



**CITY OF LEON VALLEY
CITY COUNCIL REGULAR MEETING**
Leon Valley City Council Chambers
6400 El Verde Road, Leon Valley, TX 78238
Tuesday, January 18, 2022

MINUTES

5:30 PM Call to Order; Determine a Quorum is Present, Pledge of Allegiance.

Attendee Name	Organization	Title	Status
Chris Riley	City of Leon Valley	Mayor	Present
Benny Martinez	City of Leon Valley	Council Place 1	Present
Josh Stevens	City of Leon Valley	Council Place 2	Present
Jed Hefner	City of Leon Valley	Council Place 3	Present
Rey Orozco	City of Leon Valley	Council Place 4	Present
Will Bradshaw	City of Leon Valley	Mayor Pro-Tem, Council Place 5	Present

Mayor Chris Riley called the meeting to order. Councilor Benny Martinez led the Pledge of Allegiance.

The City Council Shall Meet In Executive Session To Discuss The Following:

Pursuant to Texas Government Code, Chapter 551, Section 551.074 Personnel Matters: Regarding the Review of City Attorney Request for Qualifications and Future Process (M&C # 2022-01-18-4653)

Pursuant to Texas Government Code, Chapter 551, Section 551.071 Consultation with Council on Legal Matters: To receive Legal Advice Regarding the Separation Agreement between the City of Leon Valley and Gilbert Perales, Former City Manager (M&C # 2022-01-18-4657)

Mayor Chris Riley read the caption for Agenda Item 2.1

City Council went into Executive Session at 5:32 PM

Reconvene Into Regular Session

City Council reconvened into Open Session at 6:03 PM.

Possible Action On Issues Discussed In Executive Session If Necessary

No action taken at this time on Agenda Item 2.1 but on Agenda Item 2.2, Mayor Riley will move Agenda Item 10.1 up on the agenda to follow Citizens to be Heard.

CITIZENS TO BE HEARD

Those who spoke were: Kathy Hill; Evan Bohl; Paula Buenrostro; and Nathan Buchanan

REGULAR AGENDA I**Presentation, Public Hearing, Consideration and Possible Action on the Approval of the Separation Agreement between the City of Leon Valley and Gilbert Perales, Former City Manager (M&C # 2022-01-18-4658)**

A motion was made by Councilor Benny Martinez to accept the agreement as presented. Councilor Will Bradshaw seconded.

RESULT:	ACCEPTED [UNANIMOUS]
MOVER:	Benny Martinez, Council Place 1
SECONDER:	Will Bradshaw, Mayor Pro-Tem, Council Place 5
AYES:	Benny Martinez, Josh Stevens, Jed Hefner, Rey Orozco, Will Bradshaw

PRESENTATIONS**Presentation, Discussion, and Possible Action on a Resolution Authorizing an Encroachment License to Allow a Four Foot Encroachment of an Historic Barn, located at 6613 Bandera Road into the Huebner-Onion Natural Area - Triangle Park Conservation Easement, Located at 6601 Bandera Road (M&C # 2022-01-18-2877 M. Moritz)**

Those who spoke were: Kathy Hill

A motion was made by Councilor Josh Stevens to approve of the Resolution Authorizing an Encroachment License to Allow a Four Foot Encroachment of an Historic Barn as presented. Councilor Rey Orozco seconded.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Josh Stevens, Council Place 2
SECONDER:	Rey Orozco, Council Place 4
AYES:	Benny Martinez, Josh Stevens, Jed Hefner, Rey Orozco, Will Bradshaw

Presentation and Discussion Regarding Bulk Waste Removal Options (M&C # 2022-01-18-4654 M. Moritz)

Those who spoke were: Erick Matta; and Kathy Hill

Staff was given direction.

RESULT: PRESENTED

Presentation, Discussion and Possible Action on the 2022 Annual Town Hall Meeting (M&C # 2022-01-18-4655)

A motion was made by Councilor Jed Hefner to postpone the 2022 Annual Town Hall to Saturday, March 26, 2022. Councilor Rey Orozco seconded.

RESULT: APPROVED [UNANIMOUS]
MOVER: Jed Hefner, Council Place 3
SECONDER: Rey Orozco, Council Place 4
AYES: Benny Martinez, Josh Stevens, Jed Hefner, Rey Orozco, Will Bradshaw

A motion was made by Councilor Josh Stevens to move Agenda Item 6.3 into the Consent Agenda and leave all items in the Consent Agenda as is. Councilor Will Bradshaw seconded.

RESULT: APPROVED [UNANIMOUS]
MOVER: Josh Stevens, Council Place 2
SECONDER: Will Bradshaw, Mayor Pro-Tem, Council Place 5
AYES: Benny Martinez, Josh Stevens, Jed Hefner, Rey Orozco, Will Bradshaw

ANNOUNCEMENTS BY THE MAYOR AND COUNCIL MEMBERS

Announcements were made.

CITY MANAGER'S REPORT

Crystal Caldera, City Manager asked that no person drop off animals to YaYa as they are receiving too many drop- offs at this time.

Upcoming Important Events: (M&C # 2022-01-18-4642)

- a. **Regular City Council Meeting, Tuesday, February 01, 2022, at 6:00 PM, in Council Chambers.**
- b. **Annual Town Hall Meeting - Saturday, January 22, 2022, from 8:30 AM to 12:30 PM, at the Leon Valley Conference Center.**
- c. **May 07, 2022 General Election Filing Period, begins Wednesday, January 19, 2022 and ends at 5:00 PM on Friday, February 18, 2022.**
- d. **Miscellaneous other events and announcements.**

RESULT: PRESENTED**Presentation, Discussion and Possible Action on Requests from Members of City Council to Add, Remove, and Prioritize Future Agenda Items (M&C # 2022-01-18-4656)**

Crystal Caldera, City Manager presented the "Pipeline" and City Council provided direction.

RESULT: PRESENTED**CONSENT AGENDA**

A motion was made by Councilor Jed Hefner to approve the Consent Agenda as amended. Councilor Will Bradshaw seconded the motion.

RESULT: ADOPTED [UNANIMOUS]
MOVER: Jed Hefner, Council Place 3
SECONDER: Will Bradshaw, Mayor Pro-Tem, Council Place 5
AYES: Benny Martinez, Josh Stevens, Jed Hefner, Rey Orozco, Will Bradshaw

Presentation and Possible Action on the Following City Council Minutes:

- a. Regular Meeting- December 21, 2021 5:30 PM
- b. Special Meeting- January 11, 2022 5:30 PM

Acceptance of Board, Commission and Committee Minutes: (M&C # 2022-01-18-4650)

- a. 11-08-2021 Economic and Community Development Advisory Committee Meeting Minutes

Presentation, Discussion and Possible Action of the Monthly Financial Report for Period Ending December 31, 2021 (M&C # 2022-01-18 4645 K. Rule)**Presentation, Discussion and Possible Action of an Ordinance Authorizing a Budget Adjustment from the General Fund Reserve Ratifying Emergency Sewer Repair Expenses at the Fire Department and for Emergency Repairs to the Traffic Signal System at Huebner and Evers Roads (1st Read as Required by City Charter) (M&C # 2022-01-18-4597 M. Moritz)****Discussion and Possible Action of the Quarterly Investment Report for the Quarter Ended December 31, 2021 (M&C # 2022-01-18-4644 K. Rule)****REGULAR AGENDA****Presentation, Discussion and Possible Action on a Request for Funding Related to the American Rescue Plan by Kathy Hill, President of the Leon Valley Historical Society Board of Directors (M&C # 2022-01-18-4635 Mayor Chris Riley)**

During Agenda Item 5, Ms. Kathy Hill requested that this item be tabled until further notice.

RESULT: TABLED WITHOUT OBJECTION

CITIZENS TO BE HEARD

Mayor Chris Riley read e-mail that was submitted by: Bob Page x 2

Councilor Will Bradshaw read an e-mail that was submitted by: Elaine Valdez


Those who spoke at this time were: Matthew Hodde

ADJOURNMENT


Mayor Riley announced that the meeting adjourned at 7:21 PM.

These minutes approved by the Leon Valley City Council on the 1st of February, 2022.

APPROVED



CHRIS RILEY
MAYOR

ATTEST: 
SAUNDRA PASSAILAIGUE, TRMC
CITY SECRETARY



On March 23, 2021, the Leon Valley City Council unanimously voted to adopt Ordinance No. 2021-13, amending the Leon Valley Code of Ordinance, Section 1.04.001 (d) (2) saying that “All written comments shall be included in the meeting minutes.”

The Presiding Chair, the Mayor, has sole discretion on the appropriateness of which comments are and are not allowed.

The following comments have been reviewed and approved as “appropriate” to be included in the January 18, 2022 Leon Valley Regular City Council Meeting Minutes by Mayor Chris Riley.

From: [Will Bradshaw](#)
To: [Citizens to be heard](#)
Subject: FW: Funding for Huebner-Onion House
Date: Tuesday, January 18, 2022 7:16:15 PM

From: Elaine Valdez [REDACTED]
Sent: Thursday, January 13, 2022 8:15 AM
To: Will Bradshaw <will.bradshaw@leonvalleytexas.gov>
Subject: Funding for Huebner-Onion House

Councilor Bradshaw,

I believe that this historical house is a "money pit". I feel that the request from Ms Hill to use federal funds for restoration would be just a drop in the bucket for what that project and organization needs.

I suggest that the Leon Valley historical society recruit a grant writer to seek funds from other sources. Perhaps the city could provide a financial contribution that would go directly towards the grant writer's work.

There is a greater need to distribute money more directly to our residents who urgently need these resources for basic human needs of safety, food, water, and shelter.

Elaine Valdez

P.S. Feel free to share this letter at the next city council meeting.

From: [REDACTED]
To: [Citizens to be heard](#)
Subject: CORRECTION TO LAST EMAIL SENT. FORGOT TO CHANGE SUBJECT LINE TO ZONING TOPIC!
Date: Friday, January 14, 2022 3:37:05 PM

Apologies. Subject line did not fit topic of email. The original email concerned Mr. Blackmore & the mayor not stopping his rant at previous meeting, but she answered that during the last meeting to my satisfaction so I deleted that part of email & replaced it with one below. Unfortunately I forgot to change subject header.

From: [REDACTED] >
Sent: Friday, January 14, 2022 10:50 AM
To: 'citizenstobeheard@leonvalleytexas.gov' <citizenstobeheard@leonvalleytexas.gov>
Subject: RE: Rules of Decorum

Unfortunately I missed the live feed of the Jan 10 council meeting & the meeting where this had its first reading, so this is a moot point & the variance appears to have been approved but I wanted to comment on it for future reference & precautions .

It concerns the an Ordinance Granting a Zone Change to Patrick Christiansen on the acreage Located at 7213 Huebner Road from R-1 to R-6. The only discussion at the council meeting was about a traffic survey.

I HIGHLY RECOMMEND you also require a survey on how infrastructure will be affected, in particular on water & sewer & their costs if they have to be upgraded to meet the extra demand.

Mr. Orozco, this might interest you as you are neighbors to this proposed development.

There is a reason I decided to put my plan into effect of buying land & building my retirement home in the hill country a few years earlier than planned!

The city where I live & will continue to reside until the new house is completed is in Richwood Tx.

Like a lot of Texas towns it has had a housing boom over the last 5 years. A developer came to town with a plan very similar to the one this developer has planned.

They had same sales pitch of creating bigger tax base resulting in lower taxes as this developer.

After the fact, what we ended up with was an over worked water treatment plant & lower water pressure due to higher demand.

5 years later we have flooding problems, sewage back-up during high rain storms & home water pressure ½ of what it was 5 yrs ago.

Even after a tax payer household increase of over 15%, the tax payers now have property tax that have increased by 6.5% in the last year to pay for infrastructure improvements that should have been planned out & partially payed by the developers but wasn't. Developers ran off with the profits & city residents got hit with the bill!

Long story short, don't let these developers sell you the bill of goods they did the city of Richwood!

Make sure **COMPLETE COMPREHENSIVE** infrastructure studies by independent studies are done first & paid for the developers NOT THE CITY!

Richwood did have pre-construction impact studies done, but guess who chose the companies doing the studies even though the city paid the fees?

FINAL THOUGHT!

I highly recommend you to do a survey of small towns going through growth booms & see if property taxes went up or down when construction completed!

Thanks for listening,

BOB PAGE

From: [REDACTED]
To: [Citizens to be heard](#)
Subject: RE: Rules of Decorum
Date: Friday, January 14, 2022 10:50:50 AM

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