

CITY OF ALAMO HEIGHTS

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ACTION TAKEN **AMENDED AGENDA**

Take notice that a **Regular City Council Meeting** of the governing body of the City of Alamo Heights will be held on **Monday, September 28, 2026** at **5:30 p.m.** in the City Council Chamber, located at 6116 Broadway, San Antonio, Texas, to consider and act upon any lawful subjects which may come before it.

This supplemental written notice, the meeting agenda, and the agenda packet, are posted online at www.alamoheightstx.gov.

AGENDA

1. Approval of Minutes:

- a. September 14, 2026 Water & Wastewater Rate Work Session **APPROVED; AYES: 5, NAYS: 0**
- b. September 14, 2026 City Council Meeting **APPROVED; AYES: 5, NAYS: 0**

2. Announcements

- a. 15th Annual National Night Out, October 6th – Jennifer Reyna
- b. National Prescription Drug Take Back Day, October 24, 2026 – Cindy Pruitt

3. Citizens to be heard

Consent Agenda

4. **Architectural Review Board Case No. 1053F**, request of Malcom G. Chesney of Chesney Morales Partners, applicant, representing Patrica and Mark P. Mays, owners, for the **significance review** of the existing main structure and **compatibility review** of the proposed design located at **200 Primrose Pl** in order to demolish 100% of the existing structure and construct a new single-family residence – Lety Hernandez, Director of Community Development Services **APPROVED; AYES: 5, NAYS: 0**
5. **Architectural Review Board Case No. 1051F**, request of Don Seidel of Seidel + Associates, Inc., applicant, representing Perry Donop Jr., owner, for the **final design** review of a proposed new commercial use building with associated parking located at **5701 N New Braunfels Ave** – Lety Hernandez, Director of Community Development Services **APPROVED; AYES: 5, NAYS: 0**

Items for Individual Consideration

6. **Public Hearing – Planning and Zoning Case No. 475**. A request by Robert S. and Sue McClane, owners, to **replat** the properties identified as CB 4024 BLK 11 LOT 59, also known as **132 Grant Ave**, and a 300 sq ft (0.0069 acre) portion of a 12 ft alley, also known as Tract 2B – Lety Hernandez, Director of Community Development Services

7. Discussion and possible action on **Planning and Zoning Case No. 475**, a request of Robert S. and Sue McClane, owners, to **replat** the properties identified as CB 4024 BLK 11 LOT 59, also known as **132 Grant Ave**, and a 300 sq ft (0.0069 acre) portion of a 12 ft alley, also known as Tract 2B – Lety Hernandez, Director of Community Development Services
APPROVED; AYES: 5, NAYS: 0
8. **Public Hearing – Planning and Zoning Case No. 476**. A request by Jacob W. Oder of Maverick Land Surveying Company, applicant, on behalf of Aubra Franklin, Walter Embrey, Jr., and Frank Michael Kudla, Jr., owners, to **replat** the properties identified as CB 4024 BLK 10 LOT 32, also known as **200 Grant Ave**, CB 4024 BLK 10 LOT 33, also known as **216 Grant Ave**, and CB 4024 BLK 10 LOT 34, also known as **315 Westover Rd** – Lety Hernandez, Director of Community Development Services
9. Discussion and possible action on **Planning and Zoning Case No. 476**, a request of Jacob W. Oder of Maverick Land Surveying Company, applicant, on behalf of Aubra Franklin, Walter Embrey, Jr., and Frank Michael Kudla, Jr., owners, to **replat** the properties identified as CB 4024 BLK 10 LOT 32, also known as **200 Grant Ave**, CB 4024 BLK 10 LOT 33, also known as **216 Grant Ave**, and CB 4024 BLK 10 LOT 34, also known as **315 Westover Rd** – Lety Hernandez, Director of Community Development Services
APPROVED; AYES: 5, NAYS: 0
10. An Ordinance appointing members to serve on the various Boards and Commission for the City of Alamo Heights; setting an effective date – Lety Hernandez, Director of Community Development Services
APPROVED; AYES: 5, NAYS: 0
11. Resolution approving a schematic design for street, drainage, and other right-of-way improvements to the TxDOT-owned portion of Broadway and Austin Highway – Phillip Laney, Assistant City Manager
APPROVED; AYES: 5, NAYS: 0
12. A Resolution approving and authorizing the City Manager to execute an Agreement for Consultant Services with Grace & McEwan Consulting, LLC – Phillip Laney, Assistant City Manager
APPROVED; AYES: 4, NAYS: 1
13. A Resolution approving the renewal of the professional services agreement with Dr. Mark T. Ogden, DO, PA to provide emergency medical services (EMS) direction for the City and authorizing the City Manager to negotiate and execute an agreement for such services – Allen Ottmers, Fire Chief
APPROVED; AYES: 5, NAYS: 0

Staff Report

14. Presentation of Financial and Investment Report for the third quarter ending June 30, 2026 – Kristine Horton, Finance Director

City of Alamo Heights – Taxpayer Impact Statement

(Required under Texas Government Code §551 as amended by HB 1522, effective September 1, 2025)

This notice informs taxpayers of the potential impact of the adopted budget and tax rate for Fiscal Year 2025-26, comparing what would be paid under the no-new-revenue tax rate versus the adopted tax rate.

1. Average Taxable Homestead Value

Prior Year (FY 2024-25)	\$856,606
Current Year (FY 2025-26)	\$887,627
% Change over Prior Year	3.62%

2. Tax Rates

No-New-Revenue Tax Rate (FY 2025-26)	\$0.367873 per \$100 valuation
Adopted Tax Rate (FY 2025-26)	\$0.370147 per \$100 valuation

3. Estimated Annual Tax Bill Comparison

Scenario	Tax Rate	Estimated Tax Bill	Difference from 2025 No-New-Revenue
Prior Year (FY 2024-25)	\$0.370147	\$3,171	-\$94.64
No-New-Revenue (FY 2025-26)	\$0.367873	\$3,265	\$00.00
Adopted (FY 2025-26)	\$0.370147	\$3,286	\$20.18

Calculations:

Prior Year Tax Bill	$(856,606 \div 100) \times 0.370147 \approx \$3,170.70$
No-New-Revenue Tax Bill	$(887,627 \div 100) \times 0.367873 \approx \$3,265.34$
Adopted Tax Bill	$(887,627 \div 100) \times 0.370147 \approx \$3,285.52$

Summary

The City of Alamo Heights adopted the tax rate of \$0.370147 per \$100 valuation; the estimated average homestead owner would pay approximately \$20.18 more annually compared to the no-new-revenue tax rate. This increase supports continued city services and infrastructure investments.