



**CITY OF LEON VALLEY
CITY COUNCIL REGULAR MEETING**
Leon Valley City Council Chambers
6400 El Verde Road, Leon Valley, TX 78238
Tuesday, April 21, 2026 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. Recognition of Jim Wells, LVPD for 40 Years of Service to the City of Leon Valley - Mayor Chris Riley
 2. Presentation of Newly Hired Leon Valley Police Officers, Guillen, Mendez, Reyna, Nunez, Faulks - B. Sullivan Assistant Police Chief
 3. Presentation and Discussion of the Monthly Financial Report Ending March 31, 2026 - C. Goering, Finance Director
 4. Presentation, Discussion, and Possible Action on a Multiple-Use Agreement with the Texas Department of Transportation Allowing the Installation and Operation of Automated License Plate Recognition Cameras in Texas Department of Transportation Right-of-Way - D. Gonzalez, Police Chief
 5. Discussion and Possible Direction to Staff Regarding the Frequency of Citywide Garage Sales - S. Passailaigue, City Secretary

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:**
 - **May 05, 2026 – Regular City Council Meeting**
6:30 PM - City Council Chambers
 - **April 20-28, 2026 - Early Voting by Personal Appearance**
EARLY VOTING HOURS
Tuesday, April 20, 2026, through Thursday, April 23, 2026: 8:00 A.M. to 8:00 P.M.
Friday, April 24, 2026: Closed (Battle of the Flowers Holiday)
Saturday, April 25, 2026: 8:00 A.M. to 6:00 P.M.
Sunday, April 26, 2026: 12:00 P.M. to 6:00 P.M.
Monday, April 27, 2026, through Tuesday, April 28, 2026: 7:00 A.M. to 7:00 P.M.
 - **April 24, 2026 – City Hall and Municipal Offices Closed**
In observance of Battle of the Flowers Holiday
 - **April 25, 2026 – Coffee with the Mayor & City Council**
9:00 AM – 11:00 AM, at the Leon Valley Conference Center, 6421 Evers Road
 - **April 28, 2026 – Special City Council and Planning & Zoning Commission Joint Meeting**
7:00 PM – City Council Chambers
 - **May 02, 2026 – Election Day**
Polls Open from 7:00 AM until 7:00 PM
 - **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. 04-07-2026 Regular City Council Meeting Minutes
 2. Discussion and Possible Action of the Quarterly Investment Report for the Quarter Ended March 31, 2026 - C. Goering, Finance Director
 3. Discussion and Possible Action on an Ordinance Approving a Specific Use Permit to Allow a Medical Spa Offering Advanced Aesthetic Treatments in a B-2 Retail District on Approximately 3.38 Acre Tract of Land, Located at 6521 Bandera Road; and More Specifically Described as CB 9925A, Block 7, Lot 9 and 10 (First Read was Held on 04-07-2026) – M. Gallardo, Planning and Zoning Director

4. Discussion and Possible Action on an Ordinance for a Specific Use Permit Request to Allow an Auto Accessories Sales and Installation Business in a B-2 Retail District on Approximately .89 Acre Tract of Land, Located at 6505 Grissom Road; and More Specifically Described as CB 5784A, Blk, Lot 60, Leon Valley Addition (First Read was Held on 04-07-2026) – M. Gallardo, Planning and Zoning Director
5. Discussion and Possible Action of a Resolution Authorizing the Filing of an Application with the Bexar County Community Development Block Grant Program for Fiscal Year 2026 - D. Dimaline, Public Works Director
6. Presentation, Discussion and Possible Action of Council Place 4, Rey Orozco's Excused Absence from the April 21, 2026, City Council Meeting and the April 25, 2026, Coffee with the Mayor and City Council as Provided in the Charter Section 3.08, Subsection B, Part 3

7. Regular Agenda

1. Presentation, Discussion, and Direction to Staff on the 4th of July Event - C. Miranda, Community Relations 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 six (6) Heritage Trees, three (3) Medium Trees, and six (6) Large Trees, and is Seeking to Pay a Reduced Fee-In-Lieu of from \$18,800 to \$3,000.00 in 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. Discussion and Possible Action of an Application for a BYOB Permit for Staging Post located at 6150 Wurzbach Road – M. Gallardo, Planning and Zoning Director
4. Presentation and Discussion on an Ordinance Authorizing a Budget Adjustment for the Fiscal Year 2025-2026 to the General Fund Budget in the amount of \$49,950 to Provide funding the Safety Camera Program (1st Reading as Required by City Charter) - D. Gonzalez, Police Chief
5. Presentation and Discussion on an Ordinance Authorizing a Budget Adjustment from the Enterprise Fund Reserve in the Amount of \$612,334 for the Castle Estates Neighborhood Sewer Main Community Development Block Grant (CDBG) Project, and Awarding the Lowest Qualified Bid in the Amount of \$454,412 with \$68,162 for Contingency (15%), and Authorizing the City Manager to Enter into a Contract with Sovrex, LLC for the Castle Estates Neighborhood Sewer Main CDBG Project (First Read as Required by City Charter) - D. Dimaline, Public Works Director

6. Discussion and Possible Action on an Ordinance Authorizing the City Manager to enter into a Development Agreement between the City of Leon Valley and RC Bandaru, Bandaru Realty Group, for the Sale of Real Property .552 acres of land, Lot 7, Dirt V-Murchison Huebner Subdivision, also known as the Silo property (First Read was Held 04-07-2026) - Dr. C. Caldera, City Manager
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. **The City Council Shall Meet in Executive Session to Discuss the Following:**
 1. Pursuant to Texas Government Code Section 551.072: Deliberations about Real Property to discuss the value of .552 acres of land, Lot 7, Dirt V-Murchison Huebner Subdivision, City of Leon Valley, Bexar County, Texas also know at the Silo Property
10. **Reconvene into Regular Session**
11. **Possible Action on Issues Discussed in Executive Session If Necessary**
12. **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
APRIL 15, 2026 8:21 AM

