the railroads need to repair the crossings.

Mr. Vargas stated that he will instruct the police department to start citing the railroad companies.

5. Discussion and possible action concerning the Aldo Tatangelo Walkway and the opening of the street.

Mr. Vargas stated that they bring back information with costs and recommendations.

XII. MOTION TO RECESS AND TO CONVENE AS MASS TRANSIT BOARD

Motion to recess as City Council and convene as Mass Transit

Board.

Moved : Cm. Juarez

Second: Cm. Perez

For: 7

Against: 0

Abstain: 0

33. Award of a contract in the amount of \$169,089.00 to the Sole Bidder, Texas School Bus Center, Inc., Austin, Texas, for the purchase of three Para Transit vehicles.

Motion to award contract in the amount of \$169,089.00 to the Sole Bidder, Texas School Bus Center, Inc., Austin, Texas for the purchase of three Para Transit vehicles.

Moved : Cm. Juarez

Second: Cm. Perez

For: 7

Against: 0

Abstain: 0

Motion to adjourn as Laredo Municipal Housing Corporation and reconvene as City Council.

Moved : Cm. Juarez

Second: Cm. Cardenas

For: 8

Against: 0

Abstain: 0

XIII. MOTION TO RECESS AND TO CONVENE AS THE LAREDO INDUSTRIAL DEVELOPMENT COUNCIL

Motion to recess as City Council and convene as the Laredo Industrial Development Council.

Moved : Cm. Juarez

Second: Cm. Cardenas

For: 6

Against: 0

Abstain: 0

34. I. Election of the Board of Directors

Motion to fill the positions with all the Councilmembers plus the City Manager and the City Secretary.

Moved : Cm. Perez

Second: Cm. Perales

For: 6

Against: 0

Abstain: 0

Cm. Juarez nominated Cm. Castaneda as President of the Laredo Industrial Development Council Board and Gustavo Guevara, Jr. as the Secretary of the Board.

Cw. Moreno nominated Cm. Juarez as the Board Treasurer.

Motion to approve the nominations.

Moved : Cw. Moreno

Second: Cm. Perez

For: 6

Against: 0

Abstain: 0

II. Discussion and adoption of resolution with respect to bonds issued for the benefit of Charles C. Butt and the refinancing of said bonds.

Motion to adopt the resolution.

Moved : Cm. Juarez

Second: Cm. Perez

For: 9

Against: 0

Abstain: 0

Motion to adjourn as Laredo Industrial Development Council.

Moved : Cm. Perales

Second: Cm. Cardenas

For: 9

Against: 0

Abstain: 0

XIV. ADJOURNMENT

Motion to adjourn.

Moved : Cm. Perez

Second: Cm. Cardenas

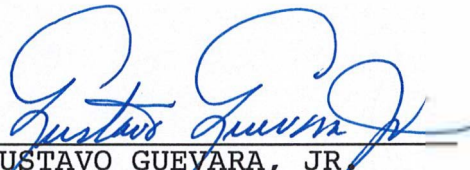
For: 7

Against: 0

Abstain: 0

Adjournment time was at 8:45 P.M.

I HEREBY CERTIFY THAT THE ABOVE MINUTES CONTAINED IN PAGES 01 TO 14 ARE TRUE, COMPLETE AND CORRECT PROCEEDINGS OF THE REGULAR CITY COUNCIL MEETING HELD ON THE 2ND DAY OF NOVEMBER, 1992. A CERTIFIED COPY IS ON FILE AT THE CITY SECRETARY'S OFFICE.



GUSTAVO GUEVARA, JR.
CITY SECRETARY

MINUTES PREPARED BY: Delia Rodriguez, Deputy City Secretary II

APPROVED BY CITY COUNCIL: **NOV 16 1992**

CORRECTIONS: