



**AGENDA  
CITY OF WINDCREST, TEXAS**

**REGULAR CITY COUNCIL MEETING**

**December 5, 2016**

**6:00 P.M.  
Public Hearings /**

**6:30 P.M.  
Regular City Council Meeting**

**NOTICE IS HEREBY GIVEN THAT A PUBLIC HEARING & REGULAR WINDCREST CITY COUNCIL MEETING WILL BE HELD AT WINDCREST CITY HALL, 8601 MIDCROWN, WINDCREST, TEXAS ON THE 5<sup>th</sup> DAY OF DECEMBER 2016 STARTING AT 6:00 P.M. DURING THE MEETING THE FOLLOWING SUBJECTS WILL BE CONSIDERED AND THE COUNCIL MAY TAKE ACTION ON ANY OF THE LISTED SUBJECTS.**

**THE CITY COUNCIL RESERVES THE OPTION TO RECESS THE MEETING DURING THE EVENING OF DECEMBER 5, 2016 AND TO RECONVENE THE MEETING ON THE FOLLOWING DAY, DECEMBER 6, 2016 AT 9:00 A.M. AT THE WINDCREST CITY HALL, 8601 MIDCROWN, WINDCREST, TEXAS.**

**IT IS ANTICIPATED THAT MEMBERS OF OTHER CITY BOARDS, COMMISSIONS AND COMMITTEES MAY ATTEND THE MEETING IN NUMBERS THAT MAY CONSTITUTE A QUORUM OF SUCH OTHER CITY BOARDS, COMMISSIONS AND COMMITTEES, SO THAT NOTICE IS HEREBY GIVEN THAT THE MEETING IS ALSO A MEETING OF THE OTHER CITY BOARDS, COMMISSIONS AND COMMITTEES WHOSE MEMBERS ARE IN ATTENDANCE. THE MEMBERS OF THE OTHER CITY BOARDS, COMMISSIONS AND COMMITTEES MAY PARTICIPATE IN DISCUSSIONS WHICH OCCUR AT THE MEETING, BUT NO ACTION WILL BE TAKEN BY THE OTHER BOARDS, COMMISSIONS AND COMMITTEES WHOSE MEMBERS ARE IN ATTENDANCE.**

**REQUEST ALL PAGERS AND CELL PHONES BE TURNED OFF, EXCEPT EMERGENCY ON-CALL PERSONNEL. CITIZENS ARE ASKED TO REFRAIN FROM TALKING DURING COUNCIL PROCEEDINGS.**

*Ordinance No. 2016-618B(O) establishes certain protocols for City Council meetings.*

At all City Council, City Commission or City Board meetings, the agenda shall include a "citizens to be heard" item. It is suggested that Citizens wishing to speak during this item sign in on the sign up roster prior to the meeting. During "Citizens to be Heard", citizens may address the City Council on topics not on the agenda for no more than three (3) minutes. In addition to the foregoing, citizens shall also have the opportunity to address the City Council during consideration of posted agenda items for no more than six (6) minutes. Each citizen shall therefore have the opportunity to address the City Council for a total of nine (9) minutes. This does not include any responses from the body. The six (6) minutes time limit authorized herein may not be transferred to another speaker in whole or in part. The presiding Officer or his/her designee will assign a Time Keeper to each meeting. The Time Keeper will maintain strict compliance of the six (6) minute rule, stopping speakers who exceed the allotted time. As authorized by Section 551.042 of the Texas Government Code, a city official may make a statement of specific factual information in response to an inquiry made by a member of the public or a recitation of existing city policy. Any deliberation or decision about the subject of the inquiry shall be limited to a proposal to place the subject on the agenda for a subsequent meeting. Any question posed by a Citizen, Council Member, Board Member or Commission Member for which an answer is not available at a meeting shall be answered by a member of the staff or Presiding Officer at the next regular meeting of the Body, if an answer is reasonably available and prudent. If the information is sensitive, staff will seek advice from the City Attorney.

Meeting Chair: please remind each participant in your meeting that they must speak into a microphone; the recording is the Official Minutes of your meeting and all who speak must be recorded. All guest speakers and citizens to be heard must speak from podium. Please interrupt speakers during meeting if you recognize that they are not speaking into microphone and have them do so.

**I. Call to Order, Pledge of Allegiance, Invocation and Announcement**

**II. Citizens to be Heard**

1. Citizens may address the City Council on topics not on the agenda for no more than three (3) minutes.
2. In addition to the foregoing, citizens shall also have the opportunity to address the City Council during consideration of posted agenda items for no more than six (6) minutes.
3. A City Official may make a statement of specific factual information in response to an inquiry made by a member of the public, or a recitation of existing policy in response to an inquiry made by a member of the public.

**III. Public Hearing (6:00 P.M.)**

1. City Council will conduct a public hearing to consider the application of KFW Engineers request for approval of preliminary and final plat for a proposed commercial development, consisting of 1.016 acres, located at 8231 Fourwinds Drive, Windcrest, TX 78239.. (Att. 1)

**IV. Discuss & Act**

1. City Council will review, discuss and may take action based on citizen input and comments and on the recommendations of the Planning and Zoning Commission regarding the application of KFW Engineers request for approval of preliminary and final plat for a proposed commercial development, consisting of 1.016 acres, located at 8231 Fourwinds Drive, Windcrest, TX 78239. (Att. 2)

**V. Ordinances** \**"In conjunction with the first reading of an ordinance, a motion should be made to either "reject the proposed ordinance" or "to forward the proposed ordinance to a subsequent City Council meeting for final adoption at its second reading".* \*

1. City Council will review, discuss and may take action on Ordinance No. 2016-618E (O), an ordinance amending Ordinance No. 2016-618D(O) enacted on May 2, 2016 by changing the commencement time of Regular City Council Meetings to 6:00 p.m. **First Reading** Mayor Alan E. Baxter and requested (Ref 05.02.16 RCCM [http://windcresttx.granicus.com/MediaPlayer.php?view\\_id=8&clip\\_id=1689](http://windcresttx.granicus.com/MediaPlayer.php?view_id=8&clip_id=1689) // 03.07.16 RCCM [http://windcresttx.granicus.com/MediaPlayer.php?view\\_id=&clip\\_id=1664&meta\\_id=36424](http://windcresttx.granicus.com/MediaPlayer.php?view_id=&clip_id=1664&meta_id=36424) (Att. 3)
2. City Council will review, discuss and may take action Ordinance No. 2016-751B(O), an ordinance revising fees for various city services. **First Reading** CCM Matt Vandenberg requested (Ref: 09.28.16 SCCM [http://windcresttx.granicus.com/MediaPlayer.php?view\\_id=8&clip\\_id=1783](http://windcresttx.granicus.com/MediaPlayer.php?view_id=8&clip_id=1783)) (Att. 4)

**VI. Resolutions**

1. City Council will review, discuss and may take action on Resolution No. 2016-607(R), a resolution granting a waiver of the requirement in section 109-3 of the Code of Ordinances to locate commercial signs only on the premises of the business advertised. *Rafael Castillo, Jr., City Manager requested (Ref: 01.16.14 SCCM [http://windcresttx.granicus.com/MediaPlayer.php?view\\_id=&clip\\_id=1169&meta\\_id=24751](http://windcresttx.granicus.com/MediaPlayer.php?view_id=&clip_id=1169&meta_id=24751))* (Att. 5)
2. City Council will review, discuss and may take action on Resolution No. 2016-608(R), a resolution approving an amendment to the contract and the fee of IDS Engineering group for engineering services for package no. 4 of the City's Roadway Capital Improvement Program and authorizing IDS engineering group to issue a request for proposals or bids for the construction of such roadway Capital Improvements Package no. 4. *Rafael Castillo, Jr., City Manager and Don Hakala, Municipal Finance Officer requested* (Att. 6)

3. City Council will review, discuss and may take action on Resolution No. 2016-609(R), a resolution approving a Windcrest Little League Lease commencing January 1, 2017 and ending December 31, 2019 and authorizing the City Manager to execute said lease on behalf of the City. *Rafael Castillo, Jr., City Manager requested* (Att. 7) (Ref 05.06.13 SCCM [http://windcresttx.granicus.com/MediaPlayer.php?view\\_id=&clip\\_id=1062&meta\\_id=21933](http://windcresttx.granicus.com/MediaPlayer.php?view_id=&clip_id=1062&meta_id=21933))
4. City Council will review, discuss and may take action on Resolution No. 2016-610(R), a resolution accepting the resignation of Matt Vandenberg as the City Council's representative for the negotiation of a contract with the Windcrest Volunteer Fire Association, Inc. *CCM Jim Shelton, CCM Gerd Jacobi and CCM Matt Vandenberg requested* (Att. 8)

## VII. Discuss & Act

1. City Council will review, discuss and may take action regarding the request of the Cherice Cochrane Foundation to be included as a Windcrest Civic Organization for purposes of holding an annual event at the Civic Center. *Rafael Castillo, Jr., City Manager requested* ([https://www.youtube.com/watch?v=FWwfuDlVioQ&feature=em-share\\_video\\_user](https://www.youtube.com/watch?v=FWwfuDlVioQ&feature=em-share_video_user)) (Att. 9)
2. City Council will review, discuss and may take action on having Department Heads present their reports at 5:15 p.m. prior to the second Regular City Council meetings of each month. *Mayor Alan E. Baxter requested* (Ref: 06.06.16 RCCM [http://windcresttx.granicus.com/MediaPlayer.php?view\\_id=8&clip\\_id=1712](http://windcresttx.granicus.com/MediaPlayer.php?view_id=8&clip_id=1712))
3. City Council will review and discuss the recent appointment of the Mayor Pro Tempore. *Mayor Alan E. Baxter requested*
4. City Council will review, discuss and may take action on a two percent raise for City Employees. *Mayor Alan E. Baxter, CCM Jim Shelton, CCM Gerd Jacobi, CCM James McFall and CCM Rick Cockerham requested.*
5. City Council will discuss a possible Code Clarification Ordinance removing ambiguity and clarifying the validity of the existing Code of Ordinances. *CCM Matt Vandenberg requested*
6. City Council will review, discuss and may take action on the purchase of an air conditioned animal control van. *CCM Gerd Jacobi requested*
7. City Council will review and discuss recommendations from the Windcrest Economic Development Corporation to fill positions for vacant seats on the board of directors. (Ref 02.11.16 WEDC [http://windcresttx.granicus.com/MediaPlayer.php?view\\_id=&clip\\_id=1654&meta\\_id=36050](http://windcresttx.granicus.com/MediaPlayer.php?view_id=&clip_id=1654&meta_id=36050)) *Mayor Alan E. Baxter requested*
8. City Council will review and discuss filling vacancies on the Board of Adjustment. *Rafael Castillo, Jr., and Kelly Rodriguez, City Secretary requested*

9. City Council will review, discuss and may take action on a recommendation from the Parks & Recreation Commission to nominate resident Frank Martin as a commission member due to a vacancy. *Rafael Castillo, Jr., and Kelly Rodriguez, City Secretary requested* (Ref 11.09.16 P&R [http://windcresttx.granicus.com/MediaPlayer.php?view\\_id=8&clip\\_id=1804](http://windcresttx.granicus.com/MediaPlayer.php?view_id=8&clip_id=1804))
10. City Council will review, discuss, and may take action regarding the scheduling and/or cancellation of the December 19<sup>th</sup> and Jan 2<sup>nd</sup> Regular City Council meetings. (Att. 10) *Mayor Alan E. Baxter requested.*
11. City Council will review, discuss and may take action on an update regarding the 2016 Windcrest Christmas Light Up. *Mayor Alan E. Baxter requested.*
12. City Council will discuss the tennis and basketball courts at Takas Park. *Mayor Alan E. Baxter requested*
13. City Council will discuss the possibility of beach volley ball courts at Takas Park. *Mayor Alan E. Baxter requested*
14. City Council will discuss the possibility of a T Ball field at Takas Park. *Mayor Alan E. Baxter requested*
15. City Council will review, discuss and may take action on replacing the portable restroom at Takas Park. *Mayor Alan E. Baxter requested*
16. City Council will review, discuss and may take action on authorizing the City Manager to take all steps necessary to publish the State of the City Address special edition newsletter by the end of February or sooner and to direct the PR/Marketing Specialist to have the 2017-2018 State of the City newsletter published in October as it has been in the past except for this prior year. *Mayor Alan E. Baxter requested* (Ref: 06.06.16 RCCM [http://windcresttx.granicus.com/MediaPlayer.php?view\\_id=8&clip\\_id=1712](http://windcresttx.granicus.com/MediaPlayer.php?view_id=8&clip_id=1712))

#### **VIII. General Announcements & Future Agenda Items Requested**

*Per Ordinance No. 618, repealing Ordinance No. 593; Section 9: Every agenda shall include an item entry granting a member the opportunity to propose an item for consideration of future agendas for Regular or Special Meetings. Any member may request the inclusion of such items at any meeting.*

#### **IX. Adjournment**

**The City Council reserves the right to retire into executive session whenever it is considered necessary and legally justified under the Texas Government Code, Subchapter D, Sections 551.071 et. seq. including, but not limited to, consultation with attorney, real property, prospective gifts, personnel matters, exclusion of witness, security devices, and economic development matters.**

**I, the undersigned authority, do hereby certify that the above Notice of Meeting of the City Council of the City of Windcrest is a true and correct copy of said Notice and was posted on the bulletin board at City Hall of said City in a convenient place to the public and said Notice was posted more than seventy-two hours prior to the meeting on December 5, 2016.**

By:  , City Secretary

**In compliance with the Americans With Disabilities Act, the City of Windcrest Council Chambers are wheelchair accessible, and accessible parking spaces are available. The City of Windcrest will provide for reasonable accommodations for persons attending City Council meetings. To better serve you, requests should be received 48 hours prior to the meetings. Please contact Kelly Rodriguez, City Secretary, at 210-655-0022 ext. 2150 or Fax 210-655-8776.**

**I certify that the attached notice and agenda of items to be considered by the City Council was removed by me from the City Hall bulletin board on the \_\_\_\_ December, 2016.**

\_\_\_\_ Title: \_\_\_\_\_



## WEEKEND MONEY GUIDE

## Lives often ruined by the Death Master File

## Social Security benefits, credit can be cut off

By Liz Weston

NERDWALLET

If the Social Security Administration thinks you're dead, you might wish you were.

People who accidentally wind up on the agency's Death Master File have seen their bank accounts frozen, credit cards closed, health insurance cut off and benefit payments canceled or even pulled back from checking accounts.

One California man said his 97-year-old mother nearly had her utilities shut off after her bank froze her account and all her checks bounced. A retired professor in Massachusetts wasn't allowed to get his prescriptions filled and found that all his medical appointments had been canceled, according to a recent article in the New England Journal of Medicine. A woman in New Hampshire told CNNMoney she couldn't get her driver's license renewed for months.

The fact that they were alive was no match for the Social Security database, which said otherwise.

"It's understandably quite disturbing to a consumer," says Paul Stephens, director of policy and advocacy for the Privacy Rights Clearinghouse, a nonprofit consumer advocacy organization in San Diego. "And it can take months to resolve."



San Francisco Chronicle / File photo

**People who accidentally wind up on the agency's Death Master File have seen bank accounts frozen, credit cards closed, health insurance cut off and benefit payments canceled. In 2010, Doris Temple of Walnut Creek, Calif., goes through some of the paperwork generated when Social Security declared her dead.**

Jack VanderKnyff of Ocean-side, California, discovered that he was no longer counted among the living in September when he couldn't access his health insurance account online. When he called the company, a representative said Medicare had informed the insurer of his death. Meanwhile, a Medicare representative blamed Social Security.

"I thought it was funny at first, but there are so many ramifications," says VanderKnyff, 73.

Not only was his Social Security check briefly cut off, but his wife's payment was adjusted upward because she was technically a widow and qual-

ified for a survivor's benefit.

His disabled son's government benefits were altered as well.

People often don't know why they land in the Death Master File. The retired professor from Massachusetts was reported to have died on the same day that his wife passed away. Having a joint bank or credit account with someone who dies may put people at risk. Many people seem to be the victim of data entry errors.

**7,400 walking undead**

More than 36,000 living people were erroneously listed as dead between 2007 and 2010, according to a 2011 audit by Social Security's Office of the

Inspector General. Since then, the federal agency says, the number of people declared dead prematurely has dropped by about half, to below 7,400 instances per year. That's a little less than one day's worth of the 2.8 million reports of death made to Social Security each year.

Social Security spokeswoman Nicole Tiggemann attributes the decline to a rise in the number of states that use electronic death registration systems, which can upload data directly to the federal agency.

Most death reports now come from the states, compared with the vast majority that used to come from funeral directors and family members in the past. The Social Security Administration also gets death reports from financial institutions.

Financial firms and government agencies are big users of the master file. Banks, credit card issuers and insurers scour the records in efforts to prevent fraud and identity theft. Agencies that pay benefits — including the Department of Veterans Affairs, the Department of Defense, the Railroad Retirement Board and the Office of Personnel Management — match the file against their own records to ensure that they don't make payments after a person's death.

**Coming back to life**

If you've been informed that your name is in the Death Master File, or you suspect that it is, the Social Security Administration recommends you visit a

local office as soon as possible with at least one piece of identification, such as a driver's license, passport, employee or school identification card or health insurance card.

Once your record has been corrected, you'll be issued an "erroneous death case — third party contact" notice. You can provide that letter to financial institutions, creditors, medical providers and others who may have been informed of your death.

You likely should get your free credit reports, as well, and monitor the accounts. Credit bureaus check the death file and may flag you as deceased, which could stop you from getting new credit and lead to the shutdown of your current credit accounts.

If a financial institution won't recognize that you're alive, you can turn to the Consumer Financial Protection Bureau, which forwards people's complaints directly to banks, credit card issuers and credit bureaus for quick resolution.

"For any sort of financial problem, the CFPB is amazing," Stephens says.

If your problem with the Social Security Administration or another government office is unresolved, Stephens recommends contacting your local congressional representative's constituent services office. These offices often can get people resurrected and solve other bureaucratic nightmares.

"They can work wonders when dealing with government agencies," he says.

## Legal Notices

## Legal Bids &amp; Proposals

**REQUEST FOR COMPETITIVE SEIGNED PROPOSAL (RFCSP #160007755)**

The City of San Antonio seeks proposals from qualified contractors interested in managing and providing custodial and supplemental conversion/labor services for Alamodome. Custodial services include cleaning the entire facility and restocking restrooms with the exception of tenant leased areas. City will provide custodial cleaning products and supplies for restocking facilities; paper towels, toilet tissue, soap, glass cleaner, floor solution, mop, broom, etc. Supplemental conversion/labor refers to additional labor to help City staff in the conversion or transition from one type of event to another at the Facility and for other special projects or maintenance and repair tasks.

A Pre-Submittal Conference will be held at Alamodome, Meeting Room M, 100 Montana, San Antonio, Texas 78203, at 10:00 A.M., Central Time, on November 29, 2016. Attendance at the Pre-Submittal Conference is optional, but highly recommended. Respondents shall bring a copy of this RFCSP to the pre-submittal conference.

The City of San Antonio has implemented the San Antonio eProcurement System, (SAePS). To receive a copy of this RFCSP all vendors must first register on-line at: <http://www.sanantonio.gov/purchasing/SAePS.aspx>

All RFCSP #160007755 proposals for Annual Contract for Custodial and Supplemental Conversion/Labor Services for Alamodome must be received no later than 2:00 pm, Central Time on January 11, 2017 in the Office of the City Clerk, P.O. Box 839966, San Antonio, Texas, 78283-3966, or City Hall, 100 Military Plaza, San Antonio, Texas, 78205 or may be submitted electronically through the SAePS system.

/s/ Leticia M. Vacek, TMRC/CMC/MMC City Clerk

**NOTICE TO BIDDERS**

Sealed bids will be received and date/time stamped by the Texas Health and Human Services Commission - Conference Room, 1100 West 49th Street, PCS Building, Austin, Texas 78756 - MC 2020 until 2:00 PM Central Time, December 22, 2016 for Project Number 16-006-ASH, and Solicitation Number 53700-7-000017027. A **PRE-BID CONFERENCE** will be held at 10:30 A.M. on Thursday, December 1, 2016 at Austin State Hospital, at 4110 Guadalupe, Austin, Texas maintenance building lunch room and for help in locating the building call (512) 419-2371. Attendance at the Pre-Bid Conference is **STRONGLY ENCOURAGED** Plans and specifications will be available November 22, 2016. Requests for Plans and Specifications should be made through Michael Klepfer Procurement Center, 2803 E. Commerce St., San Antonio, TX 78203 on Monday November 22, 2016 at 6:00 PM. Proposals will be received via Fax 888-998-3120 or email [sanantonioibids@tccco.com](mailto:sanantonioibids@tccco.com) no later than 2:00 PM (CT) December 5, 2016. All proposals received after this time will not be accepted. Documents can be viewed at BuildingConnected, BXTX, PTAC, AGC, or TURNER CONSTRUCTION Office 1077 Central Parkway, S San Antonio, TX 78232 Starting 11/14/2016. For info and scope contact John Culver 210-787-3127 or/and [jculver@tccco.com](mailto:jculver@tccco.com). MBE/SBE/WBE/SBEDA and local firms are encouraged to submit proposals. TURNER CONSTRUCTION is an equal opportunity (EEO) employer

**QUESTIONS/POINT OF CONTACT:** HHSC Procurement and Contracting Services, Michael Klepfer, Procurement Project Manager, Tel. (512) 406-2548 [Michael.Klepfer@hhsc.state.tx.us](mailto:Michael.Klepfer@hhsc.state.tx.us)

**NOTICE OF (SUB)BIDS/PROPOSALS**

**TURNER CONSTRUCTION**, General Contractor for the **UNIVERSITY HEALTH SYSTEM ROBERT L. M. HILLIARD CLINIC** is requesting Competitive Subcontractor Proposals from Subcontractors for **Earthwork and Site Utilities**. A pre-bid meeting will be at the Barbara Jordan Community Center, 2803 E. Commerce St., San Antonio, TX 78203 on Monday November 22, 2016 at 6:00 PM. Proposals will be received via Fax 888-998-3120 or email [sanantonioibids@tccco.com](mailto:sanantonioibids@tccco.com) no later than 2:00 PM (CT) December 5, 2016. All proposals received after this time will not be accepted. Documents can be viewed at BuildingConnected, BXTX, PTAC, AGC, or TURNER CONSTRUCTION Office 1077 Central Parkway, S San Antonio, TX 78232 Starting 11/14/2016. For info and scope contact John Culver 210-787-3127 or/and [jculver@tccco.com](mailto:jculver@tccco.com). MBE/SBE/WBE/SBEDA and local firms are encouraged to submit proposals. TURNER CONSTRUCTION is an equal opportunity (EEO) employer

**INVITATION TO BID**  
**Bid #2017-01 - FY 2017**  
**Huebner-Timberhill Drainage Improvements, Estimate \$282,000**

Sealed bids will be accepted until 2:00 p.m. on Thursday, December 13, 2016 in the office of the Purchasing Agent at 6400 El Verde Road, Leon Valley, TX 78238 where the bids will be publicly opened and read aloud. The City of Leon Valley reserves the right to reject any and all bids. Questions may be directed to Rhonda Hewitt, Purchasing Agent (210) 684-1391, ext. 222. Specifications and drawings are free and only available electronically. Please visit the City of Leon Valley website at [www.leonvalleytex.com](http://www.leonvalleytex.com)

## Legal Bids &amp; Proposals

[as.gov/government/finance/purchasing.php](http://as.gov/government/finance/purchasing.php) or Public Purchase at [www.public-purchase.com](http://www.public-purchase.com). There will be a non-mandatory pre-bid meeting held at 2:00 p.m. in the Council Chambers on Tuesday, November 29. Attention is called to the fact that, pursuant to V.T.C.S. Art. 5159a, not less than the local prevailing wage rate derived from Leon Valley Ordinance #16-005 must be paid on this locally funded project.

**NOTICE OF (SUB)BIDS/PROPOSALS**

**TURNER CONSTRUCTION**, General Contractor for the **KENDALL COUNTY LAW ENFORCEMENT CENTER** is requesting Competitive Subcontractor Proposals from Subcontractors for New Jail Building, New Sheriff's Office Building and Interior Renovation of Existing Building. A pre-bid meeting will be at the project site (6 Staudt St. Boerne, TX 78006) on Wednesday, November 30, 2016 at 10:00 AM. Proposals will be received via Fax 888-998-3120 or email [sanantonioibids@tccco.com](mailto:sanantonioibids@tccco.com) no later than 2:00 PM (CT) December 8, 2016. Any proposals received after this time will not be accepted. Documents can be viewed at BuildingConnected, BXTX, PTAC, AGC, or TURNER CONSTRUCTION Office 1077 Central Parkway, S San Antonio, TX 78232 Starting 11/17/2016. For info and scope contact John Culver 210-787-3127 or/and [jculver@tccco.com](mailto:jculver@tccco.com). MBE/SBE/WBE/SBEDA and local firms are encouraged to submit proposals. TURNER CONSTRUCTION is an equal opportunity (EEO) employer

**REQUEST FOR SEALED PROPOSALS**  
Northside ISD is accepting Sealed Proposals for Paul Taylor Field House Renovations, RFCSP #2016-004, until 2:00 pm on 12/14/2016 in the NISD Central Office Board Room, 5900 Evers Rd., Bldg. A, SAT 78238. Pre-Proposal Conference on 11/30/16 @ 10:00 AM at NISD Central Office Board Room, 5900 Evers Rd., Bldg. "A", SAT 78238. Direct questions and obtain construction documents on or after 11/21/16 from Garza/Bombberger & Associates, 5545 Fredericksburg Rd., Suite 100, San Antonio, Texas 78229, (210) 349-7000. Project requires bid bond, \$200,000 refundable deposit to general contractors. All proposals must be delivered to the NISD Central Office Board Room, 5900 Evers Rd., Bldg. A, SAT 78245 on or before the date and time set above to receive proposals.

**REQUEST FOR SEALED PROPOSALS**  
Northside ISD is accepting for Electrical & Lighting Upgrades & Mechanical Upgrades & PE/Athletics Dressing/Locker Room AC Installation at Pease MS, RFCSP #2016-158, until 10:30 am on 12/14/2016 in the NISD Purchasing Conference Room, 607 Richland Hills Drive, Suite 700, SAT 78245. Pre-Proposal Conference on 11/22/16 @ 9:00 am at NISD Engineering Services Conf. Rm, Bldg. E, 5900 Evers Rd, SAT 78238. Direct questions and obtain proposal documents on or after 11/21/2016 from DBR Engineering Consultants, Inc. 8626 Tesoro Drive Ste. 702, San Antonio, TX 78238. Direct questions to and obtain construction documents on or after 11/14/2016 from: CDS Muery, 3411 Magic Drive, San Antonio, TX 78229, 210-581-1111. Project requires Bid Bond, \$50 refundable deposit. All proposals must be delivered to the NISD Purchasing Dept., 607 Richland Hills Dr., Ste. 700, SAT 78245, on or before due date & time.

**REQUEST FOR (SUB)BIDS/PROPOSALS**

**TURNER CONSTRUCTION**, General Contractor for CONRAC Project at SAIA, is requesting Competitive Proposals from Subcontractors for Interior, Exterior and Wayfinding Signage. Proposals will be received via Fax 888-998-3120 or email [sanantonioibids@tccco.com](mailto:sanantonioibids@tccco.com) no later than 2:00 PM (CT) November 29. Any proposal received after this time will not be accepted. Documents can be viewed at BuildingConnected, BXTX, PTAC, AGC, or TURNER CONSTRUCTION Office 1077 Central Pkwy. S, SA, TX 78232. For info and scope contact John Culver 210-787-3127 or/and [jculver@tccco.com](mailto:jculver@tccco.com). MBE/SBE/WBE/SBEDA firms are encouraged to submit proposals. TURNER CONSTRUCTION is an equal opportunity (EEO) employer

**REQUEST FOR PROPOSALS**  
Northside ISD is accepting Competitive Sealed Proposals for Playground Upgrades @ Fernandez ES, Fisher ES, Galm ES, Rhodes ES, Scarborough ES, Thornton ES & Timberwilde ES, RFCSP# 2016-147 until 2:00 pm 12/07/2016 @ NISD Purchasing Conf. Rm, 607 Richland Hills Dr., Suite 700, SAT 78245. Pre-Proposal Conference on 11/16/2016 @ 10:30 am @ NISD Engineering Conf. Rm, Bldg. E, 5900 Evers Rd, SAT 78238. Direct questions to and obtain construction documents on or after 11/14/2016 from: CDS Muery, 3411 Magic Drive, San Antonio, TX 78229, 210-581-1111. Project requires Bid Bond, \$50 refundable deposit. All proposals must be delivered to the NISD Purchasing Dept., 607 Richland Hills Dr., Suite 700, SAT 78245, on or before due date & time.

**REQUEST FOR PROPOSALS**  
Northside ISD is accepting Competitive Sealed RFCSP #2016-005, for Northside Activity Center Renovations until 2:00 pm 12/15/16 at the NISD Central Office Board Room, 5900 Evers Rd., Bldg. A, SAT 78238. A Pre-Proposal Conference on 11/30/16 @ 3:30 PM at the NISD Central Office Board Room, 5900 Evers Rd., Bldg. A, SAT 78238. Obtain construction documents on or after 11/14/16 from Richard Sanchez Architects, 4416 Ramsgate, Suite

## Legal Bids &amp; Proposals

201, San Antonio, Texas 78230, (210) 699-6080. Project requires bid bond. A \$200,000 refundable deposit to general contractors. All proposals must be delivered to the NISD Central Office Board Room, 5900 Evers Rd., Bldg. A, SAT 78245 on or before the date and time set above to receive proposals.

**REQUEST FOR PROPOSALS**

Northside ISD is accepting Sealed Proposals for RFCSP #2016-157, for 2017 Security Lobbies for Nine Elementary Campuses until 2:00 pm 12/8/16 at the NISD Central Office Board Room, 5900 Evers Rd., Bldg. A, SAT 78238. Pre-Proposal Conference on 11/30/16 @ 2:00 PM at the NISD Central Office Board Room, 5900 Evers Rd., Bldg. A, SAT 78238. Direct questions to and obtain construction documents on or after 11/14/2016 from: Cude Engineers, 4122 Pond Hill Road, Ste. 101, San Antonio, TX 78231, 210-681-2951. Project requires bid bond, \$200,000 refundable deposit to general contractors. All proposals must be delivered to the NISD Central Office Board Room, 5900 Evers Rd., Bldg. A, SAT 78245 on or before the date and time set above to receive proposals.

**REQUEST FOR PROPOSALS**

Northside ISD is accepting Sealed Proposals for Playground Upgrades @ Henderson ES, Knowlton ES, Kuertz ES, Lewis ES, Linton ES & Myers ES, RFCSP# 2016-161 until 10:30 am 12/08/2016 @ NISD Purchasing Conf. Rm, 607 Richland Hills Dr., Suite 700, SAT 78245. Pre-Proposal Conference on 11/16/2016 @ 1:30 pm @ NISD Engineering Conf. Rm, Bldg. E, 5900 Evers Rd, SAT 78238. Direct questions to and obtain construction documents on or after 11/14/2016 from: Cude Engineers, 4122 Pond Hill Road, Ste. 101, San Antonio, TX 78231, 210-681-2951. Project requires bid bond, \$50 refundable deposit. All proposals must be delivered to the NISD Purchasing Dept., 607 Richland Hills Dr., Ste. 700, SAT 78245, on or before due date & time.

**REQUEST FOR PROPOSALS**

The Schertz-Cibola-Universal City ISD is accepting proposals for the project listed below on the date and time indicated.

**REQUEST FOR PROPOSALS**

RFP No. 17-014V  
Property Value Studies, Appeals and Audit Services  
December 5, 2016 - 2:00 PM.

Proposals submitted after the above date and time will not be accepted. For further information please call Purchasing at 210.945.6223 or visit <https://www.ebidexchange.com/scuscid/>.

**Youth Empowerment Services, Inc.** is seeking bids for services to principals and teachers including principal executive coaching, mentoring for teachers, development of Superintendent evaluation systems and more. All service contracts will range in cost between \$50,000 and \$100,000.00. All interested entities can email [yesinfo@gmail.com](mailto:yesinfo@gmail.com) or call 210-735-2341 for more information.

## Legals/Public Notices

**NOTICE TO THE PUBLIC**

Notice is hereby given to the owners of the properties listed below of the existence of nuisances thereon in violation of Bexar County Commissioners Court Order Adopting Procedures for the Abatement of Refuse and Other Nuisances from Neighborhoods Pursuant to Chapter 343 of the Health and Safety Code, V.T.C.A. Failure to abate a nuisance within 30 days of the date of this notice may result in abatement by the Bexar County Public Works Department and placement of a lien for the costs thereof against the property. A property owner may request a hearing with the Bexar County Commissioners Court on this matter within 30 days of this notice. For further information call the Bexar County Public Works Department at 210-335-6700 and ask for ANDREW WINTER.

Property Owner, Location of Nuisance, Legal Description

**ANDREA LYNN COLAW**  
24990 US HWY 281 S CB 4162A BLK L OT N 183.31 FT OF 40  
**FELIPE R MORALES & ROSALINDA G MORALES** BLUE HORIZON CB 4008G BLK 1 LOT 22  
**HENRY JOSUE RODRIGUEZ**  
6807 OLDHAM NCB 1596B BLK 5 LOT 3 (DE-ANNEXED)  
**LISA DARNEE WILLIAMS** 9138 VONDEL PARK CB 5089D BLK 52 LOT 3

## Legals/Public Notices

**KIRK & SHEILA AVERY** 7422 BRANCHING PEAK CB 5072B BLK 30 LOT 107  
**DANIEL AZEVEDO GUERRERO-CHAPA** 11919 CAMP REAL LN CB 4400L BLK 100 LOT 100  
**ZACHARY R BOLLIN** 5802 ENCANTO POINT DR CB 5080K BLK 2 LOT 41  
**DAN LEE NGUYEN & JENNIFER N LERMA** 38 CANDLESTONE DR CB 5092H BLK 10 LOT 5  
**MARK J & JILL A JOHNSON** 2818 RAY LIECK CB 4383A BLK 1 LOT 6  
**MARY ESTHER GOMEZ** 13923 WILD CAT LAIR CB 4383G BLK 2 LOT 15  
**JUAN & ELVIRA Y GOMEZ** 13839 TURTLE CROSS CB 4383A BLK 6 LOT 17  
**JOSE MANUEL & ADELA DURAN** 13623 OWL TREE ST CB 4383D BLK 2 LOT 4  
**VINCENT H ZURITA & JENNIFER M WILBORN** 7619 GLEN MONT CB 5073A BLK 6 LOT 5  
**EDUARDO A RIVERA & JOHANNA BRACAMONTE** 8118 LUDLOW TRL CB 5080F BLK 2 LOT 67  
**AMANDA MARIE SANTIAGO** 8014 SUNSHINE TOWER DR CB 5080F BLK 2 LOT 12  
**PAMILA MICHELLE HAYARD** 13809 TURTLE CROSS CB 4383A BLK 6 LOT 12 MH  
**AMPA M KEOLASY** 13707 TURTLE CROSS CB 4383C LOT 8  
**ROZANNE GILLEY** 13722 TURTLE CROSS BLK 6 LOT 5  
**SHERRY MOORE DANIELS** 8123 MESCAL TRL CB 5080F BLK 24 LOT 79  
**JASON YOUNG** 6805 OLDHAM NCB 1596B BLK 5 LOT 2 (DE-ANNEXED)  
**ANTONIA AMADOR MARTINEZ & GUSTAVO CASTANEDA** 7315 GLEN HTS BLK 5073A BLK 1 LOT 4  
**GABRIEL GUZMAN & JESSICA JUAREZ GUZMAN** 7131 APACHE RDG CB 5052G BLK 4 LOT 3  
**SUSANNA L PICKLE** 3619 CARRUTHERS OAK CB 4900K BLK 52 LOT 13  
**BL COLEMAN** LLC 8723 BRIDINGTON CB 5051J BLK 13 LOT 15  
**WALTON DALE MCCORD** 13735 OWK TREE ST CB 4383D BLK 1 LOT 23  
**PABLO & ELIZABETH VALVERDE** 13735 OAK ST CB 4383F BLK 1 LOT 5  
**DEVON G WILLIAMS** 2015 SQUIRREL TRL 2 CB 4383P-10A ABS 118  
**CARMEN GARZA** 6834 CALLE BRISENO CB 5985 BLK 4 LOT S 1/2 OF 12  
**GEORGE E LOWELL JR** 9831 DELTA RIDGE DR CB 5052G BLK 5 LOT 77  
**MICHAEL VIAGRE HOMES & COMMUNITIES LTD** 2527 SUNSET BND CB 5094B BLK 12 LOT 26  
**OLGALDIA ESQUIVEL BLUE HORIZON CB** 4008G BLK 1 LOT 21  
**ROBERTO B LOERA & SONIA LOPEZ** 9635 LOGANS RIDGE DR CB 5052G BLK 7  
**ROSALINDA ESCOBEDO RODRIGUEZ** 4506 LAKEBEND WEST DR CB 5076B BLK 3 LOT 21  
**3646 CANDLEHEAD LAND TRUST EZEQUIEL MARTINEZ** 3646 CANDLEHEAD CB 5092H BLK 15 LOT 19  
**GEORGE WINMEY OF TEXAS INC C/O TAYLOR MORRISON** LAKEVIEW DR CB 5080 P-17B 3.682 & P-18D .308 ABS 420  
**WILLIAM ALVARADO JR** 9980 ALIANT CB 5048 P-50 ABS 52  
**EDUARDO RIVERA & JOHANNA BRACAMONTE** 8118 LUDLOW TRL CB 5080F BLK 2 LOT 67  
**JUAN CANTU & MARIA D RODRIGUEZ MORENO** 6908 ASHBROOK CB 5073B BLK 3

## Legals/Public Notices

20 LOT 1  
**JEREMY ALAN & BRANDI PARKER** 8104 BENT MEADOW DR CB 5080G BLK 11 LOT 21  
**JOSE L JR & NAOMI J ISALES** 2519 MUDDY PEAK DR CB 5197A BLK 1 LOT 96  
**FRANK JR & MARY L GARZA** 2275 MARTINEZ LOSOYA RD CB 4037 BLK 6 LOT N 44.16 FT OF 29 & S 18 FT OF 27  
**RAY EARNEST & JENNIFER DRESCH** 7372 PARKETT CB 5982 BLK 5 LOT 13 CB 4007-4 P-210B ABS 11  
**VIOLA VIRGINIA VAARA** 17027 BLUE HORIZON CB 4008G BLK 1 LOT 23  
**DENNIS J & OLIVIA I DIXON** 1211 SUN IS CB 4355H BLK 15 LOT 6  
**JUAN CUELLAR** 22761 KING KONG CB 4194B BLK 5 LOT 7  
**FGMS HOLDINGS LLC** 9422 SUNNY HL CB 5192A BLK 4 LOT 16  
**LUIS M LEGORRETA** 7816 SAREPTO CB 5073B BLK 18 LOT W IRR 42.82 FT OF 61  
**JUANITA P GONZALES** 4204 DEBORAH KAY CB 4202A BLK 3 LOT 11  
**MARIA GUADALUPE OCHOA** 7108 GLEN MIST CB 5073A BLK 9 LOT 36  
**FOSTER & SARAH L BARNES** 8323 BALLANTRAE CB 5051A BLK 1 LOT 60  
**ZACHARY J TAYLOR** 11610 EMERALD PECAN DR CB 4477B BLK 10 LOT 42  
**DENISE EBERSOLE** 9300 PONY SPUR CB 4471B BLK 67 LOT 12  
**CAROL B STAPLETON** 8445 BRAEWICK DR CB 5051C BLK 2 LOT 33  
**ANGIE HERNANDEZ** 3658 CANDLE-GLENN CB 5092H BLK 14 LOT 1  
**EDUARDO A RIVERA & JOHANNA BRACAMONTE** 8118 LUDLOW TRL CB 5080F BLK 2 LOT 67  
**EST OF KAREN CHAMBLEE WILLIAM CHAMBLEE L/E** 8108 PEBBLE RIDGE DR CB 5052G BLK 6 LOT 16  
**FLORIDA ALEXANDRA MITTAN & BEN JAMIN JON CARBAJAL** 2915 AMBER GLADE CB 4332C BLK 23 LOT 58  
**JOSE A WILLIAMS** 9507 NEW WORLD CB 5960A BLK 15 LOT 6  
**VANESSA M PFEFFER** 6402 ROBIN FRST CB 5051E BLK 10 LOT 8  
**MABLE J DOWDELL** 8429 NORTHMONT DR CB 5051E BLK 10 LOT 5  
**REDEARL ESTATE INC** 6203 PINE NEEDLES LN CB 5080B BLK 23 LOT 40  
**HANNAH & FRANK SR WILLIAMS** 5719 ELK LAKE DR CB 5076A BLK 1 LOT 36  
**LEROY DUKES** 4446 TWIN RISE CB 4194A BLK 10 LOT 15  
**WILLIAM WOUHETER** 3434 ALTUIS PASS DR 5197G BLK 101 LOT 18  
**JOSEPH & MARIA FOLEY** 8122 WHISTLER CB 5073A BLK 13 LOT 108  
**JAMES H & JEANETT A KING** 9618 ANNANBANK 5962A BLK 17 LOT 48  
**LARRY NEAL & LORETTA OLDFHAM** 5014 BILLY SAMES CB 5119B BLK 3 LOT 5

**OFFICIAL PUBLIC NOTICE BEXAR COUNTY, TEXAS**

Sealed and on-line bidding for furnishing all the labor and materials and doing all work in connection with the Borgfeld Drive Phase II Project will be received by the Bexar County Purchasing Department, 1103 South Frio, Purchasing Suite, San Antonio, Texas, 78207, until exactly 2:00 p.m., local time on Friday, December 16, 2016, at which time all bids received will be opened and read aloud. Time is of

the essence. Bids received after the exact time and date set for submission above will be returned unopened. Online bidding is also available through [www.civcastusa.com](http://www.civcastusa.com).

**Borgfeld Drive Phase II Project IFB 2017-002**

Bid Proposal Request Forms, Plan Sheets, and Specifications for the Project may be downloaded free of charge or the option to purchase hard copies (\$30 per page for plans and \$10 per page for specifications and bid forms) at [www.civcastusa.com](http://www.civcastusa.com). Click on "Borgfeld Drive Phase II"

A MANDATORY pre-bid conference will be held on Wednesday, November 30, 2016 at 10:00 a.m. in the 1103 S. Frio Purchasing Suite, San Antonio, Texas, 78207. Bidders should use unit pricing, Bid, payment, and performance bonds are required. For additional information, contact David R. Wiegmann, PE, Bexar County Public Works, Engineering Services Manager, at (210) 335-6700.

Please submit all bid questions for the Borgfeld Drive Phase II Project by Monday, December 5, 2016 at 4:00 p.m. through [www.civcastusa.com](http://www.civcastusa.com) in the Q&A portal or to the Buyer/Contract Specialist, Jonathan Preissm, CTPM, [jonathan.preiss@bex-ar.org](mailto:jonathan.preiss@bex-ar.org). After all questions have been answered, an addendum will be issued on CivCast. You will be notified of this addendum automatically through email.

**PUBLIC HEARINGS OF THE WINDCREST PLANNING AND ZONING COMMISSION AND CITY COUNCIL**

The Windcrest Planning and Zoning Commission and the Windcrest City Council will hold meetings to consider the application of KFW Engineers approval of preliminary and final plat for a proposed commercial development, consisting of 1.016 acres, located at 8231 Fourwinds Drive, Windcrest, TX 78239. Current zoning is B1 (Neighborhood Business District) and current use is vacant/undeveloped land to be developed for commercial use. Plat Legal Description: BEING A 1.016 ACRE TRACT SITUATED IN THE CITY OF WINDCREST, BEXAR COUNTY, TEXAS OF A PORTION OF A TRACT CONVEYED FROM A CALLED 1.11 ACRE TRACT OF LAND AS CONVEYED TO NEQ 35/WALZEM, LTD., OF RECORD IN VOL-UME 17779, Page 1664 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS. The meetings will be at the Windcrest City Council Chambers at 1, 8601 Midcrown, Windcrest, Texas 78239. The Windcrest Planning and Zoning Commission meeting will be held on December 5, 2016 at 5:00 p.m. to (1) hold a public hearing and (2) consider a recommendation to the City Council. The Windcrest City Council will hold a meeting at the same location on December 5, 2





# WINDCREST

## TEXAS

### Universal Development Application

(Please use separate application for each submittal)

- |                                                         |                                                      |                                              |
|---------------------------------------------------------|------------------------------------------------------|----------------------------------------------|
| <input type="checkbox"/> Land Use Amendment             | <input type="checkbox"/> Land Study                  | <input type="checkbox"/> Replat              |
| <input type="checkbox"/> Thoroughfare Amendment         | <input checked="" type="checkbox"/> Final Plat       | <input type="checkbox"/> Amending Plat       |
| <input type="checkbox"/> Zoning Change (choose one)     | <input checked="" type="checkbox"/> Preliminary Plat | <input type="checkbox"/> Minor Plat          |
| <input type="checkbox"/> Straight Zoning                | <input type="checkbox"/> Specific Use Permit         | <input type="checkbox"/> Vacating Plat       |
| <input type="checkbox"/> PUD (Planned Unit Development) | <input type="checkbox"/> Conditional Use Permit      | <input type="checkbox"/> Site Plan           |
| <input type="checkbox"/> Variance                       | <input type="checkbox"/> Exception                   | <input type="checkbox"/> Tree Removal Permit |

Project Name: Fourwinds Commercial  
Total Acres: 1.016 Survey Name: Gertrude Rodriguez Survey No. 132 Abstract No.: 610 (CB 5077)  
Project Location (address): 8231 Fourwinds Drive, Windcrest, TX 78239

Current Zoning: B1 Current Use: Vacant/undeveloped # of Lots/Units: 1 For Commercial Industrial:  
Proposed Zoning: N/A Proposed Use: Commercial Please Circle One: COMM IND OTHER  
Total Proposed Sq. Ft. \_\_\_\_\_

Applicant Information: Michael Schoenbrun, Vice President / NEQ 35/Walzem, Ltd., A Texas Limited Partnership; By:  
Property Owner Name: NEQ 35/Walzem One, LLC, A Texas Limited Liability Company, It's Sole General Partner

Address: 701 NE Loop 410, Suite 450 City: San Antonio St/Zip: TX / 78216  
Phone: (210) 366-3500 Fax: \_\_\_\_\_ E-Mail: \_\_\_\_\_

Applicant (if different than Owner): Same as owner

Address: \_\_\_\_\_ City: \_\_\_\_\_ St/Zip: \_\_\_\_\_  
Phone: \_\_\_\_\_ Fax: \_\_\_\_\_ E-Mail: \_\_\_\_\_

Representative: Juan Rodriguez, KFW Engineers

Address: 3421 Paesanos Parkway, Suite 200 City: San Antonio St/Zip: TX / 78231  
Phone: 210-979-8444 Fax: \_\_\_\_\_ E-Mail: jrodriguez@kfwengineers.com

**Authorization:** By signing this application, you hereby grant Staff access to your property to perform work related to your application. Also, you waive the statutory time limits in accordance with Section 211, 212 and 245 of the Texas Local Government Code.

Owner's Signature: \_\_\_\_\_  
Michael Schoenbrun, Vice President  
Typed/Printed Name: \_\_\_\_\_

Known to me to be the person whose name is subscribed to the above and foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration expressed and in the capacity herein stated. Given under my hand and seal on this 12th day of October, 20 16.

Notary Public



#### City of Windcrest Use Only

Project No.: \_\_\_\_\_

Total Fees: \_\_\_\_\_

Payment Method: \_\_\_\_\_

Submittal Date: \_\_\_\_\_

Accepted by: \_\_\_\_\_



1058

CENCOR REALTY SERVICES, INC.  
SAN ANTONIO CITY OFFICE IMPREST ACCOUNT

32-61  
1110-184

DATE

10/12/16

PAY  
TO THE  
ORDER OF

City of Windcrest  
Five Hundred + no/100

\$ 500.00

DOLLARS

Security Features  
Included  
Details on Back

CHASE

JPMorgan Chase Bank, N.A.  
Dallas, Texas 75201  
www.Chase.com

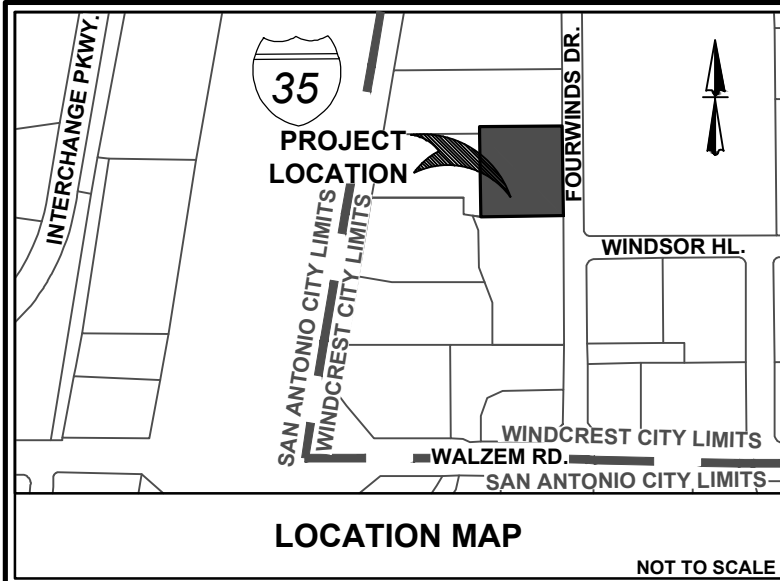
FOR Re-plat Application

*[Signature]*

707545794

⑈001058⑈ ⑆110000614⑆

MP



### LEGEND

- F.I.R. = FOUND 1/2" IRON ROD  
○ S.I.R. = SET 1/2" IRON ROD WITH BLUE CAP  
X F.X.C. = FOUND "X" IN CONCRETE  
⊗ S.P.K. = SET PK NAIL WITH WASHER  
⊗ F.P.K. = FOUND PK NAIL  
R.O.W. = RIGHT-OF-WAY  
D.P.R. = DEED AND PLAT RECORDS OF BEXAR COUNTY, TEXAS  
O.P.R. = DEED RECORDS OF BEXAR COUNTY, TEXAS  
VOL. = VOLUME  
PG. = PAGE

### SURVEYOR NOTES:

- BEARINGS ARE BASED ON THE STATE PLANE COORDINATE SYSTEM ESTABLISHED FOR THE TEXAS SOUTH CENTRAL ZONE 4204, NORTH AMERICAN DATUM (NAD) OF 1983.
- REFERENCED PROPERTY IS IN ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN AS SCALED FROM FEMA FLOOD MAP 270 OF 785, COMMUNITY PANEL NO. 48029/0270G, DATED SEPTEMBER 29, 2010.
- THE COORDINATES SHOWN HEREON ARE GRID WITH A COMBINED SCALE FACTOR OF 1.00017.
- THE ELEVATIONS FOR THIS SURVEY ARE BASED ON NAVD88 (GEOID12A).

STATE OF TEXAS  
COUNTY OF BEXAR

I HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAT TO THE MATTERS OF STREETS, LOTS, AND DRAINAGE LAYOUT, TO THE BEST OF MY KNOWLEDGE THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE UNIFIED DEVELOPMENT CODE, EXCEPT FOR THOSE VARIANCES GRANTED BY THE WINDCREST PLANNING COMMISSION.

STEVEN D. KRAUSKOPF  
LICENSED PROFESSIONAL ENGINEER NO. 96525  
KFW ENGINEERS, LLC  
SKRAUSKOPF@KFWENGINEERS.COM  
3421 PAESANOS PKWY, SUITE 200  
SAN ANTONIO, TEXAS 78231  
PHONE: 210-979-8444  
FAX: 210-979-8441

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. \_\_\_\_\_.

NOTARY PUBLIC  
BEXAR COUNTY, TEXAS

STATE OF TEXAS  
COUNTY OF BEXAR

I HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECT AND WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

KYLE L. PRESSLER  
REGISTERED PROFESSIONAL LAND SURVEYOR NO. 6528  
KFW SURVEYING, LLC  
KPRESSLER@KFWENGINEERS.COM  
3421 PAESANOS PKWY, SUITE 101  
SAN ANTONIO, TEXAS 78231  
PHONE: 210-979-8444  
FAX: 210-979-8441

SWORN TO AND SUBSCRIBED BEFORE ME THIS THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. \_\_\_\_\_.

NOTARY PUBLIC  
BEXAR COUNTY, TEXAS

### GENERAL NOTES:

- MINIMUM FINISHED FLOOR ELEVATIONS FOR RESIDENTIAL OR COMMERCIAL LOTS SHALL BE ELEVATED AT LEAST 1 FOOT HIGHER THAN THE COMPUTED WATER SURFACE ELEVATION FOR THE 100 YEAR ULTIMATE DEVELOPMENT FLOOD.

### C.P.S. NOTES:

- THE CITY OF WINDCREST AS A PART OF ITS ELECTRIC AND GAS SYSTEM (CITY PUBLIC SERVICE BOARD) IS HEREBY DEDICATED THE EASEMENTS AND RIGHTS-OF-WAY FOR ELECTRIC AND GAS DISTRIBUTION AND SERVICE FACILITIES IN THE AREAS DESIGNATED ON THIS PLAT AS "ELECTRIC EASEMENT", "GAS EASEMENT", "ANCHOR EASEMENT", "SERVICE EASEMENT", "OVERHANG EASEMENT", "UTILITY EASEMENT", AND "TRANSFORMER EASEMENT" FOR THE PURPOSE OF INSTALLING, CONSTRUCTING, RECONSTRUCTING, MAINTAINING, REMOVING, INSPECTING, PATROLLING, AND ERECTING POLES, HANGING OR BURYING WIRES, CABLES, CONDUITS, PIPELINES OR TRANSFORMERS, EACH WITH ITS NECESSARY APPURTENANCES, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LAND, THE RIGHT TO RELOCATE SAID FACILITIES WITHIN SAID EASEMENT AND RIGHT-OF-WAY AREAS, AND THE RIGHT TO REMOVE FROM SAID LANDS ALL TREES OR PARTS THEREOF, OR OTHER OBSTRUCTIONS WHICH ENDANGER OR MAY INTERFERE WITH THE EFFICIENCY OF SAID LINES OR APPURTANCES THERETO, IT IS AGREED AND UNDERSTOOD THAT NO BUILDINGS, CONCRETE SLABS, OR WALLS WILL BE PLACED WITHIN SAID EASEMENT AREAS.
- ANY CPS MONETARY LOSS RESULTING FROM MODIFICATIONS REQUIRED OF CPS EQUIPMENT, LOCATED WITHIN SAID EASEMENT, DUE TO GRADE CHANGES OR GROUND ELEVATION ALTERATIONS SHALL BE CHARGED TO THE PERSON OR PERSONS DEEMED RESPONSIBLE FOR SAID GRADE CHANGES OR GROUND ELEVATION ALTERATION.
- THIS PLAT DOES NOT AMEND, ALTER, RELEASE OR OTHERWISE AFFECT ANY EXISTING ELECTRIC, GAS, WATER, SEWER, DRAINAGE, TELEPHONE, CABLE EASEMENTS OR ANY OTHER EASEMENTS FOR UTILITIES UNLESS THE CHANGES TO SUCH EASEMENTS ARE DESCRIBED BELOW.

## PLAT ESTABLISHING FOURWINDS COMMERCIAL

BEING A 1.016 ACRE TRACT SITUATED IN THE CITY OF WINDCREST, BEXAR COUNTY, TEXAS OF A PORTION OF A TRACT CONVEYED FROM A CALLED 1.11 ACRE TRACT OF LAND AS CONVEYED TO NEQ 35/WALZEM, LTD., OF RECORD IN VOLUME 17779, PAGE 1664 OF THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS.

SCALE : 1"= 50'  
0' 50' 100'

**KFW**  
**ENGINEERS + SURVEYING**

3421 Paesanos Pkwy., Ste. 200, San Antonio, TX 78231  
Phone #: (210) 979-8444 • Fax #: (210) 979-8441  
TBPE Firm #: 9513 • TBPLS Firm #: 10122300

OWNER/AGENT: MICHAEL SCHOENBRUN, VICE PRESIDENT  
OWNER/DEVELOPER: NEQ 35/WALZEM, LTD., A TEXAS LIMITED PARTNERSHIP  
BY: NEQ 35/WALZEM ONE, LLC, A TEXAS LIMITED LIABILITY COMPANY, ITS SOLE GENERAL PARTNER  
70 NE LOOP 410, SUITE 450  
SAN ANTONIO, TEXAS 78216

STATE OF TEXAS  
COUNTY OF BEXAR

THE OWNER OF THE LAND SHOWN ON THIS PLAT, AND WHOSE NAME IS SUBSCRIBED HERETO, AND IN PERSON OR THROUGH A DULY AUTHORIZED AGENT, DEDICATES TO THE CITY OF WINDCREST, TEXAS, FOR THE USE OF THE PUBLIC FOREVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINS, EASEMENTS, AND THE WATER AND SEWER LINES IN ALL OF THE AFORESAID PUBLIC PLACES AND ALL OTHER PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED.

OWNER: MICHAEL SCHOENBRUN, VICE PRESIDENT  
NEQ 35/WALZEM, LTD., A TEXAS LIMITED PARTNERSHIP  
BY: NEQ 35/WALZEM ONE, LLC, A TEXAS LIMITED LIABILITY COMPANY, ITS SOLE GENERAL PARTNER  
70 NE LOOP 410, SUITE 450  
SAN ANTONIO, TEXAS 78216

STATE OF TEXAS  
COUNTY OF BEXAR

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED \_\_\_\_\_, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND IN THE CAPACITY THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. \_\_\_\_\_.

NOTARY PUBLIC BEXAR COUNTY TEXAS

STATE OF TEXAS  
COUNTY OF BEXAR

THE CITY ENGINEER OF THE CITY OF WINDCREST HEREBY CERTIFIES THAT THIS PLAT CONFORMS TO ALL REQUIREMENTS OF THE CITY AS TO WHICH THIS APPROVAL IS REQUIRED.

CITY ENGINEER  
LEONARD D. YOUNG, P.E.

THIS PLAT OF FOURWINDS COMMERCIAL HAS BEEN SUBMITTED TO AND CONSIDERED BY THE CITY COUNCIL OF THE CITY OF WINDCREST, TEXAS, AND IS HEREBY APPROVED BY SUCH CITY COUNCIL.

DATED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 20 \_\_\_\_\_.

BY: \_\_\_\_\_  
MAYOR

BY: \_\_\_\_\_  
SECRETARY

STATE OF TEXAS  
COUNTY OF BEXAR

I, \_\_\_\_\_, COUNTY CLERK OF BEXAR COUNTY, DO HEREBY CERTIFY THAT THIS PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. \_\_\_\_\_ AT \_\_\_\_\_ M. AND DULY RECORDED THE \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. \_\_\_\_\_ AT \_\_\_\_\_ M. IN THE DEED AND PLAT RECORDS OF BEXAR COUNTY IN BOOK/VOLUME \_\_\_\_\_ ON PAGE \_\_\_\_\_.

IN TESTIMONY WHEREOF, WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE,  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. \_\_\_\_\_.

COUNTY CLERK, BEXAR COUNTY, TEXAS  
BY: \_\_\_\_\_, DEPUTY

PAGE 1 OF 1

DRAWN BY: WCG

Date: Nov 02, 2016, 4:52pm User ID: wgunter  
File: N:\419\03\01\Design\Civil\PLAT\PL4190301.dwg



**YOUNG PROFESSIONAL RESOURCES – 8209 ROUGHRIDER DR. STE. 101 WINDCREST, TX. 78239**  
**FIRM F-8635 TELE: 210-590-9215 CELL: 210-373-3204 FAX: 210-590-9346**

October 28, 2016

Kelly Rodriguez  
City Secretary  
City of Windcrest  
8601 Midcrown Drive  
Windcrest, TX 78239

Re: City of Windcrest – Fourwinds Commercial  
(1.016 Acres – Commercial)  
Preliminary Subdivision Plat Review

Dear Ms. Rodriguez,

Young Professional Resources has reviewed the Preliminary Subdivision Plat for the above referenced project as submitted by KFW Engineers. We had the following comments:

- 1) Please correct the name of the Subdivision Plat on the signature block for the City Engineer.
- 2) Please clarify the shared access note.
- 3) Please assign lot number on the plat.
- 4) Please verify the direction of the metes & bounds shown on the plat.
- 5) Please add the Engineer's name that will be signing & sealing the plat.
- 6) Please provide Tax Certificates from the City, School District and County with the final plat.
- 7) Please provide signatures of certification by the proper authorized officials of each public utility company or board with the final plat.
- 8) Per section Sec. 111-35. - Final plat, form accompanying data and fees of the City of Windcrest Municode, please revise the following:

**A. Owner's acknowledgement.**

|                   |   |
|-------------------|---|
| "STATE OF TEXAS ) | § |
| COUNTY OF BEXAR ) | § |

The owner of the land shown on this plat, and whose name is subscribed hereto, and in person or through a duly authorized agent, dedicates to the City of Windcrest, Texas, for the use of the public forever all streets, alleys, parks, water courses, drains, easements, and the water and sewer lines in all of the aforesaid public places and all other public places thereon shown for the purpose and consideration therein expressed.

|  |                |
|--|----------------|
|  | _____<br>Owner |
|--|----------------|

|                   |   |
|-------------------|---|
| STATE OF TEXAS )  | § |
| COUNTY OF BEXAR ) | § |

BEFORE ME, the undersigned authority, on this day personally appeared \_\_\_\_\_ known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that hi executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN under my hand and seal of office this \_\_\_\_\_ day of \_\_\_\_\_.



\_\_\_\_\_  
Notary Public  
Bexar County, Texas"

**B. Certification of the surveyor responsible for surveying the subdivision, attesting to its accuracy.**

|                   |   |
|-------------------|---|
| "STATE OF TEXAS ) | § |
| COUNTY OF BEXAR ) | § |

I hereby certify that this plat is true and correct and was prepared from an actual survey of the property made under my supervision on the ground.

|                   |                                     |
|-------------------|-------------------------------------|
|                   | _____<br>Registered Public Surveyor |
| (Surveyor's Seal) |                                     |

Sworn to and subscribed before me this the \_\_\_\_\_ day of \_\_\_\_\_, A.D. \_\_\_\_\_.

\_\_\_\_\_  
Notary Public  
Bexar County, Texas"

YPR forwarded the comments to KFW Engineers. We find that the Preliminary Subdivision Plat is complete and conforms to City of Windcrest's Ordinances. These revisions shall be reflected on the final plat submittal.

We are recommending that the Preliminary Plat be approved and forwarded to the Planning and Zoning Commission for review and consideration.

If you have comments or questions please contact me or Mr. Young at (210) 590-9215.

Sincerely,  
Young Professional Resources



Jaime Noriega, PE  
Senior Project Manager

Cc: KFW Engineers





11/1/2016

KFW Engineers  
Attn: Gretchen Sellard  
3421 Paesanos Pkwy  
San Antonio, TX 78231

Re: Letter of Certification Recommending Approval

Plat No: Fourwinds Commercial

Plat Date: 10/27/2016

To Whom It May Concern:

Please accept this Letter of Certification for approval of the above mentioned plat. CPS Energy has no objection to the filing of this plat for consideration by the appropriate governmental entity.

The installation of electric and natural gas (if applicable) facilities is subject to conformance with all legal regulations and requirements relating to platting, subdividing, governmental approvals and permits incidental to installing and maintaining the facilities as planned.

Should changes be made to the approved plat noted and dated above, this letter will be deemed invalid and the updated plat will have to follow the plat review and approval process.

If you should have any questions or concerns regarding this Letter of Certification, please contact our office at (210) 353-4050.

Sincerely,

*Gregory Lee*

Gregory Lee  
Customer Service Supervisor  
Customer Engineering Department



# *Bexar County Water Control and Improvement District #10*

*8601 Midcrown Drive  
Windcrest TX 78239  
(210) 655-2888*

November 4, 2016

Gretchen Heldenfels Sellard  
Project Coordinator  
KFW Engineers & Surveying  
3421 Paesanos Parkway, Suite 200  
San Antonio, TX 78231

Re: Fourwinds Commercial Plat Submittal

Dear Ms. Sellard:

Please be advised that Bexar County Water Control & Improvement District #10 (W.C.I.D.) has water and sewer service available to the commercial property on Fourwinds Drive. This commercial property has never received water or sewer service from, Bexar County W.C.I.D. #10. The owner will have to pay for all installation of water and sewer service to our service lines and payment fees accordingly.

If you have any questions, please give me a call (210) 655-2888.

Sincerely,

David Wallace  
General Manager  
Bexar County W.C.I.D. #10





City of San Antonio  
Development Services  
Subdivision Section

# REQUEST FOR REVIEW

TO: KFW Engineers Date: 10/20/2016

FROM: Time Warner Cable

PHONE NUMBER: (972)537-5323 FILE#

ITEM NAME: Fourwinds Commercial

RE: Plat Approval

**SUBJECT:** The attached item has been submitted for your review, recommendation, and or comment to the Planning Commission or Director. Please review and forward your response to the **ENGINEER OF RECORD**. Return response as soon as possible, but no later than the date shown below. Response time will commence from the date of receipt of this request or receipt of all the items your agency requires for this review. "Days" represents work days.

Please Return By: ASAP, 2016

- ☒ Minor Plat-10 days ☐ Major Plat-50 days ☐ Amending Plats – 10 days  
☐ Plat deferral-30 days ☐ Variance-15 days ☐ Other-15 days

☒ I recommend approval

☐ I do not recommend approval

On 10/20/2016, I notified \_\_\_\_\_ the subdivider/agent, of the corrections needed to remove this objection. Tel # \_\_\_\_\_

Comments: \_\_\_\_\_

Lisa N. Law  
Signature

Data Operation Mgr  
Title

\_\_\_\_\_  
Date



# WINDCREST TEXAS

## ORDINANCE NO. 2016-618B(O)

AN ORDINANCE REPEALING ORDINANCE 618 ENACTED ON SEPTEMBER 20, 2010 AND ORDINANCE 618A ENACTED ON NOVEMBER 1, 2010, BY UPDATING RULES APPLICABLE TO THE CONDUCT OF CITY COUNCIL, CITY COMMISSION AND CITY BOARD MEETINGS INCLUDING PARLIAMENTARY AUTHORITY FOR THE CONDUCT OF SUCH MEETINGS

WHEREAS, Ordinance 593 was enacted on August 17, 2009 applicable to the conduct of certain city meetings, which ordinance was repealed by Ordinance 618; and

WHEREAS, Ordinance 618 was enacted on September 20, 2010 applicable to the conduct of certain city meetings; and

WHEREAS, Ordinance 618A was enacted on November 1, 2010 applicable to staff conduct; and

WHEREAS, the city council desires to repeal and update the prior rules pertaining to the conduct of certain city meetings.

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WINDCREST, TEXAS that Ordinances 618 and 618A are hereby repealed.

NOW THEREFORE, BE IT FURTHER ORDAINED BY THE CITY COUNCIL OF THE CITY OF WINDCREST, TEXAS, that the following rules are hereby adopted for the conduct of the City Council, city commissions and city board meetings:

### 1. MEETING SCHEDULES

Regular City Council Meetings shall be held on the first and third Mondays of each month at 7:00 pm in the City Council Chambers. In the event that the date for a Regular City Council Meeting falls on a city, state, or federal holiday, the City Council may, by motion, change the date of that Meeting.

In the event closed sessions are needed in conjunction with a Regular City Council Meeting, the Regular City Council meeting may commence prior to 7:00 pm, provided, however, that other than convening in open meeting and retiring into closed session, no business shall be conducted or reports received by the City Council prior to 7:00 pm.

Special City Council Meetings may be called as the need arises for unpredictable or nonrecurring events and shall be held at the time and date determined by those authorized to call 2016-618B(O)



Special City Council Meetings in Section 3.10 of the City Charter, provided that the City Secretary shall attempt to confirm the availability of all members of the City Council for such meetings and conform the time and date to the schedules of a majority of the City Council members.

## 2. PARLIAMENTARY AUTHORITY

Unless otherwise required by the Texas Constitution or Statutes, or the City Charter, the current edition of Robert's Rules of Order, Newly Revised (RONR), including the current edition's "Procedure for Small Boards", is hereby adopted as the parliamentary authority for the conduct of all meetings. By the direction of the Presiding Officer or by a majority vote of the Body, RONR's formality shall increase in proportion to the need to properly handle contentious issues or larger assemblies.

## 3. TEMPORARY PRESIDING OFFICER

In the absence of both Mayor and the Mayor Pro Tempore, the Council Members present shall elect a member to preside over the meeting.

In the absence of both the Chairman of a commission or board and the Vice Chair, the Members present shall elect a Member to preside over the meeting.

## 4. VOTING AUTHORITY AND QUORUM

State law requires a super majority vote to effect certain actions by the City Council. Otherwise, Section 3.13A of the city charter requires the affirmative vote of three or more members of the City Council to enact any ordinance. This ordinance furthermore extends the three or more member affirmative vote requirement to all actions of the City Council, such as resolutions and other motions.

The Mayor Pro Tempore, or other Council Member who is presiding, may vote as a regular City Council member, even when presiding over the meeting. In the event of a tie when the Mayor Pro Tempore or other Member is presiding, the motion fails.

At meetings of city commissions and boards, a quorum shall be comprised of a majority of the membership of the commission or board and the vote of a majority of those present shall be required to pass a motion.

## 5. DEBATE –SPEAKING HIERARCHY

In matters of debate, the Presiding Officer at a meeting of the City Council, city commission or city board, in recognizing individuals to speak, will give precedence, in the following order to: its Members, the City Manager, other staff members, guest presenters and members of the public.

## 6. PUBLIC COMMENTS ("CITIZENS TO BE HEARD")

At all meetings members of the public may address any posted agenda items for six minutes, and may speak for a total of three minutes regarding any topics not on the posted agenda. Members of the public must be given the opportunity to address the Council during consideration of posted agenda items, though such comments are governed by the six-minute time limit.

The time limits for comments by any particular individual may not be transferred to another speaker in whole or in part. The Presiding Officer will assign a Time Keeper to each



meeting. The Time Keeper will maintain strict compliance with the three-minute and six-minute rules as required by the City Charter, stopping speakers who exceed the allotted time.

If at a meeting a member of the public or of the governmental body should inquire about a subject for which notice has not been duly provided, a City Official may, in accordance with state law and the Charter, respond with:

1. a statement of specific factual information; or
2. a recitation of existing policy.

Any deliberation of or decision about a subject of inquiry that is not a posted agenda item shall be limited to a proposal to place the subject on the agenda for a subsequent meeting.

Any question posed by a member of the public, council member, board member or commission member for which an answer is not available at a meeting shall be answered by a member of the staff or the Presiding Officer at the earliest opportunity, if an answer is reasonably available and prudent. If the information is sensitive, staff will seek advice from the City Attorney.

## 7. AGENDAS

Any member of the City Council, city commission or city boards may request items to be placed on any agenda for any meeting at least seven calendar days prior to the meeting. Agenda items can only be amended or removed from the agenda with the approval of the council member who requested it to be placed on the agenda. City Council members shall be given a draft agenda at least 120 hours before a meeting, with or without attachments. The City Council members may suggest corrections to the draft agenda or removal of items until 96 hours before a meeting. The final agenda, with attachments, shall be given to City Council members by noon on the day of the 72 hour posting and posted on the City's website at least 72 hours prior to a meeting.

Every agenda shall include items for consideration of future agendas for Regular and Special Meetings. Any member may request the inclusion of such items at any meeting.

If two (2) City Council members exercise their rights under Section 3.10 of the City Charter to request a special meeting, the meeting agenda shall include any agenda items submitted by the two (2) members who requested the special meeting.

The Presiding Officer shall attempt to preserve the order of the agenda as published. However, the Presiding Officer may also propose a change in the order of the agenda for good cause, and absent objection from a member of the Council, the proposed change will occur. If a member of the Council objects to an order change and the Presiding Officer desires to overrule an objection, the Presiding Officer shall call for a point of order vote on the order change.

## 8. CLOSED SESSIONS

Members may discuss only issues stated in the meeting's closed session agenda. To the extent feasible, the Presiding Officer, or his/her designee, may follow up each closed session with a report to the public regarding the subject matter and possible follow-up action to be considered by the members of the body. A final action, decision, or vote on a matter deliberated in a closed meeting may only be made in an open meeting.



9. CONDUCT AT MEETINGS

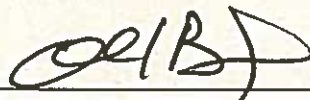
Persons in attendance at City Council, city commission or city board meetings must conduct themselves in a respectable manner and may be ruled out of order by the Presiding Officer if conduct becomes unruly or disruptive. The public forum of a City Council, city commission or city board meeting shall be used for the discussion of issues of interest to the City and shall not be used to personally attack, berate, embarrass, libel or slander any person. The Presiding Officer shall warn an unruly or disruptive individual or an individual making a personal attack on another person of such misconduct one time, and if such misconduct continues unabated, the Presiding Officer shall have the individual expelled from the meeting, and if appropriate, refer the matter to law enforcement authorities.

10. STAFF CONDUCT

It shall be deemed misconduct if any employee of the City of Windcrest discloses to any individual confidential written or oral information received from City Council members regarding future proposed City Council actions while such proposed actions are being reviewed and discussed by staff members prior to the release of such information for public consideration. Notwithstanding the foregoing, information regarding future proposed City Council actions may be shared with employees who require such information for the purposes of facilitating City Council meetings or agendas or to conduct research relative to the future proposed City Council actions.

This ordinance shall be effective upon its adoption and the City Secretary shall cause a copy of it to be made available on the city website.

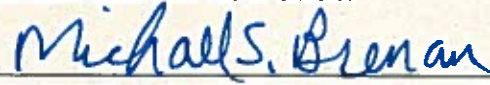
PASSED and APPROVED this 1<sup>st</sup> day of February, 2016.

  
ALAN E. BAXTER, MAYOR

ATTEST:

  
KELLY RODRIGUEZ, CITY SECRETARY

APPROVED AS TO FORM:

  
MICHAEL S. BRENNAN, CITY ATTORNEY





# WINDCREST TEXAS

ORDINANCE NO. 2016-618D(O)

AN ORDINANCE AMENDING ORDINANCE NO. 2016-618B(O) ENACTED ON FEBRUARY 1, 2016 BY CHANGING THE COMMENCEMENT TIME OF REGULAR CITY COUNCIL MEETINGS TO 6:30 PM

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WINDCREST, TEXAS that Ordinance 2016-618B(O) is amended by revising the first sentence of the first paragraph of Section 1 to provide for a starting time for Regular City Council Meetings of 6:30 pm. The reference to 7:00 pm as a starting time for Regular City Council Meetings in the second paragraph of Section 1 of Ordinance No. 2016-618B(O) is changed to 6:30 pm.

This ordinance shall be effective upon its adoption and the City Secretary shall cause a copy of it to be made available on the city website.

PASSED and APPROVED this 2<sup>nd</sup> day of May, 2016.

ALAN E. BAXTER, MAYOR

ATTEST:

KELLY RODRIGUEZ, CITY SECRETARY

APPROVED AS TO FORM:

MICHAEL S. BRENNAN, CITY ATTORNEY







ORDINANCE NO. 2016-618E(O)

AN ORDINANCE AMENDING ORDINANCE NO. 2016-618D(O) ENACTED ON MAY 2, 2016 BY CHANGING THE COMMENCEMENT TIME OF REGULAR CITY COUNCIL MEETINGS TO 6:00 PM

NOW THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WINDCREST, TEXAS that Ordinance 2016-618B(O) is amended by revising the first sentence of the first paragraph of Section 1 to provide for a starting time for Regular City Council Meetings of 6:00 pm. The reference to 6:30 pm as a starting time for Regular City Council Meetings in Ordinance No. 2016-618D(O) is repealed.

This ordinance shall be effective upon its adoption and the City Secretary shall cause a copy of it to be made available on the city website.

PASSED and APPROVED this \_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
ALAN E. BAXTER, MAYOR

ATTEST:

\_\_\_\_\_  
KELLY RODRIGUEZ, CITY SECRETARY

APPROVED AS TO FORM:

\_\_\_\_\_  
MICHAEL S. BRENAN, CITY ATTORNEY



# WINDCREST TEXAS

## ORDINANCE NO. 2016-751(O)

**AN ORDINANCE SETTING FEES FOR VARIOUS CITY SERVICES AND CONSOLIDATING THOSE FEES FOR CONVENIENCE; AMENDING VARIOUS CITY ORDINANCES; AND CONTAINING A SEVERABILITY CLAUSE AND AN EFFECTIVE DATE.**

WHEREAS, the City of Windcrest has adopted numerous ordinances that provide for various fees and charges that are subject to change from time to time; and

WHEREAS, the City has determined that it would be convenient to consolidate those fees in one ordinance that can be reviewed and amended as needed from time to time; and

WHEREAS, the City has adopted a budget for the upcoming fiscal year that incorporates the fees and charges specified herein; and

WHEREAS, the City has determined that the fees and charges specified herein are reasonable, necessary, fair and designed to fund the various activities to which they pertain; and

WHEREAS, the City has conducted a public hearing at which the fees imposed herein were made known to the public and the governing body; and

WHEREAS, the City has determined that the fees set forth herein will promote the health, safety, and welfare of the citizens of Windcrest; and

WHEREAS, this ordinance was adopted at a meeting of the Windcrest City Council held in strict compliance with the Texas Open Meetings Act at which a quorum of the City Council was present and voting;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WINDCREST, TEXAS:

### SECTION 1. Rates Imposed.

The City hereby adopts the Fee Schedule attached as Exhibit "A" hereto and imposes the fees set forth therein upon the services, activities, events, materials, and



supplies that are described therein. These rates shall be collected by the City in accordance with the various City ordinances that more particularly describe each of the fees.

SECTION 2. Ordinances Amended.

Each City ordinance that originally provided a fee, charge, or fine that is mentioned on Exhibit "A" is hereby amended as shown on Exhibit "A."

SECTION 3. Severability.

Should any portion or part of this ordinance be held for any reason invalid or unenforceable by a court of competent jurisdiction, the same shall not be construed to affect any other valid portion hereof, but all valid portions hereof shall remain in full force and effect.

SECTION 4. Effective Date.

This Ordinance shall be effective upon its passage.

PASSED AND APPROVED THE 28<sup>th</sup> day of September, 2016.

CITY OF WINDCREST, TEXAS

By: ae (B)  
Alan Baxter, Mayor

ATTEST:

Kelly Rodriguez  
Kelly Rodriguez, City Secretary



**City of Windcrest**  
**Fee Schedule**  
**Fiscal Year 2016-2017**  
**Ordinance**

**Building and Building Code**

**Residential Remodels**

|                                |        |
|--------------------------------|--------|
| Foundation                     | \$5.00 |
| Driveways                      | \$5.00 |
| Sidewalks                      | \$5.00 |
| Re-roofs                       | \$5.00 |
| Fences                         | \$5.00 |
| Accessory Buildings            | \$5.00 |
| Other remodel not listed below | \$5.00 |

**Building Permit Fees**

|                                                         |                                                                               |
|---------------------------------------------------------|-------------------------------------------------------------------------------|
| \$500 or less of total value of construction            | \$24                                                                          |
| \$501 to \$2,000 of total value of construction         | \$23.50 + \$3.05 for each hundred or fraction thereof over \$500.00           |
| \$2,001 to \$25,000 of total value of construction      | \$69.25 + \$14.00 for each thousand or fraction thereof over \$2,000.00       |
| \$25,001 to \$50,000 of total value of construction     | \$391.75 + \$10.10 for each thousand or fraction thereof over \$25,000.00     |
| \$50,001 to \$100,000 of total value of construction    | \$643.75 + \$7.00 for each thousand or fraction thereof over \$50,000.00      |
| \$100,001 to \$500,000 of total value of construction   | \$993.75 + \$5.60 for each thousand or fraction thereof over \$100,000.00     |
| \$500,001 to \$1,000,000 of total value of construction | \$3,233.75 + \$4.75 for each thousand or fraction thereof over \$500,000.00   |
| \$1,000,000 and higher of total value of construction   | \$5,608.75 + \$3.65 for each thousand or fraction thereof over \$1,000,000.00 |
| Re-Roof                                                 | \$50                                                                          |
| Curb cuts                                               | \$50                                                                          |
| Certificate of Occupancy (Non-Refundable)               | \$100                                                                         |
| Variance Request                                        | \$150                                                                         |
| Moving Permit                                           | \$100                                                                         |

**Demolition Permit**

\$50.00 for the first 1,000 square feet + \$0.50 per square foot over 1,000 square feet  
 Fee shall be equal to 1/2 of the building permit fee. Such plan checking fee is in addition to the permit fee.

**Plan Checking Fee**

Where work for which a permit is required started or proceeds prior to obtaining said permit, the fees herein specified shall be doubled, but the payment of such double fee shall not relieve any person from fully complying with the requirements of the code in the execution of the work nor from any other penalties prescribed herein. A fee of \$100.00 shall be assessed for any proceeding with any work without having an approved inspection at the required stage of construction.

**Non-Compliance Fee**

**Re-Inspection Fee (for failed inspections)**

\$75.00 per failed inspection

**Failure to correct Code Violations**

\$100.00

**Plumbing Permits**

**Plumbing Permits Base Fee**

\$30.00 Plus

|                                   |                                                                                                 |
|-----------------------------------|-------------------------------------------------------------------------------------------------|
| Water Softener                    | \$5.00                                                                                          |
| House Sewer                       | \$5.00                                                                                          |
| Water Heater                      | \$15.00                                                                                         |
| Gas Test                          | \$5.00 for one to four outlets + \$1.00 for each additional outlet.                             |
| Fuel tanks                        | \$25.00 for -0- to 1,000 gallons and \$35.00 for 1,001 and over gallons                         |
| Fixture or Trap Repair            | \$5.00                                                                                          |
| New fixtures                      | \$10.00 each fixture                                                                            |
| Water line                        | \$5.00                                                                                          |
| Grease Trap                       | \$30                                                                                            |
| Shower Pan                        | \$30                                                                                            |
| Vacuum Breakers                   | \$5.00 for up to five, \$2.00 each additional breaker over five                                 |
| Irrigation/Sprinklers/Fire System | \$1.00 per head \$5.00 for one to four outlets, inclusive, and \$1.00 for each additional unit. |
| Water Piping                      | \$5.00                                                                                          |
| Fire Sprinkler System             | \$1.50 per head                                                                                 |

**HVAC / Mechanical Permit Fee**

\$30.00 + \$10.00 for the first \$1,000 or fraction thereof, of valuation of the installation plus \$10.00 for each additional \$1,000 or fraction thereof.

**Electrical Permit Fee - Base Fee**

\$30.00 +

|                      |                                                                               |
|----------------------|-------------------------------------------------------------------------------|
| Swimming Pool        | \$45                                                                          |
| Temporary Meter Loop | \$30                                                                          |
| First 20 fixtures    | \$25.00 + \$.06 for each additional (includes receptacle, switch and outlets) |
| Signs                | \$30                                                                          |

**Alarm Permits**

|                                                   |       |
|---------------------------------------------------|-------|
| 3 or less False Alarms within preceding 12 Months | \$0   |
| 4 or 5 False Alarms within preceding 12 Months    | \$50  |
| 6 or 7 False Alarms within preceding 12 Months    | \$75  |
| 8 or more False Alarms within preceding 12 Months | \$100 |

**City of Windcrest**  
**Fee Schedule**  
**Fiscal Year 2016-2017**  
**Ordinance**

**Garage Sale**

|                    |      |
|--------------------|------|
| Garage Sale Permit | \$10 |
| Estate Sale Permit | \$25 |

**Animal Control**

|                                                                   |                                                   |
|-------------------------------------------------------------------|---------------------------------------------------|
| Pet Tag -- Sterilized and Microchipped                            | Free                                              |
| Pet Tag -- Sterilized                                             | \$5                                               |
| Pet Tag -- Not Sterilized                                         | \$10                                              |
| Duplicate Pet Tag                                                 | \$2                                               |
| 1st Time Dog is reclaimed                                         | \$0 Warning and free ride home, 1 dog per address |
| 2nd Time Dog is reclaimed                                         | \$35                                              |
| 3rd Time Dog is reclaimed                                         | \$75                                              |
| 4th Time Dog is reclaimed & subsequent times                      | \$200                                             |
| The owner will also pay all boarding fees                         |                                                   |
| Dog(s) captured not having registered with the City an additional | \$10                                              |
| No proof of vaccination cost will be paid by owner                |                                                   |
| <b>Other Fees &amp; Citations:</b>                                |                                                   |
| Inadequate care and shelter                                       | Citation                                          |
| Improper animal transport                                         | Citation                                          |
| Animal cruelty                                                    | Citation                                          |
| Dog off lease                                                     | Citation                                          |
| <b>Deposits</b>                                                   |                                                   |
| Rabies Vaccination:                                               | \$50                                              |
| <b>Sterilization:</b>                                             |                                                   |
| Male Cat                                                          | \$75                                              |
| Female Cat                                                        | \$90                                              |
| Male Dog                                                          | \$75                                              |
| Female Dog                                                        | \$90                                              |

**Notary Fees**

|                                                                                                                                  |        |
|----------------------------------------------------------------------------------------------------------------------------------|--------|
| Protesting a bill or not for non-acceptance or non-payment, register & seal                                                      | \$0.00 |
| Each notice of protest                                                                                                           | \$0.00 |
| Protesting in all other cases                                                                                                    | \$0.00 |
| Certificate and seal to a protest                                                                                                | \$0.00 |
| Taking the acknowledgment or proof of any deed or other instrument in writing, for registration, including certificate and seal: |        |
| (1) for the first signature                                                                                                      | \$0.00 |
| (2) for each additional signature                                                                                                | \$0.00 |
| Administering an oath or affirmation with certificate and seal                                                                   | \$0.00 |
| All certificates under seal not otherwise provided for                                                                           | \$0.00 |
| Copies of all records, and papers in the Notary Public's Office, for each page                                                   | \$0.00 |
| Taking the depositions of witnesses, for each 100 words                                                                          | \$0.00 |
| Swearing a witness to a deposition, certificate, seal, and other business connected with taking the deposition                   | \$0.00 |
| All notarial acts not provide for                                                                                                | \$0.00 |

**Charges for Public Information Request**

|                                                    |             |
|----------------------------------------------------|-------------|
| Standard Paper Copy                                | \$0.10      |
| Nonstandard Copy                                   |             |
| Diskette                                           | \$1.00      |
| Magnetic Tape                                      | actual cost |
| Data Cartridge                                     | actual cost |
| Tap® Cartridge                                     | actual cost |
| Rewritable CD                                      | \$1.00      |
| Non-Rewritable CD                                  | \$1.00      |
| Digital Video Disc                                 | \$1.00      |
| JAZ Drive                                          | actual cost |
| Other Electronic Media                             | actual cost |
| VHS Video Cassette                                 | \$2.50      |
| Audio Cassette                                     | \$1.00      |
| Oversize Paper Copy (e.g. 11x17, greenbar, ect...) | \$0.50      |



**City of Windcrest**  
**Fee Schedule**  
**Fiscal Year 2016-2017**  
**Ordinance**

**Swimming Pool Fees**

|                                        |          |
|----------------------------------------|----------|
| <b>Daily Fee</b>                       | \$3.00   |
| <b>Resident:</b>                       |          |
| Single                                 | \$60.00  |
| Couple                                 | \$90.00  |
| Family                                 | \$120.00 |
| Swim Lessons 2week 1hour daily session | \$40.00  |
| <b>Non-Resident:</b>                   |          |
| Single                                 | \$125.00 |
| Couple                                 | \$145.00 |
| Family                                 | \$170.00 |
| Swim Lessons 2week 1hour daily session | \$50.00  |
| <b>Swim Team</b>                       |          |
| 1 Participant in Family                | \$86.00  |
| Each additional member of the Family   | \$76.00  |

**Pool Parties**

|                              |          |
|------------------------------|----------|
| <b>3 hours</b>               |          |
| 10-25 guests                 | \$100.00 |
| Additional hours -(per Hour) | \$30.00  |
| <b>26-50 guests</b>          | \$125.00 |
| Additional hours -(per Hour) | \$30.00  |
| <b>51-75 guests</b>          | \$197.50 |
| Additional hours -(per Hour) | \$37.50  |
| <b>76-100 guests</b>         | \$245.00 |
| Additional hours -(per Hour) | \$45.00  |

**Camps, daycares, other type organizations**

|            |        |
|------------|--------|
| Per Person | \$2.00 |
|------------|--------|

**Civic Center Fees**

|                                                                   |                                                   |
|-------------------------------------------------------------------|---------------------------------------------------|
| <b>Windcrest Resident:</b>                                        |                                                   |
| Deposit                                                           | \$100 –Refundable after event                     |
| Rental                                                            | \$50 per hour minimum 4 hour rental               |
| Cleaning                                                          | \$100.00                                          |
| Sound System Deposit                                              | \$100-Refundable after event                      |
| *Security                                                         | \$35 per hour                                     |
| Optional Set Up Fee by Civic Center Tech                          | \$25 per hour (this can be deducted from deposit) |
| <b>Non-Resident:</b>                                              |                                                   |
| Deposit                                                           | \$300-Refundable after event                      |
| 4 hours facility use, kitchen use, audio system use, and cleaning | \$1,200.00                                        |
| *Security                                                         | \$35 per hour                                     |

**Schools and Churches receive the Windcrest Resident Rate**

**Civic Clubs**

|                 |                                   |
|-----------------|-----------------------------------|
| Usage Fee       | \$25 per meeting                  |
| Usage Fee       | \$50 for banquet/fundraiser event |
| No Cleaning Fee | No Cleaning Fee                   |
| *Security       | \$25 per hour                     |

\*Security Fee is only paid when an event will be serving alcohol

**Vehicle Storage Fees**

|                                         |       |
|-----------------------------------------|-------|
| Small (size 8'x15')                     | \$120 |
| Medium (size 10'x20')                   | \$180 |
| Large (size 12'x33')                    | \$240 |
| Large (size 12'x33') with Electricity   | \$300 |
| X-Large (size 12'x40')                  | \$312 |
| X-Large (size 12'x40') with Electricity | \$372 |
| Deposit                                 | \$50  |

## FY 2016-2017 Sanitation Rates

| Type                     |                       | 2012/13 | 2013/14 | 2014/15 | 2015/16 | 2016-2017 20% INCREASE (COMMERCIAL) | Council Reduction to Residential Rate | Revised 2013-14 |
|--------------------------|-----------------------|---------|---------|---------|---------|-------------------------------------|---------------------------------------|-----------------|
| Residential 6 Month Rate |                       | 109.92  | 112.32  | 112.32  | 104.82  | 103.50                              | 25%                                   | 84.24           |
| Size                     | Freq                  |         |         |         |         |                                     |                                       |                 |
| 2yd                      | 1                     | 59.77   | 61.06   | 63.00   | 65.54   | 78.65                               |                                       |                 |
|                          | 2                     | 109.44  | 111.81  | 115.36  | 120.01  | 144.01                              |                                       |                 |
|                          | 3                     | 159.07  | 162.53  | 167.68  | 174.45  | 209.34                              |                                       |                 |
|                          | 4                     | 208.71  | 213.24  | 220.00  | 228.87  | 274.64                              |                                       |                 |
|                          | 5                     | 258.37  | 263.97  | 272.34  | 283.33  | 340.00                              |                                       |                 |
|                          | 6                     | 308.02  | 314.70  | 324.67  | 337.77  | 405.32                              |                                       |                 |
| 3yd                      | 1                     | 65.58   | 66.99   | 69.12   | 71.91   | 86.29                               |                                       |                 |
|                          | 2                     | 120.07  | 122.68  | 126.57  | 131.67  | 158.00                              |                                       |                 |
|                          | 3                     | 174.53  | 178.32  | 183.97  | 191.39  | 229.67                              |                                       |                 |
|                          | 4                     | 228.99  | 233.96  | 241.38  | 251.11  | 301.33                              |                                       |                 |
|                          | 5                     | 283.46  | 289.59  | 298.76  | 310.82  | 372.98                              |                                       |                 |
|                          | 6                     | 337.89  | 345.22  | 356.16  | 370.52  | 444.62                              |                                       |                 |
| 4yd                      | 1                     | 71.44   | 72.99   | 75.31   | 78.34   | 94.01                               |                                       |                 |
|                          | 2                     | 130.71  | 133.55  | 137.78  | 143.34  | 172.01                              |                                       |                 |
|                          | 3                     | 189.96  | 194.09  | 200.25  | 208.32  | 249.98                              |                                       |                 |
|                          | 4                     | 249.26  | 254.67  | 262.74  | 273.35  | 328.02                              |                                       |                 |
|                          | 5                     | 308.51  | 315.20  | 325.19  | 338.31  | 405.97                              |                                       |                 |
|                          | 6                     | 367.79  | 375.77  | 387.69  | 403.32  | 483.98                              |                                       |                 |
| 6yd                      | 1                     | 98.66   | 100.93  | 104.13  | 108.33  | 130.00                              |                                       |                 |
|                          | 2                     | 174.48  | 178.28  | 183.93  | 191.35  | 229.62                              |                                       |                 |
|                          | 3                     | 250.5   | 255.93  | 264.04  | 274.69  | 329.63                              |                                       |                 |
|                          | 4                     | 310     | 316.73  | 326.77  | 339.95  | 407.94                              |                                       |                 |
|                          | 5                     | 363.05  | 370.94  | 382.70  | 398.14  | 477.77                              |                                       |                 |
|                          | 6                     | 447.78  | 457.48  | 471.98  | 491.03  | 589.24                              |                                       |                 |
| 8yd                      | 1                     | 117.01  | 119.54  | 123.34  | 128.3   | 153.96                              |                                       |                 |
|                          | 2                     | 198.77  | 203.08  | 209.51  | 217.97  | 261.56                              |                                       |                 |
|                          | 3                     | 278.07  | 284.11  | 293.12  | 304.95  | 365.94                              |                                       |                 |
|                          | 4                     | 344.5   | 351.97  | 363.13  | 377.77  | 453.32                              |                                       |                 |
|                          | 5                     | 440.23  | 449.78  | 464.04  | 482.76  | 579.31                              |                                       |                 |
|                          | 6                     | 528.88  | 540.37  | 557.50  | 579.99  | 695.99                              |                                       |                 |
| 10yd                     | 1                     | 153     | 156.74  | 161.71  | 168.23  | 201.88                              |                                       |                 |
|                          | 2                     | 244.32  | 249.62  | 257.53  | 267.92  | 321.50                              |                                       |                 |
|                          | 3                     | 337.8   | 345.13  | 356.08  | 370.43  | 444.52                              |                                       |                 |
|                          | 4                     | 429.19  | 438.49  | 452.39  | 470.64  | 564.77                              |                                       |                 |
|                          | 5                     | 522.67  | 534.02  | 550.95  | 573.17  | 687.80                              |                                       |                 |
|                          | 6                     | 614.04  | 627.36  | 647.24  | 673.36  | 808.03                              |                                       |                 |
| 30yd                     | container             |         |         |         |         |                                     |                                       |                 |
|                          | container & compactor |         |         |         |         |                                     |                                       |                 |
|                          | per pick up           |         |         |         |         |                                     |                                       |                 |
|                          |                       |         |         |         |         |                                     |                                       |                 |
| 40yd                     | container             |         |         |         |         |                                     |                                       |                 |
|                          | container & compactor |         |         |         |         |                                     |                                       |                 |
|                          | per pick up           |         |         |         |         |                                     |                                       |                 |
|                          |                       |         |         |         |         |                                     |                                       |                 |
| hand                     |                       |         |         |         |         |                                     |                                       |                 |
| pick up                  | 1                     | 21.3    | 21.76   | 22.46   | 23.36   | 28.03                               |                                       |                 |
|                          | 2                     | 36.13   | 36.90   | 38.08   | 39.61   | 47.53                               |                                       |                 |
| on call                  |                       | 32.35   | 33.07   | 34.12   | 35.49   | 75.00                               |                                       |                 |

what the City Charges



**ORDINANCE 2016-751B(O)**

**AN ORDINANCE REVISING FEES FOR VARIOUS CITY SERVICES**

WHEREAS, the City Council of the City of Windcrest adopted Ordinance No. 2016-751 (O), which established fees for various city services; and

WHEREAS, some fees established by prior ordinance of the City Council were not reflected within that ordinance; and

WHEREAS the City Council, upon review, has determined that certain of the fees and charges should be revised so that they remain reasonable and fair while still meeting their intended purpose; and

WHEREAS the City Council has determined that the fees set forth herein will promote the health, safety, and welfare of the citizens of Windcrest; and

WHEREAS, this Ordinance was adopted at a meeting of the Windcrest City Council held in strict compliance with the Texas Open Meetings Act which a quorum of the city council was present and voting;

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF WINDCREST TEXAS THAT ORDINANCE NO. 2016-751(O) BE AMENDED AS FOLLOWS:

The portion entitled Animal Control of the Fee Schedule attached to Ordinance 2016-751(O) as Exhibit A shall be repealed and the animal control fee schedule attached hereto is adopted in its place.

All portions of Ordinance 2016-751(O) not specifically amended by this Ordinance are retained in their present form.

PASSED AND APPROVED, on the \_\_\_\_day of \_\_\_\_\_, 2016 at a regular meeting of the City Council of the City of Windcrest, Texas which meeting was held in compliance with the Open Meetings Act, Tex. Gov't Code, §551.001, *et. seq.* at which meeting a quorum was present and voting.

\_\_\_\_\_  
Alan Baxter, Mayor

ATTEST:

\_\_\_\_\_  
2016-751B(O)



Kelly Rodriguez, City Secretary

APPROVED:

---

Michael S. Brennan, City Attorney

# EXHIBIT “A”

## Animal Control

|                                                                                                                                                                |       |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------|-------|
| 1. Annual pet registration and tag Windcrest Code of Ordinances Sec. 6-59(a)                                                                                   |       |
| 1a. registration for sterilized and microchipped pets                                                                                                          | Free  |
| 1b. registration fee for unsterilized dogs or cats                                                                                                             | \$50  |
| 1c. registration fee for pets sterilized not microchipped                                                                                                      | \$5   |
| 2. Fine for animals in violation of Windcrest Code of Ordinances, Sec. 6-59(a), requiring registration of pets                                                 | \$100 |
| 3. Duplicate Pet Registration Tag Fee                                                                                                                          | \$2   |
| 4. Litter Permit Fee Windcrest Code of Ordinances, Sec. 6-59(b)                                                                                                | \$50  |
| 5. Fine for animals in violation of Windcrest Code of Ordinances, Sec. 6-61(b), requiring identification tags or microchip                                     | \$25  |
| 6. Violation of Windcrest Code of Ordinances 6-62, requiring leashing or containment of dogs when under owner’s control but outside of owner’s fenced premises | \$100 |
| 7. Violation of Windcrest Code of Ordinances Sec. 6-62 Dogs and Cats At Large (in addition to all boarding fees):                                              |       |
| 4a. Fine for 1 <sup>st</sup> instance per residence one dog                                                                                                    | \$0   |
| 4b. Fine for 2 <sup>nd</sup> instance per residence per dog                                                                                                    | \$35  |
| 4c. Fine for 3 <sup>rd</sup> instance per residence per dog                                                                                                    | \$75  |
| 4d. Fine for each instance after the 3 <sup>rd</sup> instance per residence per dog                                                                            | \$200 |
| 4e. Each instance per residence per cat outside not sterilized                                                                                                 | \$50  |
| 8. Rabies immunization for reclaimed animals without proof of vaccination                                                                                      | \$10  |
| 9. Deposits                                                                                                                                                    |       |
| 9a. Rabies vaccination                                                                                                                                         | \$50  |
| 9b. Sterilization:                                                                                                                                             |       |
| 9b(1). Male cat                                                                                                                                                | \$75  |
| 9b(2). Female cat                                                                                                                                              | \$90  |
| 9b(3). Male dog                                                                                                                                                | \$75  |
| 9b(4). Female dog                                                                                                                                              | \$90  |

Note: Fines and fees are cumulative. For example, if an animal is reclaimed for the third time by city animal control employees and the animal is not immunized or registered, the total fee would be \$195 plus any boarding fees. This total reflects \$75 for the third reclaiming, \$100 for violation of the registration provision of the Code of Ordinances, and \$10 for violation of the immunization provision of the Code of Ordinances.

Note: The list above does not include violations of Windcrest ordinances regarding the treatment of animals that require judicial review.

**Ryan Waikem**  
Vice President – Acquisitions  
and Development

*rwaikem@cencorrealty.com*

November 7, 2016

Mr. Rafael Castillo  
City of Windcrest City Manager  
8601 Midcrown  
Windcrest, Texas 78239

Via Regular Mail & E-Mail:

RE: Variance Request  
8202 North IH-35  
San Antonio, Texas 78239

Dear Rafael,

In January of 2014 the City of Windcrest approved Resolution No. 2014-478(R) that granted a waiver for our property at Walzem & IH-35 allowing commercial businesses on Lot 10A fronting on Fourwinds Drive the opportunity to place signage on a shared pylon sign to be physically located on Lot 10C (Pollo Tropical lot) along the IH-35 frontage road.

As you know, our partnership subsequently purchased the old Enterprise Products tract behind Shoney's and adjacent to Lot 10A along Fourwinds Drive. We are currently in the process of platting this 1.016 acre tract which when completed will be called Lot 10D, Block 114 C.B. 5077, Fourwinds Commercial ("Lot 10D").

We are requesting that the City incorporate the proposed Lot 10D into the waiver that was established in 2014 thus allowing businesses on both Lots 10A and 10D to place signage on a shared pylon sign to be located on Lot 10C.

You will find the approved resolution attached as Exhibit "A", a proposed re-plat for the adjacent tract attached as Exhibit "B" and the current approved locations of signage along IH-35 on the attached Exhibit "C".

Please reach out with any questions and thanks for your help on this matter.

Sincerely,

NEQ 35/Walzem, Ltd.

By: Cencor Realty Services, Inc. its agent



Ryan Waikem

Vice President – Acquisitions & Development

210-581-8237

[rwaikem@cencorrealty.com](mailto:rwaikem@cencorrealty.com)

Enclosures:

cc: Michael Schoenbrun  
John Roy



# EXHIBIT A



## WINDCREST TEXAS

### RESOLUTION NO. 2014-478 (R)

**A RESOLUTION GRANTING A WAIVER OF THE  
REQUIREMENT IN SECTION 4.101 OF THE CODE OF  
ORDINANCES TO LOCATE COMMERCIAL SIGNS ONLY ON  
THE PREMISES OF THE BUSINESS ADVERTISED**

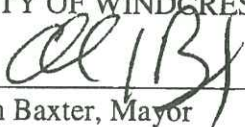
**WHEREAS**, Cencor Realty Services has proposed a subdivision of Lot 1, Block 114, Windcrest UNIT 28, into three separate pad sites, with commercial signs for the three pad sites to be located at three intervals along I35 and one along Fourwinds Drive within the replatted property, even though the resulting signs may represent businesses not located on the premises upon which the signs are located; and

**WHEREAS**, the City Council has determined that a waiver of the requirements in Section 4.101 would promote the public interest by encouraging the development of significant businesses in the city in unique locations along the I35 corridor.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Windcrest, Texas, that as authorized in Section 4.901 of the Code of Ordinances, waivers are granted which will authorize the installation of four off-premises commercial signs for three new pad sites resulting from a subdivision of Lot 1, Block 114, Windcrest UNIT 28. The signs shall be located as indicated in the attached Exhibit "B". The waivers granted herein are subject to approval of the replat of Lot 1, Block 114, Windcrest UNIT 28 shown in the attached Exhibit "A", and in the event such replat is not approved within twelve months from the date hereof, the waivers granted herein shall terminate. The off-premises signs authorized herein may only advertise businesses located in the area now known as Lot 1, Block 114, Windcrest UNIT 28. The commercial signs authorized herein shall otherwise be subject to the requirements of Chapter 4 of the Code of Ordinances.

**DULY PASSED AND APPROVED**, on the 16<sup>th</sup> day of January, 2014 at a regular meeting of the City Council of the City of Windcrest, Texas, which meeting was held in compliance with the Open Meetings Act, Tex. Gov't. Code, §551.001, et. seq. at which meeting a quorum was present and voting.

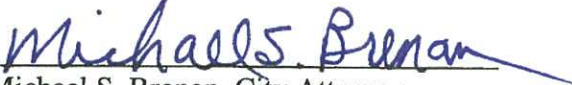
CITY OF WINDCREST, TEXAS

  
Alan Baxter, Mayor

**ATTEST:**

  
Kelly Rodriguez, City Secretary

**APPROVED:**

  
Michael S. Brennan, City Attorney





LOT 11  
BLOCK 114  
SHOWNES, L.A. 35  
VOL. 9523, PG. 33  
CHL INCOME FUND IX LTD  
(OWNER)  
VOL. 5132, PG. 1189

LOT 10C  
1.363 Acres

TEMPORARY ACCESS  
BY INOB

IMPROVEMENTS TO REMAIN  
FOR TEMPORARY ACCESS  
UNTIL LOT 5 IS DEVELOPED

LOT 10A  
1.596 Acres

CURB CUT AND TEMPORARY  
DRIVE TO BE PART OF INOB  
SCOPE, IF DESIRED

LOT 10B  
1.330 Acres

LOT 10  
1.144 Acres

LOT 12, BLOCK 114  
K-JO PARTNERS SUBDIVISION  
VOL. 9570, PG. 186  
RONALD B SIEGGL REVOCABLE TRUST  
(OWNER)  
VOL. 12486, PG. 1539

LOT 10, BLOCK 114  
WINDREST UNIT 2B  
VOL. 9508, PG. 121  
KELLY (OWNER)  
VOL. 12018, PG. 807

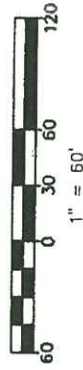
INTERSTATE HIGHWAY 35  
(50' R.O.W.)

40' R.O.W.

Lot 10C Sign

Lot 10A Sign

INOB SIGN



WATER: IN-N-OUT TO CONNECT TO EXISTING WATER MAIN WITHIN CONSTRUCTION AREA TO THE SOUTH OF THE PROPOSED BUILDING

**WASTEWATER:**  
IN-N-OUT TO CONNECT TO STUB-OUT TO BE  
PROVIDED BY LANDLOAD THAT WILL CONNECT TO  
THE 12-INCH MAIN ALONG FOURWINDS

GAS:  
IN-N-OUT TO CONNECT TO THE 4-INCH LINE  
THAT EXISTS ALONG THE IH-35 FRONTAGE ROAD

**ELEC/COMM:**  
IN-N-OUT TO GAIN SERVICE FROM THE  
THREE-PHASE OVERHEAD ELECTRIC LINE THAT  
EXISTS ALONG THE IH-35 FRONTAGE ROAD

DRAINAGE:  
IN-N-OUT SITE TO BE GRADED TO DRAIN  
RUNOFF TO EITHER THE SOUTHWEST OR  
SOUTHEAST CORNER OF THE SITE. NO  
UNDERGROUND STORM DRAIN SYSTEM EXISTS  
TO CONNECT TO.

BY

922 Isom Road, Suite 100  
San Antonio, Texas 78216  
Tel. (210) 525-9090 Fax (210) 525-0529  
TBPE Registration Number F-1048  
Copyright © 2013

Date: Sep 24, 2013, 3:03pm User ID: cjp@nrc.ca  
File: Q:\100667\50002\ENR\ENR\1006672205X-108.dwg



BEING A 1.016 ACRE TRACT SITUATED IN THE CITY OF WINDCHEST, BEAR COUNTY, TEXAS, OF A PORTION OF A TRACT CONVEYED FROM A CALLED 1.11 ACRE TRACT OF LAND AS CONVEYED TO NEQ SWALZEM, LTD., OF RECORD IN VOLUME 17779, PAGE 1684 OF THE OFFICIAL PUBLIC RECORDS OF BEAR COUNTY, TEXAS.



**ENGINEERS + SURVEYING**  
3421 Paeonian Pkwy Ste 200, San Antonio, TX 78231  
Phone # (210) 979-6444 - Fax # (210) 979-8445  
TSP# Firm # 9513 - TSP# S Firm # 10122300

OMNISCIENT  
OMNISCIENT  
MICHELLE GOODMAN, VICE PRESIDENT  
AND MANAGER, A TEXAS LIMITED PARTNERSHIP  
BY NEO BANKING INC., A TEXAS LIMITED LIABILITY  
COMPANY, ITS SOLE GENERAL PARTNER,  
PO BOX 1000 410 SOUTH 430  
SAN ANTONIO TEXAS 78216

STATE OF TEXAS

THE OWNER OF THE LAND SHOWN ON THIS PLAT, AND WHOSE NAME IS SUBSCRIBED HERE TO AND IN PERSON OR THROUGH A duly AUTHORIZED AGENT, DEDICATES TO THE CITY OF WASHINGTON, FOR THE USE OF THE PUBLIC FOR EVER ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINAGE EASEMENTS, AND THE WATER AND SEWERING MAINS OF THE ABOVE SAID PUBLIC PLACES, AND ALL OTHER PUBLIC PLACES THEREON SHOWN FOR THE PUBLIC USE AND CONSTRUCTION THEREOF, IN FULL.

MICHAEL TONKAMP, VICE PRESIDENT  
NEO BANKING LTD. A TEXAS LIMITED PARTNERSHIP  
BY NEO BANKING LTD. A TEXAS LIMITED PARTNERSHIP  
ITS SOLE GENERAL PARTNER  
7015 LOOP AVE. SUITE 650  
SAN ANTONIO, TEXAS 78248

STATE OF TEXAS

STATE OF NEW YORK  
COUNTY OF ALBANY

BEFORE ME, THE UNDERSIGNED AUTHORITY ON THIS DAY PERSONALLY APPEARED  
[NAME], KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED  
TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE  
SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN EXPRESSED AND WITH THE

CONVICTED BY JURY AND SENT TO JAIL

\_\_\_\_\_

5781Y OF ST:VAS

THE CITY ENGINEER OF THE CITY OF WACO HEREBY CERTIFIES THAT THIS PLAN CONFORMS TO ALL REQUIREMENTS OF THE CITY AS TO WHICH THIS APPROVAL IS REQUIRED

**APPENDIX**

RECEIVED  
FEDERAL BUREAU OF INVESTIGATION  
U. S. DEPARTMENT OF JUSTICE  
WASHINGTON, D. C. 20535  
MAY 11 1964

2007 2010 2012

[illegible]

by \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF DICKER

PLAT WAS FILED FOR RECORD IN MY OFFICE, ON THE \_\_\_\_\_ DAY OF \_\_\_\_\_  
A.D. \_\_\_\_\_ AT \_\_\_\_\_ AND ONLY RECORDED THE \_\_\_\_\_ DAY OF \_\_\_\_\_

AD \_\_\_\_\_ AT \_\_\_\_\_ IN THE DEED AND PLAY RECORDS OF BOAR COUNTY IN  
BOOKS \_\_\_\_\_ PAGE \_\_\_\_\_

IN TESTIMONY WHEREOF WITNESS MY HAND AND OFFICIAL SEAL OF OFFICE  
THIS DAY OF

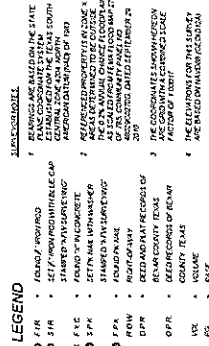
COUNTY CLERK, NEWAR COUNTY, ILLINOIS  
BY \_\_\_\_\_ DEPUTY

DRAWN BY: WCG

Date: Nov 02, 2016, 4:57pm User ID: regent  
File: N:\190310\Design\Chalk\PLAN\241903101.dwg

[illegible]

MINIMUM FINISHED FLOOR ELEVATIONS FOR RESIDENTIAL OR COMMERCIAL LOTS SHALL BE ELEVATED AT LEAST 1 FOOT HIGHER THAN THE COMBINED WATER SURFACE ELEVATION FOR THE 100 YEAR FLOOD DEVELOPMENT FLOOD



STATE OF TEXAS

THEIRBY CERTIFY THAT PROPOSED ENGINEERING CONSIDERATION HAS BEEN GIVEN THIS PLAN TO THE MATTERS OF STREETS, LOTS, AND EASEMENTS LAYOUT TO THE BEST OF MY TECHNICAL KNOWLEDGE THAT IT CONFORMS TO ALL REQUIREMENTS OF THE UNITED DEVELOPMENT CODE, CHAPTER 17 FOR THOSE VARIANCES GRANTED BY THE WINDSOR CITY PLANNING COMMISSION.

STEVEN HANCOCK  
UNIONPROFSOURCE.ENGINEER@GMAIL.COM  
AWMENGINEERS,LLC  
SAPALGA@GTEENGINEERS.COM  
3421 PIZANO PASS SUITE 200  
SAN ANTONIO, TEXAS 78211  
PHONE 210-678-8444  
FAX 210-678-8441

DATE \_\_\_\_\_

NO ANY FURTHER  
BEAR COUNTY TEXAS

STATE OF TEXAS

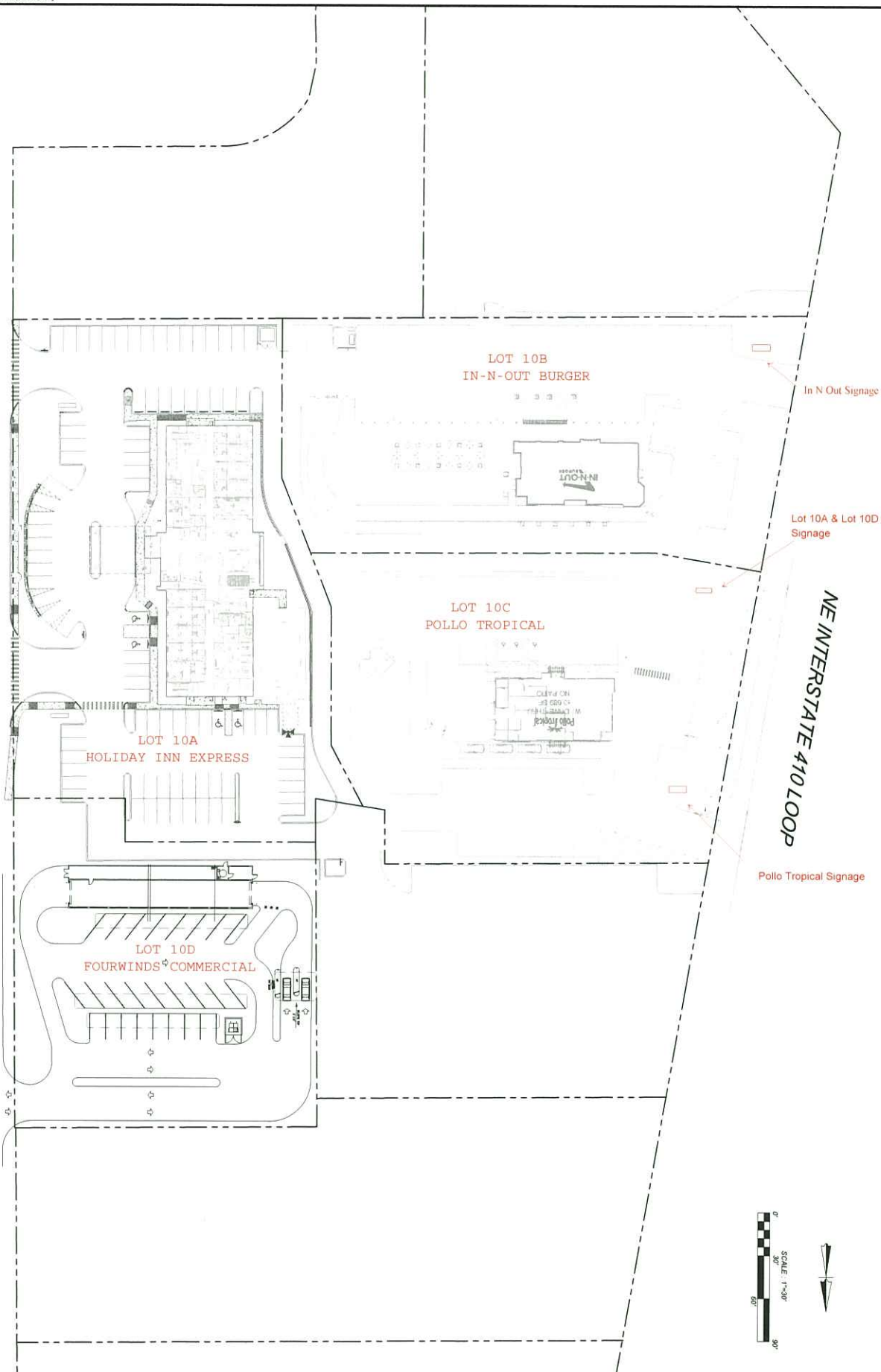
THE CERTAINITY THAT THIS PLAN IS TRUE AND CORRECT AND WAS  
PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY  
SUPERVISION ON THE GROUND

[illegible]

SHOW TO AND LOGGED BEFORE THE THE DAY OF

SEVENTH ANNUAL REPORT  
OF THE  
COUNTY CLERK

FOURWINDS DR.



PRELIMINARY SITE PLAN  
WINDCREST, TX  
OPTION 1

REVISIONS

ISSUE DATE

**KFW**  
ENGINEERS + SURVEYING  
2411 Westwood Plaza, Suite 200, San Antonio, TX 78241  
Phone # (210) 575-8444 • Fax # (210) 575-8441  
TDD # (210) 575-8441 • TDD # (210) 575-8441

DATE: 9/21/16  
DRAWN: [blank]  
CHECKED: [blank]  
SHEET NUMBER: [blank]



**RESOLUTION NO. 2016-607 (R)**

**A RESOLUTION GRANTING A WAIVER OF THE REQUIREMENT IN SECTION 109-3 OF THE CODE OF ORDINANCES TO LOCATE COMMERCIAL SIGNS ONLY ON THE PREMISES OF THE BUSINESS ADVERTISED**

**WHEREAS**, Cencor Realty Services has proposed a plat of a 1.016 acre tract of land to be designated as Lot 10D, Block 114, County Block 5077, Fourwinds Commercial; and

**WHEREAS**, Cencor Realty Services has requested a waiver of the requirement in Section 109-3 of the Code of Ordinances so that the business on Lot 10D may place signage on a shared pylon sign to be located on Lot 10C, even though the resulting sign may represent a business not located on the premises upon which the sign is located; and

**WHEREAS**, the City Council has determined that a waiver of the requirements in Section 109-3 would promote the public interest by encouraging the development of significant businesses in the city in unique locations along the I35 corridor.

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Windcrest, Texas, that as authorized in Section 109-5 of the Code of Ordinances, a waiver is granted which will authorize the installation of a shared pylon off-premises commercial sign for a commercial business located on Lot 10D, Block 114, County Block 5077. The sign shall be located as indicated in the attached Exhibit "B". The waiver granted herein is subject to approval of the platting of 1.016 acres of land into Lot 10D, Block 114, County Block 5077 shown in the attached Exhibit "A", and in the event such replat is not approved within twelve months from the date hereof, the waiver granted herein shall terminate. The off-premises sign authorized herein may only advertise the business located in the area now known as Lot 10D, Block 114, County Block 5077. The commercial sign authorized herein shall in all other respects be subject to the requirements of Chapter 4 of the Code of Ordinances.

**DULY PASSED AND APPROVED**, on the 5th day of December, 2016 at a regular meeting of the City Council of the City of Windcrest, Texas, which meeting was held in compliance with the Open Meetings Act, Tex. Gov't. Code, §551.001, et. seq. at which meeting a quorum was present and voting.

CITY OF WINDCREST, TEXAS

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Alan Baxter, Mayor

**ATTEST:**

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Kelly Rodriguez, City Secretary

**APPROVED:**

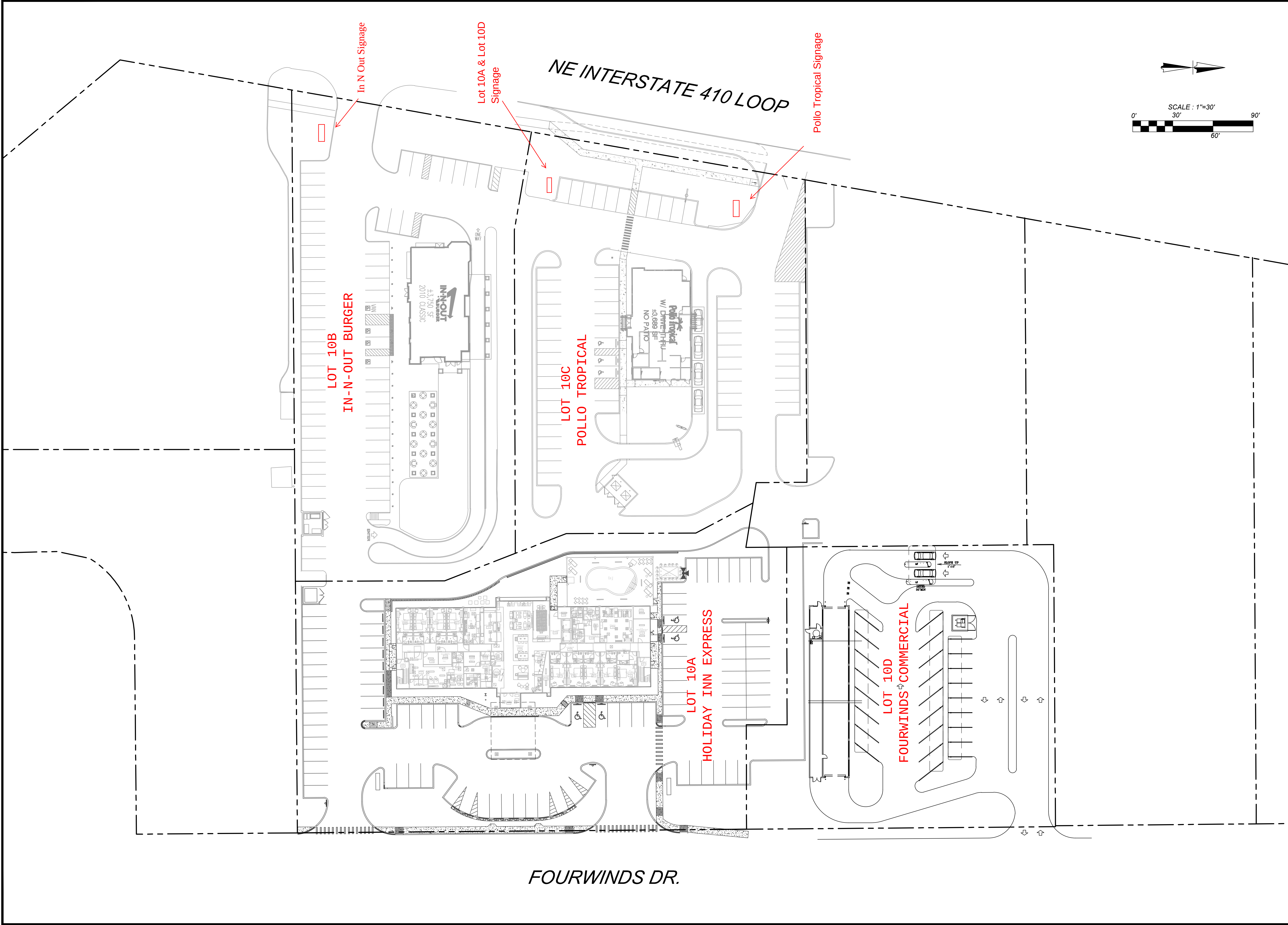
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Michael S. Brennan, City Attorney









|                                                    |  |            |                                                                                                                                                                                      |
|----------------------------------------------------|--|------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| PRELIMINARY SITE PLAN<br>WINDCREST, TX<br>OPTION 1 |  | ISSUE DATE | KFW<br>ENGINEERS + SURVEYING<br>10000 Katy Freeway, Suite 1000<br>Houston, Texas 77058<br>Phone # (281) 976-8444 • Fax # (281) 976-8441<br>TBPCE Firm # 9513 • TBPCE Firm # 10122300 |
| JOB NO. -                                          |  | REVISIONS  |                                                                                                                                                                                      |
| DATE: -                                            |  |            |                                                                                                                                                                                      |
| DRAWN: - CHECKED: -                                |  |            |                                                                                                                                                                                      |
| SHEET NUMBER:                                      |  |            |                                                                                                                                                                                      |





## City Council Agenda Item Report

December 5, 2016

Don Hakala/Jess Swaim, P.E.

[dhakala@windcrest-tx.gov](mailto:dhakala@windcrest-tx.gov), [JSwaim@idseg.com](mailto:JSwaim@idseg.com)

**Resolution #: 2016-608(R)**

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**SUBJECT: DELIBERATION AND POSSIBLE ACTION ON A RESOLUTION AUTHORIZING AN AMENDMENT TO THE CONTRACT AND THE FEE OF IDS ENGINEERING GROUP FOR ENGINEERING SERVICES FOR PACKAGE NO. 4 OF THE CITY'S ROADWAY CAPITAL IMPROVEMENT PROGRAM AND AUTHORIZING IDS ENGINEERING GROUP TO ISSUE A REQUEST FOR PROPOSALS OR BIDS FOR THE CONSTRUCTION OF SUCH ROADWAY CAPITAL IMPROVEMENTS PACKAGE NO. 4.**

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**1. BACKGROUND/HISTORY**

On December 13, 2012, the City of Windcrest City Council adopted resolutions 2012-416 (R) selecting IDS Engineering Group to provide engineering services for the city's roadway capital improvement program subject to the negotiation by the city manager of a contract for such services.

**2. FINDINGS/CURRENT ACTIVITY**

To expand its services to include Package No. 4 for the city's roadway capital improvement program.

**3. FINANCIAL IMPACT**

The City's Capital Projects Streets 19-500-800 has a budget of \$800,000.00 for the FY 16-17. The IDS Engineering Group's fee for engineering services relating to Package No. 4 shall not exceed \$55,000.00.

**4. ACTION OPTIONS/RECOMMENDATION**

Approval of this agreement would enhance the quality of life of the citizens of the City of Windcrest. City staff recommends to take an action on Resolution to authorize an amendment to the contract and the fee of IDS Engineering group for engineering services for the package NO.4 of the city's roadway capital improvement program.



**RESOLUTION NUMBER 2016-608 (R)**

**A RESOLUTION APPROVING AN AMENDMENT TO THE CONTRACT AND THE FEE OF IDS ENGINEERING GROUP FOR ENGINEERING SERVICES FOR PACKAGE NO. 4 OF THE CITY'S ROADWAY CAPITAL IMPROVEMENT PROGRAM AND AUTHORIZING IDS ENGINEERING GROUP TO ISSUE A REQUEST FOR PROPOSALS OR BIDS FOR THE CONSTRUCTION OF SUCH ROADWAY CAPITAL IMPROVEMENTS PACKAGE NO. 4.**

WHEREAS, on December 13, 2012, the City of Windcrest City Council adopted resolution 2012-416(R) selecting IDS Engineering Group to provide engineering services for the city's roadway capital improvement program subject to the negotiation by the city manager of a contract for such services; and

WHEREAS, it is the desire of the City Council for IDS Engineering Group, upon execution of a contract for engineering services, to expand its services to include Package No. 4 for the city's roadway capital improvement program.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Windcrest, Texas, that:

1. The IDS Engineering Group's fee for engineering services relating to Package No. 4 shall not exceed \$55,000.00.
2. The City Manager is hereby authorized to execute a contract with IDS Engineering for the performance of engineering services relating to roadway capital improvements (CIP-004).
3. Upon completion of the Request for Proposals or Bids, IDS Engineering Group shall seek competitive sealed bids for construction of such roadway capital improvements.

DULY PASSED AND APPROVED, on the \_\_\_\_ day of December, 2016, at a regularly scheduled meeting of the City Council of the City of Windcrest, Texas, which meeting was held in compliance with the Open Meetings Act, Tex. Gov't. Code §551.001, et. seq. at which meeting a quorum was present and voting.



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Alan E. Baxter, Mayor

ATTEST

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Kelly Rodriguez, City Secretary

APPROVED AS TO FORM

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Michael Brenan, City Attorney



# WINDCREST TEXAS

RESOLUTION NO. 2012-438(R)

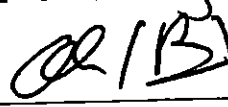
A RESOLUTION APPROVING A NEW WINDCREST LITTLE LEAGUE LEASE COMMENCING JANUARY 1, 2014 AND ENDING DECEMBER 31, 2016 AND AUTHORIZING THE CITY MANAGER TO EXECUTE SAID LEASE ON BEHALF OF THE CITY

WHEREAS, the Windcrest Little League has leased the ball field complex owned by the City of Windcrest in Takas Park for many years; and

WHEREAS, it would be in the public interest of the youth and citizens of Windcrest to continue the little league use of such ball field complex by the Windcrest Little League.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WINDCREST, TEXAS that the attached Windcrest Little League Lease commencing January 1, 2014 and ending December 31, 2016 is hereby approved and the City Manager is authorized to execute such lease on behalf of the City.

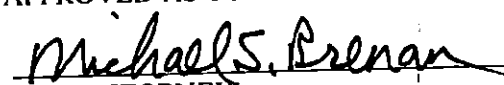
PASSED AND APPROVED this 6<sup>th</sup> day of May, 2013.

  
MAYOR

ATTEST:

  
CITY SECRETARY

APPROVED AS TO FORM:

  
CITY ATTORNEY



## **WINDCREST LITTLE LEAGUE LEASE**

WHEREAS, the WINDCREST LITTLE LEAGUE (hereinafter referred to as "WLL") has requested permission to use the Ball Field Complex owned by the CITY OF WINDCREST (hereinafter referred to as "CITY") in Takas Park, 9312 Jim Seal Drive, Windcrest, Texas for the years 2014-2016; and

WHEREAS, the CITY has determined that such use of the Ball Field Complex (which includes three fields with two dugouts per field, the area adjacent to the westernmost field Monday thru Friday from 5:00 P.M. to closing, a field house consisting of a concession area, storage area and restrooms, spectator areas and a batting and pitching cage) will be in the public interest and contributes to the general welfare of the community.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS, for a good and valuable consideration, CITY and WLL agree as follows:

1. WLL is authorized to use the Ball Field Complex beginning January 1, 2014 and shall conclude use of the Ball Field Complex on December 31, 2016.
2. WLL has previously pledged \$10,000.00 in up front matching funds for the City of Windcrest Community Park Grant application in lieu of future annual user fees for the lease term.
3. CITY reserves the right to terminate WLL's use of the Ball Field complex if WLL fails to cure a material breach of this agreement within thirty (30) days after notice of the material breach from the City, or without cause at the end of any season. WLL shall indemnify CITY and shall hold and save CITY, its boards, officers and employees harmless from and against all claims, lawsuits, judgments, costs, liens, losses, expenses, fees (including attorney fees and cost of defense), proceedings, actions, demands, causes of action, liability and suits of any kind and nature, including personal or bodily injury (including death), property damage, or other harm for which recovery of damages is sought that is found by a court of competent jurisdiction to be caused by the intentional or negligent act, error, or omission of WLL, any agent, officer, director, representative, employee, affiliate, or subcontractor of WLL, or their respective officers, agents, employees, directors, or representatives, while using the Ball Field Complex. This indemnity does not apply to any liability resulting from the negligence of CITY, its officers, employees, contractors or subcontractors. WLL shall promptly advise city in writing of any known claim or demand against WLL or CITY related to or arising out of WLL's use of the Ball Filed complex. WLL shall furnish and maintain a general liability insurance policy in the amount of \$1,000,000.00 protecting WLL and CITY against the liabilities referred to in this paragraph, and shall furnish a copy of such insurance or its renewals to CITY prior to the use of the Ball Field Complex.
5. CITY reserves the right to authorize use of the Ball Field Complex by other entities during the term of this agreement, so long as it does not interfere with the scheduled use

by WLL. WLL may not authorize the use of the Ball Field Complex by any other entity without the written consent of CITY. Such consent shall not be unreasonably withheld.

6. WLL shall be solely responsible for repairs, including all costs related thereto, any damage to any part of the Ball Field Complex which occurs on account of the carelessness, negligence, vandalism or mischief from WLL patrons. CITY shall be responsible for repairs, including the costs thereof, for damages to any part of the Ball Field Complex which occurs due to the carelessness, negligence, vandalism or mischief of others. Repairs occasioned by normal wear and tear are not included in the obligation of WLL, but will be borne by CITY. CITY will also provide for the use and service of a trash dumpster for the Ball Field Complex, such cost to be borne by CITY.
7. WLL shall keep the Ball Field Complex neat, attractive and serviceable. WLL shall pay a penalty of \$50.00 per day that trash, debris and equipment are not removed from the Ball Field Complex. Upon demand by CITY, WLL representatives shall inspect the Ball Field Complex with representatives from CITY, to note any clean up deficiencies. If repeated clean up deficiencies occur, CITY may cancel the agreement upon thirty (30) days notice to WLL as set out herein.
8. WLL is authorized to place four storage containers on the Ball Field Complex at a location agreeable to CITY. WLL shall be solely responsible for maintenance and security of the containers to include painting in appropriate colors. WLL will insure the containers meet fire and safety requirements set by CITY. Additionally on expiration of the lease WLL shall be responsible for the removal of the containers.
9. CITY will provide the same level of park security which it provides to other park areas of CITY. Any additional security needed during the use of the Ball Field Complex by WLL shall be provided by WLL at its own expense.
10. Other than the repair or remodel of existing facilities, WLL shall not make any alterations or repairs to the Ball Field Complex without the written approval of CITY. WLL has made various proposals concerning upgrades to the Ball Field Complex which CITY has agreed to consider when funding is obtained, including but not limited to, the enlargement of the concession area and the restrooms, lights for the minor/major field and enclosure of the scorekeepers area. Upon securing the funds for 50% of the upgrades, WLL and CITY agree to work together to obtain additional funding, however no work shall begin until approved by CITY.
11. WLL shall complete its activities at the Ball Field Complex by 10:00 pm each day. Verification of the time shall be made by the Windcrest Police Department.
12. WLL is authorized to use the Takas Park Civic Center for the purpose of board meetings, registration, clinics, and other league functions at no additional cost. WLL will be bound and subject to all rules for use of the facility including a cleaning fee of \$25.00 per use if the facility is not left in a clean and orderly condition.



13. Attached and made a part of this agreement is a summary listing of other CITY and WLL duties and responsibilities.
14. Attached hereto is a copy of the Rules and Regulations pertaining to the use of Takas Park. The parties agree that CITY can amend these rules from time to time during the course of this lease without otherwise affecting this lease. The rules in force at any such time will be the Rules and Regulations CITY currently has in effect for the use of Takas Park.

WINDCREST LITTLE LEAGUE

By: , President

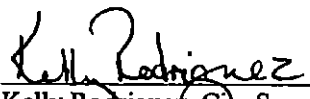
Date: April 6, 2013

CITY OF WINDCREST

By: , City Manager

Date: April 6, 2013

ATTEST:

  
Kelly Rodriguez, City Secretary

APPROVED AS TO FORM:

  
Michael S. Brennan, City Attorney

|                                                                                                           |  |                                                                                      |
|-----------------------------------------------------------------------------------------------------------|--|--------------------------------------------------------------------------------------|
| <b>CERTIFICATE OF LIABILITY INSURANCE</b>                                                                 |  | DATE 1/15/14                                                                         |
| <b>Keystone Risk Managers, LLC</b><br><b>1995 Point Township Drive</b><br><b>Northumberland, PA 17867</b> |  | CERTIFICATE # 3431918-1                                                              |
|                                                                                                           |  | 9 43 19                                                                              |
| ADDITIONAL NAMED INSURED:<br><br>WINDCREST LL<br>AMY WINN<br>8730 MIDCROWN<br><br>SAN ANTONIO TX 78239    |  | <b>INSURERS AFFORDING COVERAGE:</b>                                                  |
|                                                                                                           |  | INSURER A: LEXINGTON INSURANCE COMPAN                                                |
|                                                                                                           |  | INSURER B: NATIONAL UNION FIRE INSURANC<br>(Non-Liability) COMPANY OF PITTSBURGH, PA |
|                                                                                                           |  | INSURER C: CHARTIS SPECIALTY<br>INSURANCE COMPANY                                    |

### COVERAGES

THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN. THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. AGGREGATE LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

| SR | ADDITIONAL NAMED INSURED | TYPE OF INSURANCE      | POLICY NUMBER | POLICY EFFECTIVE DATE MM/DD/YYYY | POLICY EXPIRATION DATE MM/DD/YYYY | LIMITS                                            |
|----|--------------------------|------------------------|---------------|----------------------------------|-----------------------------------|---------------------------------------------------|
| A  | X                        | GENERAL LIABILITY      | 011225803     | 1/09/2014                        | 1/01/2015                         | EACH OCCURRENCE \$1,000,000                       |
|    |                          | X OCCURRENCE           |               |                                  |                                   | GENERAL AGGREGATE \$2,000,000                     |
|    |                          | X INCL. PARTICIPANTS   |               |                                  |                                   | PRODUCTS/COMP OPS AGGREGATE \$1,000,000           |
|    |                          | X SEXUAL ABUSE         |               |                                  |                                   | SEXUAL ABUSE OCCURRENCE \$1,000,000               |
|    |                          | MEDICAL PAYMENTS       |               |                                  |                                   | SEXUAL ABUSE AGGREGATE \$2,000,000                |
| A  | X                        | DIRECTORS & OFFICERS   | 15819360      | 1/01/2014                        | 1/01/2015                         | EACH LOSS \$1,000,000                             |
|    |                          |                        |               |                                  |                                   | AGGREGATE \$1,000,000                             |
| A  | X                        | CRIME COVERAGE         | 011408711     | 1/01/2014                        | 1/01/2015                         | EACH LOSS \$35,000                                |
|    |                          |                        |               |                                  |                                   | AGGREGATE NONE                                    |
| 3  | X                        | SPORTS EXCESS ACCIDENT | SRG9105434    | 1/01/2014                        | 1/01/2015                         | As in Master Policy Med. Max. \$100,000 Ded. \$50 |

"X" INDICATES COVERAGE SELECTED FOR ADDITIONAL NAMED INSURED

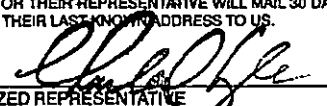
### ADDITIONAL INSURED

Who is an insured (SECTION II) of the General Liability policy is amended to include as an insured the person or organization shown in the schedule, but only with respect to liability arising out of the above named Little League's maintenance or use of ball fields, or other premises loaned, donated, or rented to that Little League by such person or organizations and subject to the following additional exclusions:

- Structural alterations, new construction, maintenance, repair or demolition operations performed by or on behalf of the person or organization designated in the Schedule unless performed by the above named Little League and
- That part of the ball field or other premises not being used by the above named Little League

NAME AND ADDRESS OF PERSON OR ORGANIZATION:

CITY OF WINDCREST 2. JOHN CALVIN PRESBYTERIAN CHURCH 3. ARCHDIOCESE OF  
SAN ANTONIO/SAINT JOHN NEWMAN CATHOLIC CHURCH 4. CRESTVIEW BAPTIST CHURCH

|                                                                                                                                                          |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
|----------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>INSURED</b><br><br><b>Little League Baseball Risk Purchasing Group, Inc.</b><br><b>539 U.S. RT. 15 HIGHWAY</b><br><b>South Williamsport, PA 17702</b> | <b>CANCELLATION</b><br>SHOULD ANY OF THE ABOVE DESCRIBED POLICIES TO THE ABOVE NAMED LITTLE LEAGUE BE CANCELED BEFORE THE EXPIRATION DATE THEREOF, THE ISSUING INSURER OR THEIR REPRESENTATIVE WILL MAIL 30 DAYS WRITTEN NOTICE TO THE DESIGNATED PERSON OR ORGANIZATION AT THEIR LAST KNOWN ADDRESS TO US.<br><br><div style="text-align: center;"> <br/>           AUTHORIZED REPRESENTATIVE         </div> |
|----------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|



RESOLUTION NO. 2016-609(R)

A RESOLUTION APPROVING A NEW WINDCREST LITTLE LEAGUE LEASE COMMENCING JANUARY 1, 2017 AND ENDING DECEMBER 31, 2019 AND AUTHORIZING THE CITY MANAGER TO EXECUTE SAID LEASE ON BEHALF OF THE CITY

WHEREAS, the Windcrest Little League has leased the ball field complex owned by the City of Windcrest in Takas Park for many years; and

WHEREAS, it would be in the public interest of the youth and citizens of Windcrest to continue the little league use of such ball field complex by the Windcrest Little League.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WINDCREST, TEXAS that the attached Windcrest Little League Lease commencing January 1, 2017 and ending December 31, 2019 is hereby approved and the City Manager is authorized to execute such lease on behalf of the City.

PASSED AND APPROVED this \_\_\_\_ day of \_\_\_\_\_, 2016.

\_\_\_\_\_  
MAYOR

ATTEST:

\_\_\_\_\_  
CITY SECRETARY

APPROVED AS TO FORM:

\_\_\_\_\_  
CITY ATTORNEY

2016-609(R)

## **WINDCREST LITTLE LEAGUE LEASE**

WHEREAS, the WINDCREST LITTLE LEAGUE (hereinafter referred to as "WLL") has requested permission to use the Ball Field Complex owned by the CITY OF WINDCREST (hereinafter referred to as "CITY") in Takas Park, 9312 Jim Seal Drive, Windcrest, Texas for the years 2017-2019; and

WHEREAS, the CITY has determined that such use of the Ball Field Complex (which includes three fields with two dugouts per field, the area adjacent to the westernmost field Monday thru Friday from 5:00 P.M. to closing, a field house consisting of a concession area, storage area and restrooms, spectator areas and a batting and pitching cage) will be in the public interest and contributes to the general welfare of the community.

NOW THEREFORE, KNOW ALL MEN BY THESE PRESENTS, for a good and valuable consideration, CITY and WLL agree as follows:

1. WLL is authorized to use the Ball Field Complex beginning January 1, 2017 and shall conclude use of the Ball Field Complex on December 31, 2019.
2. WLL has previously pledged \$10,000.00 in up front matching funds for the City of Windcrest Community Park Grant application in lieu of future annual user fees for the lease term.
3. CITY reserves the right to terminate WLL's use of the Ball Field complex if WLL fails to cure a material breach of this agreement within thirty (30) days after notice of the material breach from the City, or without cause at the end of any season. WLL shall indemnify CITY and shall hold and save CITY, its boards, officers and employees harmless from and against all claims, lawsuits, judgments, costs, liens, losses, expenses, fees (including attorney fees and cost of defense), proceedings, actions, demands, causes of action, liability and suits of any kind and nature, including personal or bodily injury (including death), property damage, or other harm for which recovery of damages is sought that is found by a court of competent jurisdiction to be caused by the intentional or negligent act, error, or omission of WLL, any agent, officer, director, representative, employee, affiliate, or subcontractor of WLL, or their respective officers, agents, employees, directors, or representatives, while using the Ball Field Complex. This indemnity does not apply to any liability resulting from the negligence of CITY, its officers, employees, contractors or subcontractors. WLL shall promptly advise city in writing of any known claim or demand against WLL or CITY related to or arising out of WLL's use of the Ball Filed complex. WLL shall furnish and maintain a general liability insurance policy in the amount of \$1,000,000.00 protecting WLL and CITY against the liabilities referred to in this paragraph, and shall furnish a copy of such insurance or its renewals to CITY prior to the use of the Ball Field Complex.
5. CITY reserves the right to authorize use of the Ball Field Complex by other entities during the term of this agreement, so long as it does not interfere with the scheduled use



by WLL. WLL may not authorize the use of the Ball Field Complex by any other entity without the written consent of CITY. Such consent shall not be unreasonably withheld.

6. WLL shall be solely responsible for repairs, including all costs related thereto, any damage to any part of the Ball Field Complex which occurs on account of the carelessness, negligence, vandalism or mischief from WLL patrons. CITY shall be responsible for repairs, including the costs thereof, for damages to any part of the Ball Field Complex which occurs due to the carelessness, negligence, vandalism or mischief of others. Repairs occasioned by normal wear and tear are not included in the obligation of WLL, but will be borne by CITY. CITY will also provide for the use and service of a trash dumpster for the Ball Field Complex, such cost to be borne by CITY.
7. WLL shall keep the Ball Field Complex neat, attractive and serviceable. WLL shall pay a penalty of \$50.00 per day that trash, debris and equipment are not removed from the Ball Field Complex. Upon demand by CITY, WLL representatives shall inspect the Ball Field Complex with representatives from CITY, to note any clean up deficiencies. If repeated clean up deficiencies occur, CITY may cancel the agreement upon thirty (30) days notice to WLL as set out herein.
8. WLL is authorized to place four storage containers on the Ball Field Complex at a location agreeable to CITY. WLL shall be solely responsible for maintenance and security of the containers to include painting in appropriate colors. WLL will insure the containers meet fire and safety requirements set by CITY. Additionally on expiration of the lease WLL shall be responsible for the removal of the containers.
9. CITY will provide the same level of park security which it provides to other park areas of CITY. Any additional security needed during the use of the Ball Field Complex by WLL shall be provided by WLL at its own expense.
10. Other than the repair or remodel of existing facilities, WLL shall not make any alterations or repairs to the Ball Field Complex without the written approval of CITY. WLL has made various proposals concerning upgrades to the Ball Field Complex which CITY has agreed to consider when funding is obtained, including but not limited to, the enlargement of the concession area and the restrooms, lights for the minor/major field and enclosure of the scorekeepers area. Upon securing the funds for 50% of the upgrades, WLL and CITY agree to work together to obtain additional funding, however no work shall begin until approved by CITY.
11. WLL shall complete its activities at the Ball Filed Complex by 10:00 pm each day. Verification of the time shall be made by the Windcrest Police Department.
12. WLL is authorized to use the Takas Park Civic Center for the purpose of board meetings, registration, clinics, and other league functions at no additional cost. WLL will be bound and subject to all rules for use of the facility including a cleaning fee of \$25.00 per use if the facility is not left in a clean and orderly condition.

13. Attached and made a part of this agreement is a summary listing of other CITY and WLL duties and responsibilities.
14. Attached hereto is a copy of the Rules and Regulations pertaining to the use of Takas Park. The parties agree that CITY can amend these rules from time to time during the course of this lease without otherwise affecting this lease. The rules in force at any such time will be the Rules and Regulations CITY currently has in effect for the use of Takas Park.

WINDCREST LITTLE LEAGUE

CITY OF WINDCREST

By: \_\_\_\_\_  
\_\_\_\_\_, President

By: \_\_\_\_\_  
Rafael Castillo, City Manager

Date: December \_\_, 2017

Date: December \_\_, 2019

ATTEST:

\_\_\_\_\_  
Kelly Rodriguez, City Secretary

APPROVED AS TO FORM:

\_\_\_\_\_  
Michael S. Brennan, City Attorney



**RESOLUTION NO. 2016-610(R)**

**A RESOLUTION ACCEPTING THE RESIGNATION OF MATT VANDENBERG AS THE CITY COUNCIL'S REPRESENTATIVE FOR THE NEGOTIATION OF A CONTRACT WITH THE WINDCREST VOLUNTEER FIRE ASSOCIATION, INC**

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF WINDCREST, TEXAS that the resignation of Matt Vandenberg as the City Council's representative for the negotiation of a contract with the Windcrest Volunteer Fire Association, Inc. is hereby accepted to be effective immediately.

**DULY PASSED AND APPROVED**, on the \_\_\_\_ day of \_\_\_\_\_, 2016 at a regular meeting of the City Council of the City of Windcrest, Texas, which meeting was held in compliance with the Open Meetings Act, Tex. Gov't. Code, §551.001, et. seq. at which meeting a quorum was present and voting.

CITY OF WINDCREST, TEXAS

\_\_\_\_\_  
Alan Baxter, Mayor

**ATTEST:**

\_\_\_\_\_  
Kelly Rodriguez, City Secretary

**APPROVED:**

\_\_\_\_\_  
Michael S. Brenan, City Attorney



November 22, 2016

Windcrest City Council  
Attn: Mayor Alan Baxter

The Cherice Cochrane Foundation would like to thank the City of Windcrest for their support of the CCF "Fit for a Princess" Self-esteem Empowerment workshop, and hope that we can count on your support of this year's workshop at the Civic Center. Under the leadership of Claudette Cochrane Lewis, Founder & President, the organization was incorporated in July 2002. Its mission is to provide strong adult mentors to middle and high school-aged students and provide promising, talented mentees with financial scholarships and leadership workshops to assist them in career path.

Since its inception, we have awarded over \$40,000 in scholarships to Middle and High School Students. Two of the highlights of our various activities are our Official Fiesta events, featuring *Mr. Teen San Antonio*, Scholarship Mentoring Banquet and "Fit for a Princess" Self-esteem Empowerment workshop with the crowning of "Miss Windcrest Amazing Princess". The Annual Mentoring Banquet not only highlights the Foundation's mentor/mentee matches but also pays tribute to the contributions of the late Cherice Cochrane. Cherice was an exemplary mentor and role model and a 1999 magna cum laude graduate of Judson High School. Though Cherice passed away from meningitis in 2001 in her sophomore year, her work continues through the Foundation.

Providing support to this exemplary mentoring program will allow us to provide a top quality-mentoring program to hundreds of middle and high school students in Bexar County and continuing the legacy of Cherice Amanda Cochrane. In addition to matching mentors and students, we provide the following services:

- Cherice Cochrane Youth Leadership Summit
- Resume Building/Portfolio/Investment Workshops
- Fit for a Princess Self-esteem Empowerment Workshop
- "Vaccinate Before your Graduate", Advocacy and Briefings to schools and organizations
- Community Service Opportunities & Exposure to Cultural and Civic Events
- Awarding Scholarship to deserving Middle and High School Students

Besides recommending potential mentors, you can help us achieve our goals by:

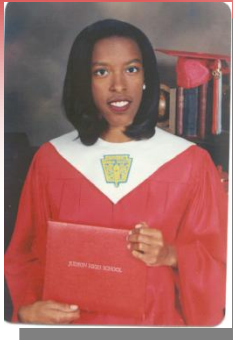
- Wavering the rental fee at the Civic Center for our Self-esteem Empowerment workshop
- Listing us as a community partner and organization to provide mentoring, volunteer opportunities, meningitis awareness briefing and scholarships resource for our youth

Thank you for your intended support. Attached is information on our Foundation and the Fit for a Princess flyer. I can be reached at 573-0142 or visit us on our site at, [www.cochranefoundation.org](http://www.cochranefoundation.org).

In Service to Youth & Adults,

*Claudette Lewis*  
Founder & CEO





## **ABOUT CHERICE COCHRANE**

At the young age of 12, Cherice recruited a group of NAACP Youth Council members and implemented a

NAACP Back-To-School, Stay-In-School program at S.H. Gates and MLK Middle School. The program continues to this day dedicated to raising the standard of excellence for our youth. When Cherice was 15, she published Top Teens souvenir journals and an award-winning book for the Top Ladies of Distinction, Incorporated, entitled "Me and My Mentor." Cherice published the second edition in 1998 and was nearing completion on the third edition when she died at the age of 19 years old from meningitis at Tulane University.

Cherice's exemplary leadership and commitment to our community resulted in several local and national awards: Texas Young Achiever of the Year; Girl Scout Silver and Gold Award, Founder Tulane NAACP College Chapter, United Way "Mayor's Outstanding Youth", National Achievement Scholarship Program, NAACP Outstanding Leader, and Pre-Freshman Engineering, Honor Graduate for three years running, the Emerging Young Leaders Award, and the National Dean's List of Outstanding College Students.



Cherice Cochrane  
Mentoring For Success Foundation  
1907 Francis Drake  
Windcrest, Texas 78239



## ***OUR VISION***

***KNOWLEDGEABLE,  
SOCIALLY ADJUSTED,  
YOUNG ADULTS  
PREPARED FOR  
SUCCESS BY  
CONCERNED AND  
CARING ADULT  
MENTORS***

## **MENTORING FOR SUCCESS**

Children need positive role models. They need a resource, a confidant, a friend. Someone to help them make positive choices in life. They need someone who will listen. They need a mentor. They need you.

## **MAKE A DIFFERENCE**

Mentors are special people who are willing to spend quality time with young people. They share life experiences, support goals and encourage children to reach their dreams and their full potential.

Mentors are Committed to making a difference in a child's life. And they do.



## **A LITTLE TIME, A BIG IMPACT!**

Young people who have a caring adult or mentor in their lives do better in school and are less likely to participate in risk-taking behaviors. A small time commitment can make a significant difference in a child's life.

## **WHO WE ARE:**

The Cherice Cochran "Mentoring For Success" Foundation is a incorporated non-profit organization with 501 (c) 3 tax exempt status founded by Claudette Cochran Lewis in memory of her daughter Cherice Amanda Cochran.

## **OUR MISSION:**

- Prepare junior and senior high school-aged children (mentees) in the San Antonio area for success by providing positive, strong adult role models
- Provide promising, talented mentees with scholarships in support of their educational goals and
- Provide educational and leadership training to facilitate our mentees development into outstanding citizens



**Be The One to Make a Difference**

## **NO SPECIAL SKILLS REQUIRED**

You don't need any special skills to become a mentor, just a desire to help children reach their full potential. Mentors are everyday people who:

- ❖ Like working with young adults
- ❖ Are dependable
- ❖ Enjoy sharing ideas and talents with others
- ❖ Are flexible and a good listener
- ❖ Possess a sense of humor
- ❖ Want to make a contribution to society
- ❖ Believe in youth and their potential
- ❖ Encourage young people to set and achieve goals

## **WHAT YOU CAN DO?**

*Volunteer to be a Mentor to a deserving young adult*

*Call for more information about how you can become involved as a mentor in your community. Your call will be the first step in improving a child's life.*

**(210) 378-1268**

Cherice Cochran  
Mentoring For Success Foundation  
1907 Francis Drake  
Windcrest, Texas 78239



## *“Fit for a Princess”*

*Etiquette, Image, Fitness, Health, Arts & Crafts and Coronation*  
*Saturday, March 18, 9am-2pm & Friday, April 14th 6pm-9pm*



*For Little Girls Grades, First through third Grades*

*A Fitness and Self-Esteem Program, designed for your little girls with you in mind, by the*  
*Cherice Cochrane Foundation and Coordinated by Teen Hannah Leake*

“Fit for a Princess” uniquely brings together inner and outer beauty lessons, building good character with true beauty and practical skills. Our goal is to bring out the natural beauty, build self-esteem and confidence in your “little princesses.”

Our program utilizes health, fitness, dance, manners, etiquette, personal style, arts and crafts, to culminate in a Presentation and Coronation of all of our “little Princesses” and “Amazing Princess.”

The program focuses on personality, inner and outer beauty and self-esteem in girls, grades, first through 3<sup>rd</sup> grades. Instructions are offered in the following:

- Personal Hygiene and Skin Care
- Fitness and Health
- Manners and Etiquette – Role Playing
- Poise - Walking, Standing and Sitting
- Princess Crafts
- Creative Dancing

# *"Fit for a Princess"*

*Fitness, Dance, Health & Nutrition,  
Etiquette & Self Esteem Program Stations*



## **Fit for a Princess Self Esteem Empowerment Training Camp Graduates**

"Fit for a Princess" program will be conducted through five rotating stations in two- days.

Station 1: Self-Esteem & Personal Care, Station 2: Health, Nutrition & Crafts, Station 3: Manners & Etiquette, Station 4: Fitness & Dance: Session 5: The Culminating event will focus on their personal style, and Coronation of all Amazing Princesses, Miss SA, Windcrest, Schertz, SWTX and Texas.

### Program Sessions 1 thru 4 on Day 1 and Session 5 on Day 2

Session 1: - Self Esteem, Poise and Health:

- What is Self-Esteem? by Teen Hannah Leake
- Skin Care, Hand Washing and Personal Hygiene – Symantha Noel
- Princess Training: Poise – Standing, Sitting and Walking – Ms Krystal.

Session 2: - Health, Nutrition and Crafts: Mrs. TyRonda Leake Mott

- Food Groups and Creative snacks – Mrs. TyRonda Leake Mott
- Arts & Crafts – Jazmyne Kelley

Session 3: – Manners & Etiquette: Teen Glori Newsome

- Personal Safety
- Role Playing & Speaking
- Telephone Etiquette

Session 4: - Fitness and Dance & Coronation Rehearsal – Krystal Diaz

- Basic exercise – Miss Latina San Antonio  
Miss Latina San Antonio Teen
- Flamenco Dance – Coordinated by Krystal Diaz
- Rehearsal for Coronation by Ms. Krystal and Miss Latina Teen

Session 5: Friday, March 14th, 6pm-9pm - Personal Style, Coronation:

- Presentation – by Krystal Diaz, Danzavida Artistic Director & Owner
- Coronation- by Miss SA Amazing Teen 2016 and Mr. Teen Fiesta



# *"Fit For a Princess" Self-esteem Program*

**A Self-esteem Empowerment Program for little girls, ages 5 years thru 9 years**

Five Mini Sessions: Health & Fitness, Arts & Crafts,  
Character Building, Fashion Show & Coronation  
*Princess Sashes and Tiaras for all our registered Princesses!*

Training Camp Date: Saturday, March 18<sup>th</sup>, 9:00am- 2:00pm  
Location: Windcrest Civic Center, 9310 Jim Seal Drive

Banquet & Coronation of all Participants: Friday, April 14<sup>th</sup>, 6:00pm - 8:00pm  
Location: Schertz Civic Center, 1400 Schertz Parkway

Crowning of Miss Leon Valley, San Antonio, Schertz, Windcrest, SWTX & Texas Amazing Princess



Gabrielle Rajane, Miss Windcrest Amazing Princesses 2016

What Makes a Little Girl "Fit for a Princess?"  
It's her Inner and Outer Beauty, Self Image,  
Confidence, Character and Compassion for others.



Much Thanks to the **FIESTA SAN ANTONIO** and the Cherice Cochrane Foundation, Official Event Sponsor  
Application form can be downloaded at, [www.cochranefoundation.org](http://www.cochranefoundation.org) . Deadline is December 30th





# DECEMBER 2016

| SUNDAY          | MONDAY                     | TUESDAY     | WEDNESDAY        | THURSDAY                  | FRIDAY            | SATURDAY |
|-----------------|----------------------------|-------------|------------------|---------------------------|-------------------|----------|
|                 |                            |             |                  | 1                         | 2                 | 3        |
| 4               | 5<br>P&Z 5:00<br>RCCM 6:00 | 6<br>Court  | 7                | 8<br>WEDC 6 / BCWCID 6:30 | 9                 | 10       |
| 11              | 12                         | 13<br>Court | 14<br>P&R 6 p.m. | 15                        | 16                | 17       |
| 18              | 19<br>RCCM 6:30 P.M.       | 20<br>Court | 21<br>CCC 6 p.m. | 22                        | 23<br>CITY CLOSED | 24       |
| 25<br>Christmas | 26<br>CITY CLOSED          | 27          | 28               | 29                        | 30<br>CITY CLOSED | 31       |

# JANUARY 2017

| SUNDAY              | MONDAY             | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|---------------------|--------------------|---------|-----------|----------|--------|----------|
| 1<br>New Year's Day | 2                  | 3       | 4         | 5        | 6      | 7        |
| 8                   | 9                  | 10      | 11        | 12       | 13     | 14       |
| 15                  | 16<br>M L King Day | 17      | 18        | 19       | 20     | 21       |
| 22                  | 23                 | 24      | 25        | 26       | 27     | 28       |
| 29                  | 30                 | 31      |           |          |        |          |

# FEBRUARY 2017

| SUNDAY | MONDAY                | TUESDAY               | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|-----------------------|-----------------------|-----------|----------|--------|----------|
|        |                       |                       | 1         | 2        | 3      | 4        |
| 5      | 6                     | 7                     | 8         | 9        | 10     | 11       |
| 12     | 13                    | 14<br>Valentine's Day | 15        | 16       | 17     | 18       |
| 19     | 20<br>Presidents' Day | 21                    | 22        | 23       | 24     | 25       |
| 26     | 27                    | 28                    |           |          |        |          |

# MARCH 2017

| SUNDAY | MONDAY | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|--------|---------|-----------|----------|--------|----------|
|        |        |         | 1         | 2        | 3      | 4        |
| 5      | 6      | 7       | 8         | 9        | 10     | 11       |
| 12     | 13     | 14      | 15        | 16       | 17     | 18       |
| 19     | 20     | 21      | 22        | 23       | 24     | 25       |
| 26     | 27     | 28      | 29        | 30       | 31     |          |

# APRIL 2017

| SUNDAY              | MONDAY | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY            | SATURDAY |
|---------------------|--------|---------|-----------|----------|-------------------|----------|
|                     |        |         |           |          |                   | 1        |
| 2                   | 3      | 4       | 5         | 6        | 7                 | 8        |
| 9                   | 10     | 11      | 12        | 13       | 14<br>Good Friday | 15       |
| 16<br>Easter Sunday | 17     | 18      | 19        | 20       | 21                | 22       |
| 23                  | 24     | 25      | 26        | 27       | 28                | 29       |
| 30                  |        |         |           |          |                   |          |



# MAY 2017

| SUNDAY             | MONDAY             | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------------------|--------------------|---------|-----------|----------|--------|----------|
|                    | 1                  | 2       | 3         | 4        | 5      | 6        |
| 7                  | 8                  | 9       | 10        | 11       | 12     | 13       |
| 14<br>Mother's Day | 15                 | 16      | 17        | 18       | 19     | 20       |
| 21                 | 22                 | 23      | 24        | 25       | 26     | 27       |
| 28                 | 29<br>Memorial Day | 30      | 31        |          |        |          |

# JUNE 2017

| SUNDAY             | MONDAY | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------------------|--------|---------|-----------|----------|--------|----------|
|                    |        |         |           | 1        | 2      | 3        |
| 4                  | 5      | 6       | 7         | 8        | 9      | 10       |
| 11                 | 12     | 13      | 14        | 15       | 16     | 17       |
| 18<br>Father's Day | 19     | 20      | 21        | 22       | 23     | 24       |
| 25                 | 26     | 27      | 28        | 29       | 30     |          |

# JULY 2017

| SUNDAY | MONDAY | TUESDAY               | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|--------|-----------------------|-----------|----------|--------|----------|
|        |        |                       |           |          |        | 1        |
| 2      | 3      | 4<br>Independence Day | 5         | 6        | 7      | 8        |
| 9      | 10     | 11                    | 12        | 13       | 14     | 15       |
| 16     | 17     | 18                    | 19        | 20       | 21     | 22       |
| 23     | 24     | 25                    | 26        | 27       | 28     | 29       |
| 30     | 31     |                       |           |          |        |          |

# AUGUST 2017

| SUNDAY | MONDAY | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|--------|---------|-----------|----------|--------|----------|
|        |        | 1       | 2         | 3        | 4      | 5        |
| 6      | 7      | 8       | 9         | 10       | 11     | 12       |
| 13     | 14     | 15      | 16        | 17       | 18     | 19       |
| 20     | 21     | 22      | 23        | 24       | 25     | 26       |
| 27     | 28     | 29      | 30        | 31       |        |          |

# SEPTEMBER 2017

| SUNDAY | MONDAY         | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|----------------|---------|-----------|----------|--------|----------|
|        |                |         |           |          | 1      | 2        |
| 3      | 4<br>Labor Day | 5       | 6         | 7        | 8      | 9        |
| 10     | 11             | 12      | 13        | 14       | 15     | 16       |
| 17     | 18             | 19      | 20        | 21       | 22     | 23       |
| 24     | 25             | 26      | 27        | 28       | 29     | 30       |



# OCTOBER 2017

| SUNDAY | MONDAY            | TUESDAY         | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|-------------------|-----------------|-----------|----------|--------|----------|
| 1      | 2                 | 3               | 4         | 5        | 6      | 7        |
| 8      | 9<br>Columbus Day | 10              | 11        | 12       | 13     | 14       |
| 15     | 16                | 17              | 18        | 19       | 20     | 21       |
| 22     | 23                | 24              | 25        | 26       | 27     | 28       |
| 29     | 30                | 31<br>Halloween |           |          |        |          |

# NOVEMBER 2017

| SUNDAY | MONDAY | TUESDAY | WEDNESDAY | THURSDAY               | FRIDAY | SATURDAY           |
|--------|--------|---------|-----------|------------------------|--------|--------------------|
|        |        |         | 1         | 2                      | 3      | 4                  |
| 5      | 6      | 7       | 8         | 9                      | 10     | 11<br>Veterans Day |
| 12     | 13     | 14      | 15        | 16                     | 17     | 18                 |
| 19     | 20     | 21      | 22        | 23<br>Thanksgiving Day | 24     | 25                 |
| 26     | 27     | 28      | 29        | 30                     |        |                    |

# JANUARY 2017

| SUNDAY              | MONDAY                               | TUESDAY     | WEDNESDAY        | THURSDAY               | FRIDAY | SATURDAY |
|---------------------|--------------------------------------|-------------|------------------|------------------------|--------|----------|
| 1<br>New Year's Day | 2<br>RCCM 6:30 P.M.                  | 3<br>COURT  | 4                | 5<br>P&Z 6 P.M.        | 6      | 7        |
| 8                   | 9                                    | 10<br>COURT | 11<br>P&R 6 P.M. | 12<br>WEDC 6 P.M.      | 13     | 14       |
| 15                  | 16<br>M L King Day<br>RCCM 6:30 P.M. | 17<br>COURT | 18<br>CCC 6 P.M. | 19<br>BCWCID 6:30 P.M. | 20     | 21       |
| 22                  | 23                                   | 24          | 25               | 26                     | 27     | 28       |
| 29                  | 30                                   | 31          |                  |                        |        |          |

# FEBRUARY 2017

| SUNDAY | MONDAY                | TUESDAY               | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|-----------------------|-----------------------|-----------|----------|--------|----------|
|        |                       |                       | 1         | 2        | 3      | 4        |
| 5      | 6                     | 7                     | 8         | 9        | 10     | 11       |
| 12     | 13                    | 14<br>Valentine's Day | 15        | 16       | 17     | 18       |
| 19     | 20<br>Presidents' Day | 21                    | 22        | 23       | 24     | 25       |
| 26     | 27                    | 28                    |           |          |        |          |

# MARCH 2017

| SUNDAY | MONDAY | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|--------|---------|-----------|----------|--------|----------|
|        |        |         | 1         | 2        | 3      | 4        |
| 5      | 6      | 7       | 8         | 9        | 10     | 11       |
| 12     | 13     | 14      | 15        | 16       | 17     | 18       |
| 19     | 20     | 21      | 22        | 23       | 24     | 25       |
| 26     | 27     | 28      | 29        | 30       | 31     |          |



# APRIL 2017

| SUNDAY              | MONDAY | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY            | SATURDAY |
|---------------------|--------|---------|-----------|----------|-------------------|----------|
|                     |        |         |           |          |                   | 1        |
| 2                   | 3      | 4       | 5         | 6        | 7                 | 8        |
| 9                   | 10     | 11      | 12        | 13       | 14<br>Good Friday | 15       |
| 16<br>Easter Sunday | 17     | 18      | 19        | 20       | 21                | 22       |
| 23                  | 24     | 25      | 26        | 27       | 28                | 29       |
| 30                  |        |         |           |          |                   |          |

# MAY 2017

| SUNDAY             | MONDAY             | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------------------|--------------------|---------|-----------|----------|--------|----------|
|                    | 1                  | 2       | 3         | 4        | 5      | 6        |
| 7                  | 8                  | 9       | 10        | 11       | 12     | 13       |
| 14<br>Mother's Day | 15                 | 16      | 17        | 18       | 19     | 20       |
| 21                 | 22                 | 23      | 24        | 25       | 26     | 27       |
| 28                 | 29<br>Memorial Day | 30      | 31        |          |        |          |

# JUNE 2017

| SUNDAY             | MONDAY | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------------------|--------|---------|-----------|----------|--------|----------|
|                    |        |         |           | 1        | 2      | 3        |
| 4                  | 5      | 6       | 7         | 8        | 9      | 10       |
| 11                 | 12     | 13      | 14        | 15       | 16     | 17       |
| 18<br>Father's Day | 19     | 20      | 21        | 22       | 23     | 24       |
| 25                 | 26     | 27      | 28        | 29       | 30     |          |

# JULY 2017

| SUNDAY | MONDAY | TUESDAY               | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|--------|-----------------------|-----------|----------|--------|----------|
|        |        |                       |           |          |        | 1        |
| 2      | 3      | 4<br>Independence Day | 5         | 6        | 7      | 8        |
| 9      | 10     | 11                    | 12        | 13       | 14     | 15       |
| 16     | 17     | 18                    | 19        | 20       | 21     | 22       |
| 23     | 24     | 25                    | 26        | 27       | 28     | 29       |
| 30     | 31     |                       |           |          |        |          |

# AUGUST 2017

| SUNDAY | MONDAY | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|--------|---------|-----------|----------|--------|----------|
|        |        | 1       | 2         | 3        | 4      | 5        |
| 6      | 7      | 8       | 9         | 10       | 11     | 12       |
| 13     | 14     | 15      | 16        | 17       | 18     | 19       |
| 20     | 21     | 22      | 23        | 24       | 25     | 26       |
| 27     | 28     | 29      | 30        | 31       |        |          |

# SEPTEMBER 2017

| SUNDAY | MONDAY         | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|----------------|---------|-----------|----------|--------|----------|
|        |                |         |           |          | 1      | 2        |
| 3      | 4<br>Labor Day | 5       | 6         | 7        | 8      | 9        |
| 10     | 11             | 12      | 13        | 14       | 15     | 16       |
| 17     | 18             | 19      | 20        | 21       | 22     | 23       |
| 24     | 25             | 26      | 27        | 28       | 29     | 30       |



# OCTOBER 2017

| SUNDAY | MONDAY            | TUESDAY         | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|-------------------|-----------------|-----------|----------|--------|----------|
| 1      | 2                 | 3               | 4         | 5        | 6      | 7        |
| 8      | 9<br>Columbus Day | 10              | 11        | 12       | 13     | 14       |
| 15     | 16                | 17              | 18        | 19       | 20     | 21       |
| 22     | 23                | 24              | 25        | 26       | 27     | 28       |
| 29     | 30                | 31<br>Halloween |           |          |        |          |

# NOVEMBER 2017

| SUNDAY | MONDAY | TUESDAY | WEDNESDAY | THURSDAY               | FRIDAY | SATURDAY           |
|--------|--------|---------|-----------|------------------------|--------|--------------------|
|        |        |         | 1         | 2                      | 3      | 4                  |
| 5      | 6      | 7       | 8         | 9                      | 10     | 11<br>Veterans Day |
| 12     | 13     | 14      | 15        | 16                     | 17     | 18                 |
| 19     | 20     | 21      | 22        | 23<br>Thanksgiving Day | 24     | 25                 |
| 26     | 27     | 28      | 29        | 30                     |        |                    |

# DECEMBER 2017

| SUNDAY | MONDAY          | TUESDAY | WEDNESDAY | THURSDAY | FRIDAY | SATURDAY |
|--------|-----------------|---------|-----------|----------|--------|----------|
|        |                 |         |           |          | 1      | 2        |
| 3      | 4               | 5       | 6         | 7        | 8      | 9        |
| 10     | 11              | 12      | 13        | 14       | 15     | 16       |
| 17     | 18              | 19      | 20        | 21       | 22     | 23       |
| 24     | 25<br>Christmas | 26      | 27        | 28       | 29     | 30       |
| 31     |                 |         |           |          |        |          |