



AGENDA
CITY OF CONVERSE
CITY COUNCIL MEETING
SEPTEMBER 7, 2021 – 7:00 PM

Be It Known that the City Council of the City of Converse will meet for a Regular Meeting at the Council Chambers at 402 S. Seguin Street on **Tuesday, September 7, 2021 at 7:00 PM**. A quorum of the following commissions may be present: Building & Standards, Parks & Recreation, Ethics Review Board, Economic Development Corporation, Planning & Zoning, and Historic Preservation Commission. Live broadcast at www.conversetx.net.

1. CALL TO ORDER

2. INVOCATION

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

4. ROLL CALL & ESTABLISHMENT OF QUORUM

5. CONSENT AGENDA:

- A. Approve Minutes of August 21, 2021 Special City Council Meeting.
- B. Approve Minutes of August 17, 2021 Regular City Council Meeting.
- C. Approve Minutes of August 7, 2021 City Council Budget Workshop.
- D. Accept Minutes of July 19, 2021 Planning & Zoning Commission Meeting.
- E. Accept Minutes of July 15, 2021 Converse Historic Preservation Commission Meeting.
- F. Accept Minutes of July 12, 2021 Parks and Recreation Commission Meeting.

6. PUBLIC HEARING:

- A. Public Hearing on the Proposed Budget for Fiscal Year 2021/2022.
- B. Public Hearing on a request by Thomas L. Stuebben (Trustee), on behalf of the Rev. Lawrence J. Stuebben Revocable Charitable Trust, property owner of 928 Toepperwein Rd., Converse, TX 78109; to rezone a portion of a lot from B-2 Retail District to R-1 Single-Family Residential District to allow use of the property for a single-family home. Legal Description: CB 5052B, LOT 3, Converse, TX 78109.

7. CITIZENS TO BE HEARD:

This time is provided for Citizens to address City Council on any issues and concerns. Members of the Public wishing to address the City Council must Sign-up to speak prior to the start of the meeting. No City Council discussion or action can be taken if the item is not on the agenda. Please limit your remarks to three (3) minutes and state your name and address for the record. No personal attacks shall be allowed.

8. NEW BUSINESS:

- A. Briefing by Emergency Management Director on COVID-19 Emergency Declaration & Emergency Management Operations. (Mayor Suarez)
- B. Discussion and Appropriate Action to Consider Resolution No. 689-2021; A Resolution Approving the Proposed Economic Development Corporation Budget for Fiscal Year 2021/2022. (EDC Director)

- C. Discussion and Appropriate Action to Consider Resolution No. 843-2021; Authorizing the Submission of a Grant Application for Body-Worn Cameras for the Police Department, with The Office of the Governor, Criminal Justice Division; and Authorizing the City Manager to Act on Behalf of the City in all Matters Related to the Application. (Grant Administrator)
- D. Discussion and Appropriate Action to Consider a request by Thomas L. Stuebben (Trustee), on behalf of the Rev. Lawrence J. Stuebben Revocable Charitable Trust, property owner of 928 Toepperwein Rd., Converse, TX 78109; to rezone a portion of a lot from B-2 Retail District to R-1 Single-Family Residential District to allow use of the property for a single-family home. Legal Description: CB 5052B, LOT 3, Converse, TX 78109. (Planning Director)
- E. Discussion and Appropriate Action to Consider Replat #19-11800435A, Graytown, Unit 1, that was Previously Platted as Lot 901 Recorded in Volume 2002, Page 70, Plat Records of Bexar County, Texas, Establishing Lots 39 and 907 in Block 16, N.C.B. 16555, Bexar County, Texas. (Planning Director)
- F. Discussion and Appropriate Action to Consider Amending Plat #165A, Bridgehaven Unit 1 – Titan Park & Sage Pond, to amend the Street Names of Titan Way and Sage Way (Right-of-Way Acreage of 2.095 Acres) Being out of the Bridgehaven Unit 1 Subdivision; Recorded in Volume 20001, Pages 12584-1260, of the Plat and Deed Records of Bexar County, Texas. (Planning Director)
- G. Discussion and Appropriate Action to Consider Preliminary Plat #2021-219, FM 78 Auto Center, Establishing 3 Commercial Lots on 4.87 Acres of Land; Situated in the SA&MG RR. CO. Survey No. 44, Abstract No. 722 and Josefa Leal Survey No. 39, Abstract No. 420, Bexar County, Texas. (Planning Director)
- H. Discussion and Appropriate Action to Consider Resolution No. 690-2021; A Resolution Providing the City of Converse Program of Services Budget for the Fiscal Year Beginning October 1, 2021 and Ending September 30, 2021, by Approving and Setting aside the Necessary Funds of the City of Converse for Fiscal Year 2021/2022 for the Maintenance and Operation of the Various Department, Capital Projects, Payments for Debt Service, and for Various Activities and Improvements to the City. (City Manager)
- I. Discussion and Appropriate Action to Consider Resolution No. 691-2021; A Resolution of the City of Converse Levying the Maintenance and Operations Ad Valorem Taxes for Fiscal Year 2021/2022 at a Rate of \$0.368653 per \$100 Assessed Valuation on all Taxable Property with the Corporate Limits of the City of Converse. (City Manager)
- J. Discussion and Appropriate Action to Consider Resolution No. 692-2021; A Resolution of the City of Converse Levying the Interest and Sinking Ad Valorem Taxes for Fiscal Year 2021/2022 at a Rate of \$0.111162 per \$100 Assessed Valuation on all Taxable Property within the Corporate Limits of the City of Converse. (City Manager)
- K. Discussion and Appropriate Action to Ratify the Fact that the 2021/2022 Budget will Require Raising more Revenue from Property Taxes than in the Previous Year in Compliance with Section 102.007, Texas Local Government Code. (City Manager)
- L. Discussion and Appropriate Action to Set Time, and to Approve Dr. Robert Yowell as the Moderator for “Meet the Candidates” Event to be held on October 14, 2021. (City Manager)
- M. Discussion and Appropriate Action to Consider Nominating One (1) Candidate for each of the Five (5) Positions on the Bexar Appraisal District Board of Directors. (City Manager)
- N. Discussion and Appropriate Action to Reappoint Dorothur O’Donnell as a Full Member to the Planning & Zoning Commission. (City Manager) (Planning Director)

- O. Discussion and Appropriate Action on Appointing a Full Member to the Ethics Review Board to Serve the Remainder of an Unexpired Term, ending December 1, 2022. (City Manager)

9. CITY COUNCIL & MANAGER REPORTS:

- A. City Commission Liaison Reports.
- B. City Manager’s Report & Discussion of Future Agenda Items/Items of Interest.
- C. Councilmember’s Reports/Items of Interest.
- D. Mayor’s Report/Items of Interest.

10. EXECUTIVE SESSION:

- A. Executive Session in accordance with Texas Open Meetings Act Section 551.071. CONSULTATION WITH ATTORNEY: CLOSED MEETING, (1) to consult with City Attorney to seek advice on legal matters about (A) pending or contemplated litigation; (B) a settlement offer; (2) on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter.

11. RECONVENE OPEN SESSION:

- A. Discussion and Appropriate Action on Matters discussed in Executive Session in accordance with Texas Open Meetings Act Section 551.071. CONSULTATION WITH ATTORNEY: CLOSED MEETING, (1) to consult with City Attorney to seek advice on legal matters about (A) pending or contemplated litigation; (B) a settlement offer; or (2) on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter.

12. ADJOURNMENT

CERTIFICATION

I DO HEREBY CERTIFY THAT THE ABOVE AGENDA WAS PREPARED AND POSTED ON THE CITY’S OFFICIAL BULLETIN BOARD LOCATED AT 406 S. SEGUIN, CONVERSE, TEXAS, AND ON THE CITY’S WEBSITE AT WWW.CONVERSETX.NET, BOTH PLACES CONVENIENT AND READILY ACCESSIBLE TO THE GENERAL PUBLIC AT ALL TIMES. SAID NOTICE WAS POSTED ON SEPTEMBER 2, 2021 AT 4:30 PM, IN ACCORDANCE WITH CHAPTER 551, TEXAS GOVERNMENT CODE.

/s/ Lisa Hernandez

Lisa Hernandez, City Secretary

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