

**AGENDA**  
**REGULAR CITY COUNCIL MEETING**  
**RONALD C. BOWMAN CITY COUNCIL CHAMBERS**  
**447 North Main Street**  
**Boerne, TX 78006**  
**JULY 8, 2025 – 6:00 PM**

A quorum of the City Council will be present during the meeting at: 447 N Main, Boerne, TX 78006.

1. CALL TO ORDER – 6:00 PM

INVOCATION

PLEDGE OF ALLEGIANCE TO THE UNITED STATES FLAG

PLEDGE OF ALLEGIANCE TO THE TEXAS FLAG

(Honor the Texas flag, I pledge allegiance to thee, Texas – one state under God, one and indivisible.)

2. CONFLICTS OF INTEREST

3. PUBLIC COMMENTS: This is the opportunity for visitors and guests to address the City Council on any issue, in compliance with LGC Section 551.007. City Council may not discuss any presented issue, nor may any action be taken on any issue at this time. (Attorney General opinion – JC-0169)

4. CONSENT AGENDA: All items listed below within the Consent Agenda are considered to be routine by the City Council and may be enacted with one motion. There will be no separate discussion of items unless a Council Member or citizen so requests, in which event the item may be moved to the general order of business and considered in its normal sequence.

A.     [2025-295](#)           CONSIDER THE MINUTES OF THE REGULAR CITY COUNCIL MEETING OF JUNE 24, 2025.

**Attachments:**     [Minutes.25.0624](#)

- B.     [2025-311](#)     CONSIDER ON SECOND READING ORDINANCE NO. 2025-07; AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF BOERNE UNIFIED DEVELOPMENT CODE, BY AMENDING CHAPTER 3. ZONING, SECTION 3.2, ZONING MAP, GRANTING A SPECIAL USE PERMIT (SUP) TO ALLOW A DRIVE-THRU IN THE C2 - TRANSITIONAL COMMERCIAL ZONING DISTRICT WITHIN THE SOBO - SOUTH BOERNE OVERLAY DISTRICT AT COMMONS OF MENDER UNIT 11, LOT 11A, GENERALLY LOCATED NEAR THE NORTHEAST CORNER OF GALLANT FOX AND HERFF ROAD; REPEALING ALL ORDINANCES IN CONFLICT; CONTAINING A SEVERANCE CLAUSE; AND DECLARING AN EFFECTIVE DATE. (At the request of Boerne Commons, Ltd.)

**Attachments:**     [AIS Coffee Shop with Drive-thru CC 07-08-25](#)  
                          [Ordinance No. 2025-07](#)  
                          [Public Hearing - SUP](#)  
                          [Att 1 - Aerial Map](#)  
                          [Att 2- Future Land Use Map](#)  
                          [Att 3 - Zoning Map](#)  
                          [Att 4- Environmental Constraints](#)  
                          [Att 5- Project Narrative](#)  
                          [Att 6 - Site Plan](#)  
                          [Att 7 - UDC Sec. 2-5.D.4 Special Use Permit Approval Criteria](#)  
                          [Project Renderings](#)

- C.     [2025-310](#)     CONSIDER ON SECOND READING ORDINANCE NO. 2025-08; AN ORDINANCE AMENDING THE CITY OF BOERNE, TEXAS, CODE OF ORDINANCES, CHAPTER 22, UTILITIES, AMENDING ARTICLE II. WATER SYSTEM, SEC. 22-55. CRITERIA FOR INITIATION AND TERMINATION OF DROUGHT RESPONSE STAGES (EXCEPT WHEN A CRITICAL WATER SHORTAGE EXISTS); SEC. 22-56. DROUGHT RESPONSE STAGES. (TCEQ Mandated Drought Contingency Plan Update)

**Attachments:**     [AIS - Conservation and Emergency Drought Management Ordinance Upd;](#)  
                          [Ordinance No. 2025-08](#)

- D.     [2025-229](#)     CONSIDER RESOLUTION NO. 2025-R42, A RESOLUTION OF THE CITY OF BOERNE, TEXAS AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A CONTRACT BETWEEN THE CITY OF BOERNE AND LOWER COLORADO RIVER AUTHORITY (LCRA)/MCCOY TREE SURGERY, INC. FOR TRIMMING TREES ALONG POWER LINES UNDER LCRA COOPERATIVE PURCHASING CONTRACT FOR AN AMOUNT NOT TO EXCEED \$66,072.

**Attachments:**     [AIS LCRA Tree Trimming 2025](#)  
                          [Resolution No. 2025-R42](#)  
                          [7 1 Final Boerne Agreement McCoy Tree Surgery - Executed](#)  
                          [Boerne Tree Trimming Contract 5.19.25](#)

- E.     [2025-290](#)     CONSIDER RESOLUTION NO. 2025-R43; A RESOLUTION AUTHORIZING THE PURCHASE OF A 2025 BROCE BROOM RCT-350 SWEEPER FROM COOPER EQUIPMENT COMPANY FOR AN AMOUNT NOT TO EXCEED \$83,661.

**Attachments:**     [20250708-AIS - Street Dept - MaxiSweep](#)  
                          [Resolution No. 2025-R43](#)  
                          [Quote - Broce Broom rct350](#)  
                          [Specs - Broce Broom rct350](#)

REGULAR AGENDA:

5. PRESENTATIONS, PUBLIC HEARINGS, AND ORDINANCES:

- A.     [2025-286](#)     PRESENTATION FROM KENDALL APPRAISAL DISTRICT'S CHIEF APPRAISER NELIA MCNEAL AND THE CITY'S REPRESENTATIVE JOHN WOOLARD.

**Attachments:**     [AIS - Kendall CAD Budget Presentation](#)  
                          [2026 PROPOSED KAD BUDGET](#)

6. RESOLUTIONS:

- A.     [2025-287](#)     CONSIDER RESOLUTION NO. 2025-R44; A RESOLUTION AUTHORIZING THE CITY MANAGER TO APPROVE THE KENDALL APPRAISAL DISTRICT'S PROPOSED FISCAL YEAR 2026 APPRAISAL AND COLLECTIONS BUDGETS.

**Attachments:**     [AIS - Resolution for Approval of KAD Budget](#)  
                          [Resolution No. 2025-R44](#)  
                          [2026 PROPOSED KAD BUDGET](#)

- B.     [2025-218](#)     RECEIVE BIDS AND CONSIDER RESOLUTION NO 2025-R45; A RESOLUTION OF THE CITY OF BOERNE, TEXAS, AWARDED THE CONTRACT FOR CITY OF BOERNE FISCAL YEAR 2025 STRIPING TO \_\_\_\_\_ FOR AN AMOUNT NOT TO EXCEED \$ \_\_\_\_\_; AND AUTHORIZING THE CITY MANAGER TO MANAGE AND EXECUTE THE RELATED CONTRACT.

**Attachments:**     [20250708-AIS-2025 Striping](#)  
                          [Resolution No. 2025-R45](#)  
                          [Bid Tab Summary Detailed 7.1.2025](#)  
                          [Overall Striping Exhibit](#)

- C.     [2025-231](#)     CONSIDER RESOLUTION NO. 2025-R46; A RESOLUTION OF THE CITY OF BOERNE, TEXAS, AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF BOERNE AND HDR ENGINEERING, INC. FOR DESIGN OF A NEW GRANULAR ACTIVATED CARBON (GAC) TREATMENT SYSTEM AT THE WATER TREATMENT PLANT FOR AN AMOUNT NOT TO EXCEED \$350,000.

**Attachments:**     [AIS - WTP Carbon Filter Design by HDR](#)  
                          [Resolution No. 2025-R46](#)  
                          [City of Boerne WTP GAC Design Task Order 39 Revised 6-25-25 Final](#)

- D.     [2025-297](#)           CONSIDER RESOLUTION NO. 2025-R47; A RESOLUTION OF THE CITY OF BOERNE AUTHORIZING THE CITY MANAGER TO ENTER INTO AND MANAGE A CONTRACT WITH KIMLEY-HORN AND ASSOCIATES, INC. FOR CONSTRUCTION CONTRACT ADMINISTRATION SERVICES FOR THE AMMANN ROAD GROUND STORAGE TANK AND PUMP STATION PROJECT FOR AN AMOUNT NOT TO EXCEED \$145,000.

**Attachments:**     [AIS Ammann Rd Tank & Pump Station Construction Phase Services - Kimley-Horn Resolution No. 2025-R47](#)  
[Boerne Ammann Rd PS ConstPhase FeeProposal 20250606 signed](#)

7. OTHER:

- A.     [2025-313](#)           CONSIDER MAYORAL APPOINTMENT TO THE ETHICS REVIEW COMMISSION.

**Attachments:**     [AIS Appointment ERC](#)

- B.     [2025-314](#)           GBRA WATER SECURE DISCUSSION.
- C.     [2025-312](#)           FISCAL YEAR 2026 BUDGET DISCUSSION.

**Attachments:**     [AIS - Budget Update agenda item](#)

8. CITY MANAGER'S REPORT:

- A.     [2025-309](#)           WRAP-UP ON THE 89th LEGISLATIVE SESSION.
- B.     [2025-100](#)           BOERNE LISTENS - A COMMUNITY SURVEY FOLLOW-UP REGARDING UNIQUE COMMUNITY CHARM.

9. COMMENTS FROM COUNCIL – No discussion or action may take place.

10. EXECUTIVE SESSION IN ACCORDANCE WITH THE TEXAS GOVERNMENT CODE:

- A.     [2025-285](#)           SECTION 551.087 - DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS; CONSIDERATION OF OFFER OF FINANCIAL INCENTIVES TO A COMMERCIAL ENTITY CONSIDERING DEVELOPMENT WITHIN THE CITY LIMITS AND/OR ETJ. (IH-10 Frontage)

11. RECONVENE INTO OPEN SESSION AND TAKE ANY NECESSARY ACTION RELATING TO THE EXECUTIVE SESSION AS DESCRIBED ABOVE.

## ADJOURNMENT

**CERTIFICATION**

**I hereby certify that the above notice of meeting was posted on the 3 day of July,  
2025 at 2:30 p.m.**

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s/s Chastity Valdes  
Deputy City Secretary

**NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS**

**The City Hall is wheelchair accessible. Access to the building and special parking is available at the northeast entrance of the building. Requests for auxiliary aides and special services must be received forty-eight (48) hours prior to the meeting time by calling the City Secretary at 830-249-9511.**

Pursuant to Section 30.06 Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun.

Pursuant to section 30.07 Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly.