

**MINUTES**  
**REGULAR CITY COUNCIL MEETING**  
**CITY COUNCIL CHAMBERS**  
**124 Old San Antonio Road**  
**Boerne, TX 78006**  
**January 24, 2017 – 6:00 PM**

Minutes of the Regular Called City Council Meeting of January 24, 2017 at 6:00 p.m.

**Present:**       **6 -** Mayor Michael Schultz, Council Member Joe Anzollitto, Council Member Nina Woolard, Council Member Charlie Boyd IV, Mayor Pro Tem Ron Cisneros, and Council Member Craig Colvin

**Staff Present:** Ron Bowman, Siria Arreola, Pam Bransford, Lori Carroll, Kirsten Cohoon, Jim Kohler, Mike Mann, Mark Mattick, Sandy Mattick, Doug Meckel, Mike Raute, Laura Talley, Jeanette Teague, Jeff Thompson, Larry Woods, and Linda Zartler.

**Recognized / Registered Guests:** Dub Smothers, Richard McCormick, Trey Jacobson, Fernando Camarillo, Dave and Pam Luciani, Sylvia and Jacob Fish, Misty Mayo, Ross Partlow, Sonny Cavazos, John Gonzalez, Josh Valenta, and Mary Gorman.

**1. CALL TO ORDER – 6:00 PM**

Mayor Schultz called the City Council meeting to order at 6:00 p.m.

Mayor Schultz asked for a moment of silence and led the Pledge of Allegiance to the United States of America Flag and to the Texas Flag.

**2. CONFLICTS OF INTEREST**

Council Member Nina Woolard stated she has a conflict with agenda item number 11 and will recuse herself.

**3. PUBLIC COMMENTS:** This is the opportunity for visitors and guests to address the City Council on any issue. City Council may not discuss any presented issue, nor may any action be taken on any issue at this time. (Attorney General opinion – JC-0169)

No public comments were received.

**4. CONSENT AGENDA:** All items listed below within the Consent Agenda are considered to be routine by the City Council and may be enacted with one motion. There will be no separate discussion of items unless a Council Member or citizen so requests, in which event the item may be moved to the general order of business and considered in its normal sequence.

**A. [2017-147](#) APPROVAL OF THE MINUTES OF THE JANUARY 10, 2017 REGULAR CITY COUNCIL MEETING AND JANUARY 18, 2017 SPECIAL CALLED CITY COUNCIL MEETING (State of the City Address).**

THE MINUTES WERE APPROVED.

**B. [2017-141](#) CONSIDER ON SECOND READING ORDINANCE NO. 2017-01; AN ORDINANCE AMENDING THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, CAPTIONED, "ZONING ORDINANCE OF THE CITY OF BOERNE, TEXAS", DATED DECEMBER 18, 2007, BY AMENDING ARTICLE 3, SECTION 14, REZONING 1.242 ACRES LOCATED AT 215 WANDA STREET LOT 13A-1 (KAD NO. 50728), FROM R-1, MEDIUM-DENSITY RESIDENTIAL DISTRICT AND B-2, HIGHWAY COMMERCIAL DISTRICT TO O, OFFICE DISTRICT; REPEALING ALL ORDINANCES IN CONFLICT; CONTAINING A SEVERANCE CLAUSE; AND DECLARING AN EFFECTIVE DATE. (Fred Hausheer)**

THE ORDINANCE WAS APPROVED.

**C. [2017-142](#) CONSIDER ON SECOND READING ORDINANCE NO. 2017-02; AN ORDINANCE AMENDING THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, CAPTIONED, "ZONING ORDINANCE OF THE CITY OF BOERNE, TEXAS", DATED DECEMBER 18, 2007,**

ARTICLE 5, SECTION 3 PERMITTED USES, TABLE 5-1, AUTHORIZING THE USE OF A LONG TERM CARE FACILITY IN A B-1, HIGH-DENSITY RESIDENTIAL AND NEIGHBORHOOD COMMERCIAL DISTRICT LOCATED AT 502 SCHOOL STREET (KAD NO. 14412) AND A PORTION OF 536 S. SCHOOL STREET (KAD NO. 14381, A TOTAL OF +/- 0.9 ACRES.) (Genevieve Jones and Anita Lewis Asher Et Al)

THE ORDINANCE WAS APPROVED.

- D. [2017-143](#) CONSIDER ON SECOND READING ORDINANCE NO. 2017-03; AN ORDINANCE AMENDING THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, ARTICLE 1, IN GENERAL, SECTION 06. DEFINITIONS, ARTICLE 3, GENERAL PROHIBITIONS AND REQUIREMENTS, SECTION 02. OUTDOOR LIGHTING, SECTION 08. COMMERCIAL CENTER DESIGN STANDARDS, SECTION 09. COMBINED COMMERCIAL DESIGN STANDARDS, SECTION 10. ON-SITE PARKING REQUIREMENTS, AND ARTICLE 5, ZONING DISTRICTS AND USE REGULATIONS.

THE ORDINANCE WAS APPROVED.

- E. [2017-144](#) CONSIDER ON SECOND READING ORDINANCE NO. 2017-04; AN ORDINANCE AMENDING THE CITY OF BOERNE ZONING ORDINANCE NO. 2007-64, CAPTIONED, "ZONING ORDINANCE OF THE CITY OF BOERNE, TEXAS", DATED DECEMBER 18, 2007, ARTICLE 5, SECTION 3 PERMITTED USES, TABLE 5-1, AUTHORIZING THE USE OF AN ASSEMBLY IN A RE-1, LOW-DENSITY SINGLE FAMILY DISTRICT LOCATED AT 35 OLD SAN ANTONIO ROAD (KAD NO. 38977), A TOTAL OF 14.113 ACRES. (Belleori Holdings, LLC)

THE ORDINANCE WAS APPROVED.

- F. [2017-145](#) CONSIDER ON SECOND READING ORDINANCE NO. 2017-05; AN ORDINANCE ANNEXING THE HEREINAFTER DESCRIBED TERRITORY INTO THE CITY OF BOERNE, KENDALL COUNTY, TEXAS AND EXTENDING THE BOUNDARY LIMITS OF SAID CITY SO AS TO INCLUDE SAID HEREINAFTER DESCRIBED PROPERTY WITHIN THE

CITY LIMITS, AND GRANTING TO SAID TERRITORY AND TO ALL FUTURE INHABITANTS OF SAID PROPERTY ALL OF THE RIGHTS AND PRIVILEGES OF OTHER CITIZENS AND BINDING SAID FUTURE INHABITANTS BY ALL OF THE ACTS AND ORDINANCES OF SAID CITY. (26.582 Acres, 17 Herff Rd. at the request of James and Deborah Roerig, new property owner CT 17 Herff Land, LP)

THE ORDINANCE WAS APPROVED.

- G. [2017-165](#) CONSIDER RESOLUTION NO. 2017-R07; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AGREEMENT WITH FOUR B PAVING, INC. FOR ANNUAL PAVEMENT CRACK SEALING.

THE RESOLUTION WAS APPROVED.

A MOTION WAS MADE BY COUNCIL MEMBER WOOLARD, SECONDED BY MAYOR PRO TEM CISNEROS TO APPROVE THE CONSENT AGENDA. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

#### 5. PUBLIC HEARING – To Hear Comments On The Following:

- A. [2017-139](#) PROPOSED ANNEXATION OF 4.510 ACRES LOCATED AT 47 OLD SAN ANTONIO ROAD - KAD NO. 14774 & 14786 AT THE REQUEST OF PRISCILLA JEAN HEARD. (Second of Two Hearings)

Mayor Schultz opened the Public Hearing at 6:05 p.m.

No comments were received.

Mayor Schultz closed the Public Hearing at 6:06 p.m.

6. [2017-135](#) ESTABLISH AND CONSIDER MAYORAL APPOINTMENTS FOR A PARKS MASTER PLAN COMMITTEE

Mayor Schultz referenced the list of names included in the packet of potential Parks Master Plan Committee appointments: Judy Edmondson, Co-Chair; Susie Allen, Co-Chair; Shanna Bergmann; Kevin Henning; Cheyenne Johnson; Paul Giguere; Brandon Ross; Bryce Boddie; and Stan Leech. The committee will work with City Staff and Burditt Consultants, LLC throughout the process of developing the Parks Master Plan.

A MOTION WAS MADE BY COUNCIL MEMBER WOOLARD, SECONDED BY MAYOR PRO TEM CISNEROS, TO APPROVE THE ESTABLISHMENT OF A PARKS MASTER PLAN COMMITTEE AND APPROVE MAYORAL APPOINTMENTS TO THE PARKS MASTER PLAN COMMITTEE. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

**7. [2017-149](#) RECEIVE THE FIRST QUARTER FINANCIAL AND INVESTMENT REPORT FOR FY 2016/2017.**

Mayor Schultz called on Ms. Sandy Mattick, Finance Director. Ms. Mattick presented the Quarterly Financial and Investment Reports. Revenues before transfers were above projection at 35.89%. Expenditures were below projections at 24.22%, sales tax collections were up 3.78% and ad valorem tax collections were at 82.56%. For the Utility Funds: Electric revenues were at 23.68% of budget and expenditures were below projections at 22.72%; Water revenues were at 26.75% of budget and expenditures were below projections at 21.22%; Wastewater revenues were at 25.11% of budget and expenditures were below projections at 22.56%; Gas revenues were at 22.67% of budget and expenditures were below projections at 23.63%. The City of Boerne invested in TexPool, MBIA, Texas TERM, TexStar, Government Agencies, municipal bonds, commercial paper and several Certificates of Deposit. Interest earned for this quarter totaled \$77,720.

A MOTION WAS MADE BY MAYOR PRO TEM CISNEROS, SECONDED BY COUNCIL MEMBER WOOLARD, TO RECEIVE AND APPROVE THE FIRST QUARTER FINANCIAL AND INVESTMENT REPORT FOR FY 2016/2017. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

8. [2017-140](#) **CONSIDER A REQUEST FROM SOUTHWEST TEXAS SIGN SERVICE, INC. FOR A VARIANCE TO THE SIGN ORDINANCE SECTION 10. RESTRICTIONS ON CERTAIN TYPES OF SIGNS. ARTICLE I. 1. DIRECTIONAL SIGNS, SIZE OF SIGN. (Methodist Hospital, 134 Menger Springs)**

Mayor Schultz called on Ms. Laura Talley, Director of Planning and Community Development, to discuss the sign variance request received from Southwest Texas Sign Service to allow for more than one freestanding sign at the Methodist Hospital. The Staff Variance Committee met and reviewed the request. The committee determined the sign was more fitting of the definition of a directional sign and reviewed it as such. Subsequently, a new submission was received from Southwest Texas Sign Service modifying the size of the sign by removing blank spaces on the sign. The new request is for a 30 square feet directional sign. The sign requested is what is typically seen at hospitals. Discussion ensued about size, placing restrictions and limiting the amount of signs allowed. The Sign Variance Committee recommended approval of the directional sign and removal of the existing monument sign at this location.

A MOTION WAS MADE BY COUNCIL MEMBER ANZOLLITTO, SECONDED BY COUNCIL MEMBER WOOLARD, TO APPROVE A REQUEST FROM SOUTHWEST TEXAS SIGN SERVICE, INC. FOR A VARIANCE TO THE SIGN ORDINANCE SECTION 10. RESTRICTIONS ON CERTAIN TYPES OF SIGNS. ARTICLE I. 1. DIRECTIONAL SIGNS, SIZE OF SIGN. (METHODIST HOSPITAL, 134 MENDER SPRINGS). THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

9. [2017-169](#) **CONSIDER RESOLUTION NO. 2017-R08; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AGREEMENT FOR ENGINEERING DESIGN SERVICES BETWEEN THE CITY OF BOERNE AND POZNECKI-CAMARILLO, INC. FOR THE**

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**2015 TRANSPORTATION ALTERNATIVES PROGRAM (TAP) CITY OF BOERNE TRAILS SYSTEM EXPANSION PROJECT.**

Mayor Schultz called on Mr. Paul Barwick, Special Projects Director. Mr. Barwick informed Council that Staff has met with Poznecki-Camarillo, Inc. (PCI) and TxDOT to discuss the Trails System Expansion Project. Also, the Design Concept Conference meeting was held January 12, 2017 which went through the entire scope of the project. The total cost of the project from start to finish with PCI will be \$364,328.00 with a scheduled letting date of July 2017. Staff is in support of entering into an agreement with PCI.

A MOTION WAS MADE BY MAYOR PRO TEM CISNEROS, SECONDED BY COUNCIL MEMBER BOYD IV, TO APPROVE RESOLUTION NO. 2017-R08; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE AN AGREEMENT FOR ENGINEERING DESIGN SERVICES BETWEEN THE CITY OF BOERNE AND POZNECKI-CAMARILLO, INC. FOR THE 2015 TRANSPORTATION ALTERNATIVES PROGRAM (TAP) CITY OF BOERNE TRAILS SYSTEM EXPANSION PROJECT NOT TO EXCEED \$364,328.00. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

**10. [2017-170](#) CONSIDER RESOLUTION NO. 2017-R09; A RESOLUTION AUTHORIZING THE CITY MANAGER TO RETAIN HOMETOWN CONNECTIONS FOR AN ORGANIZATION CHECK UP OF THE PUBLIC POWER SYSTEM.**

Mayor Schultz called on Mr. Ron Bowman, City Manager. Mr. Bowman stated this is the first time the City of Boerne will participate in this type of study of the electric utility operations. The Hometown Connections Organization Check Up program is through American Public Power Association. This is to make sure our policies are consistent with other markets and rates are competitive. There was discussion about whether this program is a good idea and may be carried over with other utilities such as water and wastewater. The outline of the services are covered under the proposal. Staff is supportive of the Organization Check Up.

A MOTION WAS MADE BY COUNCIL MEMBER WOOLARD, SECONDED BY MAYOR PRO TEM CISNEROS, TO APPROVE RESOLUTION NO. 2017-R09; A RESOLUTION AUTHORIZING THE CITY MANAGER TO RETAIN HOMETOWN CONNECTIONS FOR AN ORGANIZATION CHECK UP OF THE PUBLIC POWER SYSTEM NOT TO EXCEED \$20,000.00. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

11. [2017-164](#) **CONSIDER RESOLUTION NO. 2017-R10; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF BOERNE AND HDR ENGINEERING, INC. FOR THE CHAMPION HEIGHTS LIFT STATION ELIMINATION PROJECT. (Removal of the Bentwood Lift Station and Vista Verde Lift Station.)**

Council Member Woolard recused herself from the discussion and vote.

Mayor Schultz called on Mr. Mike Mann, Public Works Director. Mr. Mann displayed a map with the location of both the Bentwood and Vista Verde lift stations. Removing both of these lift stations will relieve high flow conditions at the Wastewater Treatment and Recycling Center located on Esser Road. It will also eliminate the need to operate, maintain, or rehabilitate these two lift stations which will be more economical. The first phase will include the construction of new pipelines that will redirect the flows around the existing lift stations. In the second phase, both lift stations will be demolished and the sites restored. Staff is recommending to move forward with an agreement with HDR to design and bid the project.

A MOTION WAS MADE BY MAYOR PRO TEM CISNEROS, SECONDED BY COUNCIL MEMBER BOYD IV, TO APPROVE RESOLUTION NO. 2017-R10; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF BOERNE AND HDR ENGINEERING, INC. FOR THE CHAMPION HEIGHTS LIFT STATION ELIMINATION PROJECT NOT TO EXCEED \$36,655.00 (REMOVAL OF THE BENTWOOD LIFT STATION AND VISTA VERDE LIFT STATION). THE MOTION CARRIED BY THE FOLLOWING VOTE:



**Yeah:** 4 - Council Member Anzollitto, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

**Recused:** 1 - Council Member Woolard

- 12. [2017-146](#) CONSIDER RESOLUTION NO. 2017-R11; A RESOLUTION AUTHORIZING THE EXPENDITURE OF FUNDS AT THE REQUEST OF THE COMMUNICATIONS BOARD IN AN AMOUNT NOT TO EXCEED \$32,000.00 FROM THE COMMUNICATIONS RESERVE FUND FOR AN ADDITIONAL RADIO TOWER IN COMFORT.**

Mayor Schultz called on Mr. Jeff Page, Assistant Chief of Police. Assistant Chief Page stated that a new communications tower in the Comfort area is needed at the recommendation of LCRA Engineers, due to transmission issues with the existing tower. A new tower will allow first responders to better communicate with dispatch. The Boerne Police Department provides dispatch services for Boerne Utilities as well as all emergency services in Kendall County. Each entity pays their share of the communications budget based on the percentage of call volume. The Communications Board determined any funds left over in a given year would be placed in a reserve fund and only used on Capital Items that are brought forth before the Board. The Board has never expended funds that only benefited one entity and felt all entities will benefit from a new tower even though it is located in Comfort. Staff is supportive of the expenditure from the Communications Reserve Fund for a new radio tower built in Comfort.

A MOTION WAS MADE BY MAYOR PRO TEM CISNEROS, SECONDED BY COUNCIL MEMBER WOOLARD, THAT THIS RESOLUTION BE APPROVED CONSIDER RESOLUTION NO. 2017-R11; A RESOLUTION AUTHORIZING THE EXPENDITURE OF FUNDS AT THE REQUEST OF THE COMMUNICATIONS BOARD IN AN AMOUNT NOT TO EXCEED \$32,000.00 FROM THE COMMUNICATIONS RESERVE FUND FOR AN ADDITIONAL RADIO TOWER IN COMFORT. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

- 13. [2017-148](#) CONSIDER RESOLUTION NO. 2017-R12; A RESOLUTION AUTHORIZING THE CITY MANAGER TO PROCEED WITH**

**PURCHASES AS PER SECTION 6.08 OF THE CITY OF BOERNE'S HOME RULE CHARTER. (Emergency Generator Repairs at the WWTRC on Esser Rd.)**

Mayor Schultz called on Mr. Danny Zincke, Parks Director. Mr. Zincke stated one of the largest emergency generators at the Esser Road Wastewater Treatment Plant had a radiator leaking due to wear. Since replacing the generator would cost between \$150,000 to \$200,000 Staff is recommending approval for repairs.

A MOTION WAS MADE BY COUNCIL MEMBER WOOLARD, SECONDED BY COUNCIL MEMBER ANZOLLITTO, TO APPROVE RESOLUTION NO. 2017-R12; A RESOLUTION AUTHORIZING THE CITY MANAGER TO PROCEED WITH PURCHASES AS PER SECTION 6.08 OF THE CITY OF BOERNE'S HOME RULE CHARTER NOT TO EXCEED \$16,220.10. (EMERGENCY GENERATOR REPAIRS AT THE WASTEWATER TREATMENT PLANT ON ESSER RD.). THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

**14. RECEIVE RECOMMENDATION FROM THE PLANNING AND ZONING COMMISSION AND SET PUBLIC HEARING FOR FEBRUARY 14, 2017:**

**A. [2017-138](#) PROPOSED USE OF A GOVERNMENTAL FACILITY IN A B-2, HIGHWAY COMMERCIAL DISTRICT AT 221 WATER STREET, KAD NO. 21662. (Cow Creek Groundwater Conservation District)**

Mayor Schultz called on Ms. Laura Talley. Ms. Talley stated at this time a public hearing will need to be set and the Planning and Zoning Commission voted 6-0 in favor of the use of a governmental facility at this location.

A MOTION WAS MADE BY COUNCIL MEMBER COLVIN, SECONDED BY COUNCIL MEMBER ANZOLLITTO, TO RECEIVE THE RECOMMENDATION FROM THE PLANNING AND ZONING COMMISSION AND SET THE PUBLIC HEARING FOR FEBRUARY 14, 2017. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

**15. COMMENTS FROM COUNCIL/LEGAL COUNSEL/STAFF – No discussion or action may take place.**

Mayor Pro Tem Cisneros presented an update on the MPO Meeting he attended. He briefed Council on two topics; the MPO took a request from the Regional Mobility Authority which would include HOV and toll lanes for the 1604 expansion from Bandera Road to I-35. The MPO is looking to do a 12 month study to see if there is still an option for a Lonestar Rail District from Austin to San Antonio.

Mayor Schultz shared a thank you card from William Canavan for a book memorial dedicated to his mother from the City of Boerne after her passing.

**16. EXECUTIVE SESSION IN ACCORDANCE WITH THE TEXAS GOVERNMENT CODE:**

Mayor Schultz convened the City Council into Executive Session at 6:44 p.m. and requested those individuals directed to participate to adjourn to the Executive Session conference room.

- [2017-166](#) A. SECTION 551.087 - DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATION AND SECTION 551.071 (1) (A) - CONSULTATION WITH AN ATTORNEY.
- B. SECTION 551.087 - DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATION AND SECTION 551.071 (1) (A) - CONSULTATION WITH AN ATTORNEY.
- C. SECTION 551.072 - DELIBERATION REGARDING REAL PROPERTY.
- D. SECTION 551.072 - DELIBERATION REGARDING REAL PROPERTY.

No action was taken.

**17. RECONVENE INTO OPEN SESSION AND TAKE ANY NECESSARY ACTION RELATING TO THE EXECUTIVE SESSION AS DESCRIBED ABOVE.**

Mayor Schultz reconvened the City Council into Open Session at 7:27 p.m.

- A. [2017-167](#) **CONSIDER RESOLUTION NO. 2017-R13; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A CONTRACTUAL AGREEMENT FOR FINANCIAL INCENTIVES FOR A HOTEL CONFERENCE CENTER WITH \_\_\_\_\_.**

Jeff Thompson, Deputy City Manager, recapped potential proposals for a hotel conference center. Phoenix Hospitality Group (PHG) submitted a new proposal with a five story 7,150 square foot conference facility, a full service restaurant and 120 rooms in the SoBo District. A map was displayed of the proposed location as well as proposed renderings. The conceptual drawings have Hill Country flare utilizing Menger Creek. PHG is not asking for anything up front. He discussed the proposed 380 agreement with County participation. Staff is in favor of approving the agreement with PHG.

A MOTION WAS MADE BY COUNCIL MEMBER COLVIN, SECONDED BY MAYOR PRO TEM CISNEROS, TO APPROVE RESOLUTION NO. 2017-R13; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A CONTRACTUAL AGREEMENT FOR FINANCIAL INCENTIVES FOR A HOTEL CONFERENCE CENTER WITH BOERNE HOTEL, LTD. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

- B. [2017-168](#) **CONSIDER RESOLUTION NO. 2017-R14; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A CONTRACTUAL AGREEMENT FOR FINANCIAL INCENTIVES FOR A MEDICAL OFFICE BUILDING WITH \_\_\_\_\_.**

Mr. Thompson stated that staff recommends participating in a financial incentives agreement for a medical office building in the SoBo area.

Mayor Schultz asked Dr. Sonny Cavazos in the audience to introduce himself. Dr. Cavazos stated he is a bariatric doctor in San Antonio. Dr. Cavazos expressed there is a lot of interest from several other doctors to office in the proposed building.

A MOTION WAS MADE BY COUNCIL MEMBER COLVIN, SECONDED BY MAYOR PRO TEM CISNEROS, TO APPROVE RESOLUTION NO. 2017-R14; A RESOLUTION AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A CONTRACTUAL AGREEMENT FOR FINANCIAL INCENTIVES FOR A MEDICAL OFFICE BUILDING WITH PALOMAR BOERNE, LLC. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

#### 18. ADJOURNMENT

A MOTION WAS MADE BY COUNCIL MEMBER WOOLARD, SECONDED BY COUNCIL MEMBER ANZOLLITTO, TO ADJOURN THE CITY COUNCIL MEETING AT 7:36 P.M. THE MOTION CARRIED BY THE FOLLOWING VOTE:

**Yeah:** 5 - Council Member Anzollitto, Council Member Woolard, Council Member Boyd IV, Mayor Pro Tem Cisneros, and Council Member Colvin

APPROVED:

\_\_\_\_\_  
Mayor

ATTEST:

\_\_\_\_\_  
City Secretary