

MINUTES
REGULAR MEETING
HELOTES CITY COUNCIL
April 14, 2022

The City of Helotes City Council met for a regular meeting on Thursday, April 14, 2022, at 7:00 p.m. in the City Hall Council Chamber, 12951 Bandera Road, Helotes, Texas. This was an open meeting, subject to the open meeting laws of the State of Texas.

Present: Rich Whitehead, Mayor
Craig Sanders
Linda Salazar
Matthew McCrossen
Cynthia Massey
Matthew Merchant

Staff Present: Celina Perez, City Secretary
Michael Gallardo, DS Coordinator
Scott Moreland, Fire Chief
Jaime Ostrander, Dispatch Supervisor
Frank Garza, City Attorney

1. Call to Order.

Mayor Whitehead called the meeting to order at 7:00 p.m. Pastor David Garcia, Compass Church, led the invocation. Wyatt Gray, Life Scout from Troop 351, led the pledge to the U.S. flag and the Texas flag.

OPEN SESSION:

2. Citizens to be Heard.

Karl Whiteman, Helotes Masonic Lodge #1429, announced the lodge has three (3) scholarships in the amount of \$1,000.00 available for local high school students. Inquiries can be sent by email to web@hmftx.org or contact Mark Holland, Scholarship Committee Chair, at 210-557-1480.

CONSENT AGENDA (ITEM NOS. 3 - 4): All items marked with an asterisk (*) on the consent agenda were voted on by one motion. Motion was made by Council Member Sanders, second by Council Member McCrossen, to approve items 3 and 4 on the consent agenda. Motion to approve carried unanimously.

3.* Approval of the minutes of the Regular Meeting dated March 24, 2022 and the Workshop dated April 4, 2022. (Staff)

4.* Approval of the Fiscal Year Ending (FYE) 2022 City of Helotes Revenue and Expense, Balance Sheet, and Encumbrance Reports dated April 4, 2022. (Staff)

MAYOR'S REPORT:

5. Updates on the following: (Mayor Whitehead)

- **Reminder: The State of the City, presented by the Helotes Area Chamber of Commerce, will be held on Wednesday, April 20, 2022, from 11:30 a.m. to 1:00 p.m. at Floore's Country Store; and**
- **Reminder: The second regular City Council Meeting scheduled on April 28, 2022, is cancelled due to the Council Chamber Room being used as an early voting center for the May 7, 2022 Election.**

Mayor Whitehead reminded the community of the upcoming State of the City on Wednesday, April 20 from 11:30 a.m. to 1:00 p.m. at Floore's Country Store. The event is open to Helotes Area Chamber of Commerce members and non-members. Tickets can be purchased on the chamber website. The last reminder was on the cancellation of the regular City Council Meeting scheduled on April 28. The meeting cancellation is due to the Council Chamber being an early vote center. The early vote period is Monday, April 25 – Tuesday, May 3.

ITEMS FOR INDIVIDUAL CONSIDERATION:

- 6. Discussion of and action on a request by B.R. Anderson for approval of a variance pursuant to Municipal Code of Ordinances Chapter 98 Zoning, Section 98-72 Old Town Helotes Special District, subparagraph (g)(7) Creative Sign Review authorizing the use of a v-shaped freestanding sign for B-Daddy's BBQ located at 14436 Old Bandera Road #3, Helotes, Texas 78023, more particularly described as BCAD Prop. ID No. 242097. (Applicant)**

(Note: On April 5, 2022, the Planning & Zoning Commission unanimously disapproved the above variance. The Commission believed the v-shaped freestanding sign, as presented, did not meet the criteria or intent of the Creative Sign Program.)

Motion was made by Council Member Massey, second by Council Member Salazar, to discuss and act on this item as written.

Council Member Massey began discussion by providing background information that led up to the creative sign variance request at-hand. B.R. Anderson contacted the Historical Society of Helotes (HSH) in September 2021 with the idea of replicating the Helotes General Store and BBQ Restaurant pole sign that was installed in the 1960s and fronted Bandera Road. He saw the sign in the book *Helotes Images of America*. Mr. Anderson's idea was presented to the HSH Board, who are comprised of individuals well versed in historic designations. The Board was unanimous in their support of the pole sign replication. Instead, Mr. Anderson submitted a v-shaped pole sign that was not approved by the P&Z Commission nor the HSH Board. There has been discussion by the City Council to amend the existing sign ordinance to possibly include historic sign designation that would directly address the issue with B-Daddy's BBQ. Council Member Massey stated B-Daddy's BBQ needs a sign that can be seen, however, she could not support the v-shaped sign being proposed and agreed with the P&Z Commission that it did not meet any of the Creative Sign criteria.

Council discussed the revised v-shaped sign rendering labeled Option 1, which depicts enclosure of the sign panels in a cedar frame and cedar posts. A second sign rendering labeled Alternate 1, was also submitted for consideration. Alternate 1 depicts the same cedar frame/posts plus faux stone siding on both sign panels. Most of Council favored Option 1 with a suggestion that both sign panels be reduced in size from 4'x8' to 4'x6' to get rid of extra white space.

Speaking on this item was B.R. Anderson, applicant and owner of B-Daddy's BBQ. Mr. Anderson informed Council he looked into replicating the Helotes General Store and BBQ Restaurant pole sign, however, it was too costly. He was amenable to reducing the size of both sign panels on the v-shaped sign and acknowledged he would abandon the existing monument sign. He also clarified the v-shaped sign cedar posts will be hidden behind the existing 6' tall fence.

Motion to amend made by Council Member Sanders to approve sign rendering labeled Option 1 on the condition that both sign panels are reduced in size to 4'x6'. Second by Council Member Salazar.

Amended motion carried: 4 Ayes – Council Member Sanders, Council Member Salazar, Council Member McCrossen, and Council Member Merchant; 1 Nay – Council Member Massey.

7. Discussion of and action on a Resolution of the City Council of the City of Helotes, Texas amending the Policies and Procedures of City Council and Municipal Boards to establish more up-to-date rules of governance. (Staff)

Motion was made by Council Member McCrossen, second by Council Member Merchant, to discuss and act on this item as written.

Council voiced suggested revisions to the Policy, including the following: remove owning real property in Helotes as a requirement in section *Requirements for Appointment*; insert Mayor's Report in the agenda item order in section *Conducting the Meeting*; change "may" to "shall" in section *Substitution of Mayor*; insert language revisions in the last paragraph in section *Addressing the Council*; change "anybody" to "any committee or volunteer entity" in section *Dissolution* and add "all Agendas will be posted on the City's official bulletin board at City Hall no later than 72 hours prior to the scheduled meeting" in section *City Council Meetings*.

Motion to amend made by Council Member Merchant to approve the Policy, with the aforementioned revisions. Second by Council Member Salazar.

Amended motion carried unanimously.

8. Discussion of and action on authorizing the Mayor to commence negotiating for a Interlocal Agreement between the City of Helotes and Bexar County for the provision of Emergency and Non-Emergency Dispatch Services. (Staff)

Motion was made by Council Member Massey, second by Council Member Sanders, to discuss and act on this item as written.

Mayor Whitehead advised the Helotes Dispatch Center costs the city plus or minus \$500,000.00 a year to stay open. In evaluating municipal services, it was determined that funding is needed for increasing police and fire personnel. A funding option for dispatch services is to enter into an Agreement with Bexar County for the provision of 1.) the City pays Bexar County an approximate agency cost share in the amount of \$145,964.00 or 2.) If Bexar County does not have the capacity, the City would request funding from the County.

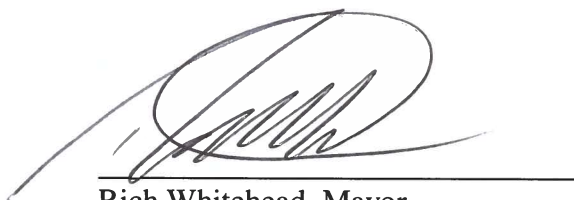
Discussion included the Helotes Dispatch Center began its operations in October 2010. There were two stipulations when the center was created: 1.) the perceived quality would be better and 2.) eventually, within 5 years, the center would pay for itself. The second stipulation never came to be. Providing additional information on dispatch operations were Fire Chief Scott Moreland and Dispatch Supervisor Jaime Ostrander. Council analyzed this item at great lengths, including the qualifications of Bexar County Dispatch and public comments on wanting more patrol presence in Helotes. In the end, the general consensus of Council believed hiring more public safety personnel was greater than the need of having a dispatch center.

Mayor Whitehead pointed out this item is to allow him to begin negotiations with Bexar County. Any negotiated terms would come back to Council for approval. There being no further discussion, Mayor Whitehead called the question.

Motion to approve authorizing the Mayor to negotiate an Interlocal Agreement with Bexar County for the provision of dispatch services carried: 4 Ayes – Council Member Sanders, Council Member Salazar, Council Member McCrossen, and Council Member Merchant; 1 Abstain – Council Member Massey.

Adjourn

With no more business to come before Council, Mayor Whitehead adjourned the meeting at 9:02 p.m.



Rich Whitehead, Mayor

ATTEST:



Celina Perez, City Secretary

