



CITY OF CONVERSE  
CITY ADMINISTRATION

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AGENDA  
CITY OF CONVERSE  
CITY COUNCIL MEETING  
MARCH 18, 2014 – 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, March 18, 2014 at 7:00 PM. A quorum of the following commissions may be present: Beautification & Environmental, Building & Standards, Economic Development Corporation, Park and Recreation and Planning and 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 Suarez

4. **ROLL CALL & ESTABLISHMENT OF QUORUM & RECOGNITION OF VISITORS**

5. **CONSENT AGENDA:**

- A. Action to approve City Council Meeting minutes of March 4, 2014.

6. **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. No personal attacks shall be allowed.

7. **PUBLIC HEARING:**

- A. Public Hearing on a Request to Approve a Rezoning Request by the Property Owner of several parcels of land located adjacent to FM 78 and Center Street, namely:

1. CB 5063M, BLK 1 LOT SW IRR 174.77 FT of LOT 4 JUDSON SQUARE COM'L SUBD.
2. CB 5063M, BLK 1 LOT 11 (Converse Town Square)
3. CB 5063M, BLK 2 LOT 1 (Converse Town Square)
4. CB 5063M, BLK 2 LOT 3 (Converse Town Square)

The property owner is requesting a Rezoning from the current B-2, Retail District to B-3, Commercial District to allow for the development of various uses permitted within the B-3 Commercial District designation in order to broaden the marketability of the property.

**8. NEW BUSINESS:**

A. Discussion and Appropriate Action on a Request to Approve a Rezoning Request by the Property Owner of on several parcels of land located adjacent to FM 78 and Center Street, namely:

1. CB 5063M, BLK 1 LOT SW IRR 174.77 FT of LOT 4 JUDSON SQUARE COM'L SUBD.
2. CB 5063M, BLK 1 LOT 11 (Converse Town Square)
3. CB 5063M, BLK 2 LOT 1 (Converse Town Square)
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(City Manager)

- B. Update on Strategic Planning Process. (Mayor Suarez)
- C. Discussion of Team Building Training. (Mayor Suarez)
- D. Action to Approve January 2014 Financials & Investment Report. (Finance Director)
- E. Discussion of status of the rewriting of the building permit fees for minor plumbing, electrical, and roofing repairs. (Councilwoman Paschall)
- F. Discussion and Appropriate Action to Appoint Chief Rick Jamison of Converse Police Department to the Economic Development Corporation Board of Directors. (City Manager)
- G. Discussion on the MPO Project costs incurred to date. (Mayor Suarez) (City Manager)
- H. Appointment of a CVLGC Board Member for the City of Converse for Term ending September 30, 2016. (Mayor Suarez) (City Manager)
- I. Discussion and Appropriate Action on Request For Proposal (RFP) for a Health Insurance Broker and Third Party Adjuster (TPA). (City Manager)
- J. Discussion and Appropriate Action Under General Provisions of the Converse Code of Ordinances Section 1-3 definitions of Terms the word "Shall" Change the definition of "Shall" from : "Shall" The term "Shall" is always mandatory and not merely directory. Change to: "Shall" The term "Shall is always mandatory. (Councilman Brown)
- K. Discussion & Appropriate Action to amend a portion of Ordinance 2-46 Paragraph (B) Agendas: Current reading: The Mayor may defer items for later agendas if it is determined that items submitted would constitute an unmanageable workload for the City Council. The Mayor is authorized to approve requests to withdraw items from the agenda that are not ready for Council consideration. The Mayor shall inform the City Council of his approval to withdraw the item when it becomes the next issue to be considered during the meeting. (Councilman Brown)

- L. Discussion & Appropriate Action to amend a portion of Ordinance 2-46 Paragraph (B) Agendas: (Add to Ordinance): The Mayor may defer items for later agendas if it is determined that items submitted would constitute an unmanageable workload for the City Council. The Mayor is authorized to approve requests to withdraw items from the agenda that are not ready for Council consideration. The Mayor shall inform the City Council of his approval to withdraw the item when it becomes the next issue to be considered during the meeting. (ADDITION) In the event the Mayor removes an item from the agenda the Mayor or his designee shall notify the sponsor(s) prior to the final agenda's release. (Councilman Brown)
- M. Discussion and Appropriate Action on a request to establish an Ethics Review Board in Accordance with Article 3- General Provisions Section 8.01 Boards, Committees, Commissions, of the City of Converse Charter. The Purpose of the ethics Review board shall be to develop a City Ordinance for a Code of Ethics. (Councilwoman James)

**9. CITY COUNCIL & MANAGER 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. City Commission Liaison Reports.
- B. City Manager's Report & Discussion of Future Agenda Items/Items of Interest.  
- New code compliance page on city website.
- C. Councilmember's Reports/Items of Interest.
- D. Mayor's Report/Items of Interest.

**10. EXECUTIVE SESSION:**

- A. Executive Session in Accordance with Texas Open Meetings Act Section 551.071. CONSULTATION WITH CITY ATTORNEY; CLOSED MEETING. Consultation with City Attorney regarding pending or contemplated litigation related to the Employment Agreement for City Manager. (Mayor Suarez) (City Attorney)
- B. Executive Session in Accordance with Texas Open Meetings Act Section 551.071. CONSULTATION WITH CITY ATTORNEY; CLOSED MEETING. Consultation with City Attorney regarding the Cibolo Valley Local Government Corporation (CVLGC) Project. (Mayor Suarez) (City Attorney) (City Manager)
- C. Executive Session in Accordance with Texas Open Meetings Act Section 551.071. CONSULTATION WITH CITY ATTORNEY; CLOSED MEETING. Consultation with City Attorney regarding litigation related to Toepperwein Road Reconstruction Project. (Mayor Suarez) (City Attorney) (City Manager)
- D. Executive Session in Accordance with the Texas Open Meetings Act Section 551.074. PERSONNEL MATTERS; CLOSED MEETING. To deliberate and take appropriate action regarding the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee. - City Manager (Councilman Lindgren) (Councilwoman Paschall)

**11. RECONVENE TO OPEN SESSION:**

- A. Discussion and Appropriate Action on Executive Session in Accordance with Texas Open Meetings Act Section 551.071. CONSULTATION WITH CITY ATTORNEY; CLOSED MEETING. Consultation with City Attorney regarding pending or contemplated litigation related to the Employment Agreement for City Manager. (Mayor Suarez) (City Attorney)
- B. Discussion and Appropriate Action on Executive Session in Accordance with Texas Open Meetings Act Section 551.071. CONSULTATION WITH CITY ATTORNEY; CLOSED MEETING. Consultation with City Attorney regarding the Cibolo Valley Local Government Corporation (CVLGC) Project. (Mayor Suarez) (City Attorney) (City Manager)
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**12. ADJOURNMENT:**

**CERTIFICATION**

**I, HOLLY NAGY, CITY SECRETARY OF THE CITY OF CONVERSE, TEXAS, DO HEREBY CERTIFY THAT THE ABOVE AGENDA WAS PREPARED AND POSTED ON THE OFFICIAL BULLETIN BOARDS ON THIS THE 13<sup>th</sup> March AT 3:30 P.M., WHICH IS A PLACE READILY ACCESSIBLE TO THE PUBLIC AT ALL TIMES AND THAT SAID NOTICE WAS POSTED IN ACCORDANCE WITH CHAPTER 551, TEXAS GOVERNMENT CODE.**

  
\_\_\_\_\_  
Holly Nagy, City Secretary

**I CERTIFY THAT THE ATTACHED NOTICE AND AGENDA OF ITEMS TO BE CONSIDERED BY THE CITY COUNCIL WAS REMOVED BY ME FROM THE OFFICIAL BULLETIN BOARD ON \_\_\_\_\_ DAY OF MARCH, 2014. \_\_\_\_\_ Title: \_\_\_\_\_**

*This facility is accessible in accordance with the Americans with Disabilities Act. Handicapped parking spaces are available. If you require special assistance or have a request for other services please call 210 658-5356 at least 24 hours in advance of meeting.*