

CITY OF ALAMO HEIGHTS
CITY COUNCIL
September 08, 2025

A regular meeting of the City Council of the City of Alamo Heights, Texas was held at the Council Chamber, located at 6116 Broadway, San Antonio, Texas, at 5:30 p.m. on Monday, September 08, 2025. Staff and meeting attendees were welcomed in the Council Chamber.

Composing a quorum were:
Mayor Albert Honigblum
Mayor Pro Tem Trey Jacobson
Councilmember Lawson Jessee
Councilmember Karl P. Baker
Councilmember Blake M. Bonner
Councilmember Lynda Billa Burke

Also attending were:
City Manager Buddy Kuhn
City Attorney Frank J. Garza
Assistant City Manager Phillip Laney
City Secretary Elsa T. Robles
Finance Director Kristine Horton
Police Chief Rick Pruitt
Fire Chief Allen Ottmers
Public Works Director Frank Orta
Community Development Services Director Lety Hernandez
Deputy Police Chief Cindy Pruitt
Community Development Services Senior Planner Tyler Brewer

Not attending:
Assistant to City Manager Jennifer Reyna

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Mayor Albert Honigblum opened the meeting at 5:31 p.m. and welcomed a Boy Scout in attendance.

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Item # 1 Approval of Minutes

Mayor Honigblum asked the City Council for a motion on the August 25, 2025 City Council meeting minutes. Councilmember Blake M. Bonner moved to approve the minutes with as presented. The motion was seconded by Councilmember Lynda Billa Burke and passed by a unanimous vote.

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Item # 2 Announcements

Mayor Honigblum read the following captions.

a. Zoom Call-in Public Participation Update

City Secretary Elsa T. Robles stated the City invites the public to attend City Council meetings in person because the option for Zoom call-in participation and viewing will no longer be available. She shared this service had been implemented during the COVID pandemic to allow the public to participate; however, Council has determined this is no longer needed. She added staff is exploring other avenues such as YouTube to live stream Council meetings. In the meantime, residents and any interested parties can view the meetings live through Facebook.

b. 14th Annual National Night Out, October 7th

Ms. Robles announced the City's 14th Annual National Night Out is scheduled for Tuesday, October 7, 2025 from 5:30 p.m. to 7:30 p.m. It will be held in the rear parking lot of City Hall. She invited residents and their families to join the City for some food & fun. Ms. Robles stated COAH first responders and Public Safety department will have their vehicles on display for everyone to explore. There will be other activities for the children such as face painting, balloon animals, contests, and prizes.

c. 18th Annual Race for Rescues 5K, September 27th

Director of Community Development Services Lety Hernandez announced the 18th Annual Race for Rescues 5K event is scheduled for Saturday, September 27th at 8:00 a.m. Set-up will begin at 6:00 a.m. The event will take place at the Alamo Heights Pool – 250 Viesca Ave.

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Item # 3 Citizens to be Heard

No comments made.

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Consent Agenda

Item # 4 Mayor Honigblum read the following caption.

Architectural Review Board Case No. 992F, a request of Marcos Zertuche, owner, for the significance review of the existing main structure and compatibility review of the proposed design located at 533 College Blvd in order to demolish approximately 38% of the existing street façade facing south, 28% of the existing street façade facing west, and removal or encapsulation of more than fifty (50) percent of the framed structure of all exterior walls and/or roofs and construct additions to the existing single-family residence.

Mayor Pro Tem Trey Jacobson moved to approve ARB Case No. 992F as presented. The motion was seconded by Councilmember Billa Burke and passed by unanimous vote.

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Items for Individual Consideration

Item # 5 Mayor Honigblum read the following caption.

RESOLUTION NO. 2025R - 216

A RESOLUTION APPROVING A RENEWAL OF THE INTERLOCAL AGREEMENT FOR EMS BILLING WITH THE CITY OF SCHERTZ, TEXAS AND AUTHORIZING THE CITY MANAGER TO EXECUTE AN AGREEMENT FOR SUCH SERVICES.

Fire Chief Allen Ottmers stated the resolution for consideration authorizes the City Manager to renew an interlocal agreement between the cities of Alamo Heights and Schertz for the purpose of EMS billing. The city of Alamo Heights wishes to continue the relationship with the City of Schertz because staff has good rapport with their billing specialists. He noted the current contract expires September 30, 2025 and is up for renewal for one year with the option to auto-renew through September 30, 2028. The renewal rate is fixed throughout the term of the contract.

Fire Chief Ottmers stated the relationship with the City of Schertz is an important source of revenue to offset recurring cost in the EMS system. The City Attorney reviewed and approved the renewal agreement. Schertz EMS will charge 10% of the amount collected to be paid monthly, a 1% increase from the previous agreement. He stated based on historical data and the current collection rate; the cost would range between \$30,000 to \$33,000. If the collection percentage rises, the cost will also rise. The collection rate is consistently in the 60%+ range since 2013 minus mandated contractual allowances.

Mayor Honigblum asked for clarification regarding the percentage of non-paying EMS customers. Fire Chief Ottmers stated 40% of customers do not pay, but insurance and Medicare may pay about \$0.33 on the dollar. Individuals without insurance are billed directly.

City Manager Buddy Kuhn added the City must contract with Medicare/Medicaid's in order to be able to bill them; however, regardless if someone does or does not have insurance the City will still work with them on their balance bill. He clarified EMS was not profitable and did not know of many cities that were.

After some discussion, Councilmember Bonner moved to approve Resolution No. 2025R – 216 as presented. The motion was seconded by Councilmember Jessee and passed by unanimous vote.

Item # 6 Mayor Honigblum read the following caption.

RESOLUTION NO. 2025R - 217

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ALAMO HEIGHTS, TEXAS, DESIGNATING METHODS, ADDRESSES, AND LOCATIONS FOR RECEIVING PUBLIC INFORMATION REQUESTS AND PROVIDING AN EFFECTIVE DATE.

Ms. Robles stated there were several bills passed during the recent Legislative Sessions; however, HB 4214 subsection 552.234(c) which became effective in June 2025 requires Council action. HB 4214 requires a governmental body to notify the Office of the Attorney General (OAG) of the city's current mailing address and electronic mailing address to receive public information requests. The City Council must adopt a resolution designating the correct mailing information annually and reported to the OAG by October 1st. The city's website must also reflect this information.

Ms. Robles noted she had coordinated with the City Attorney and City Manager on the proposed resolution. The adoption of the resolution would not yield any fiscal impact.

Councilmember Billa Burke moved to approve Resolution No. 2025R – 217 as presented. The motion was seconded by Councilmember Jessee and passed by unanimous vote.

Item # 7 Mayor Honigblum read the following caption.

RESOLUTION NO. 2025R - 218

A RESOLUTION OF THE CITY OF ALAMO HEIGHTS, TEXAS, DESIGNATING CERTAIN CITY OFFICIALS AS AUTHORIZED REPRESENTATIVES FOR THE TEXAS LOCAL GOVERNMENT INVESTMENT POOL (TEXPOOL); AND SETTING AN EFFECTIVE DATE.

Finance Director Kristine Horton stated this was a housekeeping item to add her as a signatory authority for the city's investment accounts. No other changes were proposed.

Mayor Pro Tem Jacobson moved to approve Resolution No. 2025R – 218 as presented. The motion was seconded by Councilmember Bonner and passed by unanimous vote.

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Staff Reports

Item # 8 Mayor Honigblum read the following caption.

Staff report on the new Solid Waste bin public awareness campaign and transition.

Mayor Honigblum stated Item # 8 would not be presented.

Item # 9 Mayor Honigblum read the following caption.

Staff report on potential recycled water partnership and design cost.

Public Works Director Frank Orta stated City Council directed Public Works to conduct analysis of a possible partnership with San Antonio Water System (SAWS) to utilize recycled water in June 2025. SAWS was receptive and provided guidance to achieve this agreement. Staff

met with the City Engineer to develop a scope/possible design and construction cost projections. The city's FY2026 budget earmarked \$50,000 for project plan development.

Mr. Orta reviewed SAWS requirements for this project. They require the city analyze how much recycled water (RW) would be required for the Alamo Heights Little League/AHISD ball fields and pool facilities. SAWS also requested on-site irrigation drawings referencing Texas Commission on Environmental Quality (TCEQ) specs for use of RW to be submitted along with projected water demand for each site. Additionally, they request civil engineering drawings to be provided for the connection to the SAWS RW main on Devine Rd.

Mr. Orta stated staff had negotiated a \$159,000 design proposal which exceeds the \$50,000 budget. The cost includes Design Plans \$65K, Landscape \$20K, Geotech \$7K, Survey \$49K. He shared the original cost was approximately \$260,000 based on the anticipated cost for construction of \$3M. The city currently has a shortfall of \$109,000 for design cost and the FY 2026 General Fund & Utility Fund operating budgets cannot absorb the design cost shortfall.

Mr. Orta reviewed additional information and next steps for this initiative. He stated the current rate for recycled SAWS water is \$2.26 per 1,000 gallons (133.68 CF). The average COAH resident pays \$1.78 per 1,000 gallons. He explained that the benefit of using recycled water would be the reduced amount of water being pumped from city wells and the establishment of infrastructure for future expansion of conservation efforts.

In closing, Mr. Orta shared staff may explore other possible funding options such as using the water surcharge fund, applying for a Texas Water Development Board grant, incorporate this initiative into the 2026 utility project city debt effort, or pause the project indefinitely.

Council discussed the proposed cost of \$3M for construction. Mr. Orta explained this would cover the line extension from Jones Maltsberger to Devine so the city can connect into their existing line. Council requested staff to research further and provide clarification as to why SAWS did not allow a closer connection to the baseball fields. Councilmember Jessee stated he had calculated an approximate cost of \$150K and did not understand why the city could not tap the line closer. Mr. Orta stated this was the information that was provided; however, he would pose that question to SAWS.

After further discussion, Mr. Kuhn stated staff wanted to provide Council an update on this effort and noted \$50K had been allocated in the budget anticipating the recycled water lines would be closer. He explained there is a lot of red tape involved with a project such as this which affects the cost. He stated staff understands Council desires to acquire recycled water and will continue working on this and provide additional information as requested.

Item # 10 Mayor Honigblum read the following caption.

Presentation of Financial and Investment Report for the third quarter ending June 30, 2025.

Ms. Horton presented the third quarter financial and investment report ending June 30, 2025. The report focused on the General Fund Revenues & Expenditures, Utility Fund Revenues & Expenditures, Capital Projects Fund, Investment Portfolio Update, and Summary of City's Financial Position. The property tax revenues are currently at 97% collected over the amount

budgeted. The city is in good standing overall. She noted the sales tax revenues are also doing very well at 9.28% increase as compared to last year at this time for a total of \$1.9M.

Ms. Horton stated the General Fund revenues are at 92% collected overall compared to budgeted numbers. She noted the franchise fees are slightly lower; however, all other revenues are doing well. She reviewed a diagram breaking down incoming revenue amounts per each \$100; Property Tax - \$54.08, Franchise Fees - \$3.96, Sales Tax - \$11.59, Other Revenues - \$4.96, and Permit Fees & Fines - \$25.41.

Ms. Horton shared the General Fund Expenditures are doing well at 72% overall and commented cities usually receive less revenue in the third quarter because most of the property tax is received in the first two quarters. She reviewed a diagram breaking down expenditure amounts per each \$100; Administration & Finance - \$18.27, Community Development - \$4.82, Fire/EMS - \$26.19, Public Works - \$17.09, and Police/Dispatch - \$33.63.

The Utility Fund total revenues were all under 75%. Revenues could be higher; however, expenditures are lower, and the city is collecting more than it is expensing. Net revenues are expected to be at \$19,837 at the end of the fiscal year.

The Capital Projects Fund is healthy and not expensing any funds. It has collected approximately \$520K in interest for the third quarter with minimal expenses.

Ms. Horton reviewed the investment portfolio which includes at total ending balance of \$36,154,380. The investment pools include two active agency bonds, one of them callable on September 18, 2025. She noted the beginning investment fund balance on April 1, 2025 was \$36,518.427, slightly higher than the ending balance due to an ARPA funds transfer.

In closing, Ms. Horton stated the average yield for the investment portfolio was 4.42% and is in line with the 90-Day U.S. Treasury benchmark of 4.23%. She noted the U.S. Agency bonds are at 4.40%, so the city is actually collecting about 20 basis points more than what the U.S. Treasury is collecting.

Council briefly discussed franchise and penalty/surcharge fees. To avoid confusion, Ms. Horton stated she would break the surcharge fees in the next quarterly report.

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Closed Session

Item # 11 Mayor Honigblum read the following caption.

Executive Session as authorized by the Texas Government Code Section 551.071 (consultation with attorney) to discuss an economic development project.

The City Council of the City of Alamo Heights convened into Closed Executive Session at 6:20 p.m. and reconvened in Open Session at 8:07 p.m. in accordance with the Texas Open Meetings Act, Texas Government Code, *Section §551.071 (Consultation with Attorney)*.

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Open Session

Item # 12 Mayor Honigblum read the following caption.

Discussion and possible action resulting from Executive Session

No action taken.

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With no further business to consider, Councilmember Bonner moved to adjourn the meeting at 8:08 p.m. The motion was seconded by Mayor Pro Tem Jacobson and passed by unanimous vote.

PASSED AND APPROVED THIS 22nd DAY OF SEPTEMBER, 2025.


Elsa T. Robles, TRMC
City Secretary





Albert Honigblum
Mayor