

Regular Meeting of the Mayor and City Council of the City of Abilene, Texas, to be held in the Council Chamber of City Hall on Thursday, July 9, 1981, at 9:00 a.m.

CITY COUNCIL: Mayor Elbert E. Hall; Council - Seaton Higginbotham, Dick Bowen, Juan C. Rodriguez, A. E. Fogle, Jr., L. D. Hilton, and Kathy Webster.

1. Call to Order.
2. INVOCATION: Councilman L. D. Hilton
3. APPROVAL OF MINUTES: Regular Meeting held June 25, 1981.
4. AWARDS & PRESENTATIONS:

Graduation of Police Cadets - 26th Police Academy.

CONSENT AGENDA

All items listed below are considered to be routine by the City Council and will be enacted with one motion. There will be no separate discussion of items unless a Council member or citizen so request, in which event the item will be removed from the general order of business and considered in its normal sequence.

5. Ordinances
 - a. Consider on first reading - reclassification request from AO (Agricultural Open Space) to RM-2 & GC (Residential Multi-Family & General Commercial) Districts, located on Curry Lane & set a public hearing for July 23, 1981, at 9:00 a.m.
 - b. Consider on first reading - reclassification request from RS-6 (Residential Single Family) to RM-3 (Residential Multi-Family) District, located at 1137 Ash Street & set a public hearing for July 23, 1981, at 9:00 a.m.
 - c. Consider on first reading - reclassification request from AO (Agricultural Open Space) to GC (General Commercial) District, located at Hwy 83-84 & Antilley Road & set a public hearing for July 23, 1981, at 9:00 a.m.
 - d. Consider on first reading - thoroughfare abandonment, being a 20' alley approximately 72' in length extending west from the east line of Ft. Worth & Denver RR between Lots 4 & part of 5, T.A. Russell Subdivision & set a public hearing for July 23, 1981, at 9:00 a.m.
 - e. Consider on first reading - reclassification request from CB (Central Business) to GC (General Commercial) District, located in the 1300 & 1400 Blocks of South 1st Street & set a public hearing for July 23, 1981, at 9:00 a.m.
 - f. Consider on first reading reclassification request from AO (Agricultural Open Space) to LI (Light Industrial) District, located on FM 600 & set a public hearing for July 23, 1981, at 9:00 a.m.
 - g. Consider on first reading - reclassification request from AO (Agricultural Open Space) to GC (General Commercial) District, located on Highway 351, & set a public hearing for July 23, 1981, at 9:00 a.m.
 - h. Consider on first reading - reclassification request from RS-6 (Residential Single Family) to RM-3 (Residential Multi-Family) District, located in the 2300 Block of Highland Avenue & set a public hearing for July 23, 1981, at 9:00 a.m.
 - i. Consider on first reading - reclassification request from AO (Agricultural Open Space) to RM-3 (Residential Multi-Family) District, located at I-20 & Plum & set a public hearing for July 23, 1981, at 9:00 a.m.
 - j. Consider on first reading - reclassification request from AO (Agricultural Open Space) to RS-6 & GC (Residential Single Family & General Commercial) Districts, located at Buffalo Gap Road & FM 707 & set a public hearing for July 23, 1981, at 9:00 a.m.
 - k. Consider on first reading - reclassification request from RS-6 (Residential Single Family) to HI (Heavy Industrial) District, located at Old Anson Road & set a public hearing for July 23, 1981, at 9:00 a.m.

5. Ordinances, Cont'd.
 - l. Consider on first reading - reclassification request from AO (Agricultural Open Space) to RS-6 (Residential Single Family) District, located at Buttonwillow Parkway at Rex Allen Drive & set a public hearing for July 23, 1981, at 9:00 a.m.
 - m. Consider on first reading - reclassification request from AO (Agricultural Open Space) to RS-6 (Residential Single Family) District, located on Buffalo Gap Road & set a public hearing for July 23, 1981, at 9:00 a.m.
 - n. Consider on first reading - reclassification request from AO (Agricultural Open Space) to RM-2 (Residential Multi-Family) District, located on Curry Park & set a public hearing for July 23, 1981, at 9:00 a.m.
 - o. Consider on first reading - reclassification request from AO (Agricultural Open Space) to GC (General Commercial) District, located at I-20 & Plum & set a public hearing for July 23, 1981, at 9:00 a.m.

6. Resolutions
 - a. Consider contract with Urban Transportation, redesignating Abilene as Metropolitan Planning Organization.
 - b. Consider release of 15' utility easement located at Winters Freeway & Buffalo Gap Road.
 - c. Consider release of 10' utility easement located on Meadow Lake Drive.
 - d. Authorizing the Mayor to sign agreement for New Landfill Site.

7. Request to Advertise
 - a. Two vehicles - Abilene Transit System.
 - b. Sump Pumps for City Hall.

REGULAR AGENDA

8. Public Appearance
 - a. Double D Management Company - Sewer Service outside the City limits.

9. Public Hearings
 - a. Consider on second and final reading - amendment to the Plumbing Code.
 - b. Consider on second and final reading - amendment to the Building Code.

10. Resolutions
 - a. Requesting assistance from the State Department of Highways & Public Transportation concerning reconstruction of Traffic Circle.
 - b. Consider Street Use License at Fairway Oaks.

11. Award of Bids
 - a. Gasolines, Oils & Greases.

12. Other Business
 - a. Northeast Land Use Study.
 - b. Consider possible purchase of site for transit maintenance facility.

ADJOURN

CERTIFICATE

I hereby certify that the above notice of meeting was posted on the bulletin board at the City Hall on the 6th day of July, 1981, at 8:45 A.M.

Kelly Brewer, Assistant
City Secretary

CHAMBER OF THE CITY COUNCIL,
CITY HALL, THE CITY OF ABILENE, TEXAS.

The City Council of the City of Abilene, Texas, met in Regular Session, Thursday, July 9, 1981, at 9:00 a.m. with Mayor Elbert E. Hall, present and presiding. Councilmen Dick Bowen, Juan C. Rodriguez, A.E. Fogle, Jr. and L.D. Hilton, present. Councilman Seaton Higginbotham and Councilwoman Kathy Webster, absent. City Manager Ed Seegmiller, City Attorney Harvey Cargill and City Secretary Ruth Hodgins, present.

Invocation by Councilman L. D. Hilton.

Minutes of last Regular Meeting held June 25, 1981, were approved as written, except for one correction, which has been made.

Ruth Hodgins, City Secretary, administered the oath of office to seven POLICE
cadets who have graduated from the 26th Police Academy. ACADEMY
GRADUATES

Mayor Hall presented graduation certificates to the seven graduating cadets.

The Council met in Executive Session to discuss possible acquisition of property for Abilene Transit System. No action was taken.

Councilman Hilton moved passage of the consent items listed below. The motion was seconded by Councilman Rodriguez. The motion carried as follows:

AYES: Councilmen Bowen, Rodriguez, Fogle, Hilton & Mayor Hall.
NAYS: None.

5. Ordinances

- a. Consider on first reading - reclassification request from ZONING-RE
AO (Agricultural Open Space) to RM-2 & GC (Residential AO TO RM-2 &
Multi-Family & General Commercial) Districts, located GC, CURRY LANE
on Curry Lane & set a public hearing for July 23, 1981, 1ST READING
at 9:00 a.m.

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

- b. Consider on first reading - reclassification request from ZONING-RE
RS-6 (Residential Single Family) to RM-3 (Residential Multi- RS-6 TO RM-3
Family) District, located at 1137 Ash Street & set a 1137 ASH
public hearing for July 23, 1981, at 9:00 a.m. 1ST READING

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

- c. Consider on first reading - reclassification request from ZONING-RE
AO (Agricultural Open Space) to GC (General Commercial) AO TO GC
located at Hwy 83-84 & Antilley Road & set a public Hwy 83-84 &
hearing for July 23, 1981, at 9:00 a.m. ANTILLEY ROAD
1ST READING

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

- d. Consider on first reading - thoroughfare abandonment, being THOROUGHFARE
a 20' alley approximately 72' in length extending west ABANDONMENT-
from the east line of Ft. Worth & Denver RR between Lots 20' ALLEY
4 & part of 5, T.A. Russell Subdivision & set a public W. ALONG E.
hearing for July 23, 1981, at 9:00 a.m. LINE OF
FT. WORTH &
DENVER RR
1ST READING

AN ORDINANCE PROVIDING FOR THE ABANDONMENT OF A PORTION OF PUBLIC RIGHT OF WAY; PROVIDING FOR THE TERMS AND CONDITIONS OF SUCH ABANDONMENT, AND CALLING A PUBLIC HEARING.

e. Denied

f. Denied

- g. Consider on first reading - reclassification request from AO (Agricultural Open Space) to GC (General Commercial) District, located on Hwy 351, & set a public hearing for July 23, 1981, at 9:00 a.m. ZONING-RE
AO TO GC
Hwy. 351
1ST READING

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

- h. Consider on first reading - reclassification request from RS-6 (Residential Single Family) to RM-3 (Residential Multi-Family) District, located in the 2300 Block of Highland Avenue & set a public hearing for July 23, 1981, at 9:00 a.m. ZONING-RE
RS-6 to RM-3
2300 BLK. OF
HIGHLAND
1ST READING

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

- i. Consider on first reading - reclassification request from AO (Agricultural Open Space) to RM-3 (Residential Multi-Family) District, located on I-20 & Plum Street & set a public hearing for July 23, 1981, at 9:00 a.m. ZONING-RE
AO TO RM-3
I-20 & PLUM
1ST READING

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

j. Withdrawn

- k. Consider on first reading - appealed from P & Z, a reclassification request from RS-6 (Residential Single Family) to HI (Heavy Industrial) District, located on Old Anson Road & set a public hearing for July 23, 1981, at 9:00 a.m. ZONING-RE
(APPEALED)
RS-6 to HI
OLD ANSON RD.
1ST READING

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

- l. Consider on first reading - reclassification request from AO (Agricultural Open Space) to RS-6 (Residential Single Family) District, located at Buttonwillow Parkway at Rex Allen Drive & set a public hearing for July 23, 1981, at 9:00 a.m. ZONING-RE
AO TO RS-6
BUTTONWILLOW &
REX ALLEN DR.
1ST READING

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

- m. Consider on first reading - reclassification request from AO (Agricultural Open Space) to RS-6 (Residential Single Family) District, located on Buffalo Gap Road & set a public hearing for July 23, 1981, at 9:00 a.m. ZONING-RE
AO TO RS-6
BUFFALO GAP RD.
1ST READING

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

- n. Consider on first reading - reclassification request from AO (Agricultural Open Space) to RM-2 (Residential Multi-Family) District, located on Curry Park & set a public hearing for July 23, 1981, at 9:00 a.m. ZONING-RE
AO TO RM-2
CURRY PARK
1ST READING

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

- o. Consider on first reading -reclassification request from AO (Agricultural Open Space) to GC (General Commercial) District, located at I-20 & Plum & set a public hearing for July 23, 1981, at 9:00 a.m. ZONING-RE
AO TO GC
I-20 & PLUM
1ST READING

AN ORDINANCE AMENDING CHAPTER 32, "ZONING," OF THE ABILENE MUNICIPAL CODE, BY CHANGING THE ZONING DISTRICT BOUNDARIES AFFECTING CERTAIN PROPERTIES, AS DESCRIBED BELOW; DECLARING A PENALTY, AND CALLING A PUBLIC HEARING.

6. Resolutions

- a. Consider contract with Urban Transportation, redesignating Abilene as Metropolitan Planning Organization. URBAN TRANS-
PORTION-
DESIG. ABILENE
AS MET. PLANNIN
ORGANIZATION
- A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ABILENE, APPROVING THE DESIGNATION OF THE CITY OF ABILENE AS A METROPOLITAN PLANNING ORGANIZATION FOR THE ABILENE URBANIZED AREA.

- b. Consider release of 15' utility easement located at Winters Freeway & Buffalo Gap Road. EASEMENT
RELEASE-
WINTERS FRWY.
& BUFFALO GAP
ROAD
- A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ABILENE, TEXAS, AUTHORIZING THE MAYOR TO EXECUTE THE ATTACHED EASEMENT RELEASE.

- c. Consider release of 10' utility easement located on Meadow Lake Drive. EASEMENT
RELEASE-
MEADOW LAKE
DRIVE
- A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ABILENE, TEXAS, AUTHORIZING THE MAYOR TO EXECUTE THE ATTACHED EASEMENT RELEASE.

- d. Authorizing the Mayor to sign agreement for New Landfill Site. LANDFILL-
AUTHORIZE
MAYOR TO SIGN
NEW SITE
EQUIPMENT PURC.
(2) VEHICLES
SUMP PUMPS
7. Request to Advertise
- a. Two vehicles - Abilene Transit System.
- b. Sump Pumps for City Hall.

Dwayne Hargesheimer, Director of Utilities, said that we had a request from Double D Management Company for Sewer Service outside the City Limits on Highway 351. He said that the Sewer Line that was nearby would handle the extra load.

SEWER REQUEST
OUTSIDE CITY
LIMITS-
DOUBLE D.
MANAGEMENT CO.

Lee Roy George, Director of Planning & Community Development, said that this area was in the first part of the NE annexation but was dropped before the final reading. He said that the Council needed to decide if it was in the best interest of the City to serve the area with sewer, or if they wanted to encourage or discourage growth in the area.

Dale Scoggins, speaking for Double D. Management Company, said that they wished to develop the 170 acres and felt that it would be to the City's best interest and Double D. Management Company also, for them to have sewer for the area.

Mr. Seegmiller said that we could work out a contractual agreement, but that they would probably get their water from Hamby Water Supply Corporation.

After discussion, Mayor Hall and the Council decided to postpone their decision until after the Northeast Land Use Study was presented.

Bob Fowler, Code Administrator, presented an amendment to the Plumbing Ordinance to permit the use of Polybutylene for Hot and Cold Water Distribution Systems in both inside and outside of structures.

PLUMBING CODE
AMENDED-
FINAL READING

Mayor Hall opened public hearing on the ordinance amendment to the Plumbing Code.

There being no one present and desiring to be heard, Mayor Hall closed the public hearing.

Councilman Bowen moved passage of the ordinance on second and final reading to permit the use of Polybutylene for hot and cold water Distribution Systems both inside and outside of Structures. The motion was seconded by Councilman Rodriguez. The motion carried as follows:

AYES: Councilmen Bowen, Rodriguez, Fogle, Hilton & Mayor Hall.

NAYS: None.

AN ORDINANCE AMENDING CHAPTER 21, "PLUMBING," OF THE ABILENE MUNICIPAL CODE; BY AMENDING CERTAIN SECTIONS AS SET OUT BELOW; PROVIDING A SEVERABILITY CLAUSE; AND DECLARING A PENALTY.

Mr. Fowler presented an amendment to the Building Code, requiring Fire Sprinklers in all Buildings greater than 75 feet high.

BUILDING CODE
AMENDED-
FINAL READING

Mayor Hall opened public hearing on the Ordinance Amendment to the Building Code requiring Fire Sprinklers in all Buildings greater than 75 feet high.

There being no one present and desiring to be heard, Mayor Hall closed the public hearing.

Councilman Fogle moved passage of the ordinance on second and final reading amending the Building Code requiring Fire Sprinklers in all Buildings greater than 75 feet high. The motion was seconded by Councilman Bowen. The motion carried as follows:

AYES: Councilmen Bowen, Rodriguez, Fogle, Hilton, & Mayor Hall.

NAYS: None.

AN ORDINANCE AMENDING CHAPTER 7, "BUILDINGS," OF THE ABILENE MUNICIPAL CODE; BY AMENDING CERTAIN SECTIONS AS SET OUT BELOW; PROVIDING A SEVERABILITY CLAUSE; AND DECLARING A PENALTY.

Mayor Hall left the meeting.

Mr. George said that we have numerous accidents at the Traffic Circle and we wanted to request the State Highway Commission to allocate funds to improve traffic flow and alleviate accident potential there.

TRAFFIC-CIRCLE
IMPROVEMENT
REQUESTED-
STATE OF TEXAS

Councilman Fogle moved adoption of the resolution requesting the State Highway Commission to approve allocation of funding to replace the Traffic Circle at the intersection of Loop 355 and Loop 243 with a signalized, at-grade intersection. The motion was seconded by Councilman Hilton. The motion carried as follows:

AYES: Councilmen Rodriguez, Fogle, Hilton & Mayor Bowen.

NAYS: None.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ABILENE, TEXAS, REQUESTING THE STATE HIGHWAY COMMISSION APPROVE ALLOCATION OF FUNDING TO REPLACE THE TRAFFIC CIRCLE AT THE INTERSECTION OF LOOP 355 AND LOOP 243 WITH A SIGNALIZED, AT-GRADE INTERSECTION.

Roy McDaniel, Director of Finance, explained that all of the vendors have agreed to a decrease clause in the contract, concerning the Award of Bid for Gasolines, Diesel, Oil & Grease.

GAS, OILS &
GREASES

After discussion, Councilman Hilton moved approval of the award of bid regarding Gasolines, Diesel, Oil & Grease for use by the City of Abilene. The motion was seconded by Councilman Rodriguez. The motion carried as follows:

AYES: Councilmen Rodriguez, Fogle, Hilton & Mayor Bowen.

NAYS: None.

Mayor Hall returned to the meeting.

Dwayne Kurfees, Director of Traffic & Transportation, explained that LaJet Classic had requested a Street Use License at Fairway Oaks during the Golf Tournament, commencing on Wednesday, July 16, 1981, thru Monday, July 21, 1981.

STREET USE
LICENSE-
LAJET
CLASSIC AT
FAIRWAY OAK

After discussion, Councilman Hilton moved approval of the Street Use License for LaJet Classic at Fairway Oaks commencing on Wednesday, July 16, 1981, thru Monday, July 21, 1981, at 6:00 p.m. The motion was seconded by Councilman Fogle. The motion carried as follows:

AYES: Councilmen Rodriguez, Fogle, Hilton & Mayor Hall.

NAYS: None.

ABSTAINED: Councilman Bowen.

Mr. George said that the Staff had prepared the Northeast Land Use Study after the area was annexed into the City of Abilene in May of 1980.

PLANNING-
NORTHEAST
LAND USE
STUDY

Nelson Ho, Planner, explained that the Staff had prepared the study, which covers an area of 4.33 square miles situated in the northeast side of a newly annexed area of Abilene. In order to assure an orderly and balanced growth over the entire northeast area including the newly annexed area and the area roughly between east of Farm-to-Market Road 600 and north of Interstate 20, the City's Staff started the land use study about two months ago. The immediate purpose of this land use study is to provide a guide for public officials to use in their response to development proposals. The ultimate goal is to provide an integrated framework in which a higher quality of growth for the entire northeast area can be properly planned and implemented.

Mr. Ho said that this land use policy plan resulted from a process which considered the existing conditions of the northeast area with respect to natural features, land use, zoning, transportation network, infrastructure, and socioeconomic characteristics. These conditions were then analyzed within the context of the City's Comprehensive Land Use Plan and in relation with its surrounding land use patterns proposed in studies for the North Park, Rainey Creek, and East Highway 80 areas.

He also brought out that property owners within the City Limits in the Northeast area have voiced their opinions about what type of development they desire for the area. Their concerns and recommendations were then incorporated into the Staff's original study. Except for several edges of the study area, where I-20 and other highways intersect (these areas are zoned industrial and/or commercial), agricultural open space zoning covers almost the entire area. This is because of the City's policy that newly annexed areas are first zoned for Agricultural Open Space until a property owner and/or developer requests a zone change and development proposal.

Councilman Fogle moved adoption of the resolution adopting the Northeast Area Study as the Northeast Area Land Use Plan to be used as a guideline, only. The motion was seconded by Councilman Bowen. The motion carried as follows:

AYES: Councilmen Bowen, Rodriguez, Fogle, Hilton & Mayor Hall.

NAYS: None.

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ABILENE, TEXAS,
ADOPTING THE NORTHEAST AREA STUDY AS THE NORTHEAST AREA LAND
USE PLAN.

Mr. Scoggins said that his choice was to develop the 170 acres, with City Sewer, but he planned to develop it even if they had to use septic tanks. He requested the Council's consideration in his request for City Sewer.

SEWER SERVICE
REQUEST OUT-
SIDE CITY
LIMITS

After discussion, Councilman Bowen moved that the Council postpone any decision, until they had more information on Mr. Scoggin's plans for the entire area. The motion was seconded by Councilman Hilton. The motion carried as follows:

AYES: Councilmen Bowen, Rodriguez, Fogle, Hilton & Mayor Hall.

NAYS: None.

There being no further business, Mayor Hall adjourned the meeting at 11:40 a.m.

Ruth Hodgin

[Handwritten signature]