

CITY OF SANTA FE

City Council Regular Meeting
January 8, 2009
Council Chambers at 7:00 PM
12002 HWY 6
SANTA FE, TEXAS

MINUTES

The meeting was called to order at 7:00 p.m. by Mayor Ralph Stenzel.

Roll Call: Present: Mayor Ralph Stenzel
Mayor Pro-tem Bubba Jannett
Councilmember Jeff Tambrella
Councilmember Rebecca A. Darden
Councilmember Joe Carothers
Councilmember Pam Schwertner
City Attorney Ellis J. Ortego
City Manager Joe Dickson
City Secretary Janet L. Davis

The invocation was given by and the pledge of allegiance to the U.S. Flag and to the Texas Flag was led by City Manager Joe Dickson.

The minutes of 12/11/08 were approved with clarification on the first item under new business that Councilmember Carothers was not present at the meeting so therefore did not ask a question.

Council Reports:

Councilmember Schwertner: Had a good Christmas and New Year's.
Councilmember Carothers: Had a good Christmas and New Year's and a nice trip.
Councilmember Darden: Enjoyed relaxing time off over the holidays.
Councilmember Tambrella: Enjoyed relaxing time off over the holidays.
Councilmember Jannett: Spent last Monday in collective bargaining negotiations and reported that a good plan has been reached.

Mayor's Report: Thanked the Council and staff for an outstanding 2008 and highlighted some of the accomplishments of the past year.

City Manager's Report: None

Planning and Zoning Business:

Old Business:

1. Consideration and possible action: Second and final reading of an ordinance amending the text of Ordinance No., 02-03, commonly known as the City of Santa Fe Unified Development Code,

or the Santa Fe Zoning Ordinance, 2002 Edition, amending Article 5, Special Use Regulations, by adding Section 5.12, Fences, Walls and Hedges, to provide for locations, restrictions, and materials allowed

Community Services Director Diana Steelquist said this is the second reading of the ordinance that basically outlines specific materials that may be used for residential fencing. These regulations restrict certain types of materials, specifically the use of corrugated metal.

Councilmember Schwertner questioned the front fencing allowable on more than one acre, expressed her concerns about pipe fencing, and she asked if these regulations pertain to commercial? Ms. Steelquist confirmed that these regulations apply only to residential fencing, and further stated that the ordinance exempts agricultural fencing. Ms. Steelquist also suggested that we add “pipe fencing” into the definition acceptable for agricultural fencing material.

Councilmember Schwertner asked that we clarify that all corrugated metal be restricted; not just the types pictured in the graphic. Ms. Steelquist said the definition of corrugated metal is described in the ordinance and is inclusive of other types of rippled or grooved metal.

Councilmember Schwertner asked who was going to enforce this and if other communities had similar fence permitting requirements. Ms. Steelquist said we would treat it like other code enforcement issues and respond to complaints on a reported basis. She said the City of Friendswood has fencing requirements, and City Attorney Ellis Ortego said Bayou Vista and Tiki Island also have fencing requirements. Motion by Councilmember Darden, seconded by Councilmember Jannett to pass the second and final reading of an ordinance amending the text of Ordinance No. 02-03, commonly known as the City of Santa Fe Unified Development Code, or the Santa Fe Zoning Ordinance, 2002 Edition, amending Article 5, Special Use Regulations, by adding Section 5.12, Fences, Walls and Hedges, to provide for locations, restrictions, and materials allowed, adding pipe fencing to Section 5.12.02 as acceptable agricultural fencing material, and removing Graphic 5-C. Mr. Wesley Hardy of 6602 Bar O Ranch Road said we should not prohibit fencing materials or require a permit for fencing in Santa Fe. Council further discussed the types of materials prohibited and the types of materials currently used throughout the city for fencing. Although existing fencing would not be affected, these fencing restrictions would be in place for future fence construction. The motion failed four to one. Those voting for: Councilmember Darden. Those voting against: Councilmember Carothers, Councilmember Tambrella, Councilmember Schwertner, and Councilmember Jannett.

New Business:

1. Consideration and possible action: Public hearing and first reading of an ordinance amending Ordinance No. 02-03, commonly known as the City of Santa Fe Unified Development Code, or the Santa Fe Zoning Ordinance, 2002 Edition, the official zoning map adopted under Section 3.08, by adding a conditional use zoning classification for an artisan woodworking shop in the NC – Neighborhood Commercial District, located at 3701 Avenue J, being approximately 4.981 acres out of the Mary Austin Survey, Part of Lot 41 (41-2), McGregors Subdivision, City of Santa Fe, Galveston County, Texas

Community Services Director Diana Steelquist said this tract of property at Avenue J and FM 1764 is zoned Neighborhood Commercial (NC). Mr. Steyn is in the process of buying the property, and he would like to live in the existing home and use the existing barn for his woodworking shop. He specializes in fabricating boat cabinetry. Because the property is zoned NC, this use cannot be considered a home-based business so a conditional use permit is needed

to allow this use at this tract. A newspaper ad has been published advertising the proposed rezoning, a sign advertising the proposed zoning has been posted on the property, and notices regarding the proposed rezoning have been mailed to all property owners within 200' of the property. Mayor Stenzel opened the public hearing at 7:25 p.m. There were no comments from the public. Motion by Councilmember Tambrella, seconded by Councilmember Carothers to pass the first reading of an ordinance amending Ordinance No. 02-03, commonly known as the City of Santa Fe Unified Development Code, or the Santa Fe Zoning Ordinance, 2002 Edition, the official zoning map adopted under Section 3.08, by adding a conditional use zoning classification for an artisan woodworking shop in the NC – Neighborhood Commercial District, located at 3701 Avenue J, being approximately 4.981 acres out of the Mary Austin Survey, Part of Lot 41 (41-2), McGregors Subdivision, City of Santa Fe, Galveston County, Texas. The motion passed the roll call vote unanimously.

2. Consideration and possible action: Public hearing and first reading of an ordinance amending Ordinance No. 02-03, commonly known as the City of Santa Fe Unified Development Code, or the Santa Fe Zoning Ordinance, 2002 Edition, the official zoning map adopted under Section 3.08, by changing the zoning classification for Area “C” annexed in March, 2008, from AR – Agricultural Residential to NC – Neighborhood Commercial, being approximately 150.7 acres south of 28th Street and along FM 646 S, City of Santa Fe, Galveston County, Texas
Community Services Director Diana Steelquist said the city annexed three areas in March, 2008, and all the properties annexed were given a temporary holding zoning classification of Agricultural Residential (AR). We are now proposing to appropriately rezone Area C, the tract along FM 646 south of 28th Street, in accordance with the city’s master plan. The Planning and Zoning Commission has recommended that this area be zoned Neighborhood Commercial (NC). Ms. Steelquist elaborated on the affect the zone change would have on existing uses and future uses. She said that current uses would be allowed to continue but future uses would have to comply with the NC criteria. She said the reason for the proposed change is to provide for economic development in this new area. Mr. Wesley Hardy of Bar O Ranch Road asked Council to look at the area as AR and NC, not just NC. He asked that we continue to allow agricultural use along with commercial development. Motion by Councilmember Darden to pass the first reading of an ordinance amending Ordinance No. 02-03, commonly known as the City of Santa Fe Unified Development Code, or the Santa Fe Zoning Ordinance, 2002 Edition, the official zoning map adopted under Section 3.08, by changing the zoning classification for Area “C” annexed in March, 2008, from AR – Agricultural Residential to NC – Neighborhood Commercial, being approximately 150.7 acres south of 28th Street and along FM 646 S, City of Santa Fe, Galveston County, Texas. The motion died for lack of a second.

City Business (Other):

Old Business: None

B. New Business:

1. Consideration and possible action: Confirmation of City Manager’s appointment of Interim Chief of Police
City Manager Joe Dickson said Chief Cook resigned on December 11, 2008, at which time

Captain Campbell as appointed as the Interim Chief. Mr. Dickson is requesting confirmation of the appointment of Captain Kenneth Campbell as the Interim Public Safety Director/Police Chief. Motion by Councilmember Jannett, seconded by Councilmember Carothers to confirm the City Manager's appointment of Captain Kenneth Campbell as the Interim Public Safety Director/Chief of Police. The motion passed the roll call vote unanimously.

2. Consideration and possible action: Authorizing Mayor to execute the collective bargaining agreement between the City of Santa Fe and the Santa Fe Police Officers' Association for the period January 1, 2009 through December 31, 2011

City Manager Joe Dickson said the negotiating teams have been working for a while, and a new contract has been successfully negotiated. The new contract includes a new salary scale consisting of a 10 percent increase, followed by a 5 percent increase each of the next two years, and a 3 percent step increase each year on the officer's anniversary date of hire. The certificate pay and special duty pay has increased and shift differential pay has been added. Officer Powers, President of the Association, said the association members have not formally voted on the new contract yet, but he does not foresee any problem. He thanked the city's negotiating committee for their efforts in reaching an agreement. Motion by Councilmember Darden, seconded by Councilmember Tambrella to authorize the Mayor to execute the collective bargaining agreement between the City of Santa Fe and the Santa Fe Police Officers' Association for the period January 1, 2009 through December 31, 2011. The motion passed the roll call vote unanimously.

3. Executive Session, closed to the public, under Section 551.074, Government Code, to discuss the evaluation of the City Manager

Council adjourned at 7:43 p.m. into executive session, closed to the public, under Section 551.074, Government Code, to discuss the evaluation of the City Manager and reconvened at 8:40 p.m.

4. Consideration and possible action: Authorizing Mayor to execute an Addendum to the Employment Agreement between the City and City Manager Joe Dickson

Motion by Councilmember Darden, seconded by Councilmember Carothers to authorize the Mayor to execute an Addendum to the Employment Agreement between the City and City Manager Joe Dickson extending the term of the agreement until December 31, 2010, with an annual salary of \$90,575. The motion passed the roll call vote four to one. Those voting for: Councilmember Darden, Councilmember Carothers, Councilmember Tambrella, and Councilmember Jannett. Those voting against: Councilmember Schwertner.

Citizens' Comments: Mayor Stenzel announced that comments are limited to three minutes on items of general relevance. No personal attacks will be allowed and any attacks may result in termination of time privileges. Mr. Michael Aldous of 11959 FM 1764 asked who was serving on the public safety committee. Mr. Carl Weems of 4210 Dover thanked Council for the park next to the library and asked them to consider establishing rules for park use, especially keeping dogs on a leash, hours of operation, and security. Mr. Warren Aldous of 11959 FM 1764 described a situation that occurred last month involving himself, a police officer, and a local wrecker company. Mr. Tommy Bray of 7327 Avenue T requested the city purchase a time clock to hold city employees accountable for their time at work. Mr. Wesley Hardy of 6602 Bar O

Ranch Rd. commented that the salary of the City Manager is too high for this community. Mr. Jim Abney of 14213 Ash Rd., as a member of the city's Civil Service Board and on behalf of SFISD as the school representative, thanked Council for their support of Captain Campbell's appointment as Interim Chief and for their approval of a good collective bargaining agreement.

Announcements: None

Summary of action from this agenda, request for future agenda items, and scheduling future meetings

The next meeting is scheduled for January 22, 2009.

Motion by Councilmember Darden, seconded by Councilmember Jannett to adjourn. The motion passed and the meeting adjourned at 8:50 p.m.

The City of Santa Fe will make every reasonable effort to make its meetings accessible to persons with disabilities. Requests for accommodation services must be made prior to the meeting by contacting the City Secretary ([Janet L. Davis](#)) at (409) 925-6412.