

CITY OF CONVERSE  
CITY COUNCIL MEETING  
December 20, 2011 - 7:00 PM

Be It Known That The City Council Of The City Of Converse Will Meet For A Regular Meeting At The City Council Chambers at 402 South Seguin Street On Tuesday, December 20, 2011 At 7:00 PM. A quorum of the following commissions may be present: Beautification & Environmental, Building & Standards, Charter Review, Economic Development Corporation, Park & Recreation and Planning & Zoning.

1. CALL TO ORDER

2. INVOCATION

3. PLEDGE OF ALLEGIANCE: To the U.S. Flag led by Mayor Suarez  
To the Texas Flag led by Mayor Pro Tem Lopez

4. ROLL CALL AND RECOGNITION OF VISITORS

5. CONSENT AGENDA:

- A. Action to Approve Minutes for City Council Meeting on November 29, 2011.
- B. Action to Approve City Council and Economic Development Corporation meeting minutes on November 21, 2011.
- C. Receive Minutes for the Economic Development Corporation meeting on October 27, 2011.
- D. Receive Minutes for the Economic Development Corporation meeting on November 8, 2011.

6. SPECIAL CONSIDERATION ITEMS:

- A. Recognition of Judge Robert Ramirez for his Service of Four (4) Years as the Municipal Court Judge beginning December, 2007 through November, 2011. (Mayor Suarez)
- B. Recognition of Jeff Beehler for his Service of Four (4) Years with the Parks & Recreation Commission beginning November, 2007 through November, 2011. (Mayor Suarez)

7. CITIZENS TO BE HEARD: This time is provided for Citizens to address City Council on any issues and concerns. No City Council discussion or action can be taken if the item is not on the Agenda. Please limit your remarks to three (3) minutes and state your name and address for the record.

8. PUBLIC HEARING:

- A. Public Hearing on a Request by the City of Converse Economic Development Corporation to create a project and to consider expenditures of Economic Development Corporation to prepare a Commercial Corridor Plan along Loop 1604 within the City of Converse to be used as a policy and marketing document that will guide the physical and general revitalization efforts along the 1604 Commercial Corridor. The projected cost associated for this project will be funded through a tax note, and is approximately \$185,000 plus the cost of issuance of the tax note, bringing the total to \$190,000.

9. OLD BUSINESS:

- A. Discussion and Appropriate Action on a Request to Amend the City of Converse Code of Ordinances Chapter 08-Buildings & Building Regulations, Article III, Building Codes, Section 08-103, Schedule of Permit Fees, the City of Converse Ordinance that Regulates Buildings and Building Regulations. (Second Reading) (Assistant City Manager)
- B. Discussion and Appropriate Action on a Request to Amend the City of Converse Code of Ordinances Chapter 40-Sudivisions, Article V, Subdivision Requirements, Section 40-414, Removing and Replacing Pavements, Curbs and Gutters, Driveways and Sidewalks, the City of Converse Ordinance that Regulates Subdivisions. (Second Reading) (Assistant City Manager)
- C. Discussion and Appropriate Action on a Request to Amend the City of Converse Code of Ordinances Chapter 46-Utilities, Article VI, Water, Division II, Regulations, Section 46-110, Tampering and Damage Prohibited, the City of Converse Ordinance that Regulates Utilities. (Second Reading) (Assistant City Manager)

10. NEW BUSINESS:

- A. Discussion and Appropriate Action to Approve the Utility Rate Study Philosophy. (Utility Rate Consultant) (City Manager)
- B. Discussion and Appropriate Action to Approve Budget Amendment #II Ord. 108 -12 for General and Utility Fund. (First Reading) (City Manager)
- C. Discussion and Appropriate Action to Approve a Request from the Bexar County Elections Department to Reserve the City Hall Conference Room #1 for 2012 Election Cycle. (City Manager)
- D. Discussion and Appropriate Action on a Request to Approve the Inter Local Agreement (IA) with the City of Converse and the Converse Economic Development Corporation (CEDC) Regarding Repayment of Pro Rata Share the Tax Note. (City Manager) (Economic Development Corporation Executive Director)
- E. Discussion and Appropriate Action to Approve a Contract with St. Monica's Catholic Youth Organization (CYO) and the City of Converse. (City Manager)

- F. Discussion and Appropriate Action to Approve the Memorandum of Understanding (MOU) Between the Cities of Cibolo, Converse, Schertz, Seguin & Selma to Establish the Cibolo Valley Local Government Corporation (CVLGC). (City Manager)
  - G. Discussion and Appropriate Action to Approve the Initial Contribution of \$250,000 to the Cibolo Valley Local Government Corporation (CVLGC). (City Manager)
  - H. Discussion and Appropriate Action to Award a Fee Collection Services Contract to MVBA, P.C. Attorneys At Law, for the Purpose of the Collecting Fines, Fees and Accounts Receivables. (City Manager)
  - I. Discussion and Appropriate Action on a Request to Amend the City of Converse Code of Ordinances Chapter 08-Buildings & Building Regulations, Article VII, Fences, Section 08-224, Standards of Maintenance, the City of Converse Ordinance that Regulates Buildings and Building Regulations. (First Reading) (Assistant City Manager)
  - J. Discussion and Appropriate Action on a Request to Amend the City of Converse Code of Ordinances Chapter 40-Sudivisions, Article V, Subdivision Requirements, Section 40-443, Concrete Sidewalks, Pedestrian Walkways, Crosswalk Ways, Drive Approaches and Alleys, the City of Converse Ordinance that Regulates Subdivisions. (First Reading) (Assistant City Manager)
  - K. Discussion of Strategic Plan for the City of Converse. (City Manager) (Economic Development Corporation Executive Director)
11. CITY COUNCIL AND STAFF REPORTS: In consideration of Texas Attorney General Opinion AG-0668, information provided on subjects not on the agenda shall be limited to statements of specific factual information; or recitation of existing policy. Any deliberation of or decision about a subject not on the agenda shall be limited to a proposal to place the subject on the agenda for a subsequent meeting.
- A. Mayor's Report/Items of Interest
  - B. Councilmember's Reports/Items of Interest
  - C. City Commission Liaison Reports
  - D. Economic Development Corporation Report
  - E. City Manager's Report & Discussion of Future Agenda Items/Items of Interest
    - 1. Discussion of Updated Debt Service Schedule.
    - 2. Christmas and New Year's Holiday Observances.

12. EXECUTIVE SESSION:

- A. Executive Session in Accordance with the Texas Open Meetings Act § 551.071.

CONSULTATION WITH CITY ATTORNEY; CLOSED MEETING. Consultation with the City Attorney and discuss potential litigation against D.M.C. and associates related to the design and construction of Toepperwein Road. (City Attorney)

- B. Executive Session in Accordance with the Texas Open Meetings Act § 551.071. CONSULTATION WITH CITY ATTORNEY; CLOSED MEETING. Consultation with the City Attorney and discuss the adsLED INC. project. (Mayor Suarez) (City Attorney) (City Manager)
- C. Executive Session in Accordance With Texas Open Meetings Act Section 551.074, PERSONNEL MATTERS; CLOSED MEETING; Personnel Matters to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee. (Mayor Suarez) (City Manager)

13. RECONVENE TO OPEN SESSION:

- A. Discussion and Appropriate Action in Accordance with Deliberations regarding the potential litigation against D.M.C. and associates related to the design and construction of Toepperwein Road. (City Attorney)
- B. Discussion and Appropriate Action in Accordance with Deliberations regarding the adsLED INC. project. (Mayor Suarez)(City Attorney) (City Manager)
- C. Discussion and Appropriate Action in Accordance with Deliberations regarding Personnel Matters to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee. (Mayor Suarez) (City Manager)

14. ADJOURNMENT:

I Hereby Certify That The Above Notice Was Posted At The Converse Municipal Complex On December 16, 2011.

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Adriana I. Hieronymus, City Secretary

This Facility Is Wheelchair Accessible And Accessible Parking Spaces Are Available. Requests For Accommodations Or Interpretive Services Must Be Made 48 Hours Prior To This Meeting. Please Contact The City Secretary's Office At (210) 658-5356 Or FAX (210) 659-0964 For Further Information.