



Leon Valley City Hall
6400 El Verde Road
Leon Valley, TX 78238

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The City of

CITY COUNCIL

- Mayor** Chris Riley
- Place 1** Ricardo Ruiz
- Place 2** Carmen Sanchez
- Place 3** Abraham Diaz
- Place 4** Benny Martinez
- Place 5** Paul Bieber

LION'S ROAR

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The Lion's Roar

City of Leon Valley
6400 El Verde Road
Leon Valley, Texas 78238
(210) 684-1391, x. 226

CITY STAFF

- City Manager**
Manuel Longoria, Jr.
684-1391 x 219
- City Secretary**
Saundra Passailaigue
684-1391 x 216
- Finance Department**
Vickie Wallace, Director
684-1391 x 223
- Community Development**
Kristie Flores, Director
684-1391 x 227
- Economic Development**
Claudia Mora, Director
684-1391 x 231
- LV Public Library**
Joyce Trent, Librarian
684-0720
- Fire Department**
Luis Valdez, Fire Chief
684-3219
- Police Department**
Randall Wallace, Police Chief
684-3215
- Public Works**
Melinda Moritz, Director
681-1232

CITY MEETINGS

All meetings at City Hall unless otherwise specified.

- City Council**
2nd Monday - 7:00 p.m.
- Board Of Adjustment**
Meets as required
- Coffee with the Mayor**
4th Saturday - 9 -11 a.m.
- Community Events Committee**
3rd Wednesday - 6:30 p.m.
- Earthwise Living Committee**
2nd Wednesday -
5:30 p.m. Public Works
- Library Board**
2nd Monday - 7:00 p.m. - Library
- Park Commission**
2nd Tuesday - 7:00 p.m.
- Stormwater Committee**
Quarterly, 1st Monday - 7:00 p.m.
- Tree Advisory Board**
3rd Wednesday - 6:30 p.m.
- Zoning Commission**
4th Tuesday - 6:30 p.m.
- Community Advisory Group**
Quarterly, 4th Thursday
Conference Center - 5:30 p.m.

CITY NUMBERS

Keep these numbers handy

- Emergency Number for POLICE, FIRE and EMS** 911
 - City Web Site Address**
..... www.leonvalleytexas.gov
 - City Hall**..... 684-1391
 - Animal Control** 251-1797
 - Code Enforcement** 204-9979
 - Fire** 684-3219
 - Police** 684-3215
 - CAT** 684-ONIT (6648)
 - Human Resources** 684-1391
 - Dead Animal Pickup** 1- 800-800-5804
 - Public Works** 681-1232
 - Library** 684-0720
 - Waste Management**
..... 1- 800-800-5804
 - Community Center Rental** 684-1391 ext. 225
 - Senior Citizen's Club** 522-9966
- City Hall, non-emergency Police and Fire operations may be contacted at the above numbers Monday - Thursday, 7:30 a.m. to 5:30 p.m. Friday 7:30 a.m. to 11:30 a.m. Closed weekends and holidays. Public Works Monday - Friday 7:00 a.m. - 4:00 p.m.



Mayor's Message

By Mayor Chris Riley

In August and September, City Manager Longoria presented the General Fund budget for fiscal year 2015. Revenues from property taxes, sales tax, franchise fees, licenses, permits, fees and fines as well as grants are projected at about \$7.83 million, to fund police, fire, public works, general government, library, parks, economic development, community development, special events and newly created Crime Control and Prevention District. This budget funds an increase in employee compensation across the board. Approximately 33 employees will receive pay adjustments between 4-7% increase to raise their salaries to market levels and 73 employees who have salaries at market will receive on average a 3% pay adjustment. Beginning in FY 2016, an increase of 2% merit increase will be considered for all employees, eliminating the 5% merit increase for the first 8 years of employment in the city. Additionally, a 1% cost of living adjustment and \$4 per month for each year of service for longevity pay has been recommended for all employees. An additional police officer will be added from Crime Control District funds.

Payment into the Texas Municipal Retirement System for all city employees, currently at 16.56%, will decrease on January 1, 2015 to 15.88%. This is the percentage the city pays of employees gross salaries, matching 2:1. This amounts to \$840,722 to be paid this fiscal year, for 106 employees. Lastly, health insurance premiums, paid for all city employees, will increase by 14%.

Other Expenditures: \$300,000 is included in the Street Maintenance fund for design fees associated with



Mayor Chris Riley

the 4 lane Evers Road reconstruction project; \$35,000 to support Leon Valley Festival activities; \$30,000 for relocation of administration staff during the final phase of construction of the administration building; \$20,000 for new books for the Library; \$20,000 for new sidewalks; \$40,000 for the Leon Valley pool (on Poss road) for management fees; \$94,000 is budgeted for police and fire new furnishings; \$16,000 is budgeted to implement our public safety department's migration to 800MHz dispatch. Approximately \$2.3 million is paid for contractual services from the general and the water company funds.

The Enterprise Fund, which funds the City's water and sewer operation revenues is budgeted at \$3.5 million an increase of \$324,569 from FY 2014 primarily due to pass-through fees mandated by SAWS and EAA. A \$30,000 rate study and development of a Capital Improvement Plan (CIP) to address the aging infrastructure is allocated. Major capital expenditures of \$700,799 to purchase water rights, add to the capital reserve and Enterprise fund contribution for construction and technology of the new city hall facility are planned.

Our city remains in excellent fiscal condition. After funding the FY 2015 budget, the city estimates \$1.8 million in the reserve (capital) fund,

Continued on next page

Did You Know?

- **Calling all Volunteers –** A Beautification Committee was recently added to the list of city committees. We are actively looking for volunteers for this committee as well as Board of Adjustments, Earthwise Living, Tree Advisory, and the Bandera Road Citizen's Advisory Committee. Volunteers save the city approximately \$120,000 per year. Your consideration for giving some of your valuable time, talent and creative energy is much appreciated. Time required: One meeting a month for 1 – 2 hours per month. Visit www.leonvalleytexas.gov for an application to fill out and return to city hall.
- **VIA PRIMO –** Our city was awarded a \$268,000 transit improvement grant from VIA through the MPO. We are in discussions with VIA on the best use of this money. Possible ideas are constructing a Park & Ride facility, reinforcing street pads and improving bus shelters as well as improving access to bus stops through infrastructure improvements. If you know of a specific bus stop that needs better access or have any suggestions for these improvements, please let me know. At another citizen's request, I have asked VIA to look at a more direct bus route to Northwest Vista College from Leon Valley for local students.
- **Yard Signs –** Signs saying "Don't Pave The Natural Area" were selectively taken from yards in August by code enforcement

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Lion's Roar

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\$900,000 in an emergency fund for city operations, and \$2.06 million CIED fund balance which includes \$1.2 million for the Hike & Bike grant, \$68,000 from CPS Energy and a carry over balance of the CIED fund from FY 2014 of \$801,016. As a reminder, the CIED fund was used to partially fund the Children's Wing expansion of the library, the 20% match for the Hike & Bike trail grant and the monuments on Bandera Road.

Your property tax rate will go down to \$.0575 cent per \$100 of valuation from \$.0582 due to a surplus in the debt service. There will still be a slight increase in taxes paid on the average home in Leon Valley because appraisals of our property increased from \$122,699 to \$129,560. The tax increase for an average Leon Valley home is \$ 30.40 annually (rate and average appraisal increase). Property taxes are frozen for any homeowner over age 65 due to Proposition 13. This tax rate is scheduled for approval along with the FY 2015 budget by city council (after two required public hearings) on September 22, 2014. Thank you to City Manager Longoria, Vickie Wallace, Finance Director and all department heads for preparing a budget which is balanced and meets the needs of our city for the next year.

Did You Know?

Continued from cover

and police based on the city's sign ordinance. The city has agreed to consider changes to the sign ordinance to protect citizens' right of free expression.

We have a lot to look forward to with the opening of the new Leon Valley Fire Department and the San Antonio Aquarium in December, 2014. Please call or email if I can help in any way: (210) 618-2092 or mayorriley@leonvalleytexas.gov.

Sincerely, Chris

Leon Valley Public Library

By Joyce M. Trent

Special Halloween Story Time

October 28 10:30am

Children are welcome to come to the Library for slightly spooky stories, crafts and special Halloween fun. All are invited to wear their costumes and join in the fun at the Library during this special story time. After school Halloween crafts and goodies will be available for older children on Friday October 31st, 3:00pm-6:00pm. Come to the Leon Valley Public Library for a "Spooky" good time!



Breakfast with Santa Time!

Please put the 26th Annual Breakfast with Santa on your calendar! The annual holiday event will be held Saturday, December 6th, 8:00am-10:30am at the Leon Valley Community Center,



6427 Evers Rd. in Leon Valley. You are cordially invited to attend! Advance food tickets are available at the Library. Advance Tickets are \$5.00 and are worth \$6.00 in food item tickets at the door. There is no admission charge. In order to make the morning affordable for young families, all foods and photos with our bilingual Santa are provided at our cost to the families.

The only fundraiser at this event is our Silent Auction, which advertises local businesses with items, gift cards and gift certificates for products and services. Please consider donating an item or gift card to the Silent Auction. Donations of new sports gear, dolls, teddy bears or board games would be gratefully appreciated. 100% of the proceeds from the Silent Auction will benefit the Children's Collection at LVPL. Please drop your donations off at the Library, so bid sheets can be prepared ahead of time. All donations to the Friends of the Library, a 501 (c) (3) charity are tax deductible to the extent of the law.

Leon Valley Firefighters Introduce New Fire Prevention Program!

Leon Valley Firefighters are gearing up to fight fire through prevention activities throughout the month of October. Firefighters are scheduled to visit area schools and daycares to teach fundamentals of fire safety. They will also be busy with activities throughout the city that emphasize testing smoke detectors monthly and cooking safe.

This year, firefighters worked together to develop a new addition to our already excellent Fire Prevention Program. This new addition to the program is intended to reduce the number of cooking fires, the most common cause of fires here in Leon Valley and across the country.

The program includes a "Cooking Safe in Leon Valley" apron with our fire department patch silk-screened on the front. The cooking safe aprons are intended to help remind people they are cooking (and not walk away), encourage fire safety conversations, and most importantly, cook safe!

To obtain your free "Cooking Safe in Leon Valley" apron, you must be a

resident of Leon Valley, call or come by the fire station, and provide us with one cooking safety tip. Of course, we would love for you to share a picture wearing these aprons and cooking safe in Leon Valley!

The aprons will be available on October 15th, and quantities are limited.

The aprons were generously donated by our local insurance agents including; Nora Perez at Nora's Agency located at 6420 Bandera Rd.; Dziga Insurance Agency – Stan and Debbie Dziga located 7500 Eckert Rd. Suite 400; Deserae Guevara at State Farm located at 5975 Bandera Rd.; Francisco Urteaga at Farmer's Insurance located at 7205 Bandera Rd. #103; and Linda Hadley of Sci-tech Insurance Pros at 210-545-5100.

Stay safe, and please call if you have any questions, 210-684-3219.



Economic Development in Leon Valley:

The San Antonio Aquarium

By Councilman Abraham Diaz

Redevelopment of vacant commercial property is a priority for our city; it takes time and a partnership to accomplish it. After two years of work by the City Manager, Economic Development Director, City Council and the Leon Valley Economic Development Corporation (LVEDC), Leon Valley is now the home of the San Antonio Aquarium. The redevelopment of the former car dealership known as the Fiesta Dodge property now adds a business that will increase the city's tax base in time, and its visibility. This property has been vacant since 2009. The San Antonio Aquarium brings an affordable and educational attraction to the area. This family-oriented business is a good fit for Leon Valley, a community focused on family and quality of life.

Renovation and construction work began this past September. Most noticeable is the exterior of the building being painted an earth tone blue (in compliance with the Commercial and Industrial Overlay requirements). Shadows of aquatic life were added as part of a mural.

The San Antonio Aquarium project is a good example of an economic development public-private partnership. City of Leon Valley staff, City Council, LVEDC, Jones Lang & LaSalle (property managers), LOQ Bandera Road Holdings LLC (property owner), and the San Antonio Aquarium are the partners in this project.

While the project was first introduced to staff in 2012, it was in the last 10 or 11 months that the project started to progress into reality for Leon Valley. Councilman Biever and I met with the developers to find out what the City needed to do to locate the San Antonio Aquarium in Leon Valley. Staff worked to keep the Mayor and City Council informed of the project's progress as well as staff's work in putting together a proposal for the project. As part of the recruitment process, Mayor Riley, Councilman Biever, Economic Development Director Claudia Mora and I visited the Austin Aquarium to see how the Aquarium owners and management operated. This visit gave us a good idea of how the San Antonio



Councilman Abraham Diaz

Aquarium would be established and operated.

The San Antonio Aquarium redevelopment project is a \$2.6 million investment in our city. The City offered an incentive package which included tax abatement, property and sales tax rebates, and development fee waivers. This was approved by City Council on August 11, 2014. In addition, a grant was requested and approved by the LVEDC, with City Council's concurrence. These incentives will bring, over time, additional revenue to the City. Currently, the City collects approximately \$10,000 annually in property taxes on the property. Over the 10-year incentive period, the City will see an annual average of \$71,531.36 in property and sales tax revenues.

I continue to work with City staff to bring other businesses to the adjacent building on the Fiesta Dodge property, as well as other blighted areas in the city.

Family Fun & Safety in LV!

By Councilman Ricardo Ruiz

On Friday night August 8, the City of Leon Valley and State Representative Justin Rodriguez sponsored the City's first Movie in the Park. "Despicable Me 2" was shown on a large inflatable screen in our very own Rimkus Park near the pavilion. We had a great turnout; approximately 150 were in attendance. Movie goers began to arrive around 8:30 pm to find their favorite spot for movie watching. The park grounds were filled with blankets, lawn chairs, picnic baskets and coolers. Changos food truck was there to sell hot dogs, soft drinks, and raspas.

Our movie nights are a wonderful way to enjoy an evening of free fun and entertainment for the entire family. As a city council member, I will

continue "to encourage collaborative participation by... residents, businesses and stakeholders to improve our quality of life." The next movie night features Hotel Transylvania - October 17th at 7 :15p.m.

The residents of the Linkwood neighborhood have expressed their concern of the difficulty in getting out of their neighborhood at the intersection of Linkwood and Bandera Roads. Councilman Diaz, State Representative Justin Rodriguez, City Manager Manuel Longoria, Jr. and I met with TXDOT to assess options, including traffic signs placed at the intersection. A sign was approved and was quickly installed. The new sign should offer some relief to the



Councilman Ricardo Ruiz

residents of Linkwood. I am always happy to address our citizens concerns.

In keeping with the City's mission statement, "the City of Leon Valley will provide our community with a superior quality of life by providing social equity, environmental stewardship and economic development to achieve sustainability."

REGISTER TO VOTE!

Whether you have moved from a neighboring city or from another state, you must be a registered voter in the City of Leon Valley (Precincts 2061, 2112, 2143, 3002 and 3003) in order to vote in the City of Leon Valley.

**NOVEMBER 4, 2014 JOINT
GENERAL ELECTION**

**LAST DAY TO REGISTER
TO VOTE FOR THE NOVEMBER 4,
2014 GUBERNATORIAL ELECTION
IS MONDAY, OCTOBER 6, 2014**

For more information, please visit Bexar County Elections Department Voter Registration at <http://elections.bexar.org/Registration/registration.html> or contact the City Secretary at 210-684-1391, extension 216 for assistance.

Forest Oaks Residents!!!

The Forest Oaks Subdivision has an innovative forum online called "Nextdoor Neighborhood."

The purpose of Nextdoor Neighborhood is to help bring the community closer and share information. Online, public and/or private message postings are available to neighbors and pictures of items for sale can be posted in the classified section. Lost and found, crime and safety, as well as community recommendations, and LV Police and Fire notification postings can also be made to the forum. If a neighbor needs help getting to the voting polls or to a doctor's appointment this is the place to make a request for assistance.

**Join forestoakssubdivision.nextdoor.com/
join to make Forest Oaks a safer and
stronger neighborhood!**

Leon Valley Café

6526 Bandera Road, Suite 4

An innovative approach to healthy eating featuring:

- Salads
- Grilled Entrees
- Sandwiches
- Soup

Good American Contemporary Food!

COUPON

\$5 OFF

A MEAL OF \$10 OR MORE

**Need some answers
about Medicare?**

Christina Mendoza

Licensed Sales Agent

210-389-5289, TTY 711



Plans are insured through UnitedHealthcare Insurance Company and its affiliated companies, a Medicare Advantage organization with a Medicare contract. Enrollment in the plan depends on the plan's contract renewal with Medicare.

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Citizens of Leon Valley Q&A

- Q:** My neighbor's yard looks awful. The grass is overgrown, an old car has been sitting outside for a year and there's junk stacked up in the driveway and on the side of the house. Is there anything that the city can do about this mess?
- A:** Yes, tall grass, weeds, debris, old appliances and general junk are prohibited. Contact Code Enforcement at 210-684-1391, x229 to report a violation.
- Q:** I want to build a deck/repair a fence/re-roof/add a patio cover/build a shed or storage room-do I need a permit?
- A:** Yes, building permits and other permit applications are accepted in the Community Development Department. Call 210-684-1391, x226 for more information. There is a base permitting fee of \$45 for most permits.
- Q:** Does my dog and/or cat need a City tag?
- A:** Yes, it's the law. A current city tag is visible evidence that your dog has been vaccinated against rabies for the current year. A tag may be obtained at city hall with proof of rabies vaccination. The fee is \$5 for spayed or neutered animals and \$15 for unaltered pets.
- Q:** Does Leon Valley have a leash law?
- A:** Yes, all dogs and cats must be kept in the house, in a secure backyard or on a leash at all times. Stray or lost animals can be reported to Leon Valley Animal Control at 210-684-1391, x229.
- Q:** I have a dead animal on my property-what do I do? Who do I call?
- A:** Place the dead animal in a plastic bag and call Waste Management at 1-800-800-5804.
- Q:** I want to make extra money working out of my home-do I need a permit?
- A:** There are certain home occupations which are not allowed in Leon Valley. Contact the Community Development Department at 210-684-1391, x226 for detailed home occupation regulations.

Just a Note: Be a considerate neighbor and put away your trash cans & recycle bins after pick-up. Thank you!

Please note that per the Leon Valley Code of Ordinances Article 6.03, § 6.03.009 (b) it shall be unlawful to sweep, rake, blow or otherwise place yard waste that is not containerized at the curb. Placing yard waste that is containerized at the curb or along the street is allowed the day of trash pickup and shall not be placed closer than ten feet from the storm drain inlet. Placement of containers shall be as prescribed in the prevailing waste management contract for hours of collection. (c) Yard waste may be blown, raked or swept into a vegetative area to be collected as mulch. Yard waste/clippings are not allowed in the street or along the edge of the roadway. (Ordinance 10-040 adopted 9/21/10)

To avoid receiving a citation for this City Code violation, please sweep up after you have completed your yard work and if you do use a professional lawn service, make sure they do the same.

SAVE THE DATE

Leon Valley Arbor Day

Is Going Pink for Cancer Awareness



Saturday, November 1, 2014

5K Fun Run – 8:30am to 9:30am
Tree Adoptions and Festivities
10:00am to 12:00pm

Public Works News

By: Melinda Moritz, Public Works Director

MOSQUITO SPRAYING

The City periodically sprays for mosquitoes to help in the control of this pest. While it is impossible for the City to totally control mosquitoes, our residents can help to combat this problem by making sure there is no standing water around the outside of the house. Some sources of standing water include cans, rain gutters, pet bowls, plant holders, old tires, etc. Help us control this nasty pest!!

FREE MULCH

Next to the oil igloo is a large pile of mulch that is free to anyone wishing to take some. This mulch pile consists of shredded Christmas trees and other trees that have been removed from public places over the year, as dead limbs and branches or storm damaged trees are reported and picked up. Mulching around your garden, landscaped areas, and trees increases water retention and provides protection from weeds and unwanted grasses, so please take advantage of this free service!

MUNICIPAL FACILITIES BOND PROJECT

Construction of the new Fire Station is progressing smoothly, despite having 16 rain days to contend with. As of July, the foundation, walls and roof are up and Bartlett Cocke General Contractors is preparing to start on the interior of the building. Furniture has been ordered, donations are coming in for other items, and we fully expect to see the completed product in December of 2014. The Firemen can't wait! Once the Firemen have moved in, the old Fire department space will be renovated for the Police. Final renovation of that space is scheduled for June of 2015. Once the Police have moved into their new space, City Administration will move out of the rest of building and the remaining renovation will take place. We expect to see final project completion in December/January of 2016. Our thanks again to our citizens who supported this project!

For more information regarding what you have read contact Public Works at 210-681-1232.