

**City of Mustang Ridge**  
**Council Meeting #719**  
**January 11<sup>th</sup>, 2023**

1. Council meeting #719 was called to order by Mayor David Bunn at 7:00 p.m.
2. Council members present were Moraima Duran, Casondra Dailey, Adrienne M. Deal, Cecilia Padilla-Lopez. Gabriel Vallejo was absent.
3. James Lovett from SH-130 informed council the lights at County Road 176 and Hwy 183 will turn on April / May. Steve Reyes asked council for a clarification on the towing ordinance. Lisa Ball clarified to council that she will be putting an open records request to the county on the conversation they had.

**New Business:**

4. Moraima Duran made a motion to approve Ordinance #24-00471 to annex property located at 633 E. Lone Star Dr (CCAD PID #11280) Legal Description: A171 LEVY, ALBERT M., 5.05 acres into the city limits, owned by LONE STAR EAST HOLDINGS LP. Adrienne M. Deal seconded. Motion carried 4/0.
5. Casondra Dailey made a motion to deny the final plat for Stallion Run Unit 4 (Del Caballo). Cecilia Padilla-Lopez seconded. Motion carried 4/0.
6. Moraima Duran made a motion to approve the plat for the Laws Ranch Ph 2. Casondra Dailey seconded. Motion carried 3/0.
7. Casondra Dailey made a motion to deny the plat for the Bronco Hill. Moraima Duran seconded. Motion carried. 4/0
8. No action was taken on a memorandum of understanding between Greater San Marcos Partnership and City of Mustang Ridge.
9. Casondra Dailey made a motion to approve the first amendment to the development and annexation agreement for the Butler Family Partnership. Adrienne M. Deal seconded. Motion carried. 4/0
10. No action was taken a request from Kalter Capital on property located 8691 and 8701 Evelyn Rd (TCAD PID #301733 & 446337) Legal Description: ABS 481 SUR 5 LEAVY A M ACR 19.930, ABS 481 SUR 5 LEAVY A M ACR 4.100. Requesting a variance to reduce lot sizes to 35' for 98 wide single family lots and 88 townhomes.
11. No action was taken a request from Kalter Capital on property located 8691 and 8701 Evelyn Rd (TCAD PID #301733 & 446337) Legal Description: ABS 481 SUR 5 LEAVY A M ACR 19.930, ABS 481 SUR 5 LEAVY A M ACR 4.100. Requesting a variance to reduce lot sizes to 35' for 142 wide lots.
12. Adrienne M. Deal made a motion to approve Ordinance #24-00472 setting a public hearing to rezone property located on 14008 Maha Rd (TCAD PID: 3001328) Legal Description: ABS 59 SUR 1 BETTS J ACR 99.6600 (1-D-1). Property is currently zoned ag/open space requesting to rezone to Single-Family Residential Small Lot District (SF-S). Owned by COMAL PROPERTIES INC. Moraima Duran seconded. Motion carried. 4/0

13. Moraima Duran made a motion to approve Ordinance #24-00473 setting a public hearing to rezone property located on 14700 Maha Rd (TCAD PID: 301331) Legal Description: ABS 2677 SUR 6 GRITTEN E ACR 41.0000 (1-D-1). Property is currently zoned ag/open space requesting to rezone to Single-Family Residential Small Lot District (SF-S). Owned by COMAL PROPERTIES INC. Adrienne M. Deal seconded. Motion carried. 4/0
14. Cecilia Padilla-Lopez made a motion to approve Ordinance #24-00474 setting a public hearing to rezone property located on 13709 Schriber Rd (TCAD PID: 301260 & CCAD PID: 37029 Legal Description: ABS 523 SUR 4 MONTGOMERY J S ACR 621.421 (1-D-1) (467.421 AC IN TRAVIS O) & A185 MONTGOMERY, JAMES S., ACRES 154). Property is currently zoned ag/open space requesting 142.55 acres to be rezoned to Light Industrial (LI) and 233.37 acres to be rezoned to Single-Family Residential Small Lot District (SF-S). Owned by BOCK FAMILY PARTNERSHIP LTD. Adrienne M. Deal seconded. Motion carried. 4/0
15. Moraima Duran made a motion to approve the December 2023 Public Hearing Meeting Minutes #715. Cecilia Padilla-Lopez seconded. Motion carried. 3/1 Abstained (Casandra Dailey)
16. Moraima Duran made a motion to approve the December 2023 Regular Meeting Minutes #716. Cecilia Padilla-Lopez seconded. Motion carried. 3/1 Abstained (Casandra Dailey)
17. Casandra Dailey made a motion to approve the December 2023 Workshop Meeting Minutes #717. Adrienne M. Deal seconded. Motion carried. 4/0
18. Moraima Duran made a motion to approve the December 2023 Financial Report. Cecilia Padilla-Lopez seconded. Motion carried. 4/0
19. Moraima Duran made a motion to approve the December 2023 Police Report and Code Compliance Report. Adrienne M. Deal seconded. Motion carried. 4/0
20. Items for Council:
  - a. Casandra Dailey made a motion to remove Gregory Dailey and Dennis Dorsett from the bank account and add Adrienne Deal and Evelyn Vega. Cecilia Padilla-Lopez seconded. Motion carried 4/0.
  - b. Mayor Bunn suggested council set a workshop to talk about the firework ordinance.
  - c. Christina Gomez updated council on the trash pick up on Old Lockhart.
21. Council went into executive (Closed) Session at 8:34pm.
22. Council returned to open session at 10:11pm, no action was taken.
23. Adjournment: Adrienne M. Deal made a motion to adjourn at 10:12 p.m. Cecilia Padilla-Lopez Motion carried. 4/0

Respectfully submitted,

