



CITY OF LEON VALLEY
CITY COUNCIL REGULAR MEETING
Leon Valley City Council Chambers
6400 El Verde Road, Leon Valley, TX 78238
Tuesday, August 20, 2024 at 6:00 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. Presentation of a Proclamation Declaring Payroll Week - Ms. Denise Kelly with Holt CAT - Mayor Chris Riley
 2. Presentation, Discussion and Possible Action to Consider Accepting a Grant, From the Channing's Joy Foundation, for the Construction and Installation of Communication Boards in All City Parks - M. Moritz, Public Works Director
 3. Presentation, Discussion and Possible Action to Award the Fiscal Year 2025 Group Insurance Bid for Employee Medical, Dental, and Life Insurances provided by Gallagher Benefit Services - L. Hernandez, HR Director
- 4. 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.

5. City Manager's Report

1. Upcoming Important Events:

- Regular City Council Meeting, Tuesday, September 03, 2024, at 6:30 PM, in City Council Chambers.
- November 05, 2024 Joint General, Special and Charter Election for Early Voting and Election Day - Early voting begins Monday, October 21, 2024.
- Coffee with the Mayor & City Council, Saturday, October 26, 2024, 9:00 AM to 11:00 AM, at the Leon Valley Conference Center.
- Trash & Treasure Event, Saturday, October 26, 2024, from 9:00 AM to 12:00 PM, at the Leon Valley Community Center.
- Arbor Day Event, Saturday, October 26, 2024, from 9:00 AM to 12:00 PM, at the Leon Valley Community Center.
- Leon Valley Night Out, Tuesday, October 01, 2024.
- Miscellaneous other events and announcements

6. **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. 08-06-2024 Regular City Council Meeting Minutes

2. Discussion and Possible Action Accepting of the Following Board/Commission Minutes:

- a. 05-09-2024 Library Advisory Board Meeting Minutes
- b. 05-08-2024 Earthwise Living Committee Meeting Minutes

3. Presentation and Discussion of the Monthly Financial Report Ending July 31, 2024 - C. Goering, Finance Director

4. Discussion and Possible Action of an Ordinance Granting a Specific Use Permit (SUP) on an approximately 0.3444 Acre Tract of Vacant Land, Located at 7125 and 7129 Bandera Road, Being Lots 8 and 9, Block A, Linkwood Addition Subdivision, for the Construction of an Office Building (1st Read was Held on 08-06-2024) - M. Teague, Director of Planning and Zoning

5. Discussion and Possible Action of an Ordinance Authorizing a Budget Adjustment in the Amount of \$168,723 from the Stormwater Fund Reserve to Provide Additional Funding for the Huebner Creek Erosion Control Project Segment 1 (1st Read was Held on 08-06-2024) - M. Moritz, Public Works Director

6. Discussion and Possible Action of an Ordinance Granting a Variance to the Leon Valley Code of Ordinances, Chapter 8 Offenses and Nuisances, Article 8.09.022, Placing a Fence or Other Obstacle in Drain or Easement, at Northwest Industrial Drive and Bandera Road, Being Lot 1, Block 1, CB 4428F, Northwest Industrial Park Unit 1 (1st Read was Held on 08-06-2024) - M. Teague - Director of Planning and Zoning

7. Discussion and Possible Action of an Ordinance Amending the Leon Valley Code of Ordinances, Appendix A Fee Schedule, Article A16 Water and Wastewater Impact Fees, Section A16.002 Sewer Impact Fees, 4. San Antonio Water System, to Allow Direct Payment to the San Antonio Water System (SAWS) by Developers for SAWS Sewer Impact Fees (1st Read was Held on 08-06-2024) - M. Moritz, Public Works Director
8. Discussion and Possible Action of an Ordinance Amending Chapter 10 Subdivision Regulations, Division 4. Additional Regulations, Section 10.02.151 Additional Regulations, Subsection (c) to Allow Deferral of Water Meter and Sidewalk Installation to the Building Phase of a Subdivision Project (1st Read was Held on 08-06-2024) - M. Moritz, Public Works Director
9. Discussion and Possible Action on a Resolution Appointing a Member to the Citizens Police Advisory Committee - S. Passailaigue, City Secretary
10. Discussion and Possible Action on an Ordinance Authorizing the Amendment of the General Fund Budget for Fiscal Year 2023-2024 in the Amount of \$38,760.46 for the Household Hazardous Waste Event (1st Read was Held on 08-06-2024) - C. Miranda, Community Relations Director
11. Discussion and Possible Action on a Resolution of the City of Leon Valley, TX., City Council Appointing an Alternate Member to the Leon Valley Planning & Zoning Commission - Mayor Chris Riley

7. Regular Agenda

1. Discussion and Possible Action of an Ordinance Rezoning Approximately 30-Acres of Land From R-1 (Single Family Dwelling) and RE-1 (Residential Estate) Zoning Districts to a Planned Development District (PDD) with R-6 (Garden Home) District Base Zoning, on a 19.614 Acre Tract, Being Lots 1 and 2, Block 1, CB 4430 Grass Hill Estates Subdivision and an Unplatted 11.37 Acre Tract, Being Parcel 13, Abstract 432, CB 4430, Located in the 6500 Block of Samaritan Drive and a Portion Surrounded by Aids, Samaritan, Grass Hill, and William Rancher Streets, Leon Valley, Texas - Councilor Rey Orozco and Councilor Will Bradshaw (1st Read was Held on 08-06-2024) - M. Teague, Planning and Zoning Director
2. Conduct a **Public Hearing** for the City of Leon Valley on the Proposed Budget Fiscal Year 2024-2025 - Dr. Caldera, City Manager
3. Discussion and Possible Action on an Ordinance Approving and Adopting Fiscal Year 2024-2025 Budget and Associated Capital Acquisition Plan (1st Read Was Held on 06-04-2024) - Dr. Caldera, City Manager
4. Discussion and Possible Action of a Resolution Ratifying the Fiscal Year 2025 Budget - C. Goering, Finance Director
5. Conduct a **Public Hearing** for the City of Leon Valley on the Proposed 2024 Tax Rate - Dr. Caldera, City Manager

6. Discussion and Possible Action on an Ordinance Approving and Adopting the Tax Year 2024; Tax Rate for the Maintenance and Operations at \$0.44021 and the Interest and Sinking Fund at \$0.044718, for a Total Tax Rate of \$0.484739 (1st Read Was Held on 08-06-2024) - Dr. Caldera, City Manager
7. Discussion and Possible Action of an Ordinance Amending the Leon Valley Code of Ordinances, Chapter 14 Utilities, Article 14.11 Water Conservation and Drought Management, Division 3 Drought Management, Section 14.11.073 Definitions and Section 14.11.074 Demand Reduction Measures to Revise the Definition of “Stage”, Revise Allowed Watering Hours, Add a Surcharge to (C), and Add (1) (E) Stage V, (3) (E) Stage V, and (8) Drought Surcharge Appeal; and Amend Appendix A Fee Schedule, Article A11.000 Water and Sewer Fees, Section A11.001 Generally to Add a Subsection (s) Critical Period Drought Management Surcharges, to Create Fees for Certain Water Usage Thresholds During Stages III, IV, and V Critical Period Drought Management (1st Read was Held on 08-06-2024) - M. Moritz, Public Works Director
8. Presentation, Discussion, and Possible Action on the 2024 City Calendar of Events - S. Passailaigue, City Secretary
8. **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.**
9. **Adjournment**

Executive Session. The City Council of the City of Leon Valley reserves the right to adjourn into Executive Session at any time during the course of this meeting to discuss any of the matters listed on the posted agenda, above, as authorized by the Texas Government Code, Sections 551.071 (consultation with attorney), 551.072 (deliberations about real property), 551.073 (deliberations about gifts and donations), 551.074 (personnel matters), 551.076 (deliberations about security devices), and 551.087 (economic development).

Sec. 551.0411. MEETING NOTICE REQUIREMENTS IN CERTAIN CIRCUMSTANCES: (a) Section does not require a governmental body that recesses an open meeting to the following regular business day to post notice of the continued meeting if the action is taken in good faith and not to circumvent this chapter. If an open meeting is continued to the following regular business day and, on that following day, the governmental body continues the meeting to another day, the governmental body must give written notice as required by this subchapter of the meeting continued to that other day.

Attendance by Other Elected or Appointed Officials: It is anticipated that members of other City boards, commissions and/or committees may attend the open meeting in numbers that may constitute a quorum. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a meeting of any other boards, commissions and/or committees of the City, whose members may be in attendance in numbers constituting a quorum. These members of

other City boards, commissions, and/or committees may not deliberate or act on items listed on the agenda. [Attorney General Opinion – No. GA-0957 (2012)].

I hereby certify that the above **NOTICE OF PUBLIC MEETING(S) AND AGENDA OF THE LEON VALLEY CITY COUNCIL** was posted at the Leon Valley City Hall, 6400 El Verde Road, Leon Valley, Texas, and remained posted until after the meeting(s) hereby posted concluded. This notice is posted on the City website at <https://www.leonvalleytexas.gov>. This building is wheelchair accessible. Any request for sign interpretive or other services must be made 48 hours in advance of the meeting. To arrange for assistance, call (210) 684-1391, Extension 212.



SAUNDRA PASSAILAIGUE, TRMC
City Secretary
August 15, 2024 2:48 PM

