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: 86-R-42 Minutes DATE: December 1, 1986

IN ATTENDANCE:

ALDO TATANGELO, MAYOR
SANTOS BENAVIDES, COUNCILMEMBER, DISTRICT I
JACINTO P. JUAREZ, " , " II
SAUL N. RAMIREZ, JR., " , " III
MARGARITO BENAVIDES, JR.," , " IV
ENRIQUE "HENRY" TREVINO, " , " V
DAVID R. CORTEZ, " , " VI
JOSE A. VALDEZ, " , " VII(Arrived at 6:15 pm)
JOHN PETER MONTALVO, " , " VIII
ANTHONY McGETTRICK, CITY ATTORNEY
MARVIN TOWNSEND, CITY MANAGER
HORTENCIA C. GONZALEZ, CITY SECRETARY

ABSENCES:

Dr. Rex Ball, Parliamentarian

I. MAYOR TO CALL THE MEETING TO ORDER.

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

II. APPROVAL OF THE MINUTES:

Regular City Council Meeting: October 20, 1986

Motion to approve: Montalvo
Second: M. Benavides, Jr.
For: 7 Against: 0 Abstain: 0

III. COMMUNICATIONS

(014.1) A. Mr. Anselmo Ortiz be honored on his retirement on November 30, 1986 after 10 years of service at the City Cemetery - Parks & Recreation Department.

A plaque of appreciation was presented to Mr. Ortiz by Mayor Aldo Tatangelo.

(Councilman Jose A. Valdez arrived at this time).

IV. PUBLIC HEARING(S)

(056.1) Motion to open Public Hearings: Valdez
Second: S. Benavides
For: 8 Against: 0 Abstain: 0

A. On the application of Entex, Inc. to increase gas rates by 10.3%. This hearing was originally scheduled for August 18, 1986 and then deferred to September 3, October 6, October 20, 1986, and December 1, 1986. On August 18, 1986, R.W. Beck and Associates was employed to review the request. After several lengthy meetings and review of numerous documents by the consultant and City staff, the Company has requested in writing that its application be withdrawn so that they can complete a more detailed analysis of depreciation. At a later date, the Company will probably submit a new application for City Council consideration.

City Manager Marvin Townsend explained that the Company's position is stated in a letter from Entex to City Council. They have withdrawn their application at this time.

Councilman Trevino stated that although a consultant was employed no report has ever been given to Councilmembers.

City Manager Marvin Townsend indicated that a report would be forthcoming if and when Entex submits a new application. He further indicated that a depreciation analysis would probably take from 4 to 6 months. City approved payment to consultant not to exceed $30,000 with Entex to reimburse.

Councilman Juarez inquired that while there is no increase at this time, could rates decrease in the future.

City Manager Marvin Townsend explained that the dispute is between consultant's figures and company's figures. There was no increase or decrease justified. The Company would have the right to appeal City Council's decision to the Railroad Commission. Consultant will proceed if Company presents new figures.

Motion to accept letter of withdrawal from Entex: Ramirez, Jr.
Second: S. Benavides
For: 7 Against: Montalvo Abstain: 0

(583.1) B. Regarding the request of Mr. Oscar J. Zuniga that a 49 acre tract known as Shiloh Subdivision, Units 1-3, located immediately north of United High School, be annexed. The area is proposed to be developed into a residential sub-

division with all improvements to be constructed at the developer's expense. This is the third and final required public hearing.

Mr. Ron Whitehawk, Planning Director, presented the follow-statistics:

	DEC. 1987 NET INCOME	DEC. 1989 NET INCOME
Property Taxes	$ 18,857	$ 49,319
Garbage Fees	(1,176)	(5,592)
Water/Sewer Fees	14,112	67,104
Franchise Fees	3,880	18,880
	$ 35,673	$129,711

City Manager Marvin Townsend explained the "pros and cons" of the proposed annexation.

Mr. Carlos Mejia, Foster Engineering, and Consultant Engineer for the project also spoke to the issue.

Motion to bring forth an ordinance: Cortez
Second: Juarez
For: 8 Against: 0 Abstain: 0

(1291.1)C. On the request of Ms. Irma G. Torres to rezone Lot 7, Block 847 WD from R-3 (Mixed Residential District) to B-1 (Limited Business District). The lot is located at 3219 Convent. The lot does not meet the 6000 square feet minimum required of a B-1 zone. As of 11/25/86, there were three written protests against this rezoning request. The Planning and Zoning Commission at their meeting of 11/20/86 recommended approval.

AMENDING THE ZONING MAP OF THE CITY ZONING ORDINANCE OF THE CITY OF LAREDO BY CHANGING FROM R-3 (MIXED RESIDENTIAL DISTRICT) TO B-1 (LIMITED BUSINESS DISTRICT) THE FOLLOWING DESCRIBED PROPERTY LOCATION: LOT 7, BLOCK 847 WD.

Ms. Irma G. Torres as well as Ms. E. Vasquez spoke in favor of the zone change.

Motion to concur with Planning & Zoning Commission recommendation to approve: Valdez
Second: Cortez
For: 8 Against: 0 Abstain: 0

Ordinance Introduction: Councilmen Valdez, Cortez & Montalvo.

(1709.1)D. Consideration of an amendment to Section 24-80 (P) of the Zoning Ordinance to increase application fees for zoning change requests. Due to public notice requirements not having been met. This item should be withdrawn and a new hearing be set for December 15. The Planning and Zoning Commission conducted a public hearing on September 4, 1986 and recommend approval. The following fees are proposed:

	PRESENT FEE			PROPOSED FEE
1.	Less than one acre	$ 50.00	1.	Same
2.	1 to 5 acres	100.00	2.	$125.00
3.	5 acres or more	150.00	3.	$200.00 (Plus $25 per acre over 5 acres)

Motion to postpone Item IV(D) to the next meeting: Cortez
Second: M. Benavides, Jr.
For: 8 Against: 0 Abstain: 0

Motion to close the Public Hearings: Ramirez, Jr.
Second: Cortez
For: 8 Against: 0 Abstain: 0

V. PRESENTATIONS
CITIZENS AND COUNCILMEMBERS REQUESTS FOR DISCUSSION AND POSSIBLE ACTION:

(1851.1)A. A report be provided regarding the status of State improvements to the Del Mar Interstate 35 intersection and to Calton Road from San Bernardo to Interstate 35. (Councilman David R. Cortez)

City Manager Marvin Townsend stated that Calton Road would be among some projects deferred due to congressional action.

Motion that a Resolution be drawn by the City Attorney and be sent to legislators: Ramirez, Jr.
Second: Cortez
For: 8 Against: 0 Abstain: 0
86-R-67

VI. COMMITTEE REPORTS (None)

VII. REPORTS. IT IS RECOMMENDED THAT:

(2226.1)A. Contract be approved for $72,796 with the Animal Protective Society to operate an animal impoundment facility for the City from October 1, 1986 to September 30, 1987. The organization's facility is at 2500 Gonzalez and is staffed by a Shelter Director, Secretary, Kennel Supervisor, 3 full time Kennelmen and 1 part-time Kennelman. The Animal Protective

Society receives $10,000 from the County and $14,779 from charges for boarding animals. Compensation is at the rate of $6,066.33 per month.

Motion to approve: Montalvo
Second: S. Benavides
For: 8 Against: 0 Abstain: 0

B. A paying agent - registrar agreement with Frost National Bank, San Antonio, be approved for Frost to record the owners of the $5,000,000 Sewer Certificate of Obligation. The owners of all new City bond issues by federal law must be identified and included on a bond register. No local bank is known to be providing this service. The cost of this service is $300 per year plus $2.50 per bond holder.

Councilman Juarez inquired as to decision to choose Frost National Bank. Mr. Peter Tart responded indicating that Frost National Bank is a paying agent for the City.

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

(2400.1)C. Plans and specifications be approved and bids be received on December 30, 1986 for the San Carlos Street Drainage Project to serve the area generally from Meadow Avenue to Zacate Creek and from Saunders to Bustamante Street and the area between the Canal and Bustamante between Tilden and McPherson. The project includes 4024 feet of 48", 330 feet of 36', and 500' of 30" reinforced concrete pipe. This project will be financed by $400,000 from the 1986 Bond Election and July sale and from the Community Development Program.

Motion to approve: Trevino
Second: Montalvo
For: 8 Against: 0 Abstain: 0

(2479.1)D. The Water Fund Contingency Reserve provide $7,320 for water facilities already installed by the developer of Saunders Court Plaza and the $7,320 be used as the cash payment for the full assessment on both sides of San Jose from Milmo Avenue to 284.28 feet west of Milmo at $15 per front foot. Public Works can then proceed with street construction as part of the Voluntary Street Improvement Program. The developers have provided water and sewer improvements in excess of what would otherwise be required by more than

the $7,320.

Motion to approve: Juarez
Second: Valdez
For: 8 Against: 0 Abstain: 0

(2559.1)E. Bids be received on December 22, 1986 for five 35,000 Gross Vehicle Weight Cab and Chassis and five 20 yard refuse compactor bodies for Public Works. These vehicles will replace 1978 vehicles. Specifications are prepared so that the cab and chassis can be bid separately from the compactor body as long as the cab and chassis bidder includes the cost of delivering the cab and chassis to the factory of the compactor body bidder. The compactor body bidder can bid on the body only or the complete cab and chassis with compactor body.

Motion to approve: Montalvo
Second: M. Benavides, Jr.
For: 8 Against: 0 Abstain: 0

(2778.1)F. Change Order #5 for a net decrease of ($1035) be approved with Kinney Construction Company, Victoria, for the East Corridor Project. The change order provides:

1.	Deletion of a 48" RCP pipe culvert	($8,200)
2.	Add 24" RCP pipe culvert	$5,765
3.	Add two 8' leads of 24" pipe to connect to 60' pipe	$1,400
	Total	($1,035)

There is no effect on contract time. The total revised contract including this change order is $1,228,507.10.

Motion to approve: M. Benavides, Jr.
Second: Montalvo
For: 8 Against: 0 Abstain: 0

(2788.1)G. A contract for automatic transmission repairs at an estimated cost of $46,860 be approved with the lowest bidders Rankin Transmissions, Laredo according to the units prices bid. Two bids were received. This is the first time transmission repair work has been awarded by competitive bid. The contract will include work on all city vehicles.

Motion to approve: Montalvo
Second: Cortez
For: 6 Against: Trevino Abstain: 0

(3215.1)H. Bids be received on December 22, 1986 for one 150 H.P. minimum diesel motor grader for Public Works for the Street Construction Activity of the General Fund to be reimbursed by the Street Reconstruction Fund as set forth in the 1986-87 budget.

M. Benavides, Jr.

This item was Withdrawn to December 15th meeting.

(3249.1)I. Change Order #7 be approved for a net decrease of ($5,277.35) with McKinney Construction for the East Corridor Project. The change order provides for:

1.	Deletion of 720' of 10" VCP sanitary sewer pipe due to an over estimate.	($11,520.00)
2.	Deeper wet well at lift station by 5' including 12" sanitary influent line	5,090.00
3.	Increase size of wet well from 48" to 60"	652.65
4.	Add 10" sanitary sewer line clean out	500.00
	TOTAL	($5,277.35)

There is no change in contract time. The total revised contract including this change order is $1,219,721.00.

Motion to approve: Juarez
Second: M. Benavides, Jr.
For: 8 Against: 0 Abstain: 0

(3278.1)J. A contract with Porras Engineering Co. be approved for preparation of final plans and specifications for:

1) Convent and Flores Avenues, Coke to Zacate Creek Drainage Improvements for not to exceed $62,490.00. The drainage area is generally bounded by Park Street on the North, Sta. Ursula Avenue on the East, Coke Street on the South, and Santa Maria Avenue on the West.
2) Jefferson and Garden Streets, Davis to San Bernardo Drainage Improvements for not to exceed $46,240.00. The drainage area is generally bounded by Frankfort Street on the North, San Agustin on the East, Foggenpohl Street on the South, and Sta. Rita Avenue on the West.

These projects were authorized as part of the January 1986 bond election. The July 1986 bond sale included monies for engineering. Both projects should be ready to receive bids within 10 months or by September 1987.

Motion to approve: Montalvo
Second: Ramirez, Jr.

For: 8 Against: 0 Abstain: 0

(3315.1)K. Change Order #4 be approved to Wright-Way Construction, Inc.'s contract for 1985 Voluntary Paving Assessment Street Improvements Group II to decrease the contract by $2,167.50. The change order will

1) Add 37 1/2 feet of guard rail at Malinche Street near Cross Avenue to separate the slope of the drainage ditch from the curb $1,832.50

2) Modify the outfall at India Avenue and Pine Street to delete one section of 72" pipe, revise the cross-section, of the surface drain, modify the curb and gutter section, and reduce the concrete rip-rap by 10 cubic yars. ($4,000.00)

Net decrease .....($2,167.50)

Motion to approve: M. Benavides, Jr.
Second: Montalvo
For: 8 Against: 0 Abstain: 0

(3340.1)L. Bids be received on December 19, 1986 for one 1/2 ton pick-up truck for Transit. The vehicle is used to service vehicles and has an air compressor mounted on the bed for minor-bus maintenance in the field. The City's match will be paid by the General Fund. UMTA Capital grant TX 05-0132 includes 80% participation and the State will pay 13%.

Motion to approve: Montalvo
Second: Ramirez, Jr.
For: 8 Against: 0 Abstain: 0

(3350.1)M. Bids be received on December 23, 1986, for one vacuum cleaner for Transit.

This purchase is part of UMTA Capital Grant TX05-0080 and includes 80% federal match, 13% State and 7% local. The City's match will be a General Fund expenditure. The vacuum cleaner will be installed at the bus maintenance yard to clean the inside of buses.

Motion to approve: Montalvo
Second: Ramirez, Jr.
For: 8 Against: 0 Abstain: 0

(3381.1)N. A public hearing inquiry be held on December 15, 1986 to consider increasing subdivision application fees. The Planning and Zoning Commission on November 6, 1986 re-commended the following fees:

PRESENT	PROPOSED
1) $20 per subdivision plus $.50 per lot	a)One to three lots-$50 plus $2.00 per lot
2) Lots zoned for commerial, industrial or apartment $20 per subdivision plus $2.00 per lot	b)Four to 20 lots-$100 plus $4.00 per lot
	c)Commercial or industrial lots, same as above plus $2.00 per lot.

In addition to the Commission recommendation the present fee is proposed to be retained for one lot plats of less than 1/2 acre. The reduced fee is proposed for one lot plats to allow a transition period for single lots sold by metes and bounds to be property recorded.

Motion that a public hearing be held on 12/15/86: Ramirez, Jr.
Second: Montalvo
For: 8 Against: 0 Abstain: 0

(3425.1)O. A Lost Control Officer position (Grade 23) be established in the Self-Insurance Fund as of January 1, 1987 and a budget of $26,033 be approved for the position, related personnel costs, and use of private vehicle at $.23 per mile. The Personnel and Finance Departments and the City Manager's Office will provide secretarial support. The position will report directly to the City Manager and work closely with Finance, Personnel and all other departments.

Councilmembers questioned whether this position is needed at this time.

Motion to authorize position: Ramirez, Jr.
Second: Cortez
For: 3 Against: Valdez, Juarez, Montalvo, Trevino & S. Benavides Abstain: 0

Item to be placed on a later agenda, after budgetary evaluations.

(355.2) Mr. Mike Fernandez, Scoutmaster for Troop #76, introduced members of his troop which included Carlos Cuellar, Alberto Cardenas, Richard Leyendecker and Mark Martin. Mayor Tatangelo welcomed them to the meeting.

(519.2) P. Discussion regarding the City Attorney's opinion concerning awarding contracts for garbage collection services without competitive bidding.

Councilman Ramirez recommended that contract be extended for 6 months. Mayor Tatangelo relinquished CHAIR to Councilman M. Benavides, Jr. A lengthy discussion followed.

Mr. Pepe Trevino, Southern Sanitation Service, gave his viewpoints and offered alternatives and requested that his contract be extended on a month to month basis.

Motion that actual contract be addressed at the next meeting with this particular firm and staff and include bid specifications for 2 crew operations: Ramirez, Jr.
Second: Cortez
For: 8 Against: 0 Abstain: 0

Mayor Tatangelo assumed CHAIR at this time.

(0273.3)Q. Bids be received on December 23, 1986 for Industrial Uniforms for the Water, Civic Center, Airport, and Health Departments. Employees in these departments have for the last several years received the benefit of five sets of uniforms as new employees and replacement as needed. Uniform includes pants and shirts. The employees are responsible for washing and mending the uniforms. The budget of each department includes this cost.

Motion to approve: Trevino
Second: Ramirez, Jr.
For: 8 Against: 0 Abstain: 0

(0280.3)R. Report regarding progress of the Mercado and the future plans of the Downtown Improvement Corporation.

Motion to table item: Ramirez, Jr.
Second: Montalvo
For: 5 Against: Valdez, Cortez Abstain: 0
M. Benavides, Jr.

S. Discussion of the application process for project requests to the Economic Development Administration and staff recommendation for 1986-87.

City Manager Townsend explained procedures. He stated that local share would be out of Bridge Construction Fund and $650,000 from the Federal Government.

After a lengthy discussion, motion to close debate on this item: Ramirez, Jr.
Second: Montalvo

For: 6 Against: Valdez Abstain: 0

Councilman M. Benavides, Jr. left the meeting at 9:38 p.m.

(2620.2)T. Status report on the possible sale of a gymnasium situated on a 3-acre tract at the Airport.

City Manager Townsend made a presentation. Father Morgan Rowsome, San Martin De Porras Church, also spoke to the issue and stated that appraisals are now being reconciled. Judge Elma Salinas Ender made comments as a member of San Martin De Porras Church. Mr. Vicente Vera, gymnasium tenant, informed Council that the air conditioning system is working, and believes that the difference between the two appraisals might be the value of the air condition system.

Motion that a revised appraisal be finalized by the next meeting: Juarez
Second: Ramirez, Jr.
For: 8 Against: 0 Abstain: 0

(1728.3)U. Report on the meeting with Federal Aviation Administration Officials in Fort Worth on November 17, 1986.

A written report was submitted to Council by City Manager Marvin Townsend.

(1744.3)V. Discussion of development considerations to the North:
(a) Union Pacific rail yard relocation plans and relationship to Mil Interchange on Interstate 35
(b) Sewer service, existing and proposed
(c) Request for water service near UniRoyal Interchange.

Motion that two Workshops be held on Monday, December 8th at 7:30 P.M., one at City Hall Conference Room, and the other with the Mercado Corp. at the Mercado: Ramirez, Jr.
Second: Cortez
For: 7 Against: 0 Abstain: 0

W. Bids be received on December 22, 1986 for Data Processing equipment for the Water and Sewer Departments. This equipment will improve inventory management at the Service Center and enable better water quality control and chemical use management at the treatment plants.

Motion to instruct staff to proceed accordingly: Juarez
Second: Montalvo
For: 5 Against: Ramirez, Jr. Abstain: 0

& S. Benavides

VIII. FINAL READING ORDINANCES

(1805.1)Motion to waive readings of final ordinances: Ramirez, Jr.
Second: S. Benavides
For: 8 Against: 0 Abstain: 0

A. AMENDING SECTION 31-92 (a) PERTAINING TO THE SCHEDULE OF SEWER RATES OF CHAPTER 31 (UTILITIES) OF THE CODE OF ORDINANCES TO INCREASE THE RATES CHARGED FOR SANITARY SEWAGE DISPOSAL, BY INCREASING THE MINIMUM MONTHLY RESIDENTIAL RATE FROM $3.70 TO $4.44; BY INCREASING THE MINIMUM MONTHLY COMMERCIAL RATE FROM $4.50 TO $5.33; BY INCREASING THE RATE PER 1,000 GALLONS FROM $0.72 to $0.86; BY INCREASING THE MAXIMUM MONTHLY RESIDENDIAL RATE FROM $17.00 TO $20.35; AND BY INCREASING THE RATES FOR SERVICE OUTSIDE THE CITY TO RATES ONE AND ONE HALF (1 1/2) TIMES THOSE SET OUT ABOVE; PROVIDING FOR PUBLICATION; AND PROVIDING FOR EFFECTIVE DATE.
ORDINANCE NO. 86 0 214
INTRODUCED BY ALL COUNCILMEMBERS.

Motion to approve: Ramirez, Jr.
Second: Montalvo
For: 8 Against: 0 Abstain: 0

B. AUTHORIZING THE SALE OF $5,000,000 OF COMBINATION TAX AND SEWER SYSTEM REVENUE CERTIFICATES OF OBLIGATION TO RAUSCHER PIERCE REFSNES, INC.
ORDINANCE NO. 86 0 215
INTRODUCED BY ALL COUNCILMEMBERS.

Motion to approve: Ramirez, Jr.
Second: S. Benavides
For: 8 Against: 0 Abstain: 0

C. AMENDING CHAPTER II, SECTION 2-1 (UNLAWFUL TO SUBDIVIDE LAND EXCEPT BY ABN APPROVED PLAT) OF THE SUBDIVISION ORDINANCE TO SPECIFICALLY PROVIDE FOR THE ISSUANCE OF AN AMENDING PLAT IN ANY INSTANCE DELINEATED BY ARTICLE 974A, SECTION 5 (D) (1)-(9) OF VERNON'S CIVIL STATUTES, PROVIDING THAT ISSUANCE OF AMENDING PLAT IS IN LIEU OF THE REQUIREMENT THAT A PLAT HAS TO COMPLY WITH SUBDIVISION REGULATIONS, PROVIDING FOR PUBLICATION AND AN EFFECTIVE DATE.
ORDINANCE NO. 86 0 216
INTRODUCED BY COUNCILMAN SAUL N. RAMIREZ, JR.

Motion to approve: Ramirez, Jr.

Second: S. Benavides
For: 8 Against: 0 Abstain: 0

D. AMENDING THE ZONING MAP OF THE CITY ZONING ORDINANCE OF THE CITY OF LAREDO BY CHANGING FROM M-1 (LIGHT MANUFACTURING DISTRICT) TO R-3 (MIXED RESIDENTIAL DISTRICT) THE FOLLOWING DESCRIBED PROPERTY LOCATION: LOT 4, 5, AND 6 BLOCK 562 ED. ORDINANCE NO. 86 0 217
INTRODUCED BY COUNCILMEMBER SAUL N. RAMIREZ, JR.

Motion to approve: Ramirez, Jr.
Second: S. Benavides
For: 8 Against: 0 Abstain: 0

IX. INTRODUCTORY ORDINANCE(S)

(1996.3)A. CLOSING AS A PUBLIC EASEMENT THAT SECTION OF JARVIS AVENUE BETWEEN SANTA CLARA STREET AND HIGHWAY 83 SITUATED IN THE EASTERN DIVISION CITY OF LAREDO, WEBB COUNTY, TEXAS.

The Planning and Zoning Commission approved the closing on July 10, 1986. The Street Closing Committee recommended closing on August 5, 1986. This unopened street segment is South of Santa Clara Street and extends almost to Pecan Street.

Ordinance Introduction: S. Benavides, Valdez and Cortez.

B. CLOSING AS PUBLIC EASEMENTS THOSE SECTIONS OF SANTA ISABEL AVENUE BETWEEN FARIAS STREET AND THE EAST RIGHT OF WAY LINE OF RIVERSIDE TERRACE SUBDIVISION AND ORTIZ STREET BETWEEN SANTA ISABEL AVENUE AND THE EAST RIGHT OF WAY LINE OF RIVERSIDE TERRACE SUBDIVISION.

The Planning and Zoning Commission approved the closing on October 2, 1986. Both of these dead ends are less a full lot in depth.

Ordinance Introduction: S. Benavides, Valdez and Cortez.

C. CLOSING AS A PUBLIC EASEMENT THOSE SECTIONS OF:

A. CONSTANTINOPLE BETWEEN PINDER AND THE RIO GRANDE
B. GARDEN BETWEEN CAMP AND PINDER
C. JEFFERSON BETWEEN FORTIN AND THE RIO GRANDE
D. FORTIN BETWEEN JEFFERSON AND GARDEN
E. CAMP BETWEEN JEFFERSON AND GARDEN
F. ANNA BETWEEN JEFFERSON AND SHEA
G. LEE BETWEEN JEFFERSON AND SHEA

SITUATED IN THE WESTERN DIVISION OF THE CITY OF LAREDO, WEBB COUNTY, TEXAS.

The Planning and Zoning Commission approved the closing on October 2, 1986. The abutting property on all sides of these streets is the City's Jefferson Street water plant.

Ordinance Introduction: All Councilmembers

D. NEW LEASE. A one-year lease with a monthly rental of $262.50 be approved to November 30, 1987 with three-one year options and annual CPI with Sean Hoey d/b/a/ Sean Hoey Air Conditioning & Heating Service for the approximate 2,640 square feet constituting Building #1347 located at 4018 North Bartlett Avenue. The Airport Advisory Board so recommends. The space will be used for an air-conditioning and heating service.

AUTHORIZING THE CANCELLATION OF THE LEASE AUTHORIZED BY ORDINANCE #84 0 152 WITH SEAN HOEY AIR CONDITIONING & HEATING SERVICE, SOLE PROPRIETOR AND THE CITY OF LAREDO AND AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE AGREEMENT WITH SEAN HOEY d/b/a SEAN HOEY AIR CONDITIONING & HEATING SERVICE FOR AND ON BEHALF OF THE CITY OF LAREDO FOR THE APPROXIMATE 2,640 SQUARE FEET CONSTITUTING BUILDING #1437, PLUS FENCED IN AREA SURROUNDING BUILDING, LOCATED AT 4018 NORTH BARTLETT AVENUE, SUTUATED AT THE LAREDO INTERNATIONAL AIRPORT AND BELONGING TO THE CITY OF LAREDO.

Lease term is for one year ending on November 30, 1987 and may be extended for three-one year options ending on November 30, 1990. Initial rental is $262.50 and is to be adjusted based on changes in the consumer price index.

Ordinance Introduction: Juarez

E. NEW LEASE. A one-year lease with a monthly rental of $248.21 be approved to October 31, 1987 with one one-year option and annual CPI with Manuel J. Juarez d/b/a Casa Juarez for the approximate 2,306 square feet constituting Building #1101-N located at 4220 North Urbahn. The Airport Advisory Board so recommends. The property will be used for warehouse storage.

AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT WITH MANUEL J. JUAREZ d/b/a CASA JUAREZ FOR AND ON BEHALF OF THE CITY OF LAREDO FOR BUILDING #1101 (N) CONSTITUTING 2,306 SQUARE FEET SITUATED AT 4220 NORTH URBAHN BELONGING TO THE CITY OF LAREDO AT THE LAREDO INTERNATIONAL AIRPORT.

Lease term is for one year to October 31, 1987, and may be extended for one one-year option until October 31, 1988. Initial monthly rental is to be adjusted annually based on changes on the Consumer Price Index (CPI).

Ordinance Introduction: Juarez

F. NEW LEASE. A one-year lease with a monthly rental of $110 be approved to September 30, 1987, with no renewal options with Mr. Douglas Taylor for the approximate 495 square feet constituting Building #148 at 417 Flightline. The Airport Advisory Board so recommends. The building will be used for air freight storage. The building has been vacant for one month.

AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE AGREEMENT WITH DOUGLAS TAYLOR, SOLE PROPRIETOR, FOR AND ON BEHALF OF THE CITY OF LAREDO FOR BUILDING #148 SITUATED ON A 1,882.5562 SQUARE FOOT TRACT OF LAND AT 416 FLIGHTLINE AT THE LAREDO INTERNATIONAL AIRPORT AND BELONGING TO THE CITY OF LAREDO.

Lease term is for one year to October 12, 1987. Monthly rent is $110.00.

Ordinance Introduction: Juarez

G. The City's retirement program be improved by allowing up-dated service credits (retirement based on last 3 completed years of service), increasing the City's contribution from 1 to 1 match to 1 1/2 to 1 match of employees payments, modifying health and life insurance for retirees at City expense by excluding those employees who leave City employment prior to being elgible to retire but after they have vested and those employees who are elgible for medicare, who retire after January 1, 1987.

At present the City contribution on a 1 to 1 basis is 3.99% of salaries. Employees contribute 3% and the City matches the 3% plus .99% for prior service, with an amortization period of 20 8/12 years.

Under the 1 1/2 to 1 matching ratio, and including updated service, the City's contribution will be 5.16% with an amortization period of 25 years. The 1986-87 cost will be paid from the Retirement Fund, as well as a substantial part of the cost for 1987-88.

On February 20, 1981 the City Council passed an ordinance to grant "City employees who retired from City employment under the City Pension Plan between July 1, 1980 and the date of enactment of this ordinance and all City employees retiring from City employemnt under the City Pension Plan from this date of enactment on shall be granted Health Insurance and a Life Insurance Policy in the amount of $2,000, at no cost to the retiree." There is no indication how this benefit was extended to firemen with a different retirement program, policemen under the Texas Municipal Retirement System, or City employees under the Trans-America plan. The City Pension Plan provided very small retirement benefits for employees at age 70 with no other City retire-ment plan.

AUTHORIZING AND ALLOWING, UNDER THE ACT, GOVERNING THE TEXAS MUNICIPAL RETIREMENT SYSTEM, "UPDATED SERVICE CREDITS" IN SAID SYSTEM FOR SERVICE PERFORMED BY QUALIFYING MEMBERS OF SUCH SYSTEM WHO PRESENTLY ARE IN THE EMPLOYMENT OF THE CITY OF LAREDO, PROVIDING FOR INCREASED PRIOR AND CURRENT SERVICES ANNUITIES FOR RETIREES AND BENEFICIARIES OF DE-CEASED RETIREES OF THE CITY; PROVIDING FOR INCREASED MUNI-CIPAL CONTRIBUTIONS TO THE CURRENT SERVICE ANNUITY RESERVE AT RETIREMENT OF THE EMPLOYEES OF THE CITY; AND ESTABLISHING AN EFFECTIVE DATE FOR SUCH ACTION.

Ordinance Introduction: Ramirez, Jr.

H. REPEALING THE EXISTING ARTICLE II, JUNKED VEHICLES, OF CHAPTER 14 OF THE CITY OF LAREDO CODE OF ORDINANCES AND ADDING A NEW ARTICLE II, JUNKED VEHICLES, TO CHAPTER 14 OF THE LAREDO CITY CODE; DECLARING THAT JUNKED VEHICLES ARE A PUBLIC NUISANCE, IMPOSING A PENALTY ON PERSONS MAINTAINING A JUNKED VEHICLE AS A NUISANCE, PROVIDING FOR NOTICE TO JUNKED VEHICLE OWNERS AND LIENHOLDERS, AND PROPERTY OWNERS WHO MAINTAIN JUNKED VEHICLES ON THEIR PROPERTY; PROVIDING SAID INDIVIDUALS WITH AN OPPORTUNITY OF A HEARING BEFORE A DESIGNATED CITY EMPLOYEE; PROVIDING FOR A PROCEDURE FOR THE CITY TO ABATE SAID NUISANCE; PROVIDING FOR PUBLICATION AND FOR AN EFFECTIVE DATE.

This ordinance repeals Article II of Chapter 14 entitled Junked Vehicles and replaces that article with a new Article II which incorporates new sections of state law. In summary the ordinance:

1. Defines junked vehicles and declares them a public nuisance.
2. Establishes a Class C misdemeanor penalty regarding

persons found guilty of keeping a junked vehicle.

3. Provides an administrative hearing process for persons keeping junked vehicles and a means of having the vehicle removed by the City if the owner does not comply.

Ordinance Introduction: All Councilmembers

(2214.3)I. Parking fines be increased $2.00 per offense as follows:

1) Meter (time expired or beyond designated time)	$ 3.00
2) Loading Zone	4.00
3) Parking within 20 ft. of intersection, blocking driveway, no parking	4.00
4) Fire plug, double parking	5.00

AMENDING ARTICLE VII, STOPPING, STANDING OR PARKING, OF CHAPTER 19, MOTOR VEHICLES AND TRAFFIC, OF THE CODE OF ORDINANCES TO ADD A DIVISION 3, VIOLATIONS, THERETO AND TO SPECIFICALLY ADD A SECTION 19-355, VIOLATIONS; PENALTIES, ESTABLISHING MINIMUM FINES FOR VIOLATIONS OF ARTICLE VIII, PROVIDING SPECIFIC AUTHORIZATION FOR THE JUDGE OF THE MUNICIPAL COURT TO IMPOSE A MAXIMUM PENALTY OF TWO HUNDRED DOLLARS ($200.00) FINE FOR ANY VIOLATION OF ARTICLE VIII; PROVIDING FOR AND SPECIFYING MINIMUM PENALTIES FOR VIOLATIONS OF ARTICLE VIII OF CHAPTER 19 OF THE CODE OF ORDINANCES; PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

Ordinance Introduction: All Councilmembers

X. RESOLUTION(S)

(2226.3)A. VETOING THE BUDGET OF THE WEBB COUNTY APPRAISAL DISTRICT AS ADOPTED ON NOVEMBER 5, 1986 DIRECTING THE TAX COLLECTOR TO FILE A COPY OF THIS RESOLUTION WITH THE SECRETARY OF THE BOARD OF DIRECTORS OF SAID DISTRICT. 86-R-53

Motion to approve: Valdez

Second: Trevino

For: 7	Against: 0	Abstain: 0

(2258.3)B. PURSUANT TO SECTION 5 OF FRANCHISE AGREEMENT BETWEEN CITY OF LAREDO AND ROGERS CABLESYSTEMS OF LAREDO, INC., THE CITY OF LAREDO APPROVES THE PROPOSED REORGANIZATION AND MERGER OF ROGERS CABLESYSTEMS OF AMERICA, INC. OPERATING SUBSIDIARIES WHICH WILL RESULT IN THE LAREDO FRANCHISE BEING HELD BY ROGERS CABLESYSTEMS OF SOUTHWEST, INC.

A public hearing was held on this request on November 18,1986. The Company indicates that the merger is for income tax purposes and to simplify activity management and that all records will be maintained in the same manner as prior to the merger.

The Cable Commission recommended approval on November 30, 1986.
86-R-61

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

XI. APPOINTMENT(S)

Appointments to Boards and Committees

(2278.3) 1. Transportation and Traffic Safety Advisory Committee-
One appointment needed to be nominated by Councilmember Margarito Benavides, Jr.

No appointments made as Councilman M. Benavides, Jr. had left the meeting.

XII. ADJOURNMENT

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

Adjournment was at 10:30 P.M.

I HEREBY CERTIFY THAT ABOVE MINUTES CONTAINED IN PAGES 01 TO 18 ARE TRUE, COMPLETE, AND CORRECT PROCEEDINGS OF THE REGULAR CITY COUNCIL MEETING HELD ON THE 1ST DAY OF DECEMBER, 1986. THE ORIGINAL COPY IS ON FILE IN THE CITY SECRETARY'S OFFICE.

WITNESS MY HAND AND THE CORPORATE SEAL OF THE CITY OF LAREDO, TEXAS on this the 18th day of December, 1986.

HORTENCIA C. GONZALEZ
CITY SECRETARY

PREPARED BY: Gloria M. Garza, Deputy

PASSED AND APPROVED BY CITY COUNCIL ON:

CORRECTIONS: