



**CITY OF LEON VALLEY
CITY COUNCIL REGULAR MEETING**
Leon Valley City Council Chambers
6400 El Verde Road, Leon Valley, TX 78238
Tuesday, May 19, 2026 at 6:30 PM

AGENDA

The City of Leon Valley City Council Shall Hold an In-Person Meeting with A Quorum of Members of City Council to Be Physically Present in The Leon Valley City Council Chambers, 6400 El Verde Road, Leon Valley, Texas 78238. Some Members of City Council May Appear and Participate in The Meeting by Videoconference Pursuant to The Requirements Set Forth in The Texas Open Meetings Act.

Citizens May E-Mail Public Comments To citizenstobeheard@leonvalleytexas.gov. All Other Citizen Participation May Be Provided In-Person at City Council Chambers.

- 1. Call to Order; Determine a Quorum is Present, Pledge of Allegiance**
- 2. Citizens to be Heard** - Citizens wishing to address the City Council for items not on the agenda will be received at this time. Please limit comments to 3 minutes. In accordance with the Open Meetings Act, the City Council is restricted from discussing or acting on items not listed on this agenda.
- 3. Presentations**
 1. The Honorable, Judge Peter Sakai will Administer the Oath of Office and There Will Be a Presentation of the Certificate of Election to Council Member-Elect, Chris Riley, Mayor; Council Member-Elect, Betty Heyl, Council Place 2; and Council Member-Elect, Rey Orozco, Council Place 4 - S. Passailaigue, City Secretary
 2. Presentation of a Proclamation Honoring the Honorable Peter Sakai for Years of Distinguished Service - Mayor Chris Riley
- 4. *There will be a short recess for a reception honoring the newly sworn Leon Valley City Council in the City Hall Foyer at this time. Following the reception, the City Council will reconvene in open session.***

The public is cordially invited to attend.

5. Presentations Continued

1. Presentation, Discussion, and Possible Direction to staff on how to set up the Comprehensive Plan Advisory Committee (CPAC) - M. Gallardo, Planning and Zoning Director
2. Presentation and Direction to Staff to Amend Chapter 15 Zoning, Article 15.02 Zoning Ordinance, Division 7 Permitted Use Table- M. Gallardo, Planning and Zoning Director
3. Presentation, Discussion and Possible Action on Project Costs for SAWS Recycled Water Irrigation System for Huebner Creek Greenway Hike and Bike Trail - Phase I - D. Dimaline, Public Works Director

6. **Announcements by the Mayor and Council Members.** At this time, reports about items of community interest, which no action will be taken may be given to the public as per Chapter 551.0415 of the Government Code, such as: expressions of thanks, congratulations or condolence, information regarding holiday schedules, reminders of social, ceremonial, or community events organized or sponsored by the governing body or that was or will be attended by a member of the Leon Valley City Council or a City official.

7. City Manager's Report

1. Upcoming Important Events:

- **June 02, 2026 – Regular City Council Meeting**
6:30 PM - City Council Chambers
- **May 25, 2026 – City Hall and Municipal Offices Closed**
In observance of Memorial Day
- **June 05, 2026 – Library Summer Reading Kickoff Carnival**
9:00 AM – 12:00 PM - Leon Valley Community Center
- **Miscellaneous other Events and Announcements**

8. **Consent Agenda** - All Consent Agenda items listed are considered to be routine by the City Council and may be enacted by one (1) motion. There will be no separate discussion of a Consent Agenda item unless a member of City Council requests that the item be pulled from the Consent Agenda and considered in its normal sequence on the Regular Agenda.

1. Discussion and Possible Action Approving of the Following City Council Minutes:
 - a. 05-05-2026 Regular City Council Meeting Minutes
2. Discussion and Possible Action Accepting of the Following Board/Commission Minutes:
 - a. 12-17-2025 Bandera Road Groundwater Plume Superfund Site Community Advisory Group (CAG) Meeting Minutes
 - b. 01-14-2026 Earthwise Living Committee Meeting Minutes
3. Presentation and Discussion of the Monthly Financial Report Ending April 30, 2026 - C. Goering, Finance Director

4. Discussion and Possible Action of a Resolution Approving the Title VI Program for the City of Leon Valley and Assurance Related to Compliance with the Non-Discrimination Requirements of Title VI and Related Non-Discrimination Authorities - D. Dimaline, Public Works Director
5. Discussion and Possible Action Excusing Councilor Philip Campos from the May 12, 2026, Special City Council Meeting in Accordance with the City of Leon Valley Charter, Article III - The City Council and Mayor

9. Regular Agenda

1. Presentation, Discussion and Possible Action on an Ordinance to Amend Ordinance 2025-8 to Change the Zoning from PD Planned Development District, with R-3 Multiple-Family Dwelling Base Zoning District to PD Planned Development District, with R-6 Garden House Base Zoning District on Approximately 6.8 Acre of Land, Located at 6612 and 6618 Sawyer Road; and More Specifically Described as Northwest 330' of Lots 10, 11, 12, 13, and the Northeast 20' Triangle of Lot 10, and the Southwest 400' of Lot 3, CB 5874 (1st Read was Held on 05-05-2026) – M. Gallardo, Planning and Zoning Director
 2. Presentation, Discussion, and Possible Action on a Request for a Variance to the Leon Valley Code of Ordinances, Chapter 13, Tree Preservation, Article 13.02 Tree Preservation Ordinance, Division 3. Requirements and Restrictions, Sec. 13.02.074 Preservation Requirements, Sec. 13.02.075 Removal, Replacement or Relocation of Medium and Large Trees, Sec. 13.02.076 Replacement Trees Required; Penalties, (a) and (b), Sec. 13.02.80 Heritage tree removal prohibited; penalties, to Allow the Removal of one (1) Heritage Tree, two (2) Medium Trees, and two (2) Large Trees, and Pay No Tree Mitigation Fees, Located at 5307 Wurzbach Road, CB: 4429A Block 4, Lot 30, Rollingwood Ridge Subdivision, on Approximately 2.75 Acres of Land - M. Gallardo, Planning and Zoning Director
 3. **Public Hearing**, Discussion and Possible Action Reaffirming Ordinance 2026-3, Removing Chapter 15, "Zoning," Section 15.02.327, "PD", Planned Development District from the City's Code of Ordinances (1st Read was Held on 02-17-2026) – M. Gallardo, Planning and Zoning Director
 4. Presentation and Discussion on an Ordinance Amending the City of Leon Valley Code of Ordinances, Chapter 4, Article 4.06 Garage Sales, and Appendix A, Article A17.000 Miscellaneous Fees, Section A17.002 Garage Sale Permit (1st Reading as Required by City Charter) - S. Passailaigue, City Secretary
 5. Discussion and Possible Action to Elect a Mayor Pro-Tem - S. Passailaigue, City Secretary
10. **Requests from Members of City Council to Add Items to Future Agendas – Per Section 3.10 (A) of the City of Leon Valley’s Code of Ordinances, at a Meeting of City Council, a Member of City Council May Place an Item on an Agenda by Making a Motion to Place the Item on a Future Agenda and Receiving a Second. No Discussion Shall Occur at the Meeting Regarding the Placement of the Item on a Future Agenda.**

11. Adjournment

Executive Session - The City Council of the City of Leon Valley reserves the right to adjourn into Executive Session at any time during this meeting to discuss any matter listed on the posted agenda, as authorized by the Texas Government Code, including but not limited to: **Section 551.071** – Consultation with Attorney, **Section 551.072** – Deliberations about Real Property, **Section 551.073** – Deliberations about Gifts and Donations, **Section 551.074** – Personnel Matters, **Section 551.076** – Deliberations about Security Devices, and **Section 551.087** – Economic Development

Continuation of Meetings (Sec. 551.0411, Texas Government Code) - A governmental body that recesses an open meeting to the following regular business day is not required to post a new notice if the action is taken in good faith and not to circumvent the law. If a recessed meeting is continued to another day beyond the following business day, written notice of the continued meeting must be given as required by law.

Attendance by Other Elected or Appointed Officials - Members of other City boards, commissions, and/or committees may attend this meeting in numbers that could constitute a quorum. Accordingly, this agenda is also posted as a meeting notice for those boards, commissions, and/or committees. Members present may participate in discussions but may not deliberate or take action on items listed on this agenda. *[Attorney General Opinion No. GA-0957 (2012)]*

Certification of Posting - I hereby certify that the above **Notice of Public Meeting(s) and Agenda of the Leon Valley City Council** was posted at Leon Valley City Hall, 6400 El Verde Road, Leon Valley, Texas, and remained posted until the conclusion of the meeting(s). This notice is also available on the City’s website at www.leonvalleytexas.gov.

Accessibility: This building is wheelchair accessible. Requests for sign interpretation or other services must be made at least 48 hours in advance of the meeting. To arrange assistance, please call (210) 684-1391, Extension 212.

Median-Valued Homestead Property of \$230,620	Property Tax Bill in Dollars
Current FY 2024/25	\$ 1,087.67
An estimate if the proposed budget is adopted for FY 2025/26	\$ 1,256.97
An estimate if a balanced budget is funded and adopted at the no-new-revenue tax rate for FY 2025/26	\$ 1,164.72



SAUNDRA PASSAILAIGUE, TRMC
 City Secretary
 May 13, 2026 3:04 PM

