

**City of Mustang Ridge  
12800 Hwy 183 South  
Mustang Ridge, Texas 78610**

**REGULAR COUNCIL MEETING #719**

Date: January 11<sup>th</sup>, 2024

Time: 7:00 p.m.

Place: City of Mustang Ridge Municipal Building, 12800 Hwy 183 South.

**AGENDA**

1. Call to Order:

2. Roll Call:

Mayor:

Mayor Pro-tem:

Council Members:

David Bunn

Moraima Duran

Gabriel Vallejo

Casondra Dailey

Adrienne M. Deal

Cecilia Padilla-Lopez

3. **Public Participation** – There is a 3-minute time limit for each person addressing the council.

**New Business**

4. Discussion/action on **Ordinance #24-00471** to annex property located at 633 E. Lone Star Dr (CCAD PID #11280) Legal Description: A171 LEVY, ALBERT M., ACRES 7.017 into the city limits, owned by LONE STAR EAST HOLDINGS LP.

5. Discussion/action on recommendation on a final plat for Stallion Run Unit 4 (Del Caballo).

6. Discussion/action on recommendation on the Laws Ranch Ph 2 Preliminary Plat.

7. Discussion/action on recommendation on the Bronco Hill Preliminary Plat.

8. Discussion/action on a memorandum of understanding between Greater San Marcos Partnership and City of Mustang Ridge.

9. Discussion/action on a first amendment to the development and annexation agreement for the Butler Family Partnership.

10. Discussion/action on 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. Discussion/action on 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.

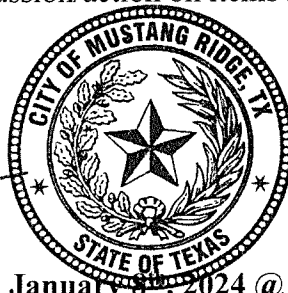
12. Discussion/action on **Ordinance #24-00472** setting a public hearing to rezone property located on 14008 Maha Rd (TCAD PID: 3001328) Legal Description: ABS 59 SUR 1

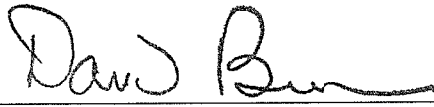
BETTS J ACR 99.6600 (1-D-1). Property is currently zoned ag/open space requesting to rezone to Single-Family Residential Small Lot District (SF-S). Owned by COMAL PROPERTIES INC.

13. Discussion/action on **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.
14. Discussion/action on **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.
15. Reading/approval of December 2023 Public Hearing Meeting Minutes #715.
16. Reading/approval of December 2023 Regular Meeting Minutes #716.
17. Reading/approval of December 2023 Workshop Meeting Minutes #717.
18. Reading/approval of December 2023 Financial Report.
19. Reading/approval of December 2023 Police Report and Code Compliance Report.
20. Items for Council:
  - a. Discussion/action on removing and adding City Council members to the bank account.
  - b. Discussion on firework ordinance.
21. Executive (Closed) Session: The Mustang Ridge City Council may go into Executive (Closed) Session as allowed by Section 551.101 of the Texas Open Meetings Act for purposes permitted under Section 551.071(2) – Consulting with its attorneys; and 551.074 – Deliberations regarding personnel matters and the duties of personnel working for the Mustang Ridge police department.
22. Return to Open Session; Discussion/action on items from Executive (Closed) Session.
23. Adjournment.

Attest:

  
Evelyn Vega, City Secretary



  
David Bunn, Mayor

Posted January 8<sup>th</sup>, 2024 @ 2:00 p.m.