



"City of Choice"

City Council Meeting

6:30pm - 10:30pm

Tuesday, March 25, 2025, 6:30 PM

Est. Duration: 4 hr

Council Chambers

200 S. Main St.

Cibolo, Texas 78108

1. Call to Order

2. Roll Call and Excused Absences

2A. Excused Absence

3. Invocation

4. Pledge of Allegiance

5. Proclamation

5A. Proclamation for J. Washington #191, PHA F&AM (Mr. Lindquist)

6. Citizens to be Heard

This is the only time during the Council Meeting that a citizen can address the City Council. It is the opportunity for visitors and guests to address the City Council on any issue to include agenda items. All visitors wishing to speak must fill out the Sign-In Roster prior to the start of the meeting. City Council may not deliberate any non-agenda issue, nor may any action be taken on any non-agenda issue at this time; however, City Council may present any factual response to items brought up by citizens. (Attorney General Opinion - JC-0169) (Limit of three minutes each.) All remarks shall be addressed to the Council as a body. Remarks may also be addressed to any individual member of the Council so long as the remarks are (i) about matters of local public concern and (ii) not disruptive to the meeting or threatening to the member or any attendee including City staff. Any person violating this policy may be requested to leave the meeting, but no person may be requested to leave or forced to leave the meeting because of the viewpoint expressed. This meeting is livestreamed. If anyone would like to make comments on any matter regarding the City of Cibolo or on an agenda item and have this item read at this meeting, please email citysecretary@cibolotx.gov or telephone 210-566-6111 before 5:00 pm the date of the meeting.

7. Public Hearing

7A. Conduct a Public Hearing regarding a request for a change in zoning from Low Density Single-Family Residential (SF-2) to Neighborhood Commercial (C-1) for certain real property located at 248 West Borgfeld Road, legally described as ABS: 216 SUR: A S LEWIS 4.0500 AC. (Mr. Spencer)

7B. Conduct a Public Hearing regarding a request for a change in zoning from Low Density Single-Family Residential (SF-2) to Community Retail/Service - Restrictive Alcohol Sales (C-2R) for certain real property located south of the intersection of West Borgfeld Road and Dobie Boulevard, legally described as CIBOLO KINGDOM HALL, LOT 2, ACRES 5.2050. (Mr. Spencer)

8. Consent Agenda - Consent Items (General Items)

(All items listed below are considered to be routine and non-controversial by the council and will be approved by one motion. There will be no separate discussion of these items unless a Council member so requests, in which case the item will be removed from the consent agenda and will be considered as part of the order of business.)

8A. Approval of the Quarterly Investment Report ending December 31, 2024

8B. Approval of the December 2024 Revenue & Expense Report pending final acceptance of the City's financial audit for the 24/25 fiscal year.

8C. Approval of the December 2024 Check Register

8D. Approval of the Final Plat of Cibolo Farms Unit 3.

8E. Approval of the Final Plat of Grace Valley Ranch Unit 3 Street Extension.

9. Staff Update

9A. Administration

- a. Capital Improvement Program - Updates on Projects *Lower Seguin Road *Dean Road and Bolton Road *Green Valley Road - Low Water Crossing Improvement *Animal Services Facility *Public Safety Facility *Haeckerville Road and Town Creek Drainage *FY25 Street Rehabilitation Package 1 *FY25 Street Rehabilitation Package 2 *Town Creek Trail *Tolle Road *FM 1103 Phase I and Phase II
- b. RFP's, RFQ's, RFB's, and ITB's *Old Town *Solid Waste Franchise *Legal Services *Water/Wastewater Rate Study
- c. Strategic Management Workshop

9B. Fire Department Incident Summary for February

9C. Municipal Court

10. Resolution

10A. Approval/Disapproval of a Resolution regarding the application of CenterPoint to increase rates under the Gas Reliability Infrastructure Program; suspending the effective date of this rate application for forty-five days; authorizing the City to continue to participate in a coalition of cities now known as the "Alliance of CenterPoint Municipalities-South Texas". (Ms. Miranda)

11. Discussion/Action

11A. Discussion/Action on the FY26 budget timeline, setting dates for budget workshops and special meetings. (Ms. Miranda)

11B. Discussion/Presentation on the five (5) year Parks Improvement Plan. (Mr. Howard)

11C. Discussion/Presentation of 5-year CIP Update (Mr. Gomez)

11D. Discussion/Presentation regarding FY25 Special Events (Ms. Gonzalez/Mr. Howard)

11E. Discussion/Presentation of the 5-Year Strategic Technology Master Plan. (Mr. Beekman)

11F. Discussion/Action regarding the Final Plat of Grace Valley Ranch Unit 3A. (Mr. Spencer)

11G. Discussion/Action regarding the Land Study for the Neill Tract Subdivision. (Mr. Spencer)

11H. Discussion/Action regarding the First Amendment to the Public Improvements Agreement for Steele Creek Subdivision. (Mr. Vasquez/Mr. Spencer)

11I. Discussion/Action regarding an Amendment to the Land Study for Steele Creek Subdivision. (Mr. Spencer)

11J. Discussion/Action regarding the Final Acceptance of Public Infrastructure for Red River Ranch Unit 6. (Mr. Otto)

11K. Discussion/Action regarding the Preliminary Acceptance of Public Infrastructure for Buffalo Crossing II Knights Crossing. (Mr. Otto)

11L. Discussion/Action regarding the Preliminary Acceptance of Public Infrastructure for Buffalo Crossing II Unit 5. (Mr. Otto)

11M. Discussion/Action regarding the Preliminary Acceptance of Public Infrastructure for Buffalo Crossing II Unit 6. (Mr. Otto)

11N. Discussion/Action of the Motor Vehicle Crimes Prevention Authority (MVCPA) Grant for the FY25 SB 224 Catalytic Converter Grant Program authorizing approval of two (2) two police officers, one (1) Crime Analyst position and forty-one (41) Flock Safety Automated License Reader (ALPR) Technology cameras to assist the department in its endeavor to reduce crime. (Chief Andres)

11O. Discussion/Presentation on the Semi-Annual update of the Schertz Cibolo Universal City Independent School District (SCUC-ISD) Interlocal Agreement for the Cibolo Police Department, School Resource Officer (SRO) Program. (Chief Andres)

11P. Discussion/Action on directing the City Manager to go out for a RFP for Legal Services. (Councilman Roberts)

11Q. Discussion/Action on hiring a Legal Firm for all Cibolo Special Projects. (Councilwoman Cunningham)

11R. Discussion/Action to ratify the waiver of attorney/client privilege concerning the legal opinions on the charter interpretation regarding the Mayor's right to vote and authorizing the release of the Messer Fort and Hyde-Kelley memos. (Mr. Reed)

11S. Discussion/Action regarding the interpretation of the City Charter as it relates to the Mayor's authority to vote. (Councilman Hicks)

11T. Discussion on the local CBD shops that sell THC/vape canisters and hemp product with higher percentage of THC than allowable by State Law. (Councilman Hicks)

11U. Discussion on the Personnel Policy Section 1.1.12 Telework. (Councilman Hicks)

11V. Discussion on the ending time limit set for the City Council Meetings. (Councilwoman Cunningham)

11W. Discussion from Councilmembers that have attended seminars, events, or meetings. (Council)

11X. Discussion on items the City Council would like to see on future agendas. (Council)

11Y. Discussion/Action on the review and confirmation of all upcoming special meetings and workshops and scheduling the time, date and place of additional special meetings or workshops. (Ms. Cimics)

12. Executive Session

The City Council will meet in Executive Session as Authorized by the Texas Gov't Code Section 551.071, Consultation with Attorney, 551.087, Economic Development and 551.074 Personnel Matters to discuss the following:

12A. Project Freeze

12B. Discussion/Action regarding possible violations of the City Charter, Mayor's Delegation of Duties and Authority, including consideration of initiating a Forfeiture Hearing. (Councilwoman Sanchez-Stephens)

13. Open Session

Reconvene into Regular Session and take/or give direction or action, if necessary, on items discussed in the Executive Session.

14. Adjournment

14A. Adjourn Meeting

This Notice of Meeting is posted pursuant to the Texas Government Code 551.041 - .043 on the front bulletin board of the Cibolo Municipal Building, 200 South Main Street, Cibolo, Texas which is a place readily accessible to the public at all times and that said notice was posted on

Peggy Cimics, TRMC

City Secretary

Pursuant to Section 551.071, 551.072, 551.073, 551.074, 551.076, 551.077, 551.084 and 551.087 of the Texas Government Code, the City of Cibolo reserves the right to consult in closed session with the City Attorney regarding any item listed on this agenda. This agenda has been approved by the city's legal counsel and subject in any Executive Session portion of the agenda constitutes a written interpretation of Texas Government Code Chapter 551. This has been added to the agenda with the intent to meet all elements necessary to satisfy Texas Government Code Chapter 551.144.

A possible quorum of committees, commissions, boards and corporations may attend this meeting.

This facility is wheelchair accessible and accessible parking space is available. Request for accommodation or interpretive services must be made 48 hours prior to the meeting. Please contact the City Secretary at (210) 566-6111. All cell phones must be turned off before entering the Council Meeting.

I certify that the attached notice and agenda of items to be considered by the City Council was removed by me from the City Hall bulletin board on the ____ day of _____ 2025.

Name and Title

Peggy Lewis

Date Posted: March 19, 2025