

CITY OF LAREDO
Laredo, Texas
Regular City Council Meeting
2400 San Bernardo Avenue
Civic Center Conference Rooms 1 & 2
6:00 P. M.

AGENDA NO: M88-R-21 MINUTES DATE: July 18, 1988

I. MAYOR TO CALL THE MEETING TO ORDER

(038.1) With a quorum present, Mayor Aldo Tatangelo called the meeting to order.

II. ROLL CALL

(054.1) IN ATTENDANCE:
MAYOR ALDO TATANGELO
CM. SANTOS BENAVIDES, DISTRICT I
CM. JACINTO F. JUAREZ DISTRICT II
CM. SAUL N. RAMIREZ, JR. DISTRICT III
CM. MARGARITO BENAVIDES, JR. DISTRICT IV
CM. DAVID R. CORTEZ DISTRICT VI
CM. HECTOR J. LIENDO DISTRICT VII
CW. CONSUELO "CHELO" MONTALVO DISTRICT VIII
HORTENCIA C. GONZALEZ CITY SECRETARY
R. MARVIN TOWNSEND CITY MANAGER
ANTHONY McGETTRICK CITY ATTORNEY

ABSENCES:
CM. BLAS CASTANEDA, DISTRICT V

(058.1) Motion to excuse Cm. Castaneda from the meeting: Juarez
Second: M. Benavides, Jr.
For: 7 Against: 0 Abstain: 0

III. APPROVAL OF MINUTES:

(070.1) Regular City Council Meeting: June 20, 1988

Motion to approve: Juarez
Second: Montalvo
For: 7 Against: 0 Abstain: 0

IV. COMMUNICATIONS

(079.1) Presentation of Proclamation to Mr. Orlando Canizales, IBF Bantamweight Champion. (Cm. David R. Cortez)

Mayor Aldo Tatangelo presented Mr. Orlando Canizales with a Proclamation designating July 18, 1988 as "ORLANDO CANIZALEZ DAY" and was congratulated by Councilmembers for the pride and honor he has brought not only to his family but to the City. Mayor Tatangelo further informed of other festivities to be held in his honor to include a party at the Mayor's residence as well as a parade in his honor.

Motion to re-name the boxing gym the Gaby & Orlando Canizales Boxing Gym in honor of both champions and that an appropriate welcome sign be placed at the City's entrance stating that Laredo is the home of champions: Cortez
Second: Juarez
For: 7 Against: 0 Abstain: 0

(305.1) Police Chief Victor L. Garcia made a presentation regarding "kick-off" activities in conjunction with National Night out to be held on August 9 and explained its purpose as being that of deterring crime. Assisting Chief Garcia with the presentation were Officers Mario Soria and Ray B. Pena as well as McGruff, of Crimestoppers.

V. PUBLIC HEARING(S)

(504.1)

Motion to open the Public Hearing: S. Benavides

Second: Montalvo

For: 7

Against: 0

Abstain: 0

A. Public Hearing on the request of Mr. Lloyd Vaughn Jr. to rezone Lots 9, 10, 11 and 12, Block 1708, Eastern Division, from R-3 (Mixed Residential District) to B-3 (General Business District) at 811 Arkansas Avenue. The land is being used for the sale and storage of heavy vehicles. There are houses to the east and north; vacant land to the south; and a warehouse, auto repair shop and residence to the west. The area to the west is zoned B-3. B-1 is to the north and R-3 zoning to the south and east. At the meeting of 7/7/88, one letter of protest was read. The Commission voted unanimously to recommend approval. As of 7/12/88, no other protests have been received.

AMENDING THE ZONING MAP OF THE CITY ZONING ORDINANCE OF THE CITY OF LAREDO BY CHANGING FROM R-3 (MIXED RESIDENTIAL DISTRICT) TO B-3 (GENERAL BUSINESS DISTRICT) THE FOLLOWING DESCRIBED PROPERTY LOCATION: LOTS 9, 10, 11, AND 12, BLOCK 1708, EASTERN DIVISION.

Ordinance Introduction: Cm. Santos Benavides

City Planner Ron Whitehawk gave a brief presentation of the proposed amendment. There was no public input.

Motion to close Public Hearing: Juarez

Second: Cortez

For: 7

Against: 0

Abstain: 0

Motion to concur with Planning & Zoning's recommendation to approve: S. Benavides

Second: Juarez

For: 7

Against: 0

Abstain: 0

VI. PRESENTATIONS

Requests by Mayor and Councilmembers for discussion with possible action:

(622.1)

A. Request from Mayor Aldo Tatangelo:

Consideration that surplus equipment (possibly 1978 or other year) be transferred to sister cities in Mexico.

City Manager Townsend explained that approximately three pieces of equipment were to become surplus in the near future.

Motion that available surplus equipment be sold to the City of Tlahualilo, Durango, Mexico for the sum of \$1.00: Ramirez, Jr.

Second: S. Benavides

For: 7

Against: 0

Abstain: 0

(767.1) B. Request from Cm. Santos Benavides:

1. The clearance of 2 blocks owned by the City behind the Garcia/Vela Park.

Motion that Public Works Dept. be instructed to to this park: S. Benavides

Second: Juarez

For: 7

Against: 0

Abstain: 0

(827.1)

2. Clarification as to who responsible party is to clean Century City Creek.

City Manager Marvin Townsend explained that property owners are not responding, and that he will return

with alternatives.

Motion that Reynolds/New York Creek be also cleaned:
Juarez

Second: S. Benavides

For: 7 Against: 0 Abstain: 0

Motion that San Dario/Jefferson Creek also be cleaned:

M. Benavides, Jr.

Second: Juarez

For: 7 Against: 0 Abstain: 0

(1040.1) C. Requests from Cm. Jacinto P. Juarez:

1. Follow up report regarding water service to Juan Santo on a 6 acre tract situated on Highway 59 (District II) after granting Certificate of No Plat required by Planning & Zoning Commission on June 7, 1988.

It was explained by the City Manager that plats are under zoning ordinances. That particular plat in question is about to be approved.

(1439.1)

2. Follow up report on reason to deny a Building Permit for a four bedroom dwelling at 3019 Fremont Street. (Mr. Ramon Medina)

Written documentation will be requested from Mr. Medina for comparison in sewer/septic tank costs.

(1620.1)

D. Request from Cm. Hector J. Liendo:

1. Request to distribute City Manager evaluation instrument and to schedule a work session to discuss and solicit recommendations from Council. (Cm. Blas Castaneda and Cm. Jacinto P. Juarez)

Councilman Liendo presented the evaluation document for City Council consideration.

Motion to accept document: Ramirez, Jr.

Second: Juarez

For: 5 Against: Cortez Abstain: 0

(Without Cm. S. Benavides who stepped out momentarily).

Motion to have self evaluation by next meeting and after evaluation proceed with meeting: Juarez

Second: Liendo

For: 5 Against: Cortez Abstain: 0

(Without Cm. S. Benavides who stepped out momentarily).

(1741.1)

2. Status report on publicity concerning the Transit Tax Election.

Councilman Liendo asked regarding the transit tax publicity on upcoming proposition to voters.

Councilman Ramirez, Jr. stated that Transit Dept. and City Council should coordinate efforts with the Finance Department to reflect the amounts that are involved. Also that a public awareness program be prepared through the access channel to inform people of how this transit tax revenue can further allow the City to expand its services.

Councilman Cortez requested that this item be placed on the next agenda, and that City Manager

Townsend return with figures if tax passes or not (gains and losses).

- (2120.1) E. Request from Cm. Margarito Benavides, Jr.:
1. The Planning and Zoning Commission be requested to study existing zoning and land use in the area bounded by Saunders Street on the north, Bartlett Avenue on the east, Sanders Avenue on the west and Gustavus Street on the south to determine the lots and blocks now zoned R-3 that would be more appropriately zoned R-1 or R-2 in order to help preserve well established predominantly single family neighborhoods.

Motion that the entire City be re-assessed by Planning & Zoning Commission for reduction of R-3 to preserve single family neighborhoods: M. Benavides, Jr.

Second: Juarez

For: 6 Against: Liendo Abstain: 0

- (2824.1) 2. Regarding property at airport, formerly used as carnival grounds, for use as practice field by J. W. Nixon High School.

Motion that airport property be used as practice field by the J. W. Nixon High School Band on a temporary basis and that other parties presently using said property also be accommodated: M. Benavides, Jr.

Second: Juarez

For: 7 Against: 0 Abstain: 0

- (3055.1) F. Presentation by Mr. Blas Martinez, Chairman, Planning Zoning Commission regarding the need to update the City's Comprehensive Plan.

Mr. Arthur Zuniga gave an overview of the City's Comprehensive Plan on behalf of Mr. Blas Martinez. Mr. Zuniga further requested allocation of funds to employ an outside consultant to come to Laredo and update the Master Plan.

Motion to review and identify weaknesses in the Comprehensive Plan and return with report at which time a decision will be made: Juarez

Second: Ramirez, Jr.

For: 7 Against: 0 Abstain: 0

VII. COMMITTEE APPOINTMENTS

- (3074.1) A. Nominations of Councilmember Hector Liendo:
Mr. Jose A. Valdez - Library Board

Motion to approve: Liendo

Second: Cortez

For: 7 Against: 0 Abstain: 0

- (3084.1) B. Nomination of Cm. Consuelo "Chelo" Montalvo:
Ms. Mary Cantu - Library Board

Motion to approve: Montalvo

Second: Ramirez, Jr.

For: 7 Against: 0 Abstain: 0

VIII. REPORTS. IT IS RECOMMENDED THAT:

- (2341.3) A. The tax office be authorized to refund \$1,523.87 to Bowlers Building and land on taxes paid on January 30, 1987. Bowlers Building and land did not agree on the \$995,936 value established by the Webb County Appraisal District and filed a lawsuit. The court has ordered that the value be reduced to \$600,125. Since Bowlers Building and land had paid their taxes in full, the

\$1,523.87 being refunded is the tax amount resulting from the lowering of the value of the property. This property is located on the west side of International 35 north of Mann Road.

Motion to approve: Ramirez, Jr.

Second: Cortez

For: 7

Against: 0

Abstain: 0

(2534.3)

- B. Change Order #2 for Voluntary Street Improvement Project 17 (McClelland, Hendricks) - 51 Blocks be approved to delete the following streets:

Zaragoza Street, San Enrique to San Pablo 2 blocks
Grant Street, San Enrique to San Eugenio 3 blocks

The proposed work included 730 feet of 6 inch water pipe, a fire hydrant, 53 replacement water connection, 55 feet of 18 inch storm sewer, and related work. The change would reduce the contract by \$63,895.07. These 5 blocks are recommended to be deferred until the proposed expansion of the Federal Government's facilities at Bridge II is either finalized or cancelled.

Motion to table item to August 1st meeting: Juarez

Second: S. Benavides

For: 7

Against: 0

Abstain: 0

- C. Bids be received for an annual supply contract for Heavy Duty Automotive, Heavy Duty Commercial, and Light Utility & Lawnmower Batteries for all departments. These specifications have been written so that the contracts can be awarded by the following sections:

Schedule I - 174 automotive various sizes

Schedule 2 - 82 truck various sizes

Schedule 3 - 18 lawnmower various sizes

Motion to approve: Ramirez, Jr.

Second: Cortez

For: 7

Against: 0

Abstain: 0

- D. Bids for Traffic Signal Parts be received on August 9, 1988. These specifications were prepared to award contracts by item, with the bidder having the option to bid on any or all items. The 22 items include flashers, flasher motors, contacts, relays, and fuses. These parts will be used by the Traffic Department to repair and maintain traffic signals.

Motion to approve: Ramirez, Jr.

Second: Cortez

For: 7

Against: 0

Abstain: 0

(2544.3)

- E. Bids be received on August 8, 1988 for PVC Pipe and Fittings, Clay Pipe and Related Materials, and Manhole Covers, Clean-out Boots, and Fiberglass Manholes-for the Sewer Department. The contract will be for a term of one year and items will be purchased on an as needed basis. The bid specifications provide for awards by section.

In summary, the materials involved are:

- a) 2000 feet of 4" PVC pipe, 500 sewer adapters, 500 sewer plugs, and 100 quarts of pipe cement
- b) 20,000 feet of 6" clay pipe, 1600 feet of others sizes from 4" to 12", 900 connection pipes, 915 saddles, tees and wyes, 75 saddles and reducers and 100 gallons of lubricant
- c) 35 man hole rings, 35 cleanouts, 50 manhole or

clean out covers, 15 fiber glass manholes, and 500 - 2" concrete rings.

Motion to approve: Juarez

Second: Cortez

For: 7

Against: 0

Abstain: 0

- F. A contract be awarded to International Uniform Service, Inc., Laredo for up to \$19,146.00 for industrial uniforms. Only one bid was received. The uniforms are for employees at the Civic Center, Water, Sewer, Airport and Health Departments. This award represents an increase of 29.07% from last year's award. Below is a comparison of last year's award to this year's bid.

QUANTITY	DESCRIPTION	1987-88	1988-89	DIFFERENCE
283	Short Slv. Shirt	\$2,493.23	\$3,820.50	53.23%
376	Long Slv. Shirt	3,741.20	5,452.00	45.73%
375	St. Cut Trouser	5,062.50	5,812.50	14.81%
262	Jean-Cut Trouser	3,537.00	4,061.00	14.81%
		\$14,833.93	\$19,146.00	29.07%

The contractor has agreed that this bid can be utilized for the last three months of the fiscal year or until a new contract is awarded. Authority to receive bids will then be requested for the uniforms included in the 1988-89 Budget.

Motion to approve: Juarez

Second: Cortez

For: 7

Against: 0

Abstain: 0

- G. Annual supply contracts be awarded to the following companies for Janitorial Supplies:
 - (1) PACE PAPER, for \$10,356.95 for brooms, cleaners and polishers, dust pans, latex gloves, trash liners, toilet tissue, and facial tissue;
 - (2) CENTURY PAPER, for \$8,559.98 for deodorants, cleaning cloths, mops, waste receptacles, trigger sprayers, sweeping compounds, paper towels, and paper cups;
 - (3) CASA JUAREZ, for \$8,622.85 for brushes, squeegees, scouring pads, disinfectants, and pads. The total amount of the contracts is \$28,145.88. Item #6 of Section 3 and Section 16 were deleted because the bidders did not meet specifications.

Motion to approve: Juarez

Second: Cortez

For: 7

Against: 0

Abstain: 0

- (2553.3) H. The bid award to UEC Equipment Company, Oklahoma City, OK for the purchase of two utility vans for the Traffic Department be reconsidered and all bids be rejected. After reviewing the documentation that was submitted, it was noted that this bidder did not submit the full bid deposit, thus making the bid incomplete. The next lowest bidder also did not meet specifications. It is requested that bids be let again for this equipment. At least one local dealer has expressed interest in bidding on this equipment.

Motion to reject and re-advertise for bids: Juarez

Second: Cortez

For: 7

Against: 0

Abstain: 0

- (2577.3) I. Purchase of the westerly 100 feet of Geronimo Subdivision Unit 2 and the reversionary rights for

the dead end of Riverside Drive for \$50,000 for right-of-way for the Anna Avenue truck route be authorized. The land involved is along the river between the bluff and the water's edge. By acquiring reversionary rights for the dead-end of Riverside Drive the City will be able to use the dead end for a lot if Lee and Anna Avenues are both developed and Riverside Drive is eventually closed. The only right-of-way questions remaining for Anna Avenue are acquisition of Vega area from the Catholic Church and removal of 2 encroachments.

Motion to approve: Liendo

Second: Cortez

For: 7

Against: 0

Abstain: 0

- (2589.3) J. The charges being made for plans and specifications obtained by potential bidders on construction projects be changed from a non-refundable charge to deposit 100% refundable to bidders who return the plans and 50% refundable to non-bidders who return the plans. On small jobs the plan charge, which varies from \$30 to \$50, may be discouraging bidders. The annual reduction in revenue will be approximately \$2,000.

Motion to approve: Juarez

Second: Ramirez, Jr.

For: 7

Against: 0

Abstain: 0

- (2595.3) K. Further discussion regarding the List of Capital Improvement Projects. At the close of the Special City Council Meeting on Monday, July 11, 1988, it was determined that this item should be placed on the agenda for further consideration or for setting a time for the next discussion.

Item deferred to the August 1, 1988 meeting.

- (2526.3) L. Further consideration of the request for the City sponsor a participant in the Miss American Pre-Teen Pageant.

Motion to table item to August 1st meeting: Ramirez, Jr.

Second: Montalvo

For: 7

Against: 0

Abstain: 0

- (2855.2) M. Presentation by Mr. Donald Butler, representative for the South Texas CPL Service Area Cities' Association concerning the proposed electric utility rate increase. Central Power and Light is proposing to raise electrical rates 87% over the next seven years. The primary reason for this proposed increase is CPL's intention to include the costs of constructing the South Texas Nuclear Projects into the rate structure. The City joined about forty other cities in South Texas in a study to determine if this proposed increase in justified, and if not, to take appropriate action.

Mr. Donald Butler, Attorney, Austin, Texas, which has represented utility matters since 1982 gave a status report and a brief presentation of the study.

- (177.3) N. Consideration of Merrill Lynch's request for the City to provide a written proposal for lease of the second floor of the Mercado. Merrill Lynch understands that the terms of the lease will include a base rent of \$.60 per square foot per month; that Merrill Lynch would pay all utilities; that Merrill Lynch would

the Airport. FAA requires that proposals be solicited to demonstrate that the cost of providing air traffic control services are fair and reasonable and the lowest cost to the government. This is a requirement even when a municipality wishes to continue to operate the tower. The present contract with the federal government expires on September 30, 1988. Annual reimbursement to the City is presently \$118,475. The new contract will be for one year until September 30, 1989, with four possible one-year extensions. The Airport Advisory Board so recommends.

Motion to approve: Juarez

Second: Ramirez, Jr.

For: 7

Against: 0

Abstain: 0

(2667.3)

- Q. The following actions be authorized to place the Officers Club Building at the Airport into use:
- a) A one year lease to July 31, 1989 with 2 one-year renewal options and annual consumer price index (CPI) rent adjustments be approved with American Air Freight for approximately 6,500 square feet of the building for \$350 per month for storage of parts and supplies with both parties reserving the right to cancel on 90 days written notice.
 - b) The Airport's maintenance and grounds operations be relocate to the Officer's Club provided needed space for these activities and also to provide storage space for personal property on which the Airport may hold liens form time to time. Minor improvements, consisting of repairing exterior wall and painting, roof repairs, electrical repairs and security fence to cost about \$12,000 and will be done by Airport personnel. The savings from consolidating staff operations, leasing a part of the building and possible leasing the buildings being vacated will offset the cost of repairs. The Airport Advisory Board so recommends.
 - c) The old swimming pool at the Officers Club be filled with dirt. Estimated cost to restore to a working pool is \$50,000. The City already has a public pool a few blocks away. In its present condition the Officers Club pool is a health and safety hazard. The Airport Advisory Board so recommends.

INTRODUCTORY ORDINANCE

AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE AGREEMENT WITH AMERICAN AIR FREIGHT COMPANY FOR AND ON BEHALF OF THE CITY OF LAREDO FOR THE APPROXIMATE 6,500 SQUARE FEET CONSTITUTING THE MIDDLE SECTION OF BUILDING #1171 (OFFICERS CLUB) LOCATED AT 417 FOSTER AVENUE; LEASE TERM IS FOR ONE YEAR COMMENCING AUGUST 1, 1988 AND MAY RENEWED FOR TWO ONE-YEAR TERMS UNTIL JULY 31, 1991; INITIAL MONTHLY RENTAL IS \$350.00 AND IS TO BE ADJUSTED ANNUALLY BASED ON CHANGES IN THE CPI; PROVIDING FOR EFFECTIVE DATE. Advisory Board.

Motion to approve: Juarez

Second: S. Benavides

For: 7

Against: 0

Abstain: 0

(2690.3)

- R. The Collective Bargaining Agreement between the City and the Laredo Police Officers' Association be amended by revising Article IX - Promotion to provide the following change relating to the testing of candidates for sergeant:
- a) If 5 persons do not attain a grade of d70 or better

on the written examination the passing grade will be lowered until 5 have passed but in no event will a grade of less than 60 be passing.

- b) The last 2 performance ratings will be provided to the members of the oral interview panel.
- c) The written examination will count 58% and the oral interview 42% to which total will be added 1 point for each year of service up to 10.

Motion to approve: Juarez

Second: S. Benavides

For: 7 Against: 0 Abstain: 0

- (2702.3) S. Discussion regarding the Overall Economic Development Plan of the South Texas Development Council.

Motion to table item to August 1st meeting: Juarez

Second: Ramirez, Jr.

For: 7 Against: 0 Abstain: 0

- (2278.3) T. An executive session be held pursuant to Article 6252-17, Sec. 2 (e) to discuss possible settlement of the case of City of Laredo v. Rodolfo Garcia, Individually and d/b/a/ Garcia Sand & Gravel Company, Cause No. 34,632, in the 341st District Court.

This request is from Mr. Eustorgio Perez, who is the attorney handling this case for the City. This suit is seeking to establish the public right of way on what is called Forcion Avenue on Mann Road extension at the Rio Grande River.

Motion to retire to Executive Session: Ramirez, Jr.

Second: Cortez

For: 7 Against: 0 Abstain: 0

Upon their return, Mayor Pro-Tem Ramirez, Jr. announced that no action was taken in Executive Session.

Motion to authorize the City Attorneys and City's representative in this case to work on the settlement that was proposed and return to City Council for final approval with the stipulation to exchange deeds: Ramirez, Jr.

Second: Cortez

For: 7 Against: 0 Abstain: 0

IX. FINAL READING ORDINANCES

- (2724.3) Motion to waive reading of Ordinances No. 88-0-80 to 88-0-84: Ramirez, Jr.

Second: S. Benavides

For: 7 Against: 0 Abstain: 0

- (2742.3) A. AUTHORIZING THE CITY MANAGER TO EXECUTE ALL NECESSARY DOCUMENTS TO EFFECTIVELY CONVEY TITLE TO ALFONSO BLANCO AND WIFE, ALICIA BLANCO FOR THAT PROPERTY FORMERLY KNOWN AS EJIDO AVENUE BETWEEN MARKET AND CORTEZ STREETS, CITY OF LAREDO, WEBB COUNTY, TEXAS. ORDINANCE INTRODUCTORY: CM. JACINTO P. JUAREZ ORDINANCE NO. 88 0 80

The appraised value is \$5,871. The adjacent owners, Mr. & Mrs. Blanco, have agreed to pay \$1,471.00 down payment and 36 monthly installments of \$141.98 principal and interest at 10%. Total interest to maturity will be \$711.28.

Motion to approve: Ramirez, Jr.

Second: S. Benavides

For: 7 Against: 0 Abstain: 0

Benavides St./ S. Agustin Ave. Convent Ave. 2 Blks.

City's Share	\$	12,755.00
Assessments	\$	8,750.00
Low Bid + 10%	\$	21,505.00

CLOSING THE HEARING ON THE CONVENT/ZACATE CREEK DRAINAGE & PAVING ASSESSMENT STREET IMPROVEMENTS PROJECT AND FIXING A LIEN AND CHARGE.
 ORDINANCE INTRODUCTION: CW. CONSUELO "CHELO"
 ORDINANCE NO. 88 0 84

Motion to approve: Ramirez, Jr.
 Second: S. Benavides
 For: 7 Against: 0 Abstain: 0

X. INTRODUCTORY ORDINANCE(S)
 (2755.3)

- A. A one year lease renewal be approved until June 30, 1989, with two one year renewal options until June 30, 1991, Border Maintenance Service for the approximate 2,304 square feet constituting Building #1421 at 715 Pappas Street. Monthly rental will be \$290.00 to be adjusted annually based on changes in the Consumer Price Index (CPI). The previous rent was \$275.27 per month. The building will be used for office space and lawn mower service. The Airport advisory board so recommends.

AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE AGREEMENT WITH BORDER MAINTENANCE SERVICE, INC., FOR AND ON BEHALF OF THE CITY LAREDO FOR THE APPROXIMATE 2,304 SQUARE FEET CONSTITUTING BUILDING #1421 LOCATED AT 715 PAPPAS STREET AT THE LAREDO INTERNATIONAL AIRPORT; LEASE TERM IS FOR ONE YEAR COMMENCING ON JULY 1, 1988 AND ENDING ON JUNE 30, 1989 AND MAY BE RENEWED FOR TWO ONE YEAR OPTIONS UNTIL JUNE 30, 1990. INITIAL MONTHLY RENTAL IS \$290.00 AND IS TO BE ADJUSTED ANNUALLY BASED ON CHANGES IN THE CPI; PROVIDING FOR EFFECTIVE DATE.

Ordinance Introduction: Juarez

- B. A one year lease be approved until June 6, 1989 with five one year renewal options until June 16, 1993 with Jett Sales for the approximate 12,973 square feet constituting Building #924 at 717 Leal Street. Monthly rental will be \$1,600.00 to be adjusted annually based on changes in the CPI. Building will be used for warehousing of electronic equipment. Improvements consisting of metal siding and metal doors are planned by the Airport, the rent will be renegotiated after improvements have been completed. The building has been vacant for 11 months. The previous rent paid was \$1,600 per month. The Airport Advisory Board so recommends.

REPEALING ORDINANCE NO. 88 0 55 WHICH AUTHORIZED LEASED WITH CAMPBELL'S DELIVERY SERVICE, INCORPORATED AND LEASE AGREEMENT DATED MAY 16, 1988, AUTHORIZED THEREBY, AND THE CITY MANAGER TO EXECUTE A LEASE AGREEMENT WITH CAMPBELL'S DELIVERY SERVICE, INC., FOR AND ON BEHALF OF THE CITY OF LAREDO FOR THE APPROXIMATE 4,000 SQUARE FEET CONSTITUTING BUILDING #1848 LOCATED AT 309 TALON AT THE LAREDO INTERNATIONAL AIRPORT; LEASE TERM IS FOR ONE YEAR COMMENCING ON APRIL 1, 1988 AND ENDING ON MARCH 31, 1989. INITIAL MONTHLY RENTAL WILL BE \$720.00; PROVIDING FOR THE EFFECTIVE DATE.

Ordinance Introduction: Juarez

- C. A one year lease renewal be approved until June 30, 1989, with two one-year renewal option until June 30, 1991 with Kafco Trucking Company for the approximate 3,072 square feet, constituting the northern wing of Building #1324 at 217 Maher Avenue. Monthly rental will be \$425.00 to be adjusted annually based on changes in the Consumer Price Index (CPI). The previous rent was \$404.33 per month. The Building will be used for land and air freight delivery service. The Airport Advisory Board so recommends.

AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE AGREEMENT WITH JETT SALES FOR AND ON BEHALF OF THE CITY OF LAREDO FOR THE APPROXIMATE 12,973 SQUARE FEET CONSTITUTING BUILDING #924 LOCATED AT 717 LEAL STREET AT LAREDO INTERNATIONAL AIRPORT; LEASE TERM IS FOR ONE YEAR COMMENCING ON JUNE 17, 1988 AND ENDING ON JUNE 16, 1989 AND MAY BE RENEWED FOR FIVE ONE YEAR RENEWAL OPTIONS UNTIL JUNE 16, 1994. RENTAL IS \$1,600 AND IS TO BE ADJUSTED ANNUALLY BASED ON CHANGES IN THE CPI; PROVIDING FOR EFFECTIVE DATE.

Ordinance Introduction: Juarez

- D. A one year lease renewal be approved until March 31, 1989 with Campbell's Delivery Service, Inc., for the approximate 4,000 square feet constituting Building #1848 at 309 Talon. Monthly rental will continue at \$720.00. The building will be used for office, air freight and associated warehousing and/or warehouse space. The Airport Advisory Board so recommends.

AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE AGREEMENT WITH KAFCO TRUCKING COMPANY FOR AND ON BEHALF OF THE CITY OF LAREDO FOR THE APPROXIMATE 3,072 SQUARE FEET CONSTITUTING THE NORTHERN WING OF BUILDING #1324 (N) LOCATED AT 217 MAHER AVENUE AT LAREDO INTERNATIONAL AIRPORT; LEASE TERM IS FOR ONE YEAR COMMENCING ON JULY 1, 1988 AND ENDING ON JUNE 30, 1989 AND MAY BE RENEWED FOR TWO ONE YEAR RENEWAL OPTIONS UNTIL JUNE 30, 1991. RENTAL IS \$425.00 AND IS TO BE ADJUSTED ANNUALLY BASED ON CHANGES IN THE CPI; PROVIDING FOR EFFECTIVE DATE.

Ordinance Introduction: Juarez

- E. A one year lease renewal be approved until December 31, 1988 with one year renewal option until December 31, 1989 with Reed Tool Company for the approximate 1,000 square feet constituting Building #1378 at 4003 North Jarvis. Monthly rental will be \$365.00 to be adjusted annually based on changes in the Consumer Price Index (CPI). Building will be used for sale of oil field tools. The Airport Advisory Board so recommends. The previous rent was \$358.75.

REPEALING ORDINANCE NO. 88 0 10 WHICH AUTHORIZED LEASE WITH REED TOOL COMPANY, AND LEASE AGREEMENT DATED FEBRUARY 6, 1988 AUTHORIZED THEREBY, AND AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE AGREEMENT WITH REED TOOL COMPANY FOR AND ON BEHALF OF THE CITY OF LAREDO FOR THE APPROXIMATE 1,000 SQUARE FEET CONSTITUTING BUILDING #1378 located at 4003 NORTH JARVIS AT THE LAREDO INTERNATIONAL AIRPORT; LEASE TERM IS FOR ONE YEAR ENDING ON DECEMBER 31, 1989. INITIAL MONTHLY RENTAL IS \$365.00 AND IS TO BE ADJUSTED ANNUALLY BASED ON CHANGES IN THE CPI; PROVIDING FOR EFFECTIVE DATE.

Ordinance Introduction: Juarez

- F. AMENDING ORDINANCE NO. 87 0 75 DATED MAY 18, 1987, CLOSING THE HEARING ON THE 1985 PAVING ASSESSMENT STREET IMPROVEMENTS PROJECT GROUP IV-B AND FIXING A LIEN AND CHARGE; THIS AMENDMENT BEING TO REVISE PARCEL 144 ON PAGE 8 OF EXHIBIT A FOR PROJECT GROUP IV-B 1985.

This assessment is against the last lot on the south side of Montgomery Street at the east boundary of the original City of Laredo Limits. The adjacent owner, during street construction, moved the fence 12 feet to the east beyond the end of the pavement. Those 12 feet should not have been assessed.

Ordinance Introduction: Juarez

- G. An amendment be approved to the lease with Laredo Air, Inc., effective August 01, 1988, to add 170 square feet of office space adjacent to Laredo Air's ticket office at the Airport Terminal. The monthly rent would be increased from \$144 to \$229. The additional space is requested by Laredo Air because the size of the ticket office is not adequate. Relocation of the Security Check Station to the sterile departure waiting lounge will be required other minor modifications will be made, i.e., extend Laredo Air's Counter by 10 feet, and make an opening at the departure waiting lounge. The Airport Advisory Board so recommends.

INTRODUCTORY ORDINANCE

AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE AMENDMENT TO ARTICLE I (PREMISES, TERMS AND PRIVILEGES) OF THE LEASE AGREEMENT DATED APRIL 19, 1988, BETWEEN THE CITY OF LAREDO, AS LESSOR, AND LAREDO AIR, INC., A TEXAS CORPORATION, AS LESSEE, FOR THE APPROXIMATE 288, SQUARE FEET CONSTITUTING AIRLINE COUNTER SPACE TICKET OFFICE LOCATED IN TERMINAL BUILDING #104; WHICH LEASE WAS AUTHORIZED BY ORDINANCE #88-0-45; SPECIALLY AMENDING SAID LEASE IN THE FOLLOWING MANNER: 1) ADD THE APPROXIMATE 170 SQUARE FEET OF OFFICE SPACE ADJACENT TO LAREDO AIR'S TICKET OFFICE AT THE AIRPORT TERMINAL. 2) THE MONTHLY RENTAL OBLIGATION SHALL BE INCREASED FROM \$144.00 TO \$229.00; PROVIDING FOR EFFECTIVE DATE.

Ordinance Introduction: Juarez

- H. A six-week lease with the Laredo Little Theater be approved for Building #52 at the Airport for use for the production "Annie". The monthly rental rate of \$550 includes utilities. The Airport Advisory Board so recommends.

AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE AGREEMENT WITH LAREDO LITTLE THEATER FOR AND ON BEHALF OF THE CITY OF LAREDO FOR THE APPROXIMATE 5,801 SQUARE FEET CONSTITUTING BUILDING #52 LOCATED AT 602 THOMAS AT THE LAREDO INTERNATIONAL AIRPORT; LEASE TERM IS FOR SIX WEEKS COMMENCING JUNE 27, 1988 THRU AUGUST 8, 1988; RENTAL WILL BE \$550.00 INCLUDING UTILITIES; PROVIDING FOR EFFECTIVE DATE.

Ordinance Introduction: Juarez

XI. RESOLUTION(S)

- (3197.1) A. DESIGNATING THE AREA GENERALLY LOCATED IN A ZONED EXTENDING APPROXIMATELY 1 MILE SOUTH OF ARROYO COYOTE IN NUEVO LAREDO, TAMAULIPAS AS THE SITE FOR CONSTRUCTION OF AN INTERNATIONAL BRIDGE BETWEEN TAMAULIPAS AND TEXAS.

AND

DESIGNATING THE AREA GENERALLY LOCATED IN A ZONE EXTENDING APPROXIMATELY 5 MILES NORTH OF JEFFERSON STREET IN LAREDO, TEXAS AS THE SITE FOR CONSTRUCTION OF AN INTERNATIONAL BRIDGE BETWEEN TAMAUlipAS AND TEXAS.

RESOLUTION NO. 88 R 53

City Manager Marvin Townsend explained of meeting held regarding sites for future bridge with basis of discussion as to advantages and disadvantages of sites. Assumptions are that Laredo would finance on U. S. side. Mexico has not firmly committed, but credit to be pledged is from both bridges.

Mr. Carlos Villarreal, Community Development Dept. Director, spoke of meeting with Mexican authorities as basis of discussion. Advantages of North location has more accessibility to Interstate Highway 35.

City Manager Townsend further explained that most of the land is developed with the exception of the Union Pacific site. If a bridge is built there, traffic is going to go thru Jefferson Street, which goes through residential areas, Mann Road or Calton Road or both. Mexican authorities have not given serious consideration to any other site North, even though the Resolution indicates otherwise. Areas to the South include the site above Sta. Rita which would lead immediately North of Arroyo Coyote. That site would not be satisfactory because they see that area developing residentially. But they do favor the site that is South of Arroyo Coyote either the road into the Race Track or a new road that would be located North of the Race Track but South of the Arroyo. These are the primary areas that are under consideration at this time.

Mr. Townsend also stated that there is an inter-department Committee involving several agencies and Mexican counterparts, that meet every six months to consider border problems. Their next meeting will be in San Diego and will take place in August, 1988. The two bridge sites are on their agenda.

Councilman Ramirez, Jr. spoke of his concern with the Mexican government not being able to come to a consensus as to a site, both at the local, state, and federal levels since their process has to be coordinated with the City of Laredo.

Councilman Cortez stated that City Council's main concern is river pollution. He further requested that a committee, headed by the Mayor, be named to address this issue. In addition, if the South site is chosen for the next bridge, an alternate truck route must be looked into towards the West side and thus eliminate crossings East and West on Guadalupe, Corpus Christi, Market, Chihuahua, or other streets.

Councilman Cortez also voiced concern as to the weight capability of bridges along Zacate Creek.

(918.2)

Mr. Gary Jacobs, citizen, proposed that the City and County work jointly to investigate the feasibility of building a pipe line from the river to Casa Blanca, and make Casa Blanca a constant level lake that would also promote good tourist developments.

(1441.2) Mr. Raul Perales, concerned citizen, spoke in reference to the bridge site, and stated that he was under the impression that a feasibility study would be conducted before any site would be selected.

(1717.2) Mr. Paul Garza, concerned citizen, stated that the situation in Mexico has changed completely from what it was six months ago.

(1210.2) Mr. Tom Wittmer, resident, stated that if in fact the two committees have agreed to place this item on the agenda, then the City has to show commitment to build a bridge.

Motion to approve Resolution 88 R 53: S. Benavides
Second: Cortez
For: 7 Against: 0 Abstain: 0

B. DIRECTING PUBLICATION OF NOTICE OF INTENTION TO ISSUE \$1,000,000 OF COMBINATION TAX AND PAVING ASSESSMENT REVENUE CERTIFICATE OF OBLIGATION. RESOLUTION NO. 88 R 54

This is the next step to issues \$1,000,000 of certificates of obligation to finance paving assessments. A public hearing inquiry has already been held. The sale is scheduled for August 29, 1988.

Motion to approve Resolution 88 R 54: Ramirez, Jr.
Second: M. Benavides, Jr.
For: 7 Against: 0 Abstain: 0

Motion to recess the Regular City Council Meeting and meet as The Laredo Development Finance Corporation:
Ramirez, Jr.
Second: S. Benavides
For: 7 Against: 0 Abstain: 0

XII. MEETING OF THE LAREDO DEVELOPMENT FINANCE CORPORATION
Consideration of a resolution to designate the current members of the City Council as the officers of the Corporation.

RESOLUTION

AMENDING PARAGRAPHS 2 OF THE JULY 3, 1984 RESOLUTION NO. 84 R 055 AUTHORIZING OFFICERS OF THE LAREDO DEVELOPMENT FINANCE CORPORATION TO MAKE DEPOSITS AND WITHDRAWALS.
RESOLUTION NO. 88 R 55

Motion to adopt Resolution 88 R 55: Ramirez, Jr.
Second: S. Benavides
For: 7 Against: 0 Abstain: 0

Motion to adjourn as the Laredo Development Finance Corporation:
Ramirez, Jr.
Second: S. Benavides
For: 7 Against: 0 Abstain: 0

XIII. ADJOURNMENT

Motion to adjourn the Regular City Council Meeting:
Ramirez, Jr.
Second: M. Benavides, Jr.
For: 7 Against: 0 Abstain: 0

Adjournment was at 11:00 P. M.

THIS NOTICE WAS POSTED AT THE MUNICIPAL GOVERNMENT OFFICES, CORNER OF FLORES AND LINCOLN STREETS, LAREDO, TEXAS, AT A PLACE CONVENIENT AND READILY ACCESSIBLE TO THE PUBLIC AT ALL TIMES. SAID NOTICE WAS

AGENDA NO: M88-R-21

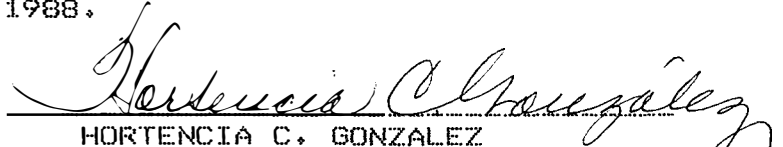
MINUTES

DATE: July 18, 1988

POSTED ON JULY 29, 1988 AT 3:00 P. M.

I HEREBY CERTIFY THAT ABOVE MINUTES CONTAINED IN PAGES 01 TO 17 ARE TRUE, COMPLETE, AND CORRECT PROCEEDINGS OF THE REGULAR CITY COUNCIL MEETING HELD ON JULY 18, 1988. A CERTIFIED COPY IS ON FILE IN THE CITY SECRETARY'S OFFICE.

WITNESS MY HAND AND CORPORATE SEAL OF THE CITY OF LAREDO, TEXAS ON THIS THE 10TH DAY OF AUGUST, 1988.


HORTENCIA C. GONZALEZ
CITY SECRETARY

MINUTES PREPARED BY: Gloria M. Garza, Secretary

PASSED AND APPROVED BY CITY COUNCIL ON:

CORRECTIONS: