

CITY OF LAREDO
CITY COUNCIL MEETING
CITY COUNCIL CHAMBERS
1110 HOUSTON STREET
LAREDO, TEXAS 78040
5:30 P.M.

M99-R-15

M I N U T E S

MAY 24, 1999

I. CALL TO ORDER

With a quorum present Mayor Elizabeth G. Flores called the meeting to order.

II. PLEDGE OF ALLEGIANCE

Mayor Elizabeth G. Flores led in the Pledge of Allegiance.

III. ROLL CALL

IN ATTENDANCE:

Elizabeth G. Flores,	Mayor
Alfredo Agredano,	Councilmember, District I
John C. Galo,	Councilmember, District III
Cecilia May Moreno,	Councilmember, District IV
Eliseo Valdez, Jr.	Councilmember, District V
Joe A. Guerra,	Councilmember, District VI
Mario G. Alvarado,	Councilmember, District VII
Consuelo "Chelo" Montalvo,	Councilmember, District VIII
Gustavo Guevara, Jr.,	City Secretary
Florencio Pena, III	City Manager
Jaime L. Flores,	City Attorney

ABSENCES:

Motion to excuse Cm. Bruni.

Moved : Cm. Guerra
Second: Cm. Agredano
For: 7

Against: 0 Abstain: 0

IV. MINUTES

1. City Council Meeting, May 3, 1999
City Council Workshop, May 12, 1999

Motion to approve.

Moved : Cw. Montalvo
Second: Cm. Agredano
For: 7

Against: 0

Abstain: 0

V. INTRODUCTORY ORDINANCE

2. Ordinance authorizing the City Manager to execute a lease agreement between the City of Laredo and the Sacred Heart Children's Home, for a term of one (1) year, with an annual rent payment of \$1.00 per year with an automatic renewal option for the property described as those former sections of the 1400 and 1500 Blocks of Ireland Street between Meadow and Loring Avenues and the 3200 and 3300 Blocks of S. Seymour Avenue between Cross and Hall Avenues including the intersection, situated in the Eastern Division, City of Laredo, Webb County, Texas. (Council action is required on Item #3 Final Reading #99-O-150 pg. 5 before this item is taken into consideration)

Ordinance Introduction: City Council

VI. FINAL READING

Internet Available: <http://www.cityoflaredo.com>

Motion to waive the final reading of ordinances #99-O-137, #99-O-139, #99-O-140, #99-O-141, #99-O-142, #99-O-143, #99-O-146, #99-O-147, #99-O-148, #99-O-149, #99-O-150, #99-O-151, #99-O-152, and #99-O-153.

Moved : Cm. Galo
Second: Cw. Moreno
For: 7

Against: 0

Abstain: 0

3. 99-O-137 Ordinance authorizing the City Manager to execute all necessary documents to effectively convey to John N. Price and Nancy B. price, a 0.0086 of an acre (375 square feet) tract of land, more or less, being out of Porcion 25, Abstract 50, City of Laredo, Webb County, Texas, in exchange for an equal size and equal value 0.0086 of an acre (375) tract of land, more or less, from John N. Price and Nancy B. Price, being out of Porcion 25, Abstract 50, City of Laredo, Webb County, Texas; and providing for an effective date. (Mario G. Alvarado)

Motion to approve Ordinance #99-O-137.

Moved : Cw. Montalvo
Second: Cw. Moreno
For: 7

Against: 0

Abstain: 0

terms of this lease according to changes in the Consumer Price Index. (City Council)

Motion to approve Ordinance #99-O-141.

Moved : Cw. Montalvo
Second: Cw. Moreno
For: 7 Against: 0 Abstain: 0

99-O-142 Ordinance rescinding Ordinance No. 99-O-275 and authorizing the City Manager to execute a lease agreement between the City of Laredo (Airport Fund) as LESSOR and the City of Laredo (Laredo Police Department), as LESSEE, for approximately 4,000 square feet constituting office space in Building 132 located at 4719 Maher Avenue at the Laredo International Airport.

- A. Lease term is for five years commencing on May 1, 1999 and ending on April 30, 2004 and may extended for three terms of five years each ending April 30, 2009 and April 30, 2014 and April 30, 2019.
- B. Monthly rent shall be \$3,500.00 and will be adjusted annually during the primary and extension terms of this lease according to changes in the Consumer Price Index, as well as on May 1, 2004, May 1, 2009 and May 1, 2014 according to the Appraisal Fair Market value. (City Council)

Motion to approve Ordinance #99-O-142.

Moved : Cw. Montalvo
Second: Cw. Moreno
For: 7 Against: 0 Abstain: 0

99-O-143 Ordinance amending the FY1998-99 budget of the Laredo Municipal Transit Systems Fund 518 Revenues to appropriate additional funds in the amount of \$53,481 (an increase from \$435,477 to \$488,958) from the Texas Department of Transportation Grant Agreement No. 51922F1011. (City Council)

Motion to approve Ordinance #99-O-143.

Moved : Cw. Montalvo
Second: Cw. Moreno
For: 7 Against: 0 Abstain: 0

99-O-146 Ordinance amending the contract with the Texas Department of Health and budget in the amount of

pail crusher. These items are being purchased for the household hazardous waste collection facility.

Motion to approve.

Moved : Cm. Galo

Second: Cm. Agredano

For: 7

Against: 0

Abstain: 0

9. Consideration of approval of amendment no. 4, a net increase of \$66,200.00 to the engineering contract with Emcon of Fort Worth, Texas to provide additional professional services the Mitigation of Methane Gas Project at the City of Laredo Landfill. The services to include the conversion of ten passive vent wells to an active landfill gas migration control system, as required for compliance with the Texas Natural Resource Conservation Commission's Subtitle D requirements of 30 TAC330 municipal solid waste regulations. An April 27, 1999 monthly monitoring event indicated that one of the landfill perimeter methane gas monitoring probes exceeded the TNRCC's reportable level, which call for an implementation of a remediation plan in 60 days from the date of the monitoring event. The total amount of the contract including this amendment is \$142,300.00. Funding is available in the Solid Waste Fund.

Motion to approve.

Moved : Cm. Agredano

Second: Cm. Valdez

For: 7

Against: 0

Abstain: 0

10. Consideration of authorize the purchase of one 1999 1/2 ton truck through the Houston Galveston Area Council of Governments (HGAC) - Cooperative Purchasing Program, in the amount of \$15,496.00. This truck will be assigned to the Health Department's Women Infant & Child (WIC) program. The Texas Department of Health and the United States Department of Agriculture to use FY99 earned Nutrition Services and Administrative funds to purchase this vehicle.

Motion to approve.

Moved : Cm. Agredano

Second: Cm. Valdez

For: 7

Against: 0

Abstain: 0

11. Consideration to transfer unexpended balances of \$223,438 (water) from completed projects in the 1990-1994 Bond Issues Fund Balances and \$1,116,804 (wastewater) to fund new projects, or projects which may exceed existing funding.

Motion to approve.

Moved : Cm. Agredano
Second: Cm. Valdez
For: 7

Against: 0 Abstain: 0

- 12. Consideration to approve monthly adjustments to the tax roll, updating the Council approved tax roll for adjustments. These adjustments are produced by the County Appraisal District and by Court Orders.
April Amount \$27,752.04

Motion to approve.

Moved : Cm. Agredano
Second: Cm. Valdez
For: 7

Against: 0 Abstain: 0

- 13. Consideration to refund property tax to the following taxpayer:
a. French Ellison Truck CTR Inc. in the amount of \$936.24.

This refund is being requested by French Ellison due to a double payment made by them and by the Webb County Tax Office. The Webb County Tax Office is responsible for this payment.

Motion to approve.

Moved : Cm. Agredano
Second: Cm. Valdez
For: 7

Against: 0 Abstain: 0

- 14. Consideration to authorize the City Manager to enter into an agreement with the Mines Northwest Little League Association to operate at Father McNaboe Park for a five (5) year term with the primary purpose being to institute a baseball program.

Motion to approve.

Moved : Cm. Agredano
Second: Cm. Valdez
For: 7

Against: 0 Abstain: 0

- 15. Consideration to amend Foster Engineering's contract for the design of water and sewer line relocation in the TXDOT project at I-35 and Milo. The amendment of \$120,225 will increase the contract amount for \$36,356 (the fee for the relocation of utilities at the interchange at Mines and Milo) to \$156,581 (the total fee including the relocation of utilities at I-35

and Milo). The complexity of the great separation and the addition of IH-35/Milo portion have caused the scope and the cost of the contract to change considerably (from \$249,420 to \$1,196,950). The proposed amendment includes all the feasibility work developed to accommodate TXDOT's changing conditions; it reflects a compressed design schedule to meet the project expectations; and includes field work such as stocking, and surveying. Staff desires to incorporate all or part of the project into the TXDOT plans to avoid the timing and coordination issues that have plagued other TXDOT projects. TXDOT has represented to the City that the cost of utility relocation will be reimbursable upon conclusion of the project.

Motion to approve.

Moved : Cm. Galo

Second: Cm. Agredano

For: 7

Against: 0

Abstain: 0

IX. STAFF REPORTS

16. Presentation with possible action on the status of the City's water fund and setting a date for a public hearing on a proposed increase in the water rate.

Fernando Roman, Utilities Director, gave a presentation before City Council and said that they are considering proposing a water rate increase for several reasons:

- 1) They need to continue funding the current CIP needs. Projects that have come up or have been on the books that have been accomplished.
- 2) To meet operational needs that come in the way of increases.
- 3) To maintain a debt coverage ratio of 1.5 and refund some loans made by the General Fund and the Water Availability Fund. In 1996 there was a conservation period in which they lost some revenues. In 1997 they had continuous rain (from January to May) and also experienced loss of revenues. Because of that lack of liquidity they were loaned money from the two different funds to maintain their balances up.
- 4) Demonstrate the sound physical management practices to bond rating agencies. They will be looking at floating bonds shortly and they would like to show them the commitment to maintain the integrity of the fund.

Fund Utilization:

- 1) Revenue from rate increases. In the order of \$1.7 million over the next two years which would be broken down to \$700,000 for debt service with a two year payment of about

\$3.5 million issue and \$708,000 that need to be repayed to the funds. With that repayment, what happens is that the balance gets free of restrictions and then they are truly ours.

- 2) To support operational maintenance, that may come in the form of cost increases that come as a function of growth. He said that some of the items they have been looking at this budget season comes in the form of chemicals. They are starting a new process at the water plant to treat the sludge faster and they are having to use more chemicals to do so.
- 3) They are looking at paying certain amounts of money to the landfill for the sludge.
- 4) Electricity increases proportionately to the amount of water that they are pumping, etc.

The rate structure consists of a fixed portion called the minimum and that is for the first 4,000 gallons which are \$7.50. The unit cost for that block of water is \$1.85.

The next block which is 4,000-10,000 gallons of water, the cost per 1,000 is approximately \$.85, then goes to \$.90, \$.95, \$1.00, \$1.05 and \$1.10 (cost per 1,000 gallons).

He added that when proposing a rate increase, it is usually done in a two-proposal form: either increase money in the minimum or increase a certain percentage to the tiers.

Mr. Roman presented a two-year proposal with two raises back to back, one raise on FY 2000 and the other on FY 2001.

The first year raise would be 30 cents to the minimum and three percent to the tiers in FY 2000. Depending on the scale, this would represent a 2.2% or 3.6% increase for residential use. On the commercial side, a \$3.00 increase to the minimum and 3% to the tiers (the first year - FY 2000). He added that the commercial accounts use 30-40% of the water in Laredo and there are about 4,000-5,000 accounts.

He explained that year two is a similar proposal, 30 cents to the minimum and 2% to the tiers on residential. On commercial it would be \$3.00 to the minimum and 2% to the tiers.

He went over the full impact and said that if they implement the proposal they will be looking that at the end of two years having increase .60 to the minimum plus 5% to the tiers on residential and \$6.00 to the minimum and 5% to the tiers on commercial.

Example: A person using 20,000 gallons per month, close to the

18,000 median, they will go from \$21.60 to \$23.06 an increase of approximately \$1.56. (the effect at the end of the second year).

He went over the commercial and residential rates in Laredo compared to six other cities and added that we are in the range of cities that have the same level of cost. (Laredo, San Antonio and McAllen) in terms of the grouping of the cities and in terms of proportion.

Their intent is to discuss and look at the probable formula to use whether they do more in the minimum, more in the tiers, or whether they do the whole proposal at once, or divide it into two years. He said they would like to present an in-depth presentation and was asking that they hold a workshop because there are other implications such as the impact fees. He added that this is a conceptual presentation and suggested that between now and the 21st, if this is indeed going to take effect, he suggested June 21st as a good opportunity to introduce the ordinance and hold the public hearing because of the visit of the bond rating agencies to sell not only the Weigh-In-Motion System, but also the water issue. The final reading would then be on June 28th. He was asking that these rate increase be effective October 1, 1999 and October 1, 2000.

After discussion on the issue, the workshop date, by City Manager's suggestion, was set for June 8, 1999 at 5:30 p.m. at the airport's conference room.

17. Presentation by Noe Hinojosa, Financial Advisor for the City, of a plan of finance for the sale of bonds for the Weigh-In-Motion System, parking improvements, and water improvements, and Combination Tax and Airport Revenue Refunding Bonds.

Noe Hinojosa, Estrada-Hinojosa Investment Bankers, presented the Plan of Finance before Council. This finance contemplates selling various bonds up until July 12, 1999.

City of Laredo, Texas
Plan of Finance

Plan #1

- International Bridge System Revenue Bonds, Series 1999.**
- Debt Service - Proposed 1999 Issue: \$9,000,000.00
 - Cash Flow Forecast

Will be used to finance the Weigh-in-motion system which basically finalizes the Fourth Bridge Project.

Plan #2

Combination Tax & Water Revenue Certificates of Obligation, Series 1999.

- Debt Service - Proposed 1999 Issue: \$3,500,000.00
- Total Water Revenue and Self-Supported Debt Service/Coverage Ratios

Will be used to fund various projects and needs identified by city staff.

Plan #3

Parking System Revenue Bonds, Series 1999

- Debt Service - Proposed 1999 Issue: \$1,050,000.00
- Total Parking System Debt/Coverage Ratios

Will be used for a parking meter fund supported debt for the construction of a parking lot in the downtown area.

Plan #4

Combination Tax & Airport Revenue Refunding Bonds, Series 1999 (AMT)

- Savings Summary - Proposed 1999 Issue: \$2,820,000.00
- Bond to be Refunded

This is a re-financing of some of the existing airport debt, which is supported by taxes too, for purpose of savings.

Mr. Hinojosa gave an overview of International Toll Bridge System Revenue Bonds (Plan #1). Figures were based on the assumption that starting in 2000 revenues will increase by 5% annually for two consecutive years and 2.5% annually thereafter reflecting increases in tolls or traffic or both. Starting in 1999, expenses are expected to increase 5% annually for 2 years and 2.5% annually thereafter. Also, the figures are based on City's contract with GSA.

Cw. Moreno questioned the fact that the Weigh-In-Motion System has increased from \$7 million to \$9 million.

Florencio Pena, City Manager, explained that an increase of almost \$3 million was due to phasing this project (\$1.5 million for Fourth Bridge and \$1.5 million for the regular bridge).

Cm. Galo asked if it was possible to install the Weigh-In-Motion System without phasing, so that we can save the \$1.4 million that it's costing us.

Mr. Garcia explained that in reality the \$1.5 million includes the whole package for 4 critical points: the weigh-in-motion, the AVI Systems, a central computerized system connecting all four bridges which requires a microwave, and bringing in brand new equipment.

Mr. Hinojosa said that Plan #2 contemplates issuing \$3.5 million of double barrel Certificates of Obligation, basically pledging net revenues of the water system and property taxes by venture of the Certificates of Obligation Act. He explained the pro-forma debt service requirements, coverage ratios, net revenues of the system or monies available to retire the debt.

Plan #3: Is the Parking Meter Fund which currently generates about \$154,000, this year 1998/99 that fund is supposed to generate about \$220,000. What has been proposed to them is, how can the city go out and finance for improvements in the downtown area for a parking lot?

Mr. Pena explained this is the project where they met with the downtown merchants. It has been the vision of the downtown merchants that within a two-year period we upgrade the parking fines and meter charges within a certain zone. Also, that we separate the fund, such as an enterprise fund, and if we generate additional revenues over expenditures, that we use those funds to acquire more parking for the downtown area. He added this would be the beginning of that program. We are at a point where we can start acquiring more property. The long term goal is to look at rates again because the outer layer rates are very low and we may want to come with a plan to increase that, but with the idea that within two to three years we may be able to plan for a larger project which might include another multi-level parking garage.

Mr. Hinojosa clarified that these bonds will not be revenue bonds, they will be Certificates of Obligation. All cities in Texas do not have the legal authority to issue parking system revenue bonds especially when we know that the system is your parking meter fund. You cannot place parking meters for revenue bond financing, thus on the day that the ordinance is adopted issuing this debt simultaneous with that, staff will be presenting an ordinance that will somewhat bring in parking meter funds to be dedicated exclusively for the repayment of these Certificate of Obligation. What this does is that it basically assures the bond holder that the property tax of the city will now be affected and basically what this will be is a parking meter fund financing.

Cw. Moreno questioned if there is a limit as to how much we can have outstanding in C.O.'s? Also, how far are we from that

limit?

Mr. Pena answered that it is not so much C.O.'s, it is General Obligation. There is a state law and then our City Charter is more restricted than our state law. Our appraised value now is \$4 billion so 10% is \$400 million so that is the cap and currently we are about \$150 million.

Plan #4: Is basically a refunding, this is a much smaller financing and is only talking about refunding \$2,715,000, it saves as a threshold 9%, and hopefully by July 12th they anticipate that those rates will be affected. The savings at this point are estimated at about a quarter of a million dollars. They will try to put those savings as much forward as possible.

Plan #5: Explains the plan of finance, they will bring two resolutions on June 7th, one dealing with the Parking Meter Fund and the other one dealing with the Water C.O.'s. He concluded by presenting the timetable of events.

X. COMMUNICATIONS

- a. Mayor Flores recognized the following citizens and their achievements:

Araceli Lozano, Director for the Small Business Development Center, introduced Mr. Hank Sames III, who is the Laredo Business Person of the Year by the Laredo Chamber of Commerce Small Business Committee. Mayor Flores and City Council presented Mr. Sames with the Seven Flags Certificate of recognition for all his efforts and for being selected the Laredo Business Person of the Year.

Mrs. Lozano explained that SBA, San Antonio District (which covers 55 counties) has awarded two Laredoans with honors. Mr. Ruben Garibay owner and president of A-1 Auto Stop was one of the honorees. She added that Mr. Garibay received assistance from the Small Business Administration to further expand his business and announced that he is their Small Business Person of the Year for their district.

She also announced the Accountant Advocate of the Year, Mr. Randy S. Blair, Vice President of Blair & Blair P.C., who dedicates his time to assisting many business on their accounting needs.

Two other local recognitions that will be honored at a luncheon on Thursday by SBA is Mr. Bill Green, Publisher of

the Laredo Morning Times. Mr. Green will receive special recognition by SBA San Antonio District Office as Media Advocate of the Year. Mrs. Lozano said he was unable to be present tonight. Present was Laura Ritter, Laredo Morning Times writer, who received the certificate on his behalf.

Mr. Jorge Bayo who is a small business person will also receive recognition. He is the owner and president of Jocaleca Art & Decoration. Mr. Bayo was not present to receive his recognition.

- b. Cm. Galo wished a happy birthday to Dr. Galo.
- c. Cm. Alvarado said he received a letter and pictures from La Bota Development Company dated May 12, 1999. He said that the residents at Cinnamon Teal sent a letter to Burlington Motor Carriers. Burlington Motor Carriers have not responded, they are eluding to noise, pollution of air, fencing requirements, hazardous goods being close to residential areas, and distancing between the motor carriers and the residential area. He added that there are several items that are asked to be addressed in this letter and wants staff to follow-up on the issue.

Mayor Flores requested that a copy of the letter be given to Benny Salinas, Building Director.

- d. Cm. Alvarado spoke in reference to another letter from Janice Weber to City Manager Pena. He said the letter is from the Laredo League For Family Fun concerning the July 4th event. They indicated that the league might have some problems putting this function together. He added that he met with the president of this event and said that he is hoping that after meeting with him and with staff from the library that we will be able to pull this project off. He wants to make sure that we continue with this project. He met with the President of the event, Mr. Wesley Boyd, and offered the services of our agency to be able to help them put this project together.

City Manager Pena stated that this item will be placed in the agenda for June 7th for an update status on the event.

- e. City Manager Pena asked City Council to set a date to hold a workshop to discuss the Community Oriented Policing Program.

It was agreed to hold a workshop on the COPS program together with the public hearing on the water rate increase on June 8th at 5:30.

- f. Cm. Agredano quoted for the record a hand delivered petition

from residents at Las Americas. He said that the petition has approximately 100 signatures and that he has spoken to the City Planner on this issue and wants to know what can be done in this regard.

Petition quote:

"We, the undersigned and residents of Las Americas, are very concerned with the plan to use our streets for vehicular circulation of the new phase of Las Americas III. Presently we are experiencing problems as we exit our residential area and the access to our elementary, middle, and high schools in our area. We want to urge the Laredo City Council to prioritize our request of extending Zacatecas street to Ejido to alleviate the present congestion and aggravation that we are currently experiencing."

- g. Cm. Alvarado reported that he received a call from Pamela Juarez, Principal at Finley Elementary, due to the fact that the school has been recognized as a "Blue Ribbon" recipient. This is the only "Blue Ribbon" recipient that will be awarded within the City of Laredo. He extended an invitation for the celebration that the school will be having the last day of school, Thursday, May 27th.
- h. Cm. Galo reported that the Beautification Project will take place in District III on May 27, 1999. All trash and litter must be placed on the curb.

Roy Garcia, Code Enforcement, reported that the campaign will be on the west part of District III which is the area from Zacate Creek to Meadow between Market and Gustavus.

XI. CITY COUNCIL PRESENTATION AND DISCUSSION

18. Requests by Mayor and City Council members for presentation and discussion.

A. Request by Mayor Elizabeth G. Flores

1. Presentation and status report by the Beautification Board.

No report was presented due to the absence of the members.

2. Recognizing Raul Llamas reporter for El Mañana for his journalism work in the City of Laredo.

Mr. Raul Llamas was not present to receive his

certificate of recognition.

B. Request by Council member John C. Galo

1. Presentation by Mr. Jesus Hernandez on the support of a proposed resolution recognizing the Congressional Medal of Honor recipients, with possible action.

Mr. Jesus Hernandez spoke before City Council asking that they work together. He would like to present the resolution recognizing the Congressional Medal of Honor to the school children for them to view the names of Hispanic heroes. He would like to have a monument built in honor of these fallen men and needs a \$10,000 donation for the monument.

Mr. Jesus Ponce with the G.I. Forum said that sometime back City Council brought up the Paseo Antinguo Project and in that project they mentioned a monument. He suggested that maybe that monument could be used in some way or another for this purpose and also to show the project.

Cm. Alvarado suggested that they take this project to the Ad Hoc Committee on Veterans Affairs.

C. Request by Council member Cecilia May Moreno

1. Status report with possible action on street hump study for District IV.

Roberto Murillo, Traffic Engineer, reported that about a month ago they were to go out on bids for the first phase. The bids were received two weeks ago, but there were no bidders. They are in the bidding process again and expect to open bids on June 4.

Cw. Moreno requested a written report of the streets being looked at, streets already looked at, and pending streets.

Mayor Flores requested that staff bring recommendations on how to proceed with this program, in case we have "no bidders" again.

D. Request by Council member Eliseo Valdez Jr.

1. Status report on the construction schedule of the Zacate Creek Linear park, with possible action.

Cm. Valdez stated he was under the impression that this project was going to be ready by this summer.

Rogelio Rivera, City Engineer, reported that this project is on schedule and the completion date will be mid-June. They are contemplating a change order to add the west side of Zacate Creek from Saunders to Lyon.

Cindy Collazo, Community Development Director, stated that there is a balance and they are looking for possible irrigation.

2. Status report on the scheduling of the Creek Maintenance crew and performance of recently purchased equipment, with possible action.

Cm. Valdez stated that due to the city's growth we have more creek areas that Public Works looks after. He feels that something must be done to help Public Works keep up with the creeks. He said that perhaps Code Enforcement can help. Moreover, he feels that we should work with the judges or probation officers in getting people required to do community services to get into the creeks and pick-up garbage.

Oscar Medina, Public Works Assistant Director, reported they do have a group that does community service which works once per month. Public works provides supervision, water, bags, the area, and garbage trucks as well. He reported that the equipment is working well. Also, he is revisiting the creek maintenance division because the schedules need to be redefined.

XII. PUBLIC HEARINGS

19. Public hearing concerning an application by Jesus Chaires amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 14, Block 3, Pine Crest Subdivision, located at 107 Crest Lane, from R-1 (Single Family Residential District) to R-3 (Mixed Residential District). The Planning and Zoning Commission has recommended approval of the zone change.

INTRODUCTION OF AN ORDINANCE

Ordinance amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 14, Block 3, Pine Crest Subdivision, located at 107 Crest Lane, from R-1 (Single Family Residential District) to R-3 (Mixed Residential District).

Motion to open the public hearing.

Moved : Cm. Agredano
 Second: Cm. Valdez
 For: 7

Against: 0

Abstain: 0

Ordinance Introduction: Cm. Agredano

21. Public hearing concerning an application by Ermilo E. Richer, amending Ordinance No. 98-O-116, a Conditional Use Permit for storage of used batteries, on Lots 1,2,6, and 7, Block 12, McPherson Acres IV, located at 802 Gale Street by renewing the Conditional Use Permit for two years. The Planning and Zoning Commission has recommended renewal of the Conditional Use Permit for one year.

INTRODUCTION OF AN ORDINANCE

Ordinance amending Ordinance No. 98-O-116, a Conditional Use Permit for storage of used batteries, on Lots 1,2,6, and 7, Block 12, McPherson Acres IV, located at 802 Gale Street by renewing the Conditional Use Permit for two years.

Motion to open the public hearing.

Moved : Cm. Galo
 Second: Cm. Alvarado
 For: 7

Against: 0

Abstain: 0

Mr. Ron Whitehawk, on behalf of Emilio Richer, asked for one (1) year extension renewal permit.

Motion to close the public hearing and introduce with the two (2) year C.U.P. (Conditional Use Permit) provision.

Moved : Cm. Guerra
 Second: Cm. Galo
 For: 7

Against: 0

Abstain: 0

Ordinance Introduction: City Council

22. Public hearing concerning an application by Ninfa Reyna, amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 8, Block 433, Eastern Division, located at 418 W. Saunders Street from B-3 (Community Business District) to R-3 (Mixed Residential District). The Planning and Zoning Commission has recommended denial of the zone change and approval of a Conditional Use Permit.

INTRODUCTION OF AN ORDINANCE

Ordinance amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 8, Block 433, Eastern Division, located at 418 W. Saunders Street from B-3 (Community Business

District) to R-3 (Mixed Residential District).

Motion to open the public hearing.

Moved : Cm. Guerra

Second: Cm. Valdez

For: 7

Against: 0

Abstain: 0

Mrs. Ninfa Reyna asked for the zone change request to build three rooms in the back of the lot.

Cm. Valdez said he is familiar with the area, it will not support a business, there won't be adequate parking so he feels that there is nothing that they could possibly do with that property. He supports a C.U.P. as long as the setback requirements are complied with.

Mr. Selman said that Conditional Use Permits are generally restricted and are not transferable whereas businesses can convert to other uses. He said staff recommends a zone change over the CUP.

Motion to close the public hearing and introduce as an R-3.

Moved : Cm. Valdez

Second: Cm. Galo

For: 7

Against: 0

Abstain: 0

Ordinance Introduction: Cm. Valdez

- 23. Public hearing concerning an application by Melissa Montiel amending the Zoning Ordinance (Map) of the City of Laredo by rezoning the north 2/3 of Lot 8, Block 996, Western Division, located at 3919 Eagle Pass Avenue from R-3 (Mixed Residential District) to B-1 (Limited Business District). The Planning and Zoning Commission has recommended approval of the zone change.

INTRODUCTION OF AN ORDINANCE

Ordinance amending the Zoning Ordinance (Map) of the City of Laredo by rezoning the north 2/3 of Lot 8, Block 996, Western Division, located at 3919 Eagle Pass Avenue from R-3 (Mixed Residential District) to B-1 (Limited Business District).

Motion to open the public hearing.

Moved : Cw. Montalvo

Second: Cm. Guerra

For: 7

Against: 0

Abstain: 0

There was no public input.

Motion to close the public hearing and introduce.

Moved : Cm. Agredano

Second: Cm. Guerra

For: 7

Against: 0

Abstain: 0

Ordinance Introduction: Cm. Alvarado

- 24. Public hearing concerning an application by Cummins Southern Plains, Inc., A. Charles Funai, Vice-president amending Ordinance No. 98-O-121, a Conditional Use Permit for storage of used batteries, on Lot 1, Block 1, Javier Garza Plat, located at 12002 Mines Road, by renewing the Conditional Use Permit for two years. The Planning and Zoning Commission has recommended renewal of the Conditional Use Permit for one year.

INTRODUCTION OF AN ORDINANCE

Ordinance amending Ordinance No. 98-O-121, a Conditional Use Permit for storage of used batteries, on Lot 1, Block 1, Javier Garza Plat, located at 12002 Mines Road, by renewing the Conditional Use Permit for two years.

Motion to open the public hearing.

Moved : Cm. Galo

Second: Cw. Montalvo

For: 7

Against: 0

Abstain: 0

Mr. Ron Whitehawk asked that City Council consider granting a two year C.U.P. (Conditional Use Permit) expansion.

Motion to close the public hearing and introduce with a C.U.P. for two (2) years.

Moved : Cm. Agredano

Second: Cm. Alvarado

For: 7

Against: 0

Abstain: 0

Ordinance Introduction: Cm. Alvarado

- 25. Public hearing concerning an application by Chi-Town Connection, LTD amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 5.5267 acres, as further described by metes and bounds located at the northeast corner of the intersection of International Blvd. and the future extension of Springfield Road, from AG (Agricultural District) to B-3 (Community Business District). The Planning and Zoning Committee has recommended approval of the zone change.

Mr. Fred Guerra with G.G. Salinas spoke in favor of the zone change request.

Motion to close the public hearing and introduce the ordinance.

Moved :	Cm. Valdez		
Second:	Cm. Guerra		
For: 6		Against: 0	Abstain: 1
			Cm. Guerra

Ordinance Introduction: City Council

- 27. Public hearing amending the Street Name Map of the City of Laredo by changing the name of a portion of Uniroyal Drive to Mercedes Benz Plaza. The Planning and Zoning Commission recommends approval of the street name change.

INTRODUCTION OF AN ORDINANCE

Ordinance amending the Street Name Map of the City of Laredo by changing the name of a portion of Uniroyal Drive to Mercedes Benz Plaza.

Motion to open the public hearing.

Moved :	Cm. Galo		
Second:	Cw. Moreno		
For: 7		Against: 0	Abstain: 0

There was no public input.

Motion to close the public hearing and introduce.

Moved :	Cm. Guerra		
Second:	Cm. Agredano		
For: 7		Against: 0	Abstain: 0

Ordinance Introduction: Cm. Guerra

- 28. Public hearing concerning an application by Juan Flores, Applicant and Eloisa Laurel, Owner, authorizing the issuance of a Special Use Permit for a night club in the Old Mercado Historic District, on Lot 1, Block 33, Western Division, located at 417 San Agustin Avenue. The Planning and Zoning Commission makes no recommendation regarding this Special Use Permit.

INTRODUCTION OF AN ORDINANCE

Ordinance authorizing the issuance of a Special Use Permit for a night club in the Old Mercado Historic District, on Lot 1, Block 33, Western Division, located at 417 San Agustin Avenue.

