

# **CITY OF LAREDO**

**CITY COUNCIL MEETING**

**A-2007-R-05**

**CITY COUNCIL CHAMBERS**

**1110 HOUSTON STREET**

**LAREDO, TEXAS 78040**

**MARCH 19, 2007**

**5:30 P.M.**

## **DISABILITY ACCESS STATEMENT**

Persons with disabilities who plan to attend this meeting and who may need auxiliary aid or services are requested to contact Gustavo Guevara, City Secretary at (956) 791-7308 at least two working days prior to the meeting so that appropriate arrangements can be made. The accessible entrance and accessible parking spaces are located at City Hall, 1100 Victoria Ave.

Out of consideration for all attendees of the City Council meetings, please turn off all cellular phones and pagers, or place on inaudible signal. Thank you for your consideration.

### **I. CALL TO ORDER**

### **II. PLEDGE OF ALLEGIANCE**

### **III. ROLL CALL**

### **IV. MINUTES**

Approval of the minutes of October 12, 2006, October 16, 2006 and October 24, 2006.

### **V. COMMUNICATIONS AND RECOGNITIONS**

#### **Recognitions**

- a. Recognizing the Alexander Bulldogs boy's basketball team for participating in the Regional Finalists "Elite 8."
- b. Recognizing the Alexander Bulldogs girl's basketball team for participating in the Regional Semi-finalists "Sweet 16."
- c. Recognition of the Lyndon B. Johnson High School Cheerleaders for their participation in the NCA Senior & Junior National Championship in Dallas, Texas and winning the 2006-2007 NCA National Champions in the Varsity-Non-Tumbling Division and Most Innovative Choreography. The team will be featured on Fox Channel 55 in April.

#### **Communiqués**

### **Citizen comments**

Citizens are required to fill out a witness card and identify themselves at the microphone. Comments should be relevant to City business and delivered in a professional manner. No derogatory remarks will be permitted. There is a time limit of three minutes per speaker.

## **VI. APPOINTMENTS TO COMMISSIONS, BOARDS AND COMMITTEES**

- a. Appointment by Mayor Raul G. Salinas of Juanita Isabel Martinez to the Parks and Recreation Advisory Committee.
- b. Appointment by Council Member Gene Belmares of Marco Ramos to the Telecommunications Advisory Committee.

## **VII. GENERAL COUNCIL DISCUSSIONS AND PRESENTATIONS**

1.
  - A. **Request by Mayor Raul G. Salinas**
    1. Status report from LCVB on the Mexico advertising campaign.
    2. Discussion with possible action on the construction of a canopy at Bridge I for pedestrians. (Co-sponsored by Council Member Chavez)
  - B. **Request by Council Member Mike Garza**
    1. Discussion with possible action on the creation of a Budget calendar.
    2. Discussion with possible action on alternative methods for road construction and financing with the Texas Department of Transportation.
  - C. **Request by Council Member Dr. Michael Landeck**
    1. Discussion with possible action regarding the City of Laredo's Bridge System shortage and overage policy.
    2. Discussion with possible action on Rio Grande River water rights acquisition and status and possible renovation/extension of the Jefferson Street water plant facility.
    3. Discussion with possible action on initiating an investigation pursuant to Section 2.06 of the Charter into those City departments and individuals involved with (1) street construction and maintenance, and (2) contracts for street construction and maintenance. (Co-sponsored by Council Member Juan Chavez)
    4. Discussion with possible action regarding the demand that members appointed to all city, standing and ad hoc committees must meet the requirement of being a currently registered voter in the City of Laredo; and that this qualification

will be applied to all presently appointed and serving committee members.

**D. Request by Council Member Gene Belmares**

1. Discussion with possible action on consolidating all City offices under one roof with an emphasis on the old Mercy Hospital building and requesting that the 2006-2007 Leadership Class adopt the feasibility study as their class project.

**E. Request by Mayor Pro-Tempore Juan Ramirez**

1. Discussion with possible action on sewer problems on Convent and Salinas Streets.
2. Discussion with possible action on the use of City vehicles.
3. Status report on the police station at the H.E.B. downtown, with possible action.

**VIII. PUBLIC HEARINGS**

2. **Public hearing and introductory ordinance** amending the City of Laredo Fiscal Year 2006-2007 Veterans Field Fund by drawing down \$55,000.00 from the Veterans Field Fund balance and appropriating said funds for the purchase of heavy equipment for the maintenance of Veterans Field.
3. **Public hearing and introductory ordinance** authorizing the City Manager to accept grant funds from the South Texas Development Council (STDC) in the amount of \$37,737.00 with no matching funds and to amend the Solid Waste Fund to appropriate said grant award. Funds will be used to buy an industrial grade paper shredder at a cost \$27,737.00 in order that the Materials Recovery Center can recycle paper that has sensitive information, and \$10,000.00 that will be used to promote and educate the public about recycling.
4. **Public hearing and introductory ordinance** amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lots 1 and 3, Block 273, Western Division, located at 1504 Santa Maria Avenue, from R-3 (Mixed Residential District) to B-1 (Limited Commercial District). The Planning and Zoning Commission recommended approval of the zone change. District VIII
5. **Public hearing and introductory ordinance** amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 1, Block 1, Morales Plat, located at 9219 F.M. 1472, from R-2 (Multi-family Residential District) and M-1 (Light Manufacturing District) to B-4 (Highway Commercial District). The Planning and Zoning Commission recommended approval of the zone change. District VII

6. **Public hearing and introductory ordinance** amending Ordinance No. 2006-O-311 authorizing a Special Use Permit for mini storage/warehousing, on Lots 1, 2, 3, 5, 6, 7 and 8, Block 1068, Eastern Division, located at 1320 South Meadow Avenue, by revising the site plan. The Planning and Zoning Commission recommended approval of the Special Use Permit. District III
7. **Public hearing and introductory ordinance** amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lots 7 and 8, Block 24, Eastern Division, located at 602 Market Street, from B-3 (Community Business District) to B-4 (Highway Commercial District). The Planning and Zoning Commission recommended approval of the zone change. District III
8. **Public hearing and introductory ordinance** amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 1.27 acres, as further described by metes and bounds in attached Exhibit "A", located east of Highway 359 and west of Fiesta Subdivision, from R-1A (Single Family Reduced Area District) to B-3 (Community Business District). The Planning and Zoning Commission recommended approval of the zone change. District II
9. **Public hearing and introductory ordinance** amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 9.11 acres, as further described by metes and bounds in attached Exhibit "A", located on the North side of A.F. Muller Sr. Memorial Boulevard east of Hummingbird Boulevard, from M-1 (Light Manufacturing District) to R-1 (Single-Family Residential District) (Planned Unit Development District). The Planning and Zoning Commission recommended approval of the zone change. District VII
10. **Public hearing and introductory ordinance** amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 46.9 acres, as further described by metes and bounds in attached Exhibit "A," located at 3220 Bob Bullock – Loop 20, from R-1 (Single Family Residential District) to B-3 (Community Business District). The Planning and Zoning Commission recommended approval of the zone change. District II
11. **Public hearing and introductory ordinance** amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 12.82 acres, as further described by metes and bounds in attached Exhibit "A," located at 3221 Bob Bullock – Loop 20, from R-1 (Single Family Residential District) to B-3 (Community Business District). The Planning and Zoning Commission recommended approval of the zone change. District II

12. **Public hearing and introductory ordinance** amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 112.82 acres, as further described by metes and bounds in attached Exhibit "A", located on the East side of Interstate 35 north of Shiloh Drive, from AG (Agricultural District) and M-1 (Light Manufacturing District) to B-4 (Highway Commercial District). The Planning and Zoning Commission recommended approval of the zone change. District VI
13. **Public hearing and introductory ordinance** amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 6, Block 13, San Isidro- Las Baganvillas Subdivision and .22 acres, as further described by metes and bounds in attached Exhibit "A", located at 10550 Sanderiana Court, from R-1A (Single Family Reduced Area District) to B-1 (Limited Commercial District). The Planning and Zoning Commission recommended approval of the zone change. District VI
14. **Public hearing and introductory ordinance** amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 2.02 acres, as further described by metes and bounds in attached Exhibit "A", located at the East end of Basswood Drive, from R-1 (Single Family Residential District) to R-2 (Multi-Family Residential District). The Planning and Zoning Commission recommended denial of the zone change. District VI

**(Recess)**

**(Press Availability)**

## **IX. INTRODUCTORY ORDINANCES**

15. Authorizing the City Manager to execute a lease with UETA of Texas, Inc. for the lease of the tract of approximately 73,698.73 square feet tract of land located premises located south of Ventura Street and east of Santa Cleotilde Avenue, a copy of which is attached as Exhibit 1. Lease shall commence on August 7, 2007 and be for a term of twenty (20) years, with an option to renew for an additional ten (10) years. The annual rent shall be \$52,000.00 payable in monthly installments of \$4,333.33.
16. Authorizing the City Manager to execute all necessary documents to effectively convey fee simple title to the "Surface Only" at its adjusted market value of \$11,533.00 for certain property described as a 7,717 square feet (0.1772 of an acre) tract of land, more or less, out of that former south one-half section of Canada between O'kane and Clark Streets to Adolfo Tellez; provided that the City of Laredo retains the entire tract as a utility easement, said tract being situated in the Eastern Division, City of Laredo, Webb County, Texas, being generally described on attached Exhibit "A"; and providing for an effective date.

17. Authorizing the City Manager to execute all necessary documents to effectively convey two (2) City owned lots, namely, Lot 6, Block 643, Eastern Division and Lot 7, Block 700, Western Division, in the City of Laredo, Webb County, Texas, to Habitat for Humanity, Inc., in support of the construction of two (2) homes, and providing for an effective date.
18. Authorizing the City Manager to convey fee simple title to the "surface only", at its adjusted market value of \$4,750.00, the 2,725.4 sq. ft. tract of land, more or less, out of that former triangular section of Blaine Street between Smith and Ejido Avenues, as shown by metes and bounds description in Exhibit "A" attached hereto, to purchasers, Humberto H. Ramirez and wife, Guadalupe L. Ramirez; provided however, that the City of Laredo retains and reserves the entire tract as a utility easement, and approving the plan as described in Exhibit "B", under which purchasers will use the said property; and providing for effective date.
19. Authorizing the City Manager to execute a Foreign Trade Zone Operations Agreement with Luka International Trading, Inc., as zone site operator within site III, located at 14610 Archer Drive, Killam Industrial Park, effective February 1, 2007, and ending on January 31, 2008, and may be extended for three (3) one (1) year terms ending on January 31, 2009; January 31, 2010; and January 31, 2011 and providing activation, administration and transaction fees be paid to the City; providing for an effective date.

## **X. FINAL READING OF ORDINANCES**

20.
  - 2007-O-028 Authorizing the City Manager to accept the Universal Service Program grant from the Schools & Libraries Division/Universal Services Administrative Company/FCC in the amount of \$117,532.00, which includes \$11,647.00 in matching funds from General Fund, for multi-year E-Rate discounts and communication and technology infrastructure enhancements and to amend FY 06-07 Friends of the Library Fund Budget by appropriating said funds, and extending the contracts previously awarded to AT&T and CALENCE to July 7, 2008.
  - 2007-O-029 Authorizing the City Manager to execute a lease renewal with Securitas Security Services, USA, Inc., for approximately 120 square feet of office and an exclusive office entry lane of approximately 540 square feet at Bridge II.

- A. Lease term for one (1) year commencing April 1, 2007 and ending on March 31, 2008.
- B. Monthly rent shall be \$2,500.00 for approximately 120 square feet of office space and an exclusive office entry lane of approximately 540 square feet at Bridge II.
- C. The lease may be terminated by either party with a thirty (30) day written notice.

2007-O-030 Amending the Fiscal Year 2006-2007 budgets for Risk Management fund by \$325,182.00 and 2005 Certificate of Obligation (C.O.) fund by \$352,874.00 by appropriating revenues and expenditures in both funds. Funds are provided by the Texas Municipal League (TML) for the replacement of the fire pumper truck involved in an accident and damaged beyond repair. Funds will be used to reimburse the 2005 C.O. for the purchase of a replacement fire pumper truck.

2007-O-031 Authorizing the City Manager to enter into agreement with the Federal Bureau of Investigation in the amount of \$15,573.00 and amend the Fiscal Year 2006-2007 City of Laredo Budget by \$15,573.00. The agreement's purpose is to reimburse the cost of overtime incurred by the Laredo Police Department in providing resources of OCDEFT (Organized Crime Drug Enforcement Task Forces). The term of this agreement is from October 1, 2006 through September 30, 2007.

2007-O-032 Amending Ordinance 2006-O-175 to accept a supplemental grant in the amount of \$67,000.00 from the Texas Automobile Theft Prevention Authority and to amend the City of Laredo's Fiscal Year 2006-2007 annual budget in the amount of \$67,000.00. This supplemental grant of \$67,000.00 is 100% funded and at no cost to the City. The 2006-2007 Texas Automobile Theft Prevention Authority grant for the Laredo Autotheft Task Force will now total \$413,000.00. The funding period for this grant is from September 1, 2006 through August 31, 2007.

2007-O-033 Authorizing the City Manager to amend the City of Laredo FY 2006-2007 annual budget by increasing revenues and expenditures of \$18,579.00 in additional funds from the Texas Health and Human Services Commission for the Children's Health Insurance Program (CHIP); extending the grant period ending November 30, 2006 to March 31, 2007 and authorizing the City Manager to execute said contract.

- 2007-O-035 Amending the City of Laredo Fiscal Year 2006-2007 General Fund Budget by appropriating \$2,500,000.00 from the opening balance for various one time expenditures and or capital improvements.
- 2007-O-036 Amending section 12-81 [Purpose and Schedule] of Article IV [Fire Prevention Fees] of Chapter 12 [Fire Prevention & Protection] of the Code of Ordinances to revise and amend the fees for inspection services, and adding the new sprinkler installation, sprinkler system modification/remodel, new fire alarm system installation, fire alarm modification/remodel, fire alarm connected to sprinkler system, fire alarm panel replacement; and providing for effective date.
- 2007-O-037 Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 8, Block 809, Eastern Division, located at 1502 Wooster Street, from B-1 (Limited Commercial District) to R-3 (Mixed Residential District); providing for publication and an effective date. District III
- 2007-O-038 Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 3, Block 1343, Eastern Division, located at 2315 Market Street, from R-3 (Mixed Residential District) to B-3 (Community Business District); providing for publication and an effective date. District III
- 2007-O-039 Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lots 8 through 18, Block 8, Del Mar Village Subdivision, located at 313 West Village Boulevard, from B-3 (Community Business District) to B-4 (Highway Commercial District); providing for publication and an effective date. District V
- 2007-O-040 Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 6, Block 199, Eastern Division, located at 3419 Springfield Avenue, from B-1 (Limited Commercial District) to B-3 (Community Business District); providing for publication and an effective date. District IV
- 2007-O-041 Authorizing the City Manager to execute a series Telephone Equipment Easements with Southwestern Bell Telephone, L.P. d/b/a AT&T Texas consisting of a tract of land containing 0.9851 acres being part or portion out of Lot 1, Block 2, and 2.070 acres being a part or portion out of Lots

1, 2 & 3, Block 2, Laredo International Airport Passenger Terminal Subdivision recorded in Volume 16, Pages 45-47, to provide service to the Laredo Town Center project at the Laredo International Airport; providing for an effective date.  
**(As amended)**

- 2007-O-042 Amending the City of Laredo Code of Ordinances by amending Chapter 18, Section 18-2.2 by providing that the Building Department is responsible for issuance of amusement redemption machine permits; providing for publication and an effective date.
- 2007-O-043 Closing as public easements the following three street sections in the Eastern Division, City of Laredo, Webb County, Texas:
- A. Frees Street between the west right-of-way line of U. S. Highway 83 and the west right-of-way line of Meadow Ave. including its intersections with Meadow and Mendiola Avenues;
  - B. Meadow Avenue between Frees Street and the original South City limits; and
  - C. Mendiola Avenue between Frees Street and the original South City limits;
- While retaining all utility easements thereon; and providing for an effective date.
- 2007-O-044 Authorizing the City Manager to accept the FY 2007 Federal Planning Funds (PL112) in the amount of \$480,039.00 and amending the City of Laredo's 2006-2007 General Fund budget to match PL112's budget by increasing revenues by \$168,544.00 and expenditures by \$168,244.00. The PL112 Funds come from the 2006-2007 approved Unified Planning Work Program (UPWP).
- 2007-O-045 Approving the public sale of a tract of land containing 88.6913-acres, more or less, legally described as Lot Numbers One (1), Two (2), and Three (3), in Block Number Two (2), Laredo International Airport Passenger Terminal Subdivision, as per Plat recorded in Volume 16, pages 45-47, Webb County Plat Records and authorizing the City Manager to execute all conveyance documents to sole bidder Laredo Town Center, L.P. in the amount of \$15,865,000.00; the Laredo Town Center bid offer is subject to the closing being held sixty (60) days after City Council award of the sale instead of the thirty (30) days specified in the bid specifications, and further contingent upon Laredo

Town Center receiving clear title to the subject property, and providing for an effective date.

## **XI. RESOLUTIONS**

21. **2007-R-014** Authorizing the City Manager to partner with the Laredo Chamber of Commerce and the International Bank of Commerce for the purchase of an L. E. D. electronic marquee, to replace the one located on San Bernardo Avenue outside of the Civic Center at an approximate cost of \$33,918.00. The amount committed by the City of Laredo is \$17,000.00. Funding is available in the Civic Center Operational Budget.
22. **2007-R-015** Authorizing the City Manager to submit a grant application to the Texas Automobile Theft Prevention Authority to fund the Laredo Auto Theft Task Force for the period of September 1, 2007 through August 31, 2008. This grant pays salaries, fringe benefits, and equipment and supplies for LPD personnel and Webb County personnel to combat auto theft in the City of Laredo and Webb County.
23. **2007-R-019** Authorizing the City Manager to execute the renewal of a clinical affiliation agreement between the City of Laredo Fire Department and Laredo Medical Center. The Laredo Fire Department provides its emergency medical technicians and paramedic students with clinical training available at the Laredo Medical Center.
24. **2007-R-020** Authorizing the City Manager to submit a grant application to the Office of the Governor, Criminal Justice Division in the amount of \$40,000.00 with the City designating \$8,000.00 in matching funds for a total of \$48,000.00 for a Violent Crime Grant under the Victims of Crime Act (VOCA) for the period of September 1, 2007 through August 31, 2008.

## **XII. MOTIONS**

25. Consideration to award a contract to Carter & Burgess, Austin, Texas, in the amount of \$174,286.00 to provide a scope of services for design, bidding and construction phases, including special services for the existing pump station at the MOHAC Booster Station. Funding is available in the Water 2004 Revenue Bond.
26. Consideration to award a contract to Crane Engineering Company, Laredo, Texas, in the amount of \$107,500.00 to design the 24 inch water transmission line from McPherson Road to Loop 20 Del Mar Boulevard with construction plans and specifications. Funding is available in the 2004 Water Bond Issuance.

27. Consideration to award a contract to Foster Engineering Company, Laredo, Texas, in the amount of \$40,172.00 to include basic engineering services including surveys, design and preparation of plans and specifications with cost estimates for the construction of a creek crossing for the 24" sewer line (36" alternate) to cross Manadas Creek. The contract time is 135 calendar days. Funding is available in the Sewer Construction Fund.
28. Consideration to authorize the purchase of traffic signal poles and arms required for the traffic signal upgrade of the following locations: Del Mar Blvd. and McPherson Dr. and a new installation at Loop 20 and Laredo Town Center (Airport Driveway), from Pelco Structural LLC, Claymore, OK, in the total amount of \$48,208.00. These items are being purchased through the State of Texas Cooperative purchasing program. Funding is available from 2006 Contractual Obligation bond proceeds and the Airport Fund budget.
29. Consideration to award an engineering contract to SCS Engineers, Bedford, Texas, for an amount of \$332,600.00 for the design and preparation of plans and specifications for New Type I Cell in the City of Laredo Municipal Landfill located at 6912 Highway 359. Funding is available in the Solid Waste Fund.
30. Consideration to authorize the payment of the solid waste fee assessed quarterly by the Texas Commission of Environmental Quality (TCEQ). The City is assessed a solid waste fee based on a per ton basis for all waste processed (disposed) at the landfill. This is a recurring annual expense paid on a quarterly basis. The current rate is \$1.25 per ton which is subject to change by the TCEQ. Approximately 400,000 tons will be processed during the next twelve month period which would result in a total payment to TCEQ of \$500,000.00. Funding is available in the Solid Waste Fund.
31. Consideration to award contract number FY07-068 to the low bidders Castaneda Sand and Gravel, Inc., Laredo, Texas and Flecha Material, Inc., Laredo, Texas in the estimated amount of \$115,000.00 for the purchase of top soil; and Flecha Material, Inc., in the estimated amount of \$25,000.00 for providing fill dirt for maintenance and capital improvement projects being constructed by the Parks and Recreation Department and Utilities Department. A primary and secondary vendor will be awarded contracts for the purchase of the needed material. **The City received identical bids for the purchase of top soil from Castañeda and Flecha Materials, and the primary vendor must be determined by choosing lots.** All materials will be purchased on an as needed basis. Funding is available in respective departmental budgets.
32. Consideration to authorize change order number 7, a credit in the amount of \$31,570.00, and the purchase of additional radio equipment in the total amount of \$31,570.00 to the 800 MHz radio communication contract

awarded to Motorola; and authorizing a final payment of \$145,935.00. The change order includes credit for reprogramming and utilizing that same credit for the purchase of additional radio equipment. Funding is available in the Information Technology fund.

33. Consideration for approval of payment not to exceed \$6,250.00 and approval to cancel the remaining contract in the amount of \$68,550.00 with South Texas Testing Laboratories, Inc., due to them not being able to continue to provide testing services of materials for quality assurance; and approval to contract with another testing laboratory to provide laboratory sampling and testing services of materials for quality assurance for the Laredo International Airport Construction of Northeast Cargo Apron (Phase II), General Aviation Apron (Phase II) and Southwest Cargo Apron Concrete Pads Project. Funding is available in the Airport Construction Fund.
34. Consideration for approval of change order no. 1 a decrease of \$4,108.00 for the balance of quantities actually constructed in place, acceptance of the CDBG Sidewalks City-Wide Project No. 33 (15 Blocks) and approval of final payment in the amount of \$7,517.70 to ALC Construction, LLC, Laredo, Texas. Final construction contract amount is \$75,177.00. Funding is available in the Community Development Fund-Sidewalks Project No. 33.
35. Consideration to award software maintenance contract to the sole source provider, Sungard H.T.E., Inc., Lake Mary, Florida, in the amount of \$32,157.00. This maintenance contract will provide customer support and service for the Police Department's Computer Aided Dispatch System, Crime's Management System, Crackdown software, Mobile Data Terminal software and the Fire Department's Fires Management System. Funding is available in the Police and Fire Department budgets.
36. Consideration to authorize the purchase of thirty (30) radar units for the Police Department through the Houston Galveston Area Council of Governments (HGAC) cooperative contract pricing from Applied Concepts Inc., Plano, Texas, in the total amount of \$94,850.62. Funding is available in the Police Trust Fund budget.
37. Consideration to award a contract to G.T. Distributors, Inc., Austin, Texas, for the purchase of fifty (50) Taser electro muscular disruption weapons in the total amount of \$46,315.00. Taser International is the sole source manufacturer of the Taser electro muscular disruption weapon and G.T. Distributor of Texas is the sole authorized distributor in this area. Funding is available in the Police Trust Fund.
38. Consideration for approval of Change Order No. 1 to add one hundred five (105) calendar days to the construction contract time, acceptance of the Demolition Services Schedule II for the Laredo International Airport Building

No's 132, 134, 356 and 924, and approval of final payment in the amount of \$10,911.45 to Ill PG Enterprises, Inc., Laredo, Texas. Final construction contract amount is \$109,114.50. Funding is available in the Airport Fund-Retainage Account.

39. Consideration for approval to award a construction contract to the lowest bidder Rovon, LLC, Mercedes, Texas, in the low alternate bid amount of \$124,347.92 for the Laredo Town Center Storm Drainage Improvements. Funding is available in the Airport Fund.
40. Authorizing the City Manager to amend its 2004 HOME Investment Partnership, Community Housing Development Organization (CHDO) Contract with the Laredo-Webb Neighborhood Housing Services (NHS) to correct: 1). Section 4 A5 to read "City will monitor homeowner eligibility to ensure compliance with 24 Part 92." 2). Section 21A to add that the Contractor must incorporate the City's resale guidelines as deed restrictions in conjunction with the sale of homes assisted and 3). Section 21B to omit reference to the incorporation of a deed restriction and the statement that the City will maintain a second lien position.
41. Authorizing the City Manager to approve payment from the City's Arena Renewal and Replacement Account for the purchase of replacement parts for broken chairs in a total amount not to exceed \$17,000.00. Funding is available in the Sports and Community Venue Account.
42. Consideration for approval of acceptance for the Los Obispos Unit-5 Remediation Project Phase II and approval of release of Retainage in the amount of \$5,000.00 to LEH Contractors, Inc., San Antonio, Texas. Final construction amount is \$1,375,828.00. Funding is available in the Capital Improvement Fund.
43. Consideration for approval of Change Order No. 2 a decrease of \$19,067.88 with an extension of time of 42 calendar days, acceptance of the 2 million gallon elevated storage tank project and approval of final payment of \$106,896.61 to Landmark Structures, Inc., Fort Worth, Texas. The final construction contract amount is \$2,137,932.00 with a total of 302 calendar days. Funding is available in the 2005 Water Bond Issue.
44. Consideration to award contract number FY07-055 to the low bidder, Tire Centers, Laredo, Texas, in the estimated amount of \$260,598.80 for the purchase of truck tires for all City vehicles. All tires are purchased on as needed basis. Funding is available in the Fleet fund.
45. Consideration to award contract number FY07-046 to the low bidder, Safelite Group, Laredo, Texas, in the estimated amount of \$50,895.00 for providing glass replacement services for the Fleet Maintenance Division.

The contract pricing for concrete is approximately 1.04% lower than the previous contract price. All work will be done on an as needed basis. Funding is available in the Fleet Maintenance Fund.

46. Consideration to award contract number FY07-054 to the low bidders, Rob K Concrete Products, Laredo, Texas, in the estimated amount of \$58,198.00 and Alamo Iron Works, San Antonio, Texas, in the estimated amount of \$16,964.00 for the purchase of assorted rebar, wire mesh, keyway and stakes. These materials will be purchased on an as needed basis by the Public Works and Parks and Recreation Departments for construction and repair projects. Funding is available in the respective departmental budgets.
47. Refund of property tax in the amount of \$1,000.00 payable to Rosa Maria Gonzalez due to an erroneous payment. Account #332-00407-010.
48. Approving monthly adjustments to the tax roll. The amounts to be adjusted for the month of February 2007, represents an increase of \$5,198.98. These adjustments are determined by Webb County Appraisal District and by court orders.
49. Consideration to award contract FY07-063 to Aquatic Commercial Solutions, Inc., San Antonio, Texas, in the estimated amount of \$26,515.50 for providing the needed pool chemicals for this summer season. Funding is available in the Parks and Recreation Department budget.
50. Authorizing the City Manager to enter into a contract with PM Design Group in the amount of \$18,725.00 for the Phase I development of an Anti-Vandalism Park Campaign to include the creation of a campaign theme, logo and mascot, as well as, press materials kit and graphic design production; and granting PM Design Group the exclusive right to solicit sponsorships on behalf of the City of Laredo for Phase II and Phase III of this project.
51. Authorizing the City Manager to amend the existing retainer agreement with Law Offices of Baker Botts, LLP, by allotting an additional amount of \$140,000.00 to pay for legal services related to the Open Meetings Act appeal case styled Martha Escamilla v. City of Laredo, et. al., Cause No. 2004-CVQ-000760-D2.
52. Authorizing the City Manager to enter into a contract with Mega Services, LLC, El Paso, Texas, to provide and implement a security system to secure the water supply at the Jefferson Water Treatment Plant. The total contract amount is \$285,500.00. Funding for this "Critical Design Review Water Quality Monitoring and Security System Project" is available in Utilities

Fund. This motion rescinds the motion on the same subject approved by City Council on February 20, 2007.

53. Consideration to authorize an amendment to the electric energy sales agreement between the Texas General Land Office (GLO) and the City of Laredo to provide for a possible "blend and extend" modification of the existing contract; and to allow the City Manager to sign any and all contract documents related to this amendment. This extension is contingent upon securing a favorable rate for the amended contract period. Staff has been presented with possible rates that would provide for electricity cost savings of \$475,000.00 or \$810,000.00 depending on the extension terms chosen.
54. Approval to proceed with staff's recommended one-time capital draw down in the amount of \$2,500,000.00 for the following projects:
  1. Unitec 10, I-35 Road Improvement \$1,200,000.00
  2. Meadow Bridge Crossing \$ 390,000.00
  3. Industrial Parks – Street Improvements \$ 910,000.00**(subject to approval of Final Reading 2007-O-035)**
55. Authorizing the City Manager to enter into a lease agreement with Alejandro E. Villarreal, Jr. as "Lessor", and the City of Laredo as "Lessee" for the approximate 2,000 square feet of office space located at 910 Hidalgo Street, Laredo, Webb County Texas. The office space will be used to relocate the Laredo Police Department Precinct # 6 in order to open office space at the Bruni Plaza Center for the City of Laredo's Building Permit Department. The term of this lease agreement is three years commencing on March 1, 2007 and ending on February 28, 2010. Rental fees will be \$750.00 per month through the term of this lease agreement. Funding is available in the Laredo Police Department General Fund and is subject to future appropriations.

### **XIII. STAFF REPORTS**

56.
  - A. Presentation by Mario Maldonado, Bridge Director, regarding the Shortage and Overage Policy, with possible action.
  - B. Status report by Elizabeth Alonzo, Laredo Municipal Housing Corporation Executive Director, regarding the Noise Compatibility Rental Program.
  - C. Staff report by Miguel A. Pescador, Parks and Recreation Department Director, regarding Slaughter Park.

- D. Update on the proposed split payment program by Elizabeth Martinez, Tax Department Director, for payment of property taxes, with possible action.

#### **XIV. EXECUTIVE SESSION**

The City Council hereby reserves the right to go into executive session at any time during this public meeting, if such is requested by the City Attorney or other legal counsel for the City, pursuant to his or her duty under Section 551.071(2) of the Government Code, to consult privately with his or her client on an item on the agenda, or on a matter arising out of such item.

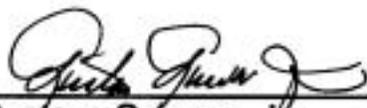
- 57. Request for Executive Session pursuant to the Texas Government Code, Section 551.074 to deliberate the appointment, employment and duties of the City Manager; and return to open session for possible action thereon.
- 58. Request for Executive Session pursuant to Texas Government Code Section 551.071 (1) (A) to consult with City's attorney on the pending case of Joe Botello v. City of Laredo, Cause No. 2006CVQ002051, in the 111<sup>th</sup> District Court, Webb County, Texas; and return to open session for possible action.

#### **XV. RECESS AS THE LAREDO CITY COUNCIL AND CONVENE AS THE LAREDO MUNICIPAL HOUSING CORPORATION**

- 59. Consideration for approval to reject the bids received for the re-roofing project at the Jose Flores Apartments (25 duplexes) and approval to re-bid the project. Funding is available in the Municipal Court Housing Corporation.

#### **XVI. ADJOURN AS THE LAREDO MUNICIPAL HOUSING CORPORATION AND RECONVENE AND ADJOURN AS THE LAREDO CITY COUNCIL**

This notice was posted at the Municipal Government Offices, 1110 Houston Street, Laredo, Texas, at a place convenient and readily accessible to the public at all times. Said notice was posted on Wednesday, March 14, 2007 at 8:30 p.m.

  
\_\_\_\_\_  
**Gustavo Guevara, Jr.**  
City Secretary

# CITY OF LAREDO

CITY COUNCIL MEETING

A-2007-S-05

CITY COUNCIL CHAMBERS

1110 HOUSTON STREET

LAREDO, TEXAS 78040

MARCH 19, 2007

5:30 P.M.

## SUPPLEMENTAL AGENDA

### I. GENERAL COUNCIL DISCUSSIONS AND PRESENTATIONS

1.

#### A. Request by Request by Council Member Johnny Rendon

1. Discussion with possible action for hiring outside contractor to repair asphalt and sidewalk projects. (Co-sponsored by Council Member Gene Belmares)

#### B. Request by Council Member Gene Belmares

1. Consideration to rescind Resolution 2001-R-033 declaring the City of Laredo's opposition to the proposed regional landfill on Highway 359 approved on March 19, 2001, with possible action. (Co-sponsored by Council Member Mike Garza)

### II. RESOLUTION

2. 2007-R-021 Rejecting the dedication as, or the attempted dedication as, a Municipal Park, of that which is noted as community park (reserve) of 3.31910 acres on the plat of Regency Park, Section 1, Unit 1, as per plat filed of record on October 18, 1976, In Volume 3, Page 6, Plat Records, Webb County, Texas.

### III. MOTION

3. Rejecting the bid offer submitted by Paul Young Properties, Ltd., dated May 2, 2006, for a tract of land containing 7.1468-acres, more or less, out of an 8.1488-acre tract, Laredo Air Force Base Enclosure, Survey 799, Abstract 239 situated in the City of Laredo, Webb County, Texas, Eastern Division for failure to meet the bid specifications and authorizing the City Manager to return the bid deposit to Paul Young Properties, Ltd.

#### **IV. EXECUTIVE SESSION**

The City Council hereby reserves the right to go into executive session at any time during this public meeting, if such is requested by the City Attorney or other legal counsel for the City, pursuant to his or her duty under Section 551.071(2) of the Government Code, to consult privately with his or her client on an item on the agenda, or on a matter arising out of such item.

#### **V. ADJOURNMENT**

This notice was posted at the Municipal Government Offices, 1110 Houston Street, Laredo, Texas, at a place convenient and readily accessible to the public at all times. Said notice was posted on Friday, March 16, 2007 at 5:15 p.m.

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**Gustavo Guevara, Jr.**  
**City Secretary**

## **GENERAL COUNCIL DISCUSSIONS AND PRESENTATIONS**

### **A. Request by Mayor Raul G. Salinas**

1. Status report from LCVB on the Mexico advertising campaign.
2. Discussion with possible action on the construction of a canopy at Bridge I for pedestrians. (Co-sponsored by Council Member Chavez)

### **B. Request by Council Member Mike Garza**

1. Discussion with possible action on the creation of a Budget calendar.
2. Discussion with possible action on alternative methods for road construction and financing with the Texas Department of Transportation.

### **C. Request by Council Member Dr. Michael Landeck**

1. Discussion with possible action regarding the City of Laredo's Bridge System shortage and overage policy.
2. Discussion with possible action on Rio Grande River water rights acquisition and status and possible renovation/extension of the Jefferson Street water plant facility.
3. Discussion with possible action on initiating an investigation pursuant to Section 2.06 of the Charter into those City departments and individuals involved with (1) street construction and maintenance, and (2) contracts for street construction and maintenance. (Co-sponsored by Council Member Juan Chavez)
4. Discussion with possible action regarding the demand that members appointed to all city, standing and ad hoc committees must meet the requirement of being a currently registered voter in the City of Laredo; and that this qualification will be applied to all presently appointed and serving committee members.

### **D. Request by Council Member Gene Belmares**

1. Discussion with possible action on consolidating all City offices under one roof with an emphasis on the old Mercy Hospital building and requesting that the 2006-2007 Leadership Class adopt the feasibility study as their class project.

### **E. Request by Mayor Pro-Tempore Juan Ramirez**

1. Discussion with possible action on sewer problems on Convent and Salinas Streets.
2. Discussion with possible action on the use of City vehicles.
3. Status report on the police station at the H.E.B. downtown, with possible action.

**COUNCIL COMMUNICATION**

<b>DATE:</b>  03/19/2007	<b>SUBJECT: Public Hearing and Introductory Ordinance</b>  Amending the City of Laredo Fiscal Year 2007 Veterans Field Fund by drawing down \$55,000.00 from the Veterans Field Fund Balance and appropriating said funds for the purchase of equipment for the maintenance of Veterans Field.																		
<b>INITIATED BY:</b>  Horacio De Leon Assistant City Manager		<b>STAFF SOURCE:</b>  Miguel A. Pescador Parks and Recreation Director																	
<b>PREVIOUS COUNCIL ACTION:</b>  N/A																			
<b>BACKGROUND:</b>  The purchase of maintenance equipment is necessary for the proper upkeep of the Veterans Field.  Equipment purchases include vehicles, riding mowers and other related machinery.																			
<b>FINANCIAL IMPACT:</b>  Funds will be appropriated and transferred in from the Veterans Field Fund Balance to the Veterans Field Fund as follows: <table border="1" data-bbox="97 1243 1513 1533" style="margin-left: 40px;"> <thead> <tr> <th></th> <th align="right">Annual Budget FY 06-07</th> <th align="right">Proposed Amendment</th> <th align="right">Amended Budget FY 06-07</th> </tr> </thead> <tbody> <tr> <td><b>Veterans Field Fund Balance:</b></td> <td align="right">\$ 112,290.00</td> <td align="right">(55,000.00)</td> <td align="right">57,290.00</td> </tr> <tr> <td colspan="4"><b>Veterans Field Fund:</b></td> </tr> <tr> <td>Automotive (245-3310-555-9004)</td> <td align="right">\$ 0.00</td> <td align="right">55,000.00</td> <td align="right">55,000.00</td> </tr> </tbody> </table>					Annual Budget FY 06-07	Proposed Amendment	Amended Budget FY 06-07	<b>Veterans Field Fund Balance:</b>	\$ 112,290.00	(55,000.00)	57,290.00	<b>Veterans Field Fund:</b>				Automotive (245-3310-555-9004)	\$ 0.00	55,000.00	55,000.00
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<b>Veterans Field Fund:</b>																			
Automotive (245-3310-555-9004)	\$ 0.00	55,000.00	55,000.00																
<b>COMMITTEE RECOMMENDATION</b>  N/A		<b>STAFF RECOMMENDATION:</b>  Recommends approval																	

INTRODUCTORY ORDINANCE

**AMENDING THE CITY OF LAREDO FISCAL YEAR 2007 VETERANS FIELD FUND BY DRAWING DOWN \$55,000.00 FROM THE VETERANS FIELD FUND BALANCE AND APPROPRIATING SAID FUNDS FOR THE PURCHASE OF EQUIPMENT FOR THE MAINTENANCE OF VETERANS FIELD.**

**WHEREAS**, The Veteran's Field operations fall under the jurisdiction of the City of Laredo Parks and Recreation Department; and

**WHEREAS**, the Veterans Field Fund Balance counts with the necessary amount of money for this budget amendment; and

**WHEREAS**, such amendment will be instrumental for the acquisition of needed equipment to be used at the Veteran's Field grounds and its surroundings; and

**WHEREAS**, the proper upkeep of the Veterans Field is the benefit to the City of Laredo's inhabitants since it provides a venue for entertainment and hosts for special events held throughout the year.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:**

Section 1. The City Manager is authorized to amend the Veterans Fund Balance and Veterans Fund as follows:

	<b>Annual Budget FY 06-07</b>	<b>Proposed Amendment</b>	<b>Amended Budget FY 06-07</b>
<b>Veterans Field Fund Balance:</b>	\$ 112,290.00	(55,000.00)	57,290.00
<b>Veterans Field Fund:</b>			
Automotive (245-3310-555-9004)	\$ 0.00	55,000.00	55,000.00

**PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 2007.**

\_\_\_\_\_  
RAUL G. SALINAS, MAYOR

APPROVED AS TO FORM:  
VALERIA M. ACEVEDO  
ACTING CITY ATTORNEY

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

BY: \_\_\_\_\_  
V. MELISSA SALDAÑA  
ASSISTANT CITY ATTORNEY

**COUNCIL COMMUNICATION**

<b>DATE:</b>  03/19/2007	<b>SUBJECT: Public Hearing and Introduction of an Ordinance</b>  Authorizing the City Manager to accept Grant Funds from the South Texas Development Council (STDC) in the amount of \$37,737.00 with no matching funds and to amend the Solid Waste Fund to appropriate said grant awarded from STDC in the amount of \$37,737.00 with no matching funds. Funds will be used to buy an industrial grade paper shredder at a cost of \$27,737.00, in order that the Materials Recovery Center can recycle paper that has sensitive information, and \$10,000.00 that will be used to promote and educate the public about recycling.
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<b>INITIATED BY:</b>  Horacio A. De Leon, Assistant City Manager	<b>STAFF SOURCE:</b>  Oscar J. Medina, Director Solid Waste Services Department
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**PREVIOUS COUNCIL ACTION:**  
On February 5, 2007, City Council approved Resolution 2007-R-006 authorizing the City Manager to submit a grant application and, if awarded, to accept the grant funds from the South Texas Development Council (STDC)

**BACKGROUND:**  
The Solid Waste Services Department wishes to increase the volume of recycle materials by targeting the business sector. An industrial grade shredder will boost the amount of recycle materials. Ultimately this effort will lead to motivate more businesses to recycle their company's paper. This will help increase revenues and reduce the use of landfill space.

<b>FINANCIAL:</b>	<b>Current Annual Budget FY 2006/2007</b>	<b>Proposed Amendment</b>	<b>Amended Budget FY 2006/2007</b>
<b>Solid Waste Fund</b>			
Revenue:			
556-0000-323-1801	\$0	\$37,737	\$37,737
Expenses:			
Advertising			
556-2520-533-6200	\$0	\$5,000	\$5,000
Printing			
556-2520-533-7000	\$0	\$5,000	\$5,000
Machinery and Equipment			
556-2520-533-9001	\$0	\$27,737	\$27,737

<b>COMMITTEE RECOMMENDATION:</b> N/A	<b>STAFF RECOMMENDATION:</b> Recommends that the City Council pass and approve this ordinance.
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**Ordinance # 2007-O-**

**AUTHORIZING THE CITY MANAGER TO ACCEPT GRANT FUNDS FROM THE SOUTH TEXAS DEVELOPMENT COUNCIL (STDC) IN THE AMOUNT OF \$37,737.00 WITH NO MATCHING FUNDS AND TO AMEND THE SOLID WASTE FUND TO APPROPRIATE SAID GRANT AWARDED FROM STDC IN THE AMOUNT OF \$37,737.00 WITH NO MATCHING FUNDS. FUNDS WILL BE USED TO BUY AN INDUSTRIAL GRADE PAPER SHREDDER AT A COST OF \$27,737.00, IN ORDER THAT THE MATERIALS RECOVERY CENTER CAN RECYCLE PAPER THAT HAS SENSITIVE INFORMATION, AND \$10,000.00 THAT WILL BE USED TO PROMOTE AND EDUCATE THE PUBLIC ABOUT RECYCLING.**

**WHEREAS**, the Solid Waste Services Department is planning to increase the volume of recyclable materials by promoting recycling in the business and school district sector; and

**WHEREAS**, a paper shredding operation will increase the amount of recycling paper made available by motivating more businesses and schools to recycle their paper; and

**WHEREAS**, this will increase recycling revenues and reduce the use of landfill space; and

**WHEREAS**, the South Texas Development Council (STDC) has awarded the Solid Waste Department the grant for the paper shredder; and

**WHEREAS**, the City of Laredo's Solid Waste Services Department is proposing to accept the grant funds for the paper shredder; and

**WHEREAS**, if the City of Laredo accepts the grant, the city will not be required to participate with a local match.

**NOW, THEREFORE**, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1. It hereby authorizes the City Manager to accept the Grant Funds from the South Texas Development Council (STDC) in the amount of \$37,737.00 with no matching funds.

Section 2. It hereby authorizes the City Manager to amend the Solid Waste Fund to appropriate said grant from the South Texas Development Council (STDC) in the amount of \$37,737.00 with no matching funds.

Section 3. The City of Laredo hereby agrees that the \$27,737.00 received will only be used for the purpose of purchasing an industrial grade paper shredder for the Material Recovery Center to be able to recycle paper that has sensitive information, and \$10,000.00 that will be used to promote and educate the public to recycle properly. The City will comply with the provisions of the financial assistance program and the fiscal reimbursement and reporting requirements of the South Texas Development Council.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS \_\_\_\_ DAY OF MARCH 2007.

\_\_\_\_\_  
Raul Salinas  
Mayor

Attest:

\_\_\_\_\_  
Gustavo Guevara, Jr.  
City Secretary

APPROVED AS TO FORM:  
Valeria Acevedo  
Acting City Attorney

By:   
\_\_\_\_\_  
V. Melissa Saldaña  
Assistant City Attorney

**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT:</b> PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lots 1 and 3, Block 273, Western Division, located at 1504 Santa Maria Avenue, from R-3 (Mixed Residential District) to B-1 (Limited Commercial District). The Planning and Zoning Commission recommended approval of the zone change. <span style="float: right;">ZC-03-2007</span></p>	
<p><b>Initiated by:</b> USA Developers, LLC</p>	<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>	
<p><b>Prior action:</b> None.</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> VIII – Juan Ramirez</p> <p><b>Proposed use:</b> Gas Station</p> <p><b>Site:</b> Vacant convenience store/gas station</p> <p><b>Surrounding land uses:</b> The land north of the site includes single-family residences, Star Shoe Shop, Pomar Electric and a barber shop. East of the site are single family residences, Yerberia La Azteca, apartments, Isidro Alaniz, Attorney and vacant lots. South of the site are single family residences, manufactured homes, vacant commercial building, Tovar’s Market and vacant lots. West of the site are single family residences and Macdonnel Elementary School.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Low Density Residential.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan does not identify Santa Maria Avenue in this area.</p> <p><b>Letters sent to surrounding property owners:</b> 40      In Favor: 3      Opposed: 2</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is appropriate at this location. The proposed zone change is compatible with the existing commercial uses to the north, east and south. Santa Maria Avenue at this location is following a pattern of commercial development.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in a 6 to 1 vote, recommended <b>approval</b> of the zone change.</p>	<p><b>STAFF RECOMMENDATION:</b> Staff <u>supports</u> the proposed zone change.</p>	

## COUNCIL COMMUNICATION

### STAFF COMMENTS

**B-1 (Limited Commercial District):** The purpose of the B-1 is to provide for business and commercial development serving a limited geographic area or neighborhood.

**Is this change contrary to the established land use pattern?**

No, there is a pattern of commercial development along this corridor.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, there are other B-1 districts to the southeast.

**Will change adversely influence living conditions in the neighborhood?**

No, this area is already following a commercial trend.

**Are there substantial reasons why the property can not be used in accord with existing zoning?**

Yes, the existing zoning allows for residential uses only.

**ORDINANCE NO. 2007-G-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING LOTS 1 AND 3, BLOCK 273, WESTERN DIVISION, LOCATED AT 1504 SANTA MARIA AVENUE, FROM R-3 (MIXED RESIDENTIAL DISTRICT) TO B-1 (LIMITED COMMERCIAL DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of Lots 1 and 3, Block 273, Western Division, located at 1504 Santa Maria Avenue, from R-3 (Mixed Residential District) to B-1 (Limited Commercial District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on February 14, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning Lots 1 and 3, Block 273, Western Division, located at 1504 Santa Maria Avenue, from R-3 (Mixed Residential District) to B-1 (Limited Commercial District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

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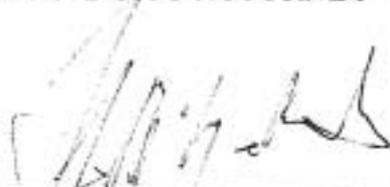
RAUL G. SALINAS  
MAYOR

ATTEST:

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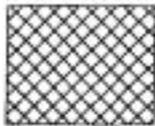
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



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BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

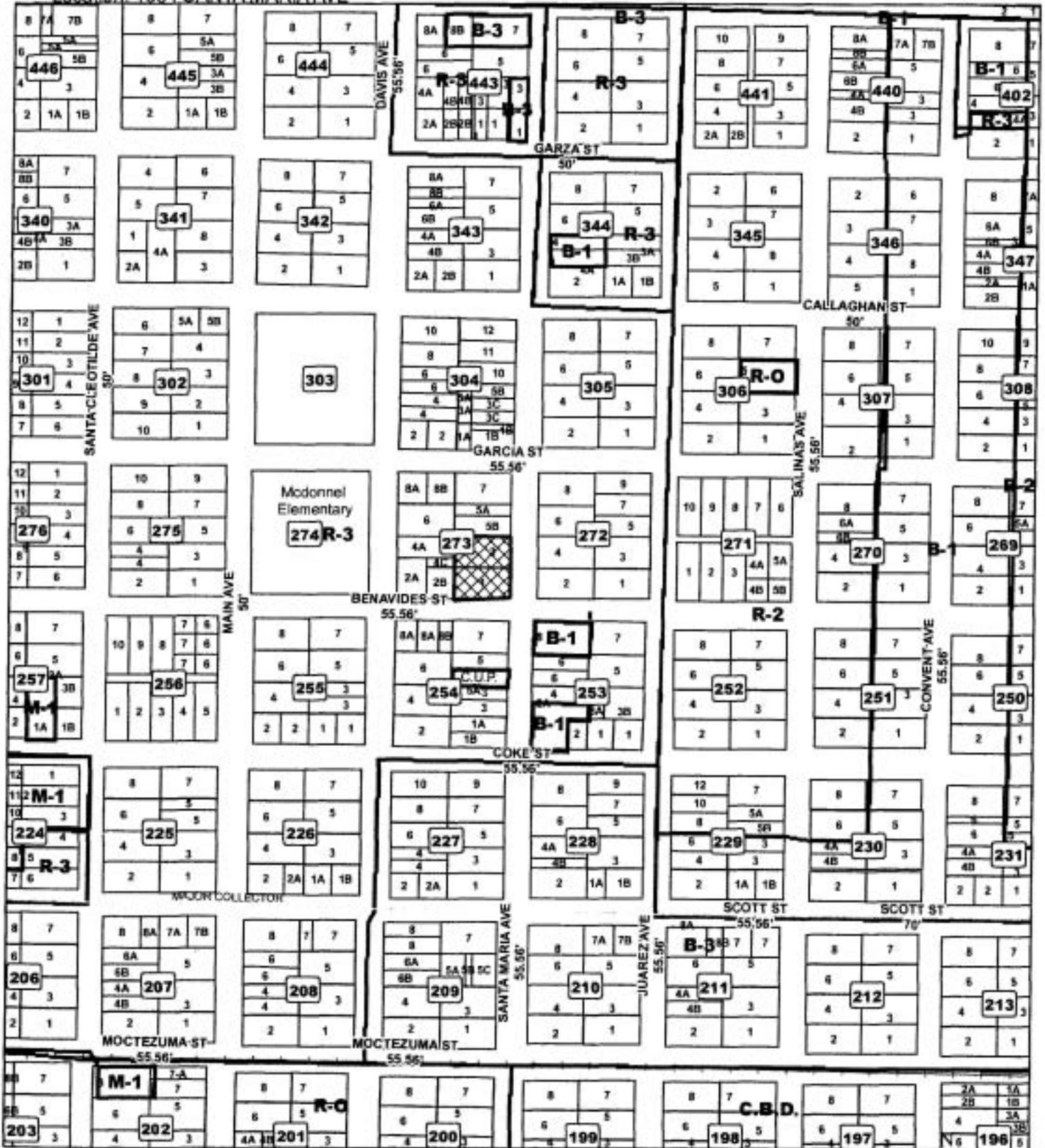


# Rezone from R-3 (Mixed Residential District) to B-1 (Limited Commercial District)

City of Laredo  
Planning & Zoning

Location: 1504 SANTA MARIA AVE

ZC-03-2007



## ZONE DISTRICTS

-  Zone Districts
-  Overlays
-  PROPOSED REZONE







**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT: PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 1, Block 1, Morales Plat, located at 9219 F.M. 1472, from R-2 (Multi-family Residential District) and M-1 (Light Manufacturing District) to B-4 (Highway Commercial District). The Planning and Zoning Commission recommended approval of the zone change. ZC-06-2007</p>	
<p><b>Initiated by:</b> David Myong Morales</p>		<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>
<p><b>Prior action:</b> None.</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> VII – Juan Chavez</p> <p><b>Proposed use:</b> Commercial</p> <p><b>Site:</b> The site is currently vacant</p> <p><b>Surrounding land uses:</b> North of the site are TQN Transportations, Eschemas Logistics, IUSA and Jumez. South of the property are a single family residence and industrial uses. West of the site are River Oaks Plaza, Popeyes, Valero/Stripes, Carniceria Gutierrez and Inn of Laredo. East of the site are TrashCo and industrial uses.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Warehouse/Light Industrial.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan identifies F.M. 1472 as an Expressway.</p> <p><b>Letters sent to surrounding property owners:</b> 10      In Favor: 0      Opposed: 0</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is appropriate at this location. The proposed B-4 zoning classification is compatible with the zoning pattern along the east side of F.M. 1472. The proposed change is consistent with the Comprehensive Plans designation for this area as Warehouse/Light Industrial. The property meets the location and dimension criteria for a B-4 district.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in an <b>8 to 0</b> vote, recommended <b>approval</b> of the zone change.</p>		<p><b>STAFF RECOMMENDATION:</b> Staff <u>supports</u> the proposed zone change.</p>

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**B-4 (Highway Commercial District):** The purpose of the B-4 District is to provide for those businesses and services serving a regional area which are to be located primarily along principal (major) arterial streets or the freeway, as classified in the Transportation Plan of the City of Laredo. It is intended for this zoning classification to exist primarily along principal arterial streets or the freeway and to impose site development regulations to ensure adequate access of all uses within this classification.

**Is this change contrary to the established land use pattern?**

No, the established land use pattern for this area of F.M. 1472 is industrial in nature.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, the proposed B-4 is compatible with the industrial districts to the east.

**Will change adversely influence living conditions in the neighborhood?**

No, the surrounding uses are primarily industrial in nature.

**Are there substantial reasons why the property can not be used in accordance with existing zoning?**

Yes, the existing R-2 allows for only residential uses.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING LOT 1, BLOCK 1, MORALES PLAT, LOCATED AT 9219 F.M. 1472, FROM R-2 (MULTI-FAMILY RESIDENTIAL DISTRICT) AND M-1 (LIGHT MANUFACTURING DISTRICT) TO B-4 (HIGHWAY COMMERCIAL DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of Lot 1, Block 1, Morales Plat, located at 9219 F.M. 1472, from R-2 (Multi-Family Residential District) and M-1 (Light Manufacturing District) to B-4 (Highway Commercial District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning Lot 1, Block 1, Morales Plat, located at 9219 F.M. 1472, from R-2 (Multi-Family Residential District) and M-1 (Light Manufacturing District) to B-4 (Highway Commercial District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

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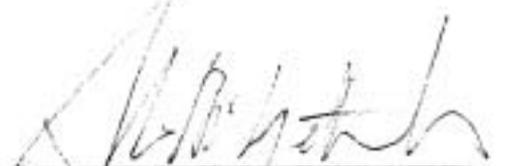
RAUL G. SALINAS  
MAYOR

ATTEST:

---

GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM;  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



---

BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

Rezone from **M** (Light Manufacturing District) &  
**R-2** (Multi-Family Residential District) to  
**B-4** (Highway Commercial District)

City of Laredo  
 Planning & Zoning

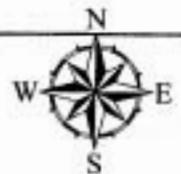
Location: 9219 FM 1472

ZC-06-2007



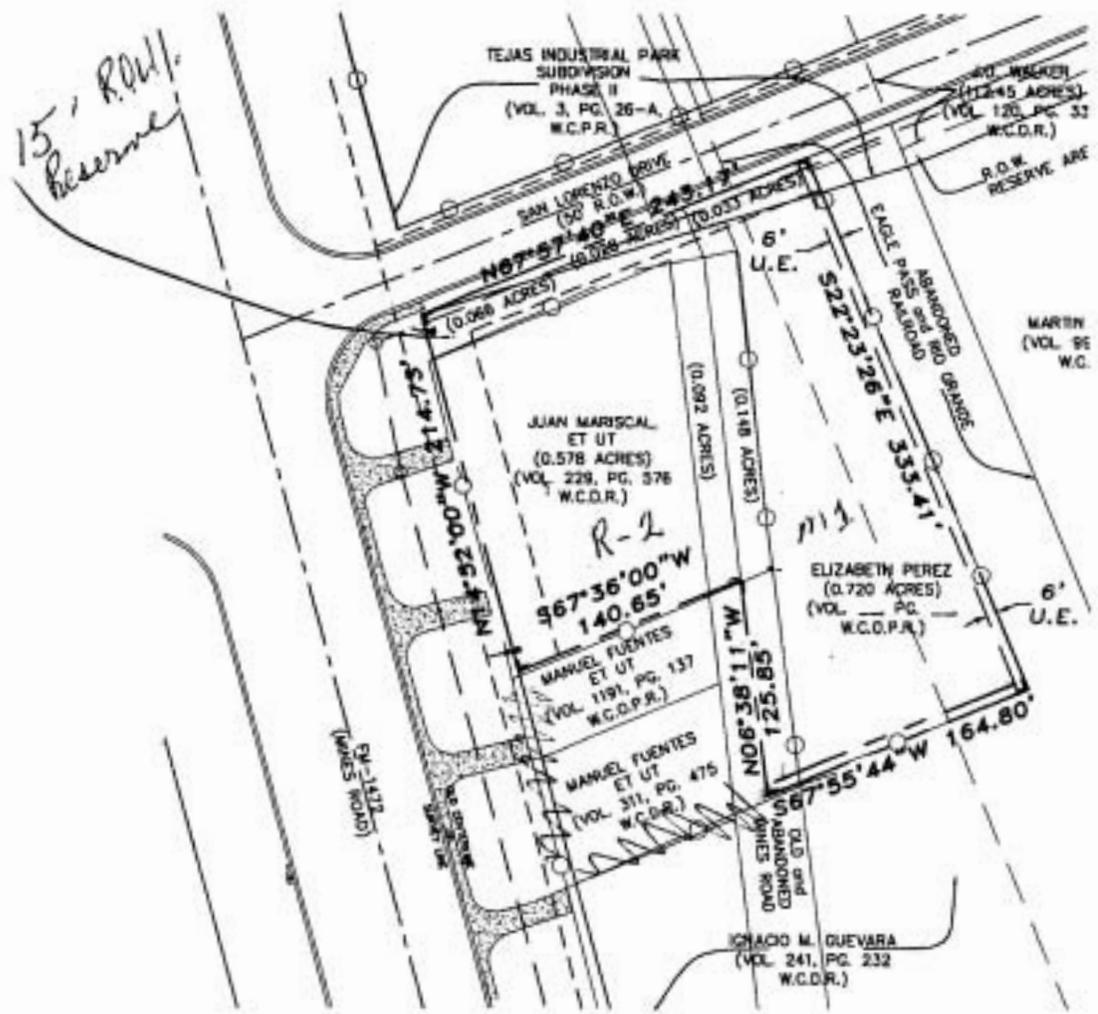
**ZONE DISTRICTS**

-  Zone Districts
-  Overlays
-  PROPOSED REZONE



1 inch equals 430.65 feet

15' R.O.W.  
Reserve



# PRELIMINARY PLAT

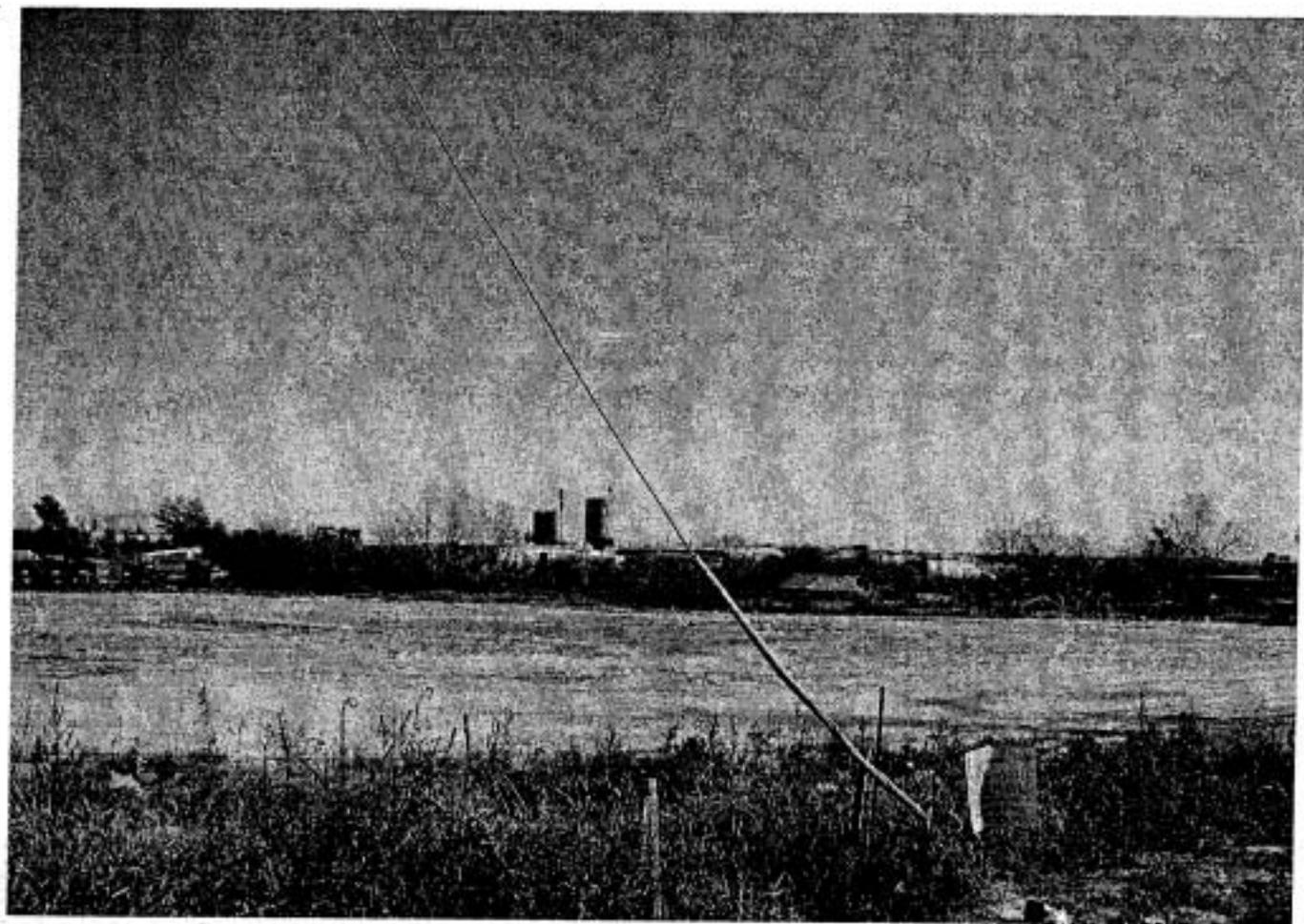
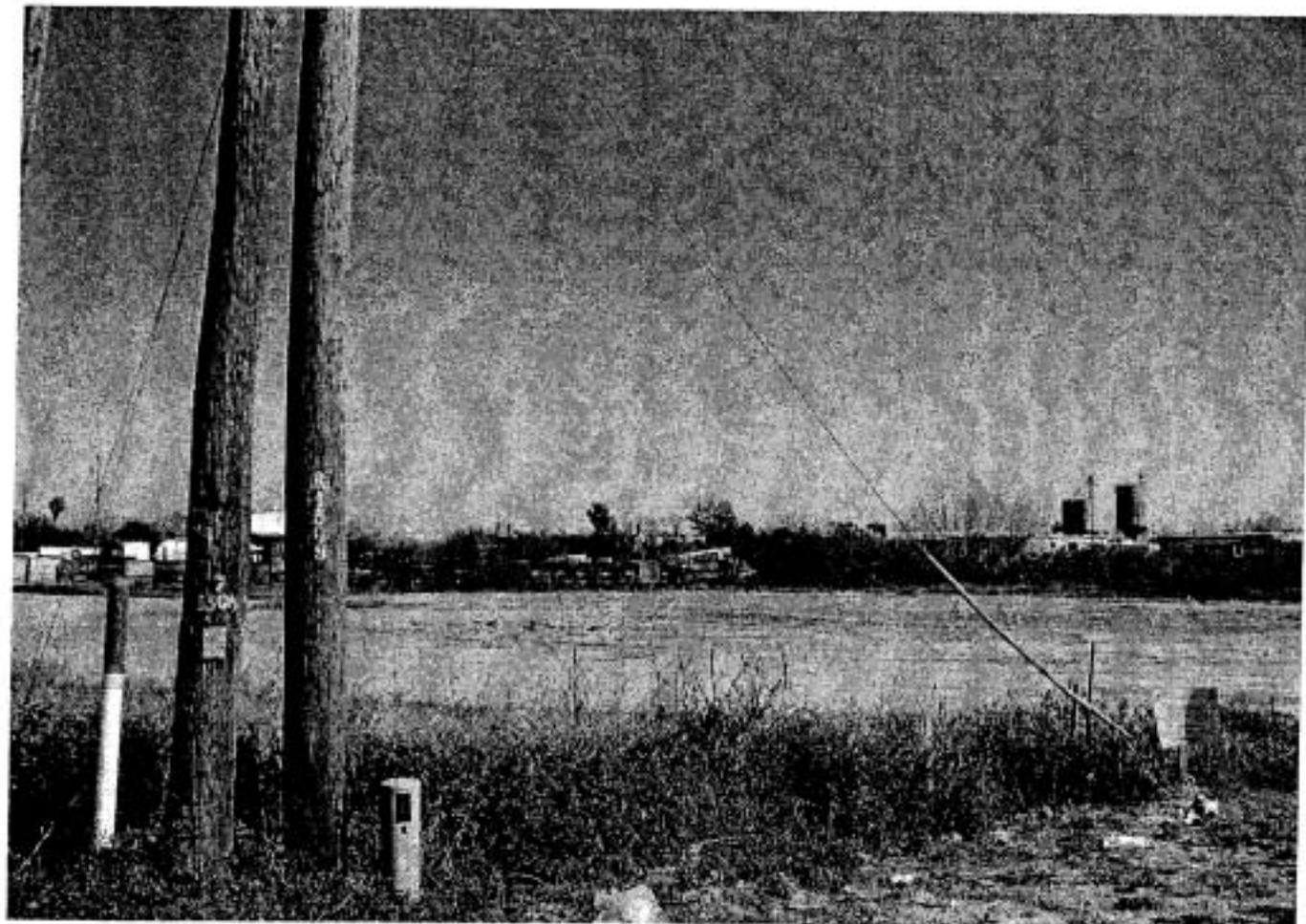
## MORALES PLAT

Being 1.665 acres of land, more or less, situated in Porcion 22, Abstract 277, Maria Jesus Sanchez, Original Grantee, Webb County, Texas.



**TEC ENGINEERS & CONSULTANTS INC.**

201 GRANDVILLE ST. SUITE 101 LAWRENCE, TX 75040  
PH. (940) 681-1222 FAX (940) 681-1222



**COUNCIL COMMUNICATION**

<b>Date:</b> 03/19/07	<b>SUBJECT: PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE</b> Amending ordinance No. 2006-O-311 authorizing a Special Use Permit for mini-storage/warehousing, on Lots 1, 2, 3, 5, 6, 7 and 8, Block 1068, Eastern Division, located at 1320 South Meadow Avenue, by revising the site plan. The Planning and Zoning Commission recommended approval of the Special Use Permit. <span style="float: right;">ZC-07-2007</span>
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<b>Initiated by:</b> Gateway Builders, Ltd.	<b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager
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**Prior action:** None.

**BACKGROUND**

**Council District:** III – Michael Landeck

**Proposed use:** Mini-storage/warehousing

**Site:** The site consists of one single-family residential structure.

**Surrounding land uses:** To the north, south and west, the properties are vacant and undeveloped. To the east of the property are single-family residences, apartments, vacant lots, Leal Muffler Shop, auto sales and auto mechanic shop.

**Comprehensive Plan:** The Future Land Use Map recognizes this area as Low Density Residential.

**Transportation Plan:** The Long Range Thoroughfare Plan identifies South Meadow Avenue as a Major Collector.

**Letters sent to surrounding property owners:** 9      In Favor: 1      Opposed: 0

**STAFF COMMENTS**

Staff supports the amendment of the Special Use Permit. The Comprehensive Plan recognizes this location as Retail/Office. A Special Use Permit is used for those types of uses that warrant individual attention on a case by case basis and should not be categorized in a zoning district. A Special Use Permit is basically an overlay on top of the existing zoning designation and can be limited in many respects such as time, fencing, setbacks, landscaping, etc.

Staff Comments Continued...

<b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P & Z Commission, in an 8 to 0 vote, recommended <b>approval</b> of the Special Use Permit.	<b>STAFF RECOMMENDATION:</b> Staff <b>supports</b> the amendment to the Special Use Permit.
--	--

## COUNCIL COMMUNICATION

Staff recommends the following conditions:

1. The facility's exterior lighting shall be low impact and directed towards the ground and away from any abutting residential zones or uses including multi-family dwellings.
2. No less than 5% of the total area of the proposed tract for development shall be reserved for landscape purposes in addition to those provisions established in Section 24-83, "Trees and Shrubs," of the Laredo Land Development Code.
3. Dumpsters, trash bins, or locations for refuse collection shall be permitted.
4. Flammable, combustibles, corrosives, toxins, nuclear waste, hazardous waste water, or any material requiring placards for transport shall not be permitted. No permits for storage of any like materials issued by the Laredo Fire Department shall supersede this provision.
5. The permit is issued to East Country Limited and is nontransferable.
6. A seven (7) foot opaque fence shall be provided adjacent to residential zones/uses.
7. The Special Use Permit is restricted to the site plan, exhibit "A," which is made a part hereof for all purposes.
8. Parking must comply with all relevant provisions of the Laredo Land Development Code.

**ORDINANCE NO. 2007-O-**

AMENDING ORDINANCE NO. 2006-O-311 AUTHORIZING A SPECIAL USE PERMIT FOR MINI-STORAGE/WAREHOUSING ON LOTS 1, 2, 3, 5, 6, 7 AND 8, BLOCK 1068, EASTERN DIVISION, LOCATED AT 1320 SOUTH MEADOW AVENUE, BY REVISING THE SITE PLAN; PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a request has been received for the amendment of Ordinance No. 2006-O-311 which authorized a Special Use Permit for mini-storage/warehousing on Lots 1, 2, 3, 5, 6, 7 and 8, Block 1068, Eastern Division, located at 1320 South Meadow Avenue, by revising the site plan; and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007; and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the amendment of a Special Use Permit; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the amendment of a Special Use Permit appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, all conditions imposed by the Special Use Permit, and all pertinent requirements the Laredo Land Development Code shall be met before the activity sanctioned by the Special Use Permit may commence; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by authorizing the amendment of Ordinance No. 2006-O-311 authorizing a Special Use Permit for mini-storage/warehousing on Lots 1, 2, 3, 5, 6, 7 and 8, Block 1068, Eastern Division, located at 1320 South Meadow Avenue, by revising the site plan.

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: The Special Use Permit is further restricted to the following provision herewith adopted by the City Council:

1. The facility's exterior lighting shall be low impact and directed towards the ground and away from any abutting residential zones or uses including multi-family dwellings.
2. No less than 5% of the total area of the proposed tract for development shall be reserved for landscape purposes in addition to those provisions established in Section 24-83, "Trees and Shrubs," of the Laredo Land Development Code.
3. Dumpsters, trash bins, or locations for refuse collection shall be permitted.
4. Flammable, combustibles, corrosives, toxins, nuclear waste, hazardous waste water, or any material requiring placards for transport shall not be permitted. No permits for storage of any like materials issued by the Laredo Fire Department shall supersede this provision.
5. The permit is issued to Gateway Builders, Ltd. and is nontransferable.
6. A seven (7) foot opaque fence shall be provided adjacent to residential zones/uses.
7. The Special Use Permit is restricted to the site plan, exhibit "A," which is made a part hereof for all purposes.
8. Parking must comply with all relevant provisions of the Laredo Land Development Code.

Section 4: This ordinance shall become effective as and from the date of publication specified in Section 2.

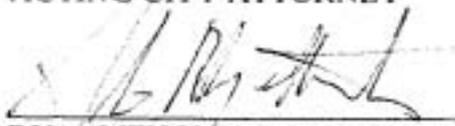
PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

\_\_\_\_\_  
RAUL G. SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY

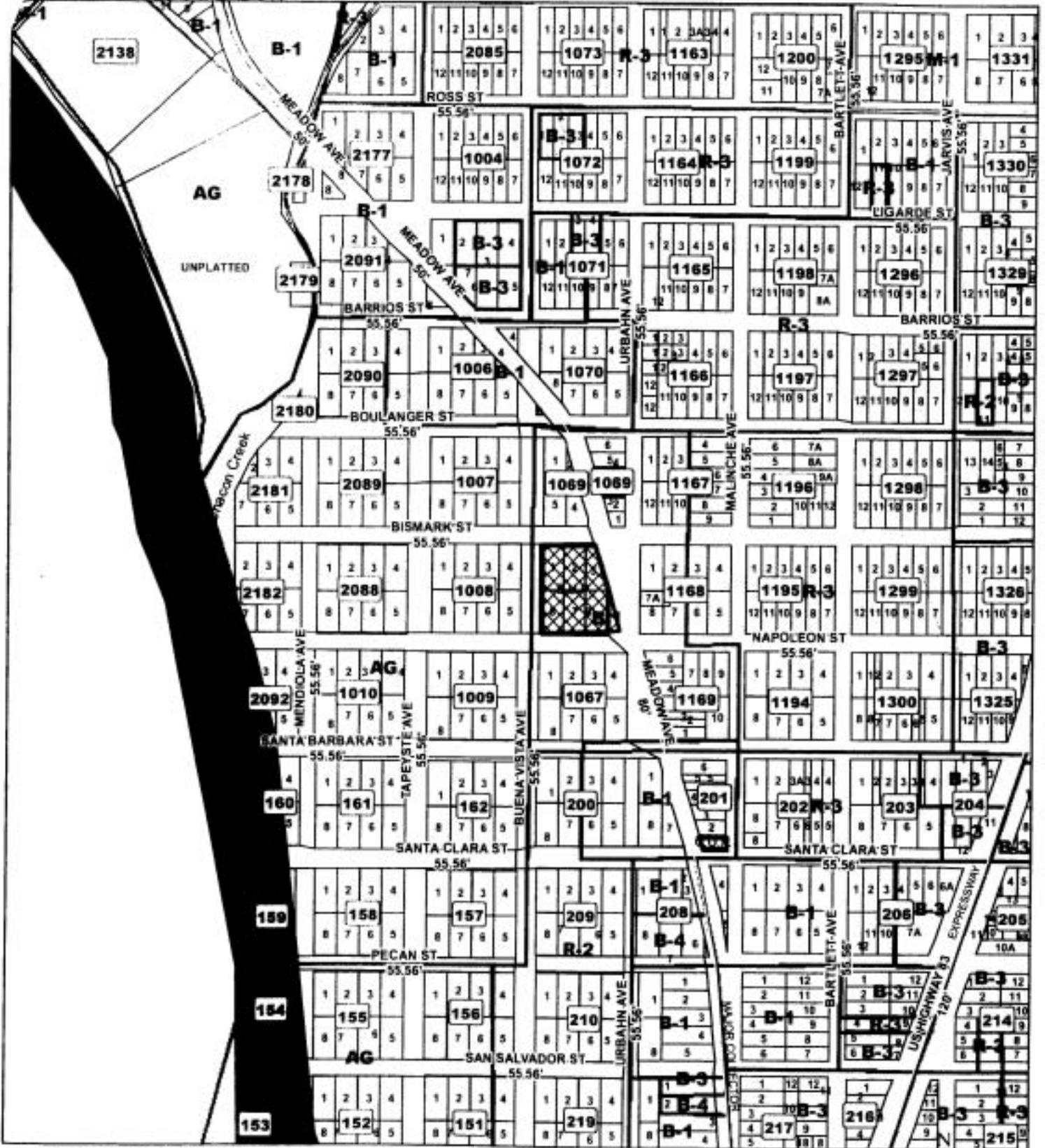
  
BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

Request for S.U.P.(Special Use Permit)  
[Mini-Storage/Warehouse]

City of Laredo  
Planning & Zoning

Location: 1320 S MEADOW

ZC-07-2007



**ZONE DISTRICTS**

-  Zone Districts
-  Overlays
-  PROPOSED REZONE



1 inch equals 422.32 feet

GATEWAY BUILDERS, LTD.  
5904 WEST DRIVE, SUITE 12  
P.O. BOX 1825  
LAREDO, TEXAS 78041

January 18, 2007

Gateway Builders hopes to have a mini-storage facility built on the property we own at 1320 S. Meadow.

We will employ one full time, plus possibly one or two part time persons to manage this facility. The office should be open six days a week from 9am to 5pm and access will be available 24 hours per day, seven days per week. Plenty of exterior lighting and parking will be provided.

We believe that the activity in the area has grown to such a point that a storage facility of this nature will be a great added value to home owners and business owners alike. We hope that you will agree and allow for this zone change.

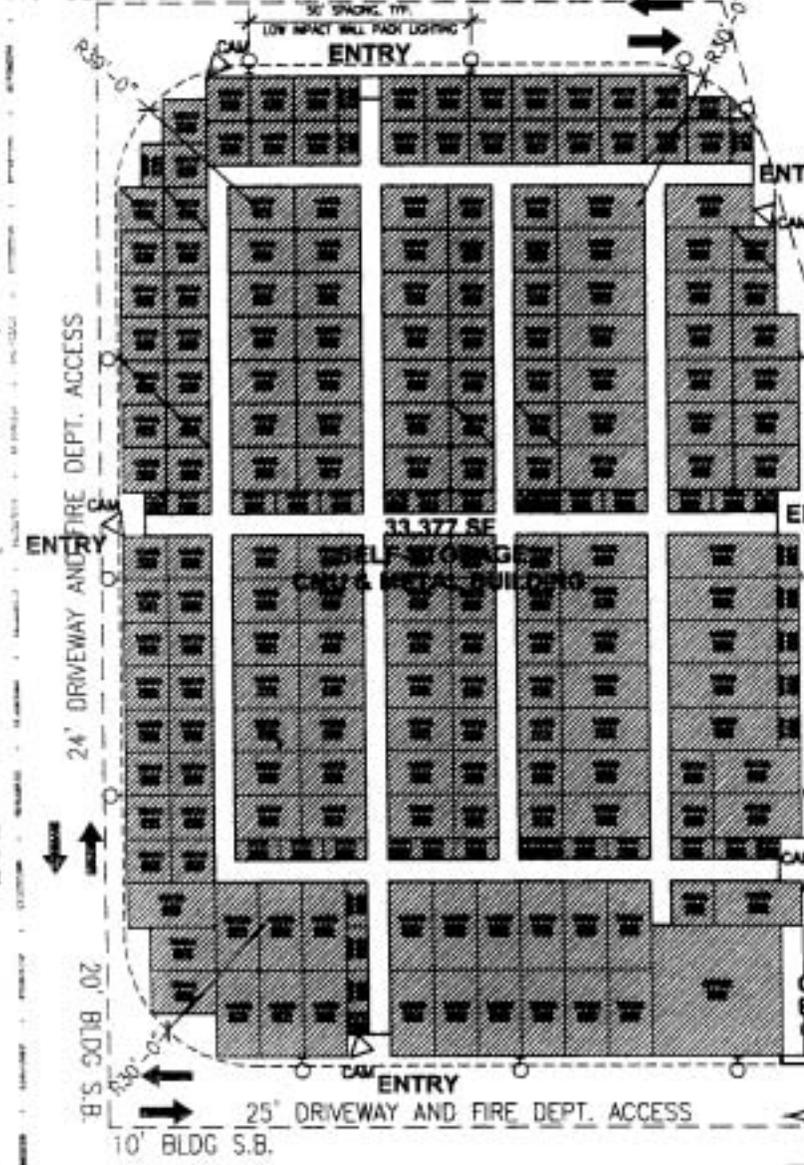
Respectfully,

  
Gerardo G. Salinas  
Manager

BUENA VISTA AVE. (UNIMPROVED) N 277.60'

BISMARCK ST. (UNIMPROVED) E 185.13'

10' BLDG S.B. 24' DRIVEWAY AND FIRE DEPT. ACCESS



NAPOLEON ST. (UNIMPROVED) W 266.87'

7' HIGH OPAQUE FENCING @ NORTH, WEST, SOUTH WALLS W/ THREE ROW BARBED WIRE TOP; TYP. @ AREAS ADJACENT TO RESIDENTIAL ZONING

LIGHTED SIGNAGE MOUNTED ON OPAQUE WALL (EAST WALL)-8'x12'

PROPOSED 7' HIGH CMU WALL ALONG PROPERTY FRONT

PROPOSED DUMPSTER LOCATION

PARKING SPACES:  
6 SPACES  
8 STANDARD, 1 ADA

LANDSCAPE AREA PROVIDES GRASS AND CANOPY TREES ALONG STREET

DEMO EXISTING HOUSE

LANDSCAPE AREA:  
3,278 SF TOTAL (5.2%)  
3,136.9 SF REQ'D

TOTAL SITE SF:  
62,738 SF TOTAL  
1.4403 ACRES

SIGN ON POST APPROX. 8'x12'; COMPLY W/ ZONING REQ'TS ON SIGNAGE

**PLANNING AND ZONING CHANGE REQUEST**

**PROPOSED SELF-STORAGE UNITS FOR  
1320 S. MEADOW, LAREDO, TEXAS 78043**

LOTS 1-3, 5-7 OF 7 BLK 1068 ED

*Revised Site Plan  
Exhibit "A"*

DATE SUBMITTED  
JANUARY 16, 2007

PROJECT NUMBER  
000001

OWNER  
REDLINE ARCHITECTURE

DESIGNED BY  
REDLINE ARCHITECTURE

SCALE  
1"=50'-0"

OWNER  
GARY HAY BUILDERS, LTD  
284 WEST DRIVE SUITE 10  
LAREDO, TX 78043  
PHONE: 957/3449  
CONTACT: 957/4823333

**REDLINE ARCHITECTURE**

REDLINE ARCHITECTURE, L.L.C.  
131 CALLA DEL NORTE SUITE 100  
LAREDO, TEXAS 78043  
PHONE: 957/3449  
FAX: 957/124121  
CONTACT: TERESA LARSEN@REDLINEARCH.COM





**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT: PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lots 7 and 8, Block 24, Eastern Division, located at 602 Market Street, from B-3 (Community Business District) to B-4 (Highway Commercial District). The Planning and Zoning Commission recommended approval of the zone change. <span style="float: right;">ZC-08-2007</span></p>	
<p><b>Initiated by:</b> Yolanda Santos</p>		<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>
<p><b>Prior action:</b> None.</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> III – Michael Landeck</p> <p><b>Proposed use:</b> Commercial</p> <p><b>Site:</b> The site is currently Yoly’s Restaurant.</p> <p><b>Warnings/Citations:</b> None.</p> <p><b>Surrounding land uses:</b> The land north of the site includes Store-in-town mini-storage, single-family residences and apartments. The area south of the site includes a used clothing store, Laredo Implement Company, a vacant commercial lot, single-family residences, manufactured homes and Tex-Mex Railroad Buildings. East of the site Stop-n-Go/Gas USA, Conoco Gas, Electronics Works Connection, a law office, Casa Juarez Restaurant Supply and single-family residences. West of the site are Ace Bolt Company, Meza Business Machines and Store-in-town warehouse mini-storage.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Retail/Office.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan identifies Market Street as a Major Collector.</p> <p><b>Letters sent to surrounding property owners:</b> 24      In Favor: 0      Opposed: 0</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is not appropriate at this location. Although the proposed change is consistent with the Comprehensive Plan’s designation for this area as Retail/Office, the property does not meet the location criteria for a B-4 district. The proposed change may introduce incompatible uses to the nearby residential properties to the north and south of the property.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in a 6 to 1 vote, recommended <b>approval</b> of the zone change.</p>		<p><b>STAFF RECOMMENDATION:</b> Staff <b>does not support</b> the proposed zone change.</p>

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**B-4 (Highway Commercial District):** The purpose of the B-4 District is to provide for those businesses and services serving a regional area which are to be located primarily along principal (major) arterial streets or the freeway, as classified in the Transportation Plan of the City of Laredo. It is intended for this zoning classification to exist primarily along principal arterial streets or the freeway and to impose site development regulations to ensure adequate access of all uses within this classification.

**Is this change contrary to the established land use pattern?**

No, there are industrial uses to the west.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No.

**Will change adversely influence living conditions in the neighborhood?**

Yes, the proposed change may introduce more intense uses into the area.

**Are there substantial reasons why the property can not be used in accordance with existing zoning?**

No, the existing zoning district allows for sufficient commercial uses.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING LOTS 7 AND 8, BLOCK 24, EASTERN DIVISION, LOCATED AT 602 MARKET STREET, FROM B-3 (COMMUNITY BUSINESS DISTRICT) TO B-4 (HIGHWAY COMMERCIAL DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of Lots 7 and 8, Block 24, Eastern Division, located at 602 Market Street, from B-3 (Community Business District) to B-4 (Highway Commercial District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning Lots 7 and 8, Block 24, Eastern Division, located at 602 Market Street, from B-3 (Community Business District) to B-4 (Highway Commercial District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

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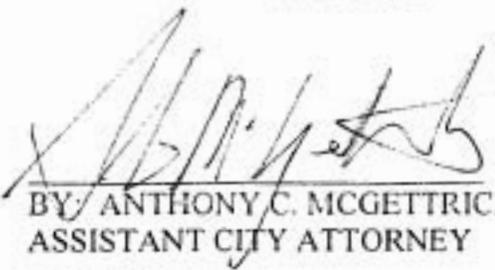
RAUL G. SALINAS  
MAYOR

ATTEST:

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GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



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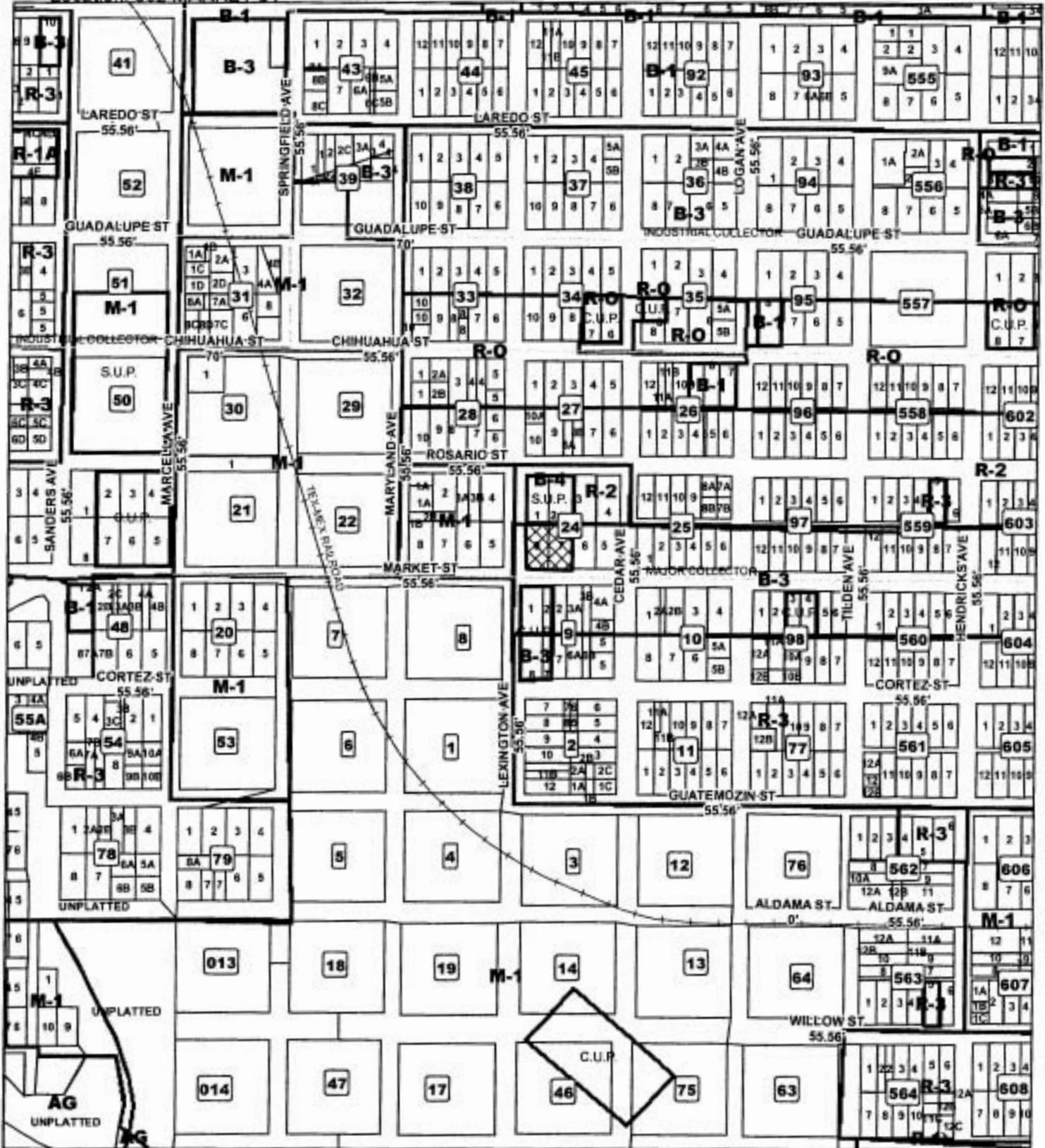
BY ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

Rezone from B-3 (Community Business District)  
to B-4 (Highway Commercial District)

City of Laredo  
Planning & Zoning

Location: 602 MARKET ST

ZC-08-2007

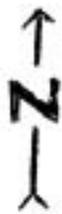


**ZONE DISTRICTS**

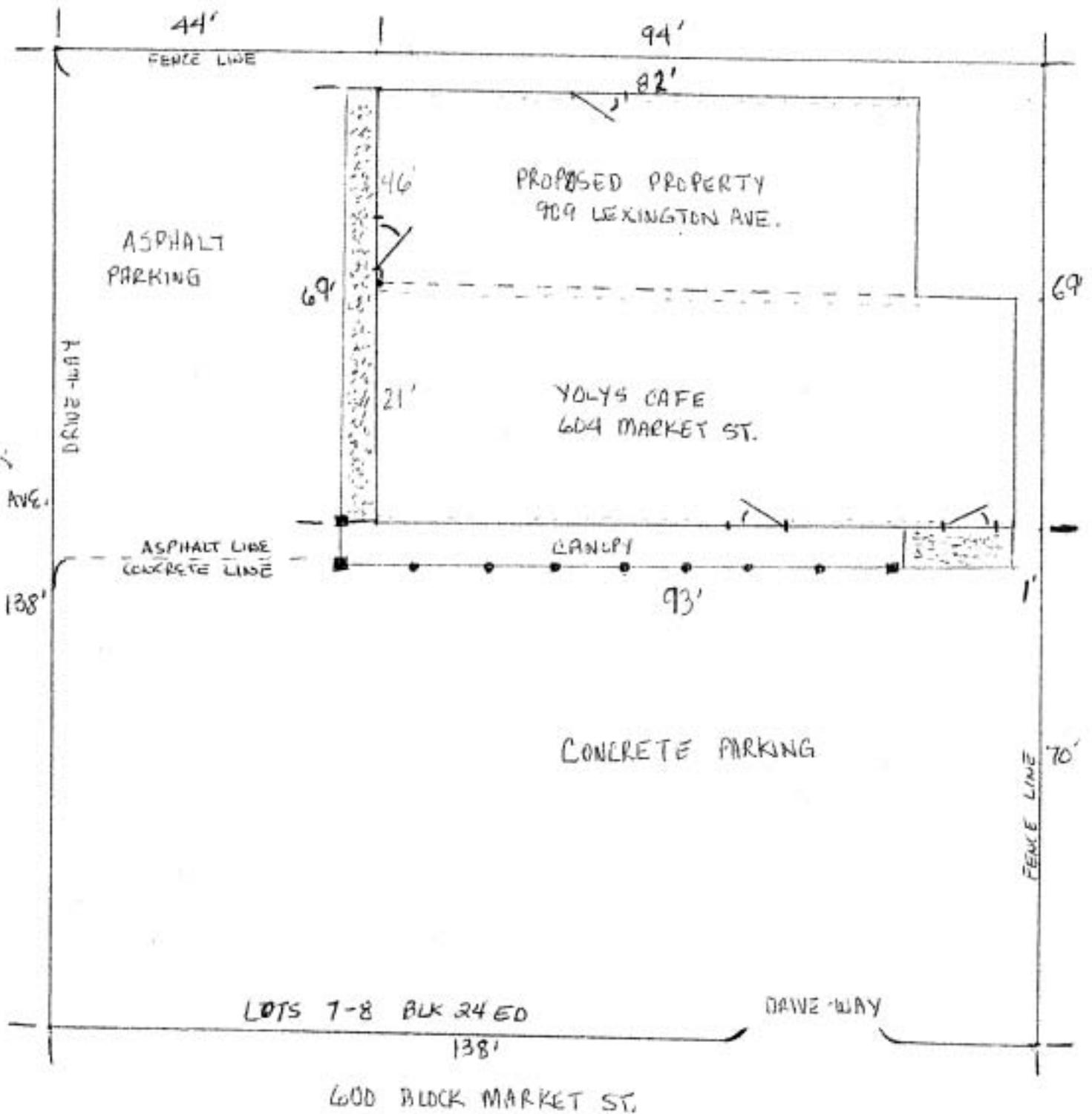
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-  Overlays
-  PROPOSED REZONE

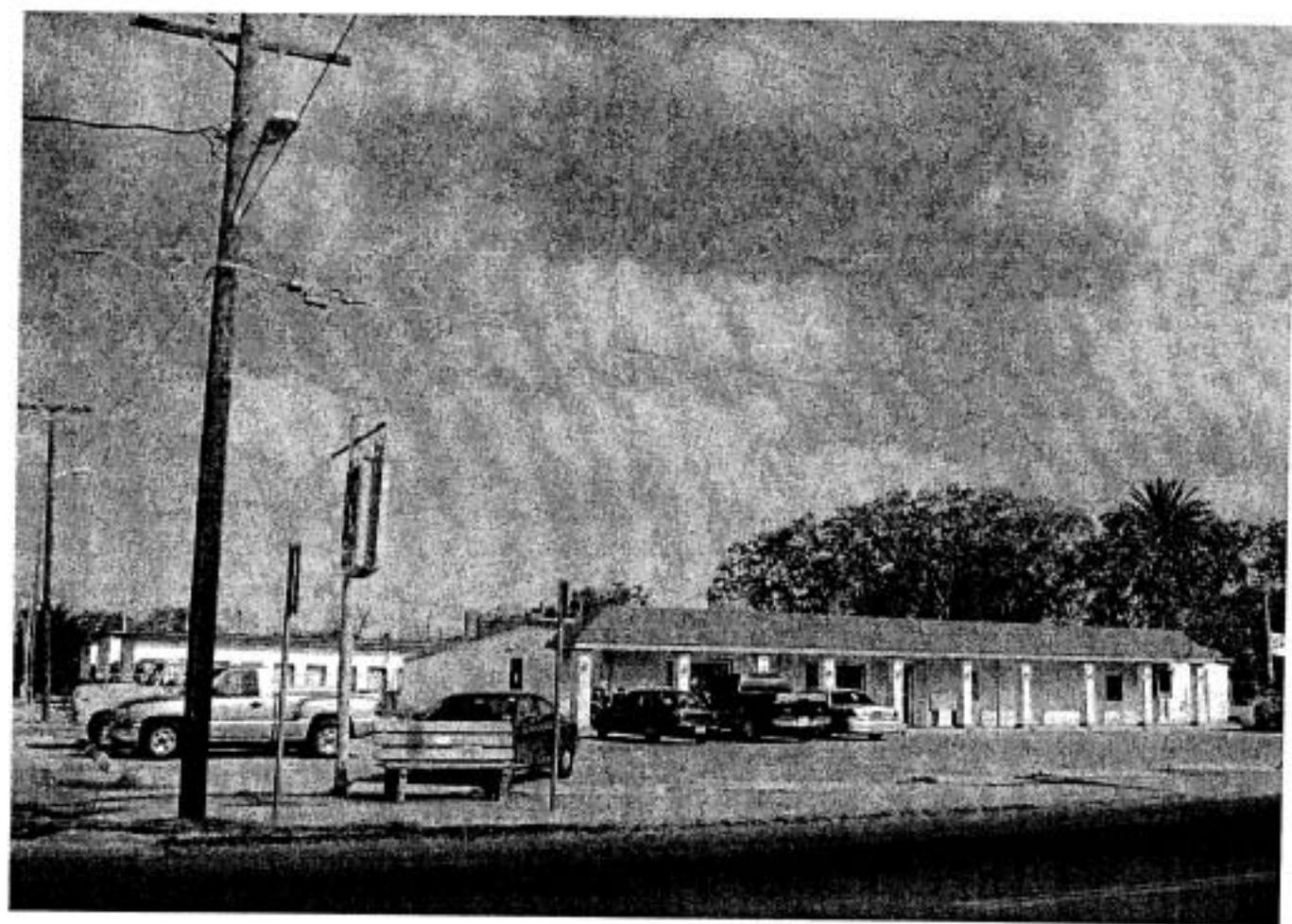
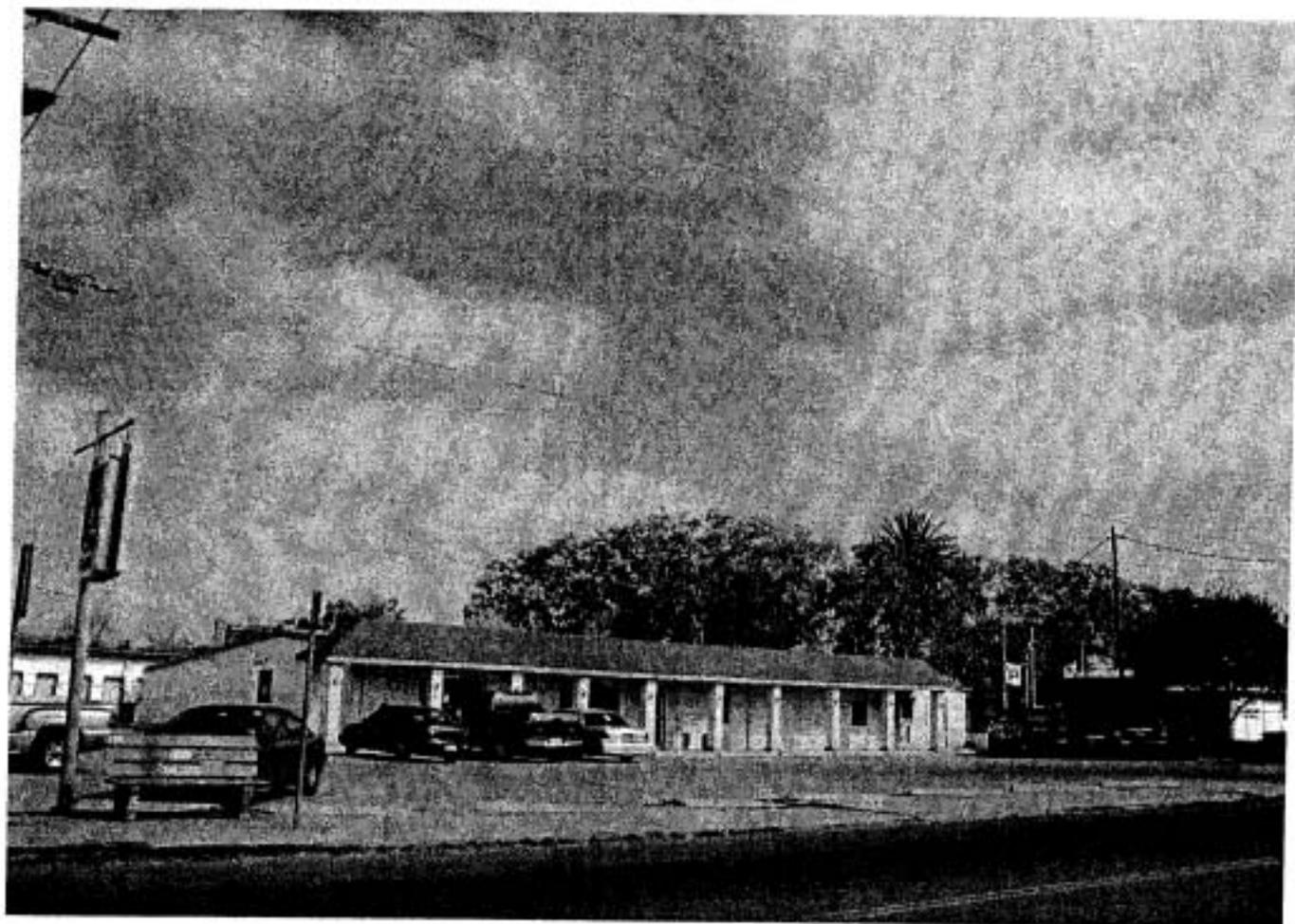


1 inch equals 400 feet



↑  
900 BLOCK  
LEXINGTON AVE.  
↓





**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING LOTS 7 AND 8, BLOCK 24, EASTERN DIVISION, LOCATED AT 602 MARKET STREET, FROM B-3 (COMMUNITY BUSINESS DISTRICT) TO B-4 (HIGHWAY COMMERCIAL DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of Lots 7 and 8, Block 24, Eastern Division, located at 602 Market Street, from B-3 (Community Business District) to B-4 (Highway Commercial District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning Lots 7 and 8, Block 24, Eastern Division, located at 602 Market Street, from B-3 (Community Business District) to B-4 (Highway Commercial District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

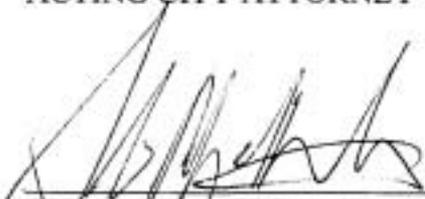
PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

\_\_\_\_\_  
RAUL G. SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY

  
\_\_\_\_\_  
BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT: PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 1.27 acres, as further described by metes and bounds in attached Exhibit "A", located east of Highway 359 and west of Fiesta Subdivision, from R-1A (Single Family Reduced Area District) to B-3 (Community Business District). The Planning and Zoning Commission recommended approval of the zone change. <span style="float: right;">ZC-09-2007</span></p>	
<p><b>Initiated by:</b> First Triple R, Ltd.</p>		<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>
<p><b>Prior action:</b> None</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> II – Hector J. Garcia</p> <p><b>Proposed use:</b> Commercial</p> <p><b>Site:</b> The site is currently vacant</p> <p><b>Surrounding land uses:</b> The land north, south and west of the site is vacant. East of the site are single-family residences. Northwest of the site is Zaffirini Elementary.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Retail/Office.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan identifies Highway 359 as an Expressway.</p> <p><b>Letters sent to surrounding property owners:</b> 17      In Favor: 0      Opposed: 0</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is appropriate at this location and it is consistent with the Comprehensive Plan's designation for this area. Furthermore, the proposed B-3 zoning designation is compatible with the existing zoning pattern along Highway 359. The proposed change is compatible with the trend of development along this corridor.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in an 8 to 0 vote, recommended <b>approval</b> of the zone change.</p>		<p><b>STAFF RECOMMENDATION:</b> Staff <b>supports</b> the proposed zone change.</p>

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**B-3 (Community Business District):** The purpose of the B-3 District is to provide for those businesses and services serving a trade area larger than a neighborhood, but smaller than the entire city and located primarily along minor or principal arterial streets, as classified in the Transportation Plan of the City of Laredo. It is intended for this zoning classification to exist primarily abutting minor or principal arterial streets while preserving established residential neighborhoods along such streets.

**Is this change contrary to the established land use pattern?**

No, the established land use pattern is commercial in nature.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, the adjacent district to the south is B-3.

**Will change adversely influence living conditions in the neighborhood?**

The residences east of the site may be impacted by some of the more intense commercial uses B-3 districts allow.

**Are there substantial reasons why the property can not be used in accord with existing zoning?**

Yes, the existing zoning only allows for residential type uses.

□

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING 1.27 ACRES, AS FURTHER DESCRIBED BY METES AND BOUNDS IN ATTACHED EXHIBIT "A", LOCATED EAST OF HIGHWAY 359 AND WEST OF FIESTA SUBDIVISION, FROM R-1A (SINGLE FAMILY REDUCED AREA DISTRICT) TO B-3 (COMMUNITY BUSINESS DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of 1.27 acres, as further described by metes and bounds in attached Exhibit "A", located east of Highway 359 and west of Fiesta Subdivision, from R-1A (Single Family Reduced Area District) to B-3 (Community Business District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning 1.27 acres, as further described by metes and bounds in attached Exhibit "A", located east of Highway 359 and west of Fiesta Subdivision, from R-1A (Single Family Reduced Area District) to B-3 (Community Business District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

---

RAUL G. SALINAS  
MAYOR

ATTEST:

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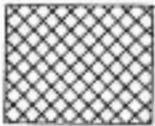
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



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BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

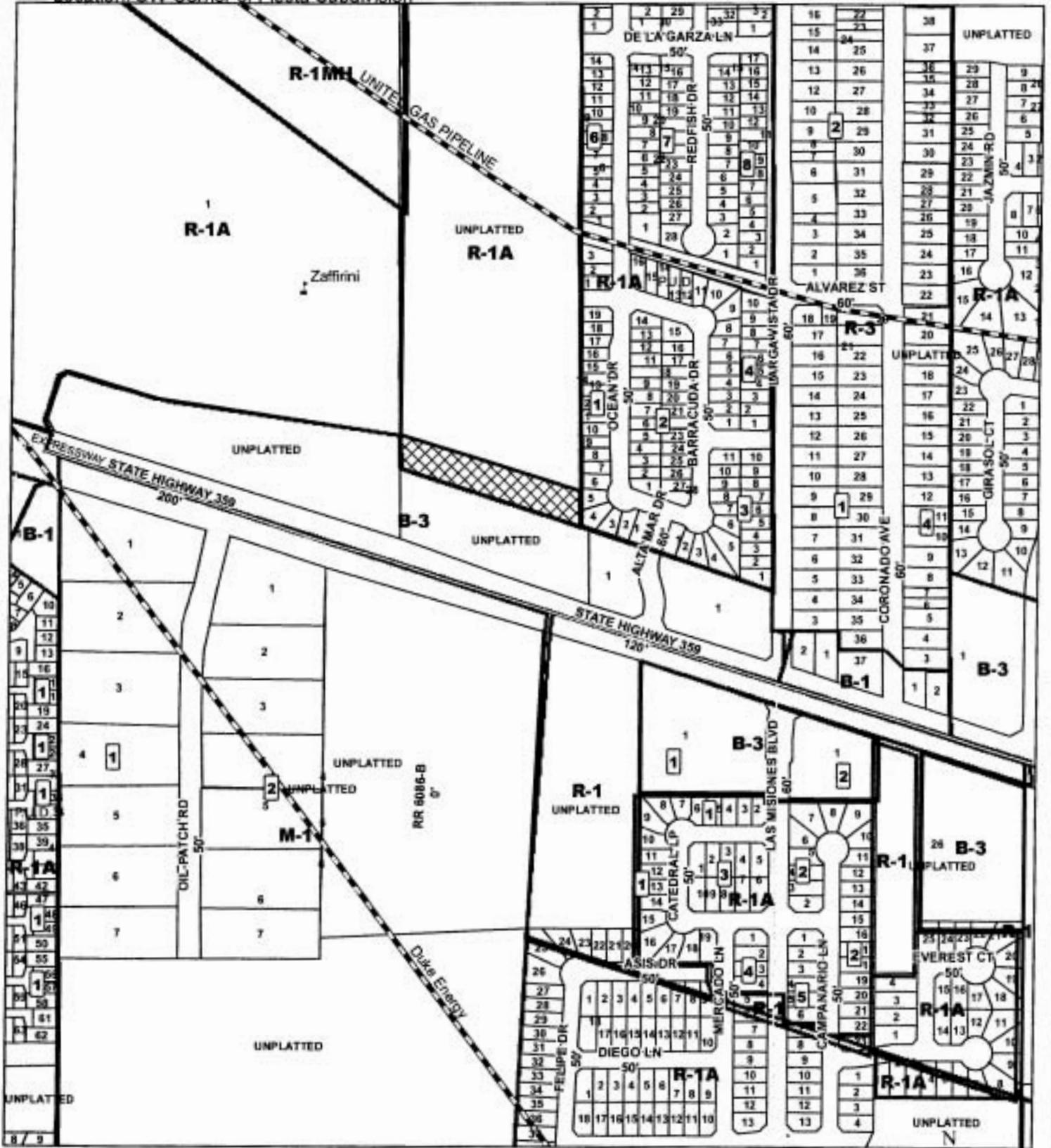


# Rezone from R-1A (Single Family Reduced District, to B-3 (Community Business District)

City of Laredo  
Planning & Zoning

ZC-09-2007

Location: SW Corner of Fiesta Subdivision



## ZONE DISTRICTS

-  Zone Districts
-  Overlays
-  PROPOSED REZONE



1 inch equals 400 feet

EXISTING R1-A

EXISTING B-3  
3B ESTATES & 4G HOLDING, LTD  
(Vol. 108, Pgs. 480-483  
O.P.R.W.C.T.)  
N00°36'04"W ~ 100.97'

60'-00" SW BELL  
FILE ENCASMENT  
(Vol. 1982, Pgs. 878,  
O.P.R.W.C.T.)

EXISTING B-3  
FIRST TRIPLE R LTD.  
Vol. 1971, Pages 484-490  
O.P.R.W.C.T.  
(2,779 ACRES)

572°43'28"E ~ 562.81'  
PROPOSED B-3  
(EXISTING R-14)  
1.269 ACS  
N72°17'21"W ~ 564.17'

HWY 359

P.O.B.

N00°35'10"W ~ 214.80'

EXISTING B-3  
BRUNI AT FIESTA  
SUBDIVISION  
(Vol. 25, Page 128,  
P.R.W.C.T.)

500°34'50"E ~ 105.46'

N72°24'42"W  
30.96'

BLOCK 1  
FIESTA SUBDIVISION  
7 PHASE II - (P.U.D.)  
(Vol. 19, Pg. 63, P.R.W.C.T.)

OCE



NORTH  
SCALE 1" = 10'



*Juan G. Tjehrina*  
DATE: JANUARY 16, 2007

ROYAL OAKS  
SUBDIVISION PHASE 1  
1.269 ACRE TRACT  
PROPOSED ZONE CHANGE

SHEET

1  
OF  
2



TEC ENGINEERS &  
CONSULTANTS INC.  
8110 UNIVERSITY BL. SUITE 100  
HOUSTON, TX 77063  
TEL: 281-410-1000 FAX: 281-410-1001

**ROYAL OAKS SUBDIVISION - PHASE I  
PROPOSED ZONE CHANGE  
R-1A TO B-3  
1.269 ACRES**

Being 1.269 acres of land, more or less, out of that certain tract called to contain 31.2426 acres in a General Warranty Deed with Vendor's Lien from Annabelle U. Hall, et al, unto FIRST TRIPLE R, LTD., a Texas limited partnership, dated November 17, 2005, and recorded in Volume 1971, Pages 484-490, Official Public Records, Webb County, Texas, situated in Porcion 31, Abstract 3116, Jose Trevino, Original Grantee, Webb County, Texas, and more particularly described by metes and bounds as follows, to-wit:

**Beginning** at a ½-inch diameter iron rod found by a fence corner post for an exterior corner of Fiesta Subdivision, Phase II, recorded in Volume 19, Page 63, Plat Records, Webb County, Texas, an interior corner of said 31.2426-acre tract, and the most southerly corner hereof;

**Thence** N 72° 17' 21" W, over and across said 31.2426-acre tract, at 564.17 feet a westerly corner of this tract under fence and east line of the 3B Estates and 4G Holdings, Ltd. tract recorded in Volume 108, Pages 480-483, Deed Records, Webb County, Texas, and the west line of said 31.2426-acre parent tract;

**Thence** N 00° 36' 04" W, with fence and east line of the aforementioned 3B Estates and 4G Holdings, Ltd. tract, and the west line of said 31.2426-acre tract, at 100.97 feet the most northerly corner hereof;

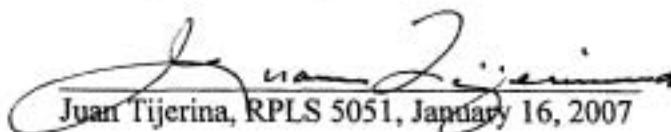
**Thence** S 72° 43' 28" E, over and across said 31.2426-acre tract, at 562.81 feet an easterly corner of this tract under fence and west line of Fiesta Subdivision, Phase II, and an east line of said 31.2426-acre tract;

**Thence** S 00° 34' 50" E, with fence and west line of Fiesta Subdivision, Phase II, and an east line of said 31.2426-acre parent tract, at 105.46 feet the **Point of Beginning** and containing 1.269 acres, more or less.

**Surveyor's Certificate**

State of Texas:  
County of Webb:

I Juan Tijerina, a Registered Professional Land Surveyor in the State of Texas, do hereby state that the foregoing property description is based on a field survey of the parent tract out of which the subject tract is a part.

  
Juan Tijerina, RPLS 5051, January 16, 2007





**NORTH**  
SCALE 1" = 300'



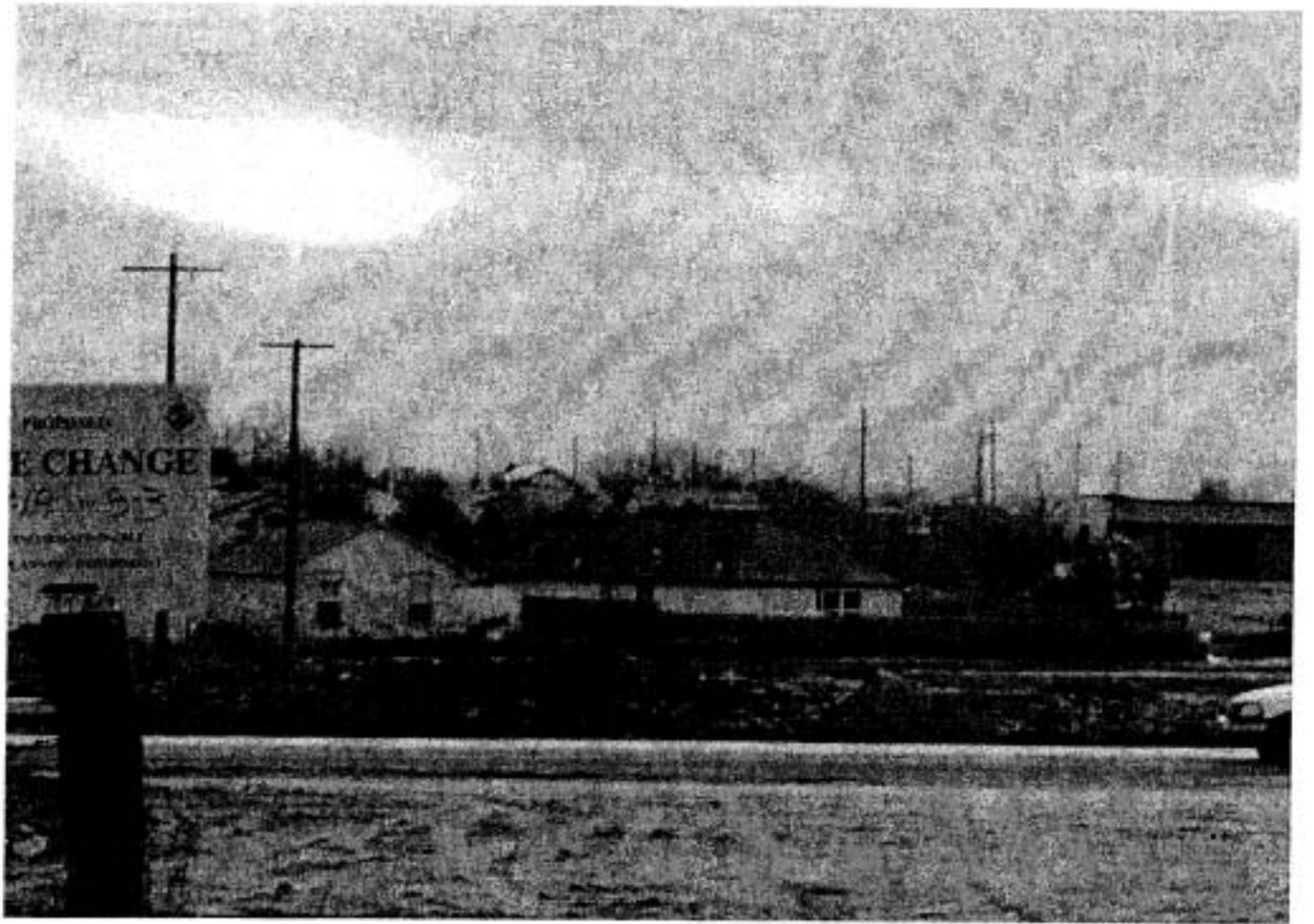
# ROYAL OAKS SUBDIVISION

## MASTER PLAN



**TEC ENGINEERS &  
CONSULTANTS INC.**

801 GUADALUPE ST. SUITE 101 LARDO, TX 78040  
PH (957) 51-1228 FAX (956) 553-7887



**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/06</p>	<p><b>SUBJECT: PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 9.11 acres, as further described by metes and bounds in attached Exhibit "A", located on the north side of A.F. Muller Sr. Memorial Boulevard east of Hummingbird Boulevard, from M-1 (Light Manufacturing District) to R-1 (Single-Family Residential District) (Planned Unit Development District). The Planning and Zoning Commission recommended approval of the zone change. <span style="float: right;">ZC-10-2007</span></p>	
<p><b>Initiated by:</b> La Bota Development Co., Inc.</p>		<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>
<p><b>Prior action:</b> None</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> VII – Juan Chavez</p> <p><b>Proposed use:</b> Residential</p> <p><b>Site:</b> The site is currently vacant and undeveloped.</p> <p><b>Surrounding land uses:</b> The properties to the north of the site are industrial. To the south are vacant land and La Bota Community Center. To the east is vacant land. To the west is a park with pond and single-family residences.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Retail/Office.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan identifies A.F. Muller Sr. Memorial Boulevard as a Major Collector.</p> <p><b>Letters sent to surrounding property owners:</b> 8      In Favor: 1      Opposed: 0</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is appropriate at this location. The proposed district is compatible with the residential uses to the west. The request for a Planned Unit Development District permits special restrictions.</p> <p>Staff recommends the following additional restrictions be applied to the PUD Zoning Overlay District:</p> <ol style="list-style-type: none"> <li>1. Provide buffer on north side from adjacent industrial uses.</li> <li>2. All streets must conform to minimum standards in accordance with the Laredo Land Development Code.</li> </ol>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in an 8 to 0 vote, recommended <b>approval</b> of the zone change.</p>		<p><b>STAFF RECOMMENDATION:</b> Staff <b>supports</b> the proposed zone change.</p>

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**R-1 (Single Family Residential District):** The purpose of the R-1 District is to provide an area for residential uses and those public and semi-public uses normally considered an integral part of the residential neighborhood they serve.

**Is this change contrary to the established land use pattern?**

No, there is an established residential neighborhood to the west. However, it is not compatible with the adjacent industrial uses to the north.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, there is an R-1 district to the west.

**Will change adversely influence living conditions in the neighborhood?**

No.

**Are there substantial reasons why the property can not be used in accord with existing zoning?**

Yes, the proposed zone allows for industrial uses only.

□

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING 9.11 ACRES, AS FURTHER DESCRIBED BY METES AND BOUNDS IN ATTACHED EXHIBIT "A", LOCATED ON THE NORTH SIDE OF A.F. MULLER, SR. MEMORIAL BOULEVARD EAST OF HUMMINGBIRD BOULEVARD, FROM M-1 (LIGHT MANUFACTURING DISTRICT) TO R-1 (SINGLE-FAMILY RESIDENTIAL DISTRICT) (PLANNED UNIT DEVELOPMENT DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of 9.11 acres, as further described by metes and bounds in attached Exhibit "A", located on the north side of A.F. Muller Sr. Memorial Boulevard east of Hummingbird Boulevard, from M-1 (Light Manufacturing District) to R-1 (Single-Family Residential District) (Planned Unit Development District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning 9.11 acres, as further described by metes and bounds in attached Exhibit "A", located on

the north side of A.F. Muller Sr. Memorial Boulevard east of Hummingbird Boulevard, from M-1 (Light Manufacturing District) to R-1 (Single-Family Residential District) (Planned Unit Development District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

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RAUL G. SALINAS  
MAYOR

ATTEST:

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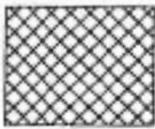
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



---

BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY



# Rezone from M-1 (Light Manufacturing District) to R-1 (Single Family Residential) (P.U.D.)

City of Laredo  
Planning & Zoning

Location: East of La Bota Subdivision Unit IV

ZC-10-2007

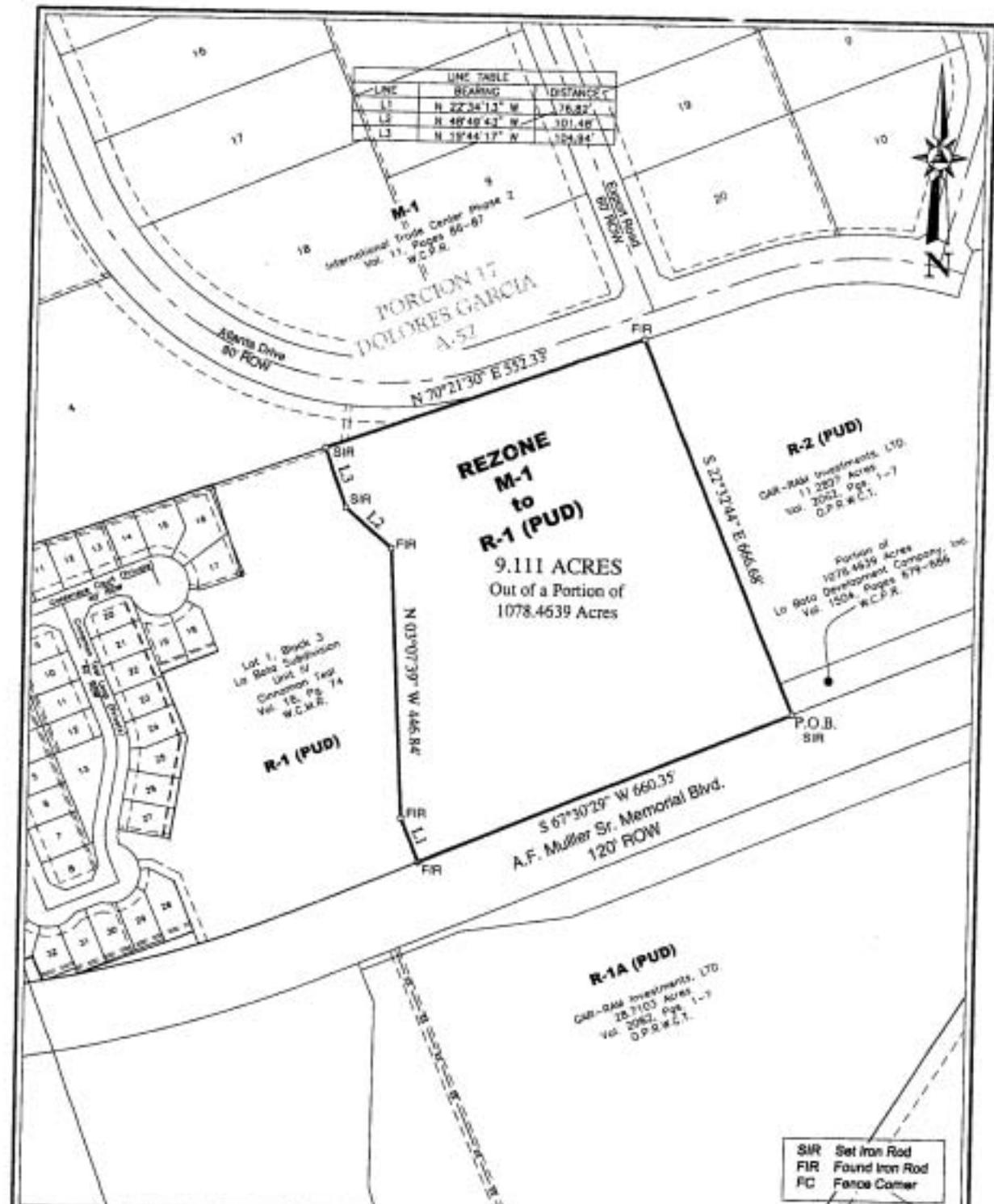


## ZONE DISTRICTS

- Zone Districts
- Overlays
- PROPOSED REZONE



1 inch equals 400 feet



LINE	BEARING	DISTANCE
L1	N 22°34'13\" W	176.82'
L2	N 49°49'42\" W	101.46'
L3	N 18°44'17\" W	124.84'

EXHIBIT OF

**REZONE**

**M-1 to R-1 (PUD)**

**9.111 ACRES**

**OUT OF A PORTION OF 1078.4639 ACRES**

**LA BOTA DEVELOPMENT COMPANY, INC.**

**RECORDED IN VOLUME 1504, PAGES 679-686**

**OFFICIAL PUBLIC RECORDS WEBB COUNTY TEXAS.**

**MONUMENTS HELD:**

A FOUND CONCRETE MONUMENT AT THE MOST NORTHERLY CORNER OF LOT 4, BLOCK 6, INTERAMERICA DISTRIBUTION PARK PHASE 3, RECORDED IN VOLUME 9, PAGE 91, WEBB COUNTY MAP RECORDS AND A FOUND CONCRETE MONUMENT AT THE SOUTHWEST CORNER OF LOT 10, BLOCK 6, INTERAMERICA DISTRIBUTION PARK PHASE 4, RECORDED IN VOLUME 11, PAGE 29, WEBB COUNTY MAP RECORDS.

RECORDED: S 33°02'25\" W 1548.18'

MEASURED, USING GPS METHODS: S 32°16'45\" W 1548.03'



**P R E M I E R**

**CIVIL ENGINEERING L.L.C.**

Land Development - Planning - Water - Measurement  
Transportation - Surveying

Office: 1505 Celia Del Norte, Ste 200, Laredo, Texas 78041  
Phone: (956) 717-1188  
Fax: (956) 717-1196  
E-mail: apremier@earthlink.net

DESIGN BY:	A.X.C.	SCALE:	1"=200'
CHECKED BY:	A.X.C.	JOB #:	1726-08
APPROVED BY:	E.J.G.	PLC NAME:	9.111 Acres Exhibit
FIELD DATE:	N/A	SHEET:	1 OF 2

Exhibit "A"



# P R E M I E R C I V I L E N G I N E E R I N G

Land Development • Planning • Water • Wastewater  
Transportation • Surveying

## EXHIBIT

### FIELD NOTES:

#### 9.111 ACRE TRACT

A TRACT OF LAND CONTAINING 9.111 ACRES OF LAND, more or less, being out of a Portion of that certain 1,078.4639 Acres, La Bota Development Company, Inc. recorded in Volume 1504, Pages 679-686, Official Public Records Webb County, Texas, situated in Porcion 17, Dolores Garcia, Abstract 52, Webb County, Texas, and being more particularly described as follows, to-wit:

**BEGINNING** at a set  $\frac{1}{2}$ " iron rod on the northwesterly right-of-way line of A.F. Muller Sr. Memorial Blvd. (120' ROW), the most southerly corner of a Portion of said 1,078.4639 acre tract, the most easterly corner hereof;

Thence, with the northwesterly right-of-way line of said A.F. Muller Sr. Memorial Blvd. (120' ROW), S  $67^{\circ}30'29''$  W a distance of 660.35 feet to a found  $\frac{1}{2}$ " iron rod the most easterly corner of Lot 1, Block 3, La Bota Subdivision Unit IV, Cinnamon Teal, recorded in Volume 16, Page 74, Webb County Map Records, the most southerly corner hereof;

Thence, with the northeasterly line of said Lot 1, Block 3, the following calls:

N  $22^{\circ}34'13''$  W, a distance of 76.82 feet to a found  $\frac{1}{4}$ " iron rod a deflection hereof;  
N  $03^{\circ}07'39''$  W, a distance of 446.84 feet to a found  $\frac{1}{2}$ " iron rod a deflection hereof;  
N  $48^{\circ}49'43''$  W, a distance of 101.48 feet to a set  $\frac{1}{4}$ " iron rod a deflection hereof;  
N  $19^{\circ}44'17''$  W, a distance of 104.94 feet to a set  $\frac{1}{4}$ " iron rod on a southeasterly line of International Trade Center Phase 2, recorded in Volume 11, Pages 86-87, Webb county Plat Records, the most northerly corner of said Lot 1, Block 3, the most westerly corner hereof;

Thence, with the southeasterly line of said International Trade Center Phase 2, N  $70^{\circ}21'30''$  E, a distance of 552.33 feet to a found  $\frac{1}{4}$ " iron rod the most westerly corner of GAR-RAM Investments, LTD., 11.2897 Acre Tract, recorded in Volume 2062, Pages 1-7, Official Public Records Webb County Texas the most northerly corner hereof;

Thence, with the southwesterly line of said GAR-RAM Investments, LTD., 11.2897 Acre Tract, S  $22^{\circ}32'44''$  E a distance of 610.77 Feet passing a northwesterly line of said 1,078.4639 acre tract and continuing a total distance of 666.68 feet to the **POINT OF BEGINNING** and containing 9.111 acres of land, more or less.

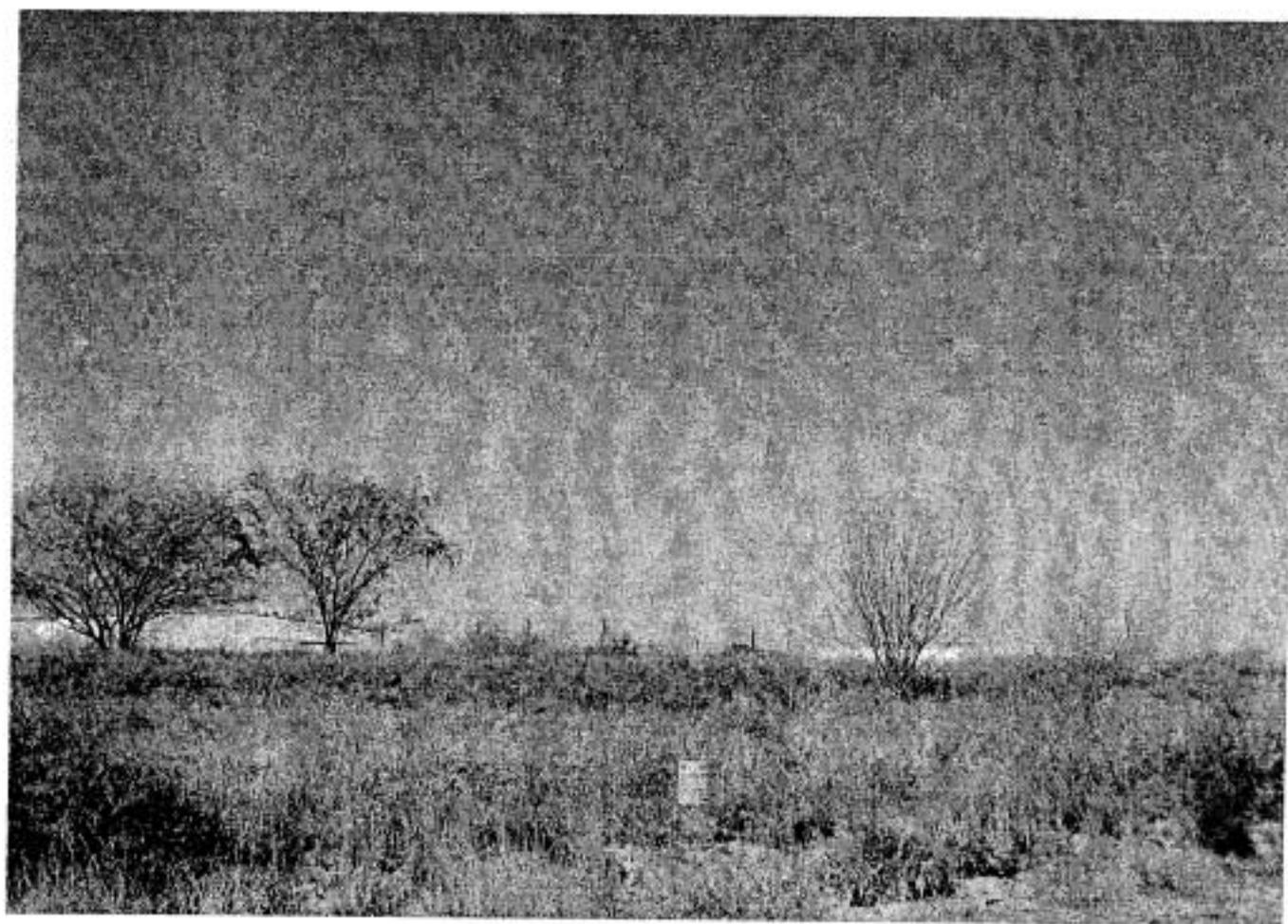
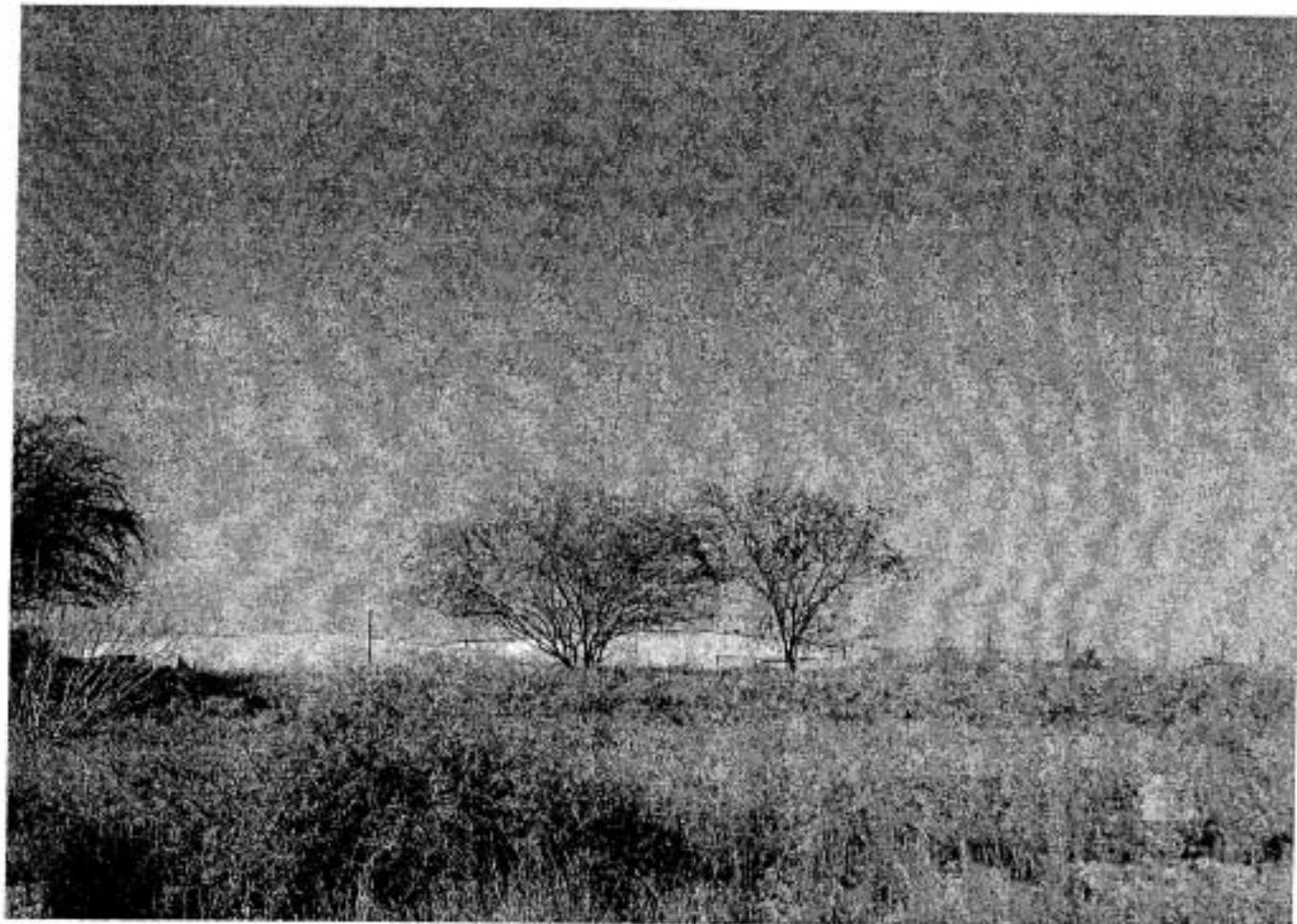
#### Monuments Held:

A FOUND CONCRETE MONUMENT AT THE MOST NORTHERLY CORNER OF LOT 4, BLOCK 6, INTERAMERICA DISTRIBUTION PARK PHASE 3, RECORDED IN VOLUME 9, PAGE 91, WEBB COUNTY MAP RECORDS AND A FOUND CONCRETE MONUMENT AT THE SOUTHWEST CORNER OF LOT 10, BLOCK 6, INTERAMERICA DISTRIBUTION PARK PHASE 4, RECORDED IN VOLUME 11, PAGE 29, WEBB COUNTY MAP RECORDS.

RECORDED: S  $33^{\circ}02'25''$  W 1548.18'  
MEASURED, USING GPS METHODS: S  $32^{\circ}16'45''$  W 1548.03'







**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT: PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 46.9 acres, as further described by metes and bounds in attached Exhibit "A," located at 3220 Bob Bullock – Loop 20, from R-1 (Single Family Residential District) to B-3 (Community Business District). The Planning and Zoning Commission recommended approval of the zone change. ZC-11-2007</p>	
<p><b>Initiated by:</b> Killam Ranch Properties</p>	<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>	
<p><b>Prior action:</b> None.</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> II – Hector J. Garcia</p> <p><b>Proposed use:</b> Commercial</p> <p><b>Site:</b> Vacant/Animal Grazing</p> <p><b>Warnings/Citations:</b> None</p> <p><b>Surrounding land uses:</b> The area to the east include Loop 20, vacant land, single-family residences, the Elks Lodge and manufactured homes. To the south are vacant land, Wal-Mart and Wendy's. To the west are Chacon Creek, Asmussen Horse and Rider Equipment and vacant land. To the north is vacant land.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Retail/Office.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan identifies Bob Bullock – Loop 20 as an Expressway.</p> <p><b>Letters sent to surrounding property owners:</b> 3      In Favor: 1      Opposed: 0</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is appropriate at this location. A B-3 district is compatible with the established zoning pattern along Loop 20. This corridor along Bob Bullock is following a commercial trend of development. The proposed change is consistent with the Comprehensive Plan's designation for this area as Retail/Office.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in an 8 to 0 vote, recommended <b>approval</b> of the zone change.</p>	<p><b>STAFF RECOMMENDATION:</b> Staff <b>supports</b> the proposed zone change</p>	

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**B-3 (Community Business District):** The purpose of the B-3 District is to provide for those businesses and services serving a trade area larger than a neighborhood, but smaller than the entire city and located primarily along minor or principal arterial streets, as classified in the Transportation Plan of the City of Laredo. It is intended for this zoning classification to exist primarily abutting minor or principal arterial streets while preserving established residential neighborhoods along such streets.

**Is this change contrary to the established land use pattern?**

No, the established land use pattern along this segment of Loop 20 is commercial in nature.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, there are B-3 district to the north, east and south.

**Will change adversely influence living conditions in the neighborhood?**

No, there are no adjacent neighborhoods to this tract.

**Are there substantial reasons why the property can not be used in accord with existing zoning?**

Yes, the current zoning only allows for residential type uses.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING 46.9 ACRES, AS FURTHER DESCRIBED BY METES AND BOUNDS IN ATTACHED EXHIBIT "A", LOCATED AT 3220 BOB BULLOCK – LOOP 20, FROM R-1 (SINGLE-FAMILY RESIDENTIAL DISTRICT) TO B-3 (COMMUNITY BUSINESS DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of 46.9 acres, as further described by metes and bounds in attached Exhibit "A," located at 3220 Bob Bullock – Loop 20, from R-1 (Single Family Residential District) to B-3 (Community Business District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning 46.9 acres, as further described by metes and bounds in attached Exhibit "A," located at 3220 Bob Bullock – Loop 20, from R-1 (Single Family Residential District) to B-3 (Community Business District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

---

RAUL G. SALINAS  
MAYOR

ATTEST:

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GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



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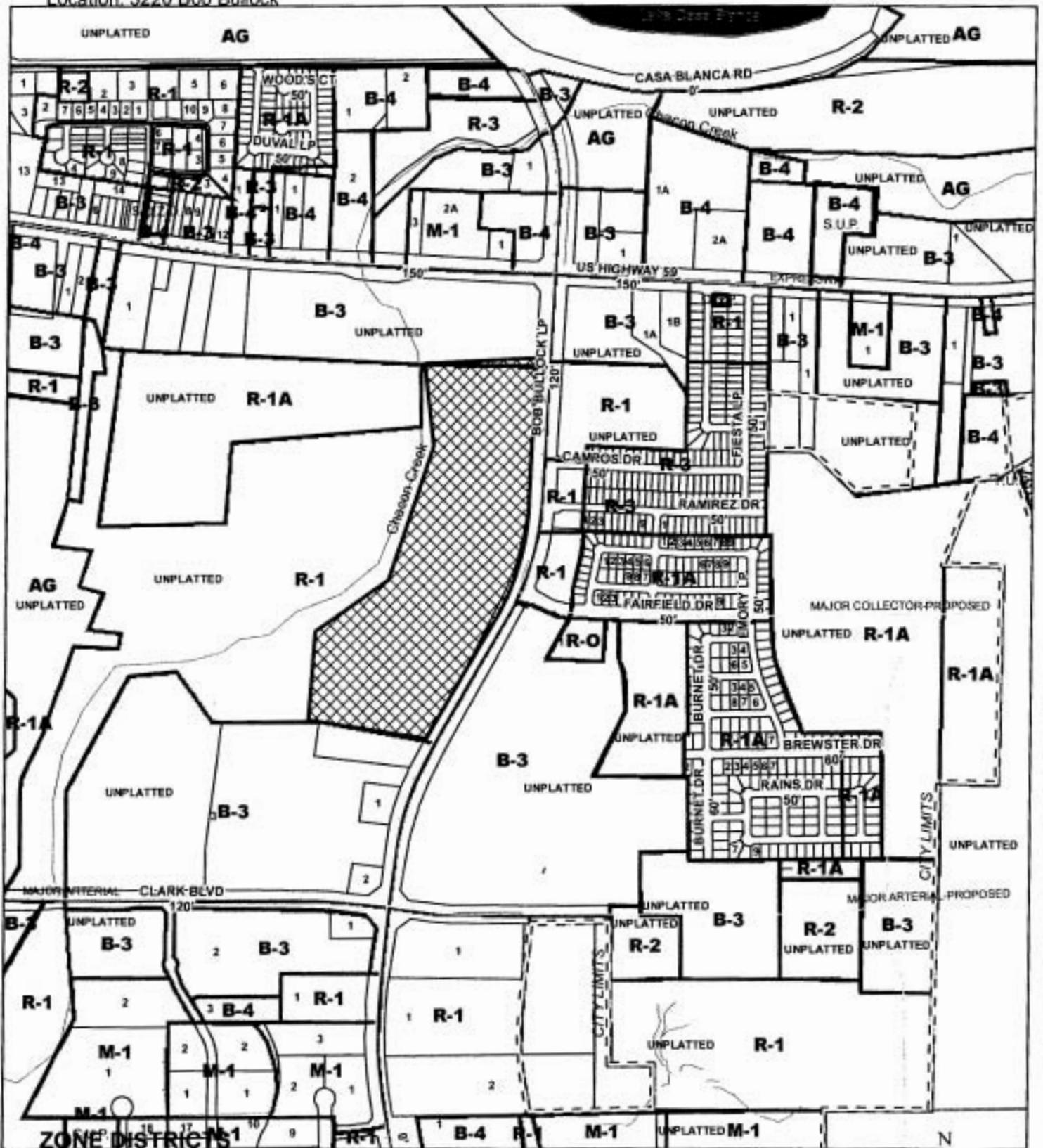
BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

Rezone from R-1 (Single Family Residential)  
to B-3 (Community Business District)

City of Laredo  
Planning & Zoning

Location: 3220 Bob Bullock

ZC-11-2007



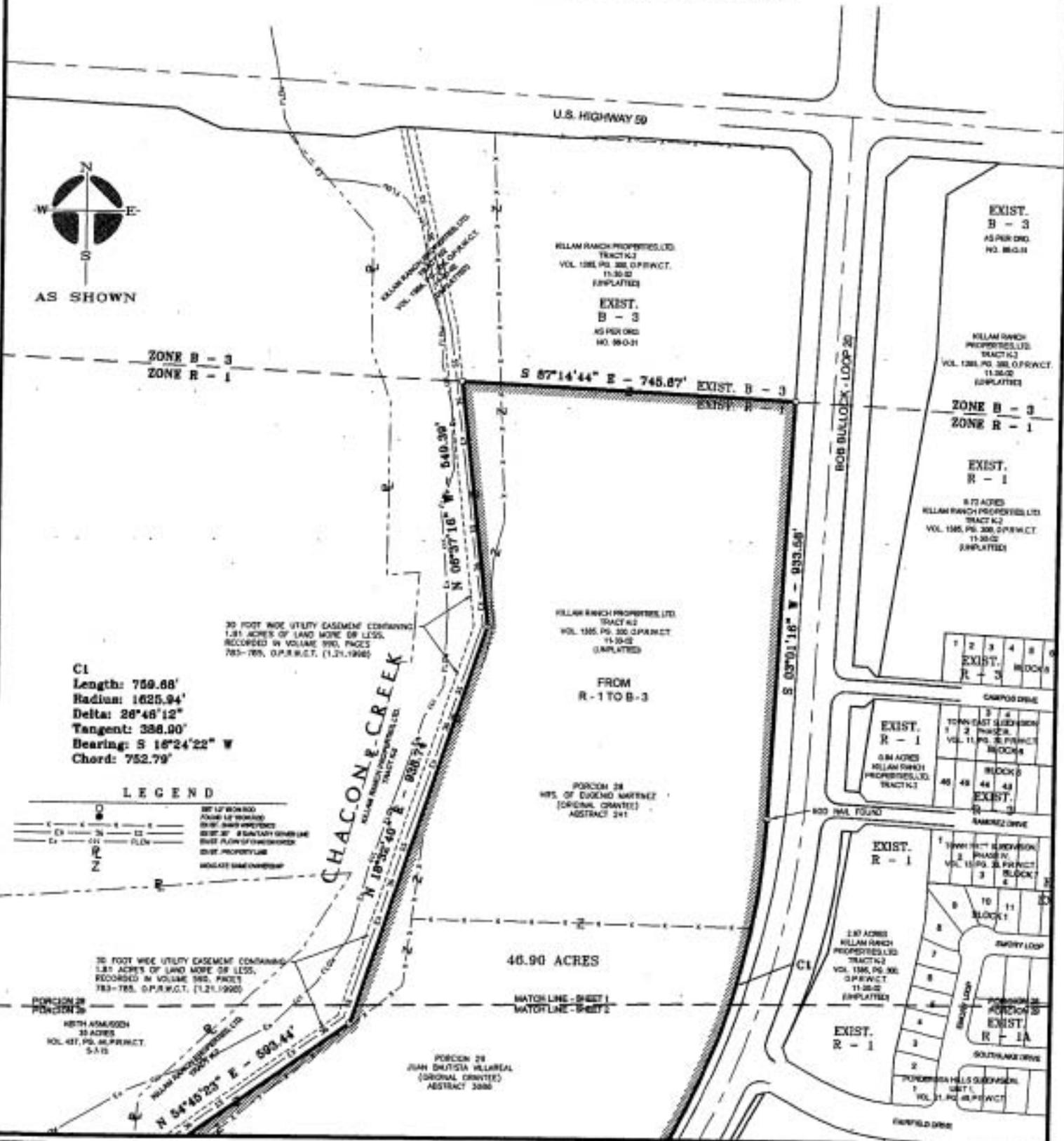
- ZONE DISTRICTS**
-  Zone Districts
  -  Overlays
  -  PROPOSED REZONE
  -  2007 City Limits



1 inch equals 897.20 feet

# SURVEY PLAT FOR REZONE FROM R-1 TO B-3

A TRACT OF LAND CONTAINING A TOTAL 46.90 ACRES, MORE OR LESS, SITUATED IN PORCION 28, HRS. OF EUGENIO MARTINEZ (ORIGINAL GRANTEE), ABSTRACT - 241 AND PORCION 29, JUAN BAUTISTA VILLAREAL (ORIGINAL GRANTEE), ABSTRACT 3086, CITY OF LAREDO, WEBB COUNTY, TEXAS, BEING OUT OF THE KILLAM RANCH PROPERTIES, LTD., TRACT K-2 AND K-5 AS RECORDED IN VOL. 1385, PG. 300, O.P.R.W.C.T.



ZONE B - 3  
ZONE R - 1

**C1**  
Length: 759.88'  
Radius: 1625.94'  
Delta: 28°46'12"  
Tangent: 338.00'  
Bearing: S 16°24'22" W  
Chord: 752.79'

**LEGEND**

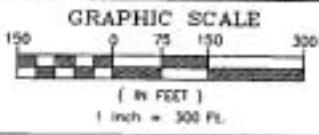
- 30 FOOT WIDE UTILITY EASEMENT CONTAINING 1.81 ACRES OF LAND MORE OR LESS, RECORDED IN VOLUME 990, PAGES 783-785, O.P.R.W.C.T. (1.21.1995)
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46.90 ACRES

WATCH LINE - SHEET 1  
WATCH LINE - SHEET 2

**FOSTER** P.H. (956) 723-3451  
ENGINEERING COMPANY FAX (956) 723-0902  
LAREDO, TX 78041 1310 JUNCTION DR. STE. B

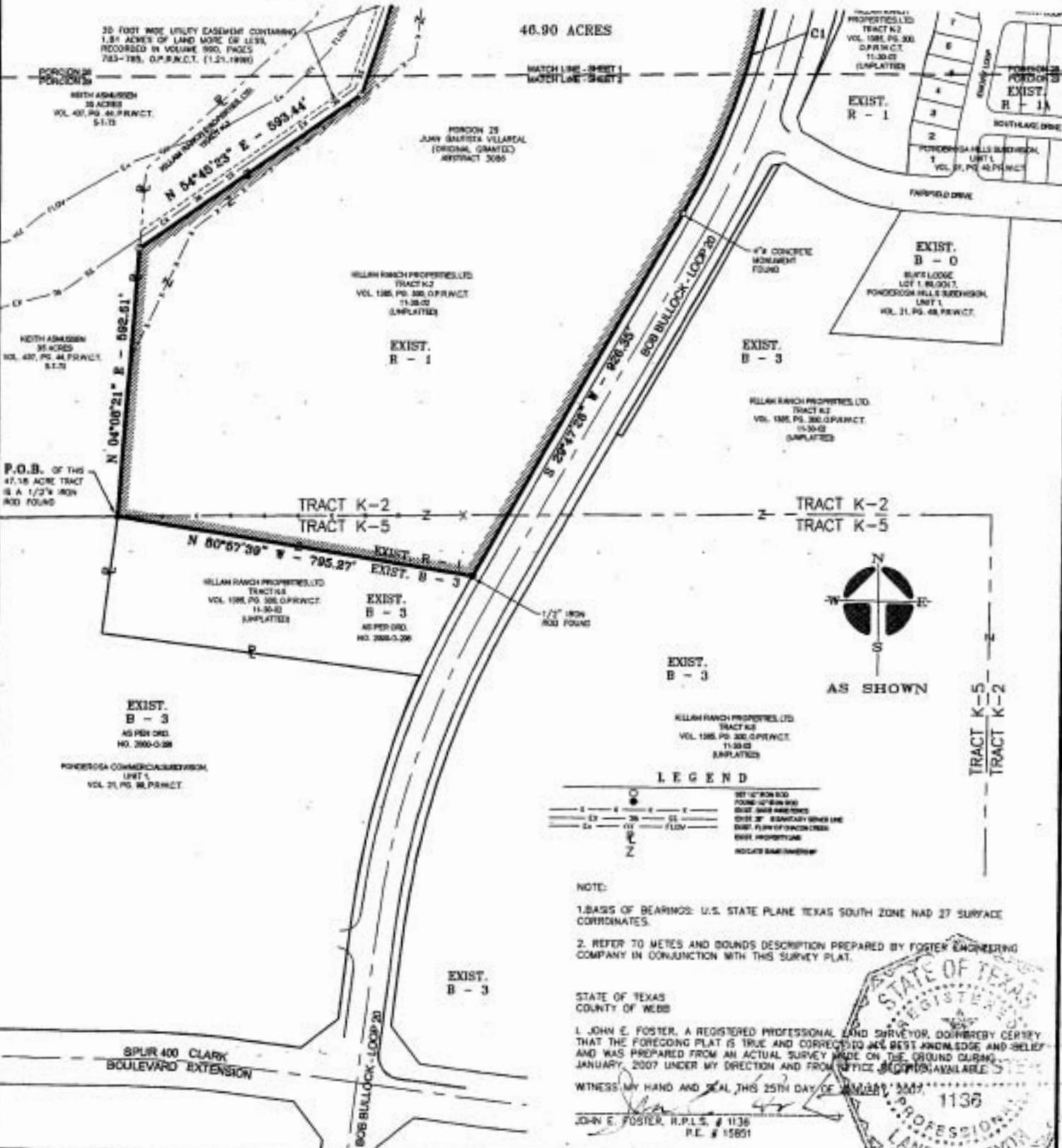


DRAWN BY: M.R.G.	STATUS: FINAL
CHECKED BY: O.J.S.	AS-BUILT: N/A
DRAWN DATE: 01.25.2007	REVISED DATE:
PLOTTED DATE: 01.25.2007	SCALE:
JOB No.	HOR: 1"=300' VER: N/A
FILE NAME: REZONE	SHT: 1 OF 2

Exhibit "A"

# SURVEY PLAT FOR REZONE FROM R-1 TO B-3

A TRACT OF LAND CONTAINING A TOTAL 46.90 ACRES, MORE OR LESS, SITUATED IN PORCION 28, HRS. OF EUGENIO MARTINEZ (ORIGINAL GRANTEE), ABSTRACT - 241 AND PORCION 29, JUAN BAUTISTA VILLAREAL (ORIGINAL GRANTEE), ABSTRACT 3086, CITY OF LAREDO, WEBB COUNTY, TEXAS, BEING OUT OF THE KILLAM RANCH PROPERTIES, LTD, TRACT K-2 AND K-5 AS RECORDED IN VOL. 1385, PG. 300, O.P.R.W.C.T.



**LEGEND**

	1/2" IRON ROD FOUND
	4" CONCRETE MONUMENT FOUND
	1/2" IRON ROD FOUND
	UTILITY EASEMENT
	FLOW
	BOUNDARY LINE
	EASEMENT
	RIGHT-OF-WAY

**NOTE:**

1. BASIS OF BEARINGS: U.S. STATE PLANE TEXAS SOUTH ZONE NAD 27 SURFACE COORDINATES.
2. REFER TO METES AND BOUNDS DESCRIPTION PREPARED BY FOSTER ENGINEERING COMPANY IN CONJUNCTION WITH THIS SURVEY PLAT.

STATE OF TEXAS  
COUNTY OF WEBB

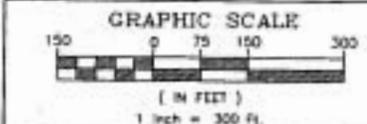
I, JOHN E. FOSTER, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE FOREGOING PLAT IS TRUE AND CORRECTED TO THE BEST KNOWLEDGE AND BELIEF AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND DURING JANUARY, 2007 UNDER MY DIRECTION AND FROM OFFICE RECORDS AVAILABLE TO ME.

WITNESS MY HAND AND SEAL THIS 25TH DAY OF JANUARY, 2007.

JOHN E. FOSTER, R.P.L.S. # 1136  
P.E. # 15801



**FOSTER** ENGINEERING COMPANY  
PH. (956) 723-3451  
FAX (956) 723-6002  
1310 JUNCTION DR. STE. B  
LAREDO, TX 78041



DRAWN BY: M.R.G.	STATUS: FINAL
CHECKED BY: O.J.S.	AS-BUILT: N/A
DRAWN DATE: 01.25.2007	REVISED DATE:
PLOTTED DATE: 01.25.2007	SCALE:
JOB No.	HOR: 1"=300' VER: N/A
FILE NAME: REZONE	SHT: 2 OF 2

Exhibit "A"

46.90 ACRES  
Re-Zone from R-1 to B-3

STATE OF TEXAS  
COUNTY OF WEBB

**A TRACT OF LAND CONTAINING 46.90 ACRES**, more or less, situated in Porcion 28, Heirs of Eugenio Martinez, Original Grantee, Abstract 241 and Porcion 29, Juan Bautista Villareal, Original Grantee, Abstract 3086, City of Laredo, Webb County, Texas said 46.90 acre tract being partially out of the Killam Ranch Properties, Ltd. Tract K-2 as per Warranty Deed dated November 30, 2002 and recorded in Volume 1385, Page 300, Official Public Records of Webb County, Texas, this 46.90 acre tract being more particularly described as follows:

**BEGINNING** at a ½" diameter iron rod found being the most northerly corner of Ponderosa Commercial Subdivision, Unit 1 as per plat recorded in Volume 21, Page 99, Plat Records of Webb County, Texas, said rod being a common corner of a zoned "B-3" (Community Business District) tract called to contain 56.4870 acres as per City of Laredo Ordinance No. 2000-O-298 for the southwest corner of this 46.90 acre tract;

THENCE N04°08'21"E, partially along the easterly line of a tract called to contain 35 acres conveyed to Keith Asmussen as per deed dated May 7, 1973 and recorded in Volume 437, Page 44, Deed Records of Webb County, Texas, a distance of 592.61' to a ½" diameter iron rod set on the easterly line of a 30' wide utility easement for a deflection right;

THENCE along the easterly line of said 30 wide utility easement called to contain 1.81 acres granted to the City of Laredo as per instrument dated January 21, 1998 and recorded in Volume 590, Page 783, Official Public Records of Webb County, Texas, the following bearings and distances to ½" diameter iron rod set:

N54°45'23"E (N54°27'59"E deed bearing) – 593.44'  
N18°32'40"E (N18°59'16"E deed bearing) – 938.74'

THENCE N06°37'16"W (N06°54'40"E deed bearing) continuing along the easterly line of said 30' wide utility easement, a distance of 549.39' to a ½" diameter iron rod set on the southerly line of a presently zoned "B-3" (Community Business District) TRACT I called to contain 313.1622 acres as per City of Laredo Ordinance No. 86-O-31 dated March 17, 1986 (Area I, Exhibit 2), said rod being the northwest corner hereof;

THENCE S87°14'44"E (S87°05'01"E called by said Ord. No. 86-O-31) along a common line with said TRACT I presently zoned "B-3", a distance of 745.67' to a ½" diameter iron rod set on the westerly R.O.W. line of Bob Bullock Loop 20 for the northeast corner hereof;

THENCE S03°01'16"W, along the westerly R.O.W. line of Bob Bullock Loop 20 (R.O.W. varies at this point), a distance of 933.58' to a 60-D nail found for a point of curvature of curve to the right having a radius of 1625.94', a central angle of 26°46'12" and a chord of S16°24'22"W – 752.79';

Exhibit "A"

THENCE continuing along the westerly R.O.W. line of Bob Bullock Loop 20 being along the arc of said curve to the right, a distance of 759.68' to a 4" diameter concrete monument found for a point of tangency;

THENCE S29°47'28"W, continuing along the westerly R.O.W. line of Bob Bullock Loop 20, a distance of 926.35' to a ½" diameter iron rod found being the northeast corner of aforementioned 56.4870 acre tract presently zoned "B-3" for the southeast corner hereof;

THENCE N80°57'39"W, along a common line with said 56.4870 acre tract presently zoned "B-3", a distance of 795.27' (795.22' called) to the **PLACE OF BEGINNING** of this 46.90 acre, more or less, tract of land.

NOTE: Basis of bearings: U.S. State Plane Texas South Zone NAD 27 Surface Coordinates

STATE OF TEXAS  
COUNTY OF WEBB

I, John E. Foster, a Registered Professional Land Surveyor, do hereby certify that the forgoing description is true and correct to my best knowledge and belief and was prepared from an actual survey made on the ground January, 2007 under my direction and from office records available.

WITNESS MY HAND AND SEAL THIS 25<sup>th</sup> DAY OF JANUARY, 2007.

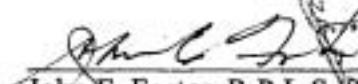
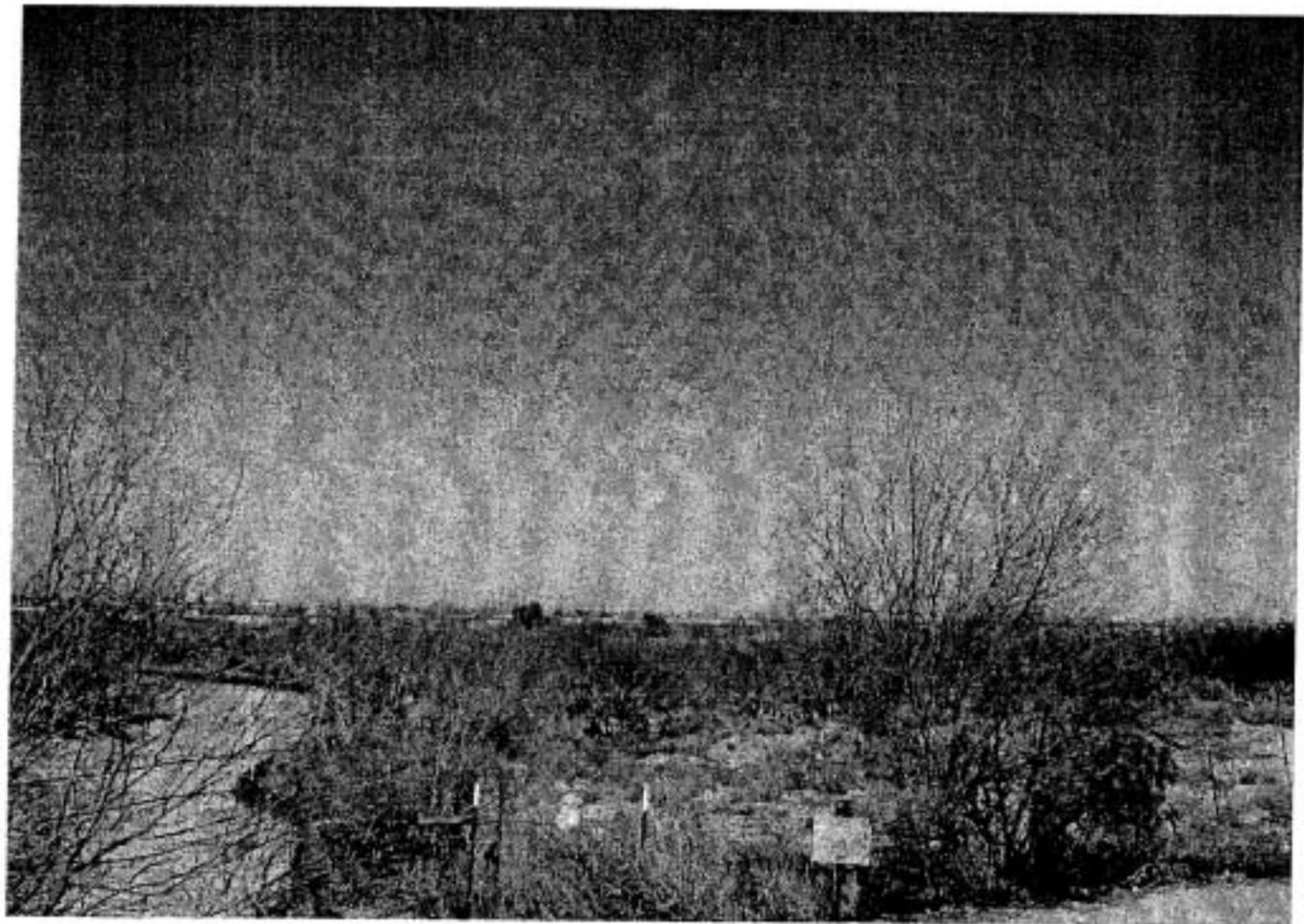
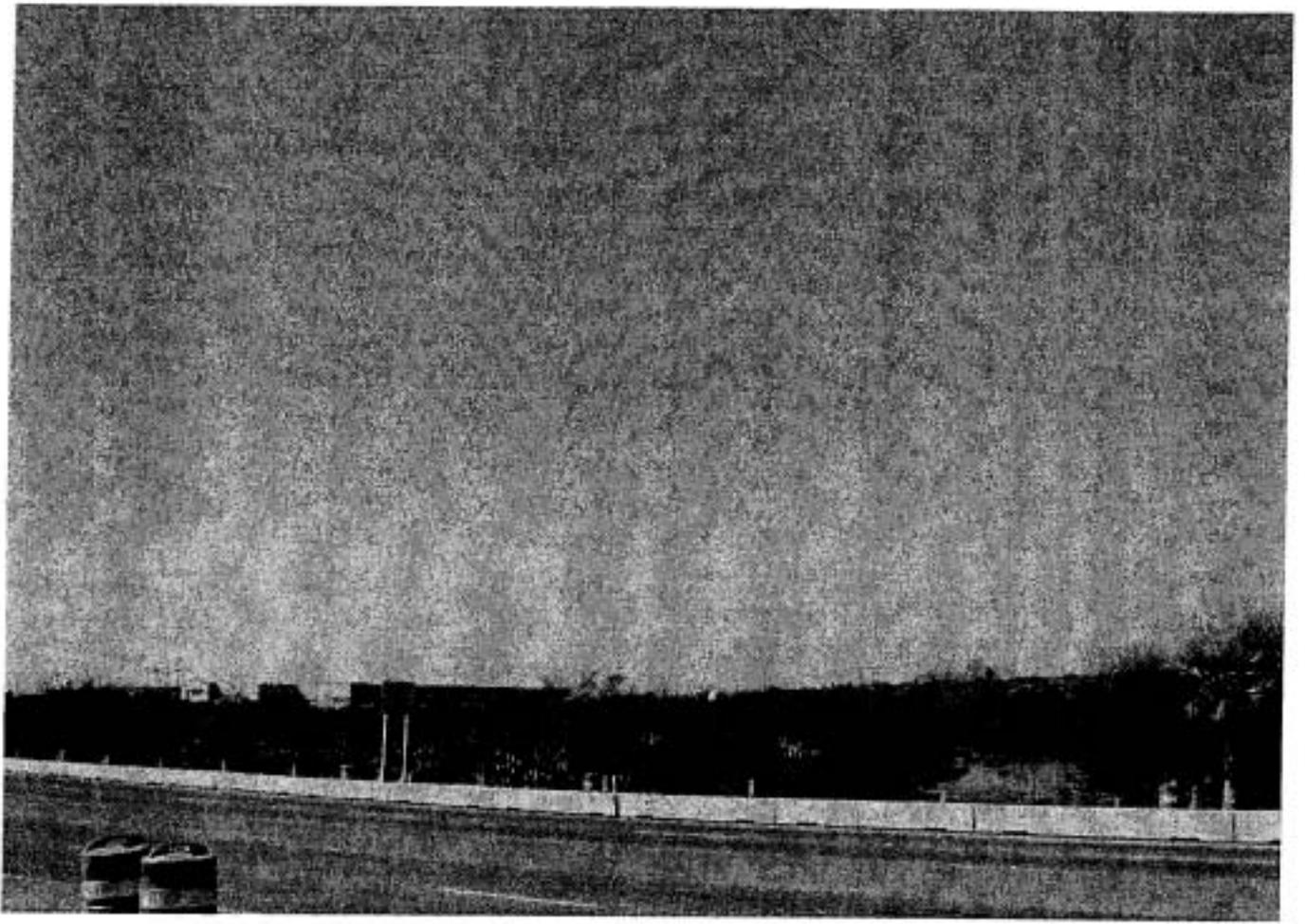
  
John E. Foster, R.P.L.S. #1136  
P.E. #15851



Exhibit "A"





**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT: PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 12.82 acres, as further described by metes and bounds in attached Exhibit "A," located at 3221 Bob Bullock – Loop 20, from R-1 (Single Family Residential District) to B-3 (Community Business District). The Planning and Zoning Commission recommended approval of the zone change. <span style="float: right;">ZC-12-2007</span></p>	
<p><b>Initiated by:</b> Killam Ranch Properties, Ltd.</p>	<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>	
<p><b>Prior action:</b> None.</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> II – Hector J. Garcia</p> <p><b>Proposed use:</b> Commercial</p> <p><b>Site:</b> Vacant</p> <p><b>Warnings/Citations:</b> None</p> <p><b>Surrounding land uses:</b> The properties to the east include single-family residences and manufactured homes. To the south are vacant land, single-family residences and the Elks Lodge. To the west are Bob Bullock – Loop 20 and vacant land. To the north is vacant land.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Retail/Office.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan identifies Bob Bullock – Loop 20 as an Expressway.</p> <p><b>Letters sent to surrounding property owners:</b> 76      In Favor: 1      Opposed: 3</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is appropriate at this location. A B-3 district is compatible with the established zoning pattern along Loop 20. The proposed change is consistent with the Comprehensive Plans designation for this area as Retail/Office. This area is following a commercial trend of development.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in an 8 to 0 vote, recommended <b>approval</b> of the zone change.</p>	<p><b>STAFF RECOMMENDATION:</b> Staff <u>supports</u> the proposed zone change</p>	

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**B-3 (Community Business District):** The purpose of the B-3 District is to provide for those businesses and services serving a trade area larger than a neighborhood, but smaller than the entire city and located primarily along minor or principal arterial streets, as classified in the Transportation Plan of the City of Laredo. It is intended for this zoning classification to exist primarily abutting minor or principal arterial streets while preserving established residential neighborhoods along such streets.

**Is this change contrary to the established land use pattern?**

No, there is commercial development along this Loop 20 corridor.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, there is a B-3 districts to the north and south.

**Will change adversely influence living conditions in the neighborhood?**

Yes, this change may introduce more intense uses to the adjacent residential areas.

**Are there substantial reasons why the property can not be used in accord with existing zoning?**

Yes, the current zoning only allows for residential type uses.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING 12.82 ACRES, AS FURTHER DESCRIBED BY METES AND BOUNDS IN ATTACHED EXHIBIT "A", LOCATED AT 3221 BOB BULLOCK – LOOP 20, FROM R-1 (SINGLE-FAMILY RESIDENTIAL DISTRICT) TO B-3 (COMMUNITY BUSINESS DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of 12.82 acres, as further described by metes and bounds in attached Exhibit "A," located at 3221 Bob Bullock – Loop 20, from R-1 (Single Family Residential District) to B-3 (Community Business District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning 12.82 acres, as further described by metes and bounds in attached Exhibit "A," located at 3221 Bob Bullock – Loop 20, from R-1 (Single Family Residential District) to B-3 (Community Business District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

---

RAUL G. SALINAS  
MAYOR

ATTEST:

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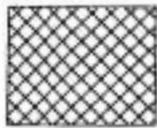
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



---

BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

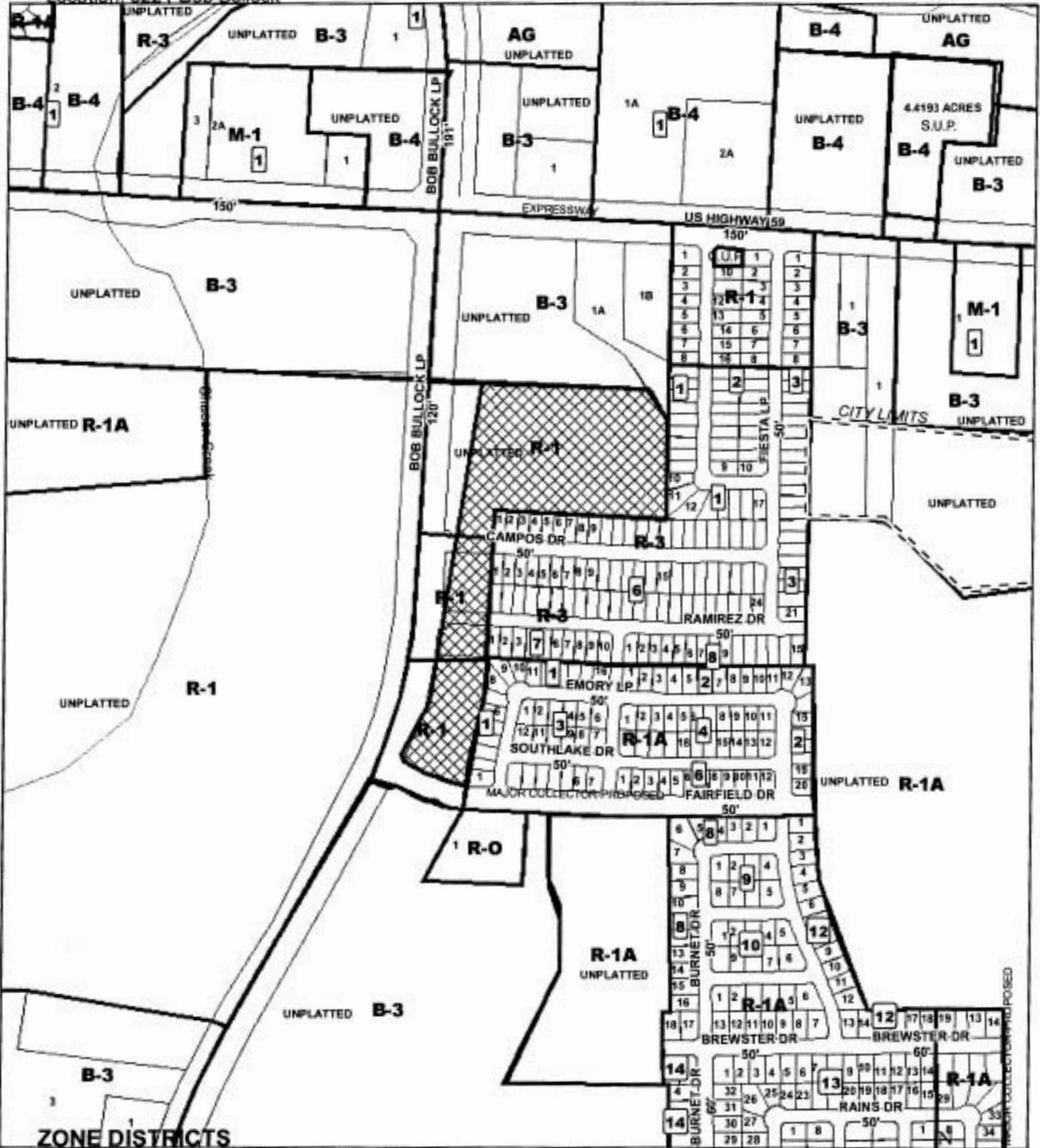


# Rezone from R-1 (Single Family Residential) to B-3 (Community Business District)

City of Laredo  
Planning & Zoning

ZC-12-2007

Location: 3221 Bob Bullock



## ZONE DISTRICTS

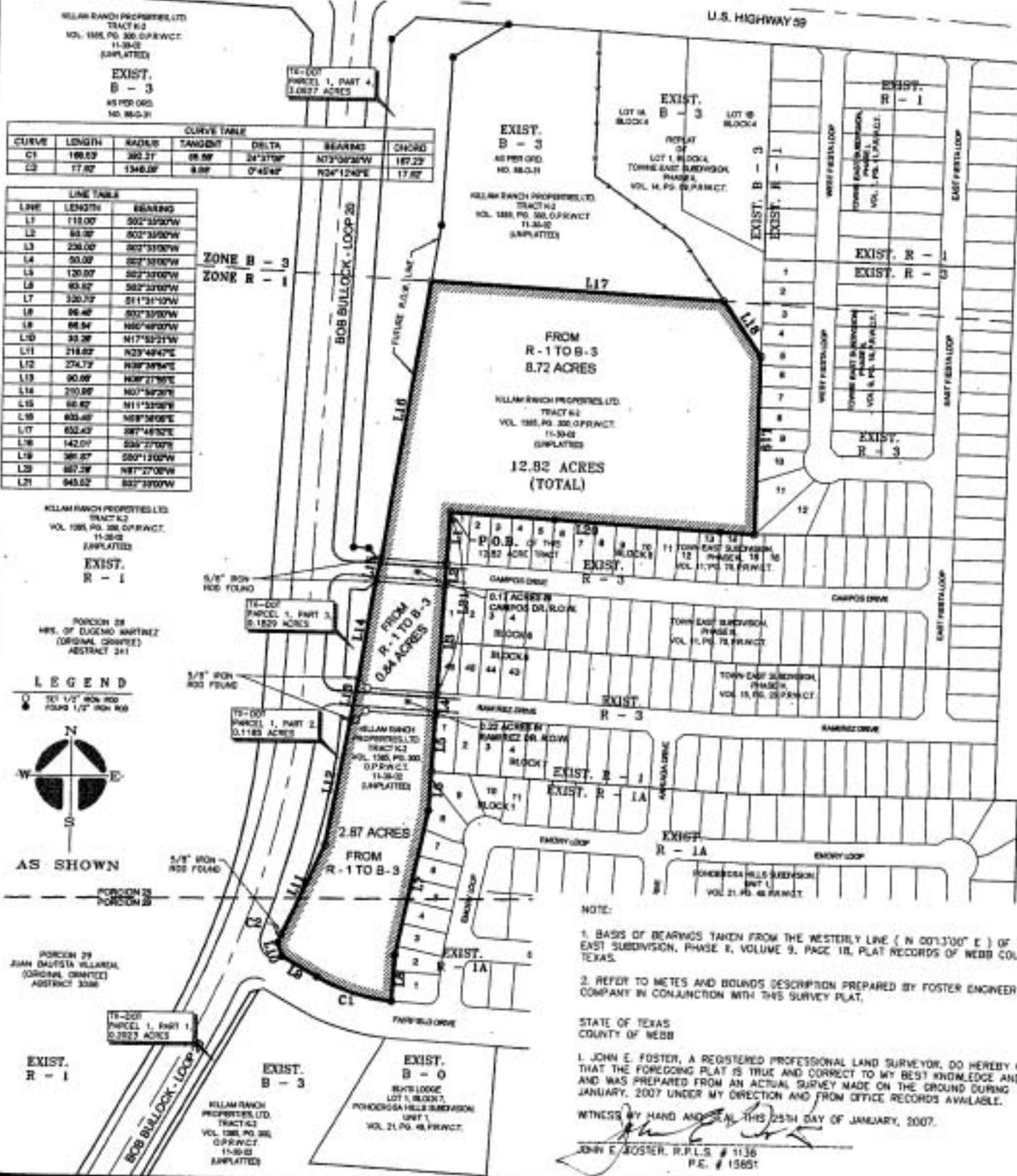
- Zone Districts
- Overlays
- PROPOSED REZONE
- 2007 City Limits



1 inch equals 516.67 feet

# SURVEY PLAT FOR REZONE FROM R-1 TO B-3

A TRACT OF LAND CONTAINING A TOTAL 12.82 ACRES, MORE OR LESS, SITUATED IN PORCION 28, HRS. OF EUGENIO MARTINEZ (ORIGINAL GRANTEE), ABSTRACT - 241 AND PORCION 29, JUAN BAUTISTA VILLAREAL (ORIGINAL GRANTEE), ABSTRACT 3086, CITY OF LAREDO, WEBB COUNTY, TEXAS, BEING OUT OF THE KILLAM RANCH PROPERTIES, LTD., TRACT K-2 AND K-5 AS RECORDED IN VOL. 1385, PG. 300, O.P.R.W.C.T.



**CURVE TABLE**

CURVE	LENGTH	RADIUS	TANGENT	DELTA	BEARING	CHORD
C1	180.00	360.00	90.00	24°31'50"	N73°02'21"W	187.29
C2	17.82	1348.00	4.89	0°45'42"	N56°12'40"E	17.82

**LINE TABLE**

LINE	LENGTH	BEARING
L1	110.00	S92°35'00"W
L2	83.30	S02°35'00"W
L3	230.00	S02°35'00"W
L4	50.00	S02°35'00"W
L5	120.00	S02°35'00"W
L6	80.82	S02°35'00"W
L7	120.72	S11°31'10"W
L8	96.40	S02°35'00"W
L9	88.54	N56°49'00"W
L10	33.30	N17°52'21"W
L11	218.82	N23°48'47"E
L12	274.72	N38°39'47"E
L13	90.00	N08°21'30"E
L14	210.80	N02°30'20"E
L15	55.82	N11°32'00"W
L16	633.00	N58°50'00"E
L17	633.00	S87°48'32"E
L18	142.00	S58°27'00"W
L19	381.82	S00°12'00"W
L20	607.30	N87°27'00"W
L21	945.02	S02°35'00"W

KILLAM RANCH PROPERTIES LTD.  
TRACT K-2  
VOL. 1385, PG. 300, O.P.R.W.C.T.  
11-30-02  
UNPLATTED  
EXIST.  
R - 1

PORCION 28  
HRS. OF EUGENIO MARTINEZ  
(ORIGINAL GRANTEE)  
ABSTRACT 241

**LEGEND**

○ SET 1/2" IRON ROD  
● ROAD 1/2" IRON ROD

AS SHOWN

PORCION 29  
JUAN BAUTISTA VILLAREAL  
(ORIGINAL GRANTEE)  
ABSTRACT 3086

KILLAM RANCH PROPERTIES LTD.  
TRACT K-2  
VOL. 1385, PG. 300, O.P.R.W.C.T.  
11-30-02  
UNPLATTED  
EXIST.  
B - 3

**NOTE:**

1. BASIS OF BEARINGS TAKEN FROM THE WESTERLY LINE ( N 00°13'00" E ) OF TOWNE EAST SUBDIVISION, PHASE 2, VOLUME 9, PAGE 18, PLAT RECORDS OF WEBB COUNTY, TEXAS.
2. REFER TO METES AND BOUNDS DESCRIPTION PREPARED BY FOSTER ENGINEERING COMPANY IN CONJUNCTION WITH THIS SURVEY PLAT.

STATE OF TEXAS  
COUNTY OF WEBB

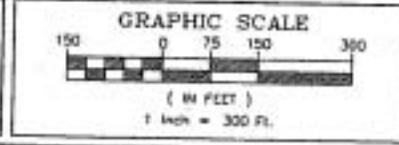
I, JOHN E. FOSTER, A REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE FOREGOING PLAT IS TRUE AND CORRECT TO MY BEST KNOWLEDGE AND BELIEF AND WAS PREPARED FROM AN ACTUAL SURVEY MADE ON THE GROUND DURING JANUARY, 2007 UNDER MY DIRECTION AND FROM OFFICE RECORDS AVAILABLE.

WITNESS MY HAND AND SEAL THIS 25TH DAY OF JANUARY, 2007.

JOHN E. FOSTER, R.P.L.S. # 1136  
 P.E. # 15851

**FOSTER** ENGINEERING COMPANY

PH. (956) 723-3451  
FAX (956) 723-6902  
1310 JUNCTION DR. STE. B  
LAREDO, TX 78041



DRAWN BY: M.R.G.	STATUS: FINAL
CHECKED BY: O.J.S.	AS-BUILT: N/A
DRAWN DATE: 01.25.2007	REVISED DATE:
PLOTTED DATE: 01.25.2007	SCALE:
JOB No.	HOR: 1"=300' VER: N/A
FILE NAME: REZONE	SHT: 1 OF 1

Exhibit "A"

12.82 ACRES  
Re-Zone from R-1 to B-3

STATE OF TEXAS  
COUNTY OF WEBB

**A TRACT OF LAND CONTAINING 12.82 ACRES**, more or less, situated in Porcion 28, Heirs of Eugenio Martinez, Original Grantee, Abstract 241 and Porcion 29, Juan Bautista Villareal, Original Grantee, Abstract 3086, City of Laredo, Webb County, Texas, said 12.82 acre tract being partially out of the Killam Ranch Properties, Ltd. Tract K-2 as per Warranty Deed dated November 30, 2002 and recorded in Volume 1385, Page 300, Official Public Records of Webb County, Texas, said 12.82 acre tract being partially out of Campos Drive (0.17 acres) and Ramirez Drive (0.22 acres), this 12.82 acre tract being more particularly described as follows:

**BEGINNING** at a 4" diameter concrete monument found being the most northerly northwest corner of Towne East Subdivision, Phase III as per plat recorded in Volume 11, Page 70, Plat Records of Webb County, Texas, said monument being an interior corner of this 12.82 acre tract;

THENCE S02°33'00"W along the westerly line of Lot 1, Block 5, Towne East Subdivision, Phase III, at 110.00' the northerly R.O.W. line of Campos Dr., at 160.00' the southerly R.O.W. line of Campos Dr., continuing along the same coarse being along the westerly lines of Lot 1, Block 6, Towne East Subdivision, Phase III and Lot 46, Block 6, Towne East Subdivision, Phase IV (V. 13, P. 23, P.R.W.C.T.) at 390.00' the northerly R.O.W. line of Ramirez Dr., at 440.00' the southerly R.O.W. line of Ramirez Dr., continuing along the same coarse being along the westerly lines of Lot 1, Block 7, Towne East Subdivision, Unit IV and Lots 8 and 9, Block 1, Ponderosa Hills Subdivision, Unit 1 (V. 21, P. 49, P.R.W.C.T.) a total distance of 643.52' to a ½" diameter iron rod found for a deflection right;

THENCE S11°31'10"W, along the westerly lines of Lots 2 thru 8, Block 1, inclusive, Ponderosa Hills Subdivision, Unit 1, a distance of 320.70' to a ½" diameter iron rod found for a deflection left;

THENCE S02°33'00"W, along the westerly lines of Lots 1 and 2, Block 1, Ponderosa Hills, Subdivision, Unit 1, a distance of 99.46' to a ½" diameter iron rod found on the northerly R.O.W. line of Fairfield Dr. (80' R.O.W.) being the southwesterly corner of said Lot 1, said rod being a non-tangent point on a curve to the right for the southeast corner hereof;

THENCE along the northerly R.O.W. line of Fairfield Dr. being along the arc of said curve to the right, a distance of 168.53' to a ½" diameter iron rod found, said curve right having a radial bearing of N05°06'59"E, a radius of 392.21', a central angle of 24°37'09" and a chord of N73°06'35"W - 167.23', said rod being a point of tangency;

THENCE N60°48'00"W, continuing along the northerly R.O.W. line of Fairfield Dr., a distance of 86.54' (86.72' plat called distance) to a ½" diameter iron rod found for the most southerly southwest corner hereof;

Exhibit "A"

THENCE N17°53'21"W, continuing along the northerly R.O.W. line of Fairfield Dr., a distance of 30.26' (29.30' plat called distance) to a ½" diameter iron rod set on the present easterly R.O.W. line of Bob Bullock Loop 20 (R.O.W. varies at this point) being a non-tangent point on a curve to the left for the most westerly southwest corner hereof;

THENCE along the present easterly R.O.W. line of Bob Bullock Loop 20 being along the arc of said curve to the left, a distance of 17.92' to a ½" diameter iron rod found, said curve left having a radial bearing of N64°52'19"W, a radius of 1346.09', a central angle of 00°45'46" and a chord of N24°12'40"E - 17.92', said rod being a point of tangency;

THENCE N23°49'47"E (N24°17'55"E called by TxDOT Parcel) along the proposed new easterly R.O.W. line of TxDOT acquisition PARCEL 1, PART 2 called to contain 0.1185 acres, a distance of 216.63' to a ½" diameter iron rod set for a deflection left;

THENCE N09°36'54"E (N10°05'02"E called by TxDOT Parcel) continuing along the proposed new easterly R.O.W. line of Bob Bullock Loop 20 as per said TxDOT acquisition PARCEL 1, PART 2, a distance of 274.73' (274.67 called) to a 5/8" diameter iron rod found in concrete situated on the southerly R.O.W. line of Ramirez Dr. (90' R.O.W. at this point) for a deflection left;

THENCE N09°27'55"E across Ramirez Dr., a distance of 90.66' to a 5/8" diameter iron rod found in concrete situated on the northerly R.O.W. line of Ramirez Dr. for a deflection left;

THENCE N07°59'25"E (N08°36'37"E called by TxDOT Parcel) continuing along the proposed new easterly R.O.W. line of Bob Bullock Loop 20 as per TxDOT acquisition PARCEL 1, PART 3, called to contain 0.1829 acres, a distance of 210.95' to a 5/8" diameter iron rod found in concrete situated on the southerly R.O.W. line of Campos Dr. (50' R.O.W. at this point) for a deflection right;

THENCE N11°33'05"E across Campos Dr., a distance of 50.62' to a 5/8" diameter iron rod found in concrete situated on the northerly R.O.W. line of Campos Dr. for a deflection left;

THENCE N08°38'05"E (N09°10'21"E called by TxDOT Parcel) continuing along the proposed new easterly R.O.W. line of Bob Bullock Loop 20 as per TxDOT acquisition PARCEL 1, PART 4 called to contain 3.0627 acres, a distance of 603.45' to a ½" diameter iron rod set on the southerly line of a presently zoned "B-3" (Community Business District) TRACT I called to contain 313.1622 acres as per City of Laredo Ordinance No. 86-O-31 dated March 17, 1986 (Area I, Exhibit 2), said rod being the northwest corner hereof;

THENCE S87°45'32"E (S87°05'01"E called by said Ord. No. 86-O-31) along a common line with said TRACT I presently zoned "B-3", a distance of 632.43' to a ½" diameter iron rod set on the westerly line of Lot 1A, Block 4, Towne East Subdivision, Phase II as per replat recorded in Volume 14, Page 69, Plat Records of Webb County, Texas, said rod being the northeast corner hereof;

Exhibit "A"

THENCE S35°27'00"E, along the westerly line of said Lot 1A, a distance of 142.01' to a 4" diameter concrete monument found for the most southerly corner of Lot 1A and being on the westerly line of Towne East Subdivision, Phase II as per plat recorded in Volume 9, Page 18, Plat Records of Webb County, Texas, said monument being a deflection right;

THENCE S00°13'00"W, along the westerly line of Towne East Subdivision, Phase II, a distance of 381.87' (382.41' plat called distance) to a 4" diameter concrete monument found for the southwest corner of said Phase II, said monument being on the northerly line of aforementioned Towne East Subdivision, Phase III for an exterior corner hereof;

THENCE N87°27'00"W, along the northerly line of Towne East Subdivision, Phase III, a distance of 657.28' (657.90' plat called distance) to the **PLACE OF BEGINNING** of this 12.82 acre, more or less, tract of land.

NOTE: Basis of bearings taken from the westerly line (N00°13'00"E) of Towne East Subdivision, Phase II, City of Laredo, Webb County, Texas as per plat recorded in Volume 9, Page 18, Plat Records of Webb County, Texas

STATE OF TEXAS  
COUNTY OF WEBB

I, John E. Foster, a Registered Professional Land Surveyor, do hereby certify that the foregoing description is true and correct to my best knowledge and belief and was prepared from an actual survey made on the ground during January, 2007 under my direction and from office records available.

WITNESS MY HAND AND SEAL ON THIS 25<sup>th</sup> DAY OF JANUARY 2007.

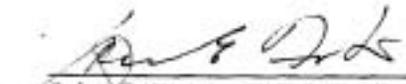
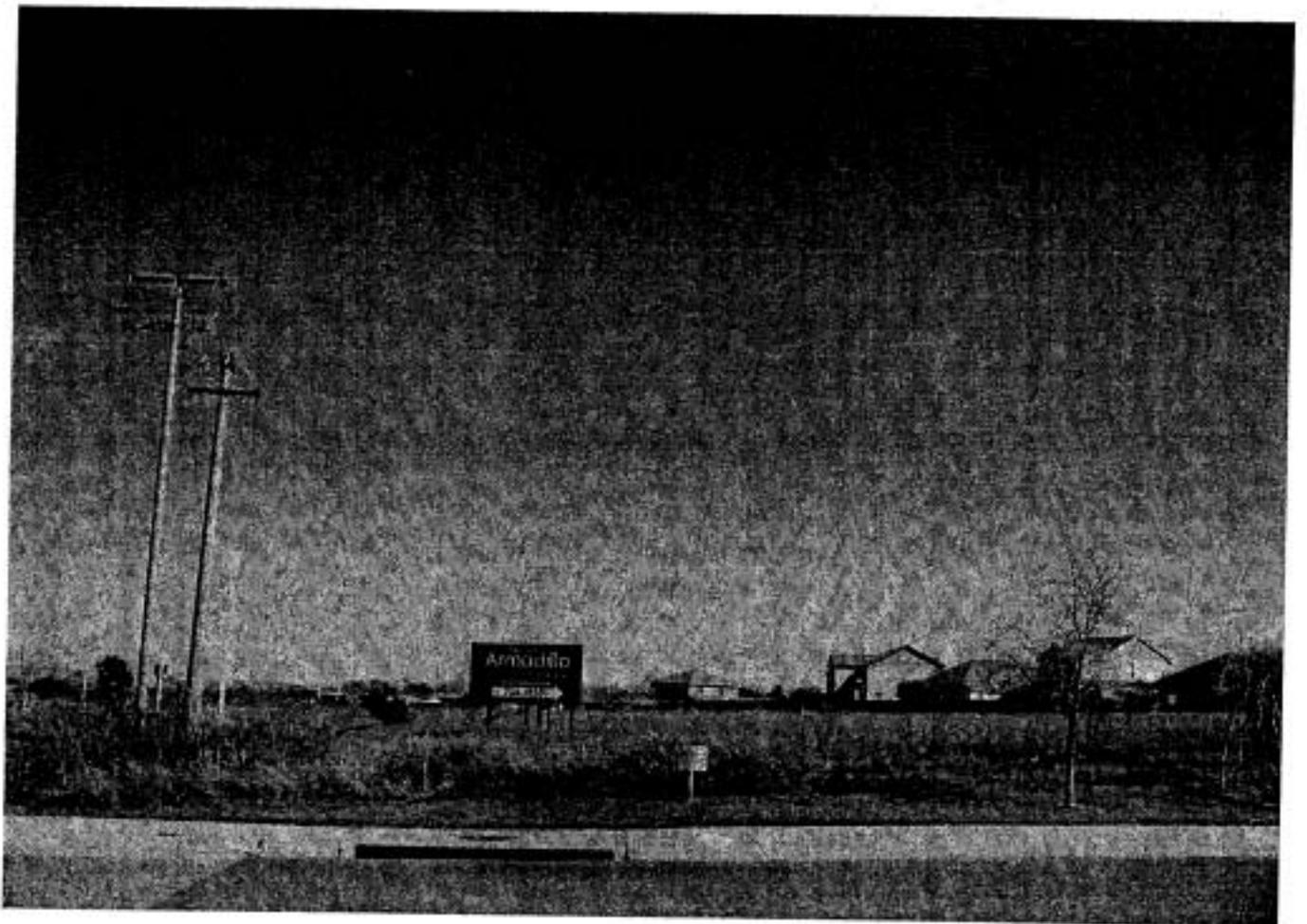
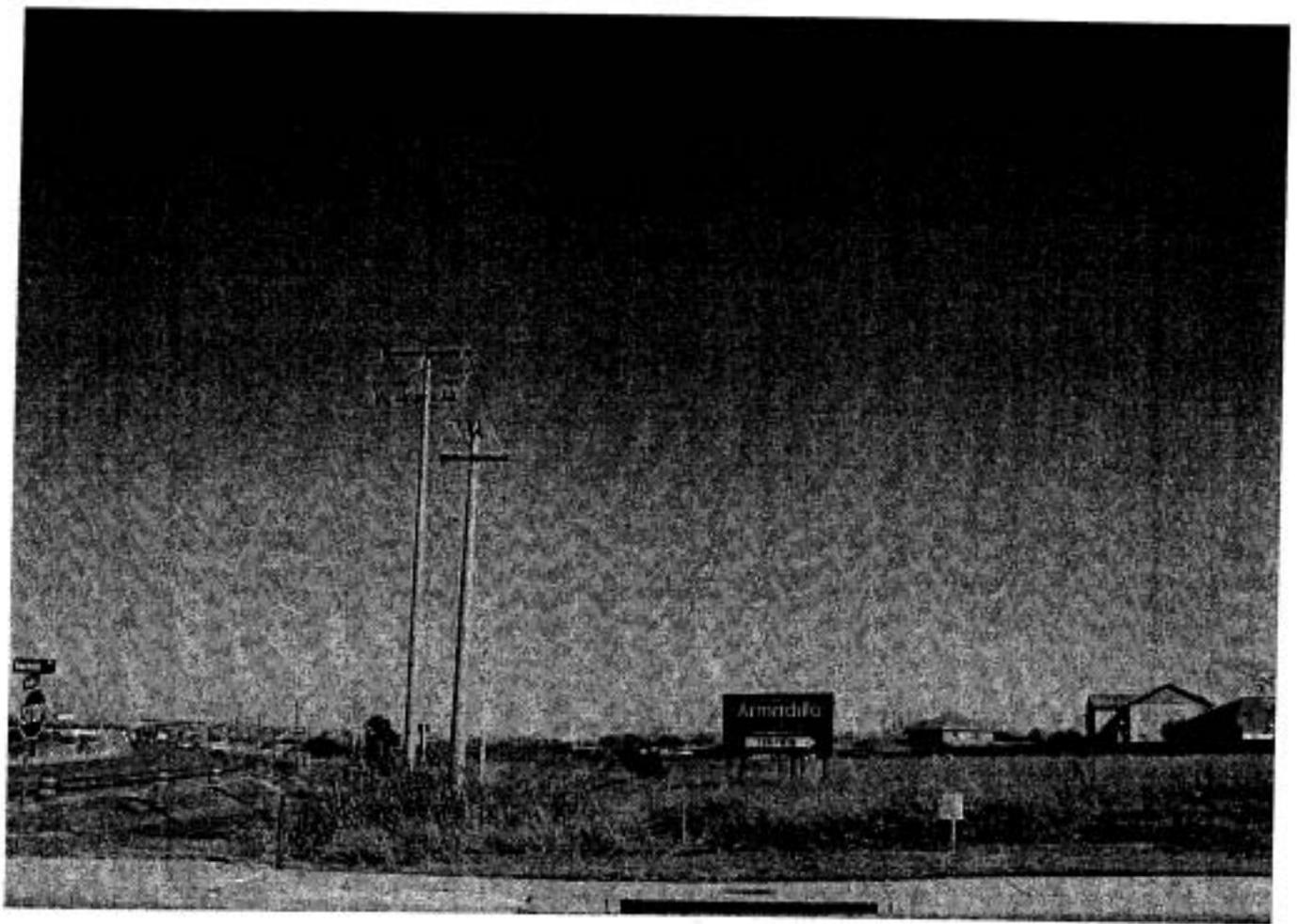
  
\_\_\_\_\_  
John E. Foster, R.P.L.S. #1136  
P.E. #15851

Exhibit "A"



**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT: PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 112.82 acres, as further described by metes and bounds in attached Exhibit "A", located on the east side of Interstate 35 north of Shiloh Drive, from AG (Agricultural District) and M-1 (Light Manufacturing District) to B-4 (Highway Commercial District). The Planning and Zoning Commission recommended approval of the zone change request. <span style="float: right;">ZC-13-2007</span></p>	
<p><b>Initiated by:</b> San Isidro Southwest, Ltd.</p>		<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>
<p><b>Prior action:</b> None.</p>		
<p><b>BACKGROUND</b>  <b>Council District:</b> VI- Gene Belmares   <b>Proposed use:</b> Commercial   <b>Site:</b> Vacant and undeveloped   <b>Surrounding land uses:</b> To the north of the site is vacant land and Bob Bullock Loop. To the south of the site are vacant land and Exoticas. To the west of the site is Interstate 35. To the east of the site is vacant land and single-family residences.   <b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Retail/Office.   <b>Transportation Plan:</b> The Long Range Thoroughfare Plan identifies Interstate 35 as a Freeway.   <b>Letters sent to surrounding property owners:</b> 1      In Favor: 0      Opposed: 0</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is appropriate at this location. The proposed change is consistent with the land use pattern along Interstate 35. The proposed site meets the dimensional and location requirements for a B-4 district. The proposed change is compatible with the surrounding zoning pattern in the area.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in an 8 to 0 vote, recommended <b>approval</b> of the zone change.</p>		<p><b>STAFF RECOMMENDATION:</b> Staff <u>supports</u> the proposed zone change.</p>

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**B-4 (Highway Commercial District):** The purpose of the B-4 District is to provide for those businesses and services serving a regional area which are to be located primarily along principal (major) arterial streets or the freeway, as classified in the Transportation Plan of the City of Laredo. It is intended for this zoning classification to exist primarily along principal arterial streets or the freeway and to impose site development regulations to ensure adequate access of all uses within this classification.

**Is this change contrary to the established land use pattern?**

No, the established land use pattern is commercial and industrial.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, there is a B-4 district adjacent to the south and M-1 districts to the west and north.

**Will change adversely influence living conditions in the neighborhood?**

No, there are no residential neighborhoods immediately adjacent to the site.

**Are there substantial reasons why the property can not be used in accordance with existing zoning?**

Yes, the existing zoning district only allows for agricultural uses.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING 112.82 ACRES, AS FURTHER DESCRIBED BY METES AND BOUNDS IN ATTACHED EXHIBIT "A", LOCATED ON THE EAST SIDE OF INTERSTATE 35 NORTH OF SHILOH DRIVE, FROM AG (AGRICULTURAL DISTRICT) AND M-1 (LIGHT MANUFACTURING DISTRICT) TO B-4 (HIGHWAY COMMERCIAL DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of 112.82 acres, as further described by metes and bounds in attached Exhibit "A," located on the east side of Interstate 35 north of Shiloh Drive, from AG (Agricultural District) and M-1 (Light Manufacturing District) to B-4 (Highway Commercial District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning 112.82 acres, as further described by metes and bounds in attached Exhibit "A," located on the east side of Interstate 35 north of Shiloh Drive, from AG (Agricultural District) and M-1 (Light Manufacturing District) to B-4 (Highway Commercial District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

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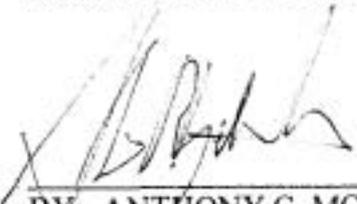
RAUL G. SALINAS  
MAYOR

ATTEST:

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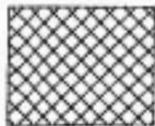
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



---

BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

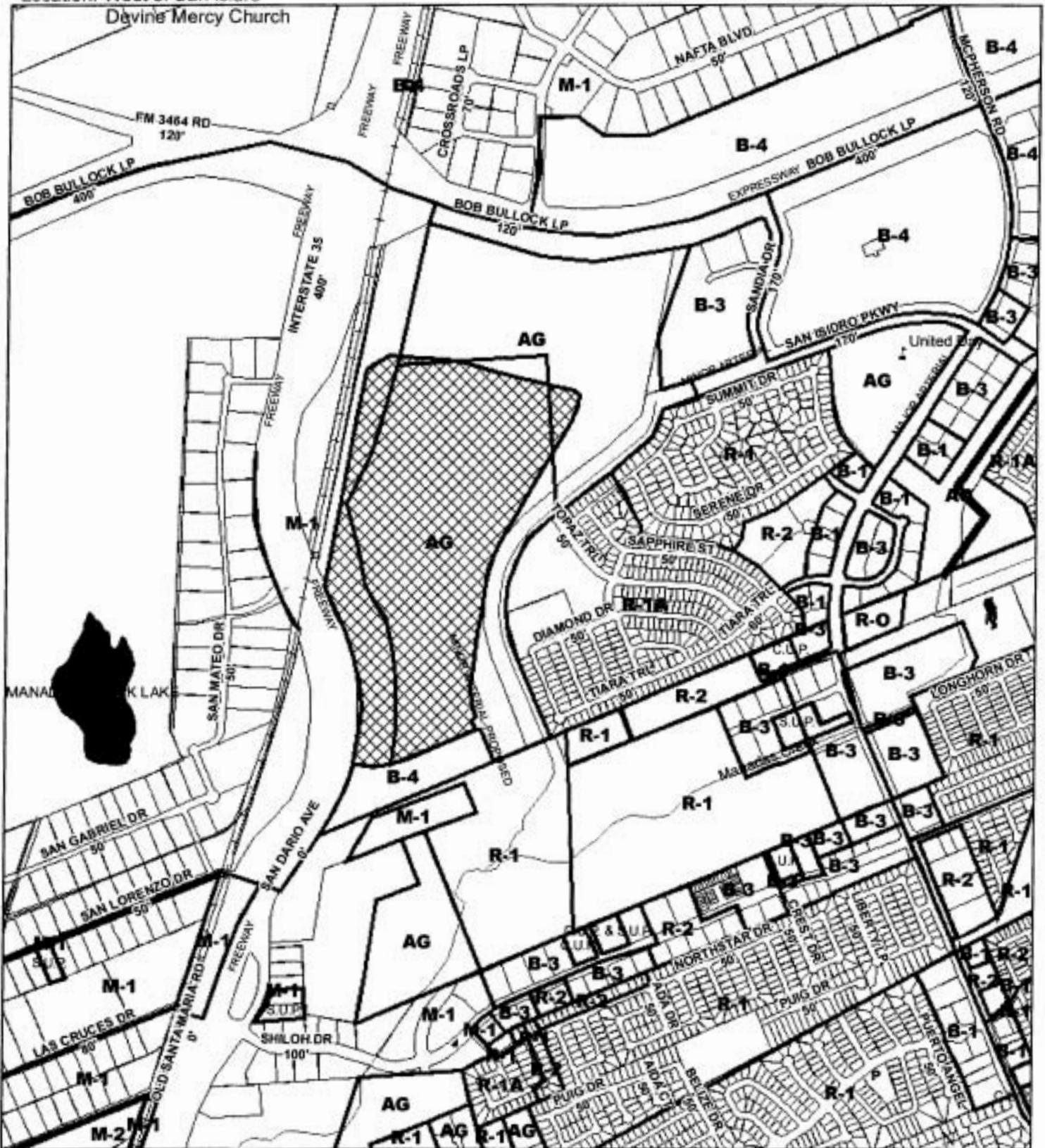


Rezone from AG (Agricultural District)  
& M-1 (Light Manufacturing District)  
to B-4 (Highway Commercial District)

City of Laredo  
Planning & Zoning

Location: West of San Isidro  
Divine Mercy Church

ZC-13-2007

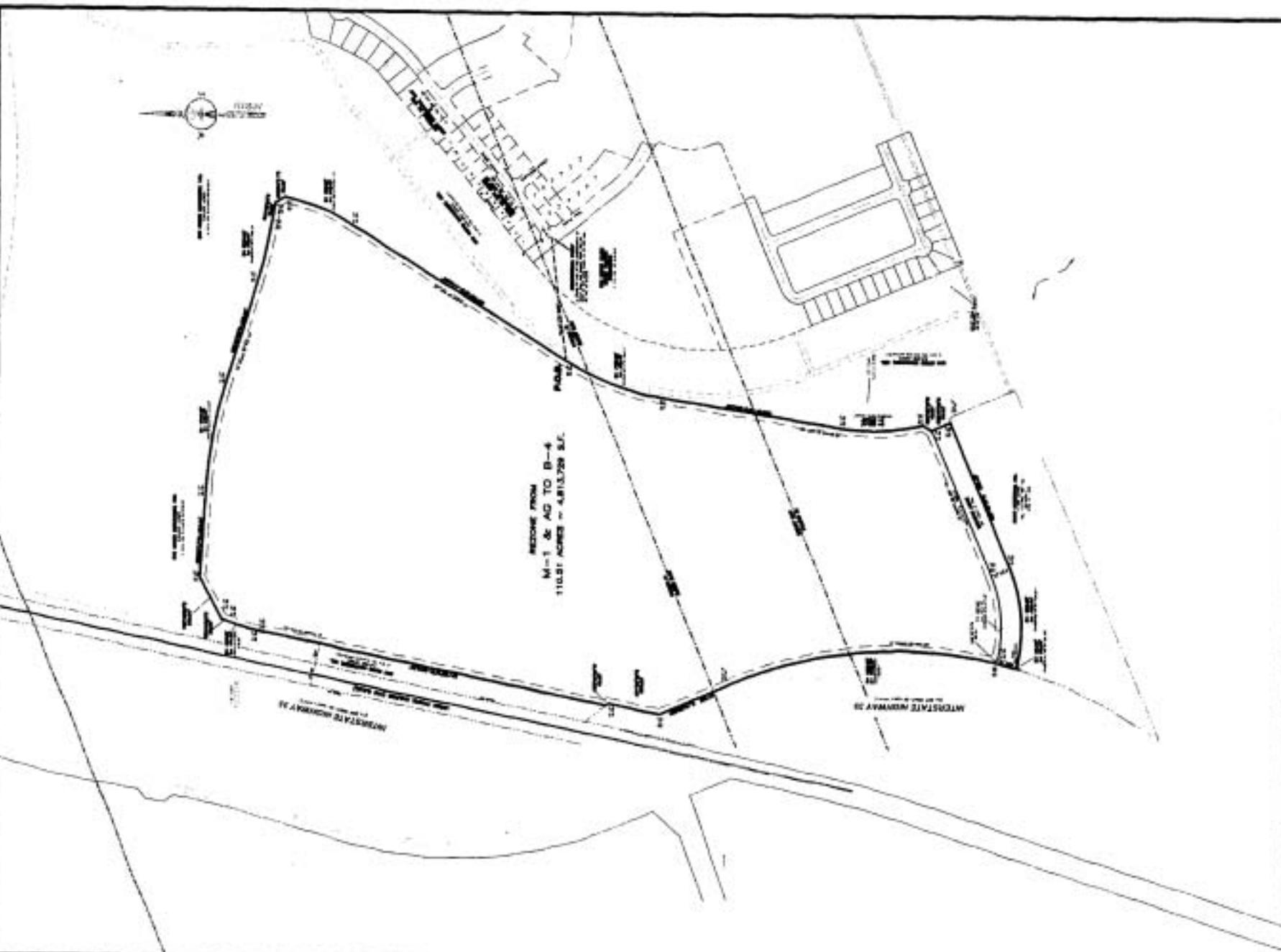


**ZONE DISTRICTS**

-  Zone Districts
-  Overlays
-  PROPOSED REZONE



1 inch equals 1,196.26 feet



REZONE FROM  
M-1 & AG TO B-4  
110.51 ACRES - 4,813,729 S.F.

INTERSTATE HIGHWAY 24

INTERSTATE HIGHWAY 20

**OWNER:**  
**NEW HOME BUSINESS, LTD.**  
 2811 WASHINGTON AVENUE, SUITE 201  
 LARSON, TEXAS 76047  
 (817) 766-1157

**ENGINEER / SURVEYOR:**  
 HOWLAND  
 ENGINEERING & SURVEYING CO.  
 3405 W. SHERIDAN AVENUE  
 LARSON, TEXAS 76041  
 (817) 772-4411

**HOWLAND**  
 ENGINEERING & SURVEYING COMPANY

REGISTERED PROFESSIONAL ENGINEER  
 LICENSE NO. 103-0411

REGISTERED PROFESSIONAL SURVEYOR  
 LICENSE NO. 103-0411

STATE OF TEXAS

**A**

REZONE FROM  
M-1 & AG TO B-4

DATE OF SURVEY	01/11/07
DATE OF PLAN	01/11/07
DATE OF TITLE	01/11/07
DATE OF RECORD	01/11/07
DATE OF ASSESSMENT	01/11/07
DATE OF REVISION	01/11/07

Howland Surveying Co., Inc., dba  
**HOWLAND ENGINEERING AND SURVEYING CO.**

Oil & Gas Locations \* Surveying \* Land Development \* Civil Design  
Foundations \* Geotechnical \* Construction Materials Testing \* Environmental



**LEGAL DESCRIPTION**  
**REZONE FROM M-1 & AG TO B-4**  
112.82 Acres – 4,914,488 s.f.

**A Tract of Land containing 112.82 Acres (4,914,488 SF),** more or less, situated in Dona M.J. Sanchez, Original Grantee, Porcion 22, Abstract 277, and Inocente Farias, Survey 2145, Abstract 3309, School File 14283, City of Laredo, Webb County, Texas. Being out of that 245.982 acre tract of land conveyed to San Isidro Southwest, LTD. by deed recorded in Volume 814, Pages 614-622 of the Official Property Records Webb County, Texas. This 112.82 acre tract of land being more particularly described by metes and bounds as follows, to-wit:

**COMMENCING** at a found PK Nail being the intersection of Topaz Trail and Summit Drive out of Tiara De San Isidro Subdivision, Unit VII as per Volume 22, Page 39 of the Webb County Map Records, Texas, Thence, S 83°10'13" W, a distance of 549.61 feet to a set 1/2" iron rod being on a curve having a radius of 1136.83 feet, a chord of S 20°28'13" W - 452.11 feet, being on the east boundary line of this tract and the **TRUE POINT OF BEGINNING**;

**THENCE**, along said curve left an arc length of **455.13 FEET** to a set 1/2" iron rod, for a point of tangency;

**THENCE**, S 09°01'16" W, a distance of **814.52 FEET** to a set 1/2" iron rod being on a curve left having a radius of 933.14 feet, a chord of S 02°31'29" E - 373.54 feet;

**THENCE**, along said curve left an arc length of **376.08 FEET** to a set 1/2" iron rod, for a corner clip hereof;

**THENCE**, S 31°42'16" W, a distance of **43.81 FEET** to a set 1/2" iron rod, for a corner clip hereof;

**THENCE**, S 22°43'46" E, a distance of **90.00 FEET** to a set 1/2" iron rod being on the north boundary line of an 11.5 acre tract as per deed recorded in Volume 310, Pages 725-732 O.P.R.W.C.T. (April 24, 1995), for an exterior corner hereof;

**THENCE**, S 67°16'14" W, along the northerly boundary line of said 11.5 acre tract, a distance of **690.42 FEET** to a set 1/2" iron rod being on a curve having a radius of 695.00 feet, a chord of S 85°09'19" W - 426.87 feet;

**THENCE**, along said curve right an arc length of **433.88 FEET** to a found concrete monument, for a corner clip of said 11.5 acre tract being on a curve having a radius 25.00 feet a chord of S70°41'49" W - 26.75 feet, for a corner clip hereof;

**THENCE**, along said curve left an arc length of **28.22 FEET** to a set 1/2" iron rod being on the east right of way line of Interstate Highway 35 and a corner clip of said 11.5 acre tract, being on a curve having a radius of 1909.86 feet, a chord of N 03°33'06" W - 1303.91 feet;

**THENCE**, along said curve left being the east right of way line of Interstate Highway 35 an arc length of **1330.66 FEET** to a found 1/2" iron rod, for a point of tangency;

**SHEET 2 OF 3**

Exhibit "A"

**THENCE, N 23°30'41" W**, continuing along said Interstate right of way line, a distance of **337.17 FEET** to a set 1/2" iron rod, for a deflection point hereof;

**THENCE, N 11°28'13" E**, continuing along said right of way line, a distance of **233.00 FEET** to a set 1/2" iron rod, for an interior corner hereof;

**THENCE, N 38°48'52" W**, continuing along same, a distance of **13.00 FEET** to a set 1/2" iron rod, for an exterior corner hereof;

**THENCE, N 11°28'13" E**, paralleling the Union Pacific Railroad right of way line with a 90 foot offset east, a distance of **1616.79 FEET** to a set 1/2" iron rod being on a curve having a radius of 555.00 feet, a chord of N 17°12'23" E - 110.94 feet;

**THENCE**, along said curve right an arc length of **111.12 FEET** to a set 1/2" iron rod, for a point of tangency;

**THENCE, N 22°56'32" E**, a distance of **28.53 FEET** to a set 1/2" iron rod, for a corner clip hereof;

**THENCE, N 61°48'31" E**, a distance of **209.54 FEET** to a set 1/2" iron rod, for a corner clip hereof;

**THENCE, S 86°00'17" E**, a distance of **405.54 FEET** to a set 1/2" iron rod being on a curve having a radius of 1940.00 feet, a chord of S 79°25'27" E - 444.64 feet;

**THENCE**, along said curve right an arc length of **445.62 FEET** to a set 1/2" iron rod, for a point of tangency;

**THENCE, S 72°50'38" E**, a distance of **488.88 FEET** to a set 1/2" iron rod being on a curve having a radius of 2060.00 feet, a chord of S 76°52'10" E - 289.23 feet;

**THENCE**, along said curve left an arc length of **289.47 FEET** to a set 1/2" iron rod, for a point of tangency;

**THENCE, S 80°53'42" E**, a distance of **70.03 FEET** to a set 1/2" iron rod, for a corner clip hereof;

**THENCE, S 33°34'11" E**, a distance of **49.63 FEET** to a set 1/2" iron rod being on a curve having a radius of 990.00 feet, a chord of S 21°58'53" W - 341.71 feet;

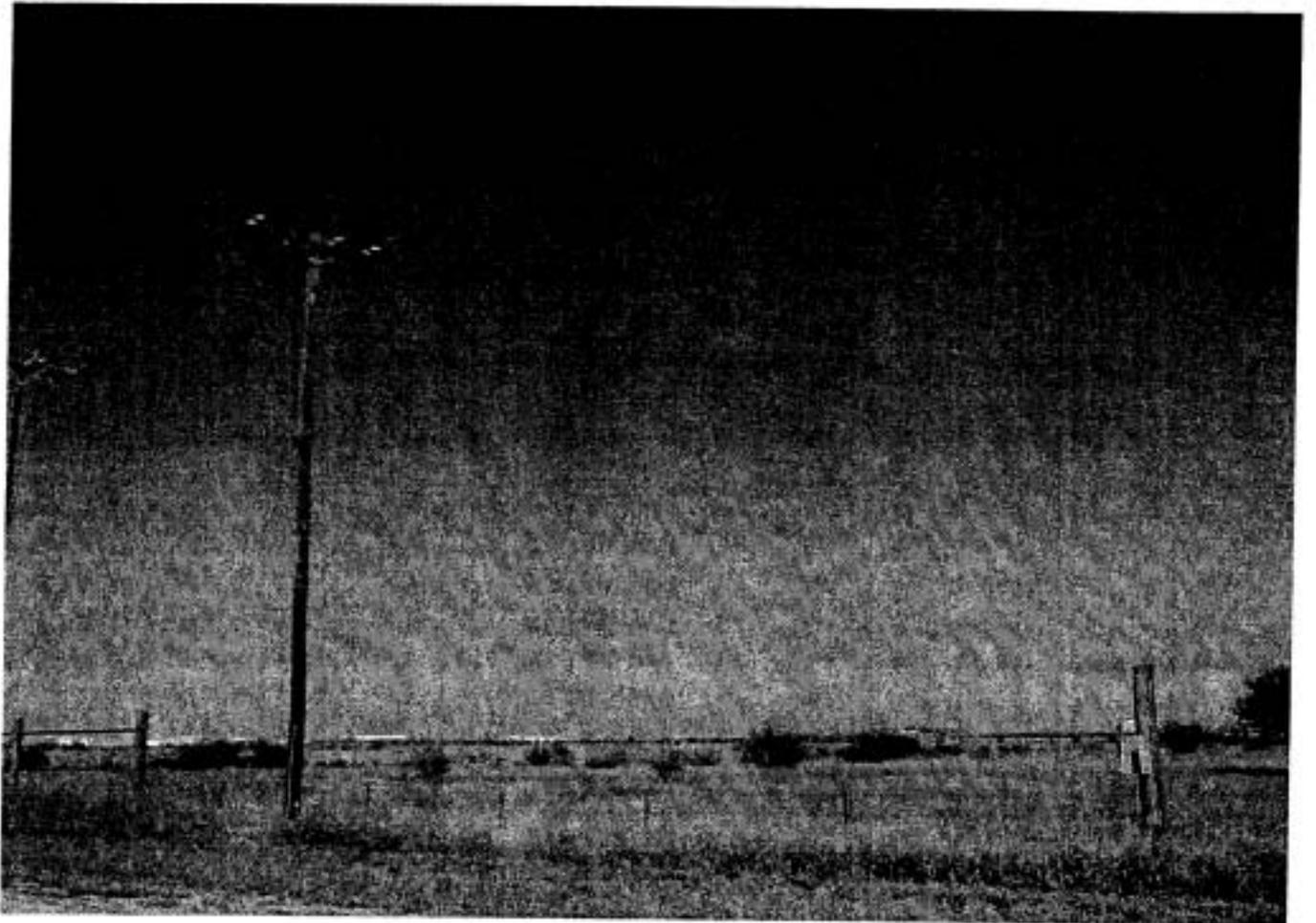
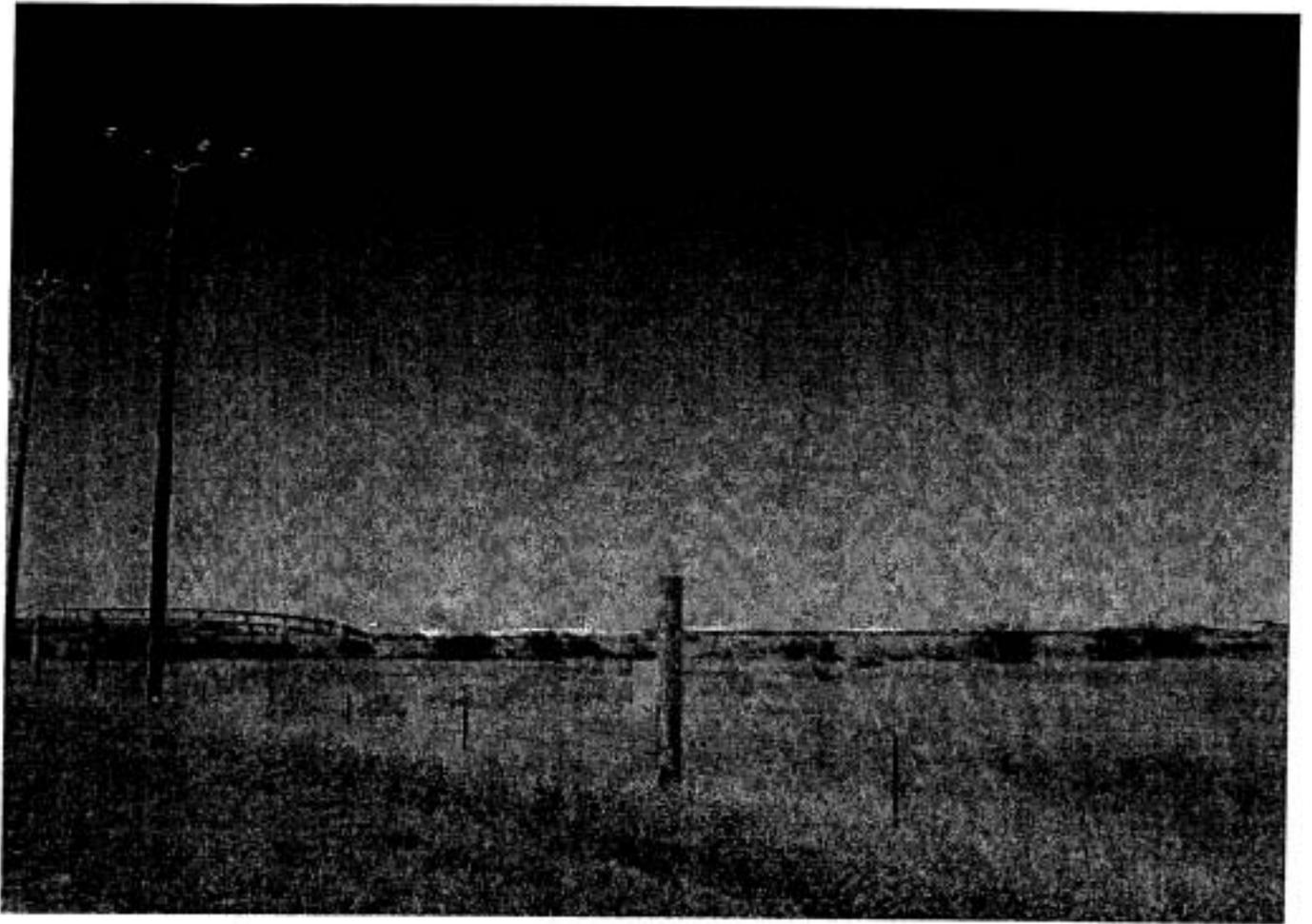
**THENCE**, along said curve right an arc length of **343.63 FEET** to a set 1/2" iron rod, for a point of tangency;

**THENCE, S 31°55'10" W**, a distance of **1110.51 FEET** to the point of beginning for this 112.82 acre tract of land, more or less.

**SHEET 3 OF 3**  
Exhibit "A"



*Bol FS*  
*1-25-07*



**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT:</b> PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 6, Block 13, San Isidro- Las Buganvillas Subdivision and .22 acres, as further described by metes and bounds in attached Exhibit "A", located at 10550 Sanderiana Court, from R-1A (Single Family Reduced Area District) to B-1 (Limited Commercial District). The Planning and Zoning Commission recommended approval of the zone change. ZC-14-2007</p>	
<p><b>Initiated by:</b> San Isidro Southeast Loop, Ltd.</p>		<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>
<p><b>Prior action:</b> None</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> VI – Gene Belmares</p> <p><b>Proposed use:</b> Detention pond</p> <p><b>Site:</b> Vacant and undeveloped land.</p> <p><b>Warnings/Citations:</b> None.</p> <p><b>Surrounding land uses:</b> The surrounding uses are primarily vacant and undeveloped with single-family residential areas to the northwest.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Low Density Residential.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan identifies Bob Bullock Loop as an Expressway.</p> <p><b>Letters sent to surrounding property owners:</b> 23      In Favor: 0      Opposed: 3</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is appropriate at this location. Although the property is designated as Low Density Residential on the Comprehensive Plan, the B-1 district conforms to the approved master plan for the development. The proposed zone change is compatible with the existing zoning pattern along the Bob Bullock corridor.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in an 8 to 0 vote, recommended <b>approval</b> of the zone change.</p>		<p><b>STAFF RECOMMENDATION:</b> Staff <b>supports</b> the proposed zone change.</p>

## COUNCIL COMMUNICATION

### STAFF COMMENTS

**B-1 (Limited Commercial District):** The purpose of the B-1 is to provide for business and commercial development serving a limited geographic area or neighborhood.

**Is this change contrary to the established land use pattern?**

The established land use pattern is single-family residential and vacant.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, there are B-3 districts to the north and south along Bob Bullock Loop.

**Will change adversely influence living conditions in the neighborhood?**

Yes, the adjacent residential neighborhoods may be negatively impacted by the proposed adjacent commercial tract.

**Are there substantial reasons why the property can not be used in accord with existing zoning?**

Yes, the existing zoning allows for residential uses only.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING LOT 6, BLOCK 13, SAN ISIDRO - LAS BUGANVILLAS SUBDIVISION AND .22 ACRES, AS FURTHER DESCRIBED BY METES AND BOUNDS IN ATTACHED EXHIBIT "A", LOCATED AT 10550 SANDARIANA COURT, FROM R-1A (SINGLE FAMILY REDUCED AREA DISTRICT) TO B-1 (LIMITED COMMERCIAL DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of Lot 6, Block 13, San Isidro - Las Buganvillas Subdivision and .22 acres, as further described by metes and bounds in attached Exhibit "A", located at 10550 Sandariana Court, from R-1A (Single Family Reduced Area District) to B-1 (Limited Commercial District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning Lot 6, Block 13, San Isidro - Las Buganvillas Subdivision and .22 acres, as further described by metes and bounds in attached Exhibit "A", located at 10550 Sandariana Court, from R-1A (Single Family Reduced Area District) to B-1 (Limited Commercial District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

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RAUL G. SALINAS  
MAYOR

ATTEST:

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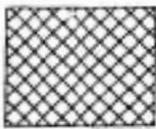
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



---

BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY



Rezone from R-1A (Single Family Reduced District)  
to B-1 (Limited Commercial District)

City of Laredo  
Planning & Zoning

Location: 10550 Sanderiana Ct

ZC-14-2007



**ZONE DISTRICTS**

- Zone Districts
- Overlays
- PROPOSED REZONE



1 inch equals 416.67 feet

# EXHIBIT

## REZONE FROM R-1A TO B-1

6.47 ACRES ~ 282,038 SF

B-4 ZONE

SAN ISIDRO SOUTHEAST LOOP, LTD.  
VOL. 814, PGS 686-692,  
W.C.O.P.R.

SURVEY 2145  
INOCENTE FARIAS  
A-3309



B-3 ZONE

R-1 ZONE

B-3 ZONE

**BOB BULLOCK LOOP**  
(VARIABLE WIDTH R.O.W.)  
VOL. 159, PG. 696  
W.C.O.P.R.

PORCION 22  
DONA M. J.  
SANCHEZ  
A-277

48  
49  
50  
51  
52  
AVES  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
SANTERANA CT  
BLACKWOODS TRAIL

HAVANNA DRIVE  
(60' R.O.W.)  
BLOCK 10  
IMPERIAL DRIVE  
BLOCK 13

R-1A ZONE

P.O.B.

TRACT "A"

SAN ISIDRO SOUTHEAST LOOP, LTD.  
VOL. 814, PGS 686-692,  
W.C.O.P.R.

SAN ISIDRO-LAS BUGANVILLAS SUBDIVISION  
PHASE IV  
VOL. 25, PG. 90  
W.C.M.R.

TRACT "B"

B-1 ZONE

### RE-ZONE FROM R-1A TO B-1

LOT 6  
BLOCK 13  
6.26 ACRES

R-1 ZONE

PATRICIO RESENDEZ TRACT  
VOL. 6, PGS. 74-79  
W.C.D.R.

LINE TABLE		
LINE	LENGTH	BEARING
L1	102.35	N48°16'08"E
L2	166.19	SOUTH
L3	92.79	N70°36'54"W
L4	68.18	N09°24'45"E



STATE OF TEXAS  
COUNTY OF WEBB

I, BERNAL F. SLIGHT, REGISTERED PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT THE ABOVE CAPTIONED "EXHIBIT" AND ATTACHED "P.O.B." IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE.

*B.F. Slight*  
R.P.L.S. No. 5328 - TEXAS

1-24-07  
CURRENT DATE:

### HOWLAND SURVEYING CO., INC.

7615 N. BARTLETT LAREDO, TEXAS 78041  
OFFICE: (956) 722-4411 FAX: (956) 722-5414

SCALE: 1"=200'  
FIELD DATE: N/A  
FIELD: N/A PG. N/A



DRAWN BY: J.S.  
JOB No. 13896-06  
SHEET: 1-OF-2

Exhibit "A"

Howland Surveying Co., Inc., dba  
**HOWLAND ENGINEERING AND SURVEYING CO.**

Oil & Gas Locations \* Surveying \* Land Development \* Civil Design  
Foundations \* Geotechnical \* Construction Materials Testing \* Environmental



**LEGAL DESCRIPTION**  
**REZONE FROM R-1A TO B-1**  
**(TRACT "A")**

0.21 Acres - 9,462 s.f. (unplatted)

**A 0.21 Acre (9,462 s.f.) Tract of Land** situated in Dona M.J. Sanchez, Original Grantee, Porcion 22, Abstract 277, City of Laredo, Webb County, Texas. Being out of San Isidro Loop, Ltd. containing 81.192 acres by deed recorded in Volume 814, Pages 686-692, of the Official Deed Records Webb County, Texas. This 0.21 acre tract of land being more fully described by metes and bounds as follows:

**BEGINNING** at a found ½" iron rod being the most easterly corner of Lot 5, Block 13 of San Isidro-Las Baganvillas Subdivision, Phase IV, recorded in Volume 25, Page 90, Webb County Map Records, Texas, for the southwest corner hereof and **TRUE POINT OF BEGINNING**;

**THENCE, N 48°16'08" E**, a distance of **102.35 FEET** to an exterior corner hereof;

**THENCE, SOUTH**, a distance of **166.19 FEET** to a point along the northernmost lot line of Lot 6, Block 13 of said Phase IV subdivision for an exterior corner hereof;

**THENCE, N 70°36'54" W**, a distance of **92.79 FEET** to a point along the southeast lot line of Lot 5, Block 13 of said Phase IV subdivision for an exterior corner hereof;

**THENCE, N 09°24'45" E**, a distance of **68.18 FEET** to the point of beginning for this 0.21 acre tract of land.



*B.F. Slight*  
1-24-07

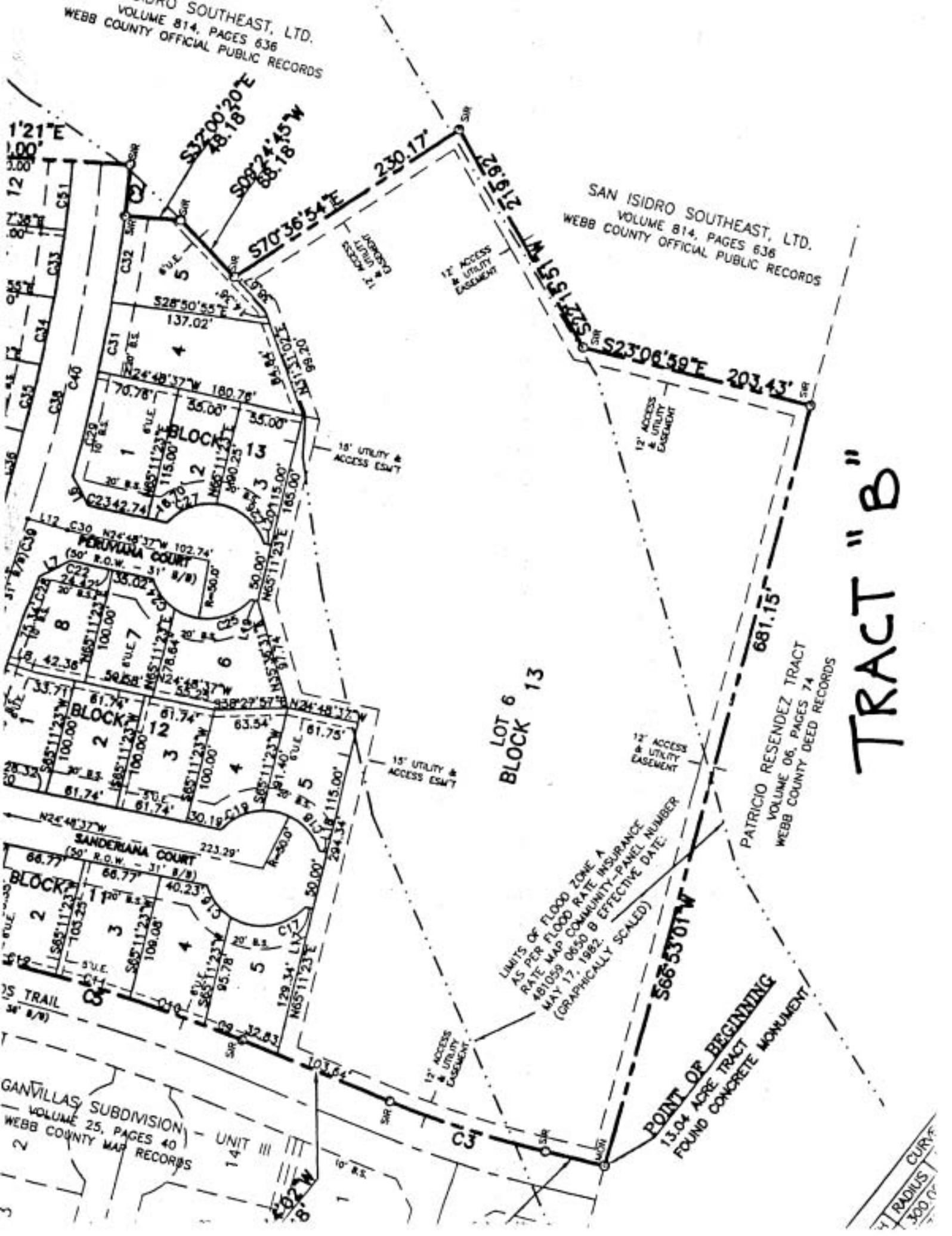
**SHEET 2 OF 2**  
Exhibit "A"

SAN ISIDRO SOUTHEAST, LTD.  
VOLUME 814, PAGES 636  
WEBB COUNTY OFFICIAL PUBLIC RECORDS

SAN ISIDRO SOUTHEAST, LTD.  
VOLUME 814, PAGES 636  
WEBB COUNTY OFFICIAL PUBLIC RECORDS

PATRICIO RESENDEZ TRACT  
VOLUME 06, PAGES 74  
WEBB COUNTY DEED RECORDS

# TRACT "B"



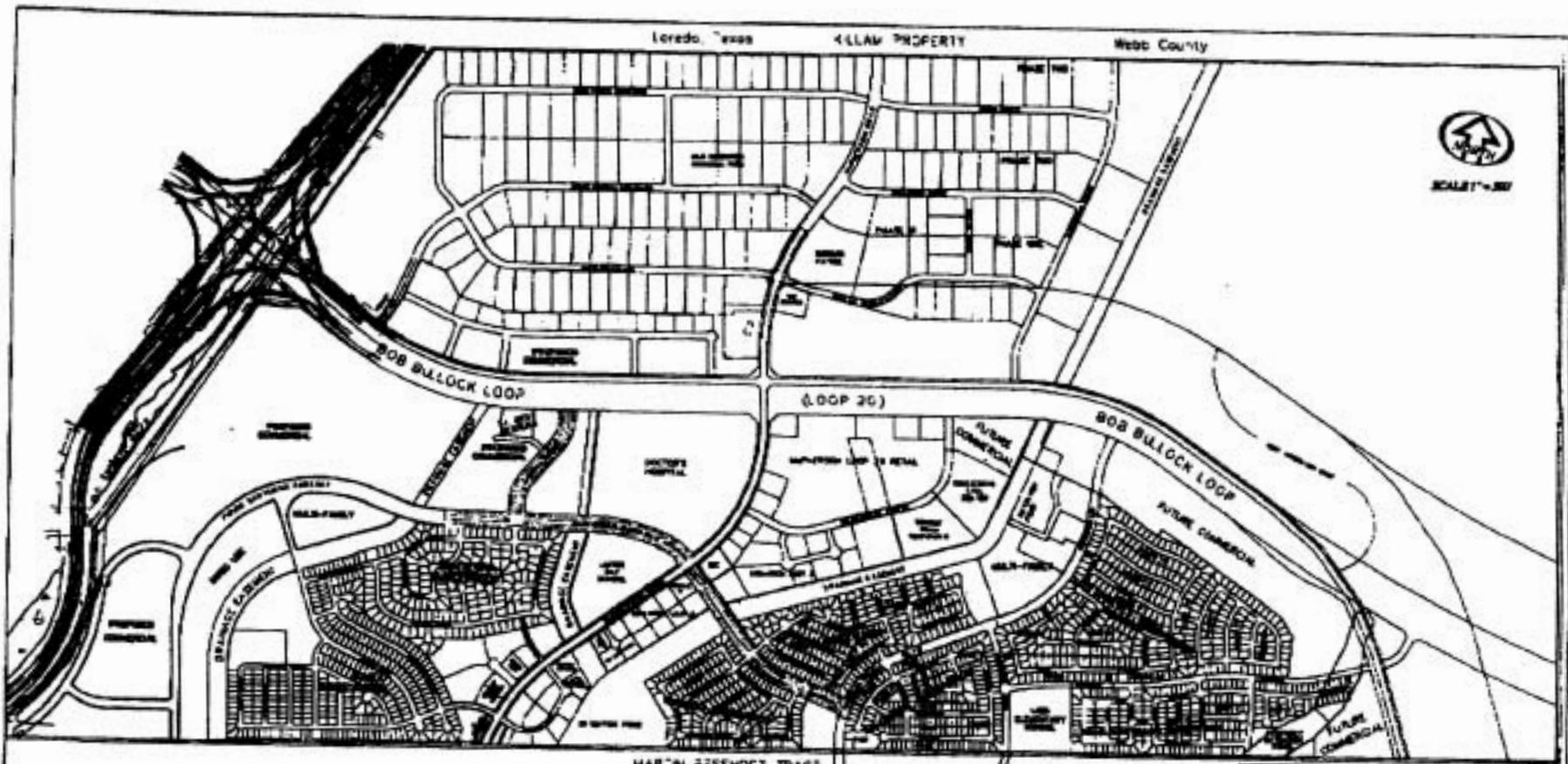
LOT 6  
BLOCK 13

LIMITS OF FLOOD ZONE A  
AS PER FLOOD RATE INSURANCE  
RATE MAP COMMUNITY-PANEL NUMBER  
181059 0650 B EFFECTIVE DATE:  
MAY 17, 1982  
(GRAPHICALLY SCALED)

POINT OF BEGINNING  
13.04 ACRE TRACT  
FOUND CONCRETE MONUMENT

GANVILLAS SUBDIVISION  
VOLUME 25, PAGES 40  
WEBB COUNTY MAP RECORDS

CURVE  
RADIUS  
300.00'

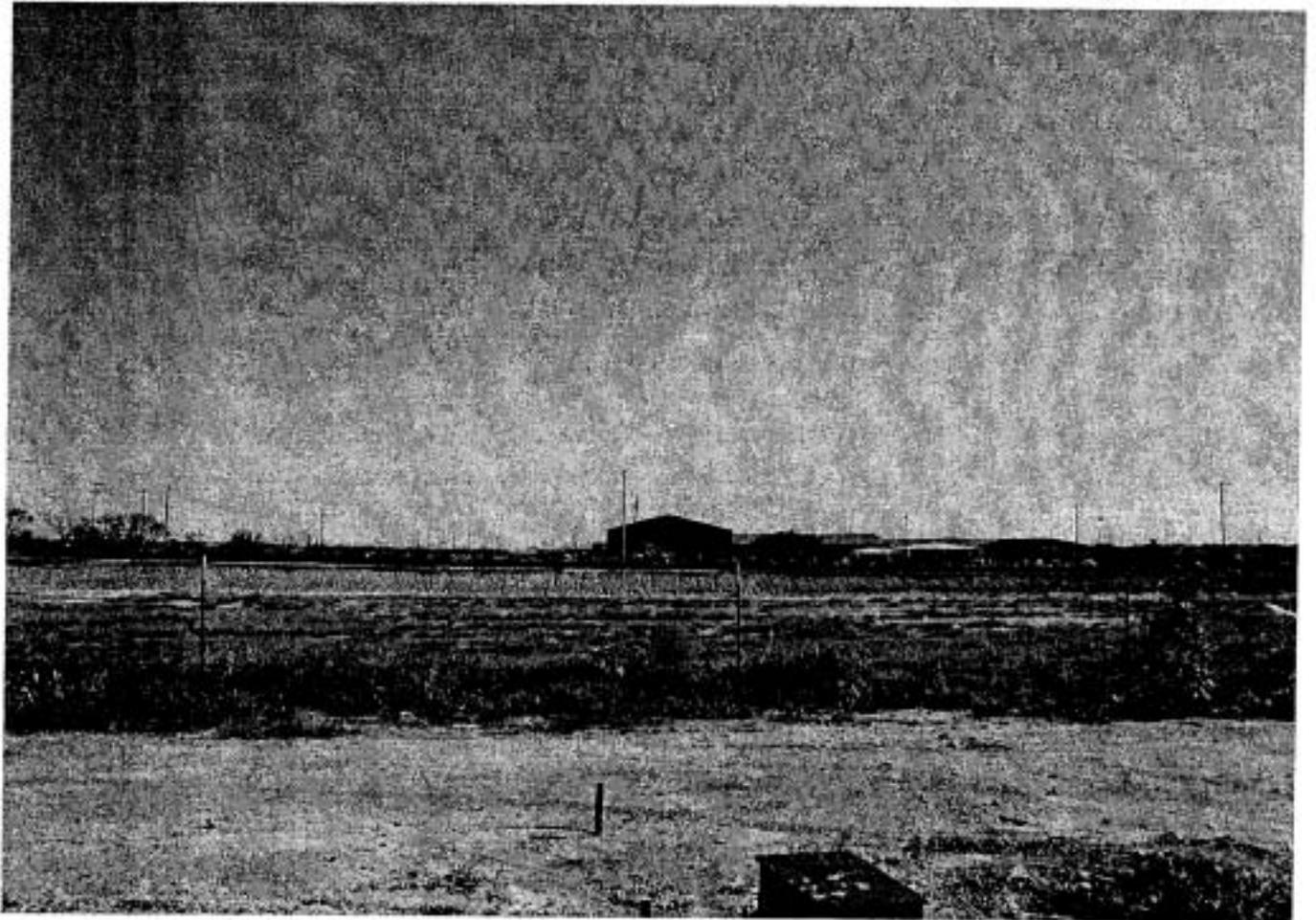
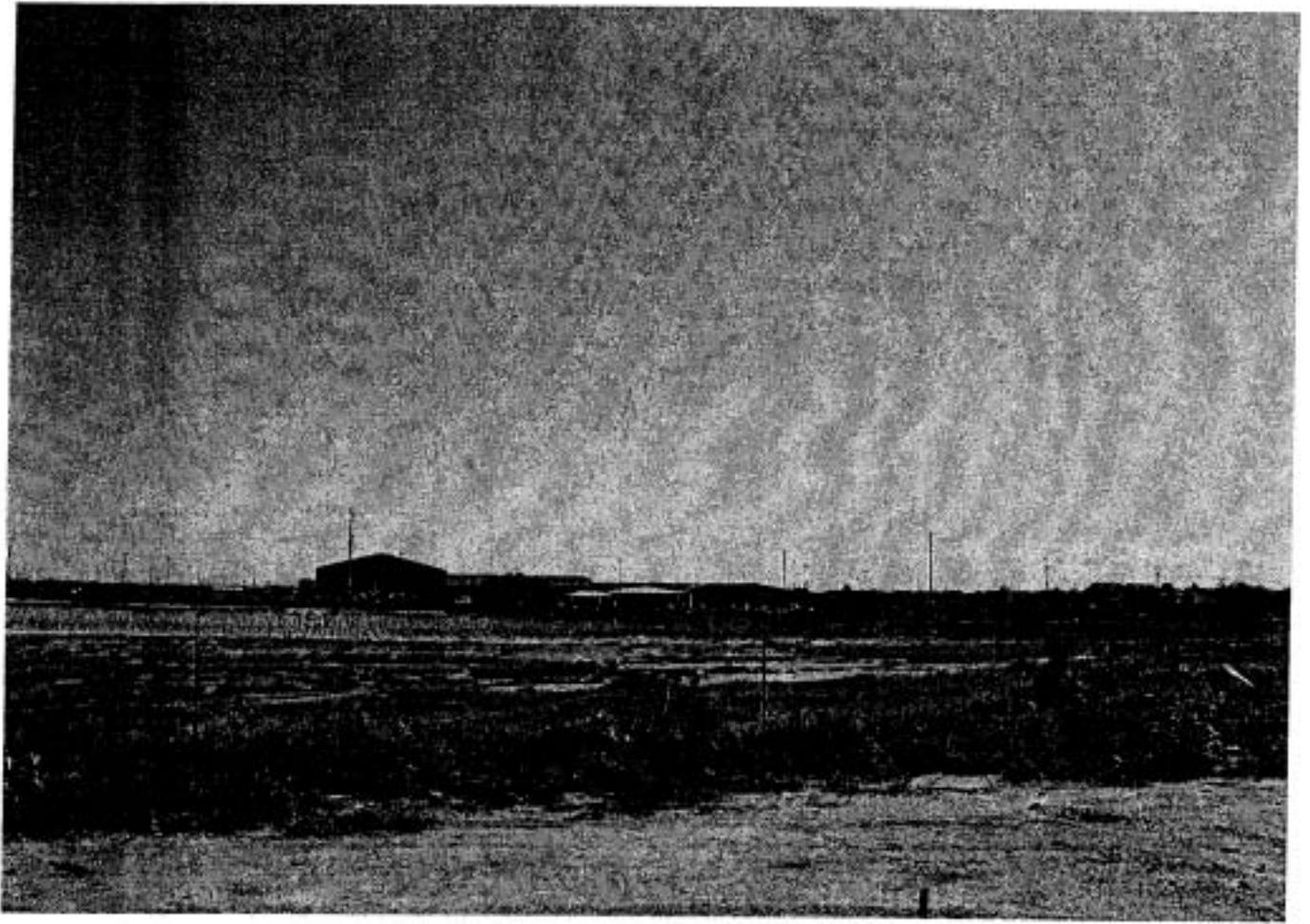


DEVELOPMENT SUMMARY	ACRES	Number of Units
Residential Lots - Single	---	1470
Residential Lots - Duplex	---	100
Multi-Family Building	---	100
Multi-Family Future	15	225
Total Apartment Dwelling Units at Present		1991

PARK LAND SUMMARY	TOTAL ACRES	TOTAL ACRES
	Proposed	Required
Linear Park (center back of road)	12.5	9.0
Neighborhood Park (along linear park)	1.0	1.0
Private Park in Amusement	1.8	1.8
Park adjacent to Town of San	4.4	4.4
Park adjacent to Church	5.0	5.0
Total Park Land Proposed	25.5	
Total Park Land Required		20.5


**Sherfay Engineering Company, L.L.C.**  
 240 2nd Street, Suite 400, San Antonio, Texas 78201  
 (214) 343-1111  
 Fax: (214) 343-1111  
 Date: 04/11/05  
 File: 9567910055

## PARTIAL MASTER PLAN SAN ISIDRO SOUTH WEST AND SOUTH EAST QUADRANTS



**COUNCIL COMMUNICATION**

<b>Date:</b> 03/19/07	<b>SUBJECT: PUBLIC HEARING AND INTRODUCTION OF AN ORDINANCE</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning 2.02 acres, as further described by metes and bounds in attached Exhibit "A", located at the East end of Basswood Drive, from R-1 (Single Family Residential District) to R-2 (Multi-Family Residential District). The Planning and Zoning Commission recommended denial of the zone change. <span style="float: right;">ZC-15-2007</span>
--------------------------	--

<b>Initiated by:</b> Homeland Builders	<b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager
---	--

**Prior action:** None.

**BACKGROUND**

**Council District:** VI- Gene Belmares

**Proposed use:** Multi-family Residential.

**Site:** The site is currently vacant.

**Surrounding land uses:** West of the site are single family residences and Trautman Middle School. To the south of the site are vacant land and single-family residences. To the north are Trautman Elementary School and United Baptist Church. To the east of the site are single-family residences.

**Comprehensive Plan:** The Future Land Use Map recognizes this area as Low Density Residential.

**Transportation Plan:** The Long Range Thoroughfare Plan does not identify Basswood Drive.

**Letters sent to surrounding property owners:** 22      In Favor: 1      Opposed: 4

**STAFF COMMENTS**

The proposed zone change is inappropriate at this location. The intended R-2 designation is not consistent with the Comprehensive Plan's designation for this area as Low Density Residential. The surrounding land uses are primarily single-family residential in nature. The proposed zone change is not compatible with the existing zoning pattern in the area. The proposed district would increase traffic in the neighborhood.

<b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P & Z Commission, in a 6 to 2 vote, recommended <b>denial</b> of the zone change.	<b>STAFF RECOMMENDATION:</b> Staff <b>does not support</b> the proposed zone change.
--	---

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**R-2 (Multi-Family Residential District):** The purpose of the R-1A District is to provide for residential uses and those public uses normally considered an integral part of the residential neighborhood they serve. In addition, this district provides for the subdivision of single family residential lots with a minimum of 4500 square feet.

**Is this change contrary to the established land use pattern?**

Yes, the established land use pattern primarily consists of single family residences.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

Yes, the surrounding districts are R-1 in all directions.

**Will change adversely influence living conditions in the neighborhood?**

Yes, the proposed zone change would increase traffic in the neighborhood.

**Are there substantial reasons why the property can not be used in accord with existing zoning?**

Yes, the current zoning only allows for single-family residences.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING 2.02 ACRES, AS FURTHER DESCRIBED BY METES AND BOUNDS IN ATTACHED EXHIBIT "A", LOCATED AT THE EAST END OF BASSWOOD DRIVE, FROM R-1 (SINGLE-FAMILY RESIDENTIAL DISTRICT) TO R-2 (MULTI-FAMILY RESIDENTIAL DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of 2.02 acres, as further described by metes and bounds in attached Exhibit "A", located at the East end of Basswood Drive, from R-1 (Single-Family Residential District) to R-2 (Multi-Family Residential District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on March 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **denial** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on March 19, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning 2.02 acres, as further described by metes and bounds in attached Exhibit "A", located at the East end of Basswood Drive, from R-1 (Single-Family Residential District) to R-2 (Multi-Family Residential District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

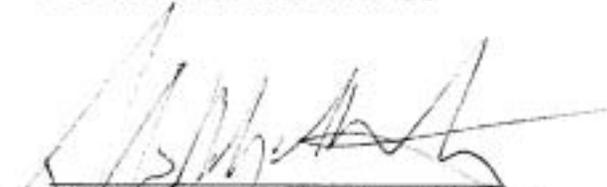
PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

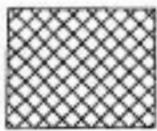
\_\_\_\_\_  
RAUL G. SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY

  
\_\_\_\_\_  
BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

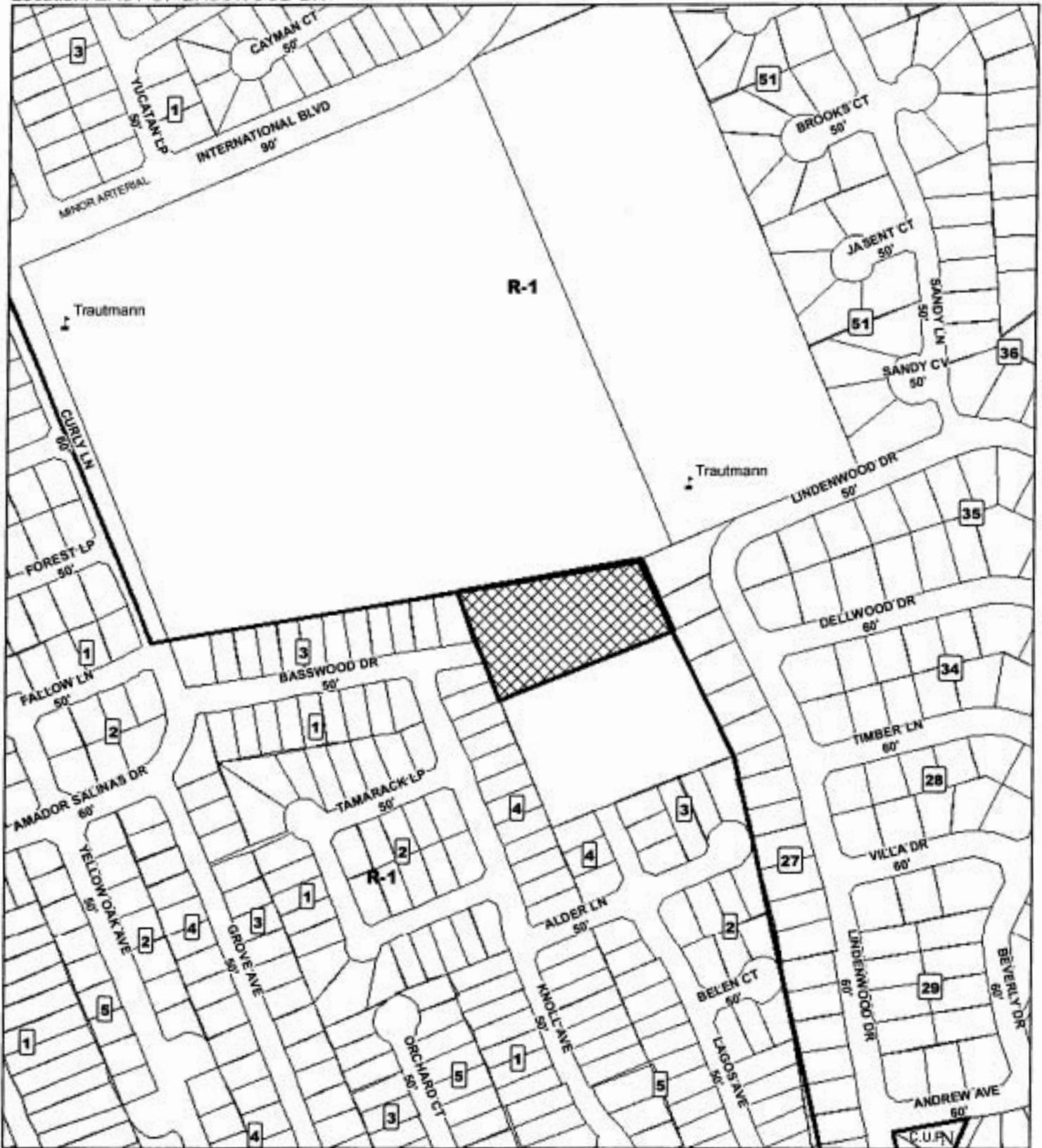


# Rezone from R-1 (Single Family Residential) to R-2 (Multi-Family Residential District)

City of Laredo  
Planning & Zoning

Location: EAST OF BASSWOOD DR

ZC-15-2007

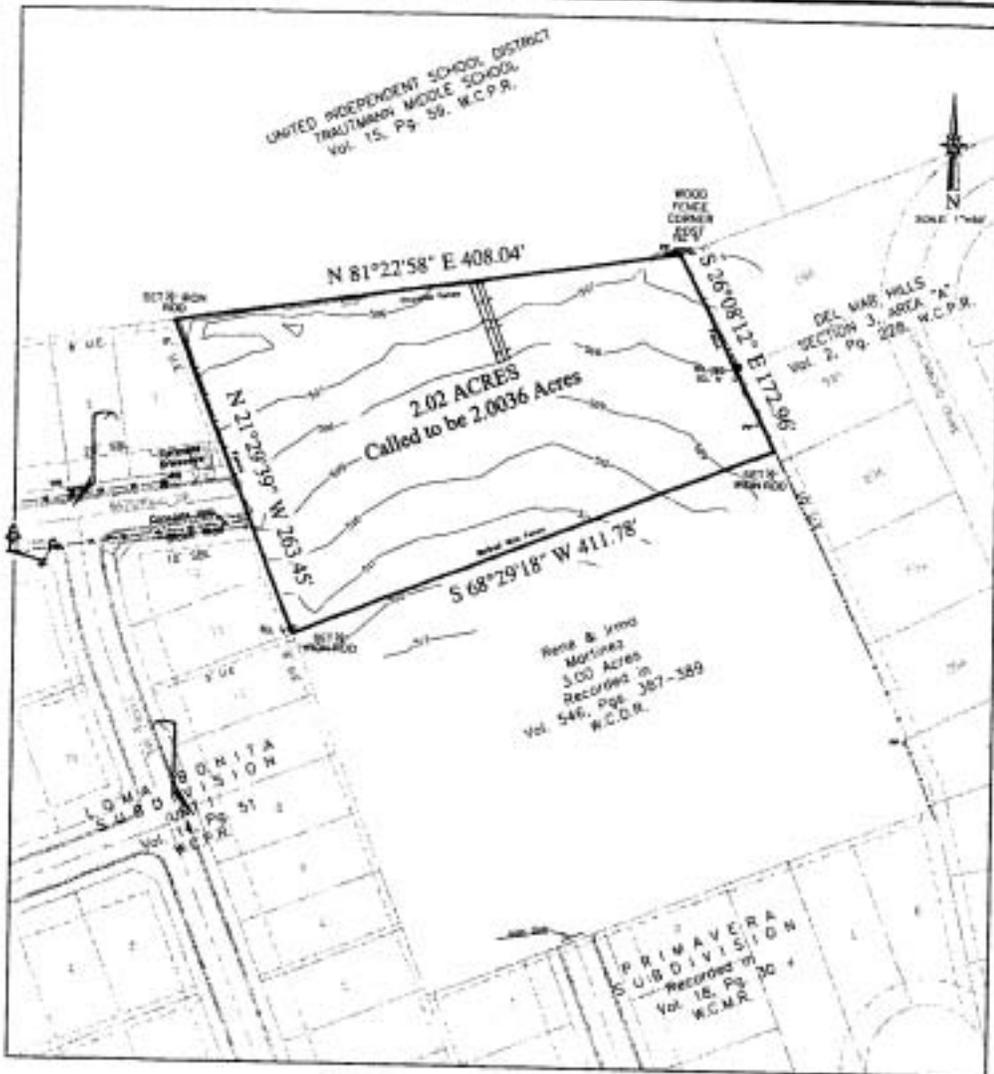


## ZONE DISTRICTS

-  Zone Districts
-  Overlays
-  PROPOSED REZONE



1 inch equals 300 feet



IMPROVEMENT SURVEY  
Exhibit "A"



**Field Notes**  
For a 2.02-acre tract of land

A Tract of Land Containing 2.02 acres, called to be 2.0036 acres, more or less, being 1/4 of S 28212 acres of land of an original S 28200 acres, more or less, out of a 40.200 acre tract, the S 28200-acre tract being more particularly described by area and located in Warranty Deed with vendor's title dated February 18, 1987 executed by Capco, Inc. to Loan Services recorded in Volume 483, Page 413-418, Official Public Records, Webb County Texas, conveyed to Kimerling Builders, L.C., recorded in Volume 1811, Page 170-171, Official Public Records, Webb County Texas, conveyed in Partition 24, Terrell Rodriguez, Diagonal Order, Abstract 348, City of Laredo, Webb County, Texas, and being more particularly described by area and bounds as follows, to wit:

Beginning at a Set 157' Iron Rod, on the southwest line of United Independent School District, Trammell Middle School, recorded in Volume 15, Page 19, Webb County Plat Records, the southeast corner of Loma Vista Subdivision, Set 1, recorded in Volume 14, Page 51, Webb County Plat Records, the southeast corner hereof.

THENCE, with the southwest line of said Trammell Middle School, North 87°05'18" East, a distance of 408.00 feet to a Wood Fence Corner Post; the southeast corner of Del Mar Hills, Section 3, Area "A", recorded in Volume 2, Page 228, Webb County Plat Records, the southeast corner hereof.

THENCE, with the southeast line of said Del Mar Hills, Section 3, Area "A", South 28°08'17" East, a distance of 172.86 feet to a Set 157' Iron Rod, the southeast corner of Rose & Irma Martinez, 3.26 Acres, recorded in Volume 144, Page 387-393, Webb County Plat Records, the southeast corner hereof.

THENCE, with the southeast line of said 3.26 Acres, South 68°29'18" West, a distance of 411.78 feet to a Set 157' Iron Rod, on the southeast line of said Loma Vista Subdivision, Set 1, the southeast corner of said 3.00 Acres, the southeast corner hereof.

THENCE, with the southeast line of said Loma Vista Subdivision, Set 1, North 27°29'28" West, a distance of 263.43 feet to the POINT OF BEGINNING and remaining 1.02 acres of land, more or less.

**MONUMENTS USED**  
A PINK CONCRETE MONUMENT AT THE SOUTHWEST CORNER AND A PINK CONCRETE MONUMENT AT THE SOUTHEAST CORNER OF UNITED INDEPENDENT SCHOOL DISTRICT, TRAMMELL MIDDLE SCHOOL, RECORDED IN VOLUME 15, PAGE 19, WEBB COUNTY PLAT RECORDS.  
A 157' IRON ROD AT THE SOUTHWEST CORNER OF ROSE & IRMA MARTINEZ, 3.26 ACRES, RECORDED IN VOLUME 144, PAGE 387-393, WEBB COUNTY PLAT RECORDS.

**REMARKS:** 1. THIS SURVEY IS FOR THE PURPOSE OF RECORDING AND SETTING CORNERS OF THE TRACT DESCRIBED.  
2. THIS SURVEY IS FOR THE PURPOSE OF RECORDING AND SETTING CORNERS OF THE TRACT DESCRIBED.

**CORRECTED SURVEY**  
DATE OF REVISION: \_\_\_\_\_  
BY: \_\_\_\_\_  
I, EDUARDO J. GUTIERREZ, LICENSED PROFESSIONAL LAND SURVEYOR BY THE STATE OF TEXAS, HAVE PERSONALLY AND CORRECTLY RECONSIDERED THE SURVEY AND I HEREBY CERTIFY THAT THE SURVEY IS CORRECT AND ACCURATE FOR THE PURPOSES INTENDED AND SPECIFIED.  
E.J.G. 5839  
001



Location Map



Street Lamp



Fire Hydrant



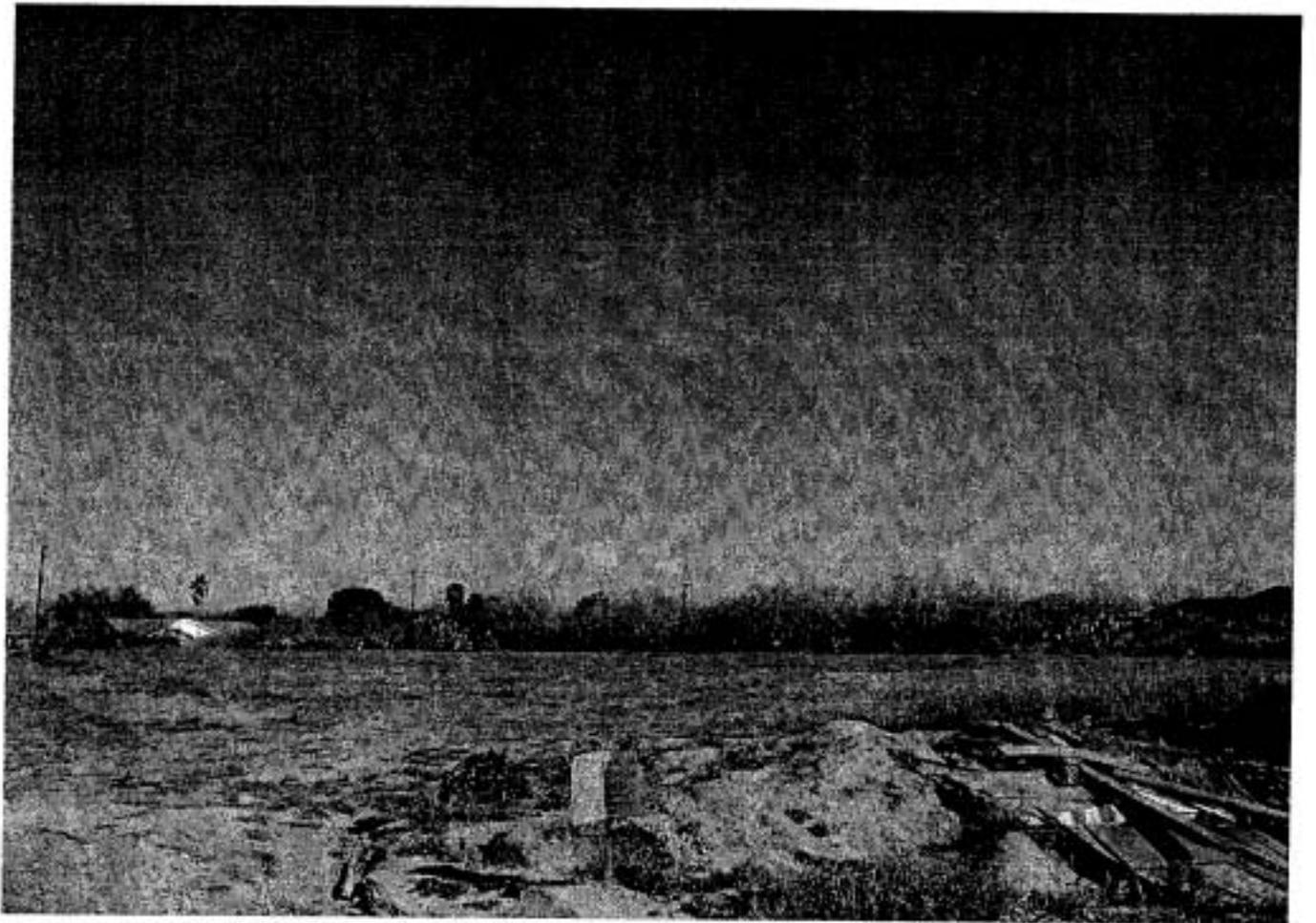
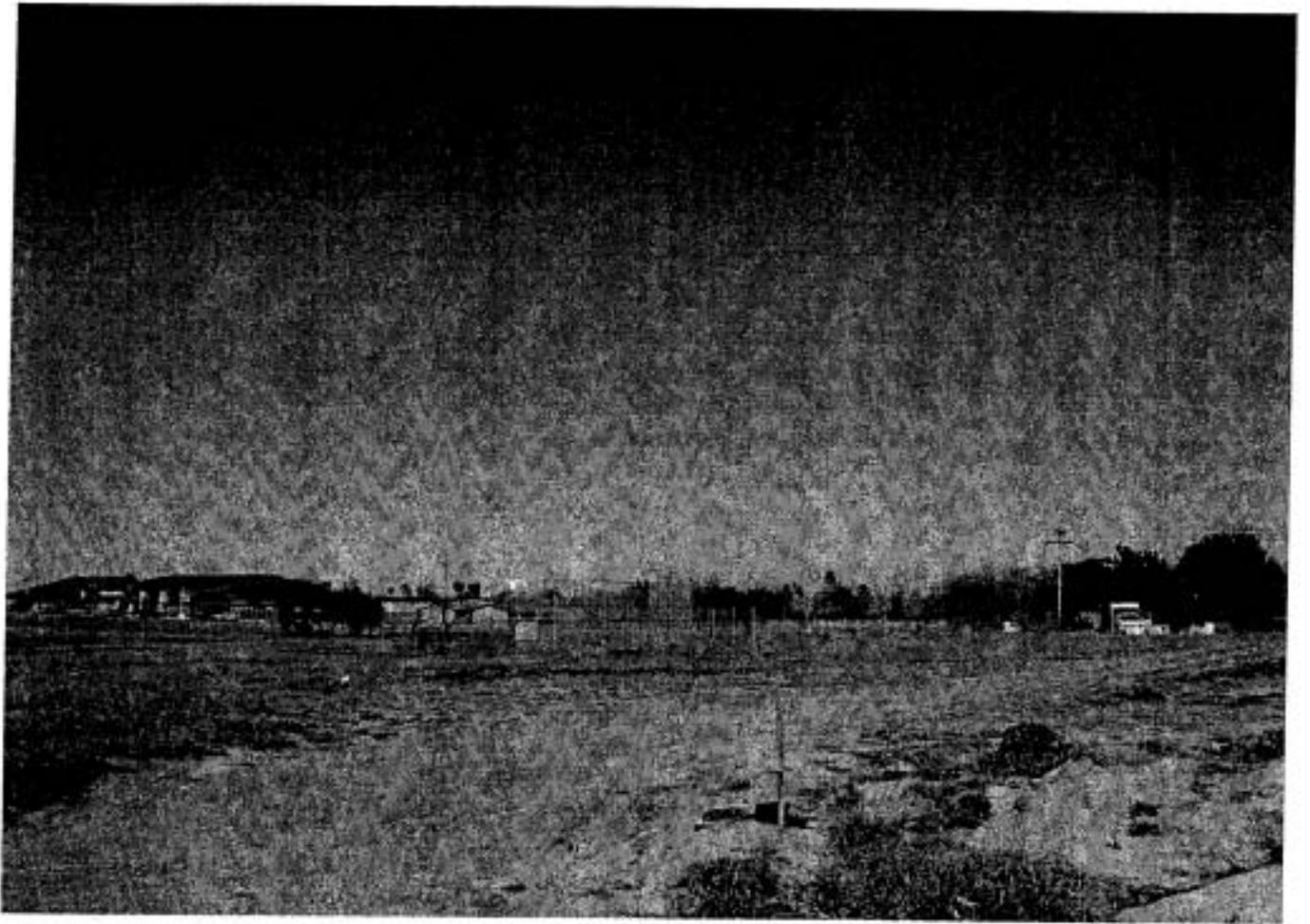
**Surveyor:**  
Premier Civil Engineering  
1025 Cedar Oak Drive  
Laredo, Texas 78401  
Tel: 787-3111  
Fax: 787-3111

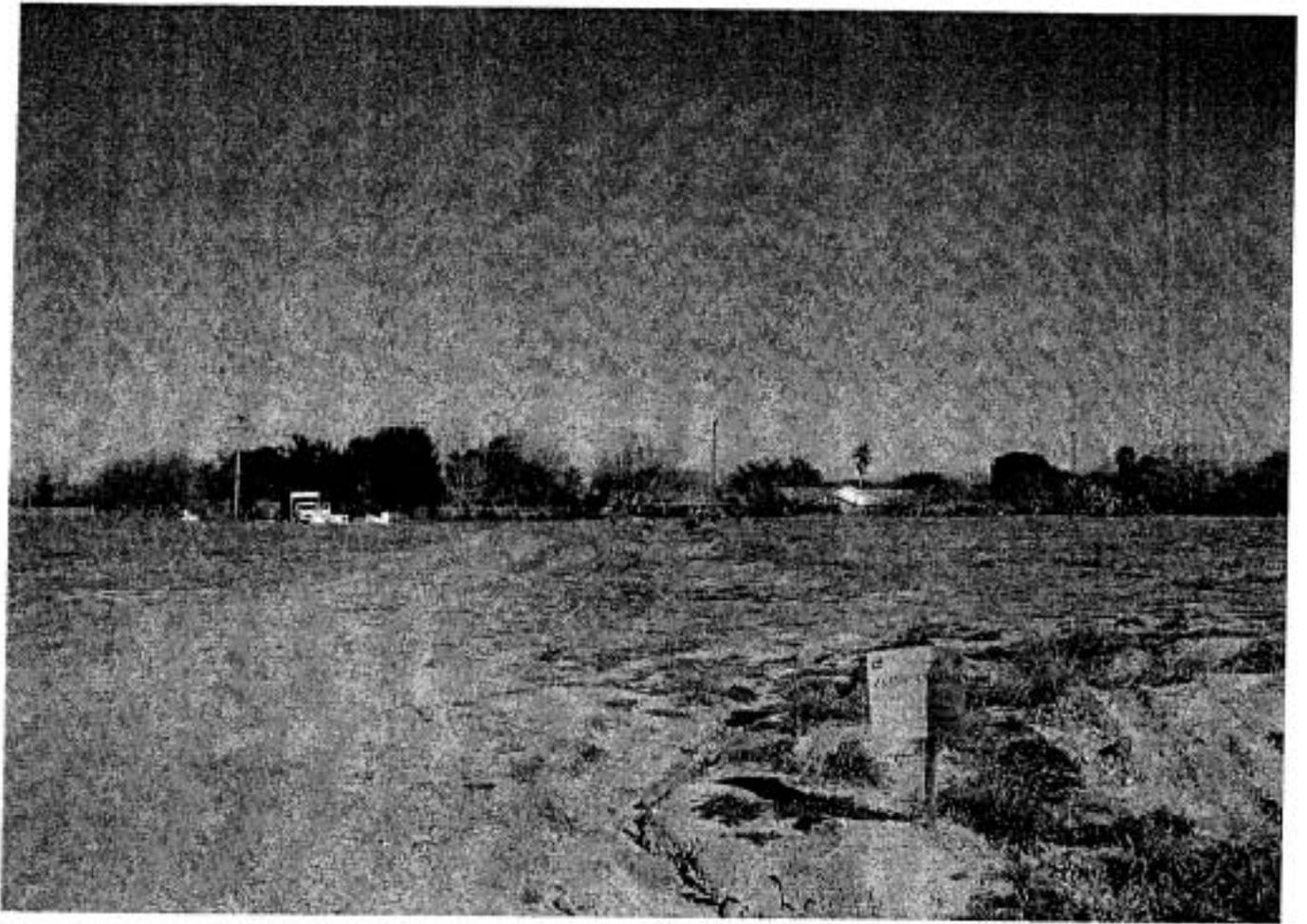
**Owner:**  
Homeland Builders, L.C.  
301 LAKE WALKER  
LAREDO, TEXAS 78401  
Phone: 787-3111  
Fax: 787-3111

**PREMIER CIVIL ENGINEERING, L.L.C.**  
Land Improvement Surveying  
1025 CEDAR OAK DRIVE  
LAREDO, TEXAS 78401  
Tel: 787-3111  
Fax: 787-3111

**IMPROVEMENT SURVEY OF**  
A TRACT OF LAND, 2.02 ACRES, MORE OR LESS, BEING 1/4 OF S 28212 ACRES OF LAND OF AN ORIGINAL S 28200 ACRES, MORE OR LESS, OUT OF A 40.200 ACRE TRACT, THE S 28200-ACRE TRACT BEING MORE PARTICULARLY DESCRIBED BY AREA AND LOCATED IN WARRANTY DEED WITH VENDOR'S TITLE DATED FEBRUARY 18, 1987, EXECUTED BY CAPCO, INC. TO LOAN SERVICES, RECORDED IN VOLUME 483, PAGE 413-418, OFFICIAL PUBLIC RECORDS, WEBB COUNTY TEXAS, CONVEYED TO KIMERLING BUILDERS, L.C., RECORDED IN VOLUME 1811, PAGE 170-171, OFFICIAL PUBLIC RECORDS, WEBB COUNTY TEXAS, CONVEYED IN PARTITION 24, TERRELL RODRIGUEZ, DIAGONAL ORDER, ABSTRACT 348, CITY OF LAREDO, WEBB COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY AREA AND BOUNDS AS FOLLOWS, TO WIT:  
BEGINNING AT A SET 157' IRON ROD, ON THE SOUTHWEST LINE OF UNITED INDEPENDENT SCHOOL DISTRICT, TRAMMELL MIDDLE SCHOOL, RECORDED IN VOLUME 15, PAGE 19, WEBB COUNTY PLAT RECORDS, THE SOUTHWEST CORNER OF LOMA VISTA SUBDIVISION, SET 1, RECORDED IN VOLUME 14, PAGE 51, WEBB COUNTY PLAT RECORDS, THE SOUTHWEST CORNER HEREOF.  
THENCE, WITH THE SOUTHWEST LINE OF SAID TRAMMELL MIDDLE SCHOOL, NORTH 87°05'18" EAST, A DISTANCE OF 408.00 FEET TO A WOOD FENCE CORNER POST; THE SOUTHWEST CORNER OF DEL MAR HILLS, SECTION 3, AREA "A", RECORDED IN VOLUME 2, PAGE 228, WEBB COUNTY PLAT RECORDS, THE SOUTHWEST CORNER HEREOF.  
THENCE, WITH THE SOUTHWEST LINE OF SAID DEL MAR HILLS, SECTION 3, AREA "A", SOUTH 28°08'17" EAST, A DISTANCE OF 172.86 FEET TO A SET 157' IRON ROD, THE SOUTHWEST CORNER OF ROSE & IRMA MARTINEZ, 3.26 ACRES, RECORDED IN VOLUME 144, PAGE 387-393, WEBB COUNTY PLAT RECORDS, THE SOUTHWEST CORNER HEREOF.  
THENCE, WITH THE SOUTHWEST LINE OF SAID 3.26 ACRES, SOUTH 68°29'18" WEST, A DISTANCE OF 411.78 FEET TO A SET 157' IRON ROD, ON THE SOUTHWEST LINE OF SAID LOMA VISTA SUBDIVISION, SET 1, THE SOUTHWEST CORNER OF SAID 3.00 ACRES, THE SOUTHWEST CORNER HEREOF.  
THENCE, WITH THE SOUTHWEST LINE OF SAID LOMA VISTA SUBDIVISION, SET 1, NORTH 27°29'28" WEST, A DISTANCE OF 263.43 FEET TO THE POINT OF BEGINNING AND REMAINING 1.02 ACRES OF LAND, MORE OR LESS.

DATE OF SURVEY	08/11/2011
PROJECT NO.	1111
CLIENT	PREMIER CIVIL ENGINEERING, L.L.C.
SCALE	AS SHOWN
DATE OF PLOTTING	08/11/2011
DATE OF PRINTING	08/11/2011
BY	EJG
CHECKED BY	...
DATE OF CHECKING	...





## COUNCIL COMMUNICATION

<b>DATE:</b>  03/19/07	<b>SUBJECT: INTRODUCTORY ORDINANCE</b>  Authorizing the City Manager to execute a lease with UETA of Texas, Inc. for the lease of the tract of approximately 73,698.73 square feet tract of land located premises located south of Ventura Street and east of Santa Cleotilde Avenue, a copy of which is attached as Exhibit 1. Lease shall commence on August 7, 2007 and be for a term of twenty (20) years, with an option to renew for an additional ten (10) years. The initial annual rent shall be \$52,000.00 payable in monthly installments of \$4,333.33.										
<b>INITIATED BY:</b> Rafael Garcia, Assistant City Manager	<b>STAFF SOURCE:</b> Rafael Garcia, Assistant City Manager										
<b>PREVIOUS ACTION:</b> At the October 16, 2006 City Council meeting an Introductory Ordinance was introduced in authorize the City Manager to execute a lease with the highest responsible bidder UETA of Texas, Inc. The Council made some additions to the contract and unanimously approved the motion to negotiate with the UETA of Texas, Inc.											
<b>BACKGROUND:</b> The City is the owner of the unimproved parcel of 73,698.73 square feet located east of the Ventura and Santa Cleotilde intersection. The said tract has been leased since August 7, 1979 at an annual rent of \$225.00 with an annual CPI adjustment. The lease was originally for 20 years, but at a later lease amendment dated May 19, 1987 provides that "this lease shall be for a term of 28 years ending on August 6, 2007". The City solicited proposals for the lease of the parcel and received three bid proposals:											
<table style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;">Company Name</th> <th style="text-align: left;">Yearly rent</th> </tr> </thead> <tbody> <tr> <td>UETA of Texas, Inc.</td> <td>\$52,000.00/year</td> </tr> <tr> <td>El Portal Center, LLC</td> <td>\$33,500.00/year</td> </tr> <tr> <td>S.E.R.E Development, LLC</td> <td>\$29,816.28/year</td> </tr> </tbody> </table>				Company Name	Yearly rent	UETA of Texas, Inc.	\$52,000.00/year	El Portal Center, LLC	\$33,500.00/year	S.E.R.E Development, LLC	\$29,816.28/year
Company Name	Yearly rent										
UETA of Texas, Inc.	\$52,000.00/year										
El Portal Center, LLC	\$33,500.00/year										
S.E.R.E Development, LLC	\$29,816.28/year										
Staff has negotiated the lease with UeTA of Texas, Inc. and the City Council Downtown Redevelopment Ad Hoc Committee recommends to the full Council that this lease be approved and authorized. The term would be 20 years, with option for a further 10 years, and with an annual rental of \$52,000.00, payable in monthly installments of \$4,333.33. There is a rental escalation clause which provides that every 5 years, there will be rental adjustment based on a market analysis.											
<b>FINANCIAL:</b> The City of Laredo will receive \$52,000.00/year for the first five years. Rental amounts for the remainder of the lease will be determined from a market analysis. Rents/Land Account #: 101-0000-631-2000											
<b>COMMITTEE RECOMMENDATION:</b> The Downtown Development Committee has recommended that this lease contract be presented to the City Council.		<b>STAFF RECOMMENDATION:</b> It is recommended that this action be approved.									

**ORDINANCE NO.**

Authorizing the City Manager to execute a lease with UETA of Texas, Inc. for the lease of the tract of approximately 73,698.73 square feet tract of land located premises located south of Ventura Street and east of Santa Clotilde Avenue, a copy of which is attached as Exhibit 1. Lease shall commence on August 7, 2007 and be for a term of twenty (20) years, with an option to renew for an additional ten (10) years. The initial annual rent shall be \$52,000.00 payable in monthly installments of \$4,333.33.

**WHEREAS**, on August 7, 1979, the City Council authorized the leasing for parking of vehicles to Lar-Hill, Inc. for a term of 20 years, subsequently amended to 28 years; and

**WHEREAS**, said lease ends on August 6, 2007, and the tract is apparently currently leased and occupied by Andalay, Ltd., as the latest successor to the original lessee, Lar-Hill, Inc., although there is no record of a request for assignment to Andalay, Ltd. on the part of any prior lessee; and

**WHEREAS**, on July 3, 2006 the City Council directed staff to issue requests for proposals for leasing said parcel from August 7, 2007; and

**WHEREAS**, the City Council accepted the best response to the requests for proposal which was submitted by UETA of Texas, Inc. and directed staff to negotiate a lease with that party in conformity with the request and UETA's response; and

**WHEREAS**, the parties have finalized the proposed and lease and it has been approved by the City Council Downtown Development Ad Hoc Committee:

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:**

**Section 1:** it approves of the lease with UETA of Texas, Inc., a copy of which is attached hereto as Exhibit 1; and

**Section 2:** it authorizes the Acting City Manager to execute the said lease with UETA of Texas, Inc. for the surface of the essentially unimproved tract, of approximately 73,698 square feet located south east of the intersection of Venture and Santa Clotilde, the terms of which are embodied in Exhibit 1 attached hereto.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_ DAY OF MARCH, 2007.

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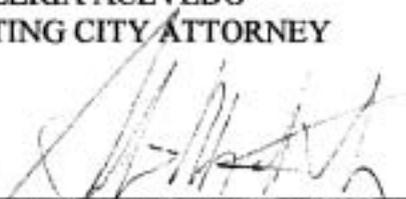
RAUL G. SALINAS  
MAYOR

ATTEST:

---

GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY

BY:   
ANTHONY C. McGETTRICK  
ASSISTANT CITY ATTORNEY

## LEASE

Pursuant to authority of Ordinance No. \_\_\_\_\_, dated \_\_\_\_\_, 2007 this lease is made between the CITY OF LAREDO, a home rule city and municipal corporation of Texas, (hereinafter called "LESSOR"), and UETA of Texas, Inc., a Delaware corporation, hereinafter called ("LESSEE").

## WITNESSETH

WHEREAS, the LESSOR currently owns a tract of unimproved land between the Rio Grande River and the premises known as the Rio Grande Plaza Hotel (originally known as the Hilton Hotel), located in Laredo, Webb County, Texas, which tract is approximately 73,698.73 sq.ft. square feet; and

WHEREAS, the LESSOR deems it advantageous to the community to lease that tract of land to LESSEE, for use as a vehicle parking area;

WHEREAS, said tract is the subject of pre-existing lease which expires on August 6, 2007, which lease was originally entered on May 19, 1979 with Lar Hill, Inc., and subsequently assigned to various seriatim lessees.

WHEREAS, it is understood and agreed that LESSEE will not take possession of the leased premises until August 7, 2007, the day following the date of expiration of the current lease of the premises.

NOW, THEREFORE, LESSOR and LESSEE for and in consideration of the covenants and mutual agreements hereinafter contained, do hereby covenant and agree as follows:

## ARTICLE I

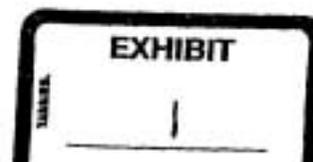
### PREMISES, TERMS, AND PRIVILEGES

#### 1.01 LEASED AREA

The LESSOR does hereby lease the following real property and LESSEE hereby leases the said real property from LESSOR.

*A tract of land of 73,698.73 sq.ft. (1.6919 acres), located south of Block No. 281 & Ventura Street, and east of Block No. 401 & Santa Cleotilde Avenue, in the Western Division, City of Laredo, Webb County, Texas; said 1.6919 acres being more particularly described by metes and bounds on Exhibit A and shown on survey attached as Exhibit B.*

Hereinafter the leased area is referred to as "the Premises" and the premises are leased unto



LESSEE in "AS IS" condition, now and as and from anticipated date of possession. LESSEE has inspected the premises and accepts same in "AS IS" condition.

#### **1.02 TERM OF THE LEASE**

This lease shall be for a primary term of twenty (20) years, commencing on August 7, 2007, the day following the end of the current lease. The actual date of taking possession shall be noted on a memorandum attached to this lease, as an amendment to this Section 1.02, signed by both parties, and this amendment shall reflect the commencement date of the twenty year term.

#### **1.03. OPTION TO RENEW**

LESSEE shall have one option to extend the term of this lease for an additional term of ten (10) years and under the same conditions as herein provided, save and except for the consideration herein provided, which shall be renegotiated with Lessor and shall be adjusted in the manner as provided in Section 1.05, below, but, in no event, shall the rental be less than the rental amount specified in Section 1.04. At the time of renegotiation for said option to renew, this lease shall be and remain subject to any and all restrictions or regulations, then in effect by the International Water and Boundary Commission affecting the leased premises. Provided lessee is not then in default under the terms and conditions of this lease, the LESSEE may exercise its option to renew by notifying the LESSOR, in writing, at least ninety (90) days before the date of expiration of the primary term.

#### **1.04. TERMINATION**

Notwithstanding the provisions of Sections 1.02, 1.03, 1.06(3) and 3.01, Lessor and Lessee agree that either party may terminate this lease, on 90 days' written notice from the party terminating to the other; provided, however, in the event that Lessor (City) elects to cancel the lease pursuant to this provision prior to the expiration of the term of the lease (including the renewal term), the Lessor (a) will reimburse Lessee for the unamortized portion of the cost of any improvements made by Lessee to the Property and (b) will not issue a new Request for Proposal (RFP) or enter into a lease for a parking lot on the Property for the remainder of the term (including the renewal term)

#### **1.05. RENTAL OBLIGATION:**

LESSEE agrees to pay, as the initial rent, to LESSOR the sum of Fifty Two Thousand (\$52,000.000) per year, which shall be payable in 12 equal monthly installments of Four Thousand Three Hundred and Thirty Three and 33/100 Dollars (\$4,333.33) per month, the first of which monthly payments shall be due and payable on August 7, 2007, and on the same date on each successive month. The said initial monthly rental is apportioned as follows:

Any monthly rental not paid on the monthly date due, shall bear a late fee of \$10.00 per day for each and every day after the 5<sup>th</sup> day from the due date of the month, on which the rental has not been paid. All rental payments shall be made by LESSEE TO LESSOR at Director of Finance, City Hall, 1110

Houston, Laredo, Texas 78040.

The amount of \$23,000.00 paid by Lessee to Lessor when submitting its bid for this lease, as security for entering into the lease, will be retained by Lessor, and will be credited against the first monthly rents due and payable, until such amount has been used up in payment of the scheduled monthly payments.

#### **1.06. RENTAL ESCALATION CLAUSE.**

The monthly rental shall be increased every five (5) years effective as of each anniversary of the commencement date during both the primary term and if the renewal is exercised under Section 1.03, supra, effective as of the commencement date of the renewal and at commencement date of the 6<sup>th</sup> year of the renewal term.

The quinquennial rent adjustment will be based on a market analysis conducted by LESSOR to determine the then fair market value of the premises and the rent will be adjusted accordingly for the immediately subsequent five years. The quinquennial rent adjustment will be ascertained not less than 90 days prior to end of each five year term of this lease, and if the option to renew is exercised, prior to the commencement date of the renewal term, and prior to the commencement date of the 6<sup>th</sup> year of the renewal term.

#### **1.07 USE OF PREMISES**

- (a) The premises shall be used by LESSEE for parking of vehicles only; it being understood and agreed that LESSEE shall have the right, in its sole discretion, to impose and collect parking charges/fees from individuals who park in the premises.
- (b) The only improvements to be made on the premises are paving and personalty such as fencing or signs in conjunction with the use of premises for parking, and these improvements are the responsibility of the LESSEE.
- (c) The land leased herein shall be used in such a manner as to comply fully with any and all requirements of the International Boundary and Water Commission, which controls land uses abutting the Rio Grande, including the premises. No improvements to the premises shall be made by LESSEE without the prior written approval of the International Boundary and Water Commission, and throughout the term of this lease, LESSEE will ensure that it complies with any and all requirements of the International Boundary and Water Commission.
- (d) LESSEE agrees to maintain its improvements, paving and fencing, on the premises at its own cost and to operate the facility at all times in accordance with City ordinances and regulations.
- (e) Subject to mutual agreement between LESSEE and LESSOR, LESSEE and LESSOR may agree, during the term of the lease, if and when economic conditions necessitate it, to change this

lease from one of use of the surface only for parking of vehicles, to amend this lease in order to permit the construction, by either LESSOR or LESSEE, of a multi-storey parking facility for parking of vehicles on the leased premises, provided that such improvements will become the property of LESSOR at the end of whatever term may be negotiated, and subject to such other terms and conditions as the parties may then negotiate and agree upon, by way of amendment of this lease or by a novation to a new lease.

#### **1.08 MAINTENANCE**

LESSEE at LESSEE'S sole cost and expense agrees to provide sufficient containers on the premises for the purpose of trash collection, and to ensure that trash is picked up and removed on a regular basis. LESSEE agrees to store all accumulated garbage in a neat and clean manner, as an essential element of its responsibilities for neatness of the premises, LESSEE herein also agrees that garbage carrying and disposal is its sole responsibility, and agrees to comply with all rules and ordinances of the City and State regarding its storage and disposal.

#### **1.09 FENCING**

LESSEE, at its sole cost and expense may install such fences or barriers as it deems appropriate for proper and safe ingress to and egress from the premises, provided that any such fence or barrier, must first be approved by the Director of Traffic of the City of Laredo.

#### **1.10 LIGHTING**

LESSEE at LESSEE'S sole cost and expense agrees to provide security lighting on the leased premises.

#### **1.11 SECURITY**

LESSEE agrees to provide at LESSEE'S sole cost and expense a sufficient staff of security personnel for the protection of persons and property on the premises.

#### **1.12 UTILITIES**

LESSEE shall provide and pay or cause to be paid all charges for gas, electricity, and any and all other utilities used on the premises throughout the term of this lease.

#### **1.13 NO ASSIGNMENT**

This lease shall not be assigned unless authorized by ordinance of the City of Laredo. Such authorization by ordinance shall not be unreasonably withheld, conditioned, or delayed.

LESSEE may not sublet the premises unless authorized by resolution of the City of Laredo

Such authorization by resolution shall not be unreasonably withheld, conditioned or delayed.

By authorization by ordinance or resolution of the City of Laredo, is meant formal action of the City Council. If authorization is not given but LESSEE nonetheless attempts to assign or sublet the leased premises without such authorization, such action will constitute a termination of the lease.

## **ARTICLE II**

### **INDEMNITY, REPAIRS, ALTERATIONS AND INSURANCE**

#### **2.01 INDEMNITY AND NONCLAIM**

LESSEE hereby declares itself fully familiar with the physical condition of the leased premises and declares that it accepts the premises in "as is" condition on date of signing this lease, and in "as is" condition when LESSEE takes possession from August 8, 2007.

LESSEE for itself, its agents, employees, servants, successors and assigns promises to hold harmless and indemnify LESSOR from and against any and all claims by or on behalf of any person, whether legal or equitable, including governmental bodies, arising from the conduct or management of or from any work or thing done and from any conditions of the leased premises or any street, curb, or sidewalk adjoining thereon, and from all costs, attorney's fees, witness fees, expenses and liabilities incurred in or about any such claim or action or proceeding brought thereon except any and all actions or proceedings arising out of the sole negligence or willful act of LESSOR, its employees, agents, or representatives; and in the event that any action or proceeding is brought against the LESSOR by reason of such claim, the LESSEE, upon notice from the LESSOR, covenants to resist and defend such actions or proceedings.

LESSEE holds LESSOR blameless for any damage to or destruction of LESSEE'S property located on leased premises, including that caused by natural occurrence, or any other cause whatsoever, unless caused by LESSOR'S employees, agents, or representatives.

#### **2.02 INSURANCE:**

LESSEE agrees to indemnify and hold LESSOR harmless from any and all claims, damages, causes of action, costs and expenses, including attorney's fees resulting from or related to LESSEE'S use and occupancy of the leased premises, except any such claims, damages, causes of action, costs and expenses arising out of the negligence or willful act of LESSOR, its employees, agents or representatives from and against which LESSOR shall indemnify and hold LESSEE harmless. In this connection, LESSEE shall carry and maintain general comprehensive liability insurance for death, personal injury, property damage, environmental hazards and any other damage occurring on the premises in the following minimum amounts: \$500,000.00 per occurrence; (2) \$1,000,000.00 aggregate. LESSOR shall be named as an additional insured. LESSOR shall be furnished a copy of proof of such insurance on or before execution of this lease.

### **ARTICLE III**

#### **3.01 DEFAULT BY LESSEE**

Subject to the applicable notice and cure periods provided in Section 3.02 below, it is agreed by LESSEE that the violation of any of the terms and conditions set out in this lease, shall constitute ground for termination of the lease at LESSOR'S sole option by giving LESSEE thirty (30) day's written notice of the default.

#### **3.02 FAILURE TO PERFORM**

If LESSEE fails to pay any rent or other charge due hereunder within thirty (30) days after Lessee's receipt of written notice from the date that the rent was due under the terms of this lease, or if LESSEE fails to perform any other term, condition, or covenant of this lease for more than thirty (30) days after written notice of such failure shall have been sent to LESSEE, unless the cure or correction of such failure requires more than thirty (30) days and LESSEE is diligently pursuing such cure or correction, LESSOR shall then have the right to pursue any right or remedy to which LESSOR is entitled under applicable Texas law or this lease, for such failure. In addition to the remedies provided by law, this Lease provides for the following remedies upon default:

(A) LESSOR, at its sole option, may re-enter the premises, if abandoned, and remove the LESSEE and LESSEE'S property, either by judicial process or without judicial process, without becoming liable to the LESSEE for such re-entry and/or removal, and without termination of the lease; and

(B) If LESSEE has not abandoned the premises, but is in breach of the lease, then LESSOR may re-enter and re-let the premises without terminating the lease; and

(C) Thereafter, if the LESSOR is unable to re-let the premises, the LESSOR may sue the LESSEE for all of the rentals as they become due from the date of the breach until the date of the judgment, without prejudicing LESSOR's right to sue for rentals which may become due after the date of the judgment.

(D) In the event that premises is re-let, then the LESSOR may sue for the difference between the rental received by the LESSOR up to date of the judgment and the rental that was due under the lease up to the date of judgment. With respect to rent that is to become due after the date of judgment, the LESSOR may either (1) sue in the same suit, and prior to the time that such rentals become due, for the difference between the rent contracted to be paid and the reasonable value of the lease for the remaining term after the date of judgment discounted to present value or (2) the LESSOR may elect to file suit to obtain judgment for rent to become due after the prior judgment, and as rentals becomes due.

(E) Notwithstanding anything contained in this lease to the contrary, if the premises are abandoned by the LESSEE or, if the lease is terminated as a result of default by the LESSEE, LESSOR agrees

to mitigate its damages by using reasonable efforts to re-let the premises.

#### **ARTICLE IV**

#### **MISCELLANEOUS**

#### **4.01 CONSTRUED PURSUANT TO TEXAS LAW**

This lease shall be construed under and in accordance with the laws of the State of Texas, is performable in Webb County, Texas, and venue for any litigation which might arise from the lease shall be in Webb County, Texas..

#### **4.02 BINDING AGREEMENT**

This agreement shall be binding upon and inure to the benefit of the parties hereto and their respective employees, agents, servants, legal representatives, and successors, but not to any assignee or sublessee.

#### **4.03 COMPLIANCE WITH FEDERAL, STATE, AND LOCAL LAWS**

LESSEE will keep and maintain the leased area in a clean and healthful condition and comply with the laws, ordinances, orders, rules and regulations (State, Federal, Municipal and other agencies or bodies having any jurisdiction hereof) with reference to use, conditions, or occupancy of the leased area.

#### **4.04 HOLDING OVER**

If LESSEE remains in possession of the premises after the expiration of this lease, whether of the primary term or of the subsequent renewal term, then LESSEE shall be deemed to be occupying the premises as a tenant at sufferance on a monthly basis, subject to all obligations specified in this lease.

#### **4.05 NOTICES**

Any and all notices required to be sent by one party to the other, shall be sent either by recognized overnight courier, or by certified mail, return receipt requested, or by fax, and addressed to the respective parties as follow:

**Lessor: City of Laredo:**

Cynthia Collazo  
Acting City Manager  
City Hall  
1110 Houston  
Laredo, Texas 78040  
Tel. No. 956-791-7301  
Fax No. 956-791-7498

**Lessee: UETA of Texas, Inc.**

David Taney  
General Counsel  
6100 Hollywood Blvd., 7<sup>th</sup> Floor  
Hollywood, Florida 33024  
Tel. No. 954-986-7700  
Fax No. 954-965-6840

#### **4.09 ENTIRE AGREEMENT**

This lease, including its Exhibit A constitutes the entire agreement of the parties. This lease may not be amended or changed except by a writing signed by both parties. Paragraph captions in this lease are for convenience of reading only, and neither limit nor amplify the provisions of the lease.

EXECUTED, in multiple originals, on this the \_\_\_ day of \_\_\_\_\_, 2007, and will take effect as and from the date of possession, which will be August 8, 2007, the day following date of termination of the current lease.

#### **LESSOR:**

CITY OF LAREDO,  
a Texas municipal corporation

By: \_\_\_\_\_  
Cynthia Collazo  
Acting City Manager

Attest

\_\_\_\_\_  
Gustavo Guevara, Jr.  
City Secretary

**LESSEE:**

UETA OF TEXAS, INC.

By: \_\_\_\_\_  
Simon Falic  
Chief Operating Officer

STATE OF TEXAS §

COUNTY OF WEBB §

This instrument was acknowledged before me on the \_\_\_ day of \_\_\_\_\_, 2007 by CYNTHIA COLLAZO, ACTING CITY MANAGER, of the CITY OF LAREDO, a municipal corporation, on behalf of said corporation.

\_\_\_\_\_  
Notary Public, State of Texas

STATE OF FLORIDA §

COUNTY OF BROWARD §

This instrument was acknowledged before me on the \_\_\_ day of \_\_\_\_\_, 2007 by Simon Falic, Chief Operating Officer of UETA of Texas, Inc., a Delaware, on behalf of said corporation.

\_\_\_\_\_  
Notary Public, State of Texas

2-22-2007



**CITY OF LAREDO**  
**ENGINEERING DEPARTMENT**

**TRACT OF LAND**  
**IN THE WESTERN DIVISION**

A **TRACT OF LAND** containing 73,698.73 sq.ft. (1.6919 Acres), located south of Block No. 281 & Ventura Street, and east of Block No. 401 & Santa Cleotilde Avenue, in the Western Division, City of Laredo, Webb County, Texas, said Tract of Land being more particularly described by metes and bounds as follows:

**COMMENCING** at the southeast corner of Block No. 394, Western Division, City of Laredo, Webb County, Texas, as recorded in Volume 7, Page 15, Plat Records of Webb County, Texas;

**THENCE**, South, along the west right-of-way line of Santa Cleotilde Avenue, a distance of 40.00 feet to a point of deflection to the left;

**THENCE**, East, a distance of 30.39 feet to the **POINT OF BEGINNING** hereof;

**THENCE**, East, approximately 5.30 feet north of and parallel to an existing cyclone fence, a distance of 281.09 feet to an exterior corner and point of deflection to the right;

**THENCE**, S00°05'33"E, with the cyclone fence, a distance of 260.46 feet to an exterior corner and point of deflection to the right;

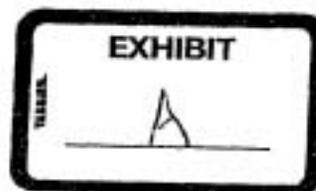
**THENCE**, S34°02'24"W, continuing with the cyclone fence, a distance of 16.62 feet to an exterior corner and point of deflection to the right;

**THENCE**, S89°16'55"W, continuing with the cyclone fence and parallel to an existing asphalt roadway, a distance of 159.94 feet to an exterior corner and point of deflection to the right;

**THENCE**, N60°49'03"W, continuing parallel to said asphalt roadway, a distance of 99.56 feet to an exterior corner and point of deflection to the right;

**THENCE**, N43°18'05"W, continuing parallel to said asphalt roadway, a distance of 35.75 feet to an exterior corner and point of deflection to the right;

**THENCE**, N00°14'13"W, continuing with the fence, a distance of 201.67 feet to the **POINT-OF-BEGINNING** of this Tract of Land containing 73,698.73 sq.ft. (1.6919 Acres), in the Western Division, City of Laredo, Webb County, Texas.



I, **ROGELIO RIVERA**, a Registered Professional Land Surveyor of the State of Texas, do hereby certify that the foregoing description is true and correct to my best knowledge and belief and was prepared from an actual survey on the ground and from record information available made under my supervision on this 9<sup>th</sup> Day of November, 2006.

**WITNESS MY HAND AND SEAL THIS 13<sup>th</sup> DAY OF NOVEMBER, 2006.**

  
\_\_\_\_\_  
**ROGELIO RIVERA, P.E., CITY ENGINEER**  
**R.P.L.S. Texas No. 3052**



BLK. 394

Commencing Point  
Southwest corner of  
Block No. 284, W.D.,  
City of Laredo, Webb  
County, Texas.

BLK. 281

MAIN AVE.

VENTURA ST.

STA. CLEOTILDE AVE.

BLK. 401

PIEDREGAL ST.

Point of Beginning

EAST  
281.00'

Cyclone Fence

N02°14'13"W  
201.87'

S00°59'30"E  
286.48'

Area  
73,698.73 sq.ft.  
(1.6919 Acres)

N43°18'00"W  
26.75'

N80°49'03"W  
90.58'

S88°18'50"W  
155.04'

S34°12'24"W  
18.32'

Cyclone Fence

Asphalt Pavement



SCALE : 1" = 60'

References Monument:

I.P. at SE corner of Block No. 394, W.D.,  
City of Laredo, Webb County, Texas.  
I.P. at NE corner of Block No. 401, W.D.,  
City of Laredo, Webb County, Texas.

Books for Bearings:

The bearings for this survey were based  
by taking the west R.O.W. Line of Sta.  
Cleotilde Ave. as true North.

I, Rogelio Rivera, Registered Professional Land Surveyor  
of the State of Texas do hereby certify that the  
foregoing is true and correct and was prepared from  
an actual survey on the ground and from record  
information made under my supervision this 28th day  
of November, 2006.

Rogelio Rivera P.E.  
Texas R.P.L.S. No. 3052

CITY OF LAREDO  
ENGINEERING DEPARTMENT

1110 HOUSTON ST. LAREDO, TX

**SURVEY**  
of

A Tract of Land containing 73,698.73  
sq.ft. (1.6919 Acres), located south  
of Block No. 281 & Ventura Street,  
and east of Block No. 401 & Santa  
Cleotilde Ave., in the  
Western Division,  
City of Laredo,  
Webb County, Texas.

EXHIBIT

TABULAR

13

BY :

DATE :

C. Chapa

11-13-06

R. Ramirez

11-13-06

**COUNCIL COMMUNICATION**

<b>DATE:</b>  03/19/07	<b>SUBJECT: INTRODUCTORY ORDINANCE</b>  Authorizing the City Manager to execute all necessary documents to effectively convey fee simple title to the "Surface Only", at its adjusted market value of \$11,533.00 for certain property described as a 7,717 sq. ft. (0.1772 of an acre) tract of land, more or less, out of that former south one-half section of Canada between O'Kane and Clark Sts. to Adolfo Tellez; provided that the City of Laredo retains the entire tract as a utility easement, said tract being situated in the Eastern Division, City of Laredo, Webb County, Texas being generally described on attached Exhibit "A"; and providing for an effective date.	
<b>INITIATED BY:</b>  CYNTHIA COLLAZO Acting City Manager	<b>STAFF SOURCE:</b>  ANGELO FERRAZZANO Real Estate Manager	
<b>PREVIOUS COUNCIL ACTION:</b>  None.		
<b>BACKGROUND:</b>  On August 28, 2006, the City Council passed Ordinance No. 2006-O-206, closing as a public easement the south one-half section of Canada Avenue between O'Kane and Clark Streets, situated in the Eastern Division, City of Laredo, Webb County, Texas.  Adolfo Tellez, the abutting property owner to the east, has requested that the City of Laredo consider selling him this property.  Said City property has been appraised by a State Certified Real Estate Appraiser at \$23,067.00. The City of Laredo will need to retain the entire tract as a utility easement. In compliance with the City of Laredo's Street Closing/Sales Policy Handbook, the market value of the tract will be adjusted downward by 50%.  Therefore, the market value of \$23,067.00 will be adjusted downward by \$11,533.00, which is 50% of the value of the entire tract being retained as a utility easement by the City and hereby establishing the adjusted market value of \$11,533.00.  Mr. Adolfo Tellez has accepted the City's offer to purchase said tract of land out of that former street section at the adjusted market value of \$11,533.00.		
<b>FINANCIAL IMPACT:</b>  Anticipated revenue from this sale is \$11,533.00. Account # 101-0000-374-1101, Sale of Streets.		
<b>COMMITTEE RECOMMENDATION:</b>  None.	<b>STAFF RECOMMENDATION:</b>  Staff recommends Introduction of this Ordinance.	

## ORDINANCE

AUTHORIZING THE CITY MANAGER TO EXECUTE ALL NECESSARY DOCUMENTS TO EFFECTIVELY CONVEY FEE SIMPLE TITLE TO THE "SURFACE ONLY", AT ITS ADJUSTED MARKET VALUE OF \$11,533.00, FOR CERTAIN PROPERTY DESCRIBED AS A 7,717 SQ. FT. (0.1772 OF AN ACRE) TRACT OF LAND, MORE OR LESS, OUT OF THAT FORMER SOUTH ONE-HALF SECTION OF CANADA BETWEEN O'KANE AND CLARK STS, TO ADOLFO TELLEZ; PROVIDED THAT THE CITY OF LAREDO RETAINS THE ENTIRE TRACT AS A UTILITY EASEMENT, SAID TRACT BEING SITUATED IN THE EASTERN DIVISION, CITY OF LAREDO, WEBB COUNTY, TEXAS BEING GENERALLY DESCRIBED ON ATTACHED EXHIBIT "A", AND PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, on August 28, 2006, the City Council passed Ordinance No. 2006-O-206, closing as a public easement the south one-half section of Canada Avenue between O'Kane and Clark Streets, situated in the Eastern Division, City of Laredo, Webb County, Texas; and

WHEREAS, by virtue of the Original Land Grant from the Crown of Spain to the City of Laredo, fee simple title to certain streets is vested in the City of Laredo; and

WHEREAS, Adolfo Tellez, the sole abutting property owner of the above-mentioned former street section, has requested that the City of Laredo consider selling this tract to him; and

WHEREAS, said City property has been appraised by a State Certified Real Estate Appraiser at \$11, 533.00; and

WHEREAS, the City of Laredo will retain the entire tract as a utility easement; and,

WHEREAS, in compliance with the City of Laredo's Street Closing/Sales Policy Handbook, the market value of the tract will be adjusted downward by 50%; and

WHEREAS, the \$23, 067.00 market value of tract will be adjusted downward by \$11,533.00, which is 50% of the value of the entire tract being retained as a utility easement by the City, therefore, establishing the adjusted market value of \$11, 533.00; and,

WHEREAS, Adolfo Tellez has accepted the City's offer to purchase said tract of land out of that former street section at the adjusted market value of \$11, 533.00; and

WHEREAS, City Council finds that it is in the best interest of the City of Laredo to sell the above-mentioned former street to Adolfo Tellez at the adjusted market value of \$11, 533.00, while reserving the entire tract as a utility easement.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

It hereby authorizes the City Manager to execute all necessary documents to effectively convey fee simple title to the "Surface Only" at its adjusted market value of \$11, 533.00, for certain property described as a 7,717 sq. ft. (0.1772 of an acre) tract of land, more or less, out of that former south one-half section of Canada Avenue between O'Kane and Clark Streets to Adolfo Tellez; provided that the City of Laredo retains the entire tract as a utility easement, said tract being situated in the Eastern Division, City of Laredo, Webb County, Texas being generally described on attached Exhibit "A";

1. This Ordinance shall become effective upon passage thereof.

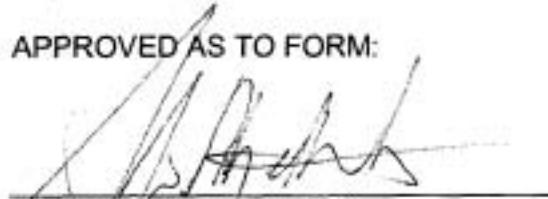
PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR on this the \_\_\_\_\_ day of \_\_\_\_\_, 2007.

\_\_\_\_\_  
Raul Salinas  
Mayor

ATTEST:

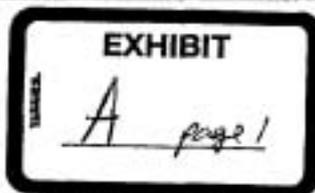
\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
City Secretary

APPROVED AS TO FORM:

  
\_\_\_\_\_  
ANTHONY McGETTRICK  
Asst. City Attorney



**CITY OF LAREDO**  
**ENGINEERING DEPARTMENT**



**METES AND BOUNDS DESCRIPTION FOR A 7,716.73 SQ.FT.  
(0.1772 OF AN ACRE) TRACT OF LAND**

A Tract of Land containing 7,716.73 sq.ft. (0.1772 of an Acre), being the south half of the Canada Avenue right-of-way, between O'kane street and Clark Boulevard, in the Eastern Division, City of Laredo, Webb County, Texas; said 0.1772 of an Acre tract of land being more particularly described by metes and bounds as follows:

**BEGINNING** at the southeast corner of Block No. 1802, as recorded in volume 7, page 15, of the Plat Records of Webb County, Texas; said point being the southwest corner of this tract of land and **POINT-OF-BEGINNING** hereof;

**THENCE**, East, along the north right-of-way line of Clark Boulevard, a distance of 55.56 feet to a point on the southwest corner of Block No. 1851, Western Division, City of Laredo, Webb County, Texas; for the southeast corner of this tract of land and point of deflection to the left;

**THENCE**, North, along the west boundary line of said Block No. 1851, also the east right-of-way line of Canada Avenue, a distance of 138.89 feet to the northeast corner of this tract of land and point of deflection to the left;

**THENCE**, West, a distance of 55.56 feet to a point on the east boundary line of said Block No. 1802, also the west right-of-way line of Canada Avenue, to the northwest corner of this tract of land and point of deflection to the left;

**THENCE**, South, along the east boundary line of said Block No. 1802, also the west right-of-way line of Canada Avenue, a distance of 138.89 feet to the **POINT-OF-BEGINNING** of this tract of land, containing 7,716.73 sq.ft. (0.1772 of an Acre) tract of land, in the City of Laredo, Webb County, Texas.

**I, ROGELIO RIVERA**, a Registered Professional Land Surveyor, do hereby certify that the foregoing description is true and correct to my best knowledge and belief and was prepared from an actual survey on the ground and from office records available and made under my supervision on September 29<sup>th</sup>, 2006.

**WITNESS MY HAND AND SEAL THIS 14<sup>th</sup> DAY OF NOVEMBER, 2006.**

  
\_\_\_\_\_  
ROGELIO RIVERA, P.E., CITY ENGINEER  
R.P.L.S. Texas No. 3052



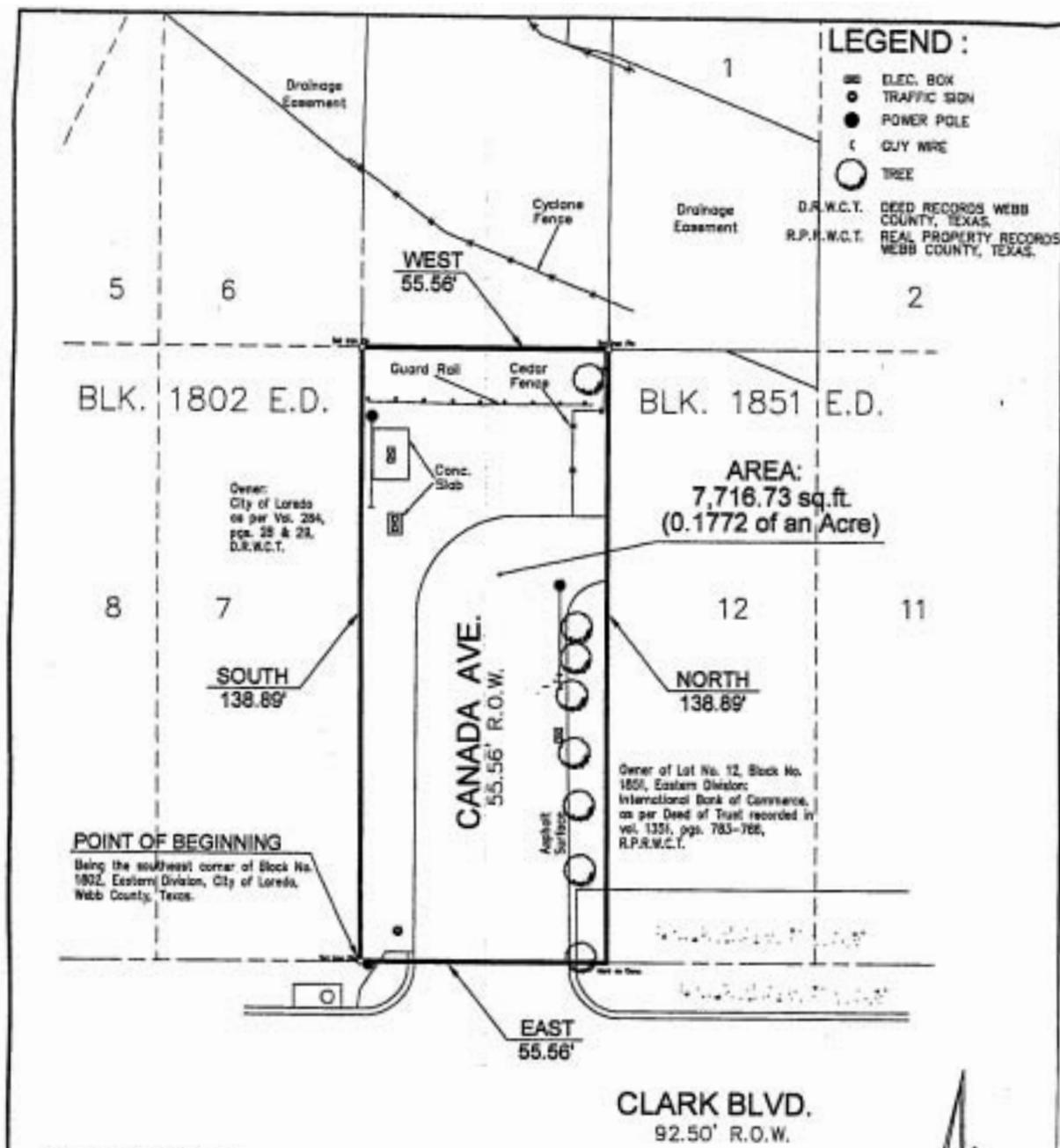
EXHIBIT

A 02

LEGEND :

- ⊞ ELEC. BOX
- TRAFFIC SIGN
- POWER POLE
- GUY WIRE
- TREE

D.R.W.C.T. DEED RECORDS WEBB COUNTY, TEXAS.  
 R.P.R.W.C.T. REAL PROPERTY RECORDS WEBB COUNTY, TEXAS.



**POINT OF BEGINNING**  
 Being the southwest corner of Block No. 1802, Eastern Division, City of Laredo, Webb County, Texas.

CLARK BLVD.  
 92.50' R.O.W.

References Monuments:

PKNail on Canada Ave. @ Clark Blvd.  
 PKNail on Canada Ave. @ Fremont St.

Basis for Bearings

The bearings for this survey were based by taking the east R.O.W. Line of Canada Ave. as true North.



SCALE : 1" = 30'

I, Rogelio Rivera, Registered Professional Land Surveyor of the State of Texas do hereby certify that the foregoing is true and correct and was prepared from an actual survey on the ground and from record information made under my supervision this 25th day of September 2006.  
 Witness my hand and seal this 29th day of September, 2006.

*Rogelio Rivera*  
 Rogelio Rivera P.E.  
 Texas R.P.L.S. No. 3052

**CITY OF LAREDO**  
**ENGINEERING DEPARTMENT**

1110 HOUSTON ST. LAREDO, TX. 78040

**SURVEY**

of  
 A 7,716.73 sq.ft. (0.1772 of an Acre) Tract of Land, being the south one half of the Canada Avenue right-of-way, between O'kane St. and Clark Blvd., in the Eastern Division, City of Laredo, Webb County, Texas.

	BY :	DATE :
DRAWN :	C. Chapa	11-14-06
CHECKED :	R. Ramirez	11-14-06

## COUNCIL COMMUNICATION

<b>DATE:</b> 3/19/07	<b>SUBJECT: INTRODUCTORY ORDINANCE</b> AUTHORIZING THE CITY MANAGER TO EXECUTE ALL NECESSARY DOCUMENTS TO EFFECTIVELY CONVEY TWO (2) CITY OWNED LOTS, NAMELY, LOT 6, BLOCK 643, EASTERN DIVISION AND LOT 7, BLOCK 700, WESTERN DIVISION, IN THE CITY OF LAREDO, WEBB COUNTY, TEXAS, TO HABITAT FOR HUMANITY INC. IN SUPPORT OF THE CONSTRUCTION OF TWO (2) HOMES; AND PROVIDING FOR EFFECTIVE DATE.	
<b>INITIATED BY:</b> Horacio De Leon Assistant City Manager	<b>STAFF SOURCE:</b> Ronnie Acosta CD Director	
<b>PREVIOUS COUNCIL ACTION:</b> N/A		
<b>BACKGROUND:</b> <p>Habitat for Humanity Inc. is a non-profit organization whose mission is to construct affordable housing units to be made available to first-time homebuyers who meet the 25% to 50% Area Median Family Income (AMFI) Limits.</p> <p>Habitat for Humanity has requested the City of Laredo's partnership in the construction of the two (2) affordable housing units. Habitat for Humanity has requested the conveyance of two lots situated at the 1100 block of Stewart ( Lot 6 Block 643, Eastern Division) and at the 400 block of Poggenpohl (Lot 7, Block 700, Western Division ), situated in the City of Laredo, Webb County, Texas.</p> <p>On March 23, 1994, these two lots were purchased due to a tax foreclosure with HOME Program funds for the purpose of constructing affordable housing. The lot located at the 1100 block of Stewart measures 46 x 138.8 and the lot located at the 400 block of Poggenpohl measures 69.44 x 125.</p>		
<b>FINANCIAL IMPACT:</b>  Land / Acct.#: 991-0000-161-0000		
<b>COMMITTEE RECOMMENDATION:</b>  N/A	<b>STAFF RECOMMENDATION:</b>  That this Ordinance be introduced.	

**ORDINANCE NO:**

AUTHORIZING THE CITY MANAGER TO EXECUTE ALL NECESSARY DOCUMENTS TO EFFECTIVELY CONVEY TWO (2) CITY OWNED LOTS, NAMELY, LOT 6, BLOCK 643, EASTERN DIVISION AND LOT 7, BLOCK 700, WESTERN DIVISION, IN THE CITY OF LAREDO, WEBB COUNTY, TEXAS TO HABITAT FOR HUMANITY INC. IN SUPPORT OF THE CONSTRUCTION OF TWO (2) AFFORDABLE HOUSING UNITS TO BE MADE AVAILABLE TO VERY – LOW INCOME, FIRST-TIME HOMEBUYERS; AND PROVIDING FOR EFFECTIVE DATE.

Whereas, Habitat for Humanity Inc. proposes the construction of the two (2) affordable housing units to be made available to very-low income, first-time homebuyers; and

Whereas, the two homes proposed to be constructed will be made available for purchase by first-time low income homebuyers; and

Whereas, there continues to be a need for affordable housing in the Laredo Community; and

Whereas, Habitat for Humanity Inc. has requested that the City provide the land on which to construct two homes in an effort to make the units more affordable; and

Whereas, the City of Laredo owns Lot 6, Block 643, Eastern Division and Lot 7, Block 700, Western Division, which are vacant and suitable for the construction of housing; and

Whereas, it is in the City's best interest that the said two lots be conveyed to Habitat for Humanity Inc. for the purpose stated.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

- A. It hereby authorizes the City Manager to execute all necessary documents to effectively convey owns Lot 6, Block 643, Eastern Division and Lot 7, Block 700, Western Division situated in the City of Laredo, Webb County, Texas, to Habitat for Humanity Inc. in support of the construction of two homes.
- B. This Ordinance shall become effective upon passage thereof.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR on  
this \_\_\_\_\_ day of \_\_\_\_\_, 2007.

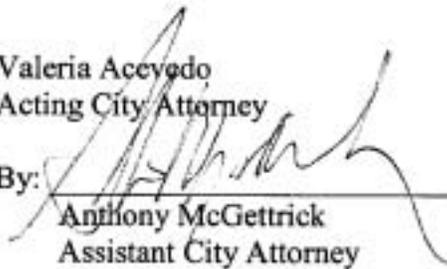
\_\_\_\_\_  
Raul G. Salinas  
Mayor

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
City Secretary

APPROVED AS TO FORM:

Valeria Acevedo  
Acting City Attorney

By:   
\_\_\_\_\_  
Anthony McGettrick  
Assistant City Attorney

**COUNCIL COMMUNICATION**

<b>DATE:</b>  03-19-07	<b>SUBJECT: INTRODUCTORY ORDINANCE</b>  AUTHORIZING THE CITY MANAGER TO CONVEY FEE SIMPLE TITLE TO THE "SURFACE ONLY", AT ITS ADJUSTED MARKET VALUE OF \$4,750.00, THE 2,725.4 SQ. FT. TRACT OF LAND, MORE OR LESS, OUT OF THAT FORMER TRIANGULAR SECTION OF BLAINE STREET BETWEEN SMITH AND EJIDO AVENUES, AS SHOWN BY METES AND BOUNDS DESCRIPTION ON EXHIBIT "A" ATTACHED HERETO, TO PURCHASERS, HUMBERTO H. RAMIREZ AND WIFE, GUADALUPE L. RAMIREZ; PROVIDED, HOWEVER THAT THE CITY OF LAREDO RETAINS AND RESERVES THE ENTIRE TRACT AS A UTILITY EASEMENT, AND APPROVING THE PLAN AS DESCRIBED ON EXHIBIT "B", UNDER WHICH PURCHASERS WILL USE THE SAID PROPERTY; AND PROVIDING FOR EFFECTIVE DATE
<b>INITIATED BY:</b> CYNTHIA COLLAZO Deputy City Manager	<b>STAFF SOURCE:</b> ANGELO FERRAZZANO Real Estate Manager
<b>PREVIOUS COUNCIL ACTION:</b>  Ordinance No. 2006-O-319 of December 4, 2006, closed, as a public easement, a triangular section of Blaine Street between Smith and Ejido Avenues, situated in the Eastern Division, City of Laredo, Webb County, Texas.	
<b>BACKGROUND:</b>  Mr. Humberto H. Ramirez and wife, Guadalupe L. Ramirez, the sole abutting owners of the above-mentioned former street, have requested that the City of Laredo consider selling them this property.  Said City property has been appraised by a State Certified Real Estate Appraiser at \$9,500.00. In compliance with the City of Laredo's Street Closing/Sales Policy Handbook; the market value of the tract will be adjusted downward by 50% to \$4,750.00, hereby, establishing the adjusted market value of \$4,750.00. The City of Laredo will need to retain the entire tract as a utility easement.  Mr. Humberto H. Ramirez and wife, Guadalupe L. Ramirez have agreed to purchase said tract of land at the adjusted market value of \$4,750.00.	
<b>FINANCIAL IMPACT:</b> Anticipated revenue from this sale is \$4,750.00 – Account No. 101-0000-374-1101 – Sale of Land	
<b>COMMITTEE RECOMMENDATION:</b> N/A	<b>STAFF RECOMMENDATION:</b> Staff recommends introduction of this Ordinance.

## ORDINANCE

AUTHORIZING THE CITY MANAGER TO CONVEY FEE SIMPLE TITLE TO THE "SURFACE ONLY", AT ITS ADJUSTED MARKET VALUE OF \$4,750.00, THE 2,725.4 SQ. FT. TRACT OF LAND, MORE OR LESS, OUT OF THAT FORMER TRIANGULAR SECTION OF BLAINE STREET BETWEEN SMITH AND EJIDO AVENUES, AS SHOWN BY METES AND BOUNDS DESCRIPTION ON EXHIBIT "A" ATTACHED HERETO, TO PURCHASERS, HUMBERTO H. RAMIREZ AND WIFE, GUADALUPE L. RAMIREZ; PROVIDED, HOWEVER THAT THE CITY OF LAREDO RETAINS AND RESERVES THE ENTIRE TRACT AS A UTILITY EASEMENT, AND APPROVING THE PLAN AS DESCRIBED ON EXHIBIT "B", UNDER WHICH PURCHASERS WILL USE THE SAID PROPERTY; AND PROVIDING FOR EFFECTIVE DATE

WHEREAS, on December 4, 2006, the City Council passed Ordinance No. 2006-O-319, closing as a public easement, a triangular section of Blaine Street between Smith and Ejido Avenues, situated in the Eastern Division, City of Laredo, Webb County, Texas; and,

WHEREAS, by virtue of the Original Land Grant from the Crown of Spain to the City of Laredo, fee simple title to certain streets is vested in the City of Laredo; and

WHEREAS, Humberto H. Ramirez and wife, Guadalupe L. Ramirez, the sole abutting property owners of the above-mentioned former street section, has requested that the City of Laredo consider selling this tract to them; and,

WHEREAS, said City property has been appraised by a State Certified Real Estate Appraiser at \$9,500.00 and in compliance with the City of Laredo's Street Closing/Sales Policy Handbook, the market value of the tract will be adjusted downward by 50% to \$4,750.00, hereby, establishing the adjusted market value of \$4,750.00; and,

WHEREAS, the City of Laredo will retain the entire tract as a utility easement; and,

WHEREAS, Humberto H. Ramirez and wife, Guadalupe L. Ramirez have agreed to purchase said tract at the adjusted market value of \$4,750.00; and

WHEREAS, as per Section 10 of the Street Closing/Sales Policy Handbook approved per Resolution 97-R-140, the Improvement Plan submitted by the buyer for the proposed use of the above-mentioned City property, is in compliance with the adopted policy; and

WHEREAS, City Council finds that it is in the best interest of the City of Laredo to sell the above-mentioned former street to Humberto H. Ramirez and wife, Guadalupe L. Ramirez at the adjusted market value of \$4,750.00, while reserving the entire tract as a utility easement.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

1. It hereby authorizes the City Manager to convey fee simple title to the "Surface Only", of the 2,725.4 sq. ft. tract of land, out of that former triangular section of Blaine Street between Smith and Ejido Avenues, as shown on Exhibit "A" attached hereto, to Humberto H. Ramirez and wife, Guadalupe L. Ramirez, for the consideration of \$4,750.00 (being the adjusted fair market value), **and provided that the City of Laredo retains the entire tract as a utility easement, by reservation in the deed;** and
2. It hereby approves of the Improvement Plan described on Exhibit "B" attached hereto; and,
3. This Ordinance shall become effective upon passage thereof.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS  
THE \_\_\_ DAY OF \_\_\_\_\_, 2007

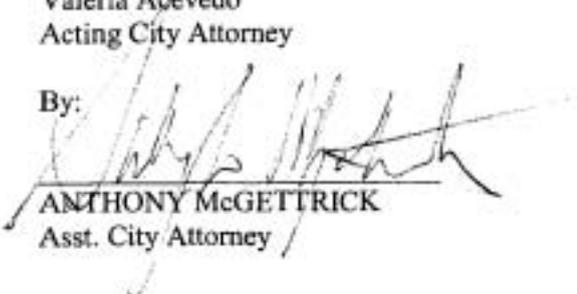
\_\_\_\_\_  
RAUL G SALINAS  
Mayor

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
City Secretary

APPROVED AS TO FORM:  
Valeria Acevedo  
Acting City Attorney

By:

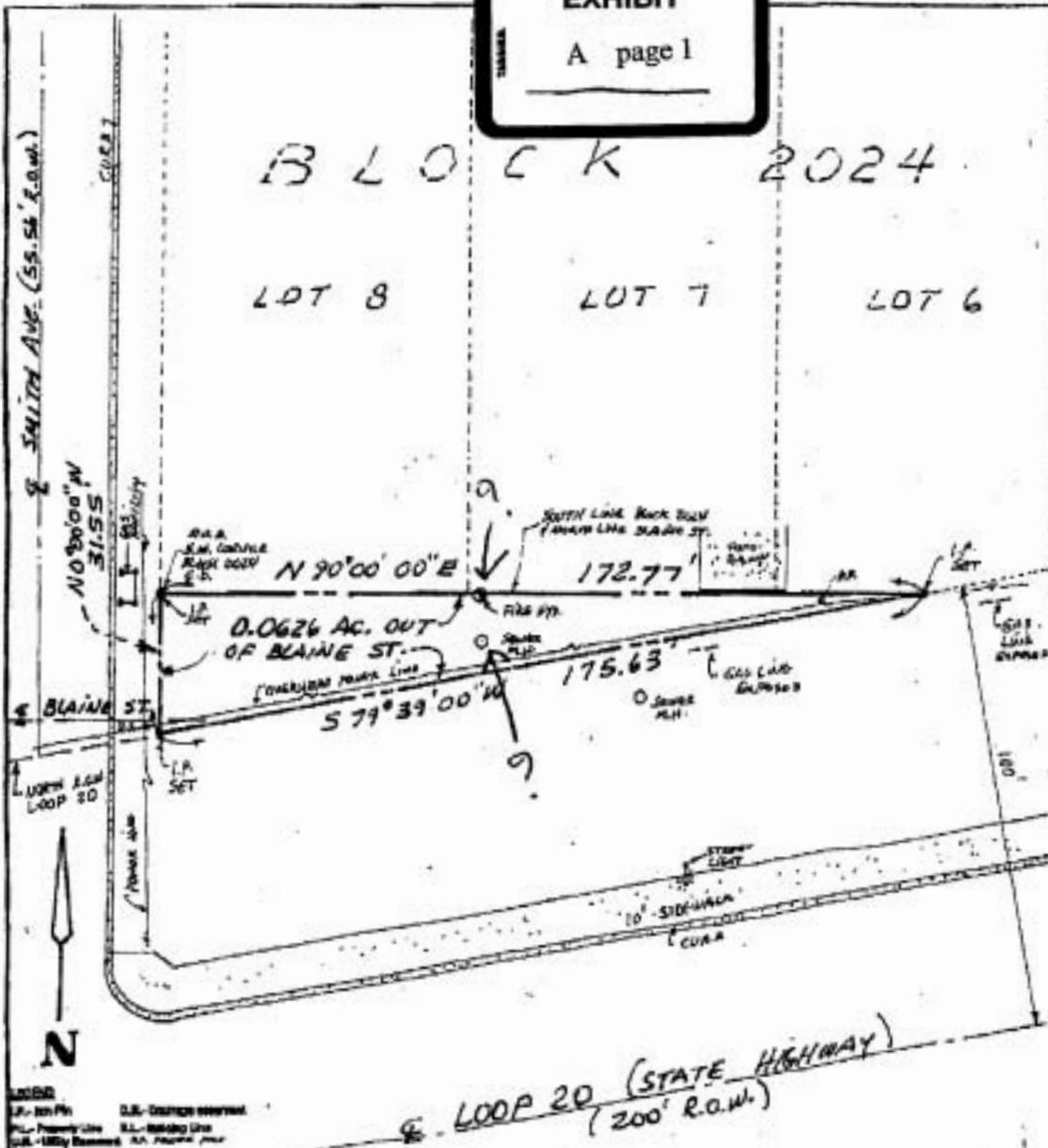
  
\_\_\_\_\_  
ANTHONY McGETTRICK  
Asst. City Attorney

# B L O C K 2 0 2 4

LOT 8

LOT 7

LOT 6



L.S. - 1st P.M.      D.S. - 2nd P.M.  
 P.L. - Property Line      S.L. - Survey Line  
 U.S. - Utility Structure      A.A. - As Shown

E. LOOP 20 (STATE HIGHWAY)  
 (200' R.O.W.)

NOTES:

1. ONLY UTILITIES VISIBLE ON THE SURFACE ARE SHOWN. UNDERGROUND UTILITY LINES NOT SHOWN.
2. SURVEY CONTROL: P.K. NAILS FOUND ON CENTERLINE OF BLAINE ST. @ NEW YORK AVE. & INDIA AVE.
3. BEARING BASIS: LOOP 20 R.O.W. SOUTH 79°39' WEST.
4. METES AND BOUNDS ATTACHED.

SURVEY OF

A TRACT OF LAND CONTAINING 0.0626 ACRE (2,725.4 SQ. FT.) MORE OR LESS, OUT OF BLAINE ST. RIGHT OF WAY, SITUATED IN THE EASTERN DIVISION OF THE CITY OF LAREDO, WEBB COUNTY TEXAS.

SURVEY NO. 14373

Scale: 1" = 30'

This property  is  is not located within a flood hazard area and is with Zone 4 according to Flood Insurance Rate Map No. 740667 010 D, F.I.R.M. Date: May 17, 1993.

SURVEYOR'S CERTIFICATION

I hereby certify that this survey is true and correct and was prepared from an actual survey of the property made on the ground under my supervision, this 19TH day of DEC., 2006.



Signed: [Signature]  
 J. Ricardo Sanchez  
 R.P.L.S. # 4232

BANCHEZ ENGINEERING, INC.  
 P.O. BOX 2884  
 LAREDO, TEXAS 78044  
 (989) 723-6478

**SANCHEZ ENGINEERING INC.**

P.O. BOX 2654

LAREDO, TEXAS 78044

(956) 723-8578

0.0626 ACRE

FIELD NOTES FOR A TRACT OF LAND CONTAINING 0.0626 ACRE (2,725.4 SQ. FT.) MORE OR LESS, OUT OF BLAINE ST. RIGHT OF WAY, SITUATED IN THE EASTERN DIVISION OF THE CITY OF LAREDO, WEBB COUNTY, TEXAS; SAID 0.0626 ACRE TRACT OF LAND IS HEREIN MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/8 INCH DIA. STEEL ROD SET, BEING THE SOUTHWEST CORNER OF BLOCK 2024, EASTERN DIVISION, FOR THE PLACE OF BEGINNING AND NORTHWEST CORNER HEREOF;

THENCE, NORTH 90° 00' 00" EAST, WITH THE SOUTH BOUNDARY OF BLOCK 2024 AND NORTH BOUNDARY OF BOTH BLAINE ST. AND THIS TRACT, A DISTANCE OF 172.77 FT. TO A 1/8 INCH DIA. STEEL ROD SET, FOR THE MOST EASTERLY CORNER HEREOF;

THENCE, SOUTH 79° 39' 00" WEST, WITH THE NORTHERLY RIGHT OF WAY OF LOOP 20 (200' R.O.W.) AND SOUTHERLY LINE HEREOF, A DISTANCE OF 175.63 FEET TO A 1/8 INCH DIA. STEEL ROD SET, FOR THE SOUTHWEST CORNER HEREOF;

THENCE, NORTH 0° 00' 00" WEST, WITH THE EAST R.O.W. OF SMITH AVE. (65.56' R.O.W.) AND WEST LINE HEREOF, A DISTANCE OF 31.55 FT. TO THE PLACE OF BEGINNING AND CONTAINING WITHIN THESE METES AND BOUNDS 0.0626 ACRE OF LAND, MORE OR LESS.

I HEREBY CERTIFY THAT THESE FIELD NOTES ARE TRUE AND CORRECT AND WERE PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE ON THE GROUND UNDER MY SUPERVISION THIS 20<sup>TH</sup> DAY OF DEC. 2006.

SIGNED:

  
J. RICARDO SANCHEZ, R.P.L.S. #4232

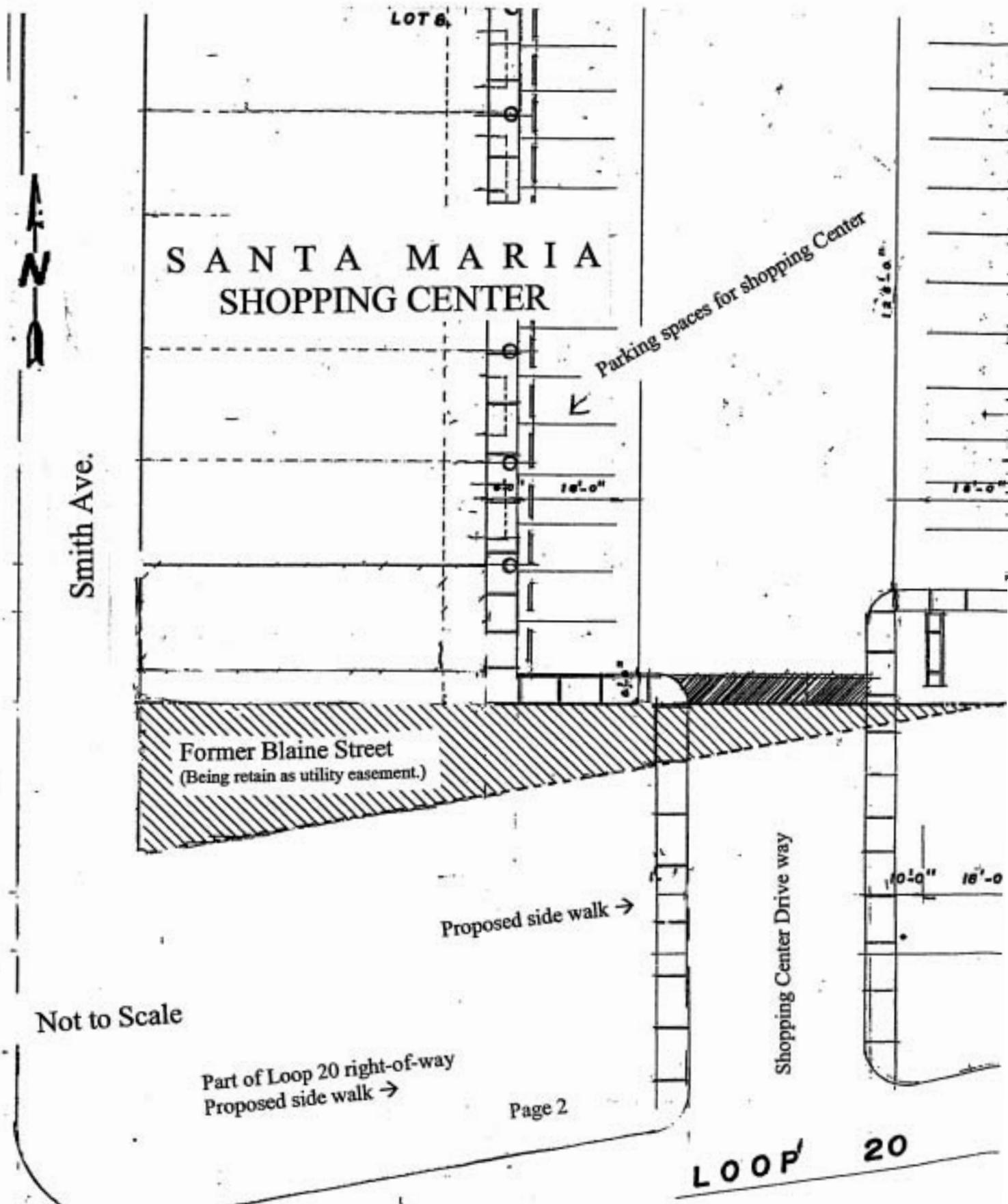
SURVEY PLAT ATTACHED.



**IMPROVEMENT PLAN  
FOR  
THAT FORMER SECTION OF BLAINE STREET  
(BEING A TRIANGULAR SECTION )BETWEEN SMITH AND  
EJIDO AVES.**

The Real estate Division has a request by the abutting property owners for the City of Laredo Consider selling them the above mention former Street. The owners plan to incorporate it as part of their abutting property being all of Block 2024 Eastern Division. The owners are constructing Santa Maria Shopping Center and would like to purchase the former street and use it as part of the Shopping Center for additional parking space.

**IMPROVEMENT PLAN  
FOR  
THAT FORMER SECTION OF BLAINE STREET  
(BEING A TRIANGULAR SECTION) BETWEEN SMITH AND  
EJIDO AVES.**



### COUNCIL COMMUNICATION

<b>DATE:</b> 3-19-07	<b>SUBJECT: INTRODUCTION OF AN ORDINANCE</b> Authorizing the City Manager to execute a Foreign-Trade Zone Operations Agreement with Luxa International Trading, Inc., as Zone Site Operator within Site III, located at 14610 Archer Drive, Killam Industrial Park, effective February 1, 2007, and ending on January 31, 2008, and may be extended for three (3) one (1) year terms ending on January 31, 2009; January 31, 2010; and January 31, 2011. Providing activation, administration and transaction fees be paid to the City; providing for an effective date.	
<b>INITIATED BY:</b> Rafael Garcia, Jr. Assistant City Manager	<b>STAFF SOURCE:</b> Jose L. Flores Airport Director	
<b>PREVIOUS ACTION:</b> None.		
<p><b>BACKGROUND:</b> A Foreign-Trade Zone (FTZ) is a secured specialized area, in or adjacent to the U. S. Port of Entry, which is considered to be outside the Customs Territory of the United States. Both foreign and domestic merchandise may be admitted to a Zone with no duty paid on the foreign merchandise unless and until it leaves the Zone for domestic consumption. If the merchandise is exported, no duties are paid to U. S. Customs.</p> <p>Luxa International Trading, Inc. leases an approximate 68,640 square foot facility located at 14610 Archer Drive, Killam Industrial Park, Foreign-Trade Zone, Site III and requests to activate a 11,400-square foot area to commence foreign-trade zone operations.</p> <p>Luxa International Trading, Inc. is required to post a FTZ Operators Bond with the U. S. Customs Service in the amount of \$100,000, a Foreign-Trade Zone Indemnification Bond (Grantee/Operator) in the amount of \$100,000 naming the City of Laredo, Grantee of FTZ No. 94, as Obligee, and provide Public Liability Insurance in the amount of One Million Dollars, naming the City of Laredo as additional insured.</p>		
<p><b>FINANCIAL:</b> The Operations Agreement provides the following fees: Account No. 242-0000-361-1065: (a) \$500.00 (Initial Activation Fee in the amount of \$0.02 per activated square foot with a \$500 Minimum/\$5,000 Maximum); and (b) \$342.00 Per Year (Annual Administration Fee of three cents (\$0.03) per activated square foot; and (c) \$2.00 Activity Fee (U. S. Customs Transaction CF 214, CF 216 or their equivalent).</p>		
<p><b>COMMITTEE RECOMMENDATION:</b> On December 6, 2006, the Airport Advisory Committee considered this item and recommended approval.</p>		<p><b>STAFF RECOMMENDATION:</b> Recommend that the City Manager be authorized to execute an FTZ Operations Agreement with Luxa International Trading, Inc.</p>

AN ORDINANCE

AUTHORIZING THE CITY MANAGER TO EXECUTE A FOREIGN-TRADE ZONE OPERATIONS AGREEMENT WITH LUXA INTERNATIONAL TRADING, INC., AS ZONE SITE OPERATOR WITHIN SITE III, LOCATED AT 14610 ARCHER DRIVE, KILLAM INDUSTRIAL PARK, EFFECTIVE FEBRUARY 1, 2007, AND ENDING ON JANUARY 31, 2008, AND MAY BE EXTENDED FOR THREE (3) TERMS OF ONE (1) YEAR EACH ON JANUARY 31, 2009; JANUARY 31, 2010; AND JANUARY 31, 2011. PROVIDING FOR ACTIVATION, ADMINISTRATION AND TRANSACTION FEES TO BE PAID TO THE CITY; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Airport Director recommends that the City Council approve the proposed Foreign-Trade Zone Operations Agreement between the City of Laredo, as Zone Grantee of Foreign-Trade Zone No. 94, and Luxa International Trading, Inc., as Zone Site Operator within Site III, located at 14610 Archer Drive, Killam Industrial Park, as a contract and in furtherance of the development of the Laredo International Airport and as a support to the maintenance and operation of the Laredo International Airport;

WHEREAS, the Airport Advisory Committee finds that said agreement is in the best interest of the Airport and recommends that the City Council approve the proposed agreement; and

WHEREAS, the City Council of the City of Laredo having heard the recommendations of the Airport Director and of the Airport Advisory Committee agrees with same.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The City Manager be and is hereby authorized to execute a Foreign-Trade Zone Operations Agreement between the City of Laredo, Zone Grantee of Foreign-Trade Zone No. 94 and Luxa International Trading, Inc., as Zone Site Operator within Site III, located at 14610 Archer Drive, Killam Industrial Park, a copy of which contract is attached hereto as Exhibit A, and incorporated herein as if set out at length.

Section 2: This Ordinance shall become effective upon passage hereof.

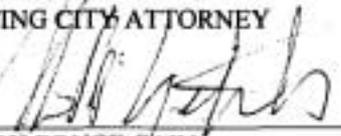
PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 2007.

\_\_\_\_\_  
RAUL G. SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA M. ACEVEDO  
ACTING CITY ATTORNEY

BY:   
JERRY BRUCE CAIN  
ASSISTANT CITY ATTORNEY

## COUNCIL COMMUNICATION

**DATE:**  
03/19/2007

**SUBJECT: FINAL READING OF ORDINANCE NO. 2007-O-028**  
Authorizing the City Manager to accept the Universal Service Program grant from the Schools & Libraries Division / Universal Services Administrative Company / FCC in the amount of \$117,532.00, which includes \$11,647.00 in matching funds from General Fund, for multi-year E-Rate discounts and communication and technology infrastructure enhancements and to amend FY 06-07 Friends of the Library Fund Budget by appropriating said funds, and extending the contracts previously awarded to AT&T and CALENCE to July 7, 2008.

**INITIATED BY:**  
Cynthia Collazo, Acting City Manager

**STAFF SOURCE:**  
Janice Weber, Director

**PREVIOUS COUNCIL ACTION:**

City Council authorized the City Manager to submit the grant on December 6, 2004.

City Council awarded the following contracts contingent on the grant allocation on February 7, 2005:

1. Contract to Avnet Enterprise Solutions and the State of Texas Department of Information Resources (DIR) program in an amount not to exceed \$711,780.45 for equipment, wiring, installation and maintenance;
2. Three year contract to Time Warner / Road Runner Business Class, through the State of Texas Information System Vendor Purchasing Program in the amount not to exceed \$109,036.00 for Internet Access connection of 20Mbps;
3. Two year contract to SBC, through the State of Texas, Department of Information Resources (DIR) program in the amount not to exceed \$19,326.64 for PRI Smart Trunk telephone services.

City Council authorized the City Manager to transfer \$85,000.00 in matching funds from City of Laredo – Public Library FY 04-05 budget to the Friends of the Library account on September 19, 2005.

City Council authorized the City Manager to accept the grant in the amount of \$566,170.00 with the City designating \$83,424.00 in matching funds, which included \$69,976.00 (11% matching funds required) and \$13,448.00 to cover non-funded needed items for a total of \$649,594.00 and extending the contract previously awarded to CALANCE to September 30, 2006 on May 15, 2006.

**COUNCIL COMMUNICATION**

**BACKGROUND:**

The Universal Service Program is administered by the Schools and Libraries Division (SLD) of the Universal Service Administrative Company (USAC). This not-for-profit corporation was appointed by the Federal Communications Commission (FCC) to ensure that the benefits of telecommunications services reach students and communities across the country.

E-Rate is a Federally subsidize program allowing nonprofit schools & libraries to receive substantial discounts for communication and internet access. This grant provides discounts of 80-90% on costs related to hardware communication devises, as well as, actual communication expenses. It also requires a maximum 10 ~ 13% match based on school lunch program (poverty level) and the school district in which each library facility resides. The average discount is estimated to be 87% on all communications and internet access, as well as, equipment related to E-Rate policy.

The Library has received an 89% discount thus an 11% match is required. The City's match was originally from the Libraries' general FY 04-05 operating budget line items and from FY 04-05 salary savings for vacant positions. This year the City's match will be from the Libraries' general FY06-07 operating budget. Amount will be transferred to the Friends of the Library account. This is the 9<sup>th</sup> funding round (year) for the grant. Contract extensions are needed for the 10<sup>th</sup> funding round (year) application.

**FINANCIAL:**

Friends of the Library		Annual	Proposed	Amended
Revenues:	Line Item Number	Budget	Amendment	Budget
FCC-Universal Service Prgm	661-0000-321-2011	\$245,094.00	<u>\$105,885.00</u>	\$350,979.00
Expenses:		Annual	Proposed	Amended
Maintenance	661-3556-553-2030	0	\$65,092.00	\$65,092.00
Communications	661-3556-553-3110	0	<u>\$52,440.00</u>	\$52,440.00
			<u>\$117,532.00</u>	

A transfer In from General Fund in the amount of \$11,647.00 will cover local match required by grant.

**RECOMMENDATION:**

The Library Advisory Committee recommends acceptance of the grant.

**STAFF:**

Recommends that Council introduce the ordinance.

**Ordinance 2007-O-028**

**AUTHORIZING THE CITY MANAGER TO ACCEPT THE UNIVERSAL SERVICE PROGRAM GRANT FROM THE SCHOOLS & LIBRARIES DIVISION / UNIVERSAL SERVICES ADMINISTRATIVE COMPANY / FCC IN THE AMOUNT OF \$117,532.00, WHICH INCLUDES \$11,647.00 IN MATCHING FUNDS FROM GENERAL FUND, FOR MULTI-YEAR E-RATE DISCOUNTS AND COMMUNICATION AND TECHNOLOGY INFRASTRUCTURE ENHANCEMENTS AND TO AMEND FY 06-07 FRIENDS OF THE LIBRARY FUND BUDGET BY APPROPRIATE SAID FUNDS, AND EXTENDING THE CONTRACTS PREVIOUSLY AWARDED TO AT&T AND CALENCE TO JULY 7, 2008.**

**WHEREAS**, City Council seeks to insure that the latest in telecommunications and Internet access technology are make available to the citizens of the City of Laredo; and

**WHEREAS**, The Laredo Public Library has received the Universal Service Program grant from the Schools & Libraries Division / Universal Services Administrative Company / Federal Communications Commission in the amount of \$105,885.00 for multi-year E-Rate discounts and communication and technology infrastructure enhancements; and

**WHEREAS**, 11% in matching funds are required to cover non-funded needed items and are available in the Library's general FY06-07 operating budget; and

**WHEREAS**, application for this grant is required on an annual basis and contract extensions are needed before applying,

**NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:**

- The City Manager be authorized to accept the grant and make the following appropriation of funds:**

Friends of the Library		Annual	Proposed	Amended
Revenues:	Line Item Number	Budget	Amendment	Budget
FCC-Universal Service Prgm	661-0000-321-2011	\$245,094.00	<u>\$105,885.00</u>	\$350,979.00
Expenses:		Annual	Proposed	Amended
		Budget	Amendment	Budget
Maintenance	661-3556-553-2030	0	\$65,092.00	\$65,092.00
Communications	661-3556-553-3110	0	\$52,440.00	\$52,440.00
Opening Fund Balance			<u>                    </u>	
			<u>\$117,532.00</u>	

**PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR**

**ON THIS \_\_ DAY OF February 2007.**

\_\_\_\_\_  
ELIZABETH G. FLORES  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:

JAIME FLORES  
CITY ATTORNEY

BY: \_\_\_\_\_  
V. MELISSA SALDAÑA  
ASSISTANT CITY ATTORNEY

## COUNCIL COMMUNICATION

<b>DATE:</b>  3-19-07	<b>SUBJECT: FINAL READING OF ORDINANCE 2007-O-029</b> Authorizing the City Manager to execute a lease renewal with Securitas Security Services USA, Inc., for approximately 120 square feet of office space and an exclusive office entry lane of approximately 540 square feet at Bridge II.  <ol style="list-style-type: none"><li>1. Lease term is for one (1) year commencing April 1, 2007 and ending on March 31, 2008.</li><li>2. Monthly rent shall be \$2,500.00 for approximately 120 square feet of office space and an exclusive office entry lane of approximately 540 square feet at Bridge II.</li><li>3. The lease may be terminated by either party with a thirty (30) day written notice.</li></ol>	
<b>INITIATED BY:</b> Rafael Garcia, Jr., Assistant City Manager		<b>STAFF SOURCE:</b> Mario I. Maldonado Jr., Bridge Director
<b>PREVIOUS COUNCIL ACTION:</b> On February 20, 2007 a Public Hearing and Introductory Ordinance was introduced to execute a lease renewal with Securitas Security Services USA, Inc., for approximately 120 square feet of office space and an exclusive office entry lane of approximately 540 square feet at Bridge II. <ol style="list-style-type: none"><li>1. Lease term is for one(1) year commencing April 1, 2007 and ending on March 31, 2008</li><li>2. Monthly rent shall be \$2,500.00 for approximately 120 square feet of office space and an exclusive office entry lane of approximately 540 square feet at Bridge II.</li><li>3. The lease may be terminated by either party with a thirty (30) day written notice.</li></ol>		
<b>BACKGROUND:</b> The City of Laredo has in the past leased property to Securitas Security Services USA, Inc., formerly known as Pinkerton Inc. and Burns International Security Services Corporation, and has never had any problems with this customer. Securitas Security Services USA, Inc. has once again advised of their interest to continue leasing this property at a revised agreed monthly rental of \$2,500.00.		
<b>FINANCIAL IMPACT:</b> The City of Laredo will receive \$30,000.00 a year which will be deposited into account #553-0000-361-1052.		
<b>COMMITTEE RECOMMENDATION:</b>  N/A	<b>STAFF RECOMMENDATION:</b>  Approval for the City Manager to execute lease renewal.	

ORDINANCE 2007-O-029

AUTHORIZING THE CITY MANAGER TO EXECUTE A LEASE RENEWAL WITH SECURITAS SECURITY SERVICES USA, INC., FOR APPROXIMATELY 120 SQUARE FEET OF OFFICE SPACE AND AN EXCLUSIVE OFFICE ENTRY LANE OF APPROXIMATELY 540 SQUARE FEET AT BRIDGE II.

1. LEASE TERM IS FOR ONE (1) YEAR COMMENCING APRIL 1, 2007 AND ENDING ON MARCH 31, 2008.
2. MONTHLY RENT SHALL BE \$2,500.00 FOR APPROXIMATELY 120 SQUARE FEET OF OFFICE SPACE AND AN EXCLUSIVE OFFICE ENTRY LANE OF APPROXIMATELY 540 SQUARE FEET AT BRIDGE II.
3. THE LEASE MAY BE TERMINATED BY EITHER PARTY WITH A THIRTY (30) DAY WRITTEN NOTICE.

WHEREAS, the Director of the Laredo Bridge System recommends that the City Council approve the proposed lease, attached hereto as Exhibit A, in furtherance of the development of the City owned property being part of the Laredo Bridge System; and

WHEREAS, the Director of the Laredo Bridge System finds that Securitas Security Services USA, Inc. has been a good tenant under a previous lease for the same property; and

WHEREAS, the City Council finds that the proposed lease, copy of which is attached hereto Exhibit A, would be in the City's interest and benefit.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: Authorizing the City Manager to execute a lease with Securitas Security Services USA, Inc. for approximately 120 square feet and an exclusive lane of approximately 540 square feet located at International Bridge II for a term of one (1) year at \$2,500.00 / month, commencing April 1, 2007 and ending March 31, 2008, a copy of said lease is attached hereto as Exhibit A, and incorporated herein.

Section 2: This ordinance shall become effective upon passage thereof.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON  
THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

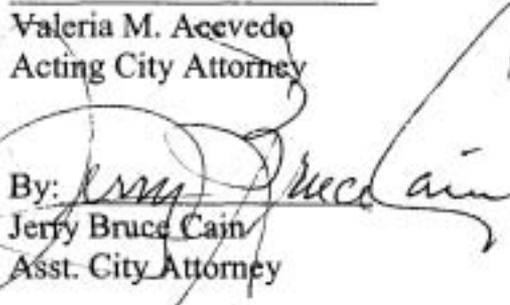
\_\_\_\_\_  
Raul G. Salinas, Mayor

ATTEST:

\_\_\_\_\_  
Gustavo Guevara  
City Secretary

APPROVED AS TO FORM:

\_\_\_\_\_  
Valeria M. Acevedo  
Acting City Attorney

By:   
Jerry Bruce Cain  
Asst. City Attorney

## Lease Renewal Agreement

This lease renewal is entered effective April 1, 2007, by and between the City of Laredo, a municipal corporation, (hereinafter referred to as "Lessor") and Securitas Security Services USA, Inc. (hereinafter referred to as "Lessee").

1. Lessor leases to Lessee the following described real property: Situated in Webb County, Texas: approximately 120 square feet of office space and 540 square feet of an exclusive lane at International Bridge II (Juarez Lincoln), City of Laredo, Webb County, Texas.
2. This lease renewal commences April 1, 2007 and ends March 31, 2008, provided, however, that the lease may be terminated by either party on a thirty (30) day written notice to the other party.
3. Lessee shall pay a monthly rental of \$2,500.00 in advance on or before the 1<sup>st</sup> day of each month.
4. The leased premises are to be used only for the processing of duty free merchandise to Mexico.
5. Lessee shall not assign or in any manner transfer this lease nor shall Lessee sublease the premises.
6. a. Lessee shall obtain and maintain throughout the term of this lease a policy of liability insurance at Lessee's sole cost and expense, insuring Lessor as well as Lessee, against any and all claims, demands and actions arising out of Lessee's use and occupancy of the leased premises, and said public liability insurance should have limits of liability of not less than \$500,000.00 for damage to property, nor less than \$1,000,000 for injury to or death of one or more persons in any one occurrence.  
  
b. In addition, the Lessee is required to name the Lessor as an additional insured in the above stated policy with coverage for liability assumed by Lessee under this lease. Such insurance shall, to the extent of Lessee's indemnification obligations hereunder, contain a stipulation that this insurance, as to the interest of the City only, shall not be invalidated by any act or neglect or breach of contract by Lessee. The coverage provided by this policy shall be primary coverage and any other insurance carried by the City is excess.  
  
c. Lessee shall furnish the City, no later than thirty (30) days following execution of this agreement, a certificate (s) of insurance as evidence that the required amounts and types of insurance are in force.

Further, Lessee covenants and agrees to fully indemnify, defend and hold harmless, the City and elected officials, agents, employees, officers, directors, agents and assigns of the City, individually, or collectively from and against any and all law suits, claims, causes of actions, including attorney's fees incurred in defense thereof, liability and other damages

(Exhibit A)

of any kind included, but not limited to, property damage, personal injury or death, but only to the extent the suit, claim, cause of action, liability, or damage is caused by Lessee's negligence or willful misconduct.

d. Any notice required to be given by either party shall be mailed by certified mail, return receipt requested or personally delivered via nationally recognized overnight courier service.

e. ACCESS: The leased premises will be accessible by Lessee 24 hours per day, seven days per week, without interruption.

f. INSURANCE: Lessor, at Lessor's sole cost and expense, shall carry public liability insurance with a company or companies licensed to do business in the State of Texas in such limits, as Lessor deems reasonably necessary or desirable. Lessor shall also carry property damage and extended coverage "all risk" type insurance on the leased premises in the amount of the full replacement cost. Lessor shall not be obligated to provide insurance coverage for Lessee's personal property or of anyone claiming by, through or under Lessee.

g. LESSOR'S INDEMNIFICATION: Only to the extent allowed by law, Lessor agrees to fully indemnify, defend and hold harmless Lessee and its employees, officers, agents and representatives from any and against any and all losses, claims and causes of actions, including without limitation attorney's fees incurred in defense thereof, liability and other damages of any kind including, but not limited to, property damage, personal injury or death, but only to the extent the suit, claim, cause of action, liability of damage is caused by Lessor's negligence or willful misconduct, or that of its elected officials, agents, employees, officers, directors, or contractors.

h. DAMAGE OR DESTRUCTION: If the leased premises (or access thereto) are partially or totally damaged by fire or other casualty, either party may, notwithstanding any provision of the lease to the contrary, terminate this lease by giving written notice to the other party to such effect within thirty (30) days after such partial damage or total destruction occurs, and Lessee's liability for rent shall cease from and after the date of such damage. Should the lease not be so terminated, the leased premises shall be restored by Lessor at its sole expense to the condition that pre-existed such damage, and abatement shall be made from the rent corresponding with the time during which, and the extent to which, the Leased Premises cannot be used by Lessee for its intended purposes. Notwithstanding the foregoing, the restoration obligations of Lessor shall apply and neither party shall have a right to terminate this lease if any such damage is insignificant enough so as to not inhibit Lessee from continuing its business operations in the leased premises in substantially the same manner as was possible prior to such damage occurring.

- i. MISCELLANEOUS: This lease shall be governed by any and interpreted in accordance with the laws of the State of Texas and venue for any action shall be in Webb County, Texas. The invalidity of any provision of this Lease, as determined by a court of competent jurisdiction in Webb County, Texas shall in no way affect the validity of any other provision hereof. This lease may not be amended, altered or otherwise changed except as mutually agreed to and executed by the parties hereto in writing.

IN WITNESS WHEREOF, a duly authorized officer of the parties hereto have executed this lease effective as of the date first above written. Each page hereof has been initialed by Lessee's real estate departmental representative.

City of Laredo: City Manager  
City of Laredo  
1110 Houston  
P.O. Box 579  
Laredo, Texas 78042-0579

Securitas Security Services USA, Inc.: Securitas Security Services USA, Inc.  
Attn: Real Estate Operations  
Two Campus Drive  
Parsippany, N.J. 07054

SIGNED ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2007

CITY OF LAREDO  
BY: \_\_\_\_\_  
Cynthia Collazo  
Acting City Manager

Securitas Security Services USA, Inc.  
BY: \_\_\_\_\_  
William R. Lybrook, Jr.  
Director, Real Estate Operations

APPROVED AS TO FORM

\_\_\_\_\_  
Valeria M. Acevedo  
Acting City Attorney

By: \_\_\_\_\_  
Jerry Bruce Cain  
Assistant City Attorney

ATTEST:

\_\_\_\_\_  
Gustavo Guevara, Jr.  
City Secretary

## COUNCIL COMMUNICATION

<b>DATE:</b>  3/12/07	<b>SUBJECT: FINAL READING OF ORDINANCE NO. 2007-O-030</b> Amending the fiscal year 2006-2007 budgets for Risk Management fund by \$325,182.00 and 2005 Certificate of Obligation (C.O.) fund by \$352,874.00 by appropriating revenues and expenditures in both funds. Funds are provided by the Texas Municipal League (TML) for the replacement of the fire pumper truck damaged beyond repair. Funds will be used to reimburse the 2005 C.O. for the purchase of a replacement fire pumper truck.																																																		
<b>INITIATED BY:</b> Ms. Cynthia Collazo Acting City Manager		<b>STAFF SOURCE:</b> Luis F. Sosa, Jr. Fire Chief																																																	
<b>PREVIOUS COUNCIL ACTION:</b> On February 20, 2007, City Council directed staff to proceed with the proposed amendments for FY 2006-2007 budgets.																																																			
<b>BACKGROUND:</b> On Thursday, December 7, 2006 at approximately 7:08 a.m., Fire Engine # 9 was responding to a Motor Vehicle Accident when it was damaged beyond repair in a vehicle rollover on IH35. The purchase of the American La France custom Liberty pumper truck is for the replacement of the fire pumper truck that was damaged beyond repair in the vehicle rollover on IH35.  The replacement fire pumper truck will be delivered within 120-150 calendar days. American LaFrance will also loan a fire pumper truck to the City of Laredo for \$1.00 until this replacement truck is delivered.																																																			
<b>FINANCIAL IMPACT:</b> The Risk Management and 2005 C.O. funds will be amended as follows:																																																			
<table style="margin-left: auto; margin-right: auto;"><thead><tr><th></th><th style="text-align: center;"><b>Budget</b></th><th style="text-align: center;"><b>Proposed Amendment</b></th><th style="text-align: center;"><b>Amended Budget</b></th></tr></thead></table>					<b>Budget</b>	<b>Proposed Amendment</b>	<b>Amended Budget</b>																																												
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<b>COMMITTEE RECOMMENDATION:</b>		<b>STAFF RECOMMENDATION:</b> Staff recommends that City Council approve the Final Reading as presented.																																																	

Amending the fiscal year 2006-2007 budgets for Risk Management fund by \$325,182.00 and 2005 Certificate of Obligation (C.O.) funds by \$352,874.00 by appropriating revenues and expenditures in both funds. Funds are provided by the Texas Municipal League Intergovernmental Risk Pool (TML) for the replacement of the fire pumper truck damaged beyond repair. Funds will be used to reimburse the 2005 C.O. for the purchase of a replacement fire pumper truck.

Whereas, TML reimbursed the Risk Management fund in Fiscal Year 2006-2007 for the fire pumper truck that was damaged beyond repair; and

Whereas, the TML reimbursement in Risk Management will be used to fund transfer out; and

Whereas, the 2005 C.O. funded the emergency purchase of the fire pumper truck; and

Whereas, the transfer will be used to reimburse the 2005 C.O. fund for purchasing the fire pumper replacement truck.

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:**

1. The FY 2006-2007 Risk Management and 2005 C.O. funds are hereby amended as follows:

The Risk Management and 2005 C.O. funds will be amended as follows:

	<b>Budget</b>	<b>Proposed Amendment</b>	<b>Amended Budget</b>
<b>Risk Management</b>			
Revenues:			
Reimb.-Damaged Property	-	325,182	325,182
Expenditures:			
Transfer Out-2005 C.O.	-	352,874	352,874
Reserve Appropriation	241,130	<u>(27,692)</u>	213,438
Total Expenses		<u>325,182</u>	
<b>2005 C.O.</b>			
Revenues:			
Transfer In-Risk Mgmt.	-	352,874	352,874
Expenditures:			
Reserve Appropriation	123,052	352,874	475,926

2. This Ordinance shall become effective upon passage thereof.

**PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS,**  
 \_\_\_\_\_ **day of March 2007.**

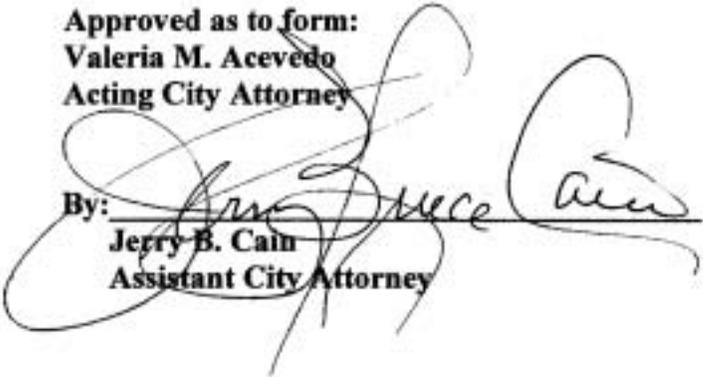
\_\_\_\_\_  
**Raul G. Salinas, Mayor**

Attest:

---

Gustavo Guevara, Jr.  
City Secretary

Approved as to form:  
Valeria M. Acevedo  
Acting City Attorney

By:   
Jerry B. Cain  
Assistant City Attorney

## COUNCIL COMMUNICATION

<b>DATE:</b>  03/ 19 /2007	<b>FINAL READING #2007-O-031</b>  Authorizing the City Manager to enter into an agreement with the Federal Bureau of Investigation in the amount of \$15,573 and amend the FY 2006-2007 City of Laredo Budget by \$15,573. The agreement's purpose is to reimburse cost for overtime incurred by the Laredo Police Department in providing resources of OCDETF (Organized Crime Drug Enforcement Task Forces). The term of this agreement is from September 30, 2006 through October 1, 2007		
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Agustin Dovalina, III, Chief of Police		
<b>PREVIOUS COUNCIL ACTION</b>			
City council approved Public Hearing and Introductory Ordinance on February 20, 2007.			
<b>BACKGROUND:</b>			
Pursuant to Public Law #108-7 for Fiscal Year 2007, the FBI has been authorized to pay overtime for the police officers assigned to the formalized South Texas Drug Related Public Corruption Task Force as set forth for expenditures necessary for detection, investigation, and prosecution of crimes against the United States of America. The OCDETF provides financial resources to state and local law enforcement agencies that target high level drug trafficking / criminal organizations.			
<b>FINANCIAL SECTION:</b>			
	Original Budget	Proposed Budget	Budget Amendment
Revenues:			
Federal Bureau of Investigation Account # 229-0000-373-2047	\$ 0	\$15,573	\$15,573
Expenditures:			
Account # 229-2343-521-1120	\$ 0	\$15,573	\$15,573
<b>RECOMMENDATION:</b> N/A	<b>STAFF RECOMMENDATION:</b> Recommends that Council approve this Ordinance.		

**FINAL READING # 2007-O-031**

**Authorizing the City Manager to enter into an agreement with the Federal Bureau of Investigation in the amount of \$15,573 and amend the FY 2006-2007 City of Laredo Budget by \$15,573. The agreement's purpose is to reimburse cost for overtime incurred by the by the Laredo Police Department in providing resources of OCDEF (Organized Crime Drug Enforcement Task Forces). The term of this agreement is from September 30, 2006 through October 1, 2007.**

**Whereas**, an agreement with the Federal Bureau of Investigations will reimburse the City of Laredo in the amount of \$15,573 for the over time work by its police officers in joint operational task forces; and

**Whereas**, the Chief of Police recommends that the City Council authorize the approval of this overtime agreement; and

**Whereas**, the City Council finds that such a budget amendment should be made and beneficial to the City; and

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:**

Section 1: the City Manager is hereby authorized to enter into an overtime agreement with the Federal Bureau of Investigation.

Section 2: The term of this agreement is from October 1, 2006 through September 30, 2007.

Section 3: The City of Laredo's FY 2006-2007 annual budget is hereby amended in the amount of \$15,573 for reimbursable overtime costs.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE  
\_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

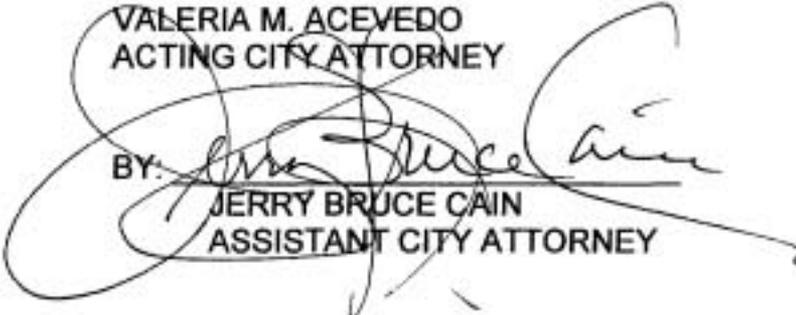
\_\_\_\_\_  
RAUL SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA M. ACEVEDO  
ACTING CITY ATTORNEY

BY:

  
\_\_\_\_\_  
JERRY BRUCE CAIN  
ASSISTANT CITY ATTORNEY

**COUNCIL COMMUNICATION**

<p><b>DATE:</b></p> <p align="center">03/19 /07</p>	<p><b>SUBJECT:</b> Final Reading / Ordinance #2007-0-032</p> <p>Amending Ordinance #2006-0-175 so as to accept a supplemental grant in the amount of \$67,000.00 from the Texas Automobile Theft Prevention Authority and to amend the City of Laredo's FY 2006-2007 annual budget in the amount of \$67,000.00. This supplemental grant of \$67,000.00 is 100% funded at no cost to the city. The 2006-2007 Texas Automobile Theft Prevention Authority grant for the Laredo Autotheft Task Force will now total \$413,000.00. The funding period for this grant is from September 1, 2006 through August 31, 2007.</p>																				
<p><b>INITIATED BY:</b> Cynthia Collazo Acting City Manager</p>	<p><b>STAFF SOURCE:</b> Agustin Dovalina, III Chief of Police</p>																				
<p><b>PREVIOUS COUNCIL ACTION:</b> City Council approved the 2006-2007 ATPA grant (Reference Ordinance# 2006-0-175)</p>																					
<p><b>ACTION PROPOSED:</b> That this ordinance be passed and approved.</p>																					
<p><b>BACKGROUND:</b> This grant pays salaries, fringe benefits, equipment and supplies for one LPD Sergeant, four LPD Investigators, and one Webb County Sheriff's Investigator. This grant is in its 14<sup>th</sup> year of funding.</p>																					
<p><b>FINANCIAL:</b></p> <table border="0"> <thead> <tr> <th></th> <th align="center"><u>Original Budget</u></th> <th align="center"><u>Proposed Budget</u></th> <th align="center"><u>Budget Amendment</u></th> </tr> </thead> <tbody> <tr> <td><i>Revenues:</i></td> <td></td> <td></td> <td></td> </tr> <tr> <td><i>Autotheft Task Force Grant Account # 222-0000-373-7007</i></td> <td align="right">\$662,047</td> <td align="right">\$729,047</td> <td align="right">\$67,000</td> </tr> <tr> <td><i>Expenses:</i></td> <td></td> <td></td> <td></td> </tr> <tr> <td><i>Machinery and Equipment Account #222-2362-525-9004</i></td> <td align="right">\$0</td> <td align="right">\$67,000</td> <td align="right">\$67,000</td> </tr> </tbody> </table>			<u>Original Budget</u>	<u>Proposed Budget</u>	<u>Budget Amendment</u>	<i>Revenues:</i>				<i>Autotheft Task Force Grant Account # 222-0000-373-7007</i>	\$662,047	\$729,047	\$67,000	<i>Expenses:</i>				<i>Machinery and Equipment Account #222-2362-525-9004</i>	\$0	\$67,000	\$67,000
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	<p><b>STAFF:</b> Recommends that City Council pass and approve this Ordinance.</p>																				

**ORDINANCE #2007-0-032**

Amending Ordinance #2006-0-175 so as to accept a supplemental grant in the amount of \$67,000.00 from the Texas Automobile Theft Prevention Authority and to amend the City of Laredo's FY 2006-2007 annual budget in the amount of \$67,000.00. This supplemental grant of \$67,000.00 is 100% funded at no cost to the city. The 2006-2007 Texas Automobile Theft Prevention Authority grant for the Laredo Autotheft Task Force will now total \$413,000.00. The funding period for this grant is from September 1, 2006 through August 31, 2007.

**Whereas**, the Governor's Automobile Theft Prevention Authority has provided grant monies to Laredo in the preceding fourteen (14) years to interdict auto theft; and

**Whereas**, the supplemental grant from the Governor's Automobile Theft Prevention Authority will total in the amount of \$67,000.00 for the period of September 1, 2006 to August 31, 2007; and

**Whereas**, the City of Laredo has agreed that in the event of loss or misuse of the Automobile Theft Prevention Authority funds, the City of Laredo assures that the funds will be returned to the Automobile Theft Prevention Authority; and

**NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:**

Section 1: The City of Laredo's FY 2006-2007 annual budget is hereby amended in the amount of \$67,000.00 to fund the Laredo Auto Theft Task Force. A.T.P.A. will be designating \$413,000.00 in grant funding for a one-year funding period for the Auto Theft Task Force beginning on September 1, 2006 through August 31, 2007.

Section 2: Authorizing the City Manager to execute all necessary documents to achieve said grant and to effectuate its terms.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE  
\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

\_\_\_\_\_  
RAUL SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:

  
\_\_\_\_\_  
JERRY B. CAIN  
ASSISTANT CITY ATTORNEY

### COUNCIL COMMUNICATION

<b>DATE:</b>  <b>03/12/2007</b>	<b>SUBJECT: FINAL READING ORDINANCE 2007-O-033</b> Authorizing the City Manager to amend the City of Laredo FY 2006-2007 annual budget by increasing revenues and expenditures of \$18,579.00 in additional funds from the Texas Health and Human Services Commission for the Children's Health Insurance Program (CHIP); extending the grant period ending November 30, 2006 to March 31, 2007 and authorizing the City Manager to execute said contract.
<b>INITIATED BY:</b> Horacio De Leon Assistant City Manager	<b>STAFF SOURCE:</b> Hector F. Gonzalez, M.D., M.P.H. Health Director
<b>PREVIOUS COUNCIL ACTION:</b> On February 20, 2007, Council motioned for final reading.	
<b>BACKGROUND:</b>  The Texas Health and Human Services Commission is contracting with the City of Laredo for the City of Laredo Health Department to conduct CHIP Outreach from December 1, 2006 through March 31, 2007.  The CHIP Outreach Project provides outreach and enrollment assistance activity. This program:  <ol style="list-style-type: none"><li>1. Conducts outreach activities that will reach families for uninsured children in ways that are culturally competent and locally appropriate,</li><li>2. Provides application assistance,</li><li>3. Educates families about the value and proper use of health insurance,</li><li>4. Works in conjunction with local community-based organizations; and</li><li>5. Assists in re-enrollment process of families currently participating in the insurance program.</li></ol>	
<b>CONTINUED ON NEXT PAGE</b>	
<b>FINANCIAL:</b> The Children's Health Insurance Program (CHIP) grant is being increased in the amount of \$18,579.00 for the period beginning December 1, 2006 through March 31, 2007. The revenue line item for this project is 226-0000-323-4082 and the expenditure division is 226-6049.	
<b>RECOMMENDATIONS:</b>	<b>STAFF:</b> Recommends that Council approve the ordinance.

**CONTINUED FROM PAGE 1**

CHIP Extension thru March 31, 2007

226-6049

**CONTINUED FROM PAGE 1**

CHIP Extension thru March 31, 2007

226-6049

**BUDGET**

Amounts shown reflect budget from December 2006 to March 2007

CATEGORIES		CURRENT	CHANGE	APPROVED
		BUDGET		BUDGET
TDH GRANT REVENUES	\$		18,579	18,579
PROGRAM INCOME		0	0	0
TOTAL REVENUES	\$	0	18,579	18,579
EXPENSES				
PERSONNEL	\$	0	11,949	11,949
FRINGE BENEFITS		0	4,239	4,239
TRAVEL		0	0	0
EQUIPMENT		0	0	0
SUPPLIES			870	870
CONTRACTUAL		0	0	0
OTHER		0	1,521	1,521
TOTAL DIRECT COSTS	\$	0	18,579	18,579
RESERVE APPR.		0	0	0
TOTAL	\$	0	18,579	18,579

## ORDINANCE 2007-O-033

**AUTHORIZING THE CITY MANAGER TO AMEND THE CITY OF LAREDO FY 2006-2007 ANNUAL BUDGET BY INCREASING REVENUES AND EXPENDITURES OF \$18,579.00 IN ADDITIONAL FUNDS FROM THE TEXAS HEALTH AND HUMAN SERVICES COMMISSION FOR THE CHILDREN'S HEALTH INSURANCE PROGRAM (CHIP); EXTENDING THE GRANT PERIOD ENDING NOVEMBER 30, 2006 TO MARCH 31, 2007; AND AUTHORIZING THE CITY MANAGER TO EXECUTE SAID CONTRACT.**

**WHEREAS**, the Texas Health and Human Services Commission is contracting with the City of Laredo for the City of Laredo Health Department to conduct CHIP Outreach from December 1, 2006 through March 31, 2007; and

**WHEREAS**, the Children's Health Insurance Project (CHIP) provides outreach and enrollment assistance activity. This project:

1. Conducts outreach activities that will reach families for uninsured children in ways that are culturally competent and locally appropriate,
2. Provides application assistance,
3. Educates families about the value and proper use of health insurance,
4. Works in conjunction with local community-based organizations; and assists in re-enrollment process of families currently participating in the insurance program; and

**NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:**

**Section 1:** The City Manager is hereby authorized to amend the City of Laredo FY 2006-2007 annual budget by increasing revenues and expenditures in the amount of \$18,579.00 in additional funds from the Texas Health and Human Services Commission for the Children's Health Insurance Program (CHIP) Outreach Project of the City of Laredo Health Department, and extending beginning December 1, 2006, through March 31, 2007; and authorizing the City Manager to execute the contract.

**Section 2:** Revenue line item 226-0000-323-4082 funded by the Texas Health and Human Services Commission is hereby increased by \$18,579.00.

**Section 3:** Expenditure division 226-6049 is increased by \$18,579.00.

**Section 4:** The City Manager is hereby authorized to make transfers within the budget as allowable under the General Provisions of the existing general contract to meet the necessary costs to accomplish the scope of work for the project.

**PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR**

**ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.**

\_\_\_\_\_  
RAUL G. SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
Valeria Acevedo  
Acting City Attorney

\_\_\_\_\_  
MELISSA SALDAÑA  
ASSISTANT CITY ATTORNEY

## COUNCIL COMMUNICATION

<b>DATE:</b>  03/19/2007	<b>SUBJECT: FINAL READING OF ORDINANCE 2007-O-035</b>  Amending the City of Laredo fiscal year 2007 General Fund Budget by appropriating \$2,500,000.00 from opening balance for various one time expenditures and or capital improvement projects.		
<b>INITIATED BY:</b>  Cynthia Collazo, Acting City Manager		<b>STAFF SOURCE:</b>  Rosario C. Cabello, Finance Director	
<b>PREVIOUS COUNCIL ACTION:</b>  City Council adopted the budget for fiscal year 2007 on September 18, 2006 by Ordinance 2006-O-225. A public hearing and introduction of this ordinance will be held on February 20, 2007.			
<b>BACKGROUND:</b>  The General Fund of the City of Laredo ended the 2006 fiscal year with a fund balance of \$21,089,204 which is the equivalent to 20.69% of operating expenditures. The generally recommended percentage is 15%. The proposed drawdown of \$2,500,000 from fund balance will not have a negative effect on the recommended percentage. The drawdown of \$2,500,000 will be set aside as a restricted reserve for one time expenditures and or capital improvement projects.			
<b>FINANCIAL:</b>			
<b>General Fund</b>			
	<b>Annual Budget FY 2007</b>	<b>Proposed Amendment</b>	<b>Amended Budget FY 2007</b>
<b>Opening Balance</b>	21,089,204	(2,500,000)	18,589,204
<b>Expenditures:</b>			
Restricted Reserve	448,054	2,500,000	2,948,054
<b>COMMITTEE RECOMMENDATION:</b>		<b>STAFF RECOMMENDATION:</b>  Conduct final reading of this ordinance.	

ORDINANCE 2007-O-035

AMENDING THE CITY OF LAREDO FISCAL YEAR 2007 GENERAL FUND BUDGET BY APPROPRIATING \$2,500,000.00 FROM OPENING BALANCE FOR VARIOUS ONE TIME EXPENDITURES AND OR CAPITAL IMPROVEMENT PROJECTS.

WHEREAS, on September 18, 2006, City Council adopted the fiscal year 2007 annual budget; and

WHEREAS, on February 20, 2007, City Council held a public hearing and introduced this ordinance; and

WHEREAS, in order to provide the necessary funding for various one time expenditures and or capital improvements projects the following budget amendment is hereby proposed.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The General Fund is here hereby emended as follows:

**FINANCIAL:**

**General Fund**

	<b>Annual Budget FY 2007</b>	<b>Proposed Amendment</b>	<b>Amended Budget FY 2007</b>
<b>Opening Balance</b>	21,089,204	(2,500,000)	18,589,204
<b>Expenditures:</b>			
Restricted Reserve	448,054	2,500,000	2,948,054

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

\_\_\_\_\_  
RAUL G. SALINAS,  
MAYOR

ATTEST:

APPROVED AS TO FORM:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.,  
CITY SECRETARY

\_\_\_\_\_  
VALERIA M. ACEVEDO  
ACTING CITY ATTORNEY

**COUNCIL COMMUNICATION**

<b>DATE:</b>  03/19/07	<b>SUBJECT: FINAL READING OF ORDINANCE NO. 2007-O-036 AMENDING SECTION 12-81 [PURPOSE AND SCHEDULE] OF ARTICLE IV [FIRE PREVENTION FEES] OF CHAPTER 12 [FIRE PREVENTION &amp; PROTECTION] OF THE CODE OF ORDINANCES TO REVISE AND AMEND THE FEES FOR INSPECTION SERVICES, AND ADDING THE NEW SPRINKLER INSTALLATION, SPRINKLER SYSTEM MODIFICATION / REMODEL, NEW FIRE ALARM SYSTEM INSTALLATION, FIRE ALARM MODIFICATION / REMODEL, FIRE ALARM CONNECTED TO SPRINKLER SYSTEM, FIRE ALARM PANEL REPLACEMENT; AND PROVIDING FOR EFFECTIVE DATE.</b>
<b>INITIATED BY:</b> Cynthia Collazo Acting City Manager	<b>STAFF SOURCE:</b> Luis F. Sosa, Jr. Fire Chief
<b>PREVIOUS COUNCIL ACTION:</b> On February 20, 2007, City Council directed staff to proceed with the proposed amendment of Inspection Fees and Inspection Services.	
<b>BACKGROUND:</b>  The NFPA 1 Fire Prevention Code adopted in August 23, 1999 which is updated yearly requires fire inspections of certain buildings and allows for charging of fees according to a schedule. These fees were last adjusted in 2006. Since the Fire Department is legally charged with the duty of performing fire inspection services and life safety inspections for the community, it cannot readily meet the requirements of the National Fire Protection Code (NFPA) to maintain adequate inspections each year because of limitation of personnel and lack of automated software systems. Amending plan review fee's because of a type-o to adjust the cost of plan reviews for construction from \$0.02 to \$0.01, plan reviews for sprinkler system from \$0.02 to \$0.002 and plan reviews for fire alarm system from \$0.02 to \$0.002. The addition of plan reviews for new sprinkler installation, sprinkler system modification / remodel, new fire alarm system installation, fire alarm modification / remodel, fire alarm connected to sprinkler system, and fire alarm panel replacement is subject to these items not being incorporated into the last ordinance amendment.	
<b>FINANCIAL IMPACT:</b>  With the implementation of these fees the revenues for Fiscal Year 2006-2007 for fire permits and fire inspections will increase by an estimated \$40,618 which translates to 17%.	
<b>COMMITTEE RECOMMENDATION:</b>	<b>STAFF RECOMMENDATION</b> Staff recommends that City Council approves the Final Reading as presented.

**FINAL READING OF ORDINANCE NO. 2007-O-036**

**AMENDING SECTION 12-81 [PURPOSE AND SCHEDULE] OF ARTICLE IV [FIRE PREVENTION FEES] OF CHAPTER 12 [FIRE PREVENTION & PROTECTION] OF THE CODE OF ORDINANCES TO REVISE AND AMEND THE FEES FOR INSPECTION SERVICES, AND ADDING THE NEW SPRINKLER INSTALLATION, SPRINKLER SYSTEM MODIFICATION / REMODEL, NEW FIRE ALARM SYSTEM INSTALLATION, FIRE ALARM MODIFICATION / REMODEL, FIRE ALARM CONNECTED TO SPRINKLER SYSTEM, FIRE ALARM PANEL REPLACEMENT; AND PROVIDING FOR EFFECTIVE DATE.**

**WHEREAS**, the Fire Department is legally charged with the duty of performing Fire inspection services and life safety inspections for the community; and

**WHEREAS**, the Fire Department cannot readily meet the requirements of the National Fire Protection Code (NFPA) to maintain adequate inspections each year because of limitation of personnel and lack of automated software systems; and

**WHEREAS**, the cost of providing these services necessitates increases in the fire inspection fees; and

**WHEREAS**, these increases are recommended in the interest of the public health and welfare.

**NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO, TEXAS.**

Part 1: That Section 12-81 of Article IV of Chapter 12 of the Code of Ordinances is amended to read as follows:

Section 12-81. Purpose and Schedule

Fees for Fire Inspection Services and Inspections shall be for the amounts and purposes hereinafter set forth in Exhibit A.

<b>Activity</b>	<b>Existing Fees</b>	<b>Proposed Fees</b>	
<b>Plan Review</b>			
Plat Review	<del>(\$100.00)</del>	\$100.00	Per plat
Plan Review Construction	<del>(\$100.00 + \$0.02 per square foot)</del>	\$100.00 + \$0.01 per Square Foot	
Plan Review for Sprinkler System	<del>(\$100.00 + \$0.02 per square foot)</del>	\$100.00 + \$0.002 per Square Foot	
New Sprinkler System Installation	<del>(180.00)</del>	\$100.00 + (1-25) \$1.50 per head, (26 +) \$0.50 per head	
Sprinkler System Modification / Remodel	<del>(180.00)</del>	\$50.00 +	

		(1-25) \$1.50 per head. (26 +) \$0.50 per head	
Plan Review for Fire Alarm System	(\$100.00 + \$0.02 per square foot)	\$100.00 + \$0.002 per Square Foot	
New Fire Alarm System Installation	(\$180.00)	\$100.00 + (1-25) \$1.75 per device, (26 +) \$0.75 per device.	
Fire Alarm Modification / Remodel	(\$180.00)	\$50.00 + (1-25) \$1.75 per device, (26 +) \$0.75 per device	
Fire Alarm Connected to Sprinkler System	(\$180.00)	\$100.00	Per panel
Fire Alarm Panel Replacement	(\$180.00)	\$100.00	Per panel
Plan Review for Vent Hood System	\$180.00	\$180.00	Per hood
<b>Permits</b>			
Above Ground Storage Tanks	\$150.00	\$150.00	Per tank
Control Burning	\$100.00	\$100.00	For every 30 days
Explosive (Transport)	\$50.00	\$50.00	Per vehicle
Food Booth	\$20.00	\$20.00	Per day
Fireworks Display	\$250.00	\$250.00	Per event
LPG Tank	\$50.00	\$50.00	Per tank
Mobile Refuel initial fee	\$250.00	\$250.00	
Mobile Refuel 1-3 vehicles	\$200.00	\$200.00	
Mobile Refuel 4-6 vehicles	\$400.00	\$400.00	
Mobile Refuel 7-10 vehicles	\$600.00	\$600.00	
Mobile Refuel 11 + vehicles	\$800.00	\$800.00	
Parade Float	\$20.00	\$20.00	Per float
Pyrotechnics, Indoor	\$50.00	\$50.00	Per event
Spray Paint Booths	\$150.00	\$150.00	Per booth
Underground Storage Tanks	\$150.00	\$150.00	Per tank
Used Clothing (Ropa Usada) small stores only	\$100.00	\$100.00	
Underground Fire Line	\$50.00	\$50.00	Per line
Tents Permits	\$50.00	\$50.00	Per tent
<b>Inspections</b>			
After Hours Inspection	\$200.00	\$200.00	Per hour
Airport	\$100.00	\$100.00	
Beer and Wine Permits Inspection	\$100.00	\$100.00	
Church	\$50.00	\$50.00	
Daycare or Similar Inspection	\$50.00	\$50.00	
Detention / Correctional	\$100.00	\$100.00	
Fire Inspection	\$50.00	\$50.00	
Fire Line Pressure Test	\$50.00	\$50.00	Per line
Fuel Pump (each)	\$50.00	\$50.00	Per pump

Hotel/Motel	\$100.00	\$100.00	
Hospital or Similar Inspection	\$250.00 + \$1.00 per Bed after 250 beds	\$250.00 + \$1.00 per Bed after 250 beds	
Hydrostatic Test	\$50.00	\$50.00	Per test
Monitoring Wells ( Ignitable Liquids)	\$50.00	\$50.00	Per well
Nursing Home or Similar Inspection	\$150.00 + \$1.00 per Bed after 150 beds	\$150.00 + \$1.00 per Bed after 150 beds	
Rehab, Physical Therapy and Clinics	\$100.00	\$100.00	
Re-Inspection Fee	\$100.00	\$100.00	
Underground Tank Removal	\$100.00	\$100.00	Per tank
Warehouse 0 to 50,000 sq. ft.	\$100.00	\$100.00	
Warehouse 50,001 to 200,000 sq. ft.	\$200.00	\$200.00	
Warehouse 200,001 + sq. ft.	\$300.00	\$300.00	
Operating without a Permit	Permit fee + 150% of Permit fee	Permit fee + 150% of Permit fee	
<b>Others</b>			
Fire Drill (Commercial)	\$50.00	\$50.00	Per Fire Drill
Fire Equipment Demo/Training	\$150.00	\$150.00	Per demo/training up to 40 people
Fire Report Copy	\$10.00	\$10.00	Per copy
Standby Fire Company	\$250.00 per Hr.	\$250.00 per Hr.	Minimum 2hrs

Part 2: Section 12-82 of Article IV of Chapter 12 of the Code of Ordinances is amended to read as follows:

Section 12-82. When Imposed

That Fire Inspection Fees will be imposed on businesses that do not meet Safety and Fire Prevention Standards and require a secondary (and/or more additional) inspection. The following stipulations will be adhered to:

- 1) Businesses/Agencies that receive a satisfactory evaluation upon a primary visit will not be required to pay Fire Inspection Fees.
- 2) Businesses that require a secondary visit to verify that corrections have been made to deficiencies found initially will be charged even if corrections have been made or not. The fees will be applied as follows:

--The standard hourly fee of \$50 fifty dollars will be applied upon second visit to businesses that do not comply with violations (identified in initial visit)

--Businesses that require a third or more visits will be applied an hourly fee of \$100.00 hundred dollars.

Part 3: As required by Sections 2.09(D) and 8.03 of the Charter, this ordinance shall become effective from and after the later of the date of its publication or the 61<sup>st</sup> date after the date of its final passage.

Passed and approved by the City Council and signed by the Mayor on the \_\_\_\_\_ day of \_\_\_\_\_, 2007.

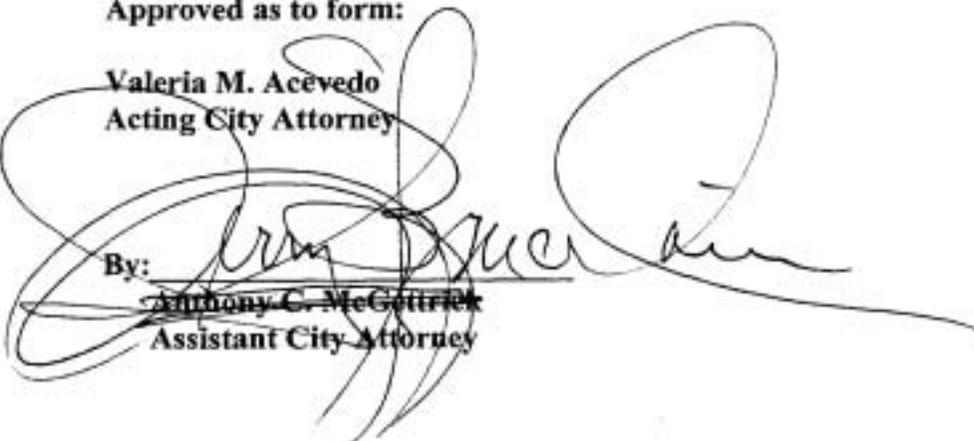
By: \_\_\_\_\_  
**Raul G. Salinas**  
**Mayor**

**Attest:**

\_\_\_\_\_  
**Gustavo Guevara, Jr.**  
**City Secretary**

**Approved as to form:**

**Valeria M. Acevedo**  
**Acting City Attorney**

By:   
~~**Anthony C. McGarrick**~~  
**Assistant City Attorney**

## COUNCIL COMMUNICATION

<b>Date:</b>  03/19/07	<b>SUBJECT: FINAL READING OF ORDINANCE NO. 2007-O-037</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 8, Block 809, Eastern Division, located at 1502 Wooster Street, from B-1 (Limited Commercial District) to R-3 (Mixed Residential District); providing for publication and effective date.      ZC-01-2007	
<b>Initiated by:</b> Ignacio Centeno	<b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager	
<b>Prior action:</b> This item was introduced by Micheal Landeck at the City Council meeting of 02/20/07.		
<b>BACKGROUND</b>  <p><b>Council District:</b> III – Micheal Landeck</p> <p><b>Proposed use:</b> Two single-family residential structures</p> <p><b>Site:</b> Two residential structures</p> <p><b>Warnings/Citations:</b> None.</p> <p><b>Surrounding land uses:</b> The land north of the property includes single-family residences and Daiches Elementary School. East of the site include single-family residences, apartments and Amaya's Auto Service. To the south of the site are single-family residences, J&amp;O Grocery, Mirtha's Professional Cuts, apartments and RS Bailbonds and notary. West of the site includes single-family residences, manufactured homes and Creations by Letty Floral Shop.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Retail/Office.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan does not identify Wooster Street.</p> <p><b>Letters sent to surrounding property owners:</b> 31      In Favor: 2      Opposed: 0</p>		
<b>STAFF COMMENTS</b>  <p>The proposed zone change is appropriate at this location. The proposed change is consistent with the adjacent R-3 districts to the west. Furthermore, the proposed change is compatible with the residential development situated along Wooster Street.</p>		
<b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P & Z Commission, in a 9 to 0 vote, recommended <b>approval</b> of the zone change.	<b>STAFF RECOMMENDATION:</b> Staff <b>supports</b> the proposed zone change	

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**R-3 (Mixed Residential District):** The purpose of the R-3 is to provide an area for higher density residential uses, the use of mobile homes on single lots, and those public and semipublic uses normally considered an integral part of the neighborhood they serve.

**Is this change contrary to the established land use pattern?**

No, the established land use pattern is mainly residential.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, the site is abutting an R-3 district to the east.

**Will change adversely influence living conditions in the neighborhood?**

No. There are substantial R-3 uses in the immediate vicinity.

**Are there substantial reasons why the property can not be used in accordance with existing zoning?**

No, the existing zoning district allows for sufficient residential uses.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING LOT 8, BLOCK 809, EASTERN DIVISION, LOCATED AT 1502 WOOSTER STREET, FROM B-1 (LIMITED COMMERCIAL DISTRICT) TO R-3 (MIXED RESIDENTIAL DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of Lot 8, Block 809, Eastern Division, located at 1502 Wooster Street, from B-1 (Limited Commercial District) to R-3 (Mixed Residential District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on February 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on February 20, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning Lot 8, Block 809, Eastern Division, located at 1502 Wooster Street, from B-1 (Limited Commercial District) to R-3 (Mixed Residential District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

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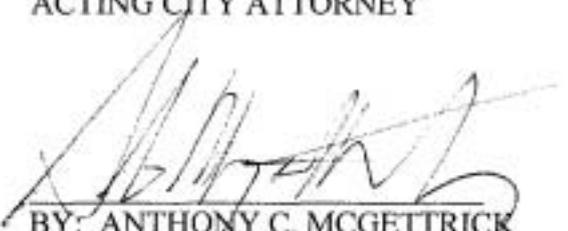
RAUL G. SALINAS  
MAYOR

ATTEST:

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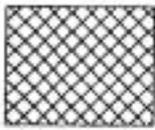
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



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BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

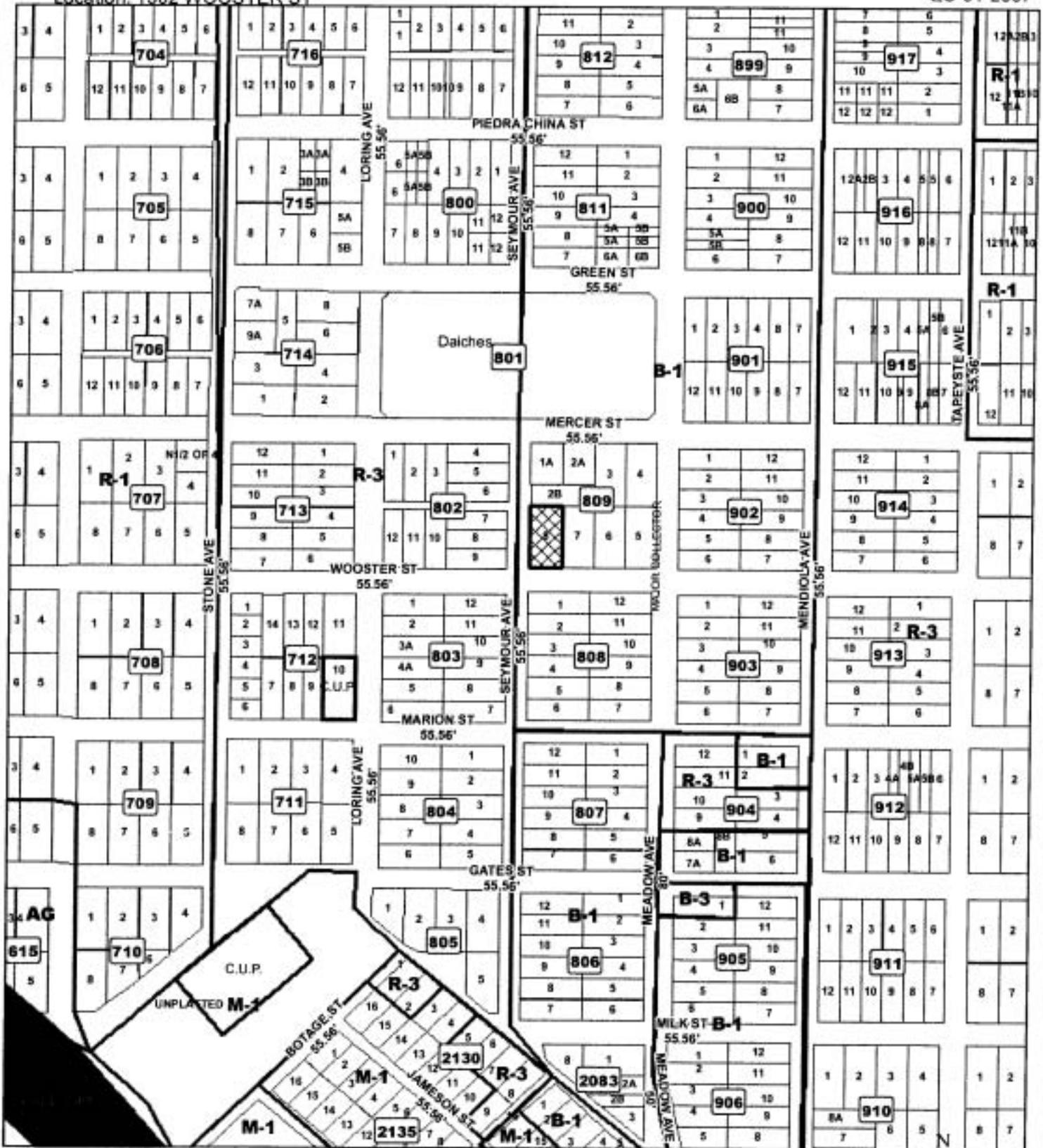


# Rezone from L-1 (Limited Commercial District) to R-3 (Mixed Residential District)

City of Laredo  
Planning & Zoning

Location: 1502 WOOSTER ST

ZC-01-2007



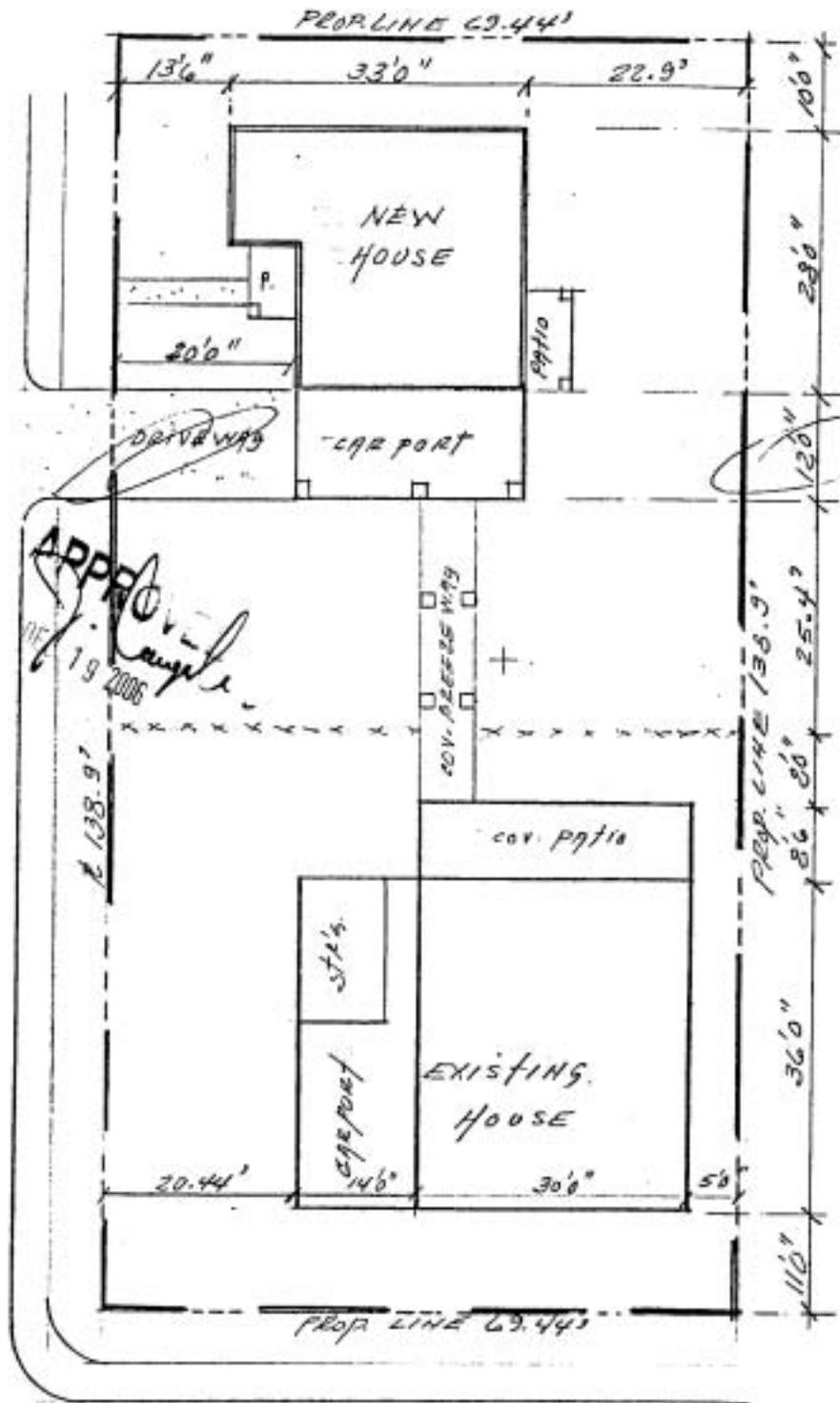
## ZONE DISTRICTS

-  Zone Districts
-  Overlays
-  PROPOSED REZONE



1 inch equals 300 feet

SEYMOUR



1502 WOOSTER ST.

# SITE PLAN

SC: 1" = 20' = 0"

LEGAL DESCRIPTION	
LOT _____	BLOCK _____

# 1502 Wooster



# 1502 Wooster



**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT: FINAL READING OF ORDINANCE NO. 2007-O-038</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 3, Block 1343, Eastern Division, located at 2315 Market Street, from R-3 (Mixed Residential District) to B-3 (Community Business District); providing for publication and effective date. <span style="float: right;">ZC-02-2007</span></p>	
<p><b>Initiated by:</b> Geronimo Trevino</p>	<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>	
<p><b>Prior action:</b> This item was introduced by Michael Landeck at the City Council meeting 02/20/07.</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> III – Michael Landeck</p> <p><b>Proposed use:</b> Commercial</p> <p><b>Site:</b> The property is currently a vacant commercial structure.</p> <p><b>Warnings/Citations:</b> None.</p> <p><b>Surrounding land uses:</b> The land north of the property includes the Tex-Mex Railroad, Market Hardware (closed), single-family residences, Caly’s Café and apartments. East of the site include single-family residences, vacant lots, manufactured homes , Sandy’s Beauty Shop, Fiesta Express, D’Gday’s Flowers, Tres Sal-sas Restaurant and apartments, . To the south of the site are single-family residences, apartments, manufactured homes and vacant lots. West of the site includes Rodrigucz Pipe &amp; Steel, single-family residences, manufactured homes and Three Points Park.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Retail/Office.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan identifies Market Street as a Major Collector.</p> <p><b>Letters sent to surrounding property owners:</b> 19      In Favor: 1      Opposed: 0</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is appropriate at this location. The proposed change is consistent with the adjacent B-3 districts and with the zoning trend along Market Street. Furthermore, the proposed change is compatible with the commercial pattern of development situated along this corridor.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in a 9 to 0 vote, recommended <b>approval</b> of the zone change.</p>	<p><b>STAFF RECOMMENDATION:</b> Staff <b>supports</b> the proposed zone change</p>	

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**B-3 (Community Business District):** The purpose of the B-3 District is to provide for those businesses and services serving a trade area larger than a neighborhood, but smaller than the entire city and located primarily along minor or principal arterial streets, as classified in the Transportation Plan of the City of Laredo. It is intended for this zoning classification to exist primarily abutting minor or principal arterial streets while preserving established residential neighborhoods along such streets.

**Is this change contrary to the established land use pattern?**

No, the established land use pattern is commercial in nature.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, there is an adjacent B-3 district to the west.

**Will change adversely influence living conditions in the neighborhood?**

Yes, the adjacent residences may be negatively impacted by the proposed commercial use.

**Are there substantial reasons why the property can not be used in accord with existing zoning?**

Yes, the current zoning only allows for residential type uses.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING LOT 3, BLOCK 1343, EASTERN DIVISION, LOCATED AT 2315 MARKET STREET, FROM R-3 (MIXED RESIDENTIAL DISTRICT) TO B-3 (COMMUNITY BUSINESS DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of Lot 3, Block 1343, Eastern Division, located at 2315 Market Street, from R-3 (Mixed Residential District) to B-3 (Community Business District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on February 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on February 20, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning Lot 3, Block 1343, Eastern Division, located at 2315 Market Street, from R-3 (Mixed Residential District) to B-3 (Community Business District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

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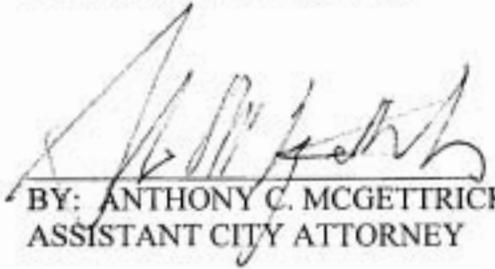
RAUL G. SALINAS  
MAYOR

ATTEST:

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GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY



# Rezone from R-3 (Mixed Residential District) to B-3 (Community Business District)

City of Laredo  
Planning & Zoning

ZC-02-2007

Location: 2315 MARKET ST



## ZONE DISTRICTS

-  Zone Districts
-  Overlays
-  PROPOSED REZONE

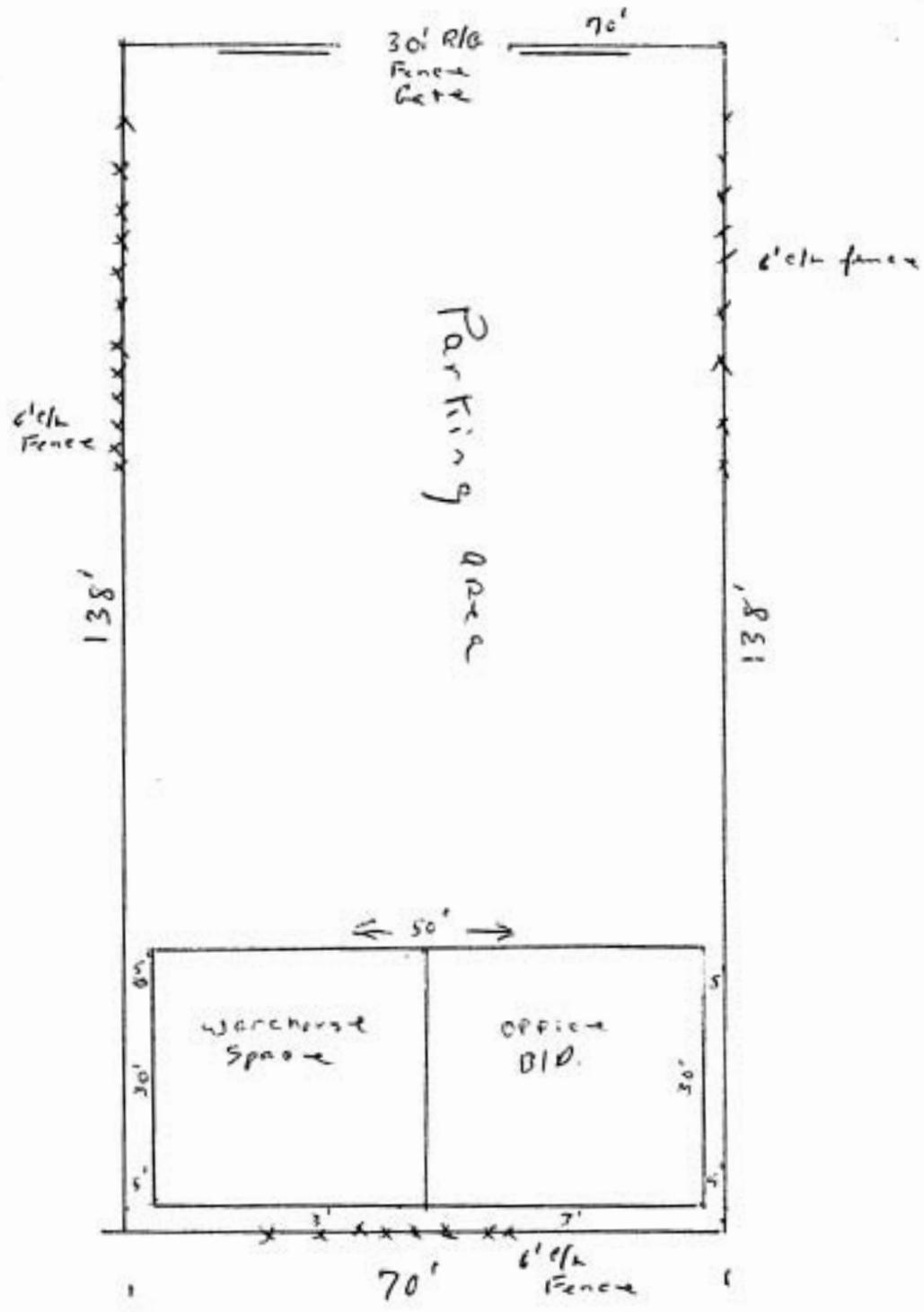


1 inch equals 300 feet

11 1001 11

MARKET ST

2315 market  
lot # 3  
block 1343  
subdivision ED





**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT:</b> FINAL READING OF ORDINANCE NO. 2007-O-039 Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lots 8 through 18, Block 8, Del Mar Village Subdivision, located at 313 West Village Boulevard, from B-3 (Community Business District) to B-4 (Highway Commercial District); providing for publication and effective date. <span style="float: right;">ZC-84-2005</span></p>	
<p><b>Initiated by:</b> Marina Ramirez</p>		<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>
<p><b>Prior action:</b> This item was introduced by Johnny Rendon at the City Council meeting of 02/20/07.</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> V- Johnny Rendon</p> <p><b>Proposed use:</b> Amusement Redemption Machine Establishment</p> <p><b>Site:</b> The site is currently and retail center with an existing amusement redemption machine establishment.</p> <p><b>Surrounding land uses:</b> IH-35 is to the west. Keno Masters Amusement Center, Border Bingo, Extended Stay America and Laredo Family Health Center is to the north. East of the property are Kowalsky, Rose &amp; Co. CPA, Regency Plaza and Open MRI. South of the site are Lin's Restaurant, Buffalo Wild Wings, Lack's Furniture and Lowe's.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Retail/Office.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan does not identify Village Boulevard and IH-35 is identified as a Freeway and Expressway.</p> <p><b>Letters sent to surrounding property owners:</b> 11      In Favor: 1      Opposed: 1</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is appropriate at this location. The proposed change is consistent with the Comprehensive Plan's Retail/Office designation. The proposed B-4 zoning classification meets the location and dimensional criteria as specified in the Laredo Land Development Code in which it is to be located along principal arterial streets or the freeway.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in a 9 to 0 vote, recommended <b>approval</b> of the zone change.</p>		<p><b>STAFF RECOMMENDATION:</b> Staff <b>supports</b> the proposed zone change.</p>

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**B-4 (Highway Commercial District):** The purpose of the B-4 District is to provide for those businesses and services serving a regional area which are to be located primarily along principal (major) arterial streets or the freeway, as classified in the Transportation Plan of the City of Laredo. It is intended for this zoning classification to exist primarily along principal arterial streets or the freeway and to impose site development regulations to ensure adequate access of all uses within this classification.

**Is this change contrary to the established land use pattern?**

No, the established land use pattern already has similar uses.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

No, the site is surrounded by B-4 districts.

**Will change adversely influence living conditions in the neighborhood?**

No, there are no neighborhoods in the immediate vicinity.

**Are there substantial reasons why the property can not be used in accordance with existing zoning?**

No, the existing zoning district allows for sufficient commercial-type uses.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING LOTS 8 THROUGH 18, BLOCK 8, DEL MAR VILLAGE SUBDIVISION, LOCATED AT 313 WEST VILLAGE BOULEVARD, FROM B-3 (COMMUNITY BUSINESS DISTRICT) TO B-4 (HIGHWAY COMMERCIAL DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of Lots 8 through 18, Block 8, Del Mar Village Subdivision, located at 313 West Village Boulevard, from B-3 (Community Business District) to B-4 (Highway Commercial District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on February 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **approval** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on February 20, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning Lots 8 through 18, Block 8, Del Mar Village Subdivision, located at 313 West Village Boulevard, from B-3 (Community Business District) to B-4 (Highway Commercial District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

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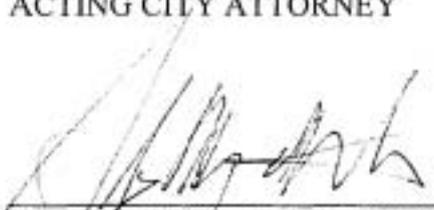
RAUL G. SALINAS  
MAYOR

ATTEST:

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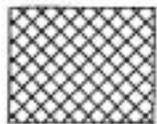
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



---

BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY



# Rezone from B (Community Business District) to B-4 (Highway Commercial District)

City of Laredo  
Planning & Zoning

Location: 313 W Village Blvd

ZC-84-2005

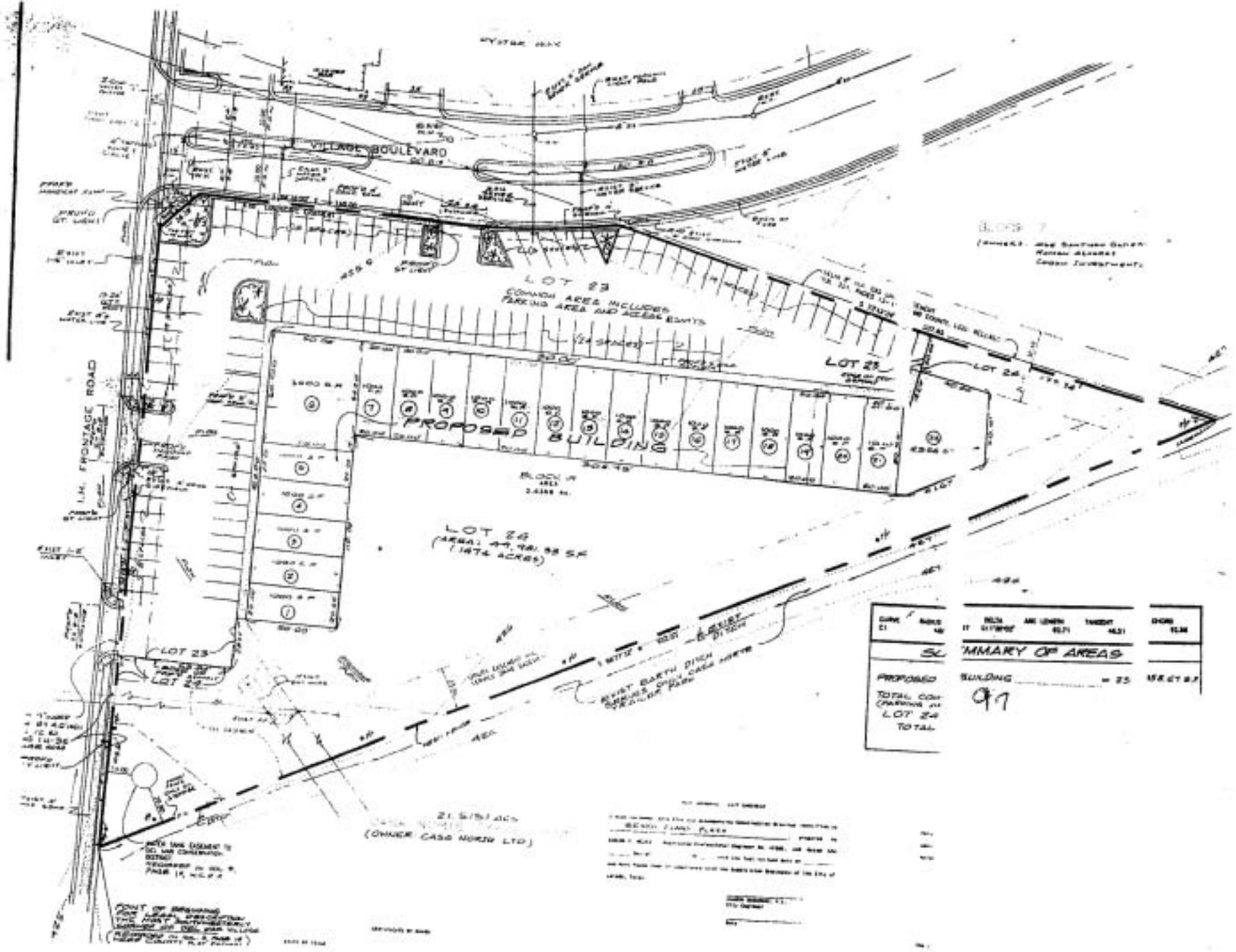


### ZONE DISTRICTS

-  Zone Districts
-  Overlays
-  PROPOSED REZONE



1 inch equals 300.00 feet



3.073  
 (ANNEX) See Section 601  
 Kanan Alkali  
 Cases Investments

LOT 23  
 COMMON AREAS INCLUDED  
 PARKING AREA AND ACCESSWAYS

PROPOSED BUILDING

LOT 24  
 (AREA: 47,981.98 SQ FT  
 (1.1474 ACRES))

DATE	NO.	BY	REVISION	DATE	BY
01					

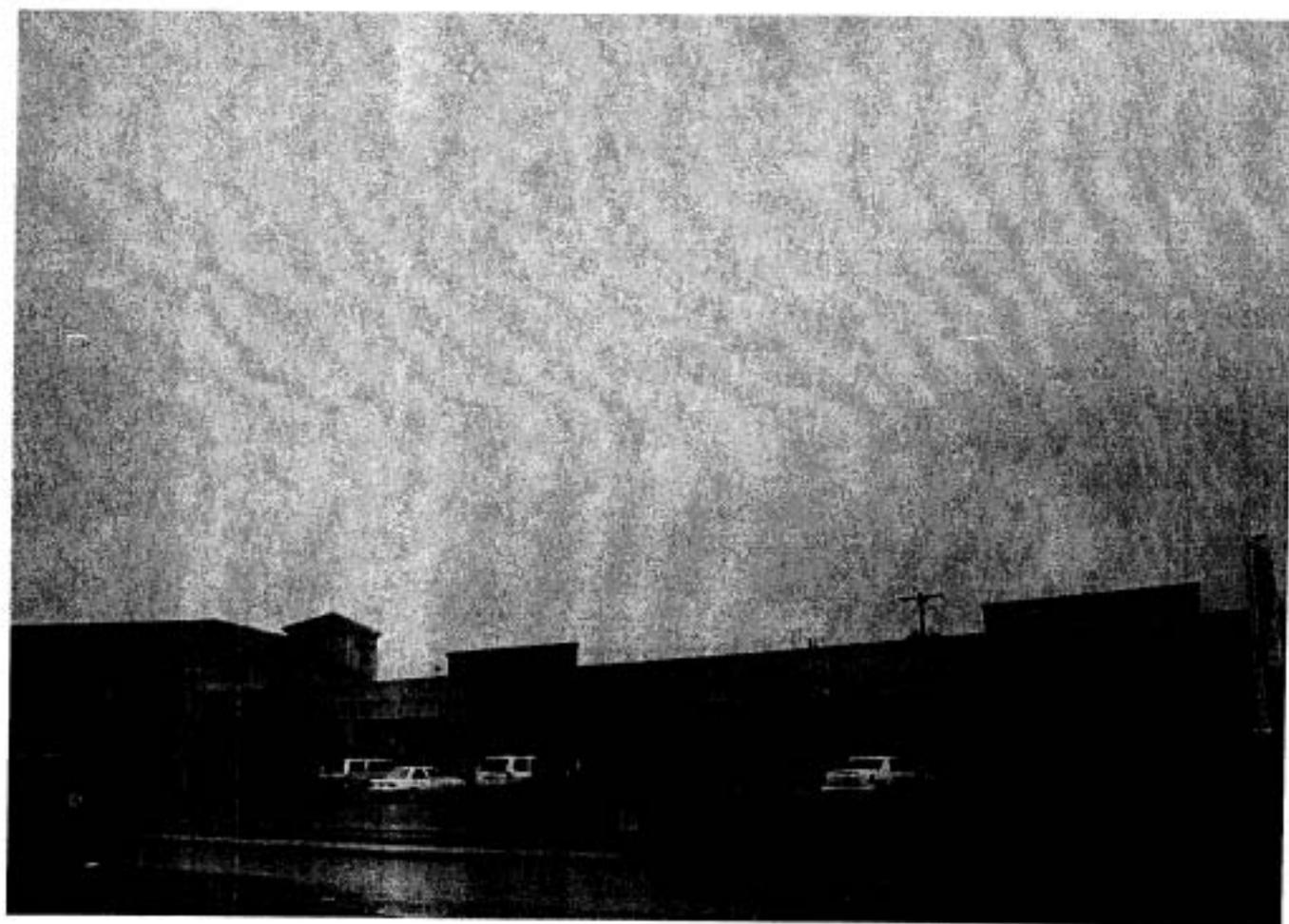
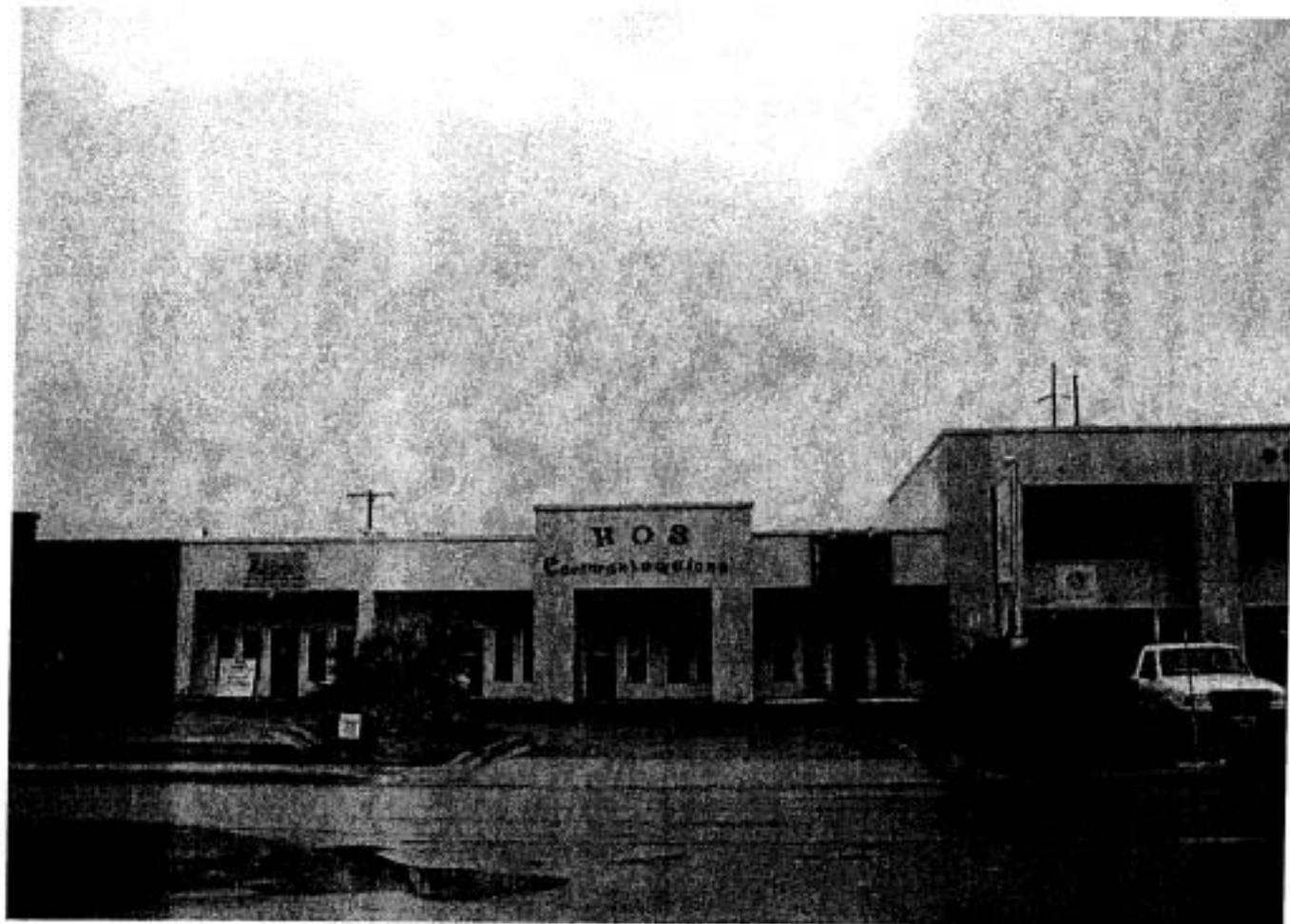
  

SUMMARY OF AREAS	
PROPOSED BUILDING	= 25
TOTAL CON. CHARGES AT LOT 24	97
TOTAL	156,078.7

21,575/100  
 (CHUCK CASO HOLDING LTD)

THIS PLAN AND THE CO. AGREEMENT CONCERNING THE SAME ARE THE PROPERTY OF THE COMPANY AND ARE NOT TO BE REPRODUCED OR COPIED IN ANY MANNER WITHOUT THE WRITTEN CONSENT OF THE COMPANY. THE COMPANY SHALL BE RESPONSIBLE FOR THE ACCURACY OF THE INFORMATION CONTAINED HEREIN.

POINT OF BEGINNING  
 FOR THE LOTS, SPECIFICALLY  
 THE PART REPRESENTED BY  
 THIS PLAN, SHALL BE THE  
 POINT OF BEGINNING OF THE  
 SECTION 601, AS SHOWN ON  
 THE PLAN OF THE COUNTY OF  
 KANAN, ALASKA.





**COUNCIL COMMUNICATION**

<p><b>Date:</b> 03/19/07</p>	<p><b>SUBJECT: FINAL READING OF ORDINANCE NO. 2007-O-040</b> Amending the Zoning Ordinance (Map) of the City of Laredo by rezoning Lot 6, Block 199, Eastern Division, located at 3419 Springfield Avenue, from B-1 (Limited Commercial District) to B-3 (Community Business District), providing for publication and effective date. ZC-116-2007</p>	
<p><b>Initiated by:</b> Margarito Escalon</p>		<p><b>Staff source:</b> Keith Selman, Planning Director Rafael Garcia, Assistant City Manager</p>
<p><b>Prior action:</b> This item was introduced by John Amaya at the City Council meeting of 02/20/07.</p>		
<p><b>BACKGROUND</b></p> <p><b>Council District:</b> IV – John Amaya</p> <p><b>Proposed use:</b> Tire shop</p> <p><b>Site:</b> Tire shop</p> <p><b>Warnings/Citations:</b></p> <p><b>Surrounding land uses:</b> The land north of the property includes single-family residences, Ramirez Wheel Alignment, Los Pasteles and Hair Masters. East of the site include single-family residences, Arambides Custom Paint and Body and vacant lots. To the south of the site are A&amp;B Wheel Alignment, La Casita Corn Stand, single-family residences, manufactured homes and Federal Housing. West of the site includes Corner Pocket Billiards &amp; Sports Bar, single-family residences, truck storage and Tomas Sanchez-Ochoa Elementary.</p> <p><b>Comprehensive Plan:</b> The Future Land Use Map recognizes this area as Retail/Office.</p> <p><b>Transportation Plan:</b> The Long Range Thoroughfare Plan identifies Springfield Avenue as a Minor Arterial.</p> <p><b>Letters sent to surrounding property owners:</b> 33      In Favor: 0      Opposed: 0</p>		
<p><b>STAFF COMMENTS</b></p> <p>The proposed zone change is inappropriate at this location. The proposed change is not consistent with the adjacent B-1 districts and with the neighborhood services zoning trend along Springfield Avenue. The site does not meet the minimum parking requirements for the proposed use. Furthermore, the proposed change is incompatible with the residential pattern of development situated on Springfield Avenue and may adversely affect the surrounding neighborhood.</p>		
<p><b>P&amp;Z COMMISSION RECOMMENDATION:</b> The P &amp; Z Commission, in a 9 to 0 vote, recommended <b>denial</b> of the zone change.</p>	<p><b>STAFF RECOMMENDATION:</b> Staff <b>does not support</b> the proposed zone change</p>	

## COUNCIL COMMUNICATION

### IMPACT ANALYSIS

**B-3 (Community Business District):** The purpose of the B-3 District is to provide for those businesses and services serving a trade area larger than a neighborhood, but smaller than the entire city and located primarily along minor or principal arterial streets, as classified in the Transportation Plan of the City of Laredo. It is intended for this zoning classification to exist primarily abutting minor or principal arterial streets while preserving established residential neighborhoods along such streets.

**Is this change contrary to the established land use pattern?**

Yes, the established land use pattern consists of residential uses and neighborhood services commercial development.

**Would this change create an isolated zoning district unrelated to surrounding districts?**

Yes, the adjoining zoning districts are B-1.

**Will change adversely influence living conditions in the neighborhood?**

Yes, the adjacent residences may be negatively impacted by the proposed commercial use.

**Are there substantial reasons why the property can not be used in accord with existing zoning?**

No, the current zoning allows for sufficient commercial uses.

**ORDINANCE NO. 2007-O-**

AMENDING THE ZONING ORDINANCE (MAP) OF THE CITY OF LAREDO BY REZONING LOT 6, BLOCK 199, EASTERN DIVISION, LOCATED AT 3419 SPRINGFIELD AVENUE, FROM B-1 (LIMITED COMMERCIAL DISTRICT) TO B-3 (COMMUNITY BUSINESS DISTRICT); PROVIDING FOR PUBLICATION AND EFFECTIVE DATE.

WHEREAS, a zone change has been requested by the owners of Lot 6, Block 199, Eastern Division, located at 3419 Springfield Avenue, from B-1 (Limited Commercial District) to B-3 (Community Business District); and,

WHEREAS, the required written notices were sent to surrounding property owners at least ten (10) days before the public hearing held before the Planning and Zoning Commission on February 1, 2007, and,

WHEREAS, the Planning and Zoning Commission, after a public hearing, has recommended **denial** of the proposed zone change; and,

WHEREAS, notice of the zone change request was advertised in the newspaper at least fifteen (15) days prior to the public hearing held before the City of Laredo City Council on this matter; and,

WHEREAS, the City Council has held a public hearing on February 20, 2007, on the request and finds the zone change appropriate and consistent with the General Plan of the City of Laredo; and,

WHEREAS, the City Council does not consider the impact, if any, of private covenants and deed restrictions on the subject property with the adoption of this ordinance; and,

NOW, THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The Zoning Map of the City of Laredo be and is hereby amended by rezoning Lot 6, Block 199, Eastern Division, located at 3419 Springfield Avenue, from B-1 (Limited Commercial District) to B-3 (Community Business District).

Section 2: This ordinance shall be published in a manner provided by Section 2.09 (D) of the Charter of the City of Laredo.

Section 3: This ordinance shall become effective as and from the date of publication specified in Section 2.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

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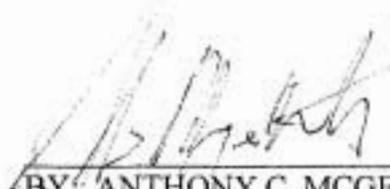
RAUL G. SALINAS  
MAYOR

ATTEST:

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GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY



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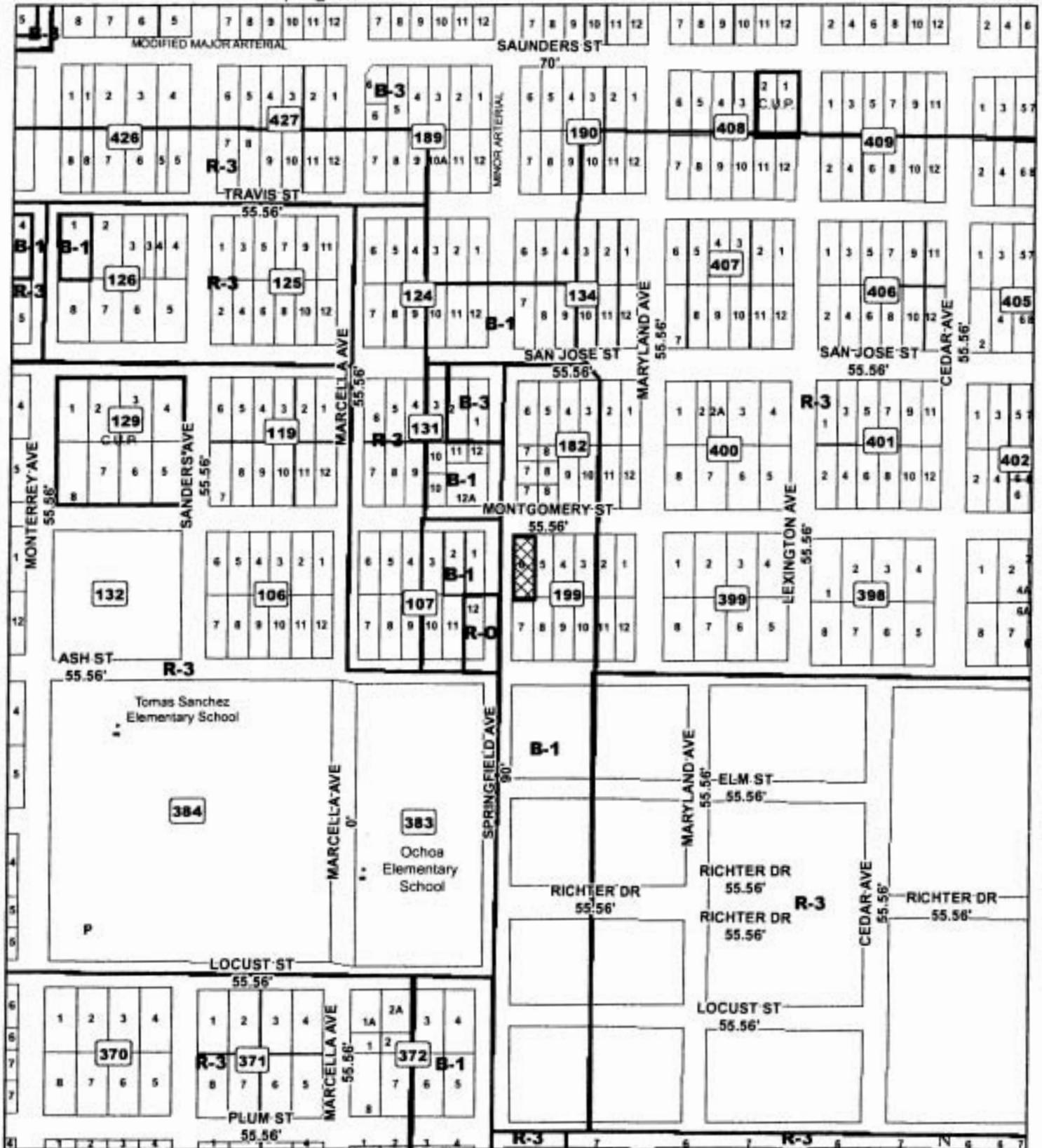
BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

# Rezone from B-1 (Limited Commercial District) to B-3 (Community Business District)

City of Laredo  
Planning & Zoning

Location: 3419 Springfield Ave

ZC-116-2006

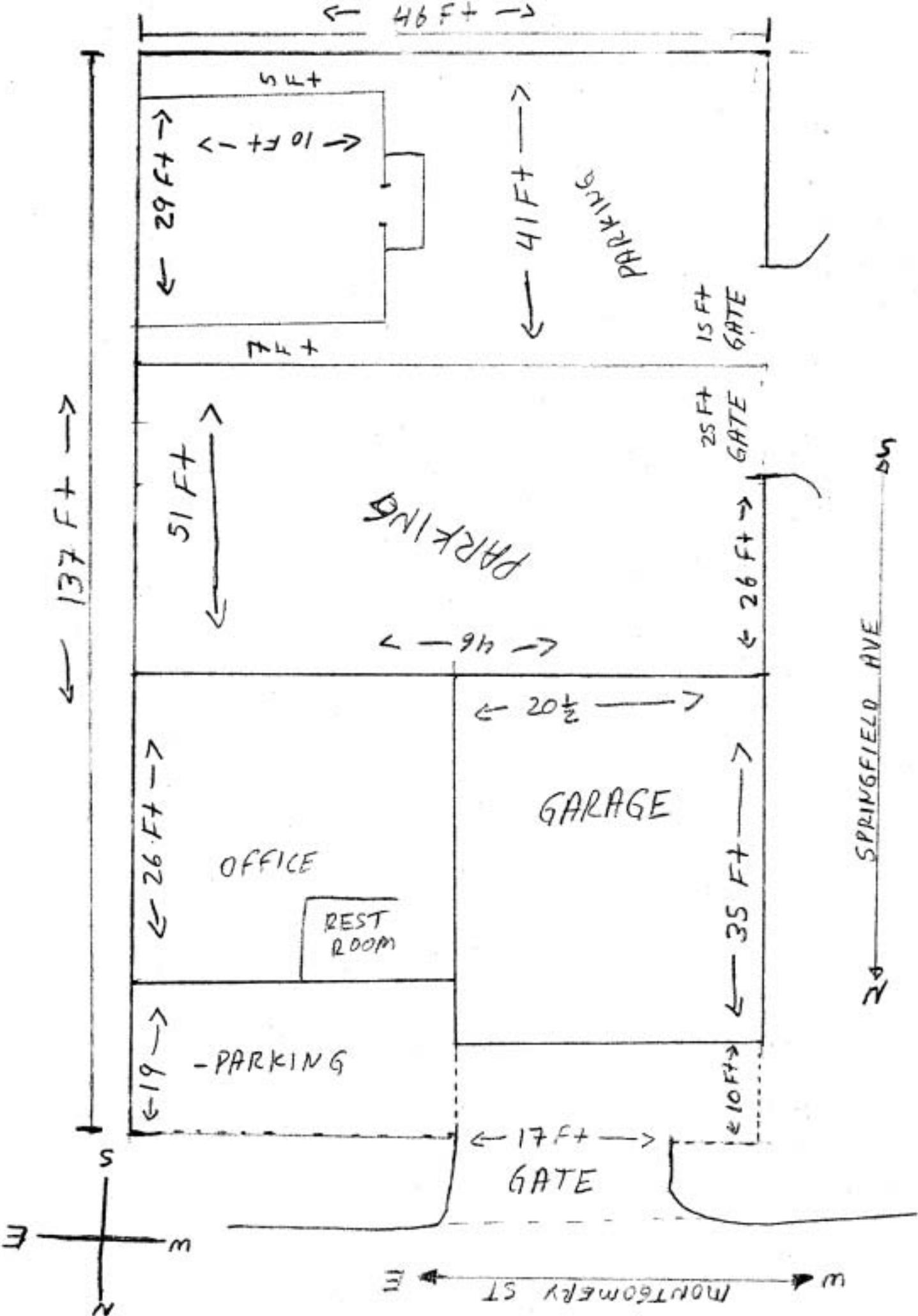


## ZONE DISTRICTS

-  Zone Districts
-  Overlays
-  PROPOSED REZONE



1 inch equals 294.19 feet



20  
 SPRINGFIELD AVE  
 25

12-28-06



## COUNCIL COMMUNICATION

<b>DATE:</b> 3-12-07	<b>SUBJECT: FINAL READING OF ORDINANCE NO. 2007-O-041</b> Authorizing the City Manager to execute a series Telephone Equipment Easements with Southwestern Bell Telephone, L.P. d/b/a AT&T Texas consisting of a tract of land containing 0.9851 acres being part or portion out of Lot 1, Block 2, and 2.070 acres being a part or portion out of Lots 1, 2 & 3, Block 2, Laredo International Airport Passenger Terminal Subdivision recorded in Volume 16, Pages 45-47, to provide service to the Laredo Town Center project at the Laredo International Airport; providing for an effective date. <b>(AS AMENDED)</b>	
<b>INITIATED BY:</b> Rafael Garcia, Jr. Assistant City Manager	<b>STAFF SOURCE:</b> Jose L. Flores Airport Director	
<b>PREVIOUS COUNCIL ACTION:</b> On February 20, 2007, Ordinance was introduced by City Council, and Staff was instructed to proceed.		
<b>BACKGROUND:</b>  Southwestern Bell Telephone, L.P. d/b/a AT&T Texas is requesting an Access, Cable, and Equipment Easement in order to provide service to the Laredo Town Center project.		
<b>FINANCIAL IMPACT:</b> None.		
<b>COMMITTEE RECOMMENDATION:</b> On January 5, 2007, 2007, the Airport Advisory Committee considered this item and recommended approval.	<b>STAFF RECOMMENDATION:</b> That the City Manager execute and Telephone Equipment Easement with Southwestern Bell Telephone, L.P. d/b/a AT&T Texas.	

ORDINANCE NO. 2007-O-041

AUTHORIZING THE CITY MANAGER TO EXECUTE A SERIES TELEPHONE EQUIPMENT EASEMENTS WITH SOUTHWESTERN BELL TELEPHONE, L.P. D/B/A AT&T TEXAS CONSISTING OF A TRACT OF LAND CONTAINING 0.9851 ACRES BEING PART OR PORTION OUT OF LOT 1, BLOCK 2, AND 2.070 ACRES BEING A PART OR PORTION OUT OF LOTS 1, 2 & 3, BLOCK 2, LAREDO INTERNATIONAL AIRPORT PASSENGER TERMINAL SUBDIVISION RECORDED IN VOLUME 16, PAGES 45-47, TO PROVIDE SERVICE TO THE LAREDO TOWN CENTER PROJECT AT THE LAREDO INTERNATIONAL AIRPORT; PROVIDING FOR AN EFFECTIVE DATE.

WHEREAS, the Airport Director recommends that the City Council approve the proposed Telephone Equipment Easement with Southwestern Bell Telephone, L.P. d/b/a AT&T Texas consisting of a tract of land containing 0.9851 acres being part or portion out of Lot 1, Block 2, Laredo International Airport Passenger Terminal Subdivision recorded in Volume 16, Pages 45-47, to provide service to the Laredo Town Center Project at the Laredo International Airport, and as a support to the maintenance and operation of the Laredo International Airport;

WHEREAS, the City Council of the City of Laredo having heard the recommendations of the Airport Director and of the Airport Advisory Committee agrees with same.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The City Manager be hereby authorized to execute a Telephone Equipment Easement with Southwestern Bell Telephone, L.P. d/b/a AT&T Texas consisting of a tract of land containing 0.9851 acres being part or portion out of Lot 1, Block 2, Laredo International Airport Passenger Terminal Subdivision recorded in Volume 16, Pages 45-47, to provide service to the Laredo Town Center Project at the Laredo International Airport, a copy of which easement document is attached hereto as Exhibit A, and incorporated herein as if set out at length for all intents and purposes.

Section 2: This Ordinance shall become effective upon passage hereof.

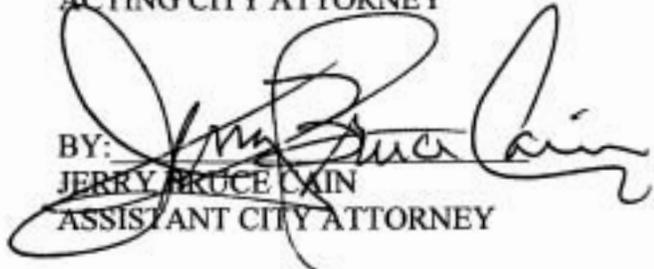
PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 2007.

\_\_\_\_\_  
RAUL G. SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA M. ACEVEDO  
ACTING CITY ATTORNEY

BY:   
JERRY BRUCE CAIN  
ASSISTANT CITY ATTORNEY

COUNCIL COMMUNICATION

<b>DATE:</b>  02/20/07	<b>SUBJECT: FINAL ORDINANCE 2007-O-043</b> Closing as public easements the following three street sections in the Eastern Division, City of Laredo, Webb County, Texas: <ol style="list-style-type: none"><li>1. Frees Street between the west right-of-way line of U. S. Highway 83 and the west right-of-way line of Meadow Ave. including its intersections with Meadow and Mendiola Avenues;</li><li>2. Meadow Avenue between Frees Street and the original South City limits; and</li><li>3. Mendiola Avenue between Frees Street and the original South City limits;</li></ol> While retaining all utility easements thereon; and providing for the effective date.	
<b>INITIATED BY:</b> CYNTHIA COLLAZO Acting City Manager	<b>STAFF SOURCE:</b> ANGELO FERRAZZANO Real Estate Manager	
<b>PREVIOUS COUNCIL ACTION:</b> None.		
<b>BACKGROUND:</b> The City is proposing to close as public easements the above-mentioned three street sections. The proposed closures are unopened, platted streets located within creeks, pits and within large tracts of land. The proposed street sections have never been open to traffic and staff does not anticipate any future need. Should said street closures be approved by the City, A.F W. Investments, LTD abutting property owner to the south of Frees St. has shown an interest in purchasing portions of said streets.  Memorandums have been sent to all City Departments and Utility Companies and no objections were noted.  On February 14, 2007, a public hearing was held before the Planning and Zoning Commission. The Planning and Zoning Commission voted in favor of the proposed closures.  On February 16, 2007, a memorandum was provided to the Street Closing Committee members with the above information.		
<b>FINANCIAL IMPACT:</b> None		
<b>COMMITTEE RECOMMENDATION:</b> N/A	<b>STAFF RECOMMENDATION:</b> Staff recommends passage of this Ordinance.	

## ORDINANCE 2007-O-043

Closing as public easements the following three street sections in the Eastern Division, City of Laredo, Webb County, Texas:

1. Frees Street between the west right-of-way line of U. S. Highway 83 and the west right-of-way line of Meadow Avenue including its intersections with Meadow and Mendiola Avenues;
2. Meadow Avenue between Frees Street and the original South City limits; and
3. Mendiola Avenue between Frees Street and the original South City limits; while retaining all utility easements thereon; and providing for the effective date.

WHEREAS, the City Manager recommends that the City Council close as public easements the above-mentioned unopened, platted streets located within creeks, pits and within large tracts of land; and

WHEREAS, it is not anticipated that the said three street sections would ever be opened to traffic; and;

WHEREAS, the City Council finds that it is in the best interest of the City to close as public easements the above mentioned three street sections, while retaining all existing utility easements thereon.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

**Section 1:** It hereby closes as public easements the following three street sections in the Eastern Division, City of Laredo, Webb County, Texas:

1. Frees Street between the west right-of-way line of U. S. Highway 83 and the west right-of-way line of Meadow Avenue including its intersections with Meadow and Mendiola Avenues;
2. Meadow Avenue between Frees Street and the original South City limits; and
3. Mendiola Avenue between Frees Street and the original South City limits;

provided, however, that the City retains the right to maintain, operate, repair and replace, by itself or by any licensee or a holder of a franchise from the City, any poles, wires pipes, conduits, sewer mains, or any other facilities or equipment for the maintenance of operation of any utility now located in the street portions thereof closed as public easements.

**Section 2:** This Ordinance shall become effective upon passage thereof.

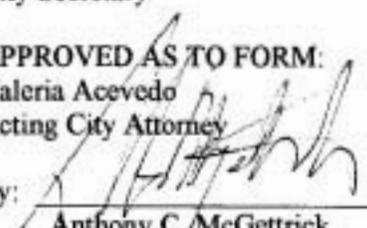
PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS  
THE \_\_\_ DAY OF \_\_\_\_\_ 2007

\_\_\_\_\_  
RAUL G SALINAS  
Mayor

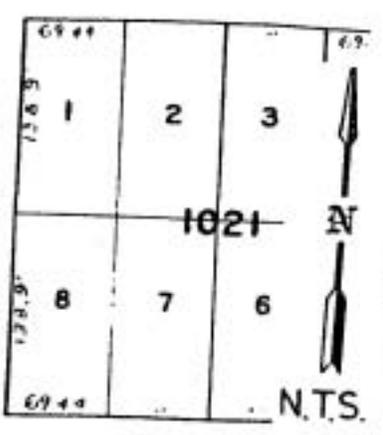
ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
City Secretary

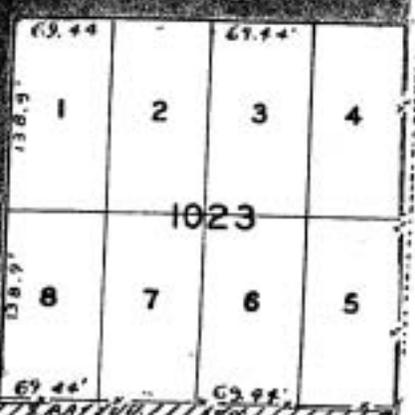
APPROVED AS TO FORM:  
Valeria Acevedo  
Acting City Attorney

By:   
\_\_\_\_\_  
Anthony C. McGettrick  
Asst. City Attorney

IRELAND



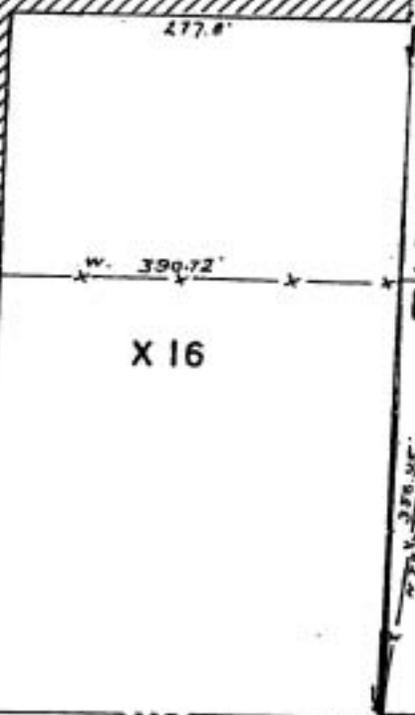
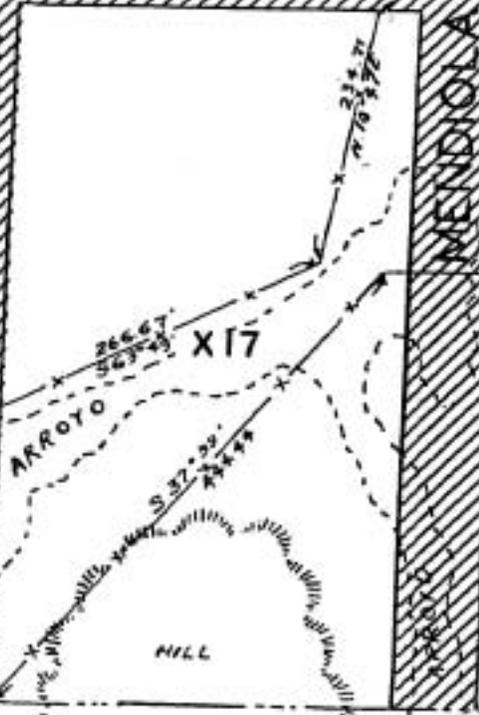
HALL



FREES

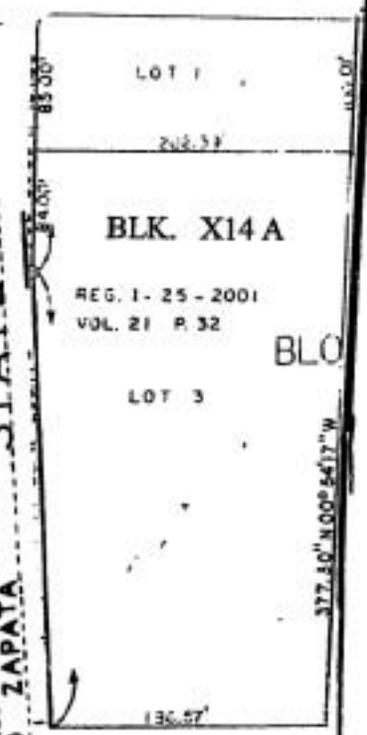
MEADOW

MENDIOLA



TAPESTE

STATE



Streets closed as per Ord. # 99-O-150

Proposed Street Closures

**COUNCIL COMMUNICATION**

<b>DATE:</b>  03/19/07	<b>SUBJECT: FINAL READING OF ORDINANCE NO. 2007-O- 044</b> AUTHORIZING THE CITY MANAGER TO ACCEPT THE FY 2007 FEDERAL PLANNING FUNDS (PL112) IN THE AMOUNT OF \$480,039.00 AND AMENDING THE CITY OF LAREDO'S 2006-2007 GENERAL FUND BUDGET TO MATCH PL112'S BUDGET BY INCREASING REVENUES BY \$168,544.00 AND EXPENDITURES BY \$168,244.00. THE PL112 FUNDS COME FROM THE 2006-2007 APPROVED UNIFIED PLANNING WORK PROGRAM (UPWP).																																										
<b>INITIATED BY:</b> Cynthia Collazo, Interim City Manager		<b>STAFF SOURCE:</b> Keith Selman, Director of Planning																																									
<b>PREVIOUS COUNCIL ACTION:</b> This item was introduced by Council at the City Council meeting of February 20, 2007.																																											
<b>BACKGROUND:</b> The Unified Planning Work Program describes and schedules work to be undertaken by the MPO during the 2006-2007 fiscal period. The period of authorization is from October 1, 2006 to September 30, 2007 for activities outlined in the approved 2007 Unified Planning Work Program (UPWP). The proposed amended budget has the following funding sources: <table border="0" style="width: 100%;"> <tr> <td style="width: 60%;">FHWA (PL112)</td> <td style="text-align: right;">\$412,620</td> </tr> <tr> <td>FTA (Section 5303)</td> <td style="text-align: right;"><u>\$67,419</u></td> </tr> <tr> <td>Total</td> <td style="text-align: right;">\$480,039</td> </tr> </table>				FHWA (PL112)	\$412,620	FTA (Section 5303)	<u>\$67,419</u>	Total	\$480,039																																		
FHWA (PL112)	\$412,620																																										
FTA (Section 5303)	<u>\$67,419</u>																																										
Total	\$480,039																																										
<b>FINANCIAL IMPACT:</b> The following line items shall be increased accordingly:																																											
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<b>COMMITTEE RECOMMENDATION:</b> Not applicable.		<b>STAFF RECOMMENDATION:</b> Staff recommends approval.																																									

**ORDINANCE NO. 2007-O-**

**AUTHORIZING THE CITY MANAGER TO ACCEPT THE FY 2007 FEDERAL PLANNING FUNDS (PL112) IN THE AMOUNT OF \$480,039.00 AND AMENDING THE CITY OF LAREDO'S 2006-2007 GENERAL FUND BUDGET TO MATCH PL112'S BUDGET BY INCREASING REVENUES BY \$168,544.00 AND EXPENDITURES BY \$168,244.00. THE PL112 FUNDS COME FROM THE 2006-2007 APPROVED UNIFIED PLANNING WORK PROGRAM (UPWP).**

**Whereas**, the Safe, Accountable, Flexible, and Efficient Transportation Equity Act: A Legacy for Users (SAFETEA-LU) of 2005 authorizes funds to be made available to Metropolitan Planning Organizations (MPO) and the City of Laredo is the fiscal agent for the Laredo MPO; and,

**Whereas**, the federal share payable for authorized activities is 80% of allowable costs and Sections 221.003 and 201.703 of the Texas Transportation Code authorize the Texas Department of Transportation (TxDOT) to provide the necessary in-kind match of 20% of allowable costs; and,

**Whereas**, the UPWP describes and schedules the work to be undertaken by the Laredo MPO during the 2006-2007 fiscal period; and,

**Whereas**, on August 1, 2006, the Laredo MPO approved the FY 2007 UPWP which totaled \$480,039.00 in planning funds; and,

**Whereas**, on October 27, 2006, the Federal Highway Administration (FHWA) and TxDOT approved FY 2007 UPWP in full.

**NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO, TEXAS THAT:**

**Section 1: AUTHORIZING THE CITY MANAGER TO ACCEPT THE FY 2007 FEDERAL PLANNING FUNDS (PL112) IN THE AMOUNT OF \$480,039.00 AND AMENDING THE CITY OF LAREDO'S 2006-2007 GENERAL FUND BUDGET TO MATCH PL112'S BUDGET BY INCREASING REVENUES BY \$168,544.00 AND EXPENDITURES BY \$168,244.00. THE PL112 FUNDS COMES FROM THE 2006-2007 APPROVED UNIFIED PLANNING WORK PROGRAM (UPWP).**

Section 2: The following line items are increased accordingly:

<u>Description</u>	<u>Original Budget</u>	<u>Proposed Amendment</u>	<u>Amended Budget</u>
<b>Revenues:</b>			
FTA (5303)	\$67,419	\$0	\$67,419
FHWA (PL112)	<u>\$244,376</u>	<u>\$168,244</u>	<u>\$412,620</u>
TOTAL	\$311,795	\$168,244	\$480,039
<b>Expenditures:</b>			
Personnel	\$44,528	\$0	\$44,528
Materials & Supplies	\$4,750	\$0	\$4,750
Contractual Services	<u>\$262,217</u>	<u>\$168,544</u>	<u>\$430,461</u>
TOTAL	\$311,495	\$168,544	\$480,039

Section 3: This ordinance shall become effective as and from the date of passage.

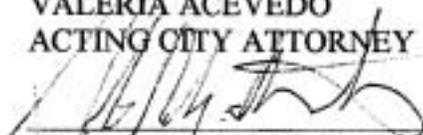
PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS \_\_\_\_\_  
DAY OF \_\_\_\_\_ 2007.

\_\_\_\_\_  
RAUL G. SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA ACEVEDO  
ACTING CITY ATTORNEY

  
\_\_\_\_\_  
BY: ANTHONY C. MCGETTRICK  
ASSISTANT CITY ATTORNEY

**COUNCIL COMMUNICATION**

<b>DATE:</b>  3-19-07	<b>SUBJECT: FINAL READING OF ORDINANCE NO. 2007-O-045</b> Approving the public sale of a tract of land containing 88.6913-acres, more or less, legally described as Lot Numbers One (1), Two (2), and Three (3), in Block Number Two (2), Laredo International Airport Passenger Terminal Subdivision, as per Plat recorded in Volume 16, pages 45-47, Webb County Plat Records and authorizing the City Manager to execute all conveyance documents to sole bidder Laredo Town Center, L.P. in the amount of \$15,865,000.00; the Laredo Town Center bid offer is subject to the closing being held sixty (60) days after City Council award of the sale instead of the thirty (30) days specified in the bid specifications, and further contingent upon Laredo Town Center receiving clear title to the subject property, and providing for effective date.	
<b>INITIATED BY:</b> Rafael Garcia Assistant City Manager		<b>STAFF SOURCE:</b> Jose L. Flores Airport Director
<b>PREVIOUS ACTION:</b> On February 20, 2007, Ordinance was introduced by City Council, and Staff was instructed to proceed.		
<b>BACKGROUND:</b>  One (sole) bid meeting the minimum required offer was received on Thursday, February 15, 2007 in the amount of \$15,865,000.00. The minimum bid amount required of \$15,860,565.00 was determined by appraisal. The bid received from Laredo Town Center, L.P. exceeded the minimum bid required by \$4,435.00.  The sale is subject to an existing Lease Agreement between the City of Laredo, as LESSOR and Laredo Town Center, L.P., as LESSEE. The sole bid is from Laredo Town Center, L.P. the current tenant to the subject property. Laredo Town Center, L.P. acquires and the lease is extinguished.  The Laredo Town Center bid is subject to the following contingency. That the closing be held sixty (60) days after award of the bid instead of the thirty (30) days specified in the bid specifications. And further contingent upon Laredo Town Center receiving clear title to the property. I believe that the two contingencies noted above are reasonable and recommend that City Council approve the public sale subject to the two contingencies.		
<b>FINANCIAL:</b> Airport Revenue Account – Sale of Land 242-0000-374-1000 \$15,865,000.00.		
<b>COMMITTEE RECOMMENDATION:</b> On September 19, 2006 the Airport Advisory Committee recommended the solicitation of bids and public sale of the subject property. On Tuesday, February 20, 2007 the Committee will consider a recommendation to award sale to Laredo Town Center, L.P.	<b>STAFF RECOMMENDATION:</b> Approval of this ordinance.	

ORDINANCE NO. 2007-O-045

APPROVING THE PUBLIC SALE OF A TRACT OF LAND CONTAINING 88.6913-ACRES, MORE OR LESS, LEGALLY DESCRIBED AS LOT NUMBERS ONE (1), TWO (2), AND THREE (3), IN BLOCK NUMBER TWO (2), LAREDO INTERNATIONAL AIRPORT PASSENGER TERMINAL SUBDIVISION, AS PER PLAT RECORDED IN VOLUME 16, PAGES 45-47, WEBB COUNTY PLAT RECORDS AND AUTHORIZING THE CITY MANAGER TO EXECUTE ALL CONVEYANCE DOCUMENTS TO SOLE BIDDER LAREDO TOWN CENTER, L.P. IN THE AMOUNT OF \$15,865,000.00; THE LAREDO TOWN CENTER BID OFFER IS SUBJECT TO THE CLOSING BEING HELD SIXTY (60) DAYS AFTER CITY COUNCIL AWARD OF THE SALE INSTEAD OF THE THIRTY (30) DAYS SPECIFIED IN THE BID SPECIFICATIONS, AND FURTHER CONTINGENT UPON LAREDO TOWN CENTER RECEIVING CLEAR TITLE TO THE SUBJECT PROPERTY, AND PROVIDING FOR EFFECTIVE DATE.

WHEREAS, the City Council of the City of Laredo on November 6, 2006 authorized the public sale of a tract of land containing 88.6913 acres, more or less, and legally described as Lot Numbers One (1), Two (2), and Three (3), in Block Number Two (2), Laredo International Airport Passenger Terminal Subdivision, as per Plat recorded in Volume 16,, pages 45-47, Webb County Plat Records, being non-aeronautical use land located at the Laredo International Airport at the appraised fair market value, and

WHEREAS, on February 15, 2007, Laredo Town Center submitted the sole bid meeting all bid specifications for a tract of land containing 88.6913 acres, more or less, and legally described as Lot Numbers One (1), Two (2), and Three (3), in Block Number Two (2), Laredo International Airport Passenger Terminal Subdivision, said bid was received, opened and read in public, and

WHEREAS, the bid submitted by Laredo Town Center was in the amount of Fifteen Million Eight Hundred and Sixty Five Thousand Dollars (\$15,865.00.00), which bid offer exceeded the appraised value (minimum bid required) by Four Thousand Four Hundred and Thirty Five Dollars (\$4,435.00), and

WHEREAS, the Laredo Town Center bid is subject to the closing being held sixty (60) days after City Council award of the sale instead of the thirty (30) days specified in the bid specifications, and further contingent upon Laredo Town Center receiving clear title to the subject property, and

WHEREAS, the Airport Director recommends that the City Council approve the proposed public sale as being in the best interest of the City and the Laredo International Airport, and

WHEREAS, the City Council of the City of Laredo having heard the recommendations of the Airport Director and of the Airport Advisory Committee agrees with same.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: The City Manager be and is hereby authorized to execute a sale and convey the property interest as follows:

- A tract of land containing 88.6913 acres, more or less, and legally described as Lot Numbers One (1), Two (2), and Three (3), in Block Number Two (2), Laredo International Airport Passenger Terminal Subdivision, in the amount of Fifteen Million Eight Hundred and Sixty Five Thousand Dollars (\$15,865.00.00), which bid offer exceeded the appraised value (minimum bid required) by Four Thousand Four Hundred and Thirty Five Dollars (\$4,435.00), and
- The Laredo Town Center bid is subject to the closing being held sixty (60) days after City Council award of the sale instead of the thirty (30) days specified in the bid specifications, and further contingent upon Laredo Town Center receiving clear title to the subject property.

Section 2: This Ordinance shall become effective upon passage hereof.

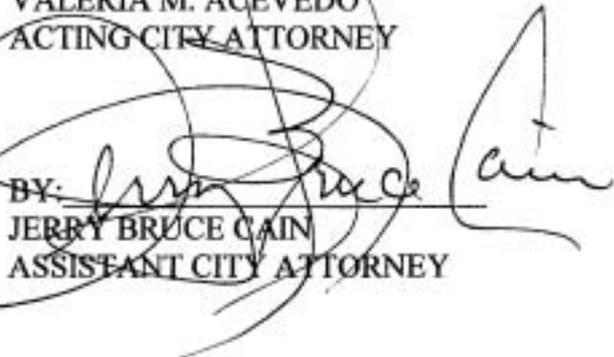
PASSED BY THE CITY COUNCIL AND APROVED BY THE MAYOR ON THIS THE \_\_\_\_ DAY OF \_\_\_\_\_, 2007.

\_\_\_\_\_  
RAUL G. SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA M. ACEVEDO  
ACTING CITY ATTORNEY

BY:   
JERRY BRUCE CAIN  
ASSISTANT CITY ATTORNEY

**COUNCIL COMMUNICATION**

<b>DATE:</b>  03/19/07	<b>SUBJECT: Resolution No. 2007-R-014</b>  A resolution of the City of Laredo City Council authorizing the City Manager to partner with the Laredo Chamber of Commerce and the International Bank of Commerce for the purchase of an L. E. D electronic marquee, to replace the one located on San Bernardo Avenue outside of the Civic Center at an approximate cost of \$33,918.00. The amount committed by the City of Laredo is \$17,000.00. Funding is available in the Civic Center Operational Budget.
<b>INITIATED BY:</b> Horacio De Leon Assistant City Manager	<b>STAFF SOURCE:</b> Miguel A. Pescador Parks and Recreation Director
<b>PREVIOUS COUNCIL ACTION:</b>  None	
<b>BACKGROUND:</b>  The Laredo chamber of commerce has received a contribution of \$17,000.00 from IBC for the purchase of the marquee in exchange for the right to keep the IBC logo similarly to the way it is displayed in the current sign.  The Chamber will be responsible for the purchase and installation of the sign.  The Words "Laredo Civic Center" will be displayed at the top of the sign on a lighted background.  This purchase is a much needed improvement at the Civic Center and will be used to announce activities and on going events at the Civic Center as well as to encourage the public to use the facility.  An agreement specifying permitted messaging policy will be executed among the agencies involved in the purchase of this Marquee.	
<b>FINANCIAL IMPACT:</b> Funding is available in the Civic Center Operational Budget Account No. 243-3135-555-9001	
<b>COMMITTEE RECOMMENDATION:</b>  N/A	<b>STAFF RECOMMENDATION:</b>  Approval is recommended

**Resolution No. 2007-R-014**

**A RESOLUTION OF THE CITY OF LAREDO CITY COUNCIL AUTHORIZING THE CITY MANAGER TO PARTNER WITH THE LAREDO CHAMBER OF COMMERCE AND THE INTERNATIONAL BANK OF COMMERCE FOR THE PURCHASE OF AN L. E. D ELECTRONIC MARQUEE, TO REPLACE THE ONE LOCATED ON SAN BERNARDO AVENUE OUTSIDE OF THE CIVIC CENTER AT AN APPROXIMATE COST OF \$33,918.00. THE AMOUNT COMMITTED BY THE CITY OF LAREDO IS \$17,000.00. FUNDING IS AVAILABLE IN THE CIVIC CENTER OPERATIONAL BUDGET.**

WHEREAS, the City of Laredo deems necessary to upgrade the Civic Center Marquee; and

WHEREAS, the Laredo Chamber of Commerce has negotiated the replacement purchase of the existing sign; and

WHEREAS, the City of Laredo, along with the Laredo Chamber of Commerce and the International Bank of Commerce, share the vision regarding needed improvements at the Civic Center grounds in order to benefit the public; and

WHEREAS, the City of Laredo owns the property where the upgraded marquee is to be placed;

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAREDO, TEXAS:**

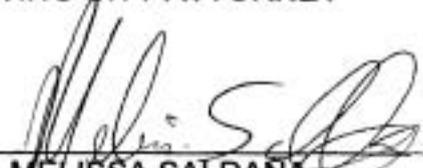
1. That City Council authorizes the City Manager to partner with the Laredo Chamber of Commerce and the International Bank of Commerce for the upgrade purchase of a marquee located on San Bernardo Avenue outside of the Civic Center at a contribution by the city of by the City of Laredo of \$17,000.00 out of the estimated total cost of \$33,918.00.

**PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS, THE 19<sup>th</sup> DAY OF MARCH, 2007.**

\_\_\_\_\_  
RAUL G. SALINAS,  
MAYOR

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA M. ACEVEDO,  
ACTING CITY ATTORNEY

By:   
V. MELISSA SALDANA  
ASST. CITY ATTORNEY

### COUNCIL COMMUNICATION

<b>DATE:</b>  03 / 19 / 2006	<b>SUBJECT:</b> Resolution 2007-R-015  Authorizing the City Manager to submit a grant application to the Texas Automobile Theft Prevention Authority to fund the Laredo Auto Theft Task Force for the period of September 1, 2007 through August 31, 2008. This grant pays salaries, fringe benefits, and equipment and supplies for LPD personnel and Webb County personnel to combat auto theft in the City of Laredo and Webb County.
<b>INITIATED BY:</b> Cynthia Collazo Acting City Manager	<b>STAFF SOURCE:</b> Agustin Dovalina,III Chief of Police
<b>PREVIOUS COUNCIL ACTION:</b> None	
<b>ACTION PROPOSED:</b>  That City Council authorizes City Manager to submit a grant application to the Texas Automobile Theft Prevention Authority for funding the Laredo Auto Theft Task Force for the period of September 1, 2007 through August 31, 2008.	
<b>BACKGROUND:</b>  This grant will be on its 16 <sup>th</sup> year of funding. Funding for this program will be divided between the Texas Automobile Theft Prevention Authority Division and the City of Laredo and Webb County.	
<b>FINANCIAL:</b>  None	
<b>RECOMMENDATION:</b>	<b>STAFF:</b> Recommends that Council authorize the City Manager to submit the application.

**RESOLUTION # 2007-R-015**

Authorizing the City Manager to submit a grant application to the Texas Automobile Theft Prevention Authority to fund the Laredo Auto Theft Task Force for the period of September 1, 2007 through August 31, 2008. This grant pays salaries, fringe benefits, and equipment and supplies for LPD personnel and Webb County personnel to combat auto theft in the City of Laredo and Webb County.

**Whereas**, under the Texas Automobile Theft Prevention Authority grant, the Laredo Police Department, and the Webb County Sheriff's Department will provide one Sergeant and five investigators that will investigate auto theft cases.

**Whereas**, the Texas Automobile Theft Prevention Authority will support this grant for the sixteenth year if goals have been accomplished.

**Whereas**, The City of Laredo has agreed that in the event of loss or misuse of the A.T.P.A. funds, the City of Laredo assures that the funds will be returned to the Texas Automobile Theft Prevention Authority.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:**

**Section 1:** The City Manager is authorized to submit a grant application to the Texas Automobile Theft Prevention Authority to fund the Laredo Auto Theft Task Force for the period of September 1, 2007 through August 31, 2008.

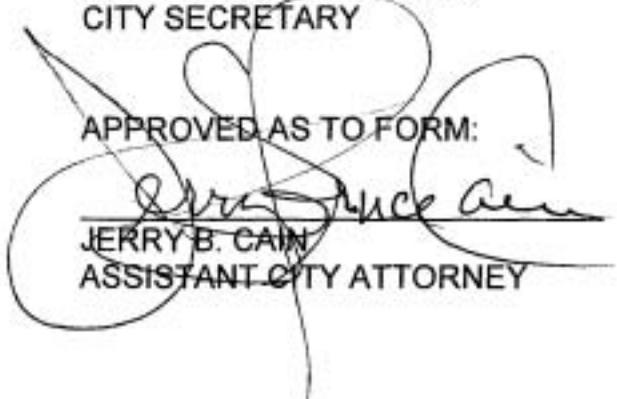
PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

\_\_\_\_\_  
RAUL SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:

  
\_\_\_\_\_  
JERRY B. CAIN  
ASSISTANT CITY ATTORNEY

## COUNCIL COMMUNICATION

<b>DATE:</b>  3/19/07	<b>SUBJECT: RESOLUTION NO. 2007-R-019</b>  <b>AUTHORIZING THE CITY MANAGER TO EXECUTE THE RENEWAL OF A CLINICAL AFFILIATION AGREEMENT BETWEEN THE CITY OF LAREDO FIRE DEPARTMENT AND LAREDO MEDICAL CENTER. LAREDO FIRE DEPARTMENT PROVIDES ITS EMERGENCY MEDICAL TECHNICIANS AND PARAMEDIC STUDENTS WITH CLINICAL TRAINING AVAILABLE AT THE LAREDO MEDICAL CENTER.</b>	
<b>INITIATED BY:</b> Cynthia Collazo Acting City Manager	<b>STAFF SOURCE:</b> Luis F. Sosa, Jr., Fire Chief	
<b>PREVIOUS COUNCIL ACTION:</b>  On September 27, 2004, City Council approved a three (3) year contract with Laredo Medical Center.		
<b>BACKGROUND:</b>  The City of Laredo Fire Department wishes to provide a clinical education program between the City of Laredo Fire Department EMS Division and Laredo Medical Center at the Laredo Medical Center Facility for its Emergency Medical Technicians and Paramedic students. This contract will extend to five years from the signing date.		
<b>FINANCIAL IMPACT:</b> No monetary compensation shall neither be expected nor received by either party.		
<b>COMMITTEE RECOMMENDATION:</b>  N/A	<b>STAFF RECOMMENDATION:</b>  Staff recommends that this Resolution be adopted.	

**A RESOLUTION NO. 2007-R-019**

**AUTHORIZING THE CITY MANAGER TO EXECUTE THE RENEWAL OF A CLINICAL AFFILIATION AGREEMENT BETWEEN THE CITY OF LAREDO FIRE DEPARTMENT AND LAREDO MEDICAL CENTER. LAREDO FIRE DEPARTMENT PROVIDES ITS EMERGENCY MEDICAL TECHNICIANS AND PARAMEDIC STUDENTS WITH CLINICAL TRAINING AVAILABLE AT THE LAREDO MEDICAL CENTER.**

Whereas, the City of Laredo Fire Department EMS wishes to provide a program of clinical education at the Laredo Medical Center Facility for its Emergency Medical Technicians and Paramedic students.

Whereas, Laredo Medical Center is an acute care hospital duly licensed in the State of Texas; who wish to enter into this contract pursuant to the authority of the Interlocal Cooperation Act, Chapter 791 Texas Government Code.

**NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAREDO, TEXAS;**

That City Council authorizes the City Manager to enter into an agreement between the Laredo Fire Department EMS and Laredo Medical Center, attached hereto as Exhibit A.

**PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS,**  
**\_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.**

\_\_\_\_\_  
**RAUL G. SALINAS, MAYOR**

**ATTEST:**

\_\_\_\_\_  
**GUSTAVO GUEVARA, JR.,  
CITY SECRETARY**

**APPROVED AS TO FORM:  
Valeria M. Acevedo  
Acting City Attorney**

*Valeria M. Acevedo*  
\_\_\_\_\_  
**JERRY B. CAIN,  
ASSISTANT CITY ATTORNEY**

### COUNCIL COMMUNICATION

<b>DATE:</b>  03 / 19 / 2007	<b>SUBJECT:</b> Resolution #2007-R-020  Authorizing the City Manager to submit a grant application to the Office of the Governor, Criminal Justice Division in the amount of \$40,000 with the City designating \$8,000 in matching funds for a total of \$48,000 for a Violent Crime Grant under the Victims of Crime Act (VOCA) for the period of September 01, 2007 through August 31, 2008.
<b>INITIATED BY:</b> Cynthia Collazo Acting City Manager	<b>STAFF SOURCE:</b> Agustin Dovalina, III Chief of Police
<b>PREVIOUS COUNCIL ACTION:</b>	
<b>ACTION PROPOSED:</b> That City Council approved this Resolution	
<b>BACKGROUND:</b> This grant will pay the salary and fringe benefits for a crime prevention specialist. The main objectives of this project are: <ul style="list-style-type: none"><li>* Help with the emotional and physical needs of crime victims</li><li>* Assisting victims to be active participants in the program</li><li>* Helping to establish a safe environment for the victims</li></ul>	
<b>FINANCIAL:</b>  State of Texas, Criminal Justice Division    \$40,000 City of Laredo Cash Match <u>\$ 8,000</u>  Total Grant Amount                                \$48,000	
<b>RECOMMENDATION:</b>	<b>STAFF:</b> Recommends that Council approve this resolution.

**RESOLUTION #2007-R-020**

**Authorizing the City Manager to submit a grant application to the Office of the Governor, Criminal Justice Division in the amount of \$40,000 with the City designating \$8,000 in matching funds for a total of \$48,000 for a Violent Crime Grant under the Victims of Crime Act (VOCA) for the period of September 01, 2007 through August 31, 2008.**

**Whereas**, the Office of the Governor, Criminal Justice Division and the Laredo Police Department will provide one crime prevention specialist that will assist violent crime victims in the City of Laredo; and

**Whereas**, the City Manager is authorized to apply for, accept, reject, alter or terminate this grant on behalf of the City of Laredo; and

**Whereas**, this grant will pay for \$40,000 of salaries and fringe benefits for one crime prevention specialist, and the City of Laredo Police Dept. will pay \$8,000 in cash match; and

**Whereas**, the City of Laredo has agreed that in the event of loss or misuse of the Criminal Justice Division funds, the City of Laredo assures that the funds will be returned to the Criminal Justice Division in full; and

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:**

**Section 1:** It authorizes the City Manager to apply for a grant awarded by the Criminal Justice Division, Office of the Governor for the amount of \$40,000. The Office of the Governor is contributing \$40,000 with the City designating \$8,000 in matching funds for a total grant amount of \$48,000. This funding will be used for a crime prevention specialist under the Victims of Crime Act (VOCA) for the period of September 1, 2007 through August 31, 2008.

**Section 2:** It authorizes the City Manager to execute all necessary documents to obtain said grant and to effectuate its terms.

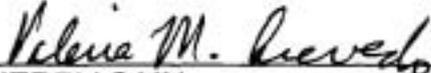
PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS THE  
\_\_\_\_\_ DAY OF \_\_\_\_\_, 2007.

\_\_\_\_\_  
RAUL SALINAS  
MAYOR

ATTEST:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:

  
\_\_\_\_\_  
JERRY CAIN  
ASSISTANT CITY ATTORNEY

## COUNCIL COMMUNICATION

<b>DATE:</b> 3/19/07	<b>SUBJECT: MOTION</b> To award a contract to Carter & Burgess, Austin, Texas for the amount of \$174,286.00 to provide a scope of services for design, bidding and construction phases, including special services for the existing pump station at the MOHAC Booster Station. Funding is available in the 2004 Revenue Bond.
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Carl Schwing, Utilities Director
<b>PREVIOUS COUNCIL ACTION:</b> Council approved the award for the feasibility study on 12/12/05.	
<b>BACKGROUND:</b> The City of Laredo Water Utilities Department has undertaken a project to increase the pressure and water availability to the north east area of Laredo. The City of Laredo Utilities Department deems it necessary to install additional pumps at the MOHAC Booster Station including the installation and modification of the booster station facility to implement a separate 4 <sup>th</sup> pressure zone pumping system to connect to the proposed 18 inch water transmission line feeding the proposed TAMIU Elevated Storage Tank. This project is listed in the 1995 Capital Improvements Program and it reflects the impact of growth on this particular area. However, the advantage to building these improvements is that it also creates a relief to other pressure zones that are currently being impacted.  Scope of services is to include but not limited to the design of additional pumps at the MOHAC Booster Station including the installation and modification of the booster station facility to implement a separate 4 <sup>th</sup> pressure zone pumping system to connect to the proposed 18 inch water transmission line feeding the proposed TAMIU Elevated Storage Tank with construction plans and specifications.  The engineering services will be rendered in two phases. Phase I will be the preparation of a feasibility study providing alternate options on the alterations to the booster station facility with alignments to connect to the proposed 18" transmission line. It should include a cost estimate for both construction and design services with at least two alternatives.  Phase II will be the preparation of plans and specifications for the actual design of the installation of the pumps and modifications to the booster station facility as well as any easement descriptions with metes and bounds for the connection to the 18 inch transmission line.	
<b>FINANCIAL IMPACT:</b> Funding is available in the Water 2004 Revenue Bond Acct. # 557-4199-538-0196 (MHOC Expand Pump Capacity).	
<b>COMMITTEE RECOMMENDATION:</b> N/A	<b>STAFF RECOMMENDATION:</b> To approve motion.

February 6, 2007

Pablo Martinez, P.E.  
City of Laredo  
Utilities Department  
5816 Daugherty Avenue  
Laredo, TX 78041

**RE: MOHAC Water Booster Station Pump Improvements  
Design, Bidding and Construction Phase Services**

Dear Mr. Martinez:

Enclosed for your review are the following documents:

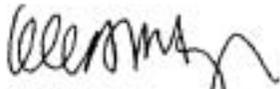
1. Exhibit A - Proposed Scope of Services for Design, Bidding and Construction Phases, including special services for existing pump station.
2. Exhibit B - Proposed fee for the above scope of services.

If the enclosed information meets with your approval, we will transmit for your signature an amendment to the current Engineering Services Agreement, dated January 11, 2006.

Carter & Burgess, Inc. appreciates the opportunity to provide this information to the City of Laredo. If you have any questions or need additional information, please do not hesitate to call me at (512) 314-3100.

Sincerely,

CARTER & BURGESS, INC.



Glenn A. Bridges, P.E.  
Senior Project Manager

GAB/gab  
W/enclosures

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**Exhibit A**  
**Scope of Services**  
**Design , Bidding and Construction Phase Services**  
**2005 – Pump Improvements to the MOHAC Booster Station**  
**City of Laredo**

**DETAILED WORK PLAN**

This work plan includes preparation of drawings and contract documents for Pump Improvements at the MOHAC Booster Station Site. The effort is divided into three phases including final design, bidding and construction phase services. The detailed work plan is more fully described in the following section.

**PART 1 - BASIC SERVICES**

**1.1 DESIGN PHASE**

Based on the approved Preliminary Design Report, prepare final design drawings and submit to OWNER for review and approval at 80% complete. The 80% complete submittal shall include:

- 1.1.1 Cover Sheet
- 1.1.2 General Notes
- 1.1.3 Site Grading and Drainage, including erosion control improvements to existing drainage ditch, as required for construction of piping connections.
- 1.1.4 Yard Piping Plan and Details, including connection of new pump station discharge line to existing discharge line within existing drainage easement.
- 1.1.5 Pump Station Mechanical Plan, Sections and Details
- 1.1.6 Pump Station Foundation Plan, Sections and Details
- 1.1.7 Pump Station Superstructure, including Bridge Crane
- 1.1.8 Sodium hypochlorite Equipment Plan, Sections and Details
- 1.1.9 Pump Station Electrical and Motor Control Center
- 1.1.10 Pump Station SCADA System Upgrade
- 1.1.11 Pump Station HVAC
- 1.1.12 Technical Specifications
- 1.1.13 Submit written project status reports bi-weekly during the design phase.
- 1.1.14 Attend two (2) progress meetings during design phase to update OWNER on status and receive input.
- 1.1.15 Provide QA/QC review of all drawings and contract documents, including constructability review.
- 1.1.16 Submit three (3) copies of the 80% complete documents for OWNER review.
- 1.1.17 Furnish and submit plans and contract documents required for TCEQ review and approval.

- 1.1.18 Meet with OWNER to discuss comments and make necessary revisions to incorporate OWNER's 80% review comments.
- 1.1.19 Assist in the preparation of other contract-related documents, including contract agreement forms, general conditions and supplementary conditions, invitations to bid, instructions to bidders, insurance and bonding requirements (based on OWNER's requirements), and prepare final Drawings and Technical Specifications.
- 1.1.20 Prepare opinion of probable construction cost.
- 1.1.21 Submit three (3) copies of 100% complete drawings and contract documents for OWNER review and approval.
- 1.1.22 Meet with OWNER to discuss necessary revisions to incorporate 100% review comments.
- 1.1.23 Incorporate all OWNER comments into final (Issued for Construction) drawings and contract documents. Submit one set of reproducible drawings and unbound contract documents for reproduction of bid sets. Distribution of bid documents to prospective bidders shall be performed by OWNER.

## **1.2 BIDDING PHASE**

After acceptance by OWNER and approval by the TCEQ of the Bidding Documents, ENGINEER shall:

- 1.2.1 Attend the pre-bid conference.
- 1.2.2 Issue up to 3 Addenda as appropriate to clarify, correct or change the Bidding Documents.
- 1.2.3 Following the bid opening, prepare bid tabulation sheet, assist OWNER in evaluating Bids and make written recommendation of award.
- 1.2.4 Upon approval of OWNER, issue Notice of Award to successful bidder.

## **1.3 CONSTRUCTION PHASE**

After acceptance by the OWNER of the Bid Phase results, ENGINEER shall:

- 1.3.1 Prepare the Contract Documents for signatures by both parties.
- 1.3.2 Participate in a Pre-Construction Conference prior to commencement of Work at the Site.
- 1.3.3 Review and approve or take other appropriate action in respect to Shop Drawings and Samples and other data which Contractor is required to submit, but only for conformance with the information given in the Contract Documents and compatibility with the design concept of the completed Project as a functioning whole as indicated in the Contract Documents.

- 1.3.4 Provide general project representation, including up to eight (8) visits to the project site at appropriate intervals as construction proceeds to observe and report on the progress and quality of the executed work. This includes monthly progress meetings.
- 1.3.5 Issue instructions from OWNER to Contractor, issuing necessary interpretations and clarifications of contract documents, preparing up to three (3) change orders requiring special instructions and testing of the work, and making recommendations as to the acceptability of the work.
- 1.3.6 Review and approve progress payments, based on degree of completion of the work, and recommend issuance of such payments by OWNER.
- 1.3.7 Promptly after notice from Contractor that Contractor considers the entire Work substantially complete, in company with OWNER and Contractor, conduct a site visit and prepare a list of deficiencies requiring correction.
- 1.3.8 Prepare an Operations and Maintenance Manual that details various operational modes, including start-up, shut-down and emergency procedures. Contractor to furnish all manufacturer's equipment literature and maintenance schedules.
- 1.3.9 Observe and assist in initial start-up of the pump station.
- 1.3.10 Promptly after notice from Contractor that all deficiencies noted in the substantial completion punchlist have been corrected, conduct a final inspection to determine if the completed Work of Contractor is acceptable so that ENGINEER may recommend, in writing, final payment to Contractor.
- 1.3.11 Prepare record drawings from information submitted by the Contractor. Issue letter of completion to TCEQ.

## **PART 2 - SPECIAL SERVICES**

In addition to the above Basic Services, ENGINEER shall perform or furnish the following Special Services:

- 2.1 Evaluate structural problems in existing pump building.
  - 2.1.1 Perform site visit to make observations of the pump and chlorination buildings foundation problems, misalignment of doors, etc.
  - 2.1.2 Review existing as-built drawings of each building.
  - 2.1.3 Evaluate alternative repairs required to address foundation movement, re-alignment of doors, etc.
  - 2.1.4 Prepare preliminary opinion of probable construction cost for recommended repairs.
- 2.2 Make recommendations on existing VFD's
  - 2.2.1 Perform site visit to inspect existing VFD's.
  - 2.2.2 Review existing as-built drawings and specifications on original VFD's and replacement VFD's.
  - 2.2.3 Evaluate feasibility of replacing all existing VFD's with solid state soft (reduced voltage) starters.
  - 2.2.4 Evaluate feasibility of replacing all original VFD's with same equipment as replacement VFD's.
  - 2.2.5 Prepare preliminary opinion of probable construction cost for both alternatives.
- 2.3 Evaluate standby emergency generator for MOHAC pumps.
  - 2.3.1 Determine size of generator required, based on criteria provided by City of Laredo. (City to determine the minimum number of pumps required during emergency operations.)
  - 2.3.2 Prepare site layout showing location and other requirements to accommodate proposed generator equipment.
  - 2.3.3 Prepare preliminary opinion of probable construction cost.
- 2.4 Addition of one 5,000 gpm pump in existing MOHAC pump building.
  - 2.4.1 Prepare preliminary opinion of probable construction cost for installation of new pump, and required piping, valves, electrical improvements, etc.
- 2.5 Make recommendation on elimination of existing motor operated valve on ground storage tank inlets.
  - 2.5.1 Evaluate alternative location (remote from MOHAC Booster Station site) for pressure sustaining valve.
  - 2.5.2 Recommend the most desirable location for pressure sustaining valve, and prepare preliminary opinion of probable construction cost.
- 2.6 Revise Preliminary Design Report.
  - 2.6.1 Update preliminary design report to include recommendations from Tasks 1.0 – 5.0 above.
- 2.7 Perform field topographic survey and utility mapping, as required for design purposes. Utility mapping will be based upon information obtained from utility owners.
- 2.8 Perform field survey as required to verify extent of foundation movement.
- 2.9 Provide soil borings and geotechnical investigation, as required for design.

### **PART 3 - ADDITIONAL SERVICES**

If authorized in writing by OWNER, ENGINEER shall furnish or obtain from others Additional Services of the types listed below. Compensation for these services shall be as agreed upon by both parties.

- 3.1 Field layouts or the furnishing of construction line and grade surveys.
- 3.2 Making revisions to drawings, specifications or other documents when such revisions are 1) not consistent with approvals or instructions previously given by OWNER or 2) due to other causes not solely within the control of ENGINEER.
- 3.3 Preparing data and reports for assistance to OWNER in preparation for hearings before regulatory agencies, courts, arbitration panels or any mediator, giving testimony, personally or by deposition, and preparations therefore before any regulatory agency, court, arbitration panel or mediator.
- 3.4 The ENGINEER can furnish the services of a Resident Project Representative to act as OWNER's on-site representative during the Construction Phase. The Resident Project Representative will act as directed by ENGINEER in order to provide more extensive representation at the Project site during the Construction Phase.
- 3.5 Assisting OWNER in preparing for, or appearing at litigation, mediation, arbitration, dispute review boards, or other legal and/or administrative proceedings in the defense or prosecution of claims disputes with Contractor(s).
- 3.6 Visits to the site in excess of the number of trips included in Basic Services for periodic site visits, coordination meetings, or contract completion activities.
- 3.7 Any services required as a result of default of the contractor(s) or the failure, for any reason, of the contractor(s) to complete the work within the contract time.
- 3.8 Providing follow-up professional services during Contractor's warranty period.

**Exhibit B - Compensation**  
**2005 - Pump Improvements to the MOHAC Booster Station**  
**City of Laredo**

TASK	CONTRACT BILLING RATES									
	Project Manager	Project Engineer	Elec./Mech. Engineer	Architect	Structural Engineer	EST	CADD Technician	Clerical	TOTAL	
<b>LABOR ESTIMATE</b>										
<b>PART 1 - BASIC SERVICES</b>										
<b>1.1 Design Phase</b>										
1.1.1	Cover Sheet									
1.1.2	General Note	2	2			8	12			\$2,310.00
1.1.3	Site Grading and Drains, including erosion control improvements to existing drainage area, as required for construction of piping connections.	2	4			4	4	4		\$1,810.00
1.1.4	Yard Piping Plan and Details, including connection of new pump station discharge line to existing discharge line within existing drainage easement.	2	4			16	24			\$4,200.00
1.1.5	Pump Station Mechanical Plan, Sections and Details	2	4				24	28		\$5,310.00
1.1.6	Pump Station Foundation Plan, Sections and Details	2	6			24	48			\$4,610.00
1.1.7	Pump Station Superstructure, including Bridge Crane		2		24		18			\$4,530.00
1.1.8	Station Hydrologic Equipment Plan, Sections and Details		6		24		70			\$14,030.00
1.1.9	Pump Station Electrical and Motor Control Center	2	2	4		4	12	12		\$3,610.00
1.1.10	Pump Station SCADA System Upgrade		2	64				8		\$4,640.00
1.1.11	Pump Station HVAC		2	18				8		\$2,880.00
1.1.12	Technical Specifications			40	24			18		\$5,190.00
1.1.13	Submit written project status reports on bi-weekly basis during design phase.	2	6	22						\$6,750.00
1.1.14	Attend two (2) progress meetings during design phase to update CH2MHill on status and receive input.	6				4	20	8		\$6,750.00
1.1.15	Provide CADD review of all drawings and contract documents including constructability review.	6								\$960.00
1.1.16	Submit three (3) copies of the 50% complete documents for OWNER review.	6			1			4		\$1,320.00
1.1.17	Furnish and submit plans and contract documents required for TCEQ review and approval.		2			2	2	2		\$780.00
1.1.18	Meet with OWNER to discuss comments and make necessary revisions to incorporate OWNER's 50% review comments.		2			2	2	4		\$660.00
	Assist in the preparation of other contract-related documents, including contract agreement forms, general conditions and supplementary conditions, invitations to bid, instructions to bidders, insurance and bonding requirements (based on OWNER's requirements), and prepare final Drawings and Technical Specifications.	4	4			4	8	4		\$2,480.00
1.1.20	Prepare final opinion of probable construction cost.	3	4		8	4		2		\$2,470.00
1.1.21	Submit three (3) copies of 100% complete drawings and contract documents for CH2MHill review and approval.	1	2	8	1	2	8	2		\$2,756.00
1.1.22	Meet with OWNER to discuss necessary revisions to incorporate 100% review comments.	4	4		4	2	8	2		\$1,580.00
1.1.23	Incorporate all CH2MHill comments into final (based for Construction) drawings and contract documents. Submit one set of reproducible drawings and unbound contract documents for reproduction of bid sets. Distribution of bid documents to prospective bidders shall be performed by OWNER.					7	4	8		\$3,195.00
<b>Sub-Total Design Phase</b>										
		50	66	154	62	64	131	284	38	\$1,256.00
<b>1.2 Bidding Phase</b>										
1.2.1	Attend the pre-bid conference.									
1.2.2	Take up to 3 Addenda as appropriate to clarify, correct or change the Bidding Documents.	4	8				2		2	\$2,070.00
1.2.3	Following the bid opening, prepare bid tabulation sheet, assist OWNER in evaluating bids and make written recommendation of award.	2	4	8	12		4	24	4	\$6,150.00
1.2.4	Upon approval of OWNER, issue Notice of Award to successful bidder.	2	2				2		2	\$900.00
		2						2	2	\$450.00

Sub-total Bidding Phase		13	14	8	12	0	8	24	10	\$9,879.80
<b>1.3 Construction Phase</b>										
1.3.1	Prepare the Contract Documents for signatures by both parties.									
1.3.2	Participate in a Pre-Construction Conference prior to commencement of Work at the Site.	2								\$743.00
1.3.3	Review and approve or take other appropriate action in respect to Shop Drawings and Samples and other data which Contractor is required to submit, but only for conformance with the information given in the Contract Documents and compatibility with the design concept of the completed Project as a functioning whole as indicated in the Contract Documents.		8				2		4	\$1,120.00
1.3.4	Providing general project representation, including up to eight (8) visits to the project site at appropriate intervals as construction proceeds to observe and report on the progress and quality of the executed work. This includes monthly progress meetings.	2	8	8	4	4	12	12	4	\$5,450.00
1.3.5	Issue instructions from OWNER to Contractor, issuing necessary interpretations and verifications of contract documents, preparing up to three (3) change orders requiring special instructions and testing of the work, and making recommendations as to the acceptability of the work.		40				16			\$8,960.00
1.3.6	Review and approve progress payments, based on degree of completion of the work, and recommend issuance of such payments by OWNER.	4	30	8	4	4	30	16		\$11,240.00
1.3.7	Promptly after notice from Contractor that Contractor considers the entire Work substantially complete, in company with OWNER and Contractor, conduct a site visit and prepare a list of deficiencies requiring correction.	4					8		4	\$1,680.00
1.3.8	Prepare an Operations and Maintenance Manual that details various operational duties, including start-up, shut-down and emergency procedures. Contractor to furnish all manufacturer's equipment literature and maintenance schedules.	2	10				10	8	2	\$3,380.00
1.3.9	Observe and assist in initial start-up of the pump station.	2	4				20			\$3,070.00
1.3.10	Promptly after notice from Contractor that all deficiencies noted in the substantial completion punchlist have been corrected, conduct a final inspection to determine if the completed Work of Contractor is acceptable so that ENGINEER may recommend, in writing, final payment to Contractor.	2	8	8					8	\$2,410.00
1.3.11	Prepare record drawings from information submitted by the Contractor. Issue letter of completion to TCSD.		8				8		2	\$1,920.00
Sub-total Construction Phase		20	118	22	8	8	2	20	2	\$2,680.00
<b>TOTAL BASIC SERVICES</b>		20	118	22	8	8	2	20	2	\$40,588.88
<b>TOTAL HOURS</b>		80	168	184	62	72	253	364	72	\$138,525.68
<b>PART 2 - SPECIAL SERVICES</b>										
<b>2.1 Evaluate structural problems in existing pump building (Note: Does not include soil boring)</b>										
2.1.1	Perform site visit to note observations of building foundation problems, misalignment of slabs, etc.		8							
2.1.2	Review existing as-built drawings of building.	1								\$1,288.00
2.1.3	Evaluate alternative repairs required to address foundation movement, misalignment of slabs, etc.		2							\$280.00
2.1.4	Prepare preliminary opinion of probable construction cost for recommended repairs.		12							\$1,560.00
Subtotal		1	38	6	8					\$1,128.00
<b>2.2 Make recommendations on existing VFD's</b>										
2.2.1	Perform site visit to inspect existing VFD's.							8	8	\$4,365.00
2.2.2	Review existing as-built drawings and specifications on original VFD's and replacement VFD's.			12						\$1,440.00
2.2.3	Evaluate feasibility of repairing all existing VFD's with solid state soft (reduced voltage) starters.			2						\$240.00
2.2.4	Evaluate feasibility of replacing all original VFD's with same equipment as replacement VFD's.	1		8						\$885.00
2.2.5	Prepare preliminary opinion of probable construction cost for both alternatives.			4						\$805.00
Subtotal		2	0	30	8					\$480.00
<b>2.3 Evaluate feasibility emergency generator for MCHAC garage.</b>										
2.3.1	Determine size of generator required, based on details provided by City of Lenoir.							8	0	\$3,938.88
2.3.2	Prepare site layout showing location and other requirements to accommodate proposed generator equipment.	1		12						\$1,005.00
Subtotal		1		8	8			2		\$1,284.00



## COUNCIL COMMUNICATION

<b>DATE:</b> 03/19/07	<b>SUBJECT: MOTION</b> To award a contract to Crane Engineering Co., Laredo, Texas for the amount of \$107,500 to design the 24 Inch Water Transmission Line from McPherson Road to Loop 20 along Del Mar Blvd., with construction plans and specifications. Funding is available in the 2004 Water Bond Issuance.
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Carl Schwing, Utilities Director
<b>PREVIOUS COUNCIL ACTION:</b> Contract awarded to Crane Engineering on 12/12/05 and selection of the firm approved on 10/03/05 for Phase I.	
<b>BACKGROUND:</b> <p>The City of Laredo Water Utilities Department has undertaken a project to increase the pressure and water availability to the north east area of Laredo. The City of Laredo Utilities Department deems it necessary to extend a 24" water transmission line to feed the TAMIU elevated storage tank. This project is listed in the 1995 Capital Improvements Program and it reflects the impact of growth on this particular area. However, the advantage to building these improvements is that it also creates a relief to other pressure zones that are currently being impacted.</p> <p>This project is considered a necessity to comply with TCEQ regulatory requirements. The scope of services is to include but not limited to the design and survey of a 24 inch water transmission line approximately 12,000 feet, and a recommendation for an alignment with easement descriptions, construction plans and specifications.</p> <p>This project is considered Phase II of the overall 24 inch water transmission line project from MOHAC Booster Station to TAMIU EST.</p>	
<b>FINANCIAL IMPACT:</b> Funding is available in the 2004 Water Bond Issuance, Account # 557-4199-538-0199 (MHCO/McPherson Tram Line).	
<b>COMMITTEE RECOMMENDATION:</b>  N/A	<b>STAFF RECOMMENDATION:</b>  To approve motion.

## COUNCIL COMMUNICATION

<b>DATE:</b>  03/19/07	<b>SUBJECT: MOTION</b> Consideration to award a contract with Foster Engineering Co., Laredo, Texas in the amount of \$40,172.00 to include basic engineering services including surveys, design and preparation of plans and specifications with cost estimates for the construction of a creek crossing for the 24" sewer line (36" alternate) to cross Manadas Creek. The contract time is 135 calendar days. Funding is available in the Sewer Construction Fund.
<b>INITIATED BY:</b> Cindy Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Carl M. Schwing, Utilities Director
<b>PREVIOUS COUNCIL ACTION:</b> None	
<b>BACKGROUND:</b>  The City of Laredo Utilities Department must relocate the existing sewer line in the Texas Department of Transportation Right-Of-Way due to improvements to the roadway. To relocate the existing 24 inch gravity sewer line it is required to design a new suspended sanitary sewer line with pillars to cross Manadas Creek due to a conflict with a back-wall in the proposed bridge. Scope of services is to include, but not limited to the design, survey and creation of plans and specifications with the recommendation for the actual structural design for the creek crossing and the end supports necessary to stabilize the 24" (36" alternate) sewer line to meet the existing grade. The services will also include the bidding process, construction staking, periodic construction supervision, and "as built" plans.  The engineering and surveying services will be conducted by Foster Engineering Co., Laredo, Texas.	
<b>FINANCIAL IMPACT:</b> Funding is available Tx Dot Improvements in the Sewer Construction Fund Acct. # 559-4240-538-0258.	
<b>COMMITTEE RECOMMENDATION:</b>  N/A	<b>STAFF RECOMMENDATION:</b>  To approve motion

**COUNCIL COMMUNICATONS**

<b>DATE:</b> 3/19/07	<b>SUBJECT: MOTION</b> Consideration to authorize the purchase of traffic signal poles and arms required for the traffic signal upgrade of the following locations: Del Mar Blvd. and McPherson Dr. and a new installation at Loop 20 and Laredo Town Center (Airport Driveway), from Pelco Structural LLC, Claymore, OK, in the total amount of \$48,208.00. These items are being purchased through the State of Texas Cooperative purchasing program. Funding is available from 2006 Contractual Obligation bond proceeds and the Airport Fund budget.
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<b>INITIATED BY:</b> Rafael Garcia, Assistant City Manager	<b>STAFF SOURCE:</b> Roberto Murillo, Traffic Department Director Jose L. Flores, Airport Director Francisco Meza, Purchasing Agent
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**PREVIOUS BOARD ACTION:** Authorized participation in the State of Texas cooperative purchasing program.

**BACKGROUND:**  
Staff is requesting authorization to utilize the State of Texas Department of Transportation (TX DOT) contract pricing for the purchase of traffic signal poles and arms required for the traffic signal upgrade at the following locations: Del Mar Blvd. and McPherson Dr.; and a new installation at Loop 20 and Laredo Town Center. The TX DOT open market purchase order allows State of Texas COOP members, such at the City of Laredo, to utilize the established contract pricing.

<i>Dell Mar Blvd/McPherson Dr.</i>	Qty	Unit Price	Extended Price
36" SMA-80 Poles/Arms	1	\$ 2,840.00	\$ 2,840.00
24" SMA-80 Poles/Arms	1	\$ 2,053.00	\$ 2,053.00
40" SMA-80 Poles/Arms	2	\$ 4,197.00	\$ 8,394.00
			<b>\$13,287.00</b>
 <i>Loop 20 / North Town Center</i>			
55' IMA-80100L -8 Poles/Arms	1	\$12,319.00	\$12,319.00
10' Pedestal Poles	3	\$ 365.00	\$ 1,095.00
44' SMA-80 Poles	1	\$ 3,578.00	\$ 3,578.00
65' LMA-80/100L Poles	1	\$12,811.00	\$12,811.00
32' SMA-80 Poles	1	\$ 2,443.00	\$ 2,443.00
		2,443.00	
			<b>\$32,246.00</b>
		<i>Freight</i>	<b>\$ 2,675.00</b>
		<i>Grand Total</i>	<b>\$48,208.00</b>

**FINANCIAL:** Funding is available from 2006 Contractual Obligation bond proceeds and the Airport Fund budget.

2006 CO Bond capital projects, Traffic Signal Span Wire	Account Number: 461-9853-535-4891
Airport Fund Traffic Signals,	Account Number: 242-3605-585-9305

<b>COMMITTEE RECOMMENDATION:</b>	<b>STAFF RECOMMENDATION:</b> Staff recommends approval of this motion.
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## COUNCIL COMMUNICATION

<b>DATE:</b>  03/19/07	<b>SUBJECT: MOTION</b> Consideration for approval to award an engineering contract to SCS Engineers, Bedford, Texas, for an amount of \$332,600.00 for the design and preparation of plans and specifications for the New Type I Cell in the City of Laredo Municipal Landfill Located at 6912 Hwy. 359. Funding is available in the Solid Waste Fund.										
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Rogelio Rivera, P.E., City Engineer										
<b>PREVIOUS COUNCIL ACTION:</b> On January 16, 2007 City Council approved the selection of consultant SCS Engineers, Bedford, Texas, for the New Type I Cell in the City of Laredo Municipal Landfill Located at 6912 Hwy. 359 and authorization to negotiate a professional services contract.											
<b>BACKGROUND:</b> Scope of services include, but are not limited to:  Part I: Subsurface Investigation – includes drilling to assess the rock excavation in order to improve the quality of the bids to be received for the cell construction project.  Part II: Engineering – includes engineering-related tasks, such as preparation of the construction plans, bid documents, bidding assistance and bid review.  Part III: Construction – includes support during cell construction, including periodic on-site review by SCS, and related construction-phase services. Construction Quality Assurance services will be provided by ETTL Engineers & Consultants, Inc. (ETTL, subcontractor to SCS), and preparation and submittal of the necessary reports to the TCEQ.  Part IV: Other required engineering, consulting, and operation and maintenance services for the Landfill.  A/E is as follows:  <table style="width: 100%; border: none;"> <tr> <td style="padding-left: 20px;">Subsurface investigation.....</td> <td style="text-align: right; padding-left: 20px;">\$ 18,700.00</td> </tr> <tr> <td style="padding-left: 20px;">Engineering services.....</td> <td style="text-align: right; padding-left: 20px;">\$63,100.00</td> </tr> <tr> <td style="padding-left: 20px;">Construction-Phase Services.....</td> <td style="text-align: right; padding-left: 20px;">\$150,800.00</td> </tr> <tr> <td style="padding-left: 20px;">Other required engineering, consulting, and O &amp; M services.....</td> <td style="text-align: right; padding-left: 20px;"><u>\$100,000.00</u></td> </tr> <tr> <td style="padding-left: 20px;">Total Fee.....</td> <td style="text-align: right; padding-left: 20px;">\$332,600.00</td> </tr> </table> Design work is to be on a fast tract basis.		Subsurface investigation.....	\$ 18,700.00	Engineering services.....	\$63,100.00	Construction-Phase Services.....	\$150,800.00	Other required engineering, consulting, and O & M services.....	<u>\$100,000.00</u>	Total Fee.....	\$332,600.00
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Construction-Phase Services.....	\$150,800.00										
Other required engineering, consulting, and O & M services.....	<u>\$100,000.00</u>										
Total Fee.....	\$332,600.00										
<b>FINANCIAL IMPACT:</b> Funding is available in the Solid Waste Account. Account No. 556-2560-535-9309											
<b>COMMITTEE RECOMMENDATION:</b> N/A.	<b>STAFF RECOMMENDATION:</b> Approval of Motion.										

## COUNCIL COMMUNICATION

<b>DATE:</b> 03/19/07	<b>SUBJECT:</b> Consideration to authorize the payment of the solid waste fee assessed quarterly by the Texas Commission of Environmental Quality (TCEQ). The City is assessed a solid waste fee based on a per ton basis for all waste processed (disposed) at the landfill. This is a recurring annual expense paid on a quarterly basis. The current rate is \$1.25 per ton which is subject to change by the TCEQ. Approximately 400,000 tons will be processed during the next twelve month period which would result in a total payment to TCEQ of \$500,000.00 Funding is available in the Solid Waste Fund.	
<b>INITIATED BY:</b> Horacio De Leon, Jr. Assistant City Manager	<b>STAFF SOURCE:</b> Oscar J. Medina, Solid Waste Department Director Francisco Meza, Purchasing Agent	
<b>PREVIOUS COUNCIL ACTION:</b>		
<b>BACKGROUND:</b> A solid waste fee is assessed by the Texas Commission of Environmental Quality (TCEQ) for all waste processed at the city landfill. The City is currently assessed a solid waste fee of \$1.25/ton for all waste processed (disposed) at the landfill. Approximately 400,000 tons of waste will be processed during the next twelve month period.  Staff is requesting authorization to pay the assessed fee established by the TCEQ. This fee is assessed quarterly and is based on the amount of waste processed at the landfill during a four month period.		
<b>FINANCIAL IMPACT:</b> The City's obligation for performance of this assessment beyond the current fiscal year is contingent upon the availability of appropriated funds from which payments for this fee can be made.  Funds for this assessment have been budgeted in the following line item budget: Solid Waste Fund - Landfill, License and Permits Fees Account Number 556-2560-533-5524		
<b>COMMITTEE RECOMMENDATION:</b> N/A	<b>STAFF RECOMMENDATION:</b> Staff recommends approval of this motion.	

**COUNCIL COMMUNICATION**

<b>DATE:</b> 03/19/2007	<b>SUBJECT: MOTIONS</b> Consideration to award contract number FY07-068 to the low bidders Castaneda Sand and Gravel Inc., Laredo, Texas and Flecha Material Inc., Laredo, Texas in the estimated amount of \$115,000 for the purchase of top soil; and Flecha Material, Inc., in the estimated amount of \$25,000 for providing fill dirt for maintenance and capital improvement projects being constructed by the Parks and Recreations Department and Utilities Department. A primary and secondary vendor will be awarded contracts for the purchase of the needed material. The City received identical bids for the purchase of top soil from Castaneda and Flecha Materials, and the primary vendor must be determined by choosing lots. All materials will be purchased on an as needed basis. Funding is available in the respective departmental budgets.
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<b>INITIATED BY:</b> Horacio De Leon, Assistant City Manager	<b>STAFF SOURCE:</b> Mike Pescador, Parks and Recreation Dept. Director Carl Schwing, Utilities Director Francisco Meza, Purchasing Agent
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**PREVIOUS COUNCIL ACTION:** None.

**BACKGROUND:** The City received three bids for the purchase of approximately 5,000 cubic yards of red top soil and approximately 3,000 cubic yards of fill dirt as needed for on-going maintenance and capital improvement projects. This bid will be awarded by item to a primary and secondary vendor and is based on estimated quantities. The term of this contract is for a six month period with an option to extend for an additional six month period. As per all supply contracts, the intent of this contract is to secure a fixed cost for this commodity for the contract period.

Material	Vendor	Estimated Qty	Unit Price	Total
Red Top Soil	Castaneda Sand and Gravel	5,000 CYD	\$23.00	\$115,000.00
Red Top Soil	Flecha Materials Inc.	5,000 CYD	\$23.00	\$115,000.00
Fill Dirt	Flecha Materials Inc.	3,000 CYD	\$ 8.50	\$25,500.00
Fill Dirt	Castaneda Sand and Gravel	3,000 CYD	\$10.00	\$30,000.00
Fill Dirt	III PG Enterprises Inc.	3,000 CYD	\$18.00	\$54,000.00

**FINANCIAL IMPACT:** The purpose of this contract is to establish prices for the commodities or services needed, should the City need to purchase these commodities or services. The City's obligation for performance of an annual supply contract beyond the current fiscal year is contingent upon the availability of appropriated funds from which payments for the contract purchases can be made. If no funds are appropriated and budgeted during the next fiscal year, this contract becomes null and void. The term of this contract shall be for a six month period with an option to extend for an additional six months.

Funding is available in the departmental budgets.  
 Parks and Recreation Account Number: 101-3115-552-1900  
 Utilities Department Account Number: 557-4130-532-3014

<b>COMMITTEE RECOMMENDATION:</b>	<b>STAFF RECOMMENDATION:</b> It is recommended that this contract be approved.
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## COUNCIL COMMUNICATION

<b>DATE:</b>  3/19/07	<b>MOTION:</b> Consideration to authorize change order number 7, a credit in the amount of (\$31,570.00) and the purchase of additional radio equipment in the total amount of \$31,570.00, to the 800 MHz radio communication contract awarded to Motorola; and authorizing a final payment of \$145,935.00. The change order includes credit for reprogramming and the purchase of additional radio equipment. Funding is available in the Information Technology fund.																									
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Beto Ramirez, Information Technology and Support Services Department Director Francisco Meza, Purchasing Agent																									
<b>PREVIOUS COUNCIL ACTION:</b> Awarded a contract with Motorola for the acquisition of a new radio communication system.																										
<b>BACKGROUND:</b> There was a need to reprogram police and fire radios due to an error in the National Public Safety Planning Advisory Committee (NPSPAC) mutual aid frequencies. Motorola relinquished this programming to the City of Laredo and provided a credit in the total amount of \$31,570.00. The City's radio manager reprogrammed all the public safety radios so as to not provide Motorola or any other subcontractor with the City's public safety encryption codes.  Motorola has completed all punch items and staff is requesting authorization to pay the final invoice for this project.																										
<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 60%;">Contract awarded to Motorola</td> <td style="text-align: right;">\$6,956,058.00</td> </tr> <tr> <td>Change order no. 7 - credit for reprogramming radios</td> <td style="text-align: right;">(\$ 31,570.00)</td> </tr> <tr> <td>Purchase the following items:</td> <td style="text-align: right;">\$ 31,570.00</td> </tr> <tr> <td>80 - BDN 6676 3.5mm jack adapters</td> <td></td> </tr> <tr> <td>10 - RLN5312 Earpieces</td> <td></td> </tr> <tr> <td>80 - BDN6780 Ear bud with microphone and PTT</td> <td></td> </tr> <tr> <td>35 - RMN4049 Temple Transducer</td> <td></td> </tr> <tr> <td>46 - RLN4884 Charger</td> <td></td> </tr> <tr> <td>90 - NMN6191 Remote Speaker Microphones</td> <td></td> </tr> <tr> <td>2 - XTL 1500 radios (hardware with software encryption , no programming)</td> <td></td> </tr> <tr> <td style="text-align: right;">Change Order no. 7 total</td> <td style="text-align: right;">\$ 0.00</td> </tr> <tr> <td><b>Revised Contract Total</b></td> <td style="text-align: right;"><b>\$7,025,503.30</b></td> </tr> </table>			Contract awarded to Motorola	\$6,956,058.00	Change order no. 7 - credit for reprogramming radios	(\$ 31,570.00)	Purchase the following items:	\$ 31,570.00	80 - BDN 6676 3.5mm jack adapters		10 - RLN5312 Earpieces		80 - BDN6780 Ear bud with microphone and PTT		35 - RMN4049 Temple Transducer		46 - RLN4884 Charger		90 - NMN6191 Remote Speaker Microphones		2 - XTL 1500 radios (hardware with software encryption , no programming)		Change Order no. 7 total	\$ 0.00	<b>Revised Contract Total</b>	<b>\$7,025,503.30</b>
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<b>Revised Contract Total</b>	<b>\$7,025,503.30</b>																									
<b>FINANCIAL: Funding is available in the following line item budget.</b>  Communication System Fund – Account 595-5515-515-9001																										
<b>COMMITTEE RECOMMENDATION:</b>	<b>STAFF RECOMMENDATION:</b> It is recommended that this action be authorized.																									

## COUNCIL COMMUNICATION

<b>DATE:</b> 03/19/07	<b>SUBJECT: MOTION</b> Consideration for approval of payment not to exceed \$6,250.00 for testing services rendered, and approval to cancel the remaining contract in the amount of \$68,550.00 with South Texas Testing Laboratories, Inc., due to the laboratory not being able to continue to provide testing services of materials for quality assurance, and approval to contract with another Testing Laboratory on an emergency basis to provide laboratory professional services for the Laredo International Airport Construction of Northeast Cargo Apron (Phase II), General Aviation Apron (Phase II) and Southwest Cargo Apron Concrete Pads Project. Funding is available in the Airport Construction Fund.	
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager		<b>STAFF SOURCE:</b> Rogelio Rivera, P.E., City Engineer Jose L. Flores, Airport Director
<b>PREVIOUS COUNCIL ACTION:</b> On January 16, 2007, City Council approval to award a professional services contract to South Texas Testing Laboratories, Inc., Laredo, Texas, for an amount not to exceed \$74,800.00 to provide laboratory, sampling and testing services of materials for quality assurance for the Laredo International Airport Construction of Northeast Cargo Apron (Phase II), General Aviation Apron (Phase II) and Southwest Cargo Apron Concrete Pads.		
<b>BACKGROUND:</b> The professional services contract is to provide laboratory, sampling and testing services of materials for quality assurance during the construction of the Laredo International Airport Construction of Northeast Cargo Apron (Phase II), General Aviation Apron (Phase II) and Southwest Cargo Apron Concrete Pads.  South Texas Laboratories, Inc., Laredo, Texas, has advised the City Engineering Department that they will no longer continue to provide services for the project. Staff therefore recommends a new laboratory be contracted on an emergency basis to provide the required laboratory services.		
<b>FINANCIAL IMPACT:</b> Funding is available in the Airport Construction Fund-Grant #49 and ineligible division. Account No. 433-3670-583-5514 and 433-3682-563-5514		
<b>COMMITTEE RECOMMENDATION:</b> N/A.		<b>STAFF RECOMMENDATION:</b> Approval of Motion.

## COUNCIL COMMUNICATION

<b>DATE:</b>  03/19/07	<b>SUBJECT: MOTION</b> Consideration for approval of change order no. 1 a decrease of \$4,108.00 for the balance of quantities actually constructed in place, acceptance of the CDBG Sidewalks City-Wide Project No. 33 (15 Blocks) and approval of final retainage payment in the amount of \$7,517.70 to ALC Construction, LLC., Laredo, Texas. Final construction contract amount is \$75,177.00. Funding is available in the Community Development Fund - Sidewalks Project No. 33.	
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Rogelio Rivera, P.E., City Engineer	
<b>PREVIOUS COUNCIL ACTION:</b> On December 4, 2006, City Council approved to award a construction contract to the lowest bidder ALC Construction, LLC., Laredo, Texas, in the bid amount of \$79,285.00 for the CDBG Sidewalks City-Wide Project No. 33 (15 Blocks).		
<b>BACKGROUND:</b> The original project consisted of 15 city blocks of ADA Accessible sidewalks improvements in Districts V and VII. Generally the sidewalks are 4 feet in width with ADA ramps at each street crossing. The project also includes concrete header curbs, retaining walls, driveways and utility adjustments as required.  Plans and specifications were prepared by Puig Engineering, LLC., Laredo, Texas.  This change order no. 1 is for the balance of quantities actually constructed in place.  Original construction contract amount.....\$79,285.00 (Awarded by City Council on December 4, 2006) This change order no. 1..... <u>\$(4,108.00)</u> Final construction contract amount.....\$75,177.00  The project was completed within the contract time allotted.		
Page 1 of 2		
<b>FINANCIAL IMPACT:</b> Funding is available in the Community Development Fund - Sidewalks Project No. 33. Account No. 211-9140-535-1378 and 211-0000-206-0100 (Retainage Account)		
<b>COMMITTEE RECOMMENDATION:</b> N/A.	<b>STAFF RECOMMENDATION:</b> Approval of Motion.	

List of sidewalks was as follows:

**DISTRICT V**

West San Jose	Monterrey Avenue	McDonnell	North	1
West San Jose	Valencia Avenue	San Francisco Avenue	North	2
Teakwood	Ponderosa	Approximately 600 L.F.	North	2
<b>TOTAL NO. OF BLOCKS</b>				<b>5 BLOCKS</b>

**DISTRICT VII**

Boston	Juarez	Salinas	North	1
Philadelphia	Juarez	Salinas	South	1
Philadelphia	Santa Maria	Davis	North	1
Ugarte	Juarez	Salinas	South	1
Ugarte	Santa Maria	Davis	South	1
Ugarte	Santa Maria	Juarez		1
Davis	Chicago	Pace	East	1
Davis	Chicago	Pace	West	1
Main	Chicago	Pace	West	1
Santa Cleotilde	Chicago	Pace	East	1
<b>TOTAL NO. OF BLOCKS</b>				<b>10 BLOCKS</b>

**COUNCIL COMMUNICATION**

<b>DATE:</b> 3/19/07	<b>SUBJECT: MOTIONS</b> Consideration to award software maintenance contract to the sole source provider, Sungard H.T.E. Inc., Lake Mary, FL., in the amount of \$32,157.00. This maintenance contract will provide customer support and service for the Police Department's Computer Aided Dispatch System, Crime's Management System, Crackdown software, Mobile Data Terminal software and the Fire Department's Fires Management System. Funding is available in the Police and Fire Department budgets.
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<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Agustin Dovalina III, Chief of Police Luis F. Sosa, Fire Chief Francisco Meza, Purchasing Agent
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**PREVIOUS COUNCIL ACTION:** None.

**BACKGROUND:** The Police and Fire Department's computer software contract is renewed annually. This contract provides customer support, technical service, and upgrades. H.T.E. Inc. has been the City's software provider for approximately eighteen years.

**Contract Summary**

Police Department	3 <sup>rd</sup> Party Mapping – Crimes	\$ 559.70
Police Department	3 <sup>rd</sup> Party Mapping – Dispatch Base	\$1,247.30
Police Department	Qrep Administrator -H.T.E.	\$ 70.00
Police Department	Qrep End User H.T.E.	\$ 140.00
Police Department	CAD 400	\$ 2,877.50
Police Department	Crimes Management System	\$ 2,385.00
Police Department	Crackdown	\$ 702.50
Police Department	Barcode Interface for PS&J	\$ 177.50
Police Department	PC Download SW for Crimes –LF	\$ 90.00
Police Department	H.T.E. Print Interface	\$ 90.00
Police Department	E911-CAD400	\$ 265.00
Police Department	Mobile Data Browser	\$3,187.50
Police Department	State Interface – CAD 400	\$ 697.50
Police Department	Automated Vehicle Locator - CAD 400	\$ 346.25
Police Department	Field Incident Reporting	\$3,187.50
Police Department	Field Accident Reporting	\$3,187.50
Police Department	Qrep Catalog for C3 & CC	\$ 140.00
Police Department	Message Switch	\$3,050.00
Police Department	Mobile Data Browser (CAD IV or V)	\$2,056.25
Police Department	Field Reporting Server Software	\$1,602.50
Police Department	Field Incident Reporting	\$2,056.25
Police Department	Field Accident Reporting	\$2,056.25
Fire Department	Fires Management	\$ 0.00
Fire Department	EMS Reporting	\$ 495.00
Fire Department	Fire Incident Reporting	\$ 495.00
Fire Department	Fire Prevention System	\$ 290.00
Fire Department	Fire Resources Activity Tracking	\$ 290.00
Fire Department	CAD400 Interface to Westnet's First In	\$ 415.00
	<b>Total</b>	<b>\$32,157.00</b>

**FINANCIAL IMPACT: Funding is available in the following line item budgets:**

<b>Department</b>	<b>Line Item</b>	<b>Account Number</b>	<b>Amount</b>
Police Department	Contractual Services – Maintenance	101-2310-523-5588	\$30,172.00
Fire Department	Contractual Services – Maintenance	101-2410-523-5588	\$ 1,985.00

**COMMITTEE  
RECOMMENDATION:****STAFF RECOMMENDATION:** It is recommended that this contract be approved.

## COUNCIL COMMUNICATION

<b>DATE:</b> 03/19/07	<b>SUBJECT: MOTIONS</b> Consideration to authorize the purchase thirty (30), radar units for the Police Department, through the Houston Galveston Area Council of Governments (HGAC) cooperative contract pricing from Applied Concepts Inc., Plano, Texas, in the total amount of \$94,850.62. Funding is available in the Police Trust Fund budget.																								
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Agustin Dovalina III, Chief of Police Francisco Meza, Purchasing Agent																								
<b>PREVIOUS COUNCIL ACTION:</b> Approved the City of Laredo's participation in the Houston Galveston Area Council of Governments cooperative purchasing program.																									
<b>BACKGROUND:</b> Staff is requesting authorization to purchase a total of thirty (30), radar units from Applied Concepts Inc. These radar units will be purchased for twenty five patrol vehicles and five motorcycles.																									
<table style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;"></th> <th style="text-align: center;">Qty.</th> <th style="text-align: center;">Unit Price</th> <th style="text-align: center;">Total</th> </tr> </thead> <tbody> <tr> <td>Applied Concepts Inc.</td> <td></td> <td></td> <td></td> </tr> <tr> <td>Stalker DSR 2X Motorcycle</td> <td style="text-align: center;">5</td> <td style="text-align: right;">\$3,365.00</td> <td style="text-align: right;">\$16,825.00</td> </tr> <tr> <td>Stalker DSR 2X</td> <td style="text-align: center;">25</td> <td style="text-align: right;">\$3,065.00</td> <td style="text-align: right;">\$76,625.00</td> </tr> <tr> <td>HGAC Administrative Fee</td> <td></td> <td></td> <td style="text-align: right;"><u>\$ 1,400.62</u></td> </tr> <tr> <td>Total Purchase</td> <td></td> <td></td> <td style="text-align: right;"><u>\$94,850.62</u></td> </tr> </tbody> </table>			Qty.	Unit Price	Total	Applied Concepts Inc.				Stalker DSR 2X Motorcycle	5	\$3,365.00	\$16,825.00	Stalker DSR 2X	25	\$3,065.00	\$76,625.00	HGAC Administrative Fee			<u>\$ 1,400.62</u>	Total Purchase			<u>\$94,850.62</u>
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HGAC Administrative Fee			<u>\$ 1,400.62</u>																						
Total Purchase			<u>\$94,850.62</u>																						
<b>FINANCIAL:</b> Funding is available in the Police Trust fund budget.  Account Number: 665-0000-522-2400																									
<b>RECOMMENDATION:</b>  N/A	<b>STAFF:</b> Staff recommends approval of this motion.																								

**COUNCIL COMMUNICATION**

<b>DATE:</b> 03/19/2007	<b>SUBJECT: MOTION</b> Consideration to award a contract to G.T. Distributors, Inc., Austin, Texas for the purchase of fifty (50) Taser electro muscular disruption weapons in the total amount of \$46,315.00. Taser International is the sole source manufacturer of the Taser electro muscular disruption weapon and G.T. Distributor of Texas is the sole authorized distributor in this area. Funding is available in the Police trust fund.																												
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Agustin Dovalina, Chief of Police Francisco Meza, Purchasing Agent																												
<b>PREVIOUS COUNCIL ACTION: None</b>																													
<p><b>BACKGROUND:</b> Taser International is the sole source manufacturer of the Taser electro muscular disruption weapon. Staff is requesting authorization to purchase fifty (50) weapons and the Taser cartridges from the sole authorized distributor for this area, G.T. Distributor of Texas. This is the same weapon currently in use by other law enforcement agencies.</p> <p>Contract Summary:</p> <table border="0" data-bbox="117 892 1554 1270"> <thead> <tr> <th></th> <th align="center"><b>Qty.</b></th> <th align="center"><b>Unit Price</b></th> <th align="center"><b>Total</b></th> <th align="center"><b>Brand</b></th> </tr> </thead> <tbody> <tr> <td>Taser X 26 E Black with Extended XDPMIP</td> <td align="center">50 each</td> <td align="center">\$821.45</td> <td align="center">\$41,052.50</td> <td align="center">Taser AT 26015</td> </tr> <tr> <td>Taser X 26, 25' Cartridges</td> <td align="center">150 each</td> <td align="center">\$ 22.97</td> <td align="center">\$ 3,445.50</td> <td align="center">AT 44203</td> </tr> <tr> <td>Taser 15' Cartridges</td> <td align="center">100 each</td> <td align="center">\$ 17.97</td> <td align="center">\$ 1,797.00</td> <td align="center">AT 34200</td> </tr> <tr> <td></td> <td></td> <td align="center"><b>Grand Total</b></td> <td align="center"><b>\$46,315.00</b></td> <td></td> </tr> </tbody> </table>						<b>Qty.</b>	<b>Unit Price</b>	<b>Total</b>	<b>Brand</b>	Taser X 26 E Black with Extended XDPMIP	50 each	\$821.45	\$41,052.50	Taser AT 26015	Taser X 26, 25' Cartridges	150 each	\$ 22.97	\$ 3,445.50	AT 44203	Taser 15' Cartridges	100 each	\$ 17.97	\$ 1,797.00	AT 34200			<b>Grand Total</b>	<b>\$46,315.00</b>	
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		<b>Grand Total</b>	<b>\$46,315.00</b>																										
<b>FINANCIAL IMPACT:</b> Funds for this contract are available from the Police Trust Fund account:  Account Number: 665-0000-522-2400																													
<b>COMMITTEE RECOMMENDATION:</b>	<b>STAFF RECOMMENDATION:</b> It is recommended that this contract be approved.																												

## COUNCIL COMMUNICATION

<b>DATE:</b>  03/19/07	<b>SUBJECT: MOTION</b> Consideration for approval of change order no. 1 to add one hundred five (105) calendar days to the construction contract time, acceptance of the Demolition Services Schedule II for the Laredo International Airport Building No's 132, 134, 356 and 924 and approval of final payment in the amount of \$10,911.45 to III PG Enterprises, Inc., Laredo, Texas. Final construction contract amount is \$109,114.50. Funding is available in the Airport Fund-Retainage Account.									
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Rogelio Rivera, P.E., City Engineer Jose L. Flores, Airport Director									
<b>PREVIOUS COUNCIL ACTION:</b> On December 19, 2005, City Council awarded a construction contract to the lowest bidder III PG Enterprises, Inc., Laredo, Texas, in the bid amount of \$109,114.50 for the Demolition Services Schedule II for the Laredo International Airport Building No's 132, 134, 356 and 924.										
<b>BACKGROUND:</b> The entire project consisted of services to buildings located on the Laredo International Airport grounds. The asbestos abatement and demolition services was required for a total of four (4) buildings (Bldg. No's 132, 134, 356 and 924).  Plans and specifications were prepared by O'Connor Engineering & Science, Inc., Laredo, Texas.  This award was for <b>Demolition Services Schedule II</b> for the Laredo International Airport Building No's 132, 134, 356 and 924.  This change order no. 1 is to add one hundred five (105) calendar days to the construction contract time.  <table style="width: 100%; border: none;"> <tr> <td style="width: 80%;">Original construction contract amount.....</td> <td style="text-align: right;">\$109,114.50</td> </tr> <tr> <td colspan="2" style="padding-left: 20px;">(Awarded by City Council on December 19, 2005)</td> </tr> <tr> <td>This change order no. 1.....</td> <td style="text-align: right;">\$ -0-</td> </tr> <tr> <td>Final construction contract amount.....</td> <td style="text-align: right;">\$109,114.50</td> </tr> </table>			Original construction contract amount.....	\$109,114.50	(Awarded by City Council on December 19, 2005)		This change order no. 1.....	\$ -0-	Final construction contract amount.....	\$109,114.50
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This change order no. 1.....	\$ -0-									
Final construction contract amount.....	\$109,114.50									
<b>FINANCIAL IMPACT:</b> Funding is available in the Airport Fund-Retainage Account. Account No. 242-0000-206-0100										
<b>COMMITTEE RECOMMENDATION:</b> N/A.	<b>STAFF RECOMMENDATION:</b> Approval of Motion.									

## COUNCIL COMMUNICATION

<b>DATE:</b> 03/19/07	<b>SUBJECT: MOTION</b> Consideration for approval to award a construction contract to the lowest bidder Rován, LLC., Mercedes, Texas, in the low bid amount of \$124,347.92 for the Laredo Town Center Storm Drainage Improvements. Funding is available in the Airport Fund.																
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Rogelio Rivera, P.E., City Engineer																
<b>PREVIOUS COUNCIL ACTION:</b> None.																	
<b>BACKGROUND:</b> The project consists of the construction of an 8 foot by 5 foot concrete box culvert extension to the Laredo Town Center Storm Drainage Improvements Project. The project also includes junction boxes with access manholes and 2 proposed connections. An alternate bid for a 90 inch Corrugated Metal Pipe (CMP) will also be taken into consideration. The City of Laredo will choose the bid deemed most advantageous.  Plans and specifications were prepared by Melden & Hunt, Inc., Edinburg, Texas.  Four (4) bids were received and opened at the City Secretary's Office on Thursday, February 8, 2007, at 4:00 P.M. as follows:																	
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 35%;">Contractor (Bidder)</th> <th style="width: 30%;">Base Bid (8' x 5' Concrete Box Culvert)</th> <th style="width: 35%;">Alternate Bid (90 Inch CMP)</th> </tr> </thead> <tbody> <tr> <td>ALC Construction, LLC. Laredo, Texas</td> <td style="text-align: center;">\$172,100.00</td> <td style="text-align: center;">\$185,360.00</td> </tr> <tr> <td>Price Construction, Ltd. Bid Springs, Texas</td> <td style="text-align: center;">\$174,750.00</td> <td style="text-align: center;">\$192,000.00</td> </tr> <tr> <td>Jimmy Closner &amp; Sons Construction Company, Inc. Laredo, Texas</td> <td style="text-align: center;">\$190,930.00</td> <td style="text-align: center;">\$163,700.00</td> </tr> <tr> <td>Rovan, LLC. Mercedes, Texas</td> <td style="text-align: center;">\$220,915.76</td> <td style="text-align: center;">\$124,347.92</td> </tr> </tbody> </table>			Contractor (Bidder)	Base Bid (8' x 5' Concrete Box Culvert)	Alternate Bid (90 Inch CMP)	ALC Construction, LLC. Laredo, Texas	\$172,100.00	\$185,360.00	Price Construction, Ltd. Bid Springs, Texas	\$174,750.00	\$192,000.00	Jimmy Closner & Sons Construction Company, Inc. Laredo, Texas	\$190,930.00	\$163,700.00	Rovan, LLC. Mercedes, Texas	\$220,915.76	\$124,347.92
Contractor (Bidder)	Base Bid (8' x 5' Concrete Box Culvert)	Alternate Bid (90 Inch CMP)															
ALC Construction, LLC. Laredo, Texas	\$172,100.00	\$185,360.00															
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Jimmy Closner & Sons Construction Company, Inc. Laredo, Texas	\$190,930.00	\$163,700.00															
Rovan, LLC. Mercedes, Texas	\$220,915.76	\$124,347.92															
The bid and bid bonds were checked and found to be in order. Staff therefore concurs with consultant and recommends award in the low alternate bid amount of \$124,347.92 to Rován, LLC., Mercedes, Texas.  Contract time is seventy (70) working days after notice to proceed is issued.																	
<b>FINANCIAL IMPACT:</b> Funding is available in the Improvement Other Than Buildings – Drainage Account. Account No. 242-3605-585-9311																	
<b>COMMITTEE RECOMMENDATION:</b> N/A.	<b>STAFF RECOMMENDATION:</b> Approval of Motion.																

## COUNCIL COMMUNICATION

<b>DATE:</b> 3/19/07	<b>SUBJECT: MOTION</b> Authorizing the City Manager to amend the 2004 HOME Investment Partnership, Community Housing Development Organization (CHDO) Contract with the Laredo-Webb Neighborhood Housing Services (NHS) to: correct 1). Section 4 A5 to read, "City will monitor homeowner eligibility to ensure compliance with 24 Part 92."; 2) Section 21A. to add that the Contractor must incorporate the City's resale guidelines as deed restrictions in conjunction with the sale of homes assisted and 3). Section 21B, to omit reference to the incorporation of a deed restriction and the statement that the City will maintain a second lien position.	
<b>INITIATED BY:</b> Horacio De Leon Assistant City Manager	<b>STAFF SOURCE:</b> Ronnie Acosta CD Director	
<b>PREVIOUS COUNCIL ACTION:</b> 12/06/2004 – Council awarded 2004 HOME Investment Partnership Program, Community Housing Development, CHDO, funds totaling \$76,601 to the Laredo-Webb Neighborhood Housing Services, NHS, for the acquisition of residential lots in Cielito Lindo Subdivision – Phase VII on which affordable single-family housing units will be constructed.		
<b>BACKGROUND:</b> The City is amending the 2004 HOME Investment Partnership, Community Housing Development Organization (CHDO) Contract with the Laredo-Webb Neighborhood Housing Services (NHS) to: correct Section 4 A5 currently reads: "City will monitor tenant eligibility participation on an annual basis to insure affordability of constructed units is maintained in adherence with 24 CFR Part 92.254." This section will be amended to read, "City will monitor homeowner eligibility to ensure compliance with 24 Part 92." This project is a homeownership project and not a tenant-based project.  Section 21 A. currently reads: "Funds provided under this contract must meet the affordability requirement of 24 CFR 92.254. Contractor agrees to repay all HOME funds governed by this Contract if the project fails to comply or ceases to comply with the affordability requirements as set forth herein. Affordability requirements will be binding upon the heirs, successors, assigns, and transferees of the Contractor for the duration of the 15 year affordability period as required by 24 CFR, Part 92.254." To be added to this section is the requirement that the Contractor must incorporate the resale guidelines as deed restrictions in conjunction with the sale of homes assisted. The inclusion of the City's resale guidelines will be necessary to ensure HOME assisted units sold during the affordability period must be made available for subsequent purchase only to a buyer whose family qualifies as a low-income family and will use the property as its principal residence.  Lastly, Section 21B, currently reads: "Incorporated in the form of a deed restriction, the City will award HOME funds to Contractor contingent on the execution of a forgivable fifteen (15) years note that will be reduced by 1/15 every year as long as the project continues to meet HOME program affordability requirements. The City will maintain a second lien position." This section must be amended to omit reference to the incorporation of a deed restrictions and the statement that the City will maintain a second lien position. The contractor would maintain the second lien position and not the City.		
<b>FINANCIAL IMPACT:</b> 2004 Community Housing Development Organization (CHDO) / Act.#: 217-6937-563-7530.....\$76,601.00		
<b>COMMITTEE RECOMMENDATION:</b> N/A	<b>STAFF RECOMMENDATION:</b> That this Motion be passed.	

## COUNCIL COMMUNICATION

<b>DATE:</b>  <p style="text-align: center;">3/19/07</p>	<b>SUBJECT: MOTION</b> Authorizing the City Manager to approve payment from the City's Arena Renewal and Replacement Account for the purchase of replacement parts for broken chairs in a total amount not to exceed \$17,000.00. Funding is available in the Sports and Community Venue Account.												
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Horacio De Leon Jr., Assistant City Manager Martin Aleman, Budget Director												
<b>PREVIOUS COUNCIL ACTION:</b> None													
<b>BACKGROUND:</b>  In a joint agreement between the City of Laredo and Arena Ventures L.L.C. a Renewal and Replacement account was established for the purpose of paying for Additions and Capital Repairs of The Laredo Entertainment Center. Each party has to make a yearly contribution of \$125,000.00. All expenses that are paid through this account are on a 50/50 basis.													
<b>FINANCIAL IMPACT:</b>  The estimated financial impact to the City of Laredo is as follows: <table style="margin-left: auto; margin-right: auto; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;"></th> <th style="text-align: center;">City</th> <th style="text-align: center;">Arena</th> <th style="text-align: center;">Totals</th> </tr> </thead> <tbody> <tr> <td>Replacement parts for broken chairs</td> <td style="text-align: right;">\$ 8,443.50</td> <td style="text-align: right;">\$ 8,443.50</td> <td style="text-align: right;">\$ 16,887.00</td> </tr> <tr> <td><b>Totals</b></td> <td style="text-align: right;"><b>\$ 8,443.50</b></td> <td style="text-align: right;"><b>\$ 8,443.50</b></td> <td style="text-align: right;"><b>\$ 16,887.00</b></td> </tr> </tbody> </table> <p style="margin-top: 20px;">Funding is available in the Sports and Community Venue - Renewal and Replacement account.                  (256-7911-514.99-20)</p>			City	Arena	Totals	Replacement parts for broken chairs	\$ 8,443.50	\$ 8,443.50	\$ 16,887.00	<b>Totals</b>	<b>\$ 8,443.50</b>	<b>\$ 8,443.50</b>	<b>\$ 16,887.00</b>
	City	Arena	Totals										
Replacement parts for broken chairs	\$ 8,443.50	\$ 8,443.50	\$ 16,887.00										
<b>Totals</b>	<b>\$ 8,443.50</b>	<b>\$ 8,443.50</b>	<b>\$ 16,887.00</b>										
<b>COMMITTEE RECOMMENDATION:</b> N/A	<b>STAFF RECOMMENDATION:</b> Staff recommends that City Council approve this motion.												

## COUNCIL COMMUNICATION

<b>DATE:</b>  03/19/07	<b>SUBJECT: MOTION</b> Consideration for approval of acceptance for the Los Obispos Unit-5 Remediation Project, Phase II and approval of release of retainage in the amount of \$5,000.00 to LEH Contractors, Inc., San Antonio, Texas. Final construction contract amount is \$1,375,828.00. Funding is available in the Capital Improvement Fund.	
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Rogelio Rivera, P.E., City Engineer	
<b>PREVIOUS COUNCIL ACTION:</b> On January 16, 2007, City Council approved change order no. 2 an increase of \$58,005.00 for the balance of quantities actually constructed in place and to add thirty-three (33) calendar days to the construction contract time, acceptance for substantial completion of the Los Obispos Unit-5 Remediation Project, Phase II and approval of payment in the amount of \$118,896.15 to LEH Contractors, Inc., San Antonio, Texas.		
<b>BACKGROUND:</b> The original project consisted of repairs and remediation for a group of twenty-two (22) dwellings located in the Los Obispos Affordable Housing Project. The City of Laredo developed and constructed the Colonia Los Obispos Unit-5 project, which consisted of fifty homes, located on the block bounded by South Lucy Avenue, Severita Lane and Cassata Lane, Laredo, Texas. The project had experienced a number of workmanship related problems since being occupied, and the City of Laredo is undertook the second phase of mitigation of those conditions with the Request for Competitive Sealed Proposals.  Plans and specifications were prepared by Cutler-Gallaway Services, Inc., San Antonio, Texas.  Original construction contract amount.....\$1,199,000.00 (Approved by City Council on December 19, 2005) Change order no. 1.....\$ 118,823.00 (Approved by City Council on October 16, 2006) For increase in scope of work due to unforeseen conditions. Change order no. 2.....\$ <u>58,005.00</u> (Approved by City Council on January 16, 2007) For the balance of quantities actually constructed in place and to add thirty-three (33) calendar days to the construction contract time Final construction contract amount.....\$1,375,828.00		
<b>FINANCIAL IMPACT:</b> Funding is available in the Capital Improvement Fund/Los Obispos Phase II. Account No. 402-0000-206-0100 (Retainage)		
<b>COMMITTEE RECOMMENDATION:</b> N/A.	<b>STAFF RECOMMENDATION:</b> Approval of Motion.	

## COUNCIL COMMUNICATION

<b>DATE:</b>  3/19/07	<b>SUBJECT: MOTION</b> Consideration for approval of change order no.2, a decrease of \$19,067.88 with an extension of time of 42 calendar days, acceptance of the 2 Million Gallon Elevated Storage Tank Project and approval of final payment of \$106,896.61 to Landmark Structures Inc., Fort Worth, Texas. The final construction contract amount is \$2,137,932.00 with a total of 302 calendar days. Funding is available in the 2005 Water Bond Issuance.
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Carl Schwing, Utilities Director
<b>PREVIOUS COUNCIL ACTION:</b> Contract awarded on 1/30/06 with change order #1.	
<b>BACKGROUND:</b> The TAMIU Two Million Gallon Elevated Storage Tank Project consist of constructing an elevated storage tank approximately 2000 feet north of Loop 20 and 1,500 feet east of Del Mar Blvd. The Two Million Gallon Elevated Storage Tank will provide adequate pressure to the immediate area and will provide the adequate water storage capacity for the summer peak demands. The original construction time was 270 calendar days.  <div style="margin-left: 40px;">           Base Bid = \$2,042,000.00            Change Order #1 = \$ 115,000.00            Change Order #2 = (\$ 19,067.88)            Total = \$2,137,932.12         </div>	
<b>FINANCIAL IMPACT:</b> Funding is available in the 2005 Water Bond Issuance Account # 557-4182-538-0323.	
<b>COMMITTEE RECOMMENDATION:</b> N/A	<b>STAFF RECOMMENDATION:</b> To approve motion.

# COUNCIL COMMUNICATION

<b>DATE:</b> 03/19/07	<b>SUBJECT: MOTIONS</b> Consideration to award contract number FY07-055 to the low bidder, Tire Centers, Laredo, Texas, in the estimated annual amount of \$260,598.80, for the purchase of truck tires for all City vehicles. All tires are purchased on an as needed basis. Funding is available in the Fleet Fund.																										
<b>INITIATED BY:</b> Horacio De Leon, Assistant City Manager	<b>STAFF SOURCE:</b> Jessica Hein, Communication and Support Services Department Director Francisco Meza, Purchasing Agent																										
<b>PREVIOUS COUNCIL ACTION:</b> None																											
<b>BACKGROUND:</b> The City received five bids for awarding an annual supply contract to furnish truck and industrial tires. The term of this contract will be for a one year period with an option to renew this contract for two one year periods. Staff reviewed the bids received and is recommending that a contract be awarded to the low bidder Tire Centers. All tires will be purchased on an as need basis.																											
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;">Vendor</th> <th style="text-align: right;">Bid Amount</th> <th style="text-align: right;">Buy Back Tire Casing</th> <th style="text-align: right;">Total Contract Amount</th> </tr> </thead> <tbody> <tr> <td>Tire Centers</td> <td style="text-align: right;">\$260,598.80</td> <td style="text-align: right;">(\$69,000.00)</td> <td style="text-align: right;">\$191,598.00</td> </tr> <tr> <td>Southern Tire Mart</td> <td style="text-align: right;">\$261,577.50</td> <td style="text-align: right;">(\$39,250.00)</td> <td style="text-align: right;">\$222,327.50</td> </tr> <tr> <td>Gray's Wholesale Tire</td> <td style="text-align: right;">\$262,034.50</td> <td style="text-align: right;">(0)</td> <td style="text-align: right;">\$262,034.50</td> </tr> <tr> <td>A-Z Tire &amp; Battery</td> <td style="text-align: right;">\$262,800.20</td> <td style="text-align: right;">(\$ 5,750.00)</td> <td style="text-align: right;">\$257,050.20</td> </tr> <tr> <td>Wingfoot Commercial</td> <td style="text-align: right;">\$348,170.95</td> <td style="text-align: right;">(\$46,000.00)</td> <td style="text-align: right;">\$302,170.95</td> </tr> </tbody> </table>				Vendor	Bid Amount	Buy Back Tire Casing	Total Contract Amount	Tire Centers	\$260,598.80	(\$69,000.00)	\$191,598.00	Southern Tire Mart	\$261,577.50	(\$39,250.00)	\$222,327.50	Gray's Wholesale Tire	\$262,034.50	(0)	\$262,034.50	A-Z Tire & Battery	\$262,800.20	(\$ 5,750.00)	\$257,050.20	Wingfoot Commercial	\$348,170.95	(\$46,000.00)	\$302,170.95
Vendor	Bid Amount	Buy Back Tire Casing	Total Contract Amount																								
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Wingfoot Commercial	\$348,170.95	(\$46,000.00)	\$302,170.95																								
<b>FINANCIAL IMPACT:</b> Funds for the purchase of tires and tubes are available from Fleet Maintenance Fund. Fleet Maintenance Fund-Fleet Charges Account Number: 593-2810-533-2072																											
<b>COMMITTEE RECOMMENDATION:</b>	<b>STAFF RECOMMENDATION:</b> It is recommended that this contract be awarded to the low bidder.																										

**City of Laredo  
Bid Tabulation  
Truck Tires FY07-055**

Section	Description	Qty	TIRE CENTERS		WINGFOOT		GRAY'S	
			Unit Price	Total	Unit Price	Total	Unit Price	Total
1	315/80R22.5 20 ply Mixed Service Rib 11R X 22.5 G-149 Load Range H 16-Ply High Scrib Application	105	\$ 304.79	\$ 32,002.95	\$ 317.28	\$ 33,314.40	\$ 248.25	\$ 26,856.25
2	11R X 22.5 G177 Lug Mixed Service TLH 16 ply Rating	180	\$ 185.37	\$ 33,366.60	\$ 250.00	\$ 45,000.00	\$ 231.25	\$ 41,625.00
3	11R X 24.5 G149 Load Range H 16 Ply High Scrib Application	800	\$ 222.84	\$ 178,272.00	\$ 310.88	\$ 248,464.00	\$ 223.59	\$ 178,872.00
4	11R X 24.5 G177 Lug Mixed Service TLH 16 Ply Rating	55	\$ 202.16	\$ 2,021.60	\$ 304.51	\$ 3,045.10	\$ 241.25	\$ 2,412.50
5	Buy Back Old Tire Casings	1,150	\$ (80.00)	\$ (89,000.00)	(\$40.00)	\$ (46,000.00)	\$ -	
			<u>\$ 260,598.89</u>		<u>\$ 348,170.95</u>		<u>\$ 262,034.50</u>	
			<u>\$ 191,598.89</u>		<u>\$ 302,170.95</u>		<u>\$ 262,034.50</u>	
Brand of Tire:			B.F. Goodrich		Goodyear		Firestone	

Section	Description	Qty	SOUTHERN TIRE MART		A TO Z TIRE		SOUTHERN TIRE MART	
			Unit Price	Total	Unit Price	Total	Unit Price	Total
1	315/80R22.5 20 ply Mixed Service Rib 11R X 22.5 G-149 Load Range H 16-Ply High Scrib Application	105	\$ 307.50	\$ 32,287.50	\$ 331.63	\$ 34,821.15	\$ 247.50	\$ 25,987.50
2	11R X 22.5 G177 Lug Mixed Service TLH 16 ply Rating	180	\$ 258.00	\$ 46,440.00	\$ 242.16	\$ 43,588.80	\$ 212.50	\$ 38,250.00
3	11R X 24.5 G149 Load Range H 16 Ply High Scrib Application	800	\$ 266.50	\$ 213,200.00	\$ 211.52	\$ 169,216.00	\$ 227.50	\$ 182,000.00
4	11R X 24.5 G177 Lug Mixed Service TLH 16 Ply Rating	55	\$ 270.00	\$ 2,700.00	\$ 280.09	\$ 2,800.90	\$ 225.00	\$ 2,250.00
5	Buy Back Old Tire Casings	1,150		(\$39,250.00)	\$ (5.00)	\$ (5,750.00)		(\$39,250.00)
			<u>\$ 309,785.50</u>		<u>\$ 262,800.20</u>		<u>\$ 261,577.50</u>	
			<u>\$ 270,535.50</u>		<u>\$ 257,050.20</u>		<u>\$ 222,327.50</u>	
Brand of Tire:			Bridgestone		General		Firestone	

**COUNCIL COMMUNICATION**

<p><b>DATE:</b> 03/19/07</p>	<p><b>SUBJECT: MOTION</b> Consideration to award contract number FY07-046 to the <b>LOW BIDDER</b>, Safelite Group, Laredo, Texas, in the estimated amount of \$50,895.00, for providing glass replacement service for the Fleet Maintenance Division. The contract pricing for concrete is approximately 1.04% lower than the previous contract price. All work will be done on a per need basis. Funding is available in the Fleet Maintenance Fund.</p>							
<p><b>INITIATED BY:</b> Horacio De Leon, Assistant City Manager</p>	<p><b>STAFF SOURCE:</b> Jessica Hein, Communication and Support Services Department Director Francisco Meza, Purchasing Agent</p>							
<p><b>PREVIOUS COUNCIL ACTION:</b> none.</p>								
<p><b>BACKGROUND:</b> The City received two bids for awarding an annual contract for providing windshield glass replacement service for the City's vehicle fleet. The term of this contract is for a one year period with an option to renew for two, one-year renewals. The successful bidder will be required to provide U. S. made and Department of Transportation approved vehicle glass. All vehicles especially Police and Fire Department units will be repaired and returned within one day. The bid pricing is based on the most current National Auto Glass Specifications (NAGS) Calculator to determine the cost of the replacement glass. The percentage discount off the list price of this industry specification and price schedule will remain constant during the contract period. This insures that the percentage discount will remain the same even if the NAGS price schedule changes. All vendors use this publication to determine the correct glass needed for passenger car and truck applications.</p> <p>A complete bid summary is attached.</p> <table border="1" data-bbox="108 1147 651 1261"> <thead> <tr> <th>Bid Tabulation</th> <th>Contract Amount</th> </tr> </thead> <tbody> <tr> <td><b>Safelite Group</b></td> <td><b>\$50,895.00</b></td> </tr> <tr> <td>Garcia's Auto Glass</td> <td>\$62,065.00</td> </tr> </tbody> </table>			Bid Tabulation	Contract Amount	<b>Safelite Group</b>	<b>\$50,895.00</b>	Garcia's Auto Glass	\$62,065.00
Bid Tabulation	Contract Amount							
<b>Safelite Group</b>	<b>\$50,895.00</b>							
Garcia's Auto Glass	\$62,065.00							
<p><b>FINANCIAL IMPACT:</b> Funds for this contact are available from the Fleet Maintenance Fund. Fleet Maintenance Fund - Contractual Services Account Number: 593-2810-533-2080</p>								
<p><b>COMMITTEE RECOMMENDATION:</b></p>	<p><b>STAFF RECOMMENDATION:</b> It is recommended that this contract be approved.</p>							

**BID TABULATION  
VEHICLE WINDSHIELD AND BACK GLASS REPLACEMENT  
FY07-048**

ITEM	DESCRIPTION	QTY/	UNIT	GARCIA'S AUTO		SAFELITE AUTO	
				GLASS UNIT PRICE	TOTAL	GLASS UNIT PRICE	TOTAL
1.	1994-96 FORD C.V.-FRONT GLASS	5	EA	\$ 175.00	\$ 875.00	\$ 145.00	\$ 725.00
2.	97-2000 FORD C.V.-FRONT GLASS	60	EA	\$ 175.00	\$ 10,500.00	\$ 145.00	\$ 8,700.00
3.	1991-97-FORD TRK-FRONT GLASS	20	EA	\$ 145.00	\$ 2,900.00	\$ 145.00	\$ 2,900.00
4.	1998-99 FORD TRK-FRONT GLASS	5	EA	\$ 145.00	\$ 725.00	\$ 145.00	\$ 725.00
5.	1993-98 FORD VAN-FRONT GLASS	5	EA	\$ 175.00	\$ 875.00	\$ 145.00	\$ 725.00
6.	1999-2002-FORD C.V.-REAR WHEAT.	10	EA	\$ 275.00	\$ 2,750.00	\$ 145.00	\$ 1,450.00
7.	1999-2002-FORD C.V.-REAR-RIGHT	10	EA	\$ 125.00	\$ 1,250.00	\$ 145.00	\$ 1,450.00
8.	1999-2002-FORD C.V.-REAR-LEFT	10	EA	\$ 125.00	\$ 1,250.00	\$ 145.00	\$ 1,450.00
9.	2002 3/4TON FORD TRK-FRONTGLAS	3	EA	\$ 175.00	\$ 525.00	\$ 145.00	\$ 435.00
10.	2003 FORD C.V. FRONT GLASS	25	EA	\$ 175.00	\$ 4,375.00	\$ 145.00	\$ 3,625.00
11.	2003 FORD C.V. BACK GLASS	25	EA	\$ 275.00	\$ 6,875.00	\$ 145.00	\$ 3,625.00
12.	2002-C-15 CHEV. TRK-FRONT GLASS	3	EA	\$ 165.00	\$ 495.00	\$ 145.00	\$ 435.00
13.	1998 FORD TAURUS-FRONT GLASS	2	EA	\$ 175.00	\$ 350.00	\$ 145.00	\$ 290.00
14.	2001-2002-1500DODGE TRK-FRT GLASS	3	EA	\$ 175.00	\$ 525.00	\$ 145.00	\$ 435.00
15.	199101996 FORD TRK SIDE WINDOW L.	4	EA	\$ 90.00	\$ 360.00	\$ 145.00	\$ 580.00
16.	2000 DODGE DURANGO FRONT GLASS	2	EA	\$ 170.00	\$ 340.00	\$ 145.00	\$ 290.00
17.	2000 JEEP CHEROKEE FRONT GLASS	2	EA	\$ 175.00	\$ 350.00	\$ 145.00	\$ 290.00
18.	1991-96-FORD TRK-SIDE RIGHT	4	EA	\$ 125.00	\$ 500.00	\$ 145.00	\$ 580.00
19.	97-2001 FORD TRK-1/2TON SIDE LEFT	12	EA	\$ 125.00	\$ 1,500.00	\$ 145.00	\$ 1,740.00
20.	97-2001 FORD TRK-1/2TON SIDE RIGHT	12	EA	\$ 125.00	\$ 1,500.00	\$ 145.00	\$ 1,740.00
21.	1991-96 FORD TRK-VENT LEFT	4	EA	\$ 65.00	\$ 260.00	\$ 145.00	\$ 580.00
22.	1991-96 FORD TRK-VENT RIGHT	4	EA	\$ 65.00	\$ 260.00	\$ 145.00	\$ 580.00
23.	2000-02 FORD F350-REAR RIGHT	4	EA	\$ 145.00	\$ 580.00	\$ 145.00	\$ 580.00
24.	2000-02 FORD F350-REAR LEFT	4	EA	\$ 145.00	\$ 580.00	\$ 145.00	\$ 580.00
25.	2000-2001 FORD 3/4TON-FRONT GLASS	10	EA	\$ 175.00	\$ 1,750.00	\$ 145.00	\$ 1,450.00
26.	2000-2001 FORD 3/4TON-SIDE LEFT	5	EA	\$ 125.00	\$ 625.00	\$ 145.00	\$ 725.00
27.	2000-2001 FORD 3/4TON-SIDE RIGHT	5	EA	\$ 125.00	\$ 625.00	\$ 145.00	\$ 725.00
28.	2004 CHEV. TAHOE LS FRONT GLASS	2	EA	\$ 165.00	\$ 330.00	\$ 145.00	\$ 290.00
29.	2004 CHEV. TRAILBLASER FRT. GLASS	2	EA	\$ 160.00	\$ 320.00	\$ 145.00	\$ 290.00
30.	2004 CHEV. EXP VAN FRONT GLASS	1	EA	\$ 195.00	\$ 195.00	\$ 145.00	\$ 145.00
31.	2004 CHRYS VOYAGER VAN FT GLASS	1	EA	\$ 195.00	\$ 195.00	\$ 145.00	\$ 145.00
32.	2004 GRAND CHEROKE LDO FT GLASS	2	EA	\$ 205.00	\$ 410.00	\$ 145.00	\$ 290.00
33.	2004 FORD S-CAB TRK FRONT GLASS	2	EA	\$ 295.00	\$ 590.00	\$ 145.00	\$ 290.00
34.	2004 FORD EXPEDITION XLT FT GLASS	1	EA	\$ 195.00	\$ 195.00	\$ 145.00	\$ 145.00
35.	2002-2003 FORD RANGER WINDSHIELD	3	EA	\$ 155.00	\$ 465.00	\$ 145.00	\$ 435.00
36.	2002-2003 FORD RANGER REAR GLASS	3	EA	\$ 175.00	\$ 525.00	\$ 145.00	\$ 435.00
37.	2005 FORD CROWN VICTORIA WIND	20	EA	\$ 175.00	\$ 3,500.00	\$ 145.00	\$ 2,900.00
38.	2005 FORD CROWN VICTORIA REAR	20	EA	\$ 355.00	\$ 7,100.00	\$ 145.00	\$ 2,900.00
39.	2005 FORD CROWN VIC REAR L	15	EA	\$ 125.00	\$ 1,875.00	\$ 145.00	\$ 2,175.00
40.	2005 FORD CROWN VIC REAR R	15	EA	\$ 125.00	\$ 1,875.00	\$ 145.00	\$ 2,175.00
41.	2005 FORD RANGER WINDSHIELD	3	EA	\$ 155.00	\$ 465.00	\$ 145.00	\$ 435.00
42.	2005 FORD RANGER REAR GLASS	3	EA	\$ 175.00	\$ 525.00	\$ 145.00	\$ 435.00
<b>TOTAL</b>					<b>\$ 62,065.00</b>		<b>\$ 50,895.00</b>

## COUNCIL COMMUNICATION

<b>DATE:</b> 03/19 /07	<b>SUBJECT: MOTIONS</b> Consideration to award contract number FY07-054, to the low bidders, Rob K Concrete Products Laredo, Texas, in the estimated amount of \$58,198.00, and Alamo Iron Works, San Antonio, Texas in the estimated amount of \$16,964.00 for the purchase of assorted rebar, wire mesh, keyway and stakes. These materials will be purchased on an as needed basis by the Public Works and Parks and Recreation Departments for construction and repair projects. Funding is available in the respective departmental budgets.
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<b>INITIATED BY:</b> Horacio De Leon, Assistant City Manager	<b>STAFF SOURCE:</b> Alejandro Labrada, Public Works Department Director Miguel Pescador, Parks & Recreation Department Director Francisco Meza, Purchasing Agent
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**PREVIOUS COUNCIL ACTION:** None.

**BACKGROUND:** The City received two bids for the purchase of rebar and wire mesh from Alamo Iron Works and Rob K concrete Products, Inc. This contract is awarded by sections to the low bidders. The term of this contract is for a three month period. At the end of the three month period, The bid pricing will be firm fixed for ninety days from the date of award and there is an option to extend for an additional ninety days if the bid pricing is unchanged. At the end of the ninety days staff will review the market price for this commodity and will recommend extending this contract for an additional three month period or to solicit new bids. As per all supply contracts, the intent of this contract is to secure a fixed cost for this commodity for the contract period. The bid price schedule is attached for your review.

Section	Description	Company Name	Estimated Total Amount
Section I	Rebar – Domestic	Alamo Iron Works	\$14,689.00
Section II	Rebar – Imported	Rob-K Concrete	\$13,353.00
Section III	Wire Mesh Domestic	Rob-K Concrete	\$22,875.00
Section IV	Wire Mesh Imported	Rob-K Concrete	\$16,200.00
Section V	Flat Wire Mesh-Domestic	Alamo Iron Works	\$ 2,275.00
Section VI	Flat Wire Mesh- Imported	Rob-K Concrete	\$ 2,050.00
Section VII	Keyway and Stakes	Rob-K Concrete	\$ 3,720.00
			\$75,162.00

**FINANCIAL IMPACT:** The purpose of this contract is to establish prices for the commodities or services needed, should the City need to purchase these commodities or services. The City's obligation for performance of an annual supply contract beyond the current fiscal year is contingent upon the availability of appropriated funds from which payments for the contract purchases can be made. If no funds are appropriated and budgeted during the next fiscal year, this contract becomes null and void.

Funds for the purchase of these materials are available in the Public Works and Parks & Recreation construction material and supply line items budget.

<b>COMMITTEE RECOMMENDATION:</b>	<b>STAFF RECOMMENDATION:</b> It is recommended that a contact be awarded to the low bidders.
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**Rebar and Wire Mesh  
FY07-054**

Section I Rebars - Domestic			Rob K		Alamo Iron Works	
Item	Description	Est. Qty.	Unit Cost	Total Cost	Unit Cost	Total Cost
1	3/8" Standard	500	\$ 3.31	\$ 1,655.00	\$ 3.03	\$ 1,515.00
2	1/2" Standard	500	\$ 5.88	\$ 2,940.00	\$ 5.11	\$ 2,555.00
3	5/8" Standard	50	\$ 9.18	\$ 459.00	\$ 7.85	\$ 392.50
4	3/4" Standard	50	\$ 13.22	\$ 661.00	\$ 11.33	\$ 566.50
5	7/8" Standard	50	\$ 18.00	\$ 900.00	\$ 15.47	\$ 773.50
6	1" Standard	50	\$ 23.50	\$ 1,175.00	\$ 18.50	\$ 925.00
7	1/2" Smooth	100	\$ 7.25	\$ 725.00	\$ 6.17	\$ 617.00
<b>Grade 60</b>						
8	3/8" Standard	500	\$ 3.31	\$ 1,655.00	\$ 3.03	\$ 1,515.00
9	1/2" Standard	500	\$ 5.88	\$ 2,940.00	\$ 5.11	\$ 2,555.00
10	5/8" Standard	50	\$ 9.18	\$ 459.00	\$ 7.85	\$ 392.50
11	3/4" Standard	50	\$ 13.22	\$ 661.00	\$ 11.33	\$ 566.50
12	7/8" Standard	50	\$ 18.00	\$ 900.00	\$ 15.47	\$ 773.50
13	1" Standard	50	\$ 23.50	\$ 1,175.00	\$ 18.50	\$ 925.00
14	1/2" Smooth	100	\$ 7.25	\$ 725.00	\$ 6.17	\$ 617.00
Grand Total Section I				<u>\$ 17,030.00</u>		<u>\$ 14,689.00</u>
<b>Section II Rebars Imported</b>						
1	3/8" Standard	500	\$2.55	\$1,275.00	No Bid	No Bid
2	1/2" Standard	500	\$4.54	\$2,270.00		
3	5/8" Standard	50	\$7.05	\$352.50		
4	3/4" Standard	50	\$10.21	\$510.50		
5	7/8" Standard	50	\$13.91	\$695.50		
6	1" Standard	50	\$18.16	\$908.00		
7	1/2" Smooth	100	\$6.65	\$665.00		
<b>Grade 60</b>						
8	3/8" Standard	500	\$2.55	\$1,275.00		
9	1/2" Standard	500	\$4.54	\$2,270.00		
10	5/8" Standard	50	\$7.05	\$352.50		
11	3/4" Standard	50	\$10.21	\$510.50		
12	7/8" Standard	50	\$13.91	\$695.50		
13	1" Standard	50	\$18.16	\$908.00		
14	1/2" Smooth	100	\$6.65	\$665.00		
Grand Total Section II				<u>\$13,353.00</u>		
<b>Section III Wire Mesh Domestic</b>						
1	6 x 6 x 6 -5' x 50'	75	\$ 135.00	\$ 10,125.00		
2	6 x 6 x 6 -5' x 150'	75	\$ 170.00	\$ 12,750.00	\$ 138.00	\$ 10,350.00
Grand Total Section III				<u>\$ 22,875.00</u>		Incomplete Section
<b>Section IV Wire Mesh Imported</b>						
1	6 x 6 x 6 -5' x 50'	75	\$ 84.00	\$ 6,300.00	No Bid	No Bid
2	6 x 6 x 6 -5' x 150'	75	\$ 132.00	\$ 9,900.00		
Grand Total Section IV				<u>\$ 16,200.00</u>		
<b>Section V: Flat Wire Mesh - Domestic</b>						
1	8 x 20', 6 ga.	50	\$74.25	\$3,712.50	\$ 35.35	\$ 1,767.50
2	8' x 20', 10 ga.	25	\$54.00	\$1,350.00	\$ 20.30	\$ 507.50
Grand Total Section V				<u>\$5,062.50</u>		<u>\$ 2,275.00</u>
<b>Section VI: Flat Wire Mesh - Imported</b>						
1	8 x 20', 6 ga.	50	\$32.00	\$1,600.00	No Bid	No Bid
2	8' x 20', 10 ga.	25	\$18.00	\$450.00		
Grand Total Section VI				<u>\$2,050.00</u>		
<b>Section VII: Keyway And Stakes</b>						
1	Key Ways 5 1/2" x 10'	100	\$ 8.00	\$ 800.00	\$33.00	\$3,300.00
2	Key Ways 6 1/2" x 10'	100	\$ 9.60	\$ 960.00	\$0.00	No Bid
3	Key Ways 7 1/2" x 10'	100	\$ 10.00	\$ 1,000.00	\$38.00	\$3,800.00
4	Key Ways 12" 100/bx	20	\$ 48.00	\$ 960.00	\$95.00	\$1,900.00
Grand Total Section VII				<u>\$ 3,720.00</u>		<u>\$8,900.00</u>
						Incomplete Section

### COUNCIL COMMUNICATION

<b>DATE:</b> 3/26/07	<b>SUBJECT: MOTION</b> Refund of property tax in the amount of \$1,000.00 payable to Rosa Maria Gonzalez due to an erroneous payment. Account # 332-00407-010.	
<b>INITIATED BY:</b> CYNTHIA COLLAZO, ACTING CITY MANAGER	<b>STAFF SOURCE:</b> ELIZABETH MARTINEZ TAX ASSESSOR-COLLECTOR	
<b>PREVIOUS COUNCIL ACTION:</b>  City Council has previously approved requests for refunds over \$500.00 as required by State Law.		
<b>BACKGROUND:</b>  Every month the Webb County Appraisal District submits to the City of Laredo changes in values certified by the WCAD Review Board. Some of these changes require tax refunds be issued due to clerical errors, double assessments, over assessments, over 65 exemptions, did not exist on the 1 <sup>st</sup> of the year, exempt property and combined properties. As per section 26.15 (f) of the Texas Property Tax Code, "If a correction decreases the tax liability of a property owner after the owner has paid the tax, the taxing unit shall refund to the property owner the difference between the tax paid and the tax legally due. As per Section 31.11 ( c ) of the Texas Property Tax Code, "An application for a refund must be made within three years after the date of the payment or the taxpayer waives the right to the refund." A taxpayer may request a refund if an overpayment or an erroneous payment was made. As per Section 42.43 (a) of the Texas Property Tax Code, "If the final determination of an appeal that decreases a property owner's tax liability occurs after the property owner has paid his/her taxes, the taxing unit shall refund to the property owner the difference between the amount of taxes paid and amount of taxes for which the property owner is liable.		
<b>FINANCIAL IMPACT:</b>  The City of Laredo will refund an amount of \$1,000.00. It will be paid from line item Revenue/Unapplied Payments. Account # 101-0000-222-0300.		
<b>COMMITTEE RECOMMENDATION:</b>	<b>STAFF RECOMMENDATION:</b>  Approval of these refunds as detailed above.	

**COUNCIL COMMUNICATION**

<b>DATE:</b> 03/19/2007	<b>SUBJECT: MOTION</b> Approving monthly adjustments to the tax roll. The amounts to be adjusted for the month of February 2007, represents an increase of \$5,198.98. These adjustments are determined by Webb County Appraisal District and by court orders.	
<b>INITIATED BY:</b> CYNTHIA COLLAZO, ACTING CITY MANAGER		<b>STAFF SOURCE:</b> ELIZABETH MARTINEZ TAX ASSESSOR-COLLECTOR
<b>PREVIOUS COUNCIL ACTION:</b> Approves tax roll each year.		
<b>BACKGROUND:</b> Under Section 26.09, Calculation of Tax, paragraph (e) of the Texas Property Tax Code, "the Assessor shall enter the amount of tax determined as provided by this section in the appraisal roll and submit it to the governing body of the unit for approval. The appraisal roll with amount of tax entered as approved by the governing body constitutes the unit's tax roll. It was the recommendation of the City Attorney and the Tax Collections Attorney, that adjustments be approved each month, in addition to the tax roll being accepted with adjustments.		
<b>FINANCIAL IMPACT:</b> Potential revenues will increase due to a increase in levy in the amount of \$5,198.98.		
<b>COMMITTEE RECOMMENDATION:</b>		<b>STAFF RECOMMENDATION:</b> Approval

**COUNCIL COMMUNICATION**

<b>DATE:</b> 03/19/07	<b>SUBJECT: MOTIONS</b> Consideration to award contract FY07-063 to Aquatic Commercial Solutions, Inc., San Antonio, Texas, in the estimated amount of \$26,515.50 for providing the needed pool chemicals for this summer season. Funding is available in the Parks and Recreation Department budget.
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<b>INITIATED BY:</b> Horacio De Leon, Assistant City Manager	<b>STAFF SOURCE:</b> Miguel Pescador, Parks and Recreation Dept. Director Francisco Meza, Purchasing Agent
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**PREVIOUS COUNCIL ACTION:**

**BACKGROUND:** The City received four bids for the purchase of pool chemicals for the maintenance of the City's swimming pools. Due to lack of storage space and safety concerns storing a high volume of chlorine, the chemicals be delivered on two shipments.

Bid Summary	Contract Pricing
<b>Aquatic Commercial Solutions, Inc.</b>	<b>\$26,515.50</b>
Mayfield Pools	\$28,549.68
Leslie Poolmart	\$29,237.60
Chemical Service	\$32,205.00

**FINANCIAL IMPACT:** Funding is available in the Parks and Recreation Department budget. Parks and Recreation Department – Parks Maintenance, Chemicals  
Account Number: 101-3120-552-3860.

<b>COMMITTEE RECOMMENDATION:</b>	<b>STAFF RECOMMENDATION:</b> It is recommended that this contract be awarded.
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## COUNCIL COMMUNICATION

<b>DATE:</b> 03/19/2007	<b>SUBJECT: Motion</b> Authorizing the City Manager to enter into a contract with PM Design Group in the amount of \$18,725 for the Phase I development of an Anti-Vandalism Park Campaign to include the creation of a campaign theme, logo, mascot, as well as press materials kit, graphic design production; and granting PM Design Group the exclusive right to solicit sponsorship on behalf of the City of Laredo for Phase II and Phase III of this project.
<b>INITIATED BY:</b>  Horacio De Leon, Jr. Assistant City Manager	<b>STAFF SOURCE:</b>  Miguel A. Pescador Parks and Recreation Director
<b>PREVIOUS COUNCIL ACTION:</b>  A motion authorizing the selection of PM Design Group as a consultant for this campaign was passed by City Council on 01/02/2007.	
<b>BACKGROUND:</b>  The Parks and Recreation Department is planning a city wide full service marketing campaign that will incorporate promotion, sponsorship solicitation, media and community relations in an effort to minimize the increasing vandalism occurrences in our city parks and open spaces.  This campaign is aimed at increasing awareness of the rising cost of vandalism to Laredo's recreational spaces while educating the public about the importance of parks and recreational spaces in our community. The plan of action for this purpose is to conduct public awareness campaigns, to encourage communication among law enforcement agencies, to perform presentations at schools and youth organizations and to search for the involvement of businesses and other community stakeholders.  Phase I of the campaign includes the creation of a theme, a logo, a mascot as well as press materials, and graphic design services.  PM Design Group will be granted the exclusive right to solicit sponsorships on behalf of the City of Laredo for the development of Phases II and III of this project.	
<b>FINANCIAL IMPACT:</b>  Funding is available in the Parks and Recreation Department FY 2006-2007 General Fund Consultant Fees Account # 101-3110-553-5526.	
<b>COMMITTEE RECOMMENDATION:</b>  N/A	<b>STAFF RECOMMENDATION:</b>  Staff Recommends Approval

## COUNCIL COMMUNICATION

<b>DATE:</b>  03/19/07	<b>SUBJECT: MOTION</b>  AUTHORIZING THE CITY MANAGER TO AMEND THE EXISTING RETAINER AGREEMENT WITH THE LAW OFFICES OF BAKER BOTTS, L.L.P., BY ALLOTING AN ADDITIONAL AMOUNT OF \$140,000.00 TO PAY FOR LEGAL SERVICES RELATED TO THE OPEN MEETINGS ACT APPEAL CASE, STYLED MARTHA ESCAMILLA V. CITY OF LAREDO, ET AL, CAUSE NO. 2004-CVQ-000760-D2.	
<b>INITIATED BY:</b> Cynthia Collazo Acting City Manager		<b>STAFF SOURCE:</b> Valeria M. Acevedo Acting City Attorney
<b>PREVIOUS ACTION:</b>  Baker Botts L.L.P., is the law firm that City Council approved on 6/27/05 to represent the City of Laredo in the case styled <i>Martha Escamila v. City of Laredo, et al</i> , Cause No. 2004-CVQ-000760-D2.		
<b>BACKGROUND:</b> None.		
<b>FINANCIAL:</b> Funding will be made available in the General Fund- Legal Expense Account No. 101-9810-593-5507.		
<b>RECOMMENDATION:</b>		<b>STAFF RECOMMENDATION:</b> Recommend passage of this Motion.

## COUNCIL COMMUNICATION

<b>DATE:</b>  03/19/07	<b>SUBJECT: MOTION</b>  Authorizing the City Manager to enter into a contract with Mega Services, LLC, El Paso, Texas, to provide and implement a security system to secure the water supply at the Jefferson Water Treatment Plant. The total contract amount is \$285,500.00. Funding for this "Critical Design Review Water Quality Monitoring and Security System Project". Funding is available in Utilities Fund. This motion rescinds motion approved by City Council on February 20, 2007.	
<b>INITIATED BY:</b>  Cynthia Collazo, Acting City Manager		<b>STAFF SOURCE:</b>  Horacio De Leon, Jr., Assistant City Manager
<b>PREVIOUS COUNCIL ACTION:</b>  On February 20, 2007 City Council approved a motion in the amount of \$285,500.00 with funding availability contingent upon receipt of an EPA Grant. Funding from this grant is not available at this time.		
<b>BACKGROUND:</b>  This contract is a fixed price contract. Upon approval of this motion Consultant may begin implementation of Phase I services and payment of services will be due 30 days after completion and acceptance of services by the City of Laredo.  Mega Services will deliver a full set of documentation supporting the project including: <ul style="list-style-type: none"><li>• Critical design and review document</li><li>• Design Verification Test Plan</li><li>• Data Collection System Documentation</li><li>• Data Review Software Documentation</li><li>• HSSS Users Manual</li><li>• Operation and Maintenance Manual including manufacturer's information on all equipment.</li></ul>		
<b>FINANCIAL IMPACT:</b>  Water Fund Water Treatment Division – Equipment 557-4120-535-9001 Water Construction Jefferson Water Plant 557-4150-538-0108		
<b>COMMITTEE RECOMMENDATION:</b>  N/A		<b>STAFF RECOMMENDATION:</b>  That this contract be approved.

# COUNCIL COMMUNICATION

<b>DATE:</b> 03/19/07	<b>SUBJECT: MOTIONS</b> Consideration to authorize an amendment to the electric energy sales agreement between the Texas General Land Office (GLO) and the City of Laredo to provide for a possible "blend and extend" modification of the existing contract; and to allow the City Manager to sign any and all contract documents related to this amendment. This extension is contingent upon securing a favorable rate for the amended contract period. Staff has been presented with possible rates that would provide for electricity cost savings of \$475,000 or \$810,000 depending on the extension terms chosen.																							
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager		<b>STAFF SOURCE:</b> Rosario Cabello, Finance Department Director																						
<b>PREVIOUS COUNCIL ACTION</b>																								
<p><b>BACKGROUND:</b> The City entered into an electric energy sales agreement with the Texas General Land Office (GLO) on December 1, 2005 that provided a fixed kilo watt hour (kWh) rate of \$0.8281. The GLO has secured a contract with Reliant to provide electricity to eligible state agencies such as the City of Laredo. The current contract expires on December 31, 2007 and the terms of this agreement allow for one revision of the contract price with the condition that the existing contract would be extended for one additional year. This is called a "blend and extend" transaction. The new rate would be charged for the remainder of the original contract period plus a minimum of one additional year.</p> <p>The market price fluctuates daily and the City would have to enter an agreement within the same day that a rate is offered by Reliant locking in the kWh for the new contract period. Staff will work with Reliant to secure the best rate possible for the new contract period.</p> <p>Example of Potential Saving:</p> <table style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 30%;"></th> <th style="width: 15%;"></th> <th style="width: 10%; text-align: center;">Difference</th> <th style="width: 20%; text-align: center;">Possible Savings</th> <th style="width: 25%; text-align: center;">Contract Expiration Date</th> </tr> </thead> <tbody> <tr> <td>Current Rate</td> <td style="text-align: right;">\$0.08597</td> <td></td> <td></td> <td></td> </tr> <tr> <td>February 20, 2007 rate (12 month extension)</td> <td style="text-align: right;">\$0.08281</td> <td style="text-align: center;">(\$0.00316)</td> <td style="text-align: right;">\$645,61.00</td> <td style="text-align: center;">December 31, 2008</td> </tr> <tr> <td>February 20, 2007 rate (17 month extension)</td> <td style="text-align: right;">\$0.08158</td> <td style="text-align: center;">(\$0.00439)</td> <td style="text-align: right;">\$787,243.00</td> <td style="text-align: center;">May 31, 2008</td> </tr> </tbody> </table>							Difference	Possible Savings	Contract Expiration Date	Current Rate	\$0.08597				February 20, 2007 rate (12 month extension)	\$0.08281	(\$0.00316)	\$645,61.00	December 31, 2008	February 20, 2007 rate (17 month extension)	\$0.08158	(\$0.00439)	\$787,243.00	May 31, 2008
		Difference	Possible Savings	Contract Expiration Date																				
Current Rate	\$0.08597																							
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February 20, 2007 rate (17 month extension)	\$0.08158	(\$0.00439)	\$787,243.00	May 31, 2008																				
<b>FINANCIAL IMPACT:</b> Each user department is billed for their electricity usage.																								
<b>COMMITTEE RECOMMENDATION:</b>		<b>STAFF RECOMMENDATION:</b> It is recommended that this action be authorized.																						

## COUNCIL COMMUNICATION

<b>DATE:</b>  03/19/2007	<b>SUBJECT: MOTIONS</b> Approval to proceed with staff's recommended one-time capital projects as follows: <ol style="list-style-type: none"><li>1. Unitec 10, I-35 Road Improvement \$1,200,000</li><li>2. Meadow Bridge Crossing 390,000</li><li>3. Industrial Parks – Street Improvements 910,000</li></ol>
<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Rosario C. Cabello, Financial Services Director
<b>PREVIOUS COUNCIL ACTION:</b> On February 20, 2007 a Public Hearing was introduced in order to draw down \$2,500,000. The General Fund of the City of Laredo ended the 2006 fiscal year with a fund balance of \$21,089,204 which is the equivalent to 20.69% of operating expenditures. The required percentage is 15%. The proposed drawdown of \$2,500,000 from fund balance will not have a negative effect on the percentage. The drawdown of \$2,500,000 is for one time expenditures and or capital improvement projects.	
<b>BACKGROUND:</b>  The Acting City Manager advised City Council that at the next meeting, a list of projects would be submitted for approval. Above is the recommended list.	
<b>FINANCIAL IMPACT:</b>  None at this time. Once projects are approved, items will return to council with standard vendor agreements / contracts.	
<b>AUDIT COMMITTEE RECOMMENDATION:</b>  None.	<b>STAFF RECOMMENDATION:</b> Staff recommends the approval of above projects.

### COUNCIL COMMUNICATION

<b>DATE:</b>  03 / 19 / 2007	<b>SUBJECT: Motion</b>  Authorizing the City Manager to enter into a lease agreement with Alejandro E. Villarreal, Jr. as "LESSOR", and the City of Laredo as "LESSEE" for the approximate 2,000 square feet of office space located at 910 Hidalgo Street, Laredo, Webb County Texas. The office space will be used to relocate the Laredo Police Department Precinct # 6 in order to open office space at the Bruni Plaza Center for the City of Laredo's Building Permit Department. The term of this lease agreement is three years commencing on March 1, 2007 and ending on February 28, 2010. Rental fees will be \$750.00 per month through the term of this lease agreement. Funding is available in the Laredo Police Department General Fund and is subject to future appropriations.
<b>INITIATED BY:</b>  Cynthia Collazo Acting City Manager	<b>STAFF SOURCE:</b>  Agustin Dovalina, III Chief of Police
<b>PREVIOUS COUNCIL ACTION:</b> None	
<b>ACTION PROPOSED:</b>  That City Council approve this motion.	
<b>BACKGROUND:</b>  The Laredo Police Department Precinct # 6 presently is located at the Bruni Plaza Center (Old Library). The Bruni Plaza Center houses other city office's such as Planning and Zoning, Engineering, Library, and the LPD Precinct # 6. It is proposed that Precinct # 6 be relocated to 910 Hidalgo Street in order to open office space for the City of Laredo's Building Permit Department. In relocating the City of Laredo's Building Permit Department, the Bruni Plaza Center will become a one stop office for individuals acquiring building and renovating permits and/or applying for zone changes.	
<b>FINANCIAL:</b>  Funding is available in the Laredo Police Department General Fund account number 101-2366-523-37-10.	
<b>RECOMMENDATION:</b>	<b>STAFF:</b> Recommends the approval of this Motion

## **STAFF REPORTS**

- A. Presentation by Mario Maldonado, Bridge Director, regarding the Shortage and Overage Policy, with possible action.
- B. Status report by Elizabeth Alonzo, Laredo Municipal Housing Corporation Executive Director, regarding the Noise Compatibility Rental Program.
- C. Staff report by Miguel A. Pescador, Parks and Recreation Department Director, regarding Slaughter Park.
- D. Update on the proposed split payment program for payment of property taxes, with possible action.

**COUNCIL COMMUNICATION**

<b>DATE:</b> 3-19-07	<b>SUBJECT: EXECUTIVE SESSION</b> REQUEST FOR EXECUTIVE SESSION PURSUANT TO THE TEXAS GOVERNMENT CODE, SECTION 551.074 TO DELIBERATE THE APPOINTMENT, EMPLOYMENT AND DUTIES OF THE CITY MANAGER; AND TO RETURN TO OPEN SESSION FOR POSSIBLE ACTION THEREON.	
<b>INITIATED BY:</b> Cynthia Collazo Acting City Manager		<b>STAFF SOURCE:</b> Valeria M. Acevedo Acting City Attorney
<b>PREVIOUS ACTION:</b>  None.		
<b>BACKGROUND:</b>  None.		
<b>FINANCIAL:</b>  General Fund - City Manager's Division, depending on contract agreement.		
<b>RECOMMENDATION:</b>		<b>STAFF RECOMMENDATION:</b>

**COUNCIL COMMUNICATION**

<b>DATE:</b> 03-19-2007	<b>SUBJECT: EXECUTIVE SESSION</b> Request for executive session pursuant to Texas Government Code Section 551.071(1)(A) to consult with city's attorney on the pending case of Joe Botello v. City of Laredo, Cause No. 2006CVQ 002051, in the 111 <sup>th</sup> District Court, Webb County, Texas; and return to open session for possible action.
<b>INITIATED BY:</b> Cynthia Collazo Acting City Manager	<b>STAFF SOURCE:</b> Valeria M. Acevedo Acting City Attorney
<b>PREVIOUS COUNCIL ACTION:</b>	
<b>BACKGROUND:</b>	
<b>FINANCIAL:</b>	
<b>RECOMMENDATION:</b> N/A	<b>STAFF RECOMMENDATION:</b> N/A

**COUNCIL COMMUNICATION**

<b>DATE:</b> 03/19/07	<b>SUBJECT: MOTION</b> Consideration for approval to reject the bids received for the Re-Roofing Project at the Jose Flores Apartments (25 Duplexes Complex) and approval to re-bid the project. Funding is available in the Municipal Housing Corporation Fund.
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<b>INITIATED BY:</b> Cynthia Collazo, Acting City Manager	<b>STAFF SOURCE:</b> Rogelio Rivera, P.E., City Engineer
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<b>PREVIOUS COUNCIL ACTION:</b> None.
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**BACKGROUND:**  
The project consists of the entire re-roofing (with fiberglass composition asphalt shingles) of 25 duplexes for the City of Laredo Jose Flores Apartments located on 559-B Poplar Lane, Laredo, Texas. The project consists of approximately 85,000.00 sq. ft. of roof area, replacement of perimeter and intermediate fascia boards, vent stack boot flashings, vent stack heads where missing, replacement of damaged or un-level plywood deck or joists, tear-off and disposal of existing roof (including fascias, insulation, drains, etc.) This work includes warranties, etc. including labor, materials, services, and equipment necessary for the completion of work described in the drawings and specifications. Plans and specifications were prepared by Design Group International, Laredo, Texas.

Targeted addresses are as follows:

490 Walnut	537 Whiteoak	563 Poplar	583 Sycamore
491 Walnut	541 Whiteoak	565 Poplar	587 Sycamore
501 Magnolia	542 Whiteoak	568 Poplar	589 Sycamore
505 Magnolia	544 Whiteoak	571 Maple	590 Sycamore
508 Magnolia	545 Ponderosa	578 Sycamore	
513 Teakwood	559 Poplar	579 Sycamore	
527 Sequoia	562 Poplar	582 Sycamore	

Three (3) bids were received and opened at the City Secretary's Office on Friday, February 23, 2007, at 3:00 P.M. as follows:

<b>Contractor</b>	<b>Base Bid</b>	<b>Alternate No. 1 (30 yr. shingle roofing in lieu of 20 yr.)</b>	<b>Alternate No. 2 (substitute treated wood fascia in lieu of cedar)</b>	<b>Alternate No. 3 (substitute 15# base felt in lieu of 30#)</b>
Zertuche Construction, LLC. Laredo, Texas	\$150,299.68	\$21,660.55	\$1,625.08	\$3,780.00
ALC Construction, L.L.C. Laredo, Texas	\$114,750.00	\$-0-	\$-0-	\$-0-
American Contracting Corporation Laredo, Texas	\$182,540.00	\$11,622.00	\$500.00	\$3,067.00

The lowest bidder ALC Construction, L.L.C., Laredo, Texas, submitted a conditional bid which did not include the allowance and bid was incomplete, as bids from alternates were not submitted. The low bidder indicated that there is a section in the specifications which he misinterpreted and is unclear regarding a built-in \$25,000 allowance. Staff concurs that the bid form in the architectural specifications could have been rephrased better to clarify the intent. Staff therefore concurs with consultant and recommends to re-bid the project.

**FINANCIAL IMPACT:**  
Funding is available in the Municipal Housing Corporation Fund.  
Account No. 555-3910-543-2010

<b>COMMITTEE RECOMMENDATION:</b> N/A.	<b>STAFF RECOMMENDATION:</b> Approval of Motion.
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## **GENERAL COUNCIL DISCUSSIONS AND PRESENTATIONS**

### **A. Request by Request by Council Member Johnny Rendon**

1. Discussion with possible action for hiring outside contractor to repair asphalt and sidewalk projects. (Co-sponsored by Council Member Gene Belmares)

### **B. Request by Council Member Gene Belmares**

1. Consideration to rescind Resolution 2001-R-033 declaring the City of Laredo's opposition to the proposed regional landfill on Highway 359 approved on March 19, 2001, with possible action. (Co-sponsored by Council Member Mike Garza)

### COUNCIL COMMUNICATION

<b>DATE:</b>	<b>SUBJECT: RESOLUTION 2007-R-021</b>  Rejecting the dedication as, or the attempted dedication as, a Municipal Park, of that which is noted as community park (reserve) of 3.31910 acres on the plat of Regency Park, Section 1, Unit 1, as per plat filed of record on October 18, 1976, In Volume 3, Page 6, Plat Records, Webb County, Texas.	
<b>INITIATED BY:</b> Horacio De Leon, Assistant City Manager	<b>STAFF SOURCE:</b> Horacio De Leon, Assistant City Manager Anthony McGettrick, Assistant City Attorney	
<b>PREVIOUS COUNCIL ACTION:</b>  None.		
<b>BACKGROUND:</b>  The Regency Park Subdivision recorded in the Webb County Plat Records shows a "reserve" for a community park, said park has never been accepted as a park by the City of Laredo and site has never been used or developed as a public or private park. The shape, location and limited access make such a tract unsuitable as a public park and inappropriate for the expenditure of public funds in creating a park.  Site is determined to be under the ownership and control of the original land developer. Original land developer has a plan to make site an integral part of the Regency Park Subdivision.		
<b>FINANCIAL IMPACT:</b>  N/A		
<b>COMMITTEE RECOMMENDATION:</b>	<b>STAFF RECOMMENDATION:</b> Staff recommends that this resolution be approved.	

**RESOLUTION NO. 2007-R-21**

REJECTING THE DEDICATION AS, OR THE ATTEMPTED DEDICATION AS, A MUNICIPAL PARK, OF THAT WHICH IS NOTED AS COMMUNITY PARK (RESERVE) OF 3.31910 ACRES ON THE PLAT OF REGENCY PARK, SECTION 1, UNIT 1, AS PER PLAT FILED OF RECORD ON OCTOBER 18, 1976, IN VOLUME 3, PAGE 6, PLAT RECORDS, WEBB COUNTY, TEXAS

WHEREAS, the plat of the subdivision known as Regency Park, Section 1, Unit 1 contains an area specified as 3.31910 acres described or noted therein as "Community Park (Reserve); and

WHEREAS, the status of such 3.31910 acres is ambiguous in that it is not known whether it was intended to be dedicated as a municipal park or to be dedicated as a private park for the benefit of the developer and future owners within the subdivision;

WHEREAS, if assumption is made that it was intended to be dedicated as a municipal park, such dedication of the 3.31910 acres has never been accepted by the City of Laredo, by either acceptance in the form of a written resolution of the City Council, or by acceptance in the form of city staff entering upon the said 3.31910 acres to make improvements thereon, or otherwise manifesting city responsibility for the tract as a park; and

WHEREAS, assuming that it was intended to be dedicated by the developer as a municipal park, staff recommend to the City Council that such dedication of the 3.31910 acres as a park be rejected and refused by the City of Laredo, since the shape, location, and limited access, make such a tract unsuitable as a public park, and inappropriate for the expenditure of public funds in creating a park thereon and its upkeep thereafter, if it were to be accepted as a park.

WHEREAS, the City Council finds it to be in the best interest of the City of Laredo and the residents of the city, to reject the attempted dedication as a municipal park of said 3.31910 acres in the recorded plat of Regency Park Subdivision, Section 1, Unit 1.

NOW, THEREFORE, BE IT RESOLVED, BY THE CITY COUNCIL OF THE CITY OF LAREDO THAT:

Section 1: It rejects the dedication, or attempted dedication of, the 3.31910 acres shown on the Plat of Regency Park Subdivision, Section 1, Unit 1, recorded in Volume 3, Page 6, Plat Records of Webb County, Texas, which tract was identified on said plat as "Community Park [Reserve]; and

Section 2: The City Secretary is ordered to file of record in Webb County Official Property Records a certified copy of this resolution, and is further ordered to transmit a certified copy of this resolution to the developer of Regency Park Subdivision, being North Laredo Development Corporation, or its successors in interest, if such corporation no longer exists.

PASSED BY THE CITY COUNCIL AND APPROVED BY THE MAYOR ON THIS  
\_\_\_\_\_ DAY OF MARCH, 2007.

\_\_\_\_\_  
RAUL G. SALINAS  
MAYOR

ATTESTED:

\_\_\_\_\_  
GUSTAVO GUEVARA, JR.  
CITY SECRETARY

APPROVED AS TO FORM:  
VALERIA M ACEVEDO  
ACTING CITY ATTORNEY

By: \_\_\_\_\_

  
Anthony C. McGettrick  
Assistant City Attorney

### COUNCIL COMMUNICATION

<b>DATE:</b> 3-19-07	<b>SUBJECT: MOTION</b> Rejecting the bid offer submitted by Paul Young Properties, Ltd., dated May 2, 2006, for a tract of land containing 7.1468-acres, more or less, out of an 8.1488-acre tract, Laredo Air Force Base Enclosure, Survey 799, Abstract 239 situated in the City of Laredo, Webb County, Texas, Eastern Division for failure to meet the bid specifications and authorizing the City Manager to return the Bid Deposit to Paul Young Properties, Ltd.	
<b>INITIATED BY:</b> Rafael Garcia Assistant City Manager		<b>STAFF SOURCE:</b> Jose L. Flores Airport Director
<b>PREVIOUS ACTION:</b> Council authorized City Manager to conduct a public sale of the subject tract. On May 15, 2006, City Council approved an amendment to the Paul Young Properties, Ltd. offer and acceptance.		
<b>BACKGROUND:</b> The public bid process to dispose of the subject tract of land provided for three bid options: <ul style="list-style-type: none"><li>• Solicit bids on the subject property for an outright sale with a minimum bid of \$5,944,000.00</li><li>• Solicit bids on the subject property for a combination sale and exchange with the minimum cash requirement of \$2.0 million and the balance consisting of land of specified market value to be called "the exchange property", which together must not be less than the minimum bid acceptable of \$5,944,000.00.</li><li>• Solicit bids for a long-term lease to include a minimum cash payment of \$2,520,000.00 plus a minimum annual rent of \$275,000.00.</li></ul>		
In all three instances above, the City of Laredo is to occupy the subject approximate 7.1468-acre tract for a term of fifteen (15) months to enable City to construct replacement facilities for its Fleet Maintenance and Traffic Departments at another location and to relocate. The cash requirement in the Sale & Exchange and Long-term lease options is to facilitate the funding to construct replacement facilities for these two city departments.		
If City Council rejects the bid, the bid bond will be returned to Paul Young Properties, Ltd.		
Paul Young Properties, Ltd. failure to pay the sum of \$2,059,025.00 upfront as required by the bid specifications is reason for rejection of its bid offer.		
<b>FINANCIAL:</b> None		
<b>COMMITTEE RECOMMENDATION:</b> N/A		<b>STAFF RECOMMENDATION:</b> Approval of this motion.